



LAKEWOOD CITY COUNCIL AGENDA

Monday, August 15, 2022

7:00 P.M.

City of Lakewood

6000 Main Street SW

Lakewood, WA 98499

Residents can virtually attend City Council meetings by watching them live on the city's YouTube channel: <https://www.youtube.com/user/cityoflakewoodwa>

Those who do not have access to YouTube can participate via Zoom by either visiting <https://us02web.zoom.us/j/86872632373> or calling by telephone: Dial +1(253) 215- 8782 and enter participant ID: 868 7263 2373.

Virtual Comments: If you would like to provide virtual Public Comments or Testimony on Public Hearings during the meeting, you will need to join the Zoom meeting as an attendee by calling by telephone Dial +1(253) 215- 8782 and enter participant ID: 868 7263 2373 or visiting <https://us02web.zoom.us/j/86872632373>.

By Phone: For those participating by calling in by telephone (+1(253) 215- 8782 and enter participant ID: 868 7263 2373), to use the "Raise Hand" feature press *9 on your phone, to be called upon by the Mayor during the Public Comments or Public Hearings portion of the agenda. Your name or the last three digits of your phone number will be called out when it is your turn to speak. When using your phone to call in you may need to press *6 to unmute yourself. When you are unmuted please provide your name and city of residence. Each speaker will be allowed (3) three minutes to speak during the Public Comment and at each Public Hearing.

By ZOOM: For those using the ZOOM link (<https://us02web.zoom.us/j/86872632373>), upon entering the meeting, please enter your name or other chosen identifier. Use the "Raise Hand" feature to be called upon by the Mayor during the Public Comments or Public Hearings portion of the agenda. When you are unmuted please provide your name and city of residence. Each speaker will be allowed (3) three minutes to speak.

Outside of Public Comments and Public Hearings, all attendees on ZOOM will continue to have the ability to virtually raise your hand for the duration of the meeting. You will not be acknowledged and your microphone will remain muted except for when you are called upon.

Page No.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

PROCLAMATIONS AND PRESENTATIONS

- (4) 1. Proclamation recognizing the life and achievements of George Weyerhaeuser, Sr.

Persons requesting special accommodations or language interpreters should contact the City Clerk, 253-983-7705, as soon as possible in advance of the Council meeting so that an attempt to provide the special accommodations can be made.

- (5) 2. American Rescue Plan Act (ARPA) Sub recipient Presentations.
– West Pierce Fire & Rescue, *Hallie McCurdy* and YMCA, *Jessie Palmer*

PUBLIC COMMENTS

C O N S E N T A G E N D A

- (12) A. Approval of the minutes of the City Council study session of July 25, 2022.
- (16) B. Approval of the minutes of the City Council meeting of August 1, 2022.
- (23) C. Motion No. 2022-58

Authorizing the execution of an amendment to the agreement with BERK Consulting for the Tree Preservation code update.
- (92) D. Motion No. 2022-59

Authorizing the execution of an amendment to the purchase and sale agreement between the City of Lakewood and Lakewood Cinema Plaza, LLC, for the Wards Lake Park expansion and property acquisition.
- (143) E. Motion No. 2022-60

Accepting a donation from the Rotary Club of Lakewood, in the amount of \$11,000, for the replacement of swings at Fort Steilacoom Park.
- (144) F. Motion No. 2022-61

Appointing the 2022-2023 Youth Councilmembers.

R E G U L A R A G E N D A

PUBLIC HEARINGS AND APPEALS

- (146) This is the date set for a public hearing to consider the proposed vacation of the terminal westerly thirty-six (36) feet of 88th Ave Ct SW west of the intersection with Wadsworth Street SW.

Persons requesting special accommodations or language interpreters should contact the City Clerk, 253-983-7705, as soon as possible in advance of the Council meeting so that an attempt to provide the special accommodations can be made.

RESOLUTION**(189) Resolution No. 2022-11**

Adopting the 2021 Tacoma-Pierce County Solid and Hazardous Waste Management Plan and recommitting the City of Lakewood to its partnership with Pierce.

UNFINISHED BUSINESS**NEW BUSINESS****REPORTS BY THE CITY MANAGER****(462) Review of the 2022 Pierce County Countywide Planning Policies.****CITY COUNCIL COMMENTS****ADJOURNMENT**

Persons requesting special accommodations or language interpreters should contact the City Clerk, 253-983-7705, as soon as possible in advance of the Council meeting so that an attempt to provide the special accommodations can be made.

CITY OF LAKEWOOD



PROCLAMATION

WHEREAS, George H. W. Weyerhaeuser Sr., was a long time resident of Lakewood; and

WHEREAS, in his over 95 years he made remarkable contributions to the community, both through his leadership and his philanthropy; and

WHEREAS, he served in the U.S. Navy from 1944 to 1946 and was honorably discharged as an Aviation Electronics Technician First Class; and

WHEREAS, he returned from the Navy to attend and graduate from Yale University; and

WHEREAS, he married Wendy Wagner, the love of his life, at Lakewold Gardens, her family home; and

WHEREAS, he worked in many capacities for the Weyerhaeuser Company, beginning with college summers setting choker in the woods before rising to become the president and CEO at age 39 in 1966, serving in that capacity until 1991 and continuing to serve as Board Chairman through 1999; and

WHEREAS, throughout his career, George Weyerhaeuser, Sr. oversaw significant growth of the company, including a number of major timberland acquisitions, and had an enduring impact on the evolution of forest management at Weyerhaeuser and across the industry; and

WHEREAS, he brought transformational changes and advances in sustainable, high-yield forestry and wood products research, as well as expansion into overseas markets, among many other achievements; and

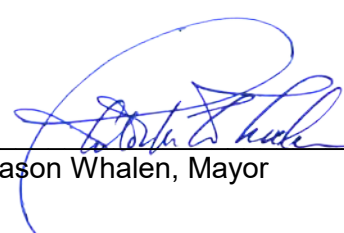
WHEREAS, George Weyerhaeuser Sr. was a community leader, mentor, and forward thinker who should be recognized for the profound impression he has left on the Pacific Northwest.

NOW, THEREFORE, the Lakewood City Council do hereby honor the life and achievements of

GEORGE H. W. WEYERHAEUSER, SR.

An extraordinary civic and business leader and remembers him for his contributions to the community and the forest products industry.

PROCLAIMED this 15th day of August, 2022.


Jason Whalen, Mayor



TO: Mayor and City Councilmembers
FROM: Tiffany Speir, Long Range & Strategic Planning Manager
THROUGH: John Caulfield, City Manager *John P. Caulfield*
DATE: August 15, 2022
SUBJECT: American Rescue Plan Act (ARPA) Subrecipient Status Updates

BACKGROUND

Several City Council study sessions have been held where current ARPA funding Subrecipients provided an update about how funds they were awarded by Lakewood have been used to date and the benefits realized for Lakewood residents and/or businesses, including:

- December 6, '21: Communities in Schools Lakewood (2021 Warriors of Change program)
- June 21, '22: Pierce County (BIPOC Business Accelerator)
- July 18, '22:
 - o Clover Park School District (Youth Mental Health Services),
 - o Low Income Housing Institute (Aspen Court), and
 - o Tacomaprobono (Eviction Prevention Services)

On August 15, the City Council will hear from West Pierce Fire & Rescue and the YMCA.

Future presentations will be provided later in 2022 by:

- Boys & Girls Club,
- Rebuilding Together South Sound,
- Habitat for Humanity,
- Workforce Central Career Team,
- NW Youth Corps

DISCUSSION

Included below for the Council's reference are the 2nd Quarter 2022 progress reports and contract scopes of work for West Pierce Fire & Rescue and YMCA.

West Pierce Fire & Rescue

2nd Quarter 2022 Progress Report:

50% deposit on hardware, cameras, microphones, audio control, devices and license fee for Stations 31, 21, 20, 22. The foreign language and HAM Radio components will be started in the next quarter.

ATTACHMENT C: SCOPE OF WORK

SUBRECIPIENT_CONTRACTOR agrees to provide the CITY with services related to the response to the public health emergency created by the Coronavirus Disease 2019 (COVID-19). **The Work to be performed may include, but is not limited to, any or all of the following:**

1) Update our Department Operations Center (DOC) and backup DOCs to better communicate with the city and other stakeholders during times of emergency or disaster. One thing the COVID-19 Pandemic brought to light is the fact that we need to consider how to accomplish tasks when we are not in the same location. Our primary DOC and backup locations have some basic technology but holding virtual meetings has been incredibly challenging because we don't have appropriate camera and audio capabilities for remote meetings. West Pierce has navigated the pandemic using laptop cameras to bring in people from other locations; sometimes the technology works and other times it does not. This is the format we have used to conduct emergency management trainings and meetings, but we believe it could be improved by adding some dedicated hardware such as cameras and audio capabilities. The estimated cost of these upgrades at four fire stations is \$200,000.

2) Add HAM radios at our DOC. The City of Lakewood has a great setup with HAM radios; the fire district should have a similar level of capabilities so we can communicate seamlessly if phone and internet fail during an emergency. The estimated cost for this project is \$10,000.

3) Translation of our basic emergency messages into additional languages to better serve our community. The fire district would like to take the lead on this project for the West Pierce Emergency Management Coalition as many of the messages would be released jointly. We estimate the costs to translate emergency messages into the top four languages utilized in the fire district would be approximately \$20,000.

YMCA:

2nd Quarter 2022 Report:

During Q2, the YMCA offered its before and after school Child Care program and offered assistance in the form of Child Care scholarships/financial assistance to those meeting City of Lakewood ARPA eligibility requirements. We provided \$3,281 in Child Care scholarships to three (3) children from three (3) individuals/families in-need meeting the requirements.

In addition to Child Care scholarships, we identified (8) teens to participate in our Leaders in Training program who met the City of Lakewood ARPA eligibility requirements however only three (3) teens have engaged and actively participated in our Workforce Development program. These teens are currently receiving coaching and mentoring by YMCA Senior Youth Directors learning important job readiness, life, communication, and social-emotional enrichment skills. These teens are playing an important role by providing supervision and camp counselor duties as part of the Lakewood Family YMCA's Summer Day Camp program.

We are currently promoting the availability of a free week of Summer Day Camp for City of Lakewood youth who meet the ARPA eligibility requirements. We have identified parents/families who are either current or past members who meet the ARPA eligibility requirements and encouraged them to review our offerings and apply for scholarships. Our membership staff are also promoting the availability of scholarships when parents/families visit the Lakewood Y and register for membership or programming at the Y.

As part of our marketing and communication efforts with members and the public, we have developed a website landing page for interested residents to learn more about the ARPA funding: <https://www.ymcapkc.org/join/arpa-scholarship-fund>.

Over the next two quarters, we will continue to recruit and promote the availability of our programs and services identified in our Scope of Work as well as the availability of the ARPA-funded scholarships.

YMCA Scope of Work:

Scope of Work – City of Lakewood ARPA Funding

In accordance with the City of Lakewood American Rescue Plan Act Subrecipient Agreement, the YMCA will deliver the following programs and services described in this Scope of Work, in alignment with the American Rescue Plan Act (ARPA) and the City of Lakewood's COVID-19 recovery strategy.

The Scope of Work outlines the programs and services that will be delivered by the YMCA, how benefit eligibility will be determined, the locations, the budget(s), schedules, key personnel, and requested funding to deliver the programs and services.

The YMCA will deliver the following programs and services described in the following table in FY2022 through FY2026.

Table 1. YMCA Programs and Services and Delivery Schedule

Name of Program/Service	Program Delivery:
Before and After School Child Care	Jan.-Jun.; Sept.-Dec.
Summer Day Camp	Mid-June through August
Summer Learning Academies	Mid-June through August
Little Learners/Early Learning	Jan.-Jun.; Sept.-Dec.
Water Safety/Swimming Lessons	Year-round
Youth Sports	Year-round
Arts Classes	Year-round
Gymnastics	Year-round
Leaders in Training/Teen Workforce Development	Year-round
Afterschool Club	Jan.-Jun.; Sept.-Dec.

These youth and teen programs and services were identified by the City of Lakewood as priority programs and services to be delivered in alignment with the ARPA funding guidelines and to help meet the needs of Lakewood residents.

The YMCA will use the City of Lakewood ARPA funding to offer financial assistance/scholarships to qualifying individuals and families to participate in programs and services. Individuals and families that are interested in participating in these programs and services can register in-person at the Lakewood Family YMCA community center, the YMCA's Child Care office (located at 1614 S. Mildred St., Ste. 1, Tacoma), or online at www.ymcapkc.org or over the phone.

Benefit Eligibility Determination:

Individuals and households seeking or requesting this benefit will complete a four-question survey to

determine which ARPA intended beneficiary category they are eligible: 1) being negatively/disproportionately impacted by COVID-19, 2) identifying as a Black, Indigenous, Person of Color (BIPOC), 3) low-income, or 4) residing in a qualified census tract (QCT).

For those seeking assistance under the qualification of disproportionately impacted by COVID-19, we will ask individuals or households to state how the COVID-19 pandemic has negatively impacted their livelihood, ensuring that it meets the definition provided in the Coronavirus Local Fiscal Recovery Fund.

For those seeking assistance as a Black, Indigenous, Person of Color (BIPOC), individuals/households will need to complete the Race and Ethnicity section of our registration application.

For those who live in a Qualified Census Tract (QCT) and seeking assistance, individuals/households will need to complete the Home Address section of our registration application. A YMCA staff person will verify the address is located within a City of Lakewood QCT.

For those seeking assistance under the qualification of low-income, we will verify household size and income using the current year Federal Poverty Guidelines and ensuring they do not exceed 150% of the Federal Poverty Level for the 48 Contiguous States.

Assistance to individuals and households meeting the above criteria will be provided in the form of financial assistance/scholarships that will be awarded on a sliding scale based on household size and income. Those demonstrating greater need will receive more financial/scholarship assistance. The determination for assistance will be recorded as part of their membership record and kept on-file. The YMCA will apply the scholarship funding as a discount to the individual/household program or registration fees. All City of Lakewood ARPA funding will be in the control and possession of the YMCA and no public funding will be exchanged with any individual or household.

The YMCA will make awards to individuals and households who qualify and meet ARPA funding requirements on a first-come, first-served basis until all City of Lakewood ARPA funding has been depleted.

Our objective is to offer City of Lakewood ARPA funding to the broadest amount of individuals and households meeting the priority and targeted communities identified by the City.

Table 2. YMCA Programs and Services, City of Lakewood ARPA Funding, Targeted Beneficiaries – Typical Year

Name of Program/Service	ARPA Funding (Amount per year)	Targeted Beneficiaries (per year)
Before and After Child	\$30,000	40 children
Summer Day Camp	\$25,000	25 children
Summer Learning Academies	\$15,000	125 teens
Little Learners/Early Learning	\$12,500	25 children
Water Safety/Swimming Lessons	\$15,000	250 children
Youth Sports	\$5,000	100 children
Arts Classes	\$5,000	50 children
Gymnastics	\$5,000	20 children/teens

Leaders in Training/ Teen Workforce Development	\$10,000	25 teens
Afterschool Club	\$25,000	50 youth/teens

Timeline of the delivery of services:

The programs and services described in this Scope of Work will be offered in FY2022 through FY 2026 (January through December) according to the schedule in Table 1.

All programs and services offered at the Lakewood Family YMCA community center will be offered during the YMCA's normal business operation hours (as of the date of this agreement):

- Sunday: Closed
- Monday through Thursday: 5 a.m. to 10 p.m.
- Friday: 5 a.m. to 7 p.m.
- Saturday: 7 a.m. to 5 p.m.

All programs and services offered at our school outreach sites will be offered during school approved dates and times:

School year activities (September through June):

- Before and After School Child Care: offered Monday through Friday, from 6 a.m. until school starts, from school dismissal until 6 p.m.

Summer activities (June through August):

- Summer Day Camp: offered Monday through Friday, from 8 a.m. until 5 p.m., both in full and part-time options.
- Summer Learning Academies: offered Monday through Friday, from 9 a.m. until 2 p.m.

Locations of the delivery of services:

The programs and services described in this Scope of Work will be primarily offered at the Lakewood Family YMCA community center, located at 9715 Lakewood Dr. SW, Lakewood, 98499.

Child Care, Summer Day Camp, and Summer Learning Academies will be offered at YMCA outreach locations established in partnership and coordination with the Clover Park School District. Current program locations within the City are listed below:

- Custer Elementary School, 7801 Steilacoom Blvd SW, Lakewood, 98498
- Idlewild Elementary School, 10806 Idlewild Rd SW, Lakewood, 98498
- Four Heroes Elementary School (new proposed location in FY2022), 9101 Lakewood Dr. SW, Lakewood, 98499
- Dr. Claudia Thomas Middle School, 11509 Holden Rd SW, Lakewood, 98498

Promotion/Marketing of Services and County Funding:

The YMCA will work with the City of Lakewood to prepare a joint press release to announce the availability of these programs and services and the availability of funding. The YMCA will work with City of Lakewood to promote the availability of the ARPA funding at certain times during the year (e.g. in the spring to promote the availability of Summer Day Camp, in late summer to promote the availability of before/after school Child Care, etc.).

The YMCA will also promote the availability of these programs and services to its members and the

public through its own marketing and promotional materials including weekly and monthly member e-mail newsletters, direct mail advertising (postcards, flyers, etc.), promoting the availability of these programs on its website and social media channels, promotion through partner agency communications, promoting these activities at public events and gatherings (e.g. YMCA open houses, community health fairs, school open houses, etc.), print and digital media advertising (e.g. The News Tribune, The Suburban Times, etc.), among other means.

In addition, the YMCA will work with its community partners to promote the availability of these programs and services to help identify and recruit participants meeting the ARPA funding guidelines. The YMCA has an existing, long-standing partnership with the Clover Park School District and will work with school district leadership, school principals, counselors, teachers, and parents to promote the availability of these services and activities to students, parents, and families. We will also work with the school district to coordinate bus transportation from the priority communities of Monta Vista, Tillicum, and Woodbrook to locations where services are offered.

The YMCA also has partnerships with key community agencies including Communities in Schools – Lakewood, the Boys and Girls Club of South Puget Sound, West Pierce Fire and Rescue, the Rotary Club of Lakewood, the Lakewood First Lions Club, among others that we can partner with to promote the availability of these programs and services.

We will make an intentional effort to work with past community partners to promote these programs and activities as well as work together to find new partnership opportunities to serve eligible residents. Past partners include Bates Technical College, Clover Park Technical College, Pierce College, St. Clare's Hospital, among others.

Key Personnel and Points of Contact:

Delivery of the programs and services described in this Scope of Work will be overseen by Toby Roberts, Executive Director of the Lakewood Family YMCA. Toby has more than 10 years' experience managing YMCA community centers, departments, programs, and service delivery. Additional staff providing oversight of specific programs and services identified in this Scope of Work includes:

- Chris Spivey, Association Teen Director
- Holly Tedford, Executive Director, YMCA Child Care

The YMCA's central business office, located in Tacoma, will work with local key personnel to establish, collect, manage, and deliver all grant tracking and reporting requirements.

Points of Contact:

Contracting Officer: Toko Thompson, Vice President Chief Financial Officer, 253-534-7812 / tthompson@ymcapkc.org

Program Manager: Toby Roberts, Executive Director, 253-460-8857 / troberts@ymcapkc.org

Grant Reporting and Invoicing: Jessie Palmer, Senior Association Development Director, 253-905-0647 / jpalmer@ymcapkc.org



LAKEWOOD CITY COUNCIL STUDY SESSION MINUTES

Monday, July 25, 2022

City of Lakewood

6000 Main Street SW

Lakewood, WA 98499

<https://www.youtube.com/user/cityoflakewoodwa>

Telephone via Zoom: +1(253) 215- 8782

Participant ID: 868 7263 2373

CALL TO ORDER

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

ROLL CALL

Councilmembers Present: 7 – Mayor Whalen, Deputy Mayor Mary Moss; Councilmembers Mike Brandstetter, Don Anderson, Patti Belle, Linda Farmer and Paul Bocchi.

ITEMS FOR DISCUSSION:

Review of 2nd Quarter (2022) Police Report.

Police Chief Mike Zaro highlighted the total crime from 2nd quarters from 2016-2022 noting that persons crimes is historically low and property crimes has spiked largely driven by thefts and motor vehicle thefts. He shared percent change in persons total crimes from 1st quarter to 2nd quarter noting that there has been a 22% increase in 2022. He shared that motor vehicle thefts are rising, shootings have been increasing since January, 2019, and a comparison of total crimes per 100 population as reported by Washington Association of Sheriffs and Police Chiefs (WASPC) and Lakewood is fourth for Pierce County. He then spoke about the legislative impact after 2021 of pursuits, which reduced from 2.8 to 2.1 per month. He reported that there were 220 accidents, six officers graduated from the Police Academy and two retired. He then spoke about the impacts of fireworks legislation noting that there was a reduction for calls for service on each of the three days, the 4th of July saw a reduction of calls by 37%. Discussion ensued.

City Council Retreat Follow-Up on Homelessness and American Rescue Plan Act (ARPA).

Planning Manager Speir shared that the 2022 Pierce County Point in Time Results totaled 1851. As of July 1st, 111 people reported to live in Lakewood before becoming homeless and currently there are 210 homeless in Lakewood. She then reported that the City Council has allocated \$7.2 Million of ARPA funds and there is \$6.5 available for future use.

She shared that the recommended next steps are for the City Council to review and finalize a list of types of projects it would like to fund, issue one or more Request for Proposals (RFPs) to solicit applications for funding for certain types of projects, and review applications and take action to fund projects or programs that

are responsive. Discussion ensued related to which areas to focus on investing the monies.

ITEMS TENTATIVELY SCHEDULED FOR THE AUGUST 1, 2022 REGULAR CITY COUNCIL MEETING:

1. Proclamation declaring August 2, 2022 as National Night Out.
2. Proclamation declaring August 7 through August 13, 2022 as Farmers Market Week.
3. Clover Park School District Report.
4. Authorizing the execution of a professional services agreement with KPFF, in an amount \$69,880, for surveying services related to the Custer Road, Steilacoom Boulevard to Bridgeport Way Sidewalks Project. – (Motion – Consent Agenda)
5. Appointing Darwin Peters, II to serve on the Lakewood Arts Commission through October 15, 2025. – (Motion – Consent Agenda)
6. Reappointing Carroll Ray Dotson and Ken Witkoe to serve on the Public Safety Advisory Committee through August 6, 2025. – (Motion – Consent Agenda)
7. Approving the 2022 Comprehensive Plan and Zoning Map Amendments. – (Ordinance – Regular Agenda)
8. Adopting the Tacoma Pierce County Solid Waste and Hazardous Management Plan. – (Resolution – Regular Agenda)

REPORTS BY THE CITY MANAGER

City Manager Caulfield complimented SummerFEST and recognized the team who coordinated the event. He shared that City Hall will be opened as a Cooling Center this week on Tuesday, Wednesday and Thursday from 10 a.m. to 8 p.m.

He shared that the National Defense Authorization Act language for the North Clear Zone has made it into the House Committee Report and Congresswoman Strickland reported that the House Appropriations includes \$2.5 Million for the South Tacoma Way from 80th to 88th Street project.

He shared that the Library Advisory Committee held their first meeting on June 30th and the Pierce County Library System (PCLS) has launched a website with relevant information. The goal is to have a recommendation to the Board of Trustees by early November and a joint meeting with the City Council will be scheduled to present the recommendation. In addition, a survey to gather feedback from the community has been launched and the search for a temporary location continues.

He reported that the Lodging Tax Advisory Committee will kick off their application process for 2022 grant funding on August 1st and the Western State Hospital Master Planning Public Hearing will be held on July 27th.

He shared that the Department of Commerce is providing the City will grants to update the Comprehensive Plan, a grant to address the Climate Plan and Action Strategies and the city is applying for grants from the Transportation Improvement Board for various transportation projects.

He shared that Summer Nights at the Pavilion at Fort Steilacoom Park will be held Tuesday, July 26th and Community Coffeehouse will be held Thursday, July 28th at Fort Steilacoom Park Pavilion.

He requested City Council direction related to de-annexation from the Pierce County Library System. Discussion ensued and the City Council would like a feasibility study completed.

CITY COUNCIL COMMENTS

Councilmember Belle shared that she enjoyed attending SummerFEST and she complimented staff for their work.

Councilmember Anderson shared that last week he attended the Farmers Market and shared that the WSDOT Bike Trail project between Lakewood and DuPont remains on track and fully funded.

Councilmember Bocchi shared that the Planning Commission approved the Climate Action Plan and the tree retention Ordinance and last week he attended Pierce County Regional Council.

Deputy Mayor Moss shared that last week she presented a Proclamation to the National Auto Body Council where they gave away cars to five active duty JBLM families. She attended SummerFEST where Lakewood Multicultural Coalition (LMCC) hosted a booth and she reported that starting on September 1st Pierce Transit will provide free rides to all youth.

Mayor Whalen complimented the SummerFEST event and shared that Coffeehouse will be held this Thursday at Fort Steilacoom Park Pavilion which will focus on roads. He also shared that the Asia Pacific Cultural Center Samoa Cultural Day Community Dinner will be held this Friday.

Mayor Whalen announced that the City Council will recess into Executive Session for approximately 15 minutes pursuant to RCW 42.30.110(1)(i) to discuss with legal counsel representing the city litigation or potential litigation. At 8:48 p.m., the City Council recessed into Executive Session. At 9:00 p.m., Mayor Whalen announced that the Executive Session will be extended for an additional 10 minutes. At 9:07 p.m., Mayor Whalen announced that the Executive Session will be extended for an additional 5 minutes. At 9:12 p.m., Mayor Whalen announced that the Executive Session will be extended for an additional 10 minutes.

At 9:17 p.m., Mayor Whalen announced that the City Council will recess into Executive Session for approximately 10 minutes pursuant to RCW 42.30.110(1)(g) to review the performance of a public employee.

The City Council reconvened at 9:23 p.m.

ADJOURNMENT

There being no further business, the meeting adjourned at 9:23 p.m.

ATTEST:

JASON WHALEN, MAYOR

BRIANA SCHUMACHER
CITY CLERK



LAKEWOOD CITY COUNCIL MINUTES

Monday, August 1, 2022

City of Lakewood

6000 Main Street SW

Lakewood, WA 98499

<https://www.youtube.com/user/cityoflakewoodwa>

Telephone via Zoom: +1(253) 215-8782

Participant ID: 868 7263 2373

CALL TO ORDER

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

ROLL CALL

Councilmembers Present: 6 – Mayor Jason Whalen, Deputy Mayor Mary Moss, Councilmembers Mike Brandstetter, Don Anderson, Linda Farmer and Paul Bocchi.

Councilmember Excused: 1 – Councilmember Patti Belle.

PLEDGE OF ALLEGIANCE

Mayor Whalen paused for a moment of silence and led the Pledge of Allegiance.

PROCLAMATIONS AND PRESENTATIONS

Proclamation declaring August 2, 2022 as National Night Out.

MAYOR WHALEN PRESENTED A PROCLAMATION DECLARING AUGUST 2, 2022 AS NATIONAL NIGHT OUT TO ACTING ASSISTANT CHIEF JEFF ALWINE, LAKEWOOD POLICE DEPARTMENT.

Proclamation declaring August 7, 2022 through August 13, 2022 as Farmers Market Week.

COUNCILMEMBER ANDERSON PRESENTED A PROCLAMATION DECLARING AUGUST 7, 2022 THROUGH AUGUST 13, 2022 AS FARMERS MARKET WEEK TO SALLY MARTINEZ, RECREATION COORDINATOR.

Sally Martinez, Recreation Coordinator, provided an overview of this years Famers Market which is held on Tuesday's at Fort Steilacoom Park. She shared that in 2022 the market has had 80 vendors, 17 food trucks and sales have increased 22.75% from 2021.

Clover Park School District Report.

Clover Park School District (CPSD) Boardmember Paul Wagemann shared that Friday is the last day of summer school where students in all levels had the opportunity to continue project based learning. He shared that full day kindergarten will be offered at every elementary school this year and will begin on September 6th. He shared that there is a standardized list of school supplies which can be accessed on ⁷6

the CPSD website and the Caring for Kids Ready to Learn Fair will be held on August 13th. He then shared that Clover Park and Lakes High School will hold transition days for 9th graders and there will also be a transition program for incoming 6th graders at the middle schools. He shared that school zones are still active and there have been 15 administrative staffing changes throughout CPSD schools.

PUBLIC COMMENTS

The City Council received written comments in advance of the meeting from Linda Bringer, Casey Crook, James Dunlop, Roxy Giddings, Marianne Mayer Kersten, Barbara Lange and Ric Wilkerson.

Speaking before Council were:

Casey Crook, spoke about the character of the Lakewood Library and in support protection of the grounds Lakewood Library.

Christina Manetti, Lakewood resident, commented on the cold temperature of the Council Chambers during the last meeting. Manetti spoke about the Mayors Coffeehouse meeting last week and the need for a true town hall with an opportunity for open discussion. Manetti then spoke about the cutting of Garry Oak trees for sidewalk and warehouse construction projects.

James Dunlop, Lakewood resident, spoke about comments made at the Study Session related to the de-annexation of Lakewood from the library system and in support of de-annexation of Lakewood from the Pierce County Library System.

Rhetta Barker, Lakewood resident, spoke about the rent increase over the last five years at Village Apartments and impacts to her livelihood.

Ginny Rawlings, Library Advisory Committee, shared that the library doesn't expect to have a temporary service location open until early 2023, citizens have been deprived of library services and knowledge about how to access temporary locations. Rawlings shared that the next Library Advisory Committee meeting is scheduled is August 13th.

Gwen Harris, Lakewood resident, spoke about rent increases at Village Apartments and impact to the residents.

Oneida Arnold, spoke about helping residents without access to a computer or the internet fill out a Pierce County Rental Assistance Form only to find that the program is not taking applications. Arnold spoke about unhoused people, pushing out individuals due to rent increases, and in support of helping people.

Yasmin Smith, spoke in support of preservation of Garry Oak trees and the positive impacts of the trees to the community. Smith spoke in support of keeping the Lakewood Library.

Dennis Haugen, Sioux Falls, spoke about the impacts of inflation and illegal immigration to the market.

Addo Aequitas, Panther Party, spoke about the trend of people thanking him for speaking during public comments. Aequitas spoke about the library system and lack of access to the internet, Garry Oak trees, addressing homelessness and the problems in the city in order to fix them.

General Ovunayo X, Lakewood resident, questioned why Haugen is allowed to speak on topics unrelated to the city. Ovunayo X spoke in support of bringing back real American history to the schools, restoration of the library as a historic site, in support of allowing marijuana businesses in the city and building tiny homes to address homelessness.

Tichomir Dunlop, Lakewood resident, spoke about the Tree Advisory Ad Hoc Committee decision to recommend a 40% canopy goal and the Planning Commission decreasing to a 30% canopy goal.

Bunchy Carter, Black Panther Party, complimented the Farmers Market for providing access to food to the residents. Carter spoke about community policing, police treating individuals like criminals and protection of the people.

C O N S E N T A G E N D A

- A. Approval of the minutes of the City Council study session of July 11, 2022.
- B. Approval of the minutes of the City Council meeting of July 18, 2022.
- C. Approval of claims vouchers, in the amount of \$3,295,686.43, for the period of June 24, 2022 through July 21, 2022.
- D. Approval of payroll checks, in the amount of \$2,805,351.84, for the period of June 16, 2022 through July 15, 2022.

E. Motion No. 2022-55

Authorizing the execution of a professional services agreement with KPFF, in the amount of \$69,880, for surveying services related to the Custer Road, Steilacoom Boulevard to Bridgeport Way sidewalks project.

F. Motion No. 2022-56

Appointing Darwin Peters, II to serve on the Lakewood Arts Commission through October 15, 2025.

G. Motion No. 2022-57

Reappointing Carroll Ray Dotson and Ken Witkoe to serve on the Public Safety Advisory Committee through August 6, 2025.

- H. Items filed in the Office of the City Clerk:
 - 1. Planning Commission meeting minutes of July 6, 2022.
 - 2. Planning Commission meeting minutes of July 13, 2022.

Councilmember Brandstetter requested Item No. B, Approval of the minutes of the City Council meeting of July 18, 2022.

COUNCILMEMBER ANDERSON MOVED TO ADOPT THE CONSENT AGENDA, MINUS ITEM NO B. SECONDED BY DEPUTY MAYOR MOSS. VOICE VOTE WAS TAKEN AND CARRIED UNANIMOUSLY.

COUNCILMEMBER BRANDSTETTER MOVED TO ADOPT ITEM NO. B, APPROVAL OF THE MINUTES OF THE CITY COUNCIL MEETING OF JULY 18, 2022. SECONDED BY COUNCILMEMBER ANDERSON. VOICE VOTE WAS TAKEN AND CARRIED UNANIMOUSLY.

R E G U L A R A G E N D A

ORDINANCE

Ordinance No. 772 Adopting amendments to the Lakewood Comprehensive Plan, including the future land use and zoning maps, and Lakewood Municipal Code Title 18A.

COUNCILMEMBER BRANDSTETTER MOVED TO ADOPT ORDINANCE NO. 772. SECONDED BY COUNCILMEMBER ANDERSON.

COUNCILMEMBER BRANDSTETTER MOVED TO AMEND ORDINANCE NO. 772, SECTION 2, APPLICATION 2022-04, UPDATING COMPREHENSIVE PLAN AND ZONING POLICIES AND MUNICIIPAL CODE RELAGED TO LOCATING ADULT FAMILY HOMES IN AIR CORRIDOR 1 (AC1) AND AIR CORRIDOR 2 (AC2) ZONES, CHAPTER 18A.40, SECTION 18A.40.130, PART D., AICUZ LAND USE TABLE, AS FOLLOWS:

ADD A THIRD ROW TO THE EXISTING USES CATEGORY, BENEATH THE ROW WITH THE CCAPTION STARTING WITH "ALTERATION OR MODIFICATION OF NON CONFORMING EXISTING USES AND STRUCTURES"

Land Use Categories	APZ1	APZII	CZ	Density
Existing Uses				
<u>Adult Family Home. Alteration or modification of existing residential structure for use as an adult family home. Not subject to intensity of use criteria, LMC 18A.40.130 (E.) (1.); and subject to the Washington State Building Codes, as amended.)</u>	<u>P</u>	<u>P</u>	=	<u>N/A</u>

IN THE SAME CHAPTER, SAME SECTION, PART D. AICUZ LAND USE TABLE, UNDER THE CATEGORY OF RESIDENTIAL USES, DELETE THE FOLLOWING TEXT:

Land Use Categories	APZ1	APZII	CZ	Density
Residential Uses				
Adult family home: (Not subject to intensity of use criteria. LMC 18A.40.130 (E.) (1.); and subject to the Washington State Building Codes, as amended.)	P	P	-	N/A

IN THE SAME CHAPTER, SAME SECTION, PART D. AICUZ LAND USE TABLE, UNDER THE CATEGORY OF SPECIAL NEEDS HOUSING, (ESSENTIAL PUBLIC FACILITIES), DELETE THE FOLLOWING TEXT:

Land Use Categories	APZ1	APZII	CZ	Density
Special Needs Housing (Essential Public Facilities)				
Type 1 group home (Excludes adult family home)	-	-	-	N/A

SECONDED BY COUNCILMEMBER ANDERSON. VOICE VOTE WAS TAKEN AND CARRIED UNANIMOUSLY.

VOICE VOTE WAS TAKEN ON ORDINANCE NO. 772 AS AMENDED AND CARRIED UNANIMOUSLY.

UNFINISHED BUSINESS

None.

NEW BUSINESS

None.

REPORTS BY THE CITY MANAGER

City Manager Caulfield recognized those who coordinated SummerFEST noting that approximately 25,000 people were in attendance, cost approximately \$150,000 and vendors reported record sales.

He shared that last week he met with the Pierce County Library System (PCLS) Executive Director to discuss the Lakewood Library. He shared that the PCLS Board of Trustees is working to negotiate a lease for a temporary location in the downtown area and the library is willing to help provide financials as the City evaluates options for de-annexation. He shared that a joint City Council and PCLS meeting will be scheduled for November.

He reported that the Economic Development Team met with Kite Realty to get an update on leasing status, development plans and options for a park and open space in the Town Center and he shared that Catapult Adventure has opened.

He spoke about demolition of property at the corner of Gravelly Lake Drive and Steilacoom Boulevard and the plan to redevelop the property into a residential living area.

He shared that he met with the Federal Legislative Delegation to communicate support for the North Clear Zone language in the National Defense Authorization Act (NDAA) and to advocate for federal transportation funding for the 80th to 88th Street project and Defense Community Infrastructure funding.

The Public Works Department submitted two grant applications to Pierce County for the American Rescue Plan Act (ARPA) Sewer and Utility Program – the application deadline was extended due to the Lakewood being the only jurisdiction to submit for funding.

He shared that a public hearing on the Western State Master Facility Plan was held last week and the hearing has been extended for an additional two weeks before the Hearings Examiner makes a decision.

He shared that the 2023 Comprehensive Plan amendment cycle kicked off on August 1st and the docket will come forward for City Council review and feedback this fall.

He shared that National Night events will be held on August 2nd, a Concert in the Park will be held on August 9th and a Jazz Nights Street Festival will be held on August 13th at Colonial Plaza.

CITY COUNCIL COMMENTS

Councilmember Anderson spoke about the potential for taking over the Washington Fish and Wildlife Program in Tillicum and developing a plan provide lake access in this area for residents in the community.

Councilmember Farmer shared that this Friday she will attend the South Sound Housing Affordability Partners (SSHA³P) where Congresswoman Strickland will present on her work with the Department of Defense to address housing planning for the base. She spoke about the Phillips Road sidewalk project, which was funded by CDBG grants, and whether there was mitigation for the removal of trees.

Mayor Whalen addressed public comments related to the Lakewood Library and expressed concerns that the residents will not have a temporary location until at least 2023. Whalen stated that he is hopeful that the Library Advisory Committee is working on the public's behalf. He encouraged the library to use existing funds not being utilized in Lakewood to move forward with a financial analysis for de-annexation and to operate an open library in Lakewood.

Brandstetter spoke about the PCLS Annual Report that didn't address the Lakewood Library challenges but spoke about plans to build a new library in Sumner.

Anderson spoke in favor of a Resolution or providing a tax rebate for residents who live in Lakewood.

Bocchi questioned why Lakewood's sense of urgency is not being translated to PCLS and requested the Executive Director provide the City Council with an update addressing a plan of action for the library including what the timeline will be.

Moss questioned whether the Pierce County Council has been involved in the issue.

After discussion, the City Council directed the City Manager to meet with the Executive Director of the Pierce County Library System and direct that they expedite contracting with a 3rd party service skilled at doing a financial analysis to provide specific information to the City of Lakewood and its resident taxpayers, as well as to the library board itself, what the viability from a financial standpoint would be on both operating and capital – when it is ultimately decided what the plan is for the library is – whether it is renovations of the Tinsler in its existing location or the move of the library to another location.

Mayor Whalen shared that he attended the Samoa Cultural Week Community Dinner and this week he plans on participating in National Night Out. He spoke about the need for improvements for access to Edgewater Park.

Mayor Whalen announced that the City Council will recess for approximately 10 minutes pursuant to RCW 42.30.110(1)(i) to discuss with legal counsel representing the city litigation. The City Council is expected to take action following the Executive Session. The City Council recessed at 9:15 p.m. and reconvened at 9:25 p.m.

COUNCILMEMBER ANDERSON MOVED TO AUTHORIZE SETTLEMENT OF ARTHUR WEST V. CITY OF LAKEWOOD, PIERCE COUNTY SUPERIOR COURT CASE NO. 20-2-08927-9 AS RECOMMENDED BY THE CITY ATTORNEY. SECONDED BY DEPUTY MAYOR MOSS. VOICE VOTE WAS TAKEN AND CARRIED UNANIMOUSLY.

ADJOURNMENT

There being no further business, the meeting adjourned at 9:26 p.m.

JASON WHALEN, MAYOR

ATTEST:

BRIANA SCHUMACHER
CITY CLERK

REQUEST FOR COUNCIL ACTION

DATE ACTION IS REQUESTED:

August 15, 2022

TITLE: Authorizing an amendment to contract 2021-385 with BERK Consulting for the Tree Preservation Code update.

TYPE OF ACTION:

___ ORDINANCE NO.

___ RESOLUTION NO.

REVIEW:

August 15, 2022

ATTACHMENTS:

1. Revised Scope of Work
2. Cost estimate
3. Original Contract 2021-385

☒ MOTION NO. 2022-58

___ OTHER

SUBMITTED BY: David Bugher, Assistant City Manager.

RECOMMENDATION: It is recommended that the Mayor and City Council, via minute a Motion, approve an amendment to Contract No. 2021-385 with BERK Consulting, and increase the total contract amount from \$60,000 to \$81,000. The reason for the cost increase is to account for additional meetings required before the Tree Preservation Ad Hoc Committee, the Planning Commission and anticipated City Council meetings.

DISCUSSION: In late summer, 2021, the City Council directed the City Manager to move forward, and begin the process to amend the City's Tree Preservation Code (Title 18, Chapter 18.70, Article III). Amending the code was in response to public criticism specific to Garry oak tree preservation.

On November 15, 2021, by motion the Mayor and City Council authorized the City Manager to execute a contract for services with BERK Consulting to update the City's Tree Preservation Code in the amount of \$60,000. The initial scope of work included the consultant providing support to prepare meeting packets, and attend Ad Hoc Committee, Planning Commission and City Council meetings. (continued on next page)

ALTERNATIVE(S): The City Council could choose to deny the amendment which would require that the City team prepare and present all future documents. Such action could delay the implementation of the tree preservation code.

FISCAL IMPACT: The proposed contract amendment is an additional \$21,000 from the original contract for a grand total of \$81,000. The Community & Economic Development has some cost savings from other contracts. Further, no additional charges are expected from the consultant.

David Bugher

Prepared by

Department Director


City Manager Review

DISCUSSION (con't):

The original scope of work estimated four legislative meetings, and six Ad Hoc Committee meetings for a total of 10 meetings. Between March and April, 2022 the Ad Hoc Committee met seven times. Between May and July, 2022, the Planning Commission also met seven times to review the Tree Preservation Code update, for a total of 14 meetings. The Consultant team has been present for most of the meetings and provided support to answer questions and prepare memoranda. It is expected that the consultant team will be required to participate in up to four City Council meetings.

The proposed contract amendment is a result of the additional legislative meetings requiring consultant assistance. We will continue to oversee the project and will only use consultant support when necessary. To ensure no future adjustments are necessary, the proposed amendment includes consultant support for all future meetings.

Tree Code Update: Scope Amendment

Date: July 5, 2022

The City of Lakewood desires additional meeting support from BERK and PlanIT Geo beyond the scope approved by the City Council in November 2021. Added legislative meetings are included in Task 2.7 Legislative Review Expanded Support.

Task 2.7 Legislative Review Expanded Support

The Consultant will attend up to 7 additional meetings beyond the meetings anticipated in Task 2.6. These may be Planning Commission or City Council meetings. BERK will attend in person or virtually as directed by the City staff. PlanIT Geo will attend virtually. The support will include preparation of materials and attendance at meetings as required.

Cost Estimate

Based on the amended scope, a cost estimate has been prepared. The project will be billed on a time and materials basis.

BERK Consulting			
	Lisa Grueter Principal	Hayden Campbell Associate II	Total Hours and Estimated Cost by Task
2022 Hourly Rate	\$235	\$140	
Planning Commission and City Council (7 total)	42	7	
Subtotal	42	7	49 \$10,850
Total Estimated Hours	42	7	49
Cost (Hours*Rate)	\$9,870	\$980	\$10,850
Subtotal Consultant Cost	\$10,850		
PlanIT Geo (7 Meetings)	\$9,660		
Project Expenses at ~2% of Project Budget	\$220		
Estimated Project Total	\$20,730		

Tree Preservation Code

The City of Lakewood is considering amendments to its Tree Preservation Code. The City has requested a scope to prepare a public participation plan to support the docket process. A full scope is also desired to help facilitate a public process and to conduct professional evaluation, research, and code amendment options. BERK Consulting, Inc. will serve as prime, develop code amendments, and facilitate discussions with City staff, an Ad-Hoc advisory committee, Planning Commission, and City Council. PlanIT Geo will provide subject matter expertise regarding tree standards, and provide tree canopy information to support the code amendment process.

Phase 1 Scope: Public Participation Plan

Develop a written Public Participation Plan addressing the following elements:

- Proposal and Objectives
- Public Outreach & Engagement Guiding Principles
 - Statement on Equity¹
 - HEAL Act Relationship
- Stakeholders & Audiences
 - Communities and Areas of Focus
- Public Engagement Strategies & Activities
- Schedule
- Appendices:
 - Demographic Information
 - Maps: Department of Health Disparities Mapping, Urban Heat Island Mapping

BERK will prepare a preliminary draft and public draft Public Participation Plan addressing a period from approximately January 2022 to August 2022.

Phase 2 Scope: Tree Code Development and Facilitation

Task 2.1 Kickoff Meeting and Ongoing Coordination

The Consultant will set a kick off meeting with City staff that are charged with land use/building permit reviews as well as charged with tree canopy management in rights of way or parkland. The purpose of the meeting will be to review the scope and schedule for the tree preservation code update.

Task 2.2 Lakewood Tree Canopy Situation Assessment

With this task, the Consultant will prepare a canopy cover analysis to understand and inform the tree preservation code update, regarding species and age diversity, cost-benefits, master tree list, etc. While there are existing data sources (e.g. Coastal Atlas 2011, WDFW High Resolution Change Detection

¹ See: https://cityoflakewood.us/wp-content/uploads/2021/04/RELEASE_202104-Resolution-2021-05-1.pdf

2017), the Consultant team can synthesize and evaluate the most current information and set a more recent baseline, custom disaggregation by sub-geographies or land use types, and historic analysis to assist with equity analysis, tree canopy goals, and tree preservation code options.

The canopy cover analysis will include:

- Tree canopy cover percent. The data can be shared based on several geographies, e.g. entire city, census blocks, block groups.
- Land cover metrics (tree canopy, shrub, grass/open space, impervious, bare soil, water metrics). This can inform tree canopy location as well as where there are opportunities for additional trees.
- Two Custom Boundary Metrics (ex. neighborhood, parcels, land use, parks, rights of way, private/public, etc.). This can inform differences in tree canopy for areas of preservation or tree planting opportunities.
- Canopy Change Metrics (Choose historical year up to 10 years). This can show changes over time to inform trends and goals.

See Attachment A.

Task 2.3 Lakewood Tree Code Evaluation

The Consultant team will evaluate the current tree preservation code regarding best practice industry standards, research, and worksheets to review and cross-examine existing ordinances and policies impacting or affecting trees in the City. PlanIT Geo will focus on best practices with their subject matter expertise. See Attachment A. The code evaluation and best practice research will address the range of tree types in Lakewood including Garry Oaks and other species of deciduous and evergreen trees.

Based on the tree canopy evaluation and tree code evaluation, BERK will develop issues and options for the tree code amendments and potential incentives, applying them to case study sites (residential, commercial, industrial, others). This would demonstrate the effect and tradeoffs of different approaches. BERK will review tree code evaluation findings regarding administrative / permit procedures that are a fit for Lakewood. This will include a comparison of tree removal permit fees from example jurisdictions. BERK will identify potential coordinating changes with Comprehensive Plan policies and with other city regulations such as critical areas; these may be addressed in the following docket as appropriate.

Task 2.4 Tree Advisory Committee Facilitation

The Consultant will facilitate the tree advisory ad-hoc committee consistent with the Lakewood Municipal Code. It is anticipated the committee would serve as a sounding board and provide advice and input to the Planning Commission and City Council. Approximately 6 meetings are anticipated through 2022, and are anticipated to be virtual. The size of the committee is anticipated to allow for diverse representation while being a manageable size to accomplish project objectives within the timeframe and allow for members to share timely input.

Task 2.5 Stakeholder Engagement

Based on the Phase 1 Public Participation Plan, the Consultant will implement the identified tasks, such as a project website, fact sheet, stakeholder interviews, small group discussions, and other strategies. See Attachment B for an initial Public Participation Plan.

Task 2.6 Legislative Review Process

The Consultant will facilitate the code amendment proposals through meetings and hearings with the Planning Commission and City Council. **Four meetings are anticipated during summer 2022.**

11 meetings are anticipated from Spring-Summer, 2022

Cost Estimate

Based on the scope of services a cost estimate has been prepared. The project will be billed on a time and material basis not to exceed \$60,000.

BERK Consulting					
	Lisa Grueter Principal	Jonathan Morales Associate II	Kevin Gifford Senior Associate II	John Todoroff Associate II	Total Hours and Estimated Cost by Task
2021 Hourly Rate	\$225	\$140	\$170	\$140	
Phase 1: Public Participation Plan					
Preliminary Draft	4	2	1.5		
Revised Draft	2	0			
Subtotal	6	2	1.5	0	9.5
					\$1,885
Phase 2: Tree Code Review and Facilitation					
Kickoff Meeting and Ongoing Coordination	12	6			
Lakewood Tree Canopy Situation Assessment	4				
Lakewood Tree Code Evaluation	16		7.5		
Tree Advisory Committee Facilitation	28	32			
Stakeholder Engagement					
Website, Fact Sheets	4			20	
Interviews, Discussion Groups	16	24			
Legislative Review Process	22				
Subtotal	102	62	7.5	20	191.5
					\$35,705
Total Estimated Hours	108	64	9	20	201
Cost (Hours*Rate)	\$24,300	\$8,960	\$1,530	\$2,800	\$37,590
Subtotal Consultant Cost	\$37,590				
PlanIT Geo	\$21,550				
Project Expenses at ~2% of Project Budget	\$750				
Estimated Project Total	\$59,890				

Attachment A

BERK Consulting Qualifications

Pierce County Parks, Recreation, and Open Space Plan + Impact Fees

BERK led a team to assist Pierce County with an update to their Parks, Recreation, and Open Space (PROS) Plan. The County developed an updated vision and its role as a county provider of parks and recreation supporting livable communities. The results were consolidated into an updated PROS Plan.

- **Phase 1:** BERK in collaboration with the County and team members, prepared the 2014 PROS Plan. This was the first time the county began to consider fiscal sustainability and revisited its long-term role as a regional provider of services.
- **Phase 2:** The County began to explore a refreshed vision with the community, and commissioned a series of white papers. BERK prepared outreach materials and an online survey to consider the park system vision and investment and funding tradeoffs. BERK reviewed PCParks' niche services, and analyzed the County's Level of Service (LOS) standards, including recommending future LOS strategies and identifying a new prioritization of facility needs. BERK also analyzed funding and partnership opportunities, including recommendations for future park impact fees and an updated Capital Facility Plan. Much of this work has been summarized in reports to an Impact Fee Working Group. That report was delivered to the County Council, and a new impact fee adopted in 2016.
- **Phase 3:** Following adoption of an impact fee, BERK developed a revised PROS Plan in 2020 that integrated the public input and analysis from earlier phases. The plan is more strategic and implementation-oriented in nature.

City of Sumner Parks, Recreation, and Open Space Plan Update + Impact Fees

BERK completed a new Parks and Trails Plan, funding assessment, and impact fee rate study. The Plan was completed in seven months with an intensive outreach program including on-line and in-person activities, outreach to stakeholders, gap and needs assessment, updated vision and system plan, and capital program. This project was awarded the Healthy Communities Award - Platinum from the Pierce County Regional Council in 2018.

Jefferson County Comprehensive Plan and Critical Areas Ordinance Update

BERK led Jefferson County's 2018 Comprehensive Plan Update providing expertise and staff capacity to complete Plan elements in a reader-friendly graphic-rich style. We developed a new plan outline and template, updated analysis, replaced outdated text, and amended policies. We developed outreach materials for public open houses, and developed staff reports and SEPA analysis. BERK also provided technical support in collaboration with County staff to amend the critical areas ordinance to meet the County's regulatory reform goals while maintaining necessary protections. This included developing issues and options memos and presenting them to a Regulatory Reform Task Force at a series of meetings.

Kenmore 2019 Shoreline Master Program and Critical Areas Regulations Update

As part of a team, BERK recently completed the City of Kenmore 2019 Shoreline Master Program and Critical Areas Regulations Update. BERK provided land use planning expertise and led the public

involvement effort, including community open houses and focus groups. Key products included a thorough gap analysis, amendment recommendations, and permit streamlining. Areas of focus included wetland and stream classifications; local conditions along shorelines; new geologic and flood hazard standards; and criteria for public agency and utility proposals.

Lakewood Downtown Plan

BERK led a team to prepare the Lakewood Downtown Plan, Development Code, and Planned Action. The Lakewood Downtown Plan—developed after engaging hundreds of diverse Lakewood residents, business owners, children and youth, and community leaders—sets out an investment and incentive strategy to spur private development at a greater scale. Downtown Lakewood is planned to attract 2.8 million square feet of employment space by 2035 supporting over 7,300 new jobs, and has capacity for over 2,250 attached housing units. Linear parks and a central park plus a new complete street grid will support mixed-use development in this cultural, recreational, commercial, and entertainment center. BERK led the development of plan policies, land use code allowances, open space and landscape standards, incentives, overlays, and procedures. BERK prepared the City’s first Planned Action Ordinance and associated EIS. BERK also led public outreach activities including targeted outreach to persons of color and youth in multiple languages, and held developer forums.

Lakewood Station District Plan

BERK led a team to prepare the Lakewood Station District Plan and Development Code through a collaborative process with a stakeholder group and a multidisciplinary team. BERK developed outreach materials and a survey. BERK also developed a Planned Action through a determination of non-significance applicable within a half mile of a high capacity transit station. Key issues included developing standards to attract missing middle housing types north of the station, accommodate master planned development along Pacific Highway, and avoid displacement of current residents and businesses while attracting new investment. The team developed a form-based code similar to the Downtown form-based code with more custom land use and master plan review procedures.

PlanIT GEO

See following pages.



Prepared by: Chris Peiffer, Director of Urban Forestry Consulting
PlanIT Geo, Inc. | chrispeiffer@planitgeo.com | (717) 579-9890
7878 Wadsworth Blvd Ste 340 Arvada, Colorado 80003
www.planitgeo.com

PlanIT Geo Profile and Qualifications

PlanIT Geo (PG) was founded in 2012 and is based in Arvada, Colorado with satellite offices in states across the country, including Washington. PlanIT Geo specializes in the management, enhancement, and preservation of all aspects of the urban forest through a research and science-based approach. PG has developed specific expertise regarding municipal forestry operations and strategic planning through its provision of services to many municipalities across Washington and elsewhere in the United States and Canada, including 20+ completed or ongoing urban forest management planning projects.

Since 2012, we have expanded PlanIT Geo's expertise to be a "one stop shop" for municipal urban forestry programs to include urban forest management planning, tree inventory and assessment, tree preservation planning, tree specifications and standards development, software development for tree inventory data collection and work order management, and stakeholder facilitation and collaboration.

PlanIT Geo has completed urban forest management/master plans, maintenance plans, risk tree plans, strategic planting plans, storm response and mitigation plans, and canopy action plans for the public, private, and nonprofit sectors. Recent local planning projects include Tacoma and Renton (in progress) in Washington and Wilsonville, OR. Our Certified Arborists have inventoried over a half million trees across 29 states using our tree inventory and management software, TreePlotter. Additionally, PlanIT Geo has completed more urban tree canopy assessments than any other firm, with over 300 projects for cities, counties, regions, and local areas across the country and Canada. Specifically, for WA, PlanIT Geo has completed tree canopy assessment and canopy goal setting projects in the King County Metro area, in partnership with the King Conservation District. Many of these projects required public information and opinion gathering, presentations to the public and city officials, and workshops to guide plan development and increase community forest stewardship.

With this extensive experience, short and long-term goals will be met through adept assessment and analysis methods, the benefits of today's best research, information, approach, technology, and tools; superior coordination, communication, and project management; and local offices, experience, and practice. Our staff capacity will ensure the project is completed on time and within budget while achieving the City's goals and outcomes.

UFMP Approach Overview

PlanIT Geo has developed a systematic approach to effectively evaluate all elements of an urban forestry program to developed tailored, specific, and measurable actions for long-lasting effects to achieve a shared vision. We will align the planning elements listed below with the City's final scope of services.



Research Deep Dive

Research guided by the USFS Discovery Matrix, Request for Information document, City and stakeholder interview, public feedback.



Current Operations, Structure, and Resources

Framework for staff and stakeholder interviews consisting of objectives, preliminary questions, discussion themes, and guiding principles.



Data Analyses (Existing Conditions)

Tree inventory and canopy cover analysis to understand and inform species and age diversity, cost-benefits, master tree list, policies, program structure.



Benchmarking Research

2020 Tree City USA database, 2014 urban forestry census (Hauer et al.), and staff consultations to establish metrics for comparison and realistic goals.



Community Engagement

Continuous engagement sessions throughout the project consisting of surveys, meetings, and materials for diverse audiences guided by the Outreach Plan



Urban Forest Audit System

The USFS system is tailored to Lakewood to evaluate nearly 130 urban forestry elements uncovering strengths and challenges to be addressed in the Plan's goal and action framework. Provides a system for long-term monitoring.

Tree-Related Policy Review and Recommendations

Assess Program Structure, Function, and Budget

- ❖ Initial information gathered through the Kickoff Meeting, correspondence, and questionnaires.
- ❖ Establish the framework for City staff and partner interviews.
- ❖ Interviews (remote) with key City staff and partners to fully capture existing practices, operations, workflows, strengths, challenges, resource needs, and ideas.
- ❖ Our Consulting Team proposes 5 remote interview sessions with staff identified by the Project Team. The framework for these sessions has been applied to over 40 city departments in the last three years and will be tailored specifically to the City of Lakewood as recommended by the PROJECT TEAM.
- ❖ Information from the interviews is documented for use in Task E to develop recommendations.

Review City Code, Ordinances, Policies, and Planning Documents

Our Consulting Team understands the need to improve existing tree code and evaluations necessary for new ordinances. To do this, input from the City staff, stakeholders, and the community must be integrated and aligned with industry standards, comparable cities, state requirements, and City goals. Our Consulting Team has extensive experience in evaluating existing code/policies and providing recommendations and language for amendments to municipal code. In addition to input and research, we will utilize management tools such as:

- [American National Standards Institute's \(ANSI\) A300, Z60.1, Z133, among others](#)
- [International Society of Arboriculture \(ISA\) Best Management Practices](#)
- [Guidelines for Developing and Evaluating Tree Ordinances \(USFS, 2001\)](#)
- [Worksheet for Review of Municipal Codes and Ordinances \(Center for Watershed Protection, USFS, 2018\)](#)
- [U.S. Forest Service's \(USFS\) Urban Forest Sustainability and Management Audit System](#)
- [Vibrant Cities Lab and the Community Assessment & Goal-Setting Tool](#)
- [Vibrant Cities Lab's Climate & Health Action Guide \(2020\)](#)
- [A Model of Urban Forest Sustainability \(Clark et al. 1997\)](#)
- [Criteria and Indicators for Strategic Urban Forest Planning and Management \(Kenney et al. 2011\)](#)
- [Climate Adaptation Workbook \(USFS, American Forests, and Northern Institute of Applied Climate Science\)](#)
- [i-Tree Suite of Tools \(USFS, Davey Tree Expert Company, and partners\)](#)
- [Urban Forest Pest Readiness Playbook](#)
- [A 2014 Urban and Community Forestry Census of Tree Activities \(Hauer, et al. 2014\)](#)

The general tendency for a city developing a tree ordinance is to look toward other communities for ordinances already in place to see what can be learned regarding structure, procedure, and effectiveness. This is an excellent way to get general guidance on content and procedures. Some pitfalls associated with relying too heavily upon another community's ordinance are:

- assuming your community's forest resources are the same as your neighbors,
- substituting someone else's community vision for your own,
- assuming the sample ordinance is compatible with other organizational structures within your community government or that it can be made to be compatible,
- perpetuating the perspective that the way someone else does it is the way we should do it (i.e., "If it's good enough for them, it's good enough for me."),
- modeling your ordinance after one that is not effective and efficient in application,
- modeling your ordinance after one that is not reflective of your community's unique characteristics (i.e., size, growth rate and patterns, cultural or regional perspectives),
- modeling your ordinance after one that restricts the addition of new ideas about how to impact or conserve the community forest,
- reinforcing the false impression that developing an effective ordinance can be a short-cut process.

For these reasons and others, it is recommended that Lakewood utilize PlanIT Geo's urban forestry professionals to review and revise ordinances. PlanIT Geo's extensive ordinance planning provides the City with the benefits of understanding 1) the common issues, 2) the extent of effort required and time commitments, 3) the common opposition to tree ordinance updates, 4) the approach to effectively handle opposing views, 5) the costs and savings to a community, 6) the methods for measuring success and effectiveness of new ordinance implementation, and, 7) the means to revise ordinances in an adaptive management approach for an everchanging environment.

New and updated ordinances may include the following sections:

- **Findings** – includes a community's vision and perspective of itself with respect to the trees and other natural resources. Contains a view of the future and states the community's willingness to develop a structure to preserve, conserve, and/ or move toward that view. It should include the value of trees and other resources to the community. This section is an important component of tree ordinances because it usually establishes the ordinance's legal authority.
- **Purpose and intent of the ordinance** – next to the vision, this is the most important section as it details reasons for existence of the ordinance. Should the purpose and intent of the ordinance be weak it will likely be unenforceable. This section should be based on the objectives of the ordinance.
- **Definitions** – includes a list and description of terms used in this ordinance and a list of those terms referenced in other ordinances such as planning and zoning or development ordinances.
- **Administrator identification** – defines who will be responsible for enforcing the ordinance, reviewing tree protection plans, etc. This individual is usually the city or community arborist. This section also details the qualifications of the arborist and assigns the arborist the duty of developing arboricultural standards relative to tree care, protection, construction impacts, and administrative guidelines for ordinance compliance.
- **Requirements for community departments** – requires community departments to follow the ordinance requirements for actions taken on public property.
- **Requirements for private landowners** – requires private landowners to follow the ordinance requirements. Permits for, or restrictions on development activities, tree protection during construction, tree removal, replanting, and mitigation would be included in this section. A requirement to file tree location and assessment plans, tree protection plans, landscape plans, replanting plans, or other plans deemed necessary by the ordinance or arborist for those conducting land-disturbing activities also may be included in this section.
- **Requirements for public land** – requires individuals in the private industry and citizens to follow the ordinance requirements for tree planting, maintenance, and activities that impact trees on public land.
- **Vegetation conflicts** – relating to traffic views, sign and utility clearance, and right-of-way encroachment.
- **Provide for specimen tree protection and specimen stand protection** – lists required permits and penalties.
- **Develop arboricultural specifications for species** and quality of trees to be planted within the community on properties governed by the tree ordinance.
- **Alignment with other policies, standards, and issues** – identifies other city planning efforts and policies that support tree-related ordinances for consistency and efficiency.

The following steps provide an overview of the Lakewood tree ordinance review and revision process where stakeholders will acquire a better understanding of the urban forest as a valuable asset that must be managed with supporting policies. By providing an effective ordinance update and building on the stakeholder support, the urban forest managers will be equipped to present to City Council for adoption.

1) Initial Research and Information Gathering

The Consulting Team will utilize resources such as the ISA Guidelines for Developing and Evaluating Tree Ordinances (A), the Center for Watershed Protection's Municipal Code and Ordinance Review Worksheet (B), and the USFS Urban Forest Audit System (C)—all of which support industry standards and best practices.

2) Additional Information Gathering

After completion of the internal research and information discovery by the Consulting Team, meetings and interviews will be arranged with the PROJECT TEAM and others identified during the Kickoff Meeting. This includes remote meetings or questionnaires with members of the community that oppose changes to the ordinance (e.g., builders associations, developers, real estate professionals, landscapers, businesses). These meetings are separate from the public town hall meetings and will be arranged to identify common goals and solutions.

3) Benchmarking Research

At this stage, the Consulting Team will conduct benchmarking research of ordinances in comparable cities identified during the Kickoff Meeting. PlanIT Geo provides services to communities across the nation and specific to Washington which lends Lakewood a unique benefit to receive a comprehensive analysis and comparison to develop effective ordinances for the City's trees. Our Consulting Team will be able to apply experiences, procedures, and innovative ideas by benchmarking city attributes in a project-proven approach. We will utilize our network of clients and urban forest managers to provide a summary of common problems, concerns, partners, results, and revision processes.

4) Draft Ordinance Revision

By completing steps 1-3, the Consulting Team will have the information necessary for drafting the revision to City ordinances. This will include any new additions to City Code and ordinances. PlanIT Geo will provide the draft document and has budgeted for one (1) review period. This review from the PROJECT TEAM should be led by the City point of contact who will compile all edits, comments, and questions into one document for use by the Consulting Team. To support the draft updates, guidelines for monitoring, enforcement, outreach, funding, permitting, best management practices, and alignment of existing efforts will be provided. The draft ordinance completion date is in alignment with the second public town hall meeting.

5) Final Ordinance Revision

After the PROJECT TEAM provides feedback on the draft revision, the Consulting Team will organize a remote meeting to discuss the recommended changes and address any comments and questions. The Consulting Team will then complete the final document and provide all files and materials that comprise the revised ordinances.

6) Presentation of Proposed Ordinance

The Consulting Team will present the final report remotely to the City's oversight committee and attend (remotely) the City Council meeting where the tree ordinance revisions will be presented to Council for approval. A draft presentation will be prepared for review by the PROJECT TEAM and the Consulting Team will finalize the presentation.

TASK DELIVERABLES: Staff questionnaire(s), PowerPoint and PDF of staff interview framework, 5 (remote) staff interview sessions, recorded interviews (if approved), interview summary documents, Information Discovery Matrix, remote meetings and questionnaires to address opposing views of ordinances, Benchmarking Research Matrix, draft ordinance recommendations document in Microsoft Word and Adobe PDF, City/PROJECT TEAM feedback document, meeting to discuss draft ordinance changes, final ordinance revision report, draft presentation in MS PowerPoint and Adobe PDF, final remote presentation, Council approval.

Project Team

Chris Peiffer is an ISA Certified Arborist of 7 years and Municipal Specialist for 2 years. He will be the project manager for the Lakewood, WA urban forestry project. He will lead all components of the project by conducting research, leading City staff interviews, analyzing research and data, community engagement (if applicable), evaluating the City's baseline conditions using the U.S. Forest Service Audit System, ordinance and policy review, draft recommendations, presentations, and final report.

Chris specializes in urban forest planning, management, development, and innovation. He is experienced in the collection of tree inventory data, inventory data synthesis and analysis, risk tree management, and urban forest management plan writing. This experience includes hazard tree plans, regional canopy action plans and strategies, strategic planting plans, analysis and reporting of tree inventories, strategic planting plans, and Urban Tree Canopy (UTC) reports. **In the past 7 years, Chris has served as the project manager for nearly 30 urban forest management plan projects with budgets totaling over \$1 million, engaging over 5,300 community residents, and interviewing 145 Town staff representing nearly 40 departments.**

Chris is also an expert arborist and seasoned field crew manager with experience from leading tree care firms, understanding the maintenance needs, tree physiology, risk prioritization, and tree responses to proper tree care. He has a bachelor's degree in Urban Forestry and is a graduate of the 2011 Municipal Forestry Institute, 2013 Urban Forestry Institute, and 2014 Urban Forest Strike Team Training.

Experience Overview

Tacoma, WA Municipal Code Review and Recommendations

Tacoma, WA Trees and Construction (Sidewalk) Operations Plan

[Tacoma, WA Urban Forest Management Plan](#)

[Tacoma Mall, WA Strategic Urban Forest Action Plan](#)

[Longview, WA Tree Inventory Summary Report](#)

Wilsonville, OR Tree Preservation Guidance and Recommendations

Wilsonville, OR Tree Ordinance Review and Recommendations

Wilsonville, OR Trees and Infrastructure Conflicts Solutions Workbook

Renton, WA Urban Forest Management Plan (in progress)

[Colorado Springs, CO Urban Forest Management Plan](#)

Colorado Springs, CO Tree Ordinance Review and Recommendations

Colorado Springs, CO Trees and Construction Operations Plan

[West Virginia State University Tree Maintenance Plan](#)

[Fairfax, VA Tree Program Evaluation Report](#)

[Kettering, OH Urban Forest Management Plan](#)

[Troy, NY Urban Forest Management Plan](#)

Pricing

Task	Description	Hours	Cost
Tree Canopy data purchase	Tree Canopy Cover % (Entire city, census blocks, block groups, Zip codes, HUC-12 Watershed) Land Cover Metrics (Tree Canopy, Shrub, Grass/open space, Impervious, Bare Soil, Water metrics) 2 Custom Boundary Metrics (Ex. Neighborhood, Council District, Parcels, Land Use, Parks, Right of Way, Urban Growth Area, Private/Public) Canopy Change Metrics (Choose historical year up to 10 years)	One time cost	\$4,750
City Staff Consultations	Five remote meetings with key staff and stakeholders to gather an understanding of current operations, strengths, challenges, and priorities	50	\$4,000
Tree-Related Ordinance/Policy Reviews & Recommendations	Utilizes industry standards, research, and worksheets to review and cross-examine existing ordinances and policies impacting or affecting trees in the City. Policy recommendations based on canopy goals will be drafted if applicable (see menu option below). Includes a draft document, 2 virtual presentations, and a final document of recommended revisions and additions to the ordinance and policies	120	\$9,600
Reporting	Compiling components into a narrative and report	40	\$3,200
ESTIMATED COST OF RECOMMENDED SERVICES		210	\$21,550

Urban Forest Management Plans

PlanIT Geo has completed numerous urban forestry projects for communities throughout the State of Washington and abroad. These projects require contracts, state-county-local licenses, and adherence to regulations and standards. PlanIT Geo has been conducting urban forestry planning projects for communities and organizations for over eight years.

Tacoma, WA - Urban Forest Management Plan (Environmental Service Department)

Lead: PlanIT Geo. PlanIT Geo developed the City of Tacoma's Urban Forest Management Plan. One of the primary purposes of the plan was to evaluate resources to develop an in-house arborist crew. This project required extensive review of City policies and internal procedures. The consultant team developed and conducted three public meetings, two public surveys, twelve City staff meetings, and numerous other stakeholder events in order to engage and participate with a wide range of audiences. Additional data gathering included the inventory of 7,000 street trees and budget analysis. 5-year action strategies were developed for the 20-year UFMP, each with their own criteria and thresholds. The project included an extensive review with recommendations for the Tacoma Municipal Code (includes use of ISA BMPs and ANSI Standards). Phase 3 will consist of a Trees and Construction Operations Plan, a Tree Risk Reduction Plan, and a Sustained Funding Report. View the project website at www.tacomatreeplan.org and the final plan [here](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett

Address: 326 East D St Tacoma, WA 98421

Budget: \$274,901 | Date of Performance: April 2019 – December 2019 (8 months)

Status: Completed

Fremont, CA - Urban Forest Management Plan (Community Services Department)

Lead: PlanIT Geo. The purpose of the plan is to make recommendations on planning, policy, and procedures to reflect industry best practices; provide targeted goals to increase, maintain, and protect a diverse tree canopy; analyze the current urban forests; provide guidance on program structure(s); develop guidelines for establishing a nonprofit and Tree Board; maintenance recommendations; and community engagement, among others. The project will consist of a website, urban tree canopy growth report, canopy goals, program scenarios, maintenance and risk management recommendations, tree species list, homeowner and contractor tree manuals, budget analysis, policy recommendations, goals and actions, monitoring plan, and 15 public engagement sessions (meetings, surveys, contests, social media). View project website [here](#) and Tree Inventory Summary Report [here](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett, Rocky Yosek, Jeremy Cantor

Address: 39550 Liberty St. Fremont, CA 94537

Budget: \$150,000 | Date of Performance: February 2021 – March 2022 (13 months anticipated)

Status: In Progress

Colorado Springs, CO – Urban Forest Management Plan (City Forestry Division)

Lead: PlanIT Geo. This Urban Forest Management Plan provided the framework for enhancing the City Forestry Division's levels of service as it relates to the management of the urban forest and meeting community goals. The planning process included an extensive analysis of the existing conditions and operations by using the U.S. Forest Service's Urban Forest Sustainability and Management Audit. The Audit was informed by information gathering via city staff interviews, public meetings, data analyses, and benchmarking research. The results of the planning included guidance for and impacts of multiple management scenarios and recommended management approach to achieve long-term goals for sustainability. Project includes extensive review of City Code, Forestry Rules & Regulations, and Landscape Policy Manual to provide recommendations. Includes analysis of costs of not pruning, estimated costs for a 7-year rotational pruning program, staffing and budget requirements, emerald ash borer plan, trees and sidewalks operations plan, and fact sheets. View the plan [here](#), the [Research Summary](#), and the [UFMP Fact Sheet](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett, Rocky Yosek

Address: 1401 Recreation Way Colorado Springs, CO 80905

Budget: \$70,500 | Date of Performance: August 2019 – October 2020 (14 months)

Status: Completed

References

Project: Fremont, CA Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Kit Jory, City Urban Forester

Address: 39550 Liberty St. Fremont, CA 94537

Contact Info: kjory@fremont.gov | (510) 494-4854

Date of Performance: February 2021 – March 2022 (anticipated)

Budget: \$150,000 | Status: In Progress (view project website at www.fremonturbanforest.com)

Project: Tacoma, WA Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Mike Carey, Urban Forest Program Manager

Address: 326 East D St Tacoma, WA 98421

Contact Info: mcarey@cityoftacoma.org | (253) 404-6989

Date of Performance: April 2019 – December 2019 (8 months)

Budget: \$274,901 | Status: Completed (view project website at www.tacomatreeplan.org)

Project: Colorado Springs, CO Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Dennis Will, City Forester

Address: 1401 Recreation Way Colorado Springs, CO 80905

Contact Info: Dennis.Will@coloradosprings.gov | (719) 385-6550

Date of Performance: August 2019 – October 2020 (14 months)

Budget: \$70,500 | Status: Completed

Project: Kettering, OH Urban Forest Management Plan (+ inventory and software)

Contact: Gary Schussler, Parks Superintendent

Address: 3170 Valleywood Drive, Kettering, OH 45429

Contact Info: gary.schussler@ketteringoh.org | (937) 296-2486

Date of Performance: February 2020 – April 2020 (2 months)

Budget: \$7,500 | Status: Completed

Timeline

Estimated timeline. Final timeline provided based on the project scope of work.

Advisory Committee	Month 1 (January 2022)
Research	Month 2
Staff Consultations	Month 2
Benchmarking	Month 3-4
Ordinance Revision Draft	Month 5
Presentation (remote)	Month 6
Ordinance Revision Final	Month 7
Presentation	Month 8 (August 2022)

Attachment B: Lakewood Tree Code Update

Public Participation Plan | DRAFT November 22, 2021

Background and Purpose

The City of Lakewood promotes the retention and planting of trees in its Comprehensive Plan to enhance the environment and to provide for a quality streetscape:

- LU-63.2: Ensure the retention and planting of trees and other vegetation to promote air quality.
- UD-1.1: Provide attractive streetscapes with street trees and sidewalks, planting strips, shelters, benches, and pedestrian-scale lighting in appropriate locations.

In 2021, Lakewood adopted a new Energy & Climate Change chapter in the Comprehensive Plan which calls for reduced energy consumption and improved carbon sequestration, including the preservation of local tree canopy and wetlands.

Lakewood's Legacy Plan 2020 for its parks also identifies opportunities to add more trees and landscaping in parks.

The City's long-range plans are implemented by development regulations and programs. In its municipal code (Chapter 18A.70) the City regulates development regarding how and when significant trees of certain sizes are preserved or replaced. It requires trees in street rights of way. Lakewood also addresses significant trees through the application of the State Environmental Policy Act (SEPA). The City enforces violations of its codes and collects fines for violations. The fines are used to acquire wooded areas and to plant and maintain trees.

Community members have expressed interest and concerns in how the City manages trees. The City has shared its policies, codes, and enforcement provisions, and invited public input to identify proposed changes to the tree regulations in summer 2021. The City intends to set up an ad hoc committee and develop potential legislative proposals in 2022.

This Public Participation Plan is designed to promote meaningful community engagement and outreach to help Lakewood consider its tree canopy objectives and regulations.

Community Demographics and Tree Conditions

As of 2020, Lakewood is a community of about 63,612 persons. Lakewood is a diverse community. About 53 percent of the population identifies as White, and 47 percent of the community identifies as another

race, including Black (13%) and Asian (9%). In comparison, Pierce County on the whole has a share of about 64 percent White residents. The City's share of persons of Hispanic origin is almost 19 percent, higher than the county at 12 percent. (US Census 2020) About 22 percent of Lakewood residents speak a language other than English at home (Spanish and Asian and Pacific Islander languages); about 8 percent speak English less than very well. Persons of Color¹ in Lakewood tend to live in the east side of Lakewood; see maps in the Appendix.

Lakewood also has a higher poverty rate of about 16.6 percent compared to the county's rate of 9.1 percent. The median income for the County is about \$79,243 and in Lakewood is substantially lower at \$51,972. (2019 American Community Survey) Those with lower incomes tend to live in the east side of Lakewood; see maps in the Appendix.

Lakewood is an urban community with a mall, commercial corridors, and industrial parks, as well as residential districts. As a result, the community has districts with lower percentages of tree canopy and higher percentages of impervious surfaces. Where there is more pavement and less trees, there can be "heat islands" that have higher temperatures. These conditions can be found predominantly in eastern Lakewood where there also tends to be a higher proportion of Persons of Color and lower income households. See maps in the Appendix.

This Public Participation Plan identifies objectives and strategies considering community demographics and conditions in the remainder of this document.

Public Outreach & Engagement Guiding Principles

The Tree Code Update outreach and engagement efforts will be steered by guiding principles:

- **Be Inclusive.** The City of Lakewood has adopted a statement on equity on April 19, 2021.² The statement includes the advancement of equity and deliberate practice of inclusion. This includes ensuring equity in municipal planning such as with the Tree Code Update. While primarily applicable to state agencies, the City intends to consider the goals of the HEAL Act (E2SSB 5141) to support agency consideration of overburdened communities and vulnerable populations in the design of public engagement activities and in the formation of proposals to address environmental burdens and benefits. Towards equity and inclusion, this Public Participation Plan is meant to:
 - Create opportunities for inclusive engagement to reach a broad group of participants.
 - Create opportunities for engagement for underserved populations.
- **Make public engagement enjoyable and accessible.**
 - Choose fun activities.
 - Choose meeting times and locations that are accessible to as many participants as possible.
 - Create multiple ways to engage.
 - Collaborate with other City initiatives and make outreach efforts cohesive to minimize participant fatigue.

¹ Persons of Color: Those whose race is not "White Alone" and anyone who is Hispanic and not White in the Census data.

² See: <https://cityoflakewood.us/lakewood-city-council-adopts-statement-on-equity/>.

- **Stay in Touch.**
 - Provide for ongoing communication and updates.
 - Maintain current lists of organizations identified as key stakeholders, and send updates to keep them informed of the process and ways to participate.
 - Respond to emails/communication whenever possible to acknowledge input and concerns.
- **Provide easy and convenient access** to project information.
- **Document and Learn** from Outreach Efforts.
 - Keep records of outreach attendance.
 - Make time to reflect on the outcome of each activity – what went well, what could be improved, and what was learned.
 - Respect the feedback received and honor it in project outcomes.
- **Gain support** for the final code.

Stakeholders & Audiences

The Public Participation Plan is designed to reach all audiences that may have an interest in the Tree Code Update, including but not limited to:

- General Public
- Interested property owners and developers
- Community and nonprofit organizations
- Appointed and elected officials

A list of potential contacts is provided in the Appendix, and would be updated over time as needed.

Across the audiences, it is a goal of this plan to ensure that outreach techniques and materials reach residents, property owners, and businesses including those with different ethnicities and primary languages (e.g., Spanish, Korean). This would involve engaging interpreters to help translate materials into these languages, and to support selected outreach events as appropriate.

Public Engagement Strategies & Activities

Public engagement strategies will include use of a project website, an advisory committee, and legislative meetings. It also includes targeted outreach and engagement through stakeholder interviews and discussion groups.

Building Awareness

For this phase, activities could include:

- Work with Community Development Department to set up dedicated web page.
- Develop outreach materials (e.g., fact sheet, postcards).
- Coordinate with City Communications Manager.
- Distribute materials through social media and stakeholders.

Advertising Events

Methods of advertising public participation opportunities may include some or all of the following:

- Project website
- Press releases and social media
- Community newsletter
- Postcards, fliers, and FAQs.
- Sending information to key stakeholders to distribute to their networks
- Other methods the City has found effective

Outreach and Engagement

Advisory Committee

The City intends to work through the Tree Code Update with an ad-hoc Advisory Committee. This group could serve as a sounding board reviewing tree canopy background information, tree code evaluation conducted by consultants, and potential goals and objectives of the Tree Code Update. A range of members would be established. The members could include stakeholders, including:

- Those who are affected by a policy decision
- Those who can affect a policy decision
- Those who have the resources and authority to carry out a policy decision

Stakeholders that fit these different characteristics may include: residents in different neighborhoods with interests in tree care and protection, developers or builders such as Master Builders Association of Pierce County, utilities, Nisqually Tribe, agencies with expertise (e.g. Pierce Conservation District, US Forest Service), environmental groups (e.g. Audubon Society), City advisory bodies (e.g. Parks Board representative), City parks/public works maintenance staff, City permit review staff, or others.

As a “sounding board” the ad-hoc Advisory Committee would share their ideas with City officials and shape the issues and options that eventually would evolve into legislative proposals. It is anticipated that the meetings would be held virtually in 2022.

Formal recommendations on the Tree Code Update would come from the Planning Commission consistent with the Growth Management Act and Lakewood Municipal Code.

Targeted Outreach

The city is home to a diverse community with businesses and residents that reflect different ethnicities and primary languages (e.g., Spanish, Korean, etc.). Targeted outreach will help identify key contacts for follow up in interviews, discussion groups, or other event/meeting participation. The City and Consultant team will make use of interpreters regarding materials and to help facilitate meetings.

Outreach activities are anticipated to include a range of activities. Early phone calls and discussions with points of contact will help shape later activities. Examples may include:

- Call community groups or churches serving ethnic communities to help recruit people for a discussion group, or to distribute postcards.
- Follow-up with phone calls or emails to keep contacts aware and interested in the project progress.
- Be part of standing agendas at a neighborhood meetings to discuss the code update.

Stakeholder Interviews and Discussion Groups

- Interview key stakeholders in community to help define outreach objectives, methods, and general input on the Tree Code review. Use interviews to help identify participants in discussion groups as needed.
- Conduct discussion groups to gain input on tree canopy goals and code update elements. Early ideas for focus groups include a meeting with Neighborhood Association³ representatives, developer group, Youth Council, and/or Korean Women's Association.

Comment Collection

- Develop brief (e.g., 3-question) polls that are easy to respond to on smart phones. Translate poll questions into Spanish and Korean as appropriate.
- Develop a virtual or an in-person outdoor “walk and talk” to visit different areas of Lakewood and trees in the landscape. This could take the form of self-guided tours (translated), a video on the project website, or in-person outdoor walks.
- Develop an interactive map where people can “drop pins” with ideas to enhance or protect trees in Lakewood. This could be part of the “self-guided” tour materials described above.

Legislative Meetings

- Support the legislative review process with the Planning Commission and City Council including public hearings, drafting the adopting ordinance, and providing supporting materials on the planning process and public outreach during plan development.

Activities and Roles

Community engagement and outreach is a joint effort between the City staff who have long-term relationships with residents and businesses and the consultant team who provide additional resources for the Tree Code. This section summarizes the key outreach strategy and activities and roles and responsibilities between City staff, the consultants, and others.

³ See: <https://cityoflakewood.us/neighborhood-associations/>.

Exhibit 1. Outreach Strategies, Actions, Roles, and Responsibilities

Outreach Strategies Phases/Activity	Key Actions	Roles & Responsibilities
Building Awareness		
Dedicated Website	Dedicated page	City creates and maintains page Consultant creates content
Outreach Material Templates	Develop postcard and fact sheet	Consultant develops material
Advertising Events		
Press Releases, Community Newsletter	Post and distribute ahead of events	City Communications Manager
Postcards, Fliers, FAQs, Social Media Posts	Develop materials	Develop Content: Consultant
	Print materials	Print and Distribute: City
Sending information to key stakeholders	Distribute	Distribute: City
Outreach and Engagement		
Targeted Outreach	Provide contact names and information	Contact names/info: City Community Dev / City Admin Staff
	Conduct calls and reach out to contacts	Conduct outreach: Consultant
	Provide translation where appropriate	Translation: City staff where appropriate, or use of translation service coordinated by Consultant
Interviews	Conduct phone calls	Interviews: Consultant
Discussion Groups	Work on logistics (e.g., Zoom)	Logistics: City Community Dev / City Admin Staff
	Invite Stakeholders	Invite Stakeholders: City and Consultant depending on contacts
	Conduct Discussion Group	Focus Group: Consultant
Poll, Self-Guided Tour, Online Comment Map	Develop questions	Develop poll questions collaboratively: Consultant and City
	Host survey	Prepare an ESRI online map with comment features: Consultant
		Post links on website and share through social media channels: City
Committees and Legislative Bodies		
Advisory Committee	Scheduling and Logistics	Scheduling/Logistics: City
	Agendas and Materials	Agendas and Materials: Consultant
	Facilitation	Facilitation: Consultant

Outreach Strategies Phases/Activity	Key Actions	Roles & Responsibilities
Legislative Meetings (Planning Commission and City Council)	Schedule Presentations	City lead Consultant supports depending on role

Schedule

It is anticipated that the effort to develop the Tree Code Update will begin in early 2022 and conclude in approximately August 2022.

Month	Example Activity
Month 1	<ul style="list-style-type: none"> ▪ Kick off project: e.g., lessons learned in current code implementation and public and private roles and responsibilities in tree care ▪ Collect background data (tree canopy location by subarea/land use type) ▪ Start Tree Code evaluation ▪ Form Advisory Committee: Set up Charge and Role
Month 2	<ul style="list-style-type: none"> ▪ Draft Tree Code Evaluation ▪ Advisory Committee Meeting 1: introductions, review background data, discuss guiding principles/objectives ▪ Outreach/Targeted Outreach: website and fact sheet, phone interviews
Month 3	<ul style="list-style-type: none"> ▪ Advisory Committee Meetings 2 and 3: consider tree canopy goals across city, review code evaluation ▪ Outreach/Targeted Outreach: Poll, tree tour, discussion groups
Month 4	<ul style="list-style-type: none"> ▪ Advisory Committee Meetings 4 and 5: review outreach results to date, share issues and options for code changes, review case studies
Month 5	<ul style="list-style-type: none"> ▪ Advisory Committee Meeting 6: final review and advice as sounding board for code and implementation ▪ Planning Commission Study Session ▪ City Council briefing
Month 6	<ul style="list-style-type: none"> ▪ Planning Commission Hearing and Recommendations ▪ City Council briefing
Month 7	<ul style="list-style-type: none"> ▪ Planning Commission Recommendations ▪ City Council Hearing
Month 8	<ul style="list-style-type: none"> ▪ City Council Decision

Adapting and Learning

After each major engagement effort, the team will summarize results, and consider what efforts achieved desired results and what could be improved, e.g., noticing, types of activities, etc. The team will apply lessons learned to follow up steps. The schedule and sequence of events may be adjusted along the way as appropriate.

Attachment A: Preliminary Contact List

Tribes, Governments, Regional

Nisqually Tribe
Pierce County
South Sound Military Communities
Partnership (SSMCP)
Tacoma-Pierce County Health Department
Washington State Department of
Transportation (WSDOT)

Special Interest Groups

Habitat for Humanity
Lakewood Chamber of Commerce
Lakewood Community Foundation
Lakewood Garry Oaks Conservancy
Master Builders Association Pierce County
Sound Oaks Initiative
Tacoma Pierce County Association of
Realtors
Tacoma-Pierce County Chamber of
Commerce
Tahoma Audubon Society

City Advisory Boards

Lakewood Multicultural Coalition (LMCC)
Lakewood's Promise
Landmarks and Historic Advisory Board
Parks and Recreation Advisory Board
Planning Commission
Youth Council

Education, Service, and Utility Providers

Clover Park School District (education)
Clover Park Technical College (education)
Lakeview Light and Power (electricity)
Pierce College (education)
Pierce County Library (education)
Pierce County Utilities (sewer)

Puget Sound Energy (gas)
Tacoma Power (electricity)
West Pierce Fire and Rescue (fire/EMS)

Neighborhood Associations

Lake City Neighborhood Association
North East Neighborhood Association
North Lakewood Neighborhood Association
Springbrook Connections
Springbrook Neighborhood Association
Tillicum/Woodbrook Neighborhood
Association

Businesses

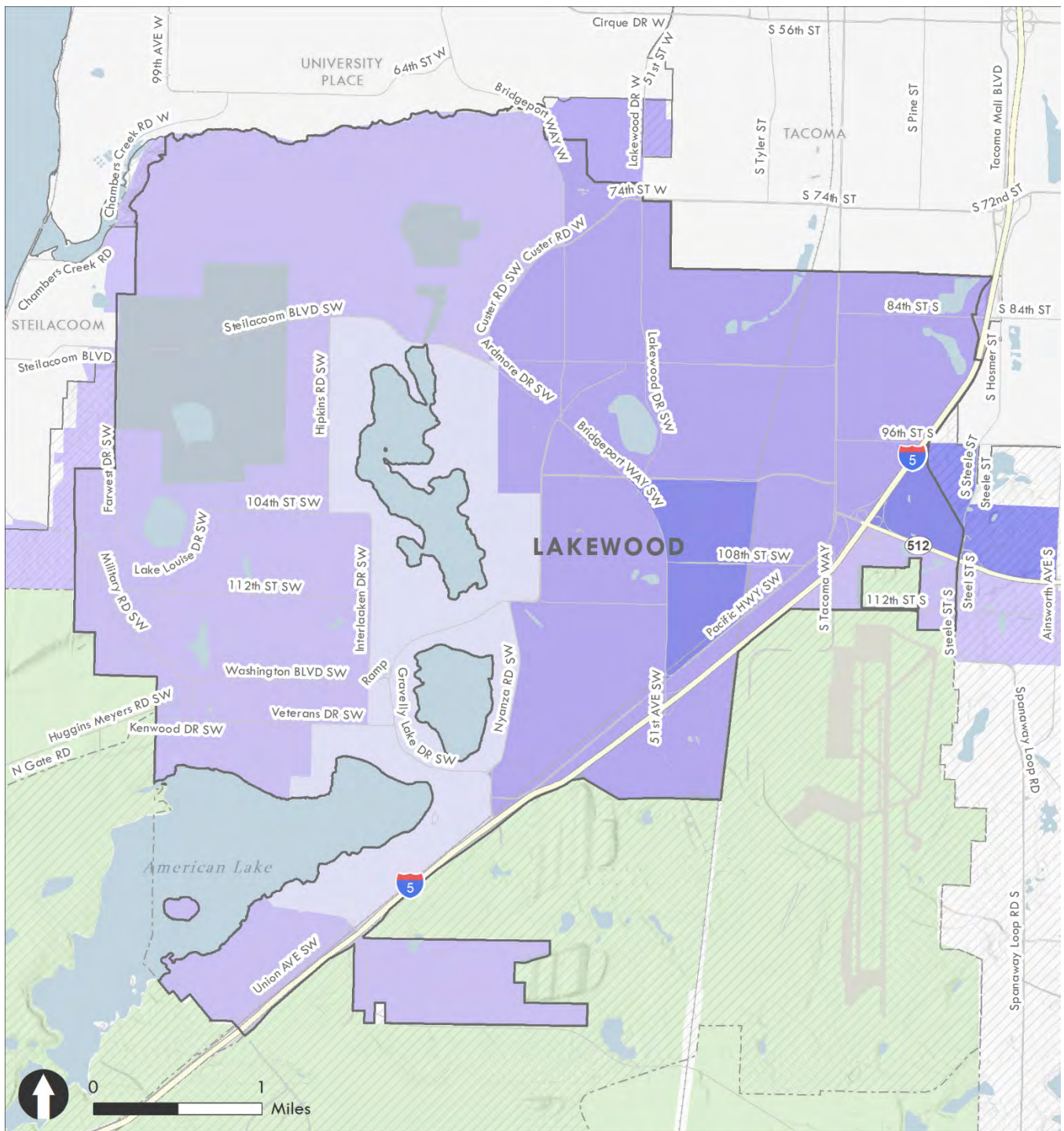
Lakewold Gardens
Lakewood Industrial Park
Lakewood Towne Center
Pierce County Business Accelerator Program
for Lakewood businesses

Community Groups

Active Homeowner Ownership Associations
American Lake Improvement Club
Chambers-Clover Creek Watershed Council
Clover Park Kiwanis
Clover Park Rotary
Emergency Food Network
Korean Women's Association
Lake Steilacoom Improvement Club
Lakewood First Lions
Lakewood Historical Society
Lakewood Knights Lions Club
Lakewood Rotary
Lakewood United
Partners for Parks
Rainbow Center

Attachment B: Demographic and Tree Canopy Maps

- Persons of Color: Those whose race is not “White Alone” and anyone who is Hispanic and not White in the 2020 Census data.
- Median Family Income: 2020 Census data.
- Impervious Areas and Heat Severity: Trust for Public Land 2021.
- Tree Canopy Coverage: American Forest 2021.



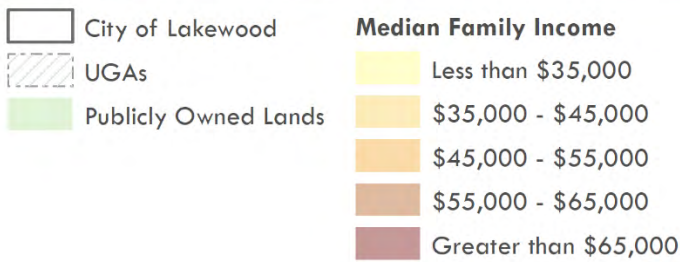
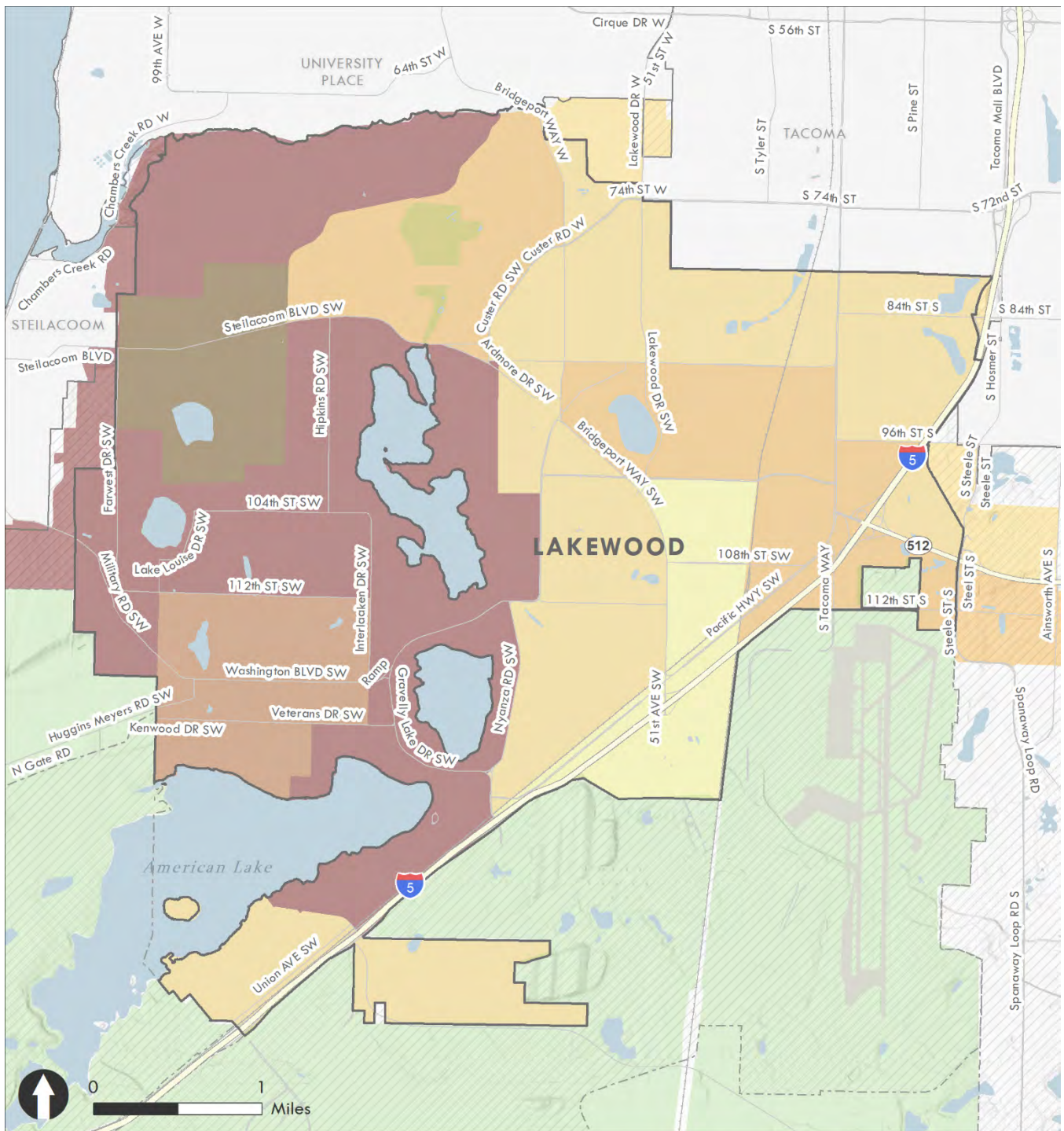
- City of Lakewood
- UGAs
- Publicly Owned Lands

Persons of Color as a Percent of Population

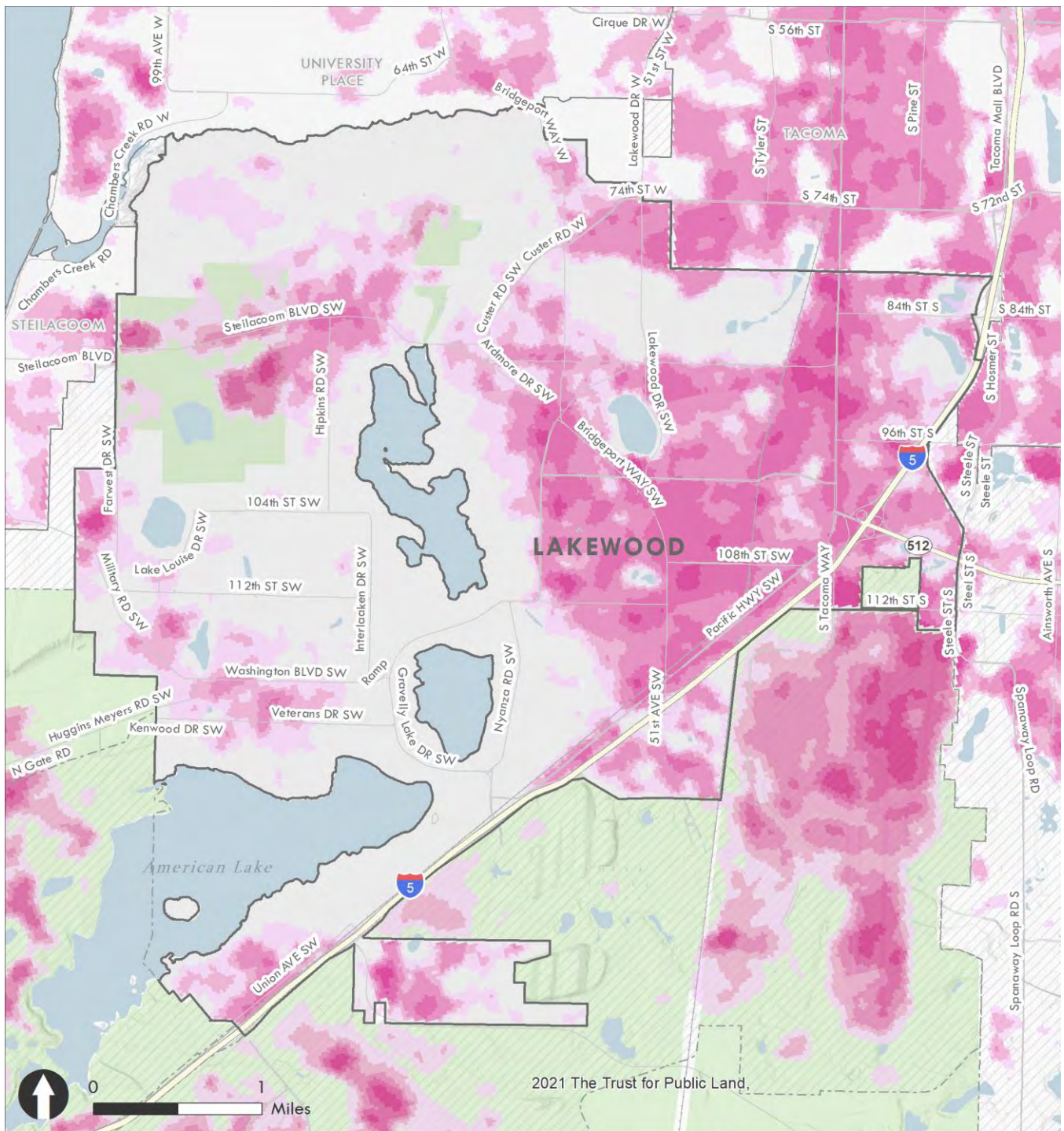
- 30% or Less
- 30 - 50%
- 50 - 70%
- Greater than 70%



Map Date: October 2021
Sources: ESRI, 2021; US Census Bureau, 2020.



Map Date: October 2021
Sources: ESRI, 2021; US Census Bureau, 2020.



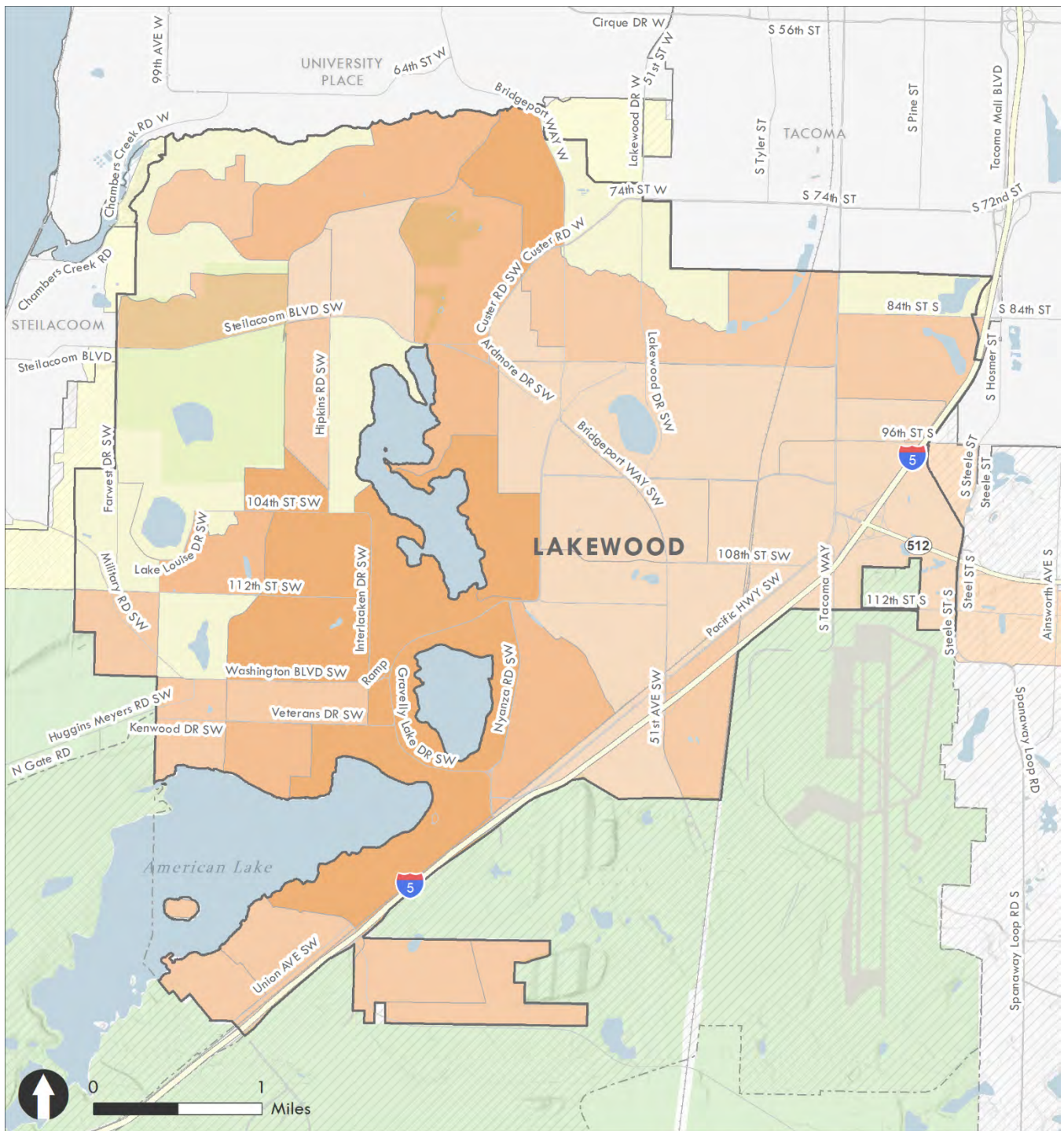
- City of Lakewood
- UGAs
- Publicly Owned Lands




Contiguous United States Cities Heat Severity 2020






- Mild
- Mild to Moderate
- Moderate
- Moderate to High
- Severe



Map Date: October 2021
 Sources: ESRI, 2021; US Census Bureau, 2020;
 The Trust for Public Lands, 2021.



-  City of Lakewood
-  UGAs
-  Publicly Owned Lands

- Tree Canopy Coverage**
-  No Data
 -  15% or Less
 -  15 - 25%
 -  25 - 35%
 -  Greater than 35%



Map Date: October 2021
 Sources: ESRI, 2021; US Census Bureau, 2020;
 American Forests, 2021.

**PROFESSIONAL SERVICES AGREEMENT
FOR
UPDATING THE CITY'S TREE PRESERVATION CODE**

This Professional Services Agreement ("Agreement"), made and entered into this 15TH day of NOVEMBER, 2021, by and between the City of Lakewood, a Washington municipal corporation ("City"), and BERK Consulting, _____ ("Contractor"). The City and Contractor (together "Parties") are located and do business at the below addresses which shall be valid for any notice required under this Agreement:

BERK Consulting Attention: Lisa Grueter 2200 Sixth Avenue, Suite 1000 Seattle, WA 98121	:	CITY OF LAKEWOOD: Attention: Dave Bugher, Assistant City Manager/ Community & Economic Development Director 6000 Main Street SW Lakewood, WA 98499-5027
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The Parties agree as follows:

- 1. TERM.** The term of this Agreement shall commence upon the effective date of this Agreement, which shall be the date of mutual execution, and shall continue until the completion of the Work, but in any event no later than August 31, 2022 ("Term"). This Agreement may be extended for additional periods of time upon the mutual written agreement of the City and the Contractor.
- 2. SERVICES.** The Contractor shall perform the services more specifically described in Exhibit "A", attached hereto and incorporated by this reference ("Services"), in a manner consistent with the accepted professional practices for other similar services within the Puget Sound region in effect at the time those services are performed, performed to the City's satisfaction, within the time period prescribed by the City and pursuant to the direction of the City Manager or his or her designee. The Contractor warrants that it has the requisite training, skill, and experience necessary to provide the Services and is appropriately accredited and licensed by all applicable agencies and governmental entities, including but not limited to obtaining any applicable City of Lakewood business license. Services shall begin immediately upon the effective date of this Agreement. Services shall be subject, at all times, to inspection by and approval of the City, but the making (or failure or delay in making) such inspection or approval shall not relieve Contractor of responsibility for performance of the Services in accordance with this Agreement, notwithstanding the City's knowledge of defective or non-complying performance, its substantiality or the ease of its discovery.
- 3. TERMINATION.** Either party may terminate this Agreement, with or without cause, upon providing the other party 14-days days written notice at its address set forth above. The City may terminate this Agreement immediately if the Contractor fails to maintain required insurance policies, breaches confidentiality, or materially violates Section 12; and such may result in ineligibility for further City agreements.

4. COMPENSATION.

4.1 Amount. In return for the Services, the City shall pay the Contractor an amount not to exceed a maximum amount and according to a rate or method as delineated in Exhibit "B", attached hereto and incorporated by this reference. The Contractor agrees that any hourly or flat rate charged by it for its services contracted for herein shall remain locked at the negotiated rate(s) for the Term. Except as otherwise provided in Exhibit "B", the Contractor shall be solely responsible for the payment of any taxes imposed by any lawful jurisdiction as a result of the performance and payment of this Agreement.

4.2 Method of Payment. On a monthly basis, the Contractor shall submit a voucher or invoice in the form specified by the City, including a description of what Services have been performed, the name of the personnel performing such Services, and any hourly labor charge rate for such personnel. The Contractor shall also submit a final bill upon completion of all Services. Payment shall be made on a monthly basis by the City only after the Services have been performed and within thirty (30) days after receipt and approval by the appropriate City representative of the voucher or invoice. If the Services do not meet the requirements of this Agreement, the Contractor will correct or modify the work to comply with the Agreement. The City may withhold payment for such work until the work meets the requirements of the Agreement.

4.3 Non-Appropriation of Funds. If sufficient funds are not appropriated or allocated for payment under this Agreement for any future fiscal period, the City will not be obligated to make payments for Services or amounts incurred after the end of the current fiscal period, and this Agreement will terminate upon the completion of all remaining Services for which funds are allocated. No penalty or expense shall accrue to the City in the event this provision applies.

5. INDEMNIFICATION.

5.1 Contractor Indemnification. Contractor shall defend, indemnify and hold the Public Entity, its officers, officials, employees and volunteers harmless from any and all claims, injuries, damages, losses or suits including attorney fees, arising out of or resulting from the acts, errors or omissions of the Contractor in performance of this Agreement, except for injuries and damages caused by the sole negligence of the Public Entity.

Should a court of competent jurisdiction determine that this Agreement is subject to RCW 4.24.115, then, in the event of liability for damages arising out of bodily injury to persons or damages to property caused by or resulting from the concurrent negligence of the Contractor and the Public Entity, its officers, officials, employees, and volunteers, the Contractor's liability, including the duty and cost to defend, hereunder shall be only to the extent of the Contractor's negligence. It is further specifically and expressly understood that the indemnification provided herein constitutes the Contractor's waiver of immunity under Industrial Insurance, Title 51 RCW, solely for the purposes of this indemnification. This waiver has been mutually negotiated by the parties. The provisions of this section shall survive the expiration or termination of this Agreement.

5.2 Industrial Insurance Act Waiver. It is specifically and expressly understood that the Contractor waives any immunity that may be granted to it under the Washington State industrial insurance act, Title 51 RCW, solely for the purposes of this indemnification. Contractor's indemnification shall not be limited in any way by any limitation on the amount of damages, compensation or benefits payable to or by any third party under workers' compensation acts, disability benefit acts or any other benefits acts or programs. The Parties acknowledge that they have mutually negotiated this waiver.

5.3 Survival. The provisions of this Section shall survive the expiration or termination of this Agreement with respect to any event occurring prior to such expiration or termination.

6. **INSURANCE**. The Contractor shall procure and maintain for the duration of the Agreement, insurance against claims for injuries to persons or damage to property which may arise from or in connection with the performance of the work hereunder by the Contractor, its agents, representatives, or employees.

6.1. No Limitation. Contractor's maintenance of insurance as required by the agreement shall not be construed to limit the liability of the Contractor to the coverage provided by such insurance, or otherwise limit the Public Entity's recourse to any remedy available at law or in equity.

6.2. Minimum Scope of Insurance. Contractor shall obtain insurance of the types and coverage described below:

- a. Automobile Liability insurance covering all owned, non-owned, hired and leased vehicles. Coverage shall be written on Insurance Services Office (ISO) form CA 00 01 or a substitute form providing equivalent liability coverage.
- b. Commercial General Liability insurance shall be at least as broad as ISO occurrence form CG 00 01 and shall cover liability arising from premises, operations, stop-gap independent contractors and personal injury and advertising injury. The Public Entity shall be named as an additional insured under the Contractor's Commercial General Liability insurance policy with respect to the work performed for the Public Entity using an additional insured endorsement at least as broad as ISO CG 20 26.
- c. Workers' Compensation coverage as required by the Industrial Insurance laws of the State of Washington.
- d. Professional Liability insurance appropriate to the Contractor's profession.

6.3. Minimum Amounts of Insurance. Contractor shall maintain the following insurance limits:

- a. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.
- b. Commercial General Liability insurance shall be written with limits no less than \$1,000,000 each occurrence, \$2,000,000 general aggregate.
- c. Professional Liability insurance shall be written with limits no less than \$1,000,000 per claim and \$1,000,000 policy aggregate limit.

6.4 Other Insurance Provision. The Contractor's Automobile Liability and Commercial General Liability insurance policies are to contain, or be endorsed to contain that they shall be primary insurance as respect the Public Entity. Any Insurance, self-insurance, or self-insured pool coverage maintained by the Public Entity shall be excess of the Contractor's insurance and shall not contribute with it.

6.5 Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best rating of not less than A:VII.

6.6 Verification of Coverage. Contractor shall furnish the Public Entity with original certificates and a copy of the amendatory endorsements, including but not necessarily limited to the

additional insured endorsement, evidencing the insurance requirements of the Contractor before commencement of the work.

6.7 Notice of Cancellation. The Contractor shall provide the Public Entity with written notice of any policy cancellation within two business days of their receipt of such notice.

6.8 Failure to Maintain Insurance. Failure on the part of the Contractor to maintain the insurance as required shall constitute a material breach of contract, upon which the Public Entity may, after giving five business days' notice to the Contractor to correct the breach, immediately terminate the contract or, at its discretion, procure or renew such insurance and pay any and all premiums in connection therewith, with any sums so expended to be repaid to the Public Entity on demand, or at the sole discretion of the Public Entity, offset against funds due the Contractor from the Public Entity.

6.9 Public Entity Full Availability of Contractor Limits. If the Contractor maintains higher insurance limits than the minimums shown above, the Public Entity shall be insured for the full available limits of Commercial General and Excess or Umbrella liability maintained by the Contractor, irrespective of whether such limits maintained by the Contractor are greater than those required by this contract or whether any certificate of insurance furnished to the Public Entity evidences limits of liability lower than those maintained by the Contractor.

6.10 Survival. The provisions of this Section shall survive the expiration or termination of this Agreement.

7. **WORK PRODUCT.** All originals and copies of work product, including plans, sketches, layouts, designs, design specifications, records, files, computer disks, magnetic media or material which may be produced or modified by Contractor while performing the Work shall belong to the City upon delivery. The Contractor shall make such data, documents, and files available to the City and shall deliver all needed or contracted for work product upon the City's request. At the expiration or termination of this Agreement, all originals and copies of any such work product remaining in the possession of Contractor shall be delivered to the City.

8. **BOOKS AND RECORDS.** The Contractor agrees to maintain books, records, and documents which sufficiently and properly reflect all direct and indirect costs related to the performance of the Work and maintain such accounting procedures and practices as may be deemed necessary by the City to assure proper accounting of all funds paid pursuant to this Agreement. These records shall be subject, at all reasonable times, to inspection, review or audit by the City, its authorized representative, the State Auditor, or other governmental officials authorized by law to monitor this Agreement.

9. **INDEPENDENT CONTRACTOR.** The Parties intend that the Contractor shall be an independent contractor and that the Contractor has the ability to control and direct the performance and details of its work, the City being interested only in the results obtained under this Agreement. The City shall be neither liable nor obligated to pay Contractor sick leave, vacation pay or any other benefit of employment, nor to pay any social security or other tax which may arise as an incident of employment. Contractor shall take all necessary precautions and shall be responsible for the safety of its employees, agents, and subcontractors in the performance of the contract work and shall utilize all protection necessary for that purpose. All work shall be done at Contractor's own risk, and Contractor shall be responsible for any loss of or damage to materials, tools, or other articles used or held for use in connection with the work. The Contractor shall pay all income and other taxes due except as specifically provided in Section 4. Industrial or any other insurance that is purchased for the benefit of the City, regardless of whether such may provide a secondary or incidental benefit to

the Contractor, shall not be deemed to convert this Agreement to an employment contract. If the Contractor is a sole proprietorship or if this Agreement is with an individual, the Contractor agrees to notify the City and complete any required form if the Contractor retired under a State of Washington retirement system and agrees to indemnify any losses the City may sustain through the Contractor's failure to do so.

10. CONFLICT OF INTEREST. It is recognized that Contractor may or will be performing professional services during the Term for other parties; however, such performance of other services shall not conflict with or interfere with Contractor's ability to perform the Services. Contractor agrees to resolve any such conflicts of interest in favor of the City. Contractor confirms that Contractor does not have a business interest or a close family relationship with any City officer or employee who was, is, or will be involved in the Contractor's selection, negotiation, drafting, signing, administration, or evaluating the Contractor's performance.

11. EQUAL OPPORTUNITY EMPLOYER. In all services, programs, activities, hiring, and employment made possible by or resulting from this Agreement or any subcontract, there shall be no discrimination by Contractor or its subcontractors of any level, or any of those entities' employees, agents, subcontractors, or representatives against any person because of sex, age (except minimum age and retirement provisions), race, color, religion, creed, national origin, marital status, or the presence of any disability, including sensory, mental or physical handicaps, unless based upon a bona fide occupational qualification in relationship to hiring and employment. This requirement shall apply, but not be limited to the following: employment, advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training, including apprenticeship. Contractor shall comply with and shall not violate any of the terms of Chapter 49.60 RCW, Title VI of the Civil Rights Act of 1964, the Americans With Disabilities Act, Section 504 of the Rehabilitation Act of 1973, 49 CFR Part 21, 21.5 and 26, or any other applicable federal, state, or local law or regulation regarding non-discrimination.

12. GENERAL PROVISIONS.

12.1 Interpretation and Modification. This Agreement, together with any attached Exhibits, contains all of the agreements of the Parties with respect to any matter covered or mentioned in this Agreement and no prior statements or agreements, whether oral or written, shall be effective for any purpose. Should any language in any Exhibits to this Agreement conflict with any language in this Agreement, the terms of this Agreement shall prevail. The respective captions of the Sections of this Agreement are inserted for convenience of reference only and shall not be deemed to modify or otherwise affect any of the provisions of this Agreement. Any provision of this Agreement that is declared invalid, inoperative, null and void, or illegal shall in no way affect or invalidate any other provision hereof and such other provisions shall remain in full force and effect. Any act done by either Party prior to the effective date of the Agreement that is consistent with the authority of the Agreement and compliant with the terms of the Agreement, is hereby ratified as having been performed under the Agreement. No provision of this Agreement, including this provision, may be amended, waived, or modified except by written agreement signed by duly authorized representatives of the Parties.

12.2 Assignment and Beneficiaries. Neither the Contractor nor the City shall have the right to transfer or assign, in whole or in part, any or all of its obligations and rights hereunder without the prior written consent of the other Party. If the non-assigning party gives its consent to any assignment, the terms of this Agreement shall continue in full force and effect and no further assignment shall be made without additional written consent. Subject to the foregoing, the rights and obligations of the Parties shall inure to the benefit of and be binding upon their respective successors in interest, heirs and assigns. This Agreement is made and entered into for the sole protection and

benefit of the Parties hereto. No other person or entity shall have any right of action or interest in this Agreement based on any provision set forth herein.

12.3 Compliance with Laws. The Contractor shall comply with and perform the Services in accordance with all applicable federal, state, local, and city laws including, without limitation, all City codes, ordinances, resolutions, regulations, rules, standards and policies, as now existing or hereafter amended, adopted, or made effective.

12.4 Contractor's Employees – Employment Eligibility Requirements. The Contractor and any subcontractors shall comply with E-Verify as set forth in Lakewood Municipal Code Chapter 1.42. E-Verify is an Internet-based system operated by United States Citizenship and Immigration Services in partnership with the Social Security Administration. E-Verify is free to employers and is available in all 50 states. E-Verify provides an automated link to federal databases to help employers determine employment eligibility of new hires and the validity of their Social Security numbers. The Contractor shall enroll in, participate in and document use of E-Verify as a condition of the award of this contract. The Contractor shall continue participation in E-Verify throughout the course of the Contractor's contractual relationship with the City. If the Contractor uses or employs any subcontractor in the performance of work under this contract, or any subsequent renewals, modifications or extension of this contract, the subcontractor shall register in and participate in E-Verify and certify such participation to the Contractor. The Contractor shall show proof of compliance with this section, and/or proof of subcontractor compliance with this section, within three (3) working days of the date of the City's request for such proof.

12.5 Contractor's Employees - Department of Retirement Systems (DRS) Retiree Return to Work Verification Process. The City's obligation to comply with DRS Retiree Return to Work Verification Process extends to Independent Contractors and Third Party Workers. Contractor and any subcontractors shall provide worker information to the City. The Contractor shall provide such requested information, and/or proof of subcontractor compliance with this section.

12.6 Enforcement. Time is of the essence of this Agreement and each and all of its provisions in which performance is a factor. Adherence to completion dates set forth in the description of the Services is essential to the Contractor's performance of this Agreement. Any notices required to be given by the Parties shall be delivered at the addresses set forth at the beginning of this Agreement. Any notices may be delivered personally to the addressee of the notice or may be deposited in the United States mail, postage prepaid, to the address set forth above. Any notice so posted in the United States mail shall be deemed received three (3) days after the date of mailing. Any remedies provided for under the terms of this Agreement are not intended to be exclusive, but shall be cumulative with all other remedies available to the City at law, in equity or by statute. The failure of the City to insist upon strict performance of any of the covenants and agreements contained in this Agreement, or to exercise any option conferred by this Agreement in one or more instances shall not be construed to be a waiver or relinquishment of those covenants, agreements or options, and the same shall be and remain in full force and effect. Failure or delay of the City to declare any breach or default immediately upon occurrence shall not waive such breach or default. Failure of the City to declare one breach or default does not act as a waiver of the City's right to declare another breach or default. This Agreement shall be made in, governed by, and interpreted in accordance with the laws of the State of Washington. If the Parties are unable to settle any dispute, difference or claim arising from this Agreement, the exclusive means of resolving that dispute, difference, or claim, shall be by filing suit under the venue, rules and jurisdiction of the Pierce County Superior Court, Pierce County, Washington, unless the parties agree in writing to an alternative process.

If the Pierce County Superior Court does not have jurisdiction over such as suit, then suit may be filed in any other appropriate court in Pierce County, Washington. Each party consents to the personal jurisdiction of the state and federal courts in Pierce County, Washington and waives an objection that such courts are an inconvenient forum. If either Party brings any claim or lawsuit arising from this Agreement, each party shall pay all its legal costs and attorney's fees and expenses incurred in defending or bringing such claim or lawsuit, including all appeals, in addition to any other recovery or award provided by law; provided, however, nothing in this paragraph shall be construed to limit the Parties' rights to indemnification under Section 5 of this Agreement.

12.7 Execution. Each individual executing this Agreement on behalf of the City and Contractor represents and warrants that such individual is duly authorized to execute and deliver this Agreement. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original and with the same effect as if all Parties hereto had signed the same document. All such counterparts shall be construed together and shall constitute one instrument, but in making proof hereof it shall only be necessary to produce one such counterpart. The signature and acknowledgment pages from such counterparts may be assembled together to form a single instrument comprised of all pages of this Agreement and a complete set of all signature and acknowledgment pages. The date upon which the last of all of the Parties have executed a counterpart of this Agreement shall be the "date of mutual execution" hereof.

[Signature page follows]

IN WITNESS, the Parties hereto have caused this agreement to be executed the day and year first above written.

Date: 11/23/2021

CITY OF LAKEWOOD

John J. Caulfield

John J. Caulfield, City Manager

BERK Consulting

Lisa Grueter

Lisa Grueter, Principal in Charge

ATTEST: B. Schumacher

Briana Schumacher, City Clerk

APPROVED AS TO FORM:

Heidi Ann Wachter

Heidi Ann Wachter, City Attorney

EXHIBIT “A”

SERVICES

Provide a complete description of any services that the Contractor will render including any limitations or requirements, special methods, and any instructions on how to do the services, reports or track the services.

1. The Contractor shall do or provide the following:

See documents entitled:

"Tree Preservation Code", dated November 22, 2021, pages 1 through 3.

"Attachment A", dated November 22, 2021, pages 4 through 5.

Also included as Attachment A, PLANIT GEO profile & qualifications (no page numbers).

Attachment "B", dated November 22, 2021, pages 1 through 14.

Tree Preservation Code

The City of Lakewood is considering amendments to its Tree Preservation Code. The City has requested a scope to prepare a public participation plan to support the docket process. A full scope is also desired to help facilitate a public process and to conduct professional evaluation, research, and code amendment options. BERK Consulting, Inc. will serve as prime, develop code amendments, and facilitate discussions with City staff, an Ad-Hoc advisory committee, Planning Commission, and City Council. PlanIT Geo will provide subject matter expertise regarding tree standards, and provide tree canopy information to support the code amendment process.

Phase 1 Scope: Public Participation Plan

Develop a written Public Participation Plan addressing the following elements:

- Proposal and Objectives
- Public Outreach & Engagement Guiding Principles
 - Statement on Equity¹
 - HEAL Act Relationship
- Stakeholders & Audiences
 - Communities and Areas of Focus
- Public Engagement Strategies & Activities
- Schedule
- Appendices:
 - Demographic Information
 - Maps: Department of Health Disparities Mapping, Urban Heat Island Mapping

BERK will prepare a preliminary draft and public draft Public Participation Plan addressing a period from approximately January 2022 to August 2022.

Phase 2 Scope: Tree Code Development and Facilitation

Task 2.1 Kickoff Meeting and Ongoing Coordination

The Consultant will set a kick off meeting with City staff that are charged with land use/building permit reviews as well as charged with tree canopy management in rights of way or parkland. The purpose of the meeting will be to review the scope and schedule for the tree preservation code update.

Task 2.2 Lakewood Tree Canopy Situation Assessment

With this task, the Consultant will prepare a canopy cover analysis to understand and inform the tree preservation code update, regarding species and age diversity, cost-benefits, master tree list, etc. While there are existing data sources (e.g. Coastal Atlas 2011, WDFW High Resolution Change Detection

¹ See: https://cityoflakewood.us/wp-content/uploads/2021/04/RELEASE_202104-Resolution-2021-05-1.pdf

2017), the Consultant team can synthesize and evaluate the most current information and set a more recent baseline, custom disaggregation by sub-geographies or land use types, and historic analysis to assist with equity analysis, tree canopy goals, and tree preservation code options.

The canopy cover analysis will include:

- Tree canopy cover percent. The data can be shared based on several geographies, e.g. entire city, census blocks, block groups.
- Land cover metrics (tree canopy, shrub, grass/open space, impervious, bare soil, water metrics). This can inform tree canopy location as well as where there are opportunities for additional trees.
- Two Custom Boundary Metrics (ex. neighborhood, parcels, land use, parks, rights of way, private/public, etc.). This can inform differences in tree canopy for areas of preservation or tree planting opportunities.
- Canopy Change Metrics (Choose historical year up to 10 years). This can show changes over time to inform trends and goals.

See Attachment A.

Task 2.3 Lakewood Tree Code Evaluation

The Consultant team will evaluate the current tree preservation code regarding best practice industry standards, research, and worksheets to review and cross-examine existing ordinances and policies impacting or affecting trees in the City. PlanIT Geo will focus on best practices with their subject matter expertise. See Attachment A. The code evaluation and best practice research will address the range of tree types in Lakewood including Garry Oaks and other species of deciduous and evergreen trees.

Based on the tree canopy evaluation and tree code evaluation, BERK will develop issues and options for the tree code amendments and potential incentives, applying them to case study sites (residential, commercial, industrial, others). This would demonstrate the effect and tradeoffs of different approaches. BERK will review tree code evaluation findings regarding administrative / permit procedures that are a fit for Lakewood. This will include a comparison of tree removal permit fees from example jurisdictions. BERK will identify potential coordinating changes with Comprehensive Plan policies and with other city regulations such as critical areas; these may be addressed in the following docket as appropriate.

Task 2.4 Tree Advisory Committee Facilitation

The Consultant will facilitate the tree advisory ad-hoc committee consistent with the Lakewood Municipal Code. It is anticipated the committee would serve as a sounding board and provide advice and input to the Planning Commission and City Council. Approximately 6 meetings are anticipated through 2022, and are anticipated to be virtual. The size of the committee is anticipated to allow for diverse representation while being a manageable size to accomplish project objectives within the timeframe and allow for members to share timely input.

Task 2.5 Stakeholder Engagement

Based on the Phase 1 Public Participation Plan, the Consultant will implement the identified tasks, such as a project website, fact sheet, stakeholder interviews, small group discussions, and other strategies. See Attachment B for an initial Public Participation Plan.

Task 2.6 Legislative Review Process

The Consultant will facilitate the code amendment proposals through meetings and hearings with the Planning Commission and City Council. Four meetings are anticipated during summer 2022.

Cost Estimate

Based on the scope of services a cost estimate has been prepared. The project will be billed on a time and material basis not to exceed \$60,000.

BERK Consulting					
	Lisa Grueter Principal	Jonathan Morales Associate II	Kevin Gifford Senior Associate II	John Todoroff Associate II	Total Hours and Estimated Cost by Task
2021 Hourly Rate	\$225	\$140	\$170	\$140	
Phase 1: Public Participation Plan					
Preliminary Draft	4	2	1.5		
Revised Draft	2	0			
Subtotal	6	2	1.5	0	9.5
					\$1,885
Phase 2: Tree Code Review and Facilitation					
Kickoff Meeting and Ongoing Coordination	12	6			
Lakewood Tree Canopy Situation Assessment	4				
Lakewood Tree Code Evaluation	16		7.5		
Tree Advisory Committee Facilitation	28	32			
Stakeholder Engagement					
Website, Fact Sheets	4			20	
Interviews, Discussion Groups	16	24			
Legislative Review Process	22				
Subtotal	102	62	7.5	20	191.5
					\$35,705
Total Estimated Hours	108	64	9	20	201
Cost (Hours*Rate)	\$24,300	\$8,960	\$1,530	\$2,800	\$37,590
Subtotal Consultant Cost	\$37,590				
PlanIT Geo	\$21,550				
Project Expenses at ~2% of Project Budget	\$750				
Estimated Project Total	\$59,890				

Attachment A

BERK Consulting Qualifications

Pierce County Parks, Recreation, and Open Space Plan + Impact Fees

BERK led a team to assist Pierce County with an update to their Parks, Recreation, and Open Space (PROS) Plan. The County developed an updated vision and its role as a county provider of parks and recreation supporting livable communities. The results were consolidated into an updated PROS Plan.

- **Phase 1:** BERK in collaboration with the County and team members, prepared the 2014 PROS Plan. This was the first time the county began to consider fiscal sustainability and revisited its long-term role as a regional provider of services.
- **Phase 2:** The County began to explore a refreshed vision with the community, and commissioned a series of white papers. BERK prepared outreach materials and an online survey to consider the park system vision and investment and funding tradeoffs. BERK reviewed PCParks' niche services, and analyzed the County's Level of Service (LOS) standards, including recommending future LOS strategies and identifying a new prioritization of facility needs. BERK also analyzed funding and partnership opportunities, including recommendations for future park impact fees and an updated Capital Facility Plan. Much of this work has been summarized in reports to an Impact Fee Working Group. That report was delivered to the County Council, and a new impact fee adopted in 2016.
- **Phase 3:** Following adoption of an impact fee, BERK developed a revised PROS Plan in 2020 that integrated the public input and analysis from earlier phases. The plan is more strategic and implementation-oriented in nature.

City of Sumner Parks, Recreation, and Open Space Plan Update + Impact Fees

BERK completed a new Parks and Trails Plan, funding assessment, and impact fee rate study. The Plan was completed in seven months with an intensive outreach program including on-line and in-person activities, outreach to stakeholders, gap and needs assessment, updated vision and system plan, and capital program. This project was awarded the Healthy Communities Award - Platinum from the Pierce County Regional Council in 2018.

Jefferson County Comprehensive Plan and Critical Areas Ordinance Update

BERK led Jefferson County's 2018 Comprehensive Plan Update providing expertise and staff capacity to complete Plan elements in a reader-friendly graphic-rich style. We developed a new plan outline and template, updated analysis, replaced outdated text, and amended policies. We developed outreach materials for public open houses, and developed staff reports and SEPA analysis. BERK also provided technical support in collaboration with County staff to amend the critical areas ordinance to meet the County's regulatory reform goals while maintaining necessary protections. This included developing issues and options memos and presenting them to a Regulatory Reform Task Force at a series of meetings.

Kenmore 2019 Shoreline Master Program and Critical Areas Regulations Update

As part of a team, BERK recently completed the City of Kenmore 2019 Shoreline Master Program and Critical Areas Regulations Update. BERK provided land use planning expertise and led the public

involvement effort, including community open houses and focus groups. Key products included a thorough gap analysis, amendment recommendations, and permit streamlining. Areas of focus included wetland and stream classifications; local conditions along shorelines; new geologic and flood hazard standards; and criteria for public agency and utility proposals.

Lakewood Downtown Plan

BERK led a team to prepare the Lakewood Downtown Plan, Development Code, and Planned Action. The Lakewood Downtown Plan—developed after engaging hundreds of diverse Lakewood residents, business owners, children and youth, and community leaders—sets out an investment and incentive strategy to spur private development at a greater scale. Downtown Lakewood is planned to attract 2.8 million square feet of employment space by 2035 supporting over 7,300 new jobs, and has capacity for over 2,250 attached housing units. Linear parks and a central park plus a new complete street grid will support mixed-use development in this cultural, recreational, commercial, and entertainment center. BERK led the development of plan policies, land use code allowances, open space and landscape standards, incentives, overlays, and procedures. BERK prepared the City’s first Planned Action Ordinance and associated EIS. BERK also led public outreach activities including targeted outreach to persons of color and youth in multiple languages, and held developer forums.

Lakewood Station District Plan

BERK led a team to prepare the Lakewood Station District Plan and Development Code through a collaborative process with a stakeholder group and a multidisciplinary team. BERK developed outreach materials and a survey. BERK also developed a Planned Action through a determination of non-significance applicable within a half mile of a high capacity transit station. Key issues included developing standards to attract missing middle housing types north of the station, accommodate master planned development along Pacific Highway, and avoid displacement of current residents and businesses while attracting new investment. The team developed a form-based code similar to the Downtown form-based code with more custom land use and master plan review procedures.

PlanIT GEO

See following pages.



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PlanIT Geo Profile and Qualifications

PlanIT Geo (PG) was founded in 2012 and is based in Arvada, Colorado with satellite offices in states across the country, including Washington. PlanIT Geo specializes in the management, enhancement, and preservation of all aspects of the urban forest through a research and science-based approach. PG has developed specific expertise regarding municipal forestry operations and strategic planning through its provision of services to many municipalities across Washington and elsewhere in the United States and Canada, including 20+ completed or ongoing urban forest management planning projects.

Since 2012, we have expanded PlanIT Geo's expertise to be a "one stop shop" for municipal urban forestry programs to include urban forest management planning, tree inventory and assessment, tree preservation planning, tree specifications and standards development, software development for tree inventory data collection and work order management, and stakeholder facilitation and collaboration.

PlanIT Geo has completed urban forest management/master plans, maintenance plans, risk tree plans, strategic planting plans, storm response and mitigation plans, and canopy action plans for the public, private, and nonprofit sectors. Recent local planning projects include Tacoma and Renton (in progress) in Washington and Wilsonville, OR. Our Certified Arborists have inventoried over a half million trees across 29 states using our tree inventory and management software, TreePlotter. Additionally, PlanIT Geo has completed more urban tree canopy assessments than any other firm, with over 300 projects for cities, counties, regions, and local areas across the country and Canada. Specifically, for WA, PlanIT Geo has completed tree canopy assessment and canopy goal setting projects in the King County Metro area, in partnership with the King Conservation District. Many of these projects required public information and opinion gathering, presentations to the public and city officials, and workshops to guide plan development and increase community forest stewardship.

With this extensive experience, short and long-term goals will be met through adept assessment and analysis methods, the benefits of today's best research, information, approach, technology, and tools; superior coordination, communication, and project management; and local offices, experience, and practice. Our staff capacity will ensure the project is completed on time and within budget while achieving the City's goals and outcomes.

UFMP Approach Overview

PlanIT Geo has developed a systematic approach to effectively evaluate all elements of an urban forestry program to developed tailored, specific, and measurable actions for long-lasting effects to achieve a shared vision. We will align the planning elements listed below with the City's final scope of services.



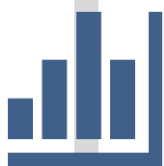
Research Deep Dive

Research guided by the USFS Discovery Matrix, Request for Information document, City and stakeholder interview, public feedback.



Current Operations, Structure, and Resources

Framework for staff and stakeholder interviews consisting of objectives, preliminary questions, discussion themes, and guiding principles.



Data Analyses (Existing Conditions)

Tree inventory and canopy cover analysis to understand and inform species and age diversity, cost-benefits, master tree list, policies, program structure.



Benchmarking Research

2020 Tree City USA database, 2014 urban forestry census (Hauer et al.), and staff consultations to establish metrics for comparison and realistic goals.



Community Engagement

Continuous engagement sessions throughout the project consisting of surveys, meetings, and materials for diverse audiences guided by the Outreach Plan



Urban Forest Audit System

The USFS system is tailored to Lakewood to evaluate nearly 130 urban forestry elements uncovering strengths and challenges to be addressed in the Plan's goal and action framework. Provides a system for long-term monitoring.

Tree-Related Policy Review and Recommendations

Assess Program Structure, Function, and Budget

- ❖ Initial information gathered through the Kickoff Meeting, correspondence, and questionnaires.
- ❖ Establish the framework for City staff and partner interviews.
- ❖ Interviews (remote) with key City staff and partners to fully capture existing practices, operations, workflows, strengths, challenges, resource needs, and ideas.
- ❖ Our Consulting Team proposes 5 remote interview sessions with staff identified by the Project Team. The framework for these sessions has been applied to over 40 city departments in the last three years and will be tailored specifically to the City of Lakewood as recommended by the PROJECT TEAM.
- ❖ Information from the interviews is documented for use in Task E to develop recommendations.

Review City Code, Ordinances, Policies, and Planning Documents

Our Consulting Team understands the need to improve existing tree code and evaluations necessary for new ordinances. To do this, input from the City staff, stakeholders, and the community must be integrated and aligned with industry standards, comparable cities, state requirements, and City goals. Our Consulting Team has extensive experience in evaluating existing code/policies and providing recommendations and language for amendments to municipal code. In addition to input and research, we will utilize management tools such as:

- [American National Standards Institute's \(ANSI\) A300, Z60.1, Z133, among others](#)
- [International Society of Arboriculture \(ISA\) Best Management Practices](#)
- [Guidelines for Developing and Evaluating Tree Ordinances \(USFS, 2001\)](#)
- [Worksheet for Review of Municipal Codes and Ordinances \(Center for Watershed Protection, USFS, 2018\)](#)
- [U.S. Forest Service's \(USFS\) Urban Forest Sustainability and Management Audit System](#)
- [Vibrant Cities Lab and the Community Assessment & Goal-Setting Tool](#)
- [Vibrant Cities Lab's Climate & Health Action Guide \(2020\)](#)
- [A Model of Urban Forest Sustainability \(Clark et al. 1997\)](#)
- [Criteria and Indicators for Strategic Urban Forest Planning and Management \(Kenney et al. 2011\)](#)
- [Climate Adaptation Workbook \(USFS, American Forests, and Northern Institute of Applied Climate Science\)](#)
- [i-Tree Suite of Tools \(USFS, Davey Tree Expert Company, and partners\)](#)
- [Urban Forest Pest Readiness Playbook](#)
- [A 2014 Urban and Community Forestry Census of Tree Activities \(Hauer, et al. 2014\)](#)

The general tendency for a city developing a tree ordinance is to look toward other communities for ordinances already in place to see what can be learned regarding structure, procedure, and effectiveness. This is an excellent way to get general guidance on content and procedures. Some pitfalls associated with relying too heavily upon another community's ordinance are:

- assuming your community's forest resources are the same as your neighbors,
- substituting someone else's community vision for your own,
- assuming the sample ordinance is compatible with other organizational structures within your community government or that it can be made to be compatible,
- perpetuating the perspective that the way someone else does it is the way we should do it (i.e., "If it's good enough for them, it's good enough for me."),
- modeling your ordinance after one that is not effective and efficient in application,
- modeling your ordinance after one that is not reflective of your community's unique characteristics (i.e., size, growth rate and patterns, cultural or regional perspectives),
- modeling your ordinance after one that restricts the addition of new ideas about how to impact or conserve the community forest,
- reinforcing the false impression that developing an effective ordinance can be a short-cut process.

For these reasons and others, it is recommended that Lakewood utilize PlanIT Geo's urban forestry professionals to review and revise ordinances. PlanIT Geo's extensive ordinance planning provides the City with the benefits of understanding 1) the common issues, 2) the extent of effort required and time commitments, 3) the common opposition to tree ordinance updates, 4) the approach to effectively handle opposing views, 5) the costs and savings to a community, 6) the methods for measuring success and effectiveness of new ordinance implementation, and, 7) the means to revise ordinances in an adaptive management approach for an everchanging environment.

New and updated ordinances may include the following sections:

- **Findings** – includes a community's vision and perspective of itself with respect to the trees and other natural resources. Contains a view of the future and states the community's willingness to develop a structure to preserve, conserve, and/ or move toward that view. It should include the value of trees and other resources to the community. This section is an important component of tree ordinances because it usually establishes the ordinance's legal authority.
- **Purpose and intent of the ordinance** – next to the vision, this is the most important section as it details reasons for existence of the ordinance. Should the purpose and intent of the ordinance be weak it will likely be unenforceable. This section should be based on the objectives of the ordinance.
- **Definitions** – includes a list and description of terms used in this ordinance and a list of those terms referenced in other ordinances such as planning and zoning or development ordinances.
- **Administrator identification** – defines who will be responsible for enforcing the ordinance, reviewing tree protection plans, etc. This individual is usually the city or community arborist. This section also details the qualifications of the arborist and assigns the arborist the duty of developing arboricultural standards relative to tree care, protection, construction impacts, and administrative guidelines for ordinance compliance.
- **Requirements for community departments** – requires community departments to follow the ordinance requirements for actions taken on public property.
- **Requirements for private landowners** – requires private landowners to follow the ordinance requirements. Permits for, or restrictions on development activities, tree protection during construction, tree removal, replanting, and mitigation would be included in this section. A requirement to file tree location and assessment plans, tree protection plans, landscape plans, replanting plans, or other plans deemed necessary by the ordinance or arborist for those conducting land-disturbing activities also may be included in this section.
- **Requirements for public land** – requires individuals in the private industry and citizens to follow the ordinance requirements for tree planting, maintenance, and activities that impact trees on public land.
- **Vegetation conflicts** – relating to traffic views, sign and utility clearance, and right-of-way encroachment.
- **Provide for specimen tree protection and specimen stand protection** – lists required permits and penalties.
- **Develop arboricultural specifications for species** and quality of trees to be planted within the community on properties governed by the tree ordinance.
- **Alignment with other policies, standards, and issues** – identifies other city planning efforts and policies that support tree-related ordinances for consistency and efficiency.

The following steps provide an overview of the Lakewood tree ordinance review and revision process where stakeholders will acquire a better understanding of the urban forest as a valuable asset that must be managed with supporting policies. By providing an effective ordinance update and building on the stakeholder support, the urban forest managers will be equipped to present to City Council for adoption.

1) Initial Research and Information Gathering

The Consulting Team will utilize resources such as the ISA Guidelines for Developing and Evaluating Tree Ordinances (A), the Center for Watershed Protection's Municipal Code and Ordinance Review Worksheet (B), and the USFS Urban Forest Audit System (C)—all of which support industry standards and best practices.

2) Additional Information Gathering

After completion of the internal research and information discovery by the Consulting Team, meetings and interviews will be arranged with the PROJECT TEAM and others identified during the Kickoff Meeting. This includes remote meetings or questionnaires with members of the community that oppose changes to the ordinance (e.g., builders associations, developers, real estate professionals, landscapers, businesses). These meetings are separate from the public town hall meetings and will be arranged to identify common goals and solutions.

3) Benchmarking Research

At this stage, the Consulting Team will conduct benchmarking research of ordinances in comparable cities identified during the Kickoff Meeting. PlanIT Geo provides services to communities across the nation and specific to Washington which lends Lakewood a unique benefit to receive a comprehensive analysis and comparison to develop effective ordinances for the City's trees. Our Consulting Team will be able to apply experiences, procedures, and innovative ideas by benchmarking city attributes in a project-proven approach. We will utilize our network of clients and urban forest managers to provide a summary of common problems, concerns, partners, results, and revision processes.

4) Draft Ordinance Revision

By completing steps 1-3, the Consulting Team will have the information necessary for drafting the revision to City ordinances. This will include any new additions to City Code and ordinances. PlanIT Geo will provide the draft document and has budgeted for one (1) review period. This review from the PROJECT TEAM should be led by the City point of contact who will compile all edits, comments, and questions into one document for use by the Consulting Team. To support the draft updates, guidelines for monitoring, enforcement, outreach, funding, permitting, best management practices, and alignment of existing efforts will be provided. The draft ordinance completion date is in alignment with the second public town hall meeting.

5) Final Ordinance Revision

After the PROJECT TEAM provides feedback on the draft revision, the Consulting Team will organize a remote meeting to discuss the recommended changes and address any comments and questions. The Consulting Team will then complete the final document and provide all files and materials that comprise the revised ordinances.

6) Presentation of Proposed Ordinance

The Consulting Team will present the final report remotely to the City's oversight committee and attend (remotely) the City Council meeting where the tree ordinance revisions will be presented to Council for approval. A draft presentation will be prepared for review by the PROJECT TEAM and the Consulting Team will finalize the presentation.

TASK DELIVERABLES: Staff questionnaire(s), PowerPoint and PDF of staff interview framework, 5 (remote) staff interview sessions, recorded interviews (if approved), interview summary documents, Information Discovery Matrix, remote meetings and questionnaires to address opposing views of ordinances, Benchmarking Research Matrix, draft ordinance recommendations document in Microsoft Word and Adobe PDF, City/PROJECT TEAM feedback document, meeting to discuss draft ordinance changes, final ordinance revision report, draft presentation in MS PowerPoint and Adobe PDF, final remote presentation, Council approval.

Project Team

Chris Peiffer is an ISA Certified Arborist of 7 years and Municipal Specialist for 2 years. He will be the project manager for the Lakewood, WA urban forestry project. He will lead all components of the project by conducting research, leading City staff interviews, analyzing research and data, community engagement (if applicable), evaluating the City's baseline conditions using the U.S. Forest Service Audit System, ordinance and policy review, draft recommendations, presentations, and final report.

Chris specializes in urban forest planning, management, development, and innovation. He is experienced in the collection of tree inventory data, inventory data synthesis and analysis, risk tree management, and urban forest management plan writing. This experience includes hazard tree plans, regional canopy action plans and strategies, strategic planting plans, analysis and reporting of tree inventories, strategic planting plans, and Urban Tree Canopy (UTC) reports. **In the past 7 years, Chris has served as the project manager for nearly 30 urban forest management plan projects with budgets totaling over \$1 million, engaging over 5,300 community residents, and interviewing 145 Town staff representing nearly 40 departments.**

Chris is also an expert arborist and seasoned field crew manager with experience from leading tree care firms, understanding the maintenance needs, tree physiology, risk prioritization, and tree responses to proper tree care. He has a bachelor's degree in Urban Forestry and is a graduate of the 2011 Municipal Forestry Institute, 2013 Urban Forestry Institute, and 2014 Urban Forest Strike Team Training.

Experience Overview

Tacoma, WA Municipal Code Review and Recommendations

Tacoma, WA Trees and Construction (Sidewalk) Operations Plan

[Tacoma, WA Urban Forest Management Plan](#)

[Tacoma Mall, WA Strategic Urban Forest Action Plan](#)

[Longview, WA Tree Inventory Summary Report](#)

Wilsonville, OR Tree Preservation Guidance and Recommendations

Wilsonville, OR Tree Ordinance Review and Recommendations

Wilsonville, OR Trees and Infrastructure Conflicts Solutions Workbook

Renton, WA Urban Forest Management Plan (in progress)

[Colorado Springs, CO Urban Forest Management Plan](#)

Colorado Springs, CO Tree Ordinance Review and Recommendations

Colorado Springs, CO Trees and Construction Operations Plan

[West Virginia State University Tree Maintenance Plan](#)

[Fairfax, VA Tree Program Evaluation Report](#)

[Kettering, OH Urban Forest Management Plan](#)

[Troy, NY Urban Forest Management Plan](#)

Pricing

Task	Description	Hours	Cost
Tree Canopy data purchase	Tree Canopy Cover % (Entire city, census blocks, block groups, Zip codes, HUC-12 Watershed) Land Cover Metrics (Tree Canopy, Shrub, Grass/open space, Impervious, Bare Soil, Water metrics) 2 Custom Boundary Metrics (Ex. Neighborhood, Council District, Parcels, Land Use, Parks, Right of Way, Urban Growth Area, Private/Public) Canopy Change Metrics (Choose historical year up to 10 years)	One time cost	\$4,750
City Staff Consultations	Five remote meetings with key staff and stakeholders to gather an understanding of current operations, strengths, challenges, and priorities	50	\$4,000
Tree-Related Ordinance/Policy Reviews & Recommendations	Utilizes industry standards, research, and worksheets to review and cross-examine existing ordinances and policies impacting or affecting trees in the City. Policy recommendations based on canopy goals will be drafted if applicable (see menu option below). Includes a draft document, 2 virtual presentations, and a final document of recommended revisions and additions to the ordinance and policies	120	\$9,600
Reporting	Compiling components into a narrative and report	40	\$3,200
ESTIMATED COST OF RECOMMENDED SERVICES		210	\$21,550

Urban Forest Management Plans

PlanIT Geo has completed numerous urban forestry projects for communities throughout the State of Washington and abroad. These projects require contracts, state-county-local licenses, and adherence to regulations and standards. PlanIT Geo has been conducting urban forestry planning projects for communities and organizations for over eight years.

Tacoma, WA - Urban Forest Management Plan (Environmental Service Department)

Lead: PlanIT Geo. PlanIT Geo developed the City of Tacoma's Urban Forest Management Plan. One of the primary purposes of the plan was to evaluate resources to develop an in-house arborist crew. This project required extensive review of City policies and internal procedures. The consultant team developed and conducted three public meetings, two public surveys, twelve City staff meetings, and numerous other stakeholder events in order to engage and participate with a wide range of audiences. Additional data gathering included the inventory of 7,000 street trees and budget analysis. 5-year action strategies were developed for the 20-year UFMP, each with their own criteria and thresholds. The project included an extensive review with recommendations for the Tacoma Municipal Code (includes use of ISA BMPs and ANSI Standards). Phase 3 will consist of a Trees and Construction Operations Plan, a Tree Risk Reduction Plan, and a Sustained Funding Report. View the project website at www.tacomatreeplan.org and the final plan [here](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett

Address: 326 East D St Tacoma, WA 98421

Budget: \$274,901 | Date of Performance: April 2019 – December 2019 (8 months)

Status: Completed

Fremont, CA - Urban Forest Management Plan (Community Services Department)

Lead: PlanIT Geo. The purpose of the plan is to make recommendations on planning, policy, and procedures to reflect industry best practices; provide targeted goals to increase, maintain, and protect a diverse tree canopy; analyze the current urban forests; provide guidance on program structure(s); develop guidelines for establishing a nonprofit and Tree Board; maintenance recommendations; and community engagement, among others. The project will consist of a website, urban tree canopy growth report, canopy goals, program scenarios, maintenance and risk management recommendations, tree species list, homeowner and contractor tree manuals, budget analysis, policy recommendations, goals and actions, monitoring plan, and 15 public engagement sessions (meetings, surveys, contests, social media). View project website [here](#) and Tree Inventory Summary Report [here](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett, Rocky Yosek, Jeremy Cantor

Address: 39550 Liberty St. Fremont, CA 94537

Budget: \$150,000 | Date of Performance: February 2021 – March 2022 (13 months anticipated)

Status: In Progress

Colorado Springs, CO – Urban Forest Management Plan (City Forestry Division)

Lead: PlanIT Geo. This Urban Forest Management Plan provided the framework for enhancing the City Forestry Division's levels of service as it relates to the management of the urban forest and meeting community goals. The planning process included an extensive analysis of the existing conditions and operations by using the U.S. Forest Service's Urban Forest Sustainability and Management Audit. The Audit was informed by information gathering via city staff interviews, public meetings, data analyses, and benchmarking research. The results of the planning included guidance for and impacts of multiple management scenarios and recommended management approach to achieve long-term goals for sustainability. Project includes extensive review of City Code, Forestry Rules & Regulations, and Landscape Policy Manual to provide recommendations. Includes analysis of costs of not pruning, estimated costs for a 7-year rotational pruning program, staffing and budget requirements, emerald ash borer plan, trees and sidewalks operations plan, and fact sheets. View the plan [here](#), the [Research Summary](#), and the [UFMP Fact Sheet](#).

Project Details:

Project Manager: Chris Peiffer | Supporting Staff: Maegan Blansett, Rocky Yosek

Address: 1401 Recreation Way Colorado Springs, CO 80905

Budget: \$70,500 | Date of Performance: August 2019 – October 2020 (14 months)

Status: Completed

References

Project: Fremont, CA Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Kit Jory, City Urban Forester

Address: 39550 Liberty St. Fremont, CA 94537

Contact Info: kjory@fremont.gov | (510) 494-4854

Date of Performance: February 2021 – March 2022 (anticipated)

Budget: \$150,000 | Status: In Progress (view project website at www.fremonturbanforest.com)

Project: Tacoma, WA Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Mike Carey, Urban Forest Program Manager

Address: 326 East D St Tacoma, WA 98421

Contact Info: mcarey@cityoftacoma.org | (253) 404-6989

Date of Performance: April 2019 – December 2019 (8 months)

Budget: \$274,901 | Status: Completed (view project website at www.tacomatreeplan.org)

Project: Colorado Springs, CO Urban Forest Management Plan (+ inventory, UTC, and software)

Contact: Dennis Will, City Forester

Address: 1401 Recreation Way Colorado Springs, CO 80905

Contact Info: Dennis.Will@coloradosprings.gov | (719) 385-6550

Date of Performance: August 2019 – October 2020 (14 months)

Budget: \$70,500 | Status: Completed

Project: Kettering, OH Urban Forest Management Plan (+ inventory and software)

Contact: Gary Schussler, Parks Superintendent

Address: 3170 Valleywood Drive, Kettering, OH 45429

Contact Info: gary.schussler@ketteringoh.org | (937) 296-2486

Date of Performance: February 2020 – April 2020 (2 months)

Budget: \$7,500 | Status: Completed

Timeline

Estimated timeline. Final timeline provided based on the project scope of work.

Advisory Committee	Month 1 (January 2022)
Research	Month 2
Staff Consultations	Month 2
Benchmarking	Month 3-4
Ordinance Revision Draft	Month 5
Presentation (remote)	Month 6
Ordinance Revision Final	Month 7
Presentation	Month 8 (August 2022)

Attachment B: Lakewood Tree Code Update

Public Participation Plan | DRAFT November 22, 2021

Background and Purpose

The City of Lakewood promotes the retention and planting of trees in its Comprehensive Plan to enhance the environment and to provide for a quality streetscape:

- LU-63.2: Ensure the retention and planting of trees and other vegetation to promote air quality.
- UD-1.1: Provide attractive streetscapes with street trees and sidewalks, planting strips, shelters, benches, and pedestrian-scale lighting in appropriate locations.

In 2021, Lakewood adopted a new Energy & Climate Change chapter in the Comprehensive Plan which calls for reduced energy consumption and improved carbon sequestration, including the preservation of local tree canopy and wetlands.

Lakewood's Legacy Plan 2020 for its parks also identifies opportunities to add more trees and landscaping in parks.

The City's long-range plans are implemented by development regulations and programs. In its municipal code (Chapter 18A.70) the City regulates development regarding how and when significant trees of certain sizes are preserved or replaced. It requires trees in street rights of way. Lakewood also addresses significant trees through the application of the State Environmental Policy Act (SEPA). The City enforces violations of its codes and collects fines for violations. The fines are used to acquire wooded areas and to plant and maintain trees.

Community members have expressed interest and concerns in how the City manages trees. The City has shared its policies, codes, and enforcement provisions, and invited public input to identify proposed changes to the tree regulations in summer 2021. The City intends to set up an ad hoc committee and develop potential legislative proposals in 2022.

This Public Participation Plan is designed to promote meaningful community engagement and outreach to help Lakewood consider its tree canopy objectives and regulations.

Community Demographics and Tree Conditions

As of 2020, Lakewood is a community of about 63,612 persons. Lakewood is a diverse community. About 53 percent of the population identifies as White, and 47 percent of the community identifies as another

race, including Black (13%) and Asian (9%). In comparison, Pierce County on the whole has a share of about 64 percent White residents. The City's share of persons of Hispanic origin is almost 19 percent, higher than the county at 12 percent. (US Census 2020) About 22 percent of Lakewood residents speak a language other than English at home (Spanish and Asian and Pacific Islander languages); about 8 percent speak English less than very well. Persons of Color¹ in Lakewood tend to live in the east side of Lakewood; see maps in the Appendix.

Lakewood also has a higher poverty rate of about 16.6 percent compared to the county's rate of 9.1 percent. The median income for the County is about \$79,243 and in Lakewood is substantially lower at \$51,972. (2019 American Community Survey) Those with lower incomes tend to live in the east side of Lakewood; see maps in the Appendix.

Lakewood is an urban community with a mall, commercial corridors, and industrial parks, as well as residential districts. As a result, the community has districts with lower percentages of tree canopy and higher percentages of impervious surfaces. Where there is more pavement and less trees, there can be "heat islands" that have higher temperatures. These conditions can be found predominantly in eastern Lakewood where there also tends to be a higher proportion of Persons of Color and lower income households. See maps in the Appendix.

This Public Participation Plan identifies objectives and strategies considering community demographics and conditions in the remainder of this document.

Public Outreach & Engagement Guiding Principles

The Tree Code Update outreach and engagement efforts will be steered by guiding principles:

- **Be Inclusive.** The City of Lakewood has adopted a statement on equity on April 19, 2021.² The statement includes the advancement of equity and deliberate practice of inclusion. This includes ensuring equity in municipal planning such as with the Tree Code Update. While primarily applicable to state agencies, the City intends to consider the goals of the HEAL Act (E2SSB 5141) to support agency consideration of overburdened communities and vulnerable populations in the design of public engagement activities and in the formation of proposals to address environmental burdens and benefits. Towards equity and inclusion, this Public Participation Plan is meant to:
 - Create opportunities for inclusive engagement to reach a broad group of participants.
 - Create opportunities for engagement for underserved populations.
- **Make public engagement enjoyable and accessible.**
 - Choose fun activities.
 - Choose meeting times and locations that are accessible to as many participants as possible.
 - Create multiple ways to engage.
 - Collaborate with other City initiatives and make outreach efforts cohesive to minimize participant fatigue.

¹ Persons of Color: Those whose race is not "White Alone" and anyone who is Hispanic and not White in the Census data.

² See: <https://cityoflakewood.us/lakewood-city-council-adopts-statement-on-equity/>.

- **Stay in Touch.**
 - Provide for ongoing communication and updates.
 - Maintain current lists of organizations identified as key stakeholders, and send updates to keep them informed of the process and ways to participate.
 - Respond to emails/communication whenever possible to acknowledge input and concerns.
- **Provide easy and convenient access** to project information.
- **Document and Learn** from Outreach Efforts.
 - Keep records of outreach attendance.
 - Make time to reflect on the outcome of each activity – what went well, what could be improved, and what was learned.
 - Respect the feedback received and honor it in project outcomes.
- **Gain support** for the final code.

Stakeholders & Audiences

The Public Participation Plan is designed to reach all audiences that may have an interest in the Tree Code Update, including but not limited to:

- General Public
- Interested property owners and developers
- Community and nonprofit organizations
- Appointed and elected officials

A list of potential contacts is provided in the Appendix, and would be updated over time as needed.

Across the audiences, it is a goal of this plan to ensure that outreach techniques and materials reach residents, property owners, and businesses including those with different ethnicities and primary languages (e.g., Spanish, Korean). This would involve engaging interpreters to help translate materials into these languages, and to support selected outreach events as appropriate.

Public Engagement Strategies & Activities

Public engagement strategies will include use of a project website, an advisory committee, and legislative meetings. It also includes targeted outreach and engagement through stakeholder interviews and discussion groups.

Building Awareness

For this phase, activities could include:

- Work with Community Development Department to set up dedicated web page.
- Develop outreach materials (e.g., fact sheet, postcards).
- Coordinate with City Communications Manager.
- Distribute materials through social media and stakeholders.

Advertising Events

Methods of advertising public participation opportunities may include some or all of the following:

- Project website
- Press releases and social media
- Community newsletter
- Postcards, fliers, and FAQs.
- Sending information to key stakeholders to distribute to their networks
- Other methods the City has found effective

Outreach and Engagement

Advisory Committee

The City intends to work through the Tree Code Update with an ad-hoc Advisory Committee. This group could serve as a sounding board reviewing tree canopy background information, tree code evaluation conducted by consultants, and potential goals and objectives of the Tree Code Update. A range of members would be established. The members could include stakeholders, including:

- Those who are affected by a policy decision
- Those who can affect a policy decision
- Those who have the resources and authority to carry out a policy decision

Stakeholders that fit these different characteristics may include: residents in different neighborhoods with interests in tree care and protection, developers or builders such as Master Builders Association of Pierce County, utilities, Nisqually Tribe, agencies with expertise (e.g. Pierce Conservation District, US Forest Service), environmental groups (e.g. Audubon Society), City advisory bodies (e.g. Parks Board representative), City parks/public works maintenance staff, City permit review staff, or others.

As a “sounding board” the ad-hoc Advisory Committee would share their ideas with City officials and shape the issues and options that eventually would evolve into legislative proposals. It is anticipated that the meetings would be held virtually in 2022.

Formal recommendations on the Tree Code Update would come from the Planning Commission consistent with the Growth Management Act and Lakewood Municipal Code.

Targeted Outreach

The city is home to a diverse community with businesses and residents that reflect different ethnicities and primary languages (e.g., Spanish, Korean, etc.). Targeted outreach will help identify key contacts for follow up in interviews, discussion groups, or other event/meeting participation. The City and Consultant team will make use of interpreters regarding materials and to help facilitate meetings.

Outreach activities are anticipated to include a range of activities. Early phone calls and discussions with points of contact will help shape later activities. Examples may include:

- Call community groups or churches serving ethnic communities to help recruit people for a discussion group, or to distribute postcards.
- Follow-up with phone calls or emails to keep contacts aware and interested in the project progress.
- Be part of standing agendas at a neighborhood meetings to discuss the code update.

Stakeholder Interviews and Discussion Groups

- Interview key stakeholders in community to help define outreach objectives, methods, and general input on the Tree Code review. Use interviews to help identify participants in discussion groups as needed.
- Conduct discussion groups to gain input on tree canopy goals and code update elements. Early ideas for focus groups include a meeting with Neighborhood Association³ representatives, developer group, Youth Council, and/or Korean Women’s Association.

Comment Collection

- Develop brief (e.g., 3-question) polls that are easy to respond to on smart phones. Translate poll questions into Spanish and Korean as appropriate.
- Develop a virtual or an in-person outdoor “walk and talk” to visit different areas of Lakewood and trees in the landscape. This could take the form of self-guided tours (translated), a video on the project website, or in-person outdoor walks.
- Develop an interactive map where people can “drop pins” with ideas to enhance or protect trees in Lakewood. This could be part of the “self-guided” tour materials described above.

Legislative Meetings

- Support the legislative review process with the Planning Commission and City Council including public hearings, drafting the adopting ordinance, and providing supporting materials on the planning process and public outreach during plan development.

Activities and Roles

Community engagement and outreach is a joint effort between the City staff who have long-term relationships with residents and businesses and the consultant team who provide additional resources for the Tree Code. This section summarizes the key outreach strategy and activities and roles and responsibilities between City staff, the consultants, and others.

³ See: <https://cityoflakewood.us/neighborhood-associations/>.

Exhibit 1. Outreach Strategies, Actions, Roles, and Responsibilities

Outreach Strategies Phases/Activity	Key Actions	Roles & Responsibilities
Building Awareness		
Dedicated Website	Dedicated page	City creates and maintains page Consultant creates content
Outreach Material Templates	Develop postcard and fact sheet	Consultant develops material
Advertising Events		
Press Releases, Community Newsletter	Post and distribute ahead of events	City Communications Manager
Postcards, Fliers, FAQs, Social Media Posts	Develop materials	Develop Content: Consultant
	Print materials	Print and Distribute: City
Sending information to key stakeholders	Distribute	Distribute: City
Outreach and Engagement		
Targeted Outreach	Provide contact names and information	Contact names/info: City Community Dev / City Admin Staff
	Conduct calls and reach out to contacts	Conduct outreach: Consultant
	Provide translation where appropriate	Translation: City staff where appropriate, or use of translation service coordinated by Consultant
Interviews	Conduct phone calls	Interviews: Consultant
Discussion Groups	Work on logistics (e.g., Zoom)	Logistics: City Community Dev / City Admin Staff
	Invite Stakeholders	Invite Stakeholders: City and Consultant depending on contacts
	Conduct Discussion Group	Focus Group: Consultant
Poll, Self-Guided Tour, Online Comment Map	Develop questions	Develop poll questions collaboratively: Consultant and City
	Host survey	Prepare an ESRI online map with comment features: Consultant
		Post links on website and share through social media channels: City
Committees and Legislative Bodies		
Advisory Committee	Scheduling and Logistics	Scheduling/Logistics: City
	Agendas and Materials	Agendas and Materials: Consultant
	Facilitation	Facilitation: Consultant

Outreach Strategies Phases/Activity	Key Actions	Roles & Responsibilities
Legislative Meetings (Planning Commission and City Council)	Schedule Presentations	City lead Consultant supports depending on role

Schedule

It is anticipated that the effort to develop the Tree Code Update will begin in early 2022 and conclude in approximately August 2022.

Month	Example Activity
Month 1	<ul style="list-style-type: none"> ▪ Kick off project: e.g., lessons learned in current code implementation and public and private roles and responsibilities in tree care ▪ Collect background data (tree canopy location by subarea/land use type) ▪ Start Tree Code evaluation ▪ Form Advisory Committee: Set up Charge and Role
Month 2	<ul style="list-style-type: none"> ▪ Draft Tree Code Evaluation ▪ Advisory Committee Meeting 1: introductions, review background data, discuss guiding principles/objectives ▪ Outreach/Targeted Outreach: website and fact sheet, phone interviews
Month 3	<ul style="list-style-type: none"> ▪ Advisory Committee Meetings 2 and 3: consider tree canopy goals across city, review code evaluation ▪ Outreach/Targeted Outreach: Poll, tree tour, discussion groups
Month 4	<ul style="list-style-type: none"> ▪ Advisory Committee Meetings 4 and 5: review outreach results to date, share issues and options for code changes, review case studies
Month 5	<ul style="list-style-type: none"> ▪ Advisory Committee Meeting 6: final review and advice as sounding board for code and implementation ▪ Planning Commission Study Session ▪ City Council briefing
Month 6	<ul style="list-style-type: none"> ▪ Planning Commission Hearing and Recommendations ▪ City Council briefing
Month 7	<ul style="list-style-type: none"> ▪ Planning Commission Recommendations ▪ City Council Hearing
Month 8	<ul style="list-style-type: none"> ▪ City Council Decision

Adapting and Learning

After each major engagement effort, the team will summarize results, and consider what efforts achieved desired results and what could be improved, e.g., noticing, types of activities, etc. The team will apply lessons learned to follow up steps. The schedule and sequence of events may be adjusted along the way as appropriate.

Attachment A: Preliminary Contact List

Tribes, Governments, Regional

Nisqually Tribe
Pierce County
South Sound Military Communities
Partnership (SSMCP)
Tacoma-Pierce County Health Department
Washington State Department of
Transportation (WSDOT)

Special Interest Groups

Habitat for Humanity
Lakewood Chamber of Commerce
Lakewood Community Foundation
Lakewood Garry Oaks Conservancy
Master Builders Association Pierce County
Sound Oaks Initiative
Tacoma Pierce County Association of
Realtors
Tacoma-Pierce County Chamber of
Commerce
Tahoma Audubon Society

City Advisory Boards

Lakewood Multicultural Coalition (LMCC)
Lakewood's Promise
Landmarks and Historic Advisory Board
Parks and Recreation Advisory Board
Planning Commission
Youth Council

Education, Service, and Utility Providers

Clover Park School District (education)
Clover Park Technical College (education)
Lakeview Light and Power (electricity)
Pierce College (education)
Pierce County Library (education)
Pierce County Utilities (sewer)

Puget Sound Energy (gas)
Tacoma Power (electricity)
West Pierce Fire and Rescue (fire/EMS)

Neighborhood Associations

Lake City Neighborhood Association
North East Neighborhood Association
North Lakewood Neighborhood Association
Springbrook Connections
Springbrook Neighborhood Association
Tillicum/Woodbrook Neighborhood
Association

Businesses

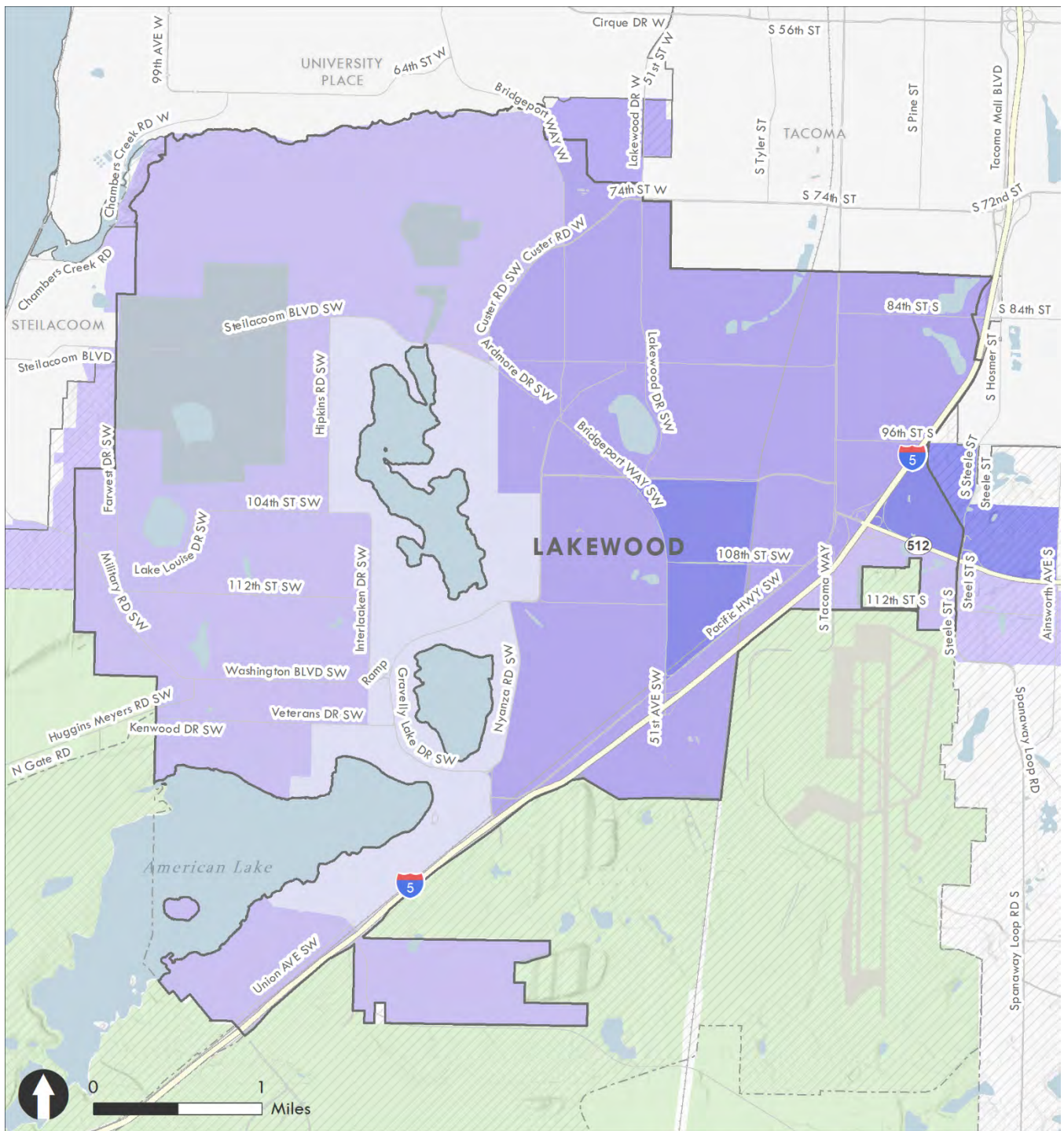
Lakewold Gardens
Lakewood Industrial Park
Lakewood Towne Center
Pierce County Business Accelerator Program
for Lakewood businesses

Community Groups

Active Homeowner Ownership Associations
American Lake Improvement Club
Chambers-Clover Creek Watershed Council
Clover Park Kiwanis
Clover Park Rotary
Emergency Food Network
Korean Women's Association
Lake Steilacoom Improvement Club
Lakewood First Lions
Lakewood Historical Society
Lakewood Knights Lions Club
Lakewood Rotary
Lakewood United
Partners for Parks
Rainbow Center

Attachment B: Demographic and Tree Canopy Maps

- Persons of Color: Those whose race is not “White Alone” and anyone who is Hispanic and not White in the 2020 Census data.
- Median Family Income: 2020 Census data.
- Impervious Areas and Heat Severity: Trust for Public Land 2021.
- Tree Canopy Coverage: American Forest 2021.



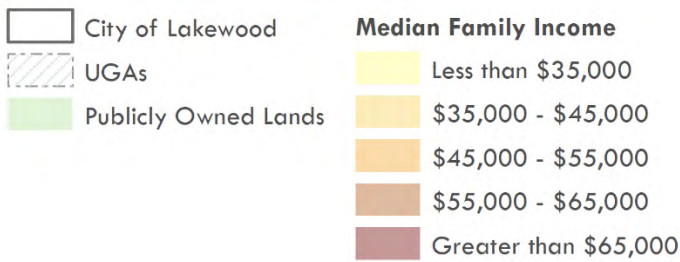
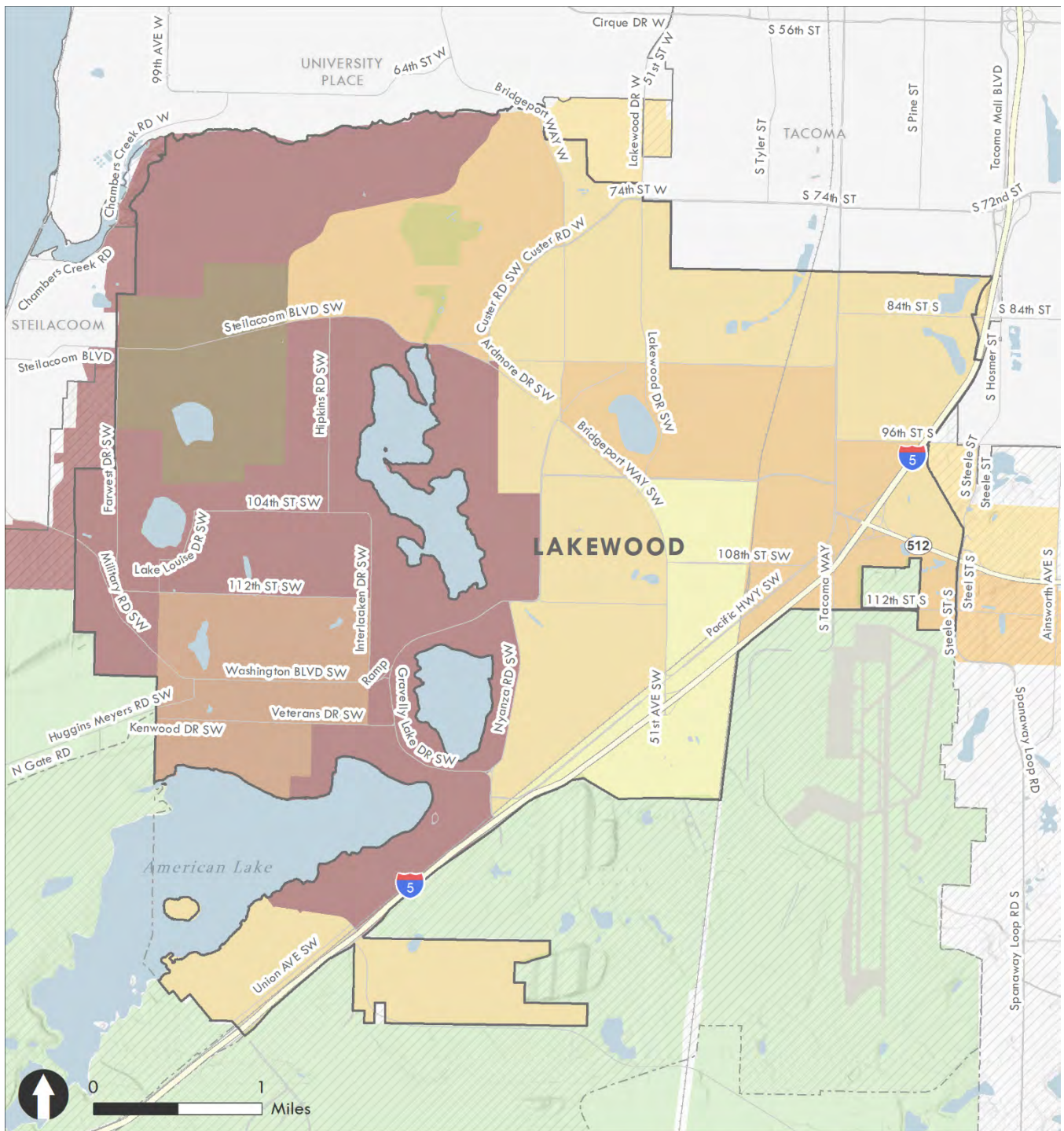
- City of Lakewood
- UGAs
- Publicly Owned Lands

Persons of Color as a Percent of Population

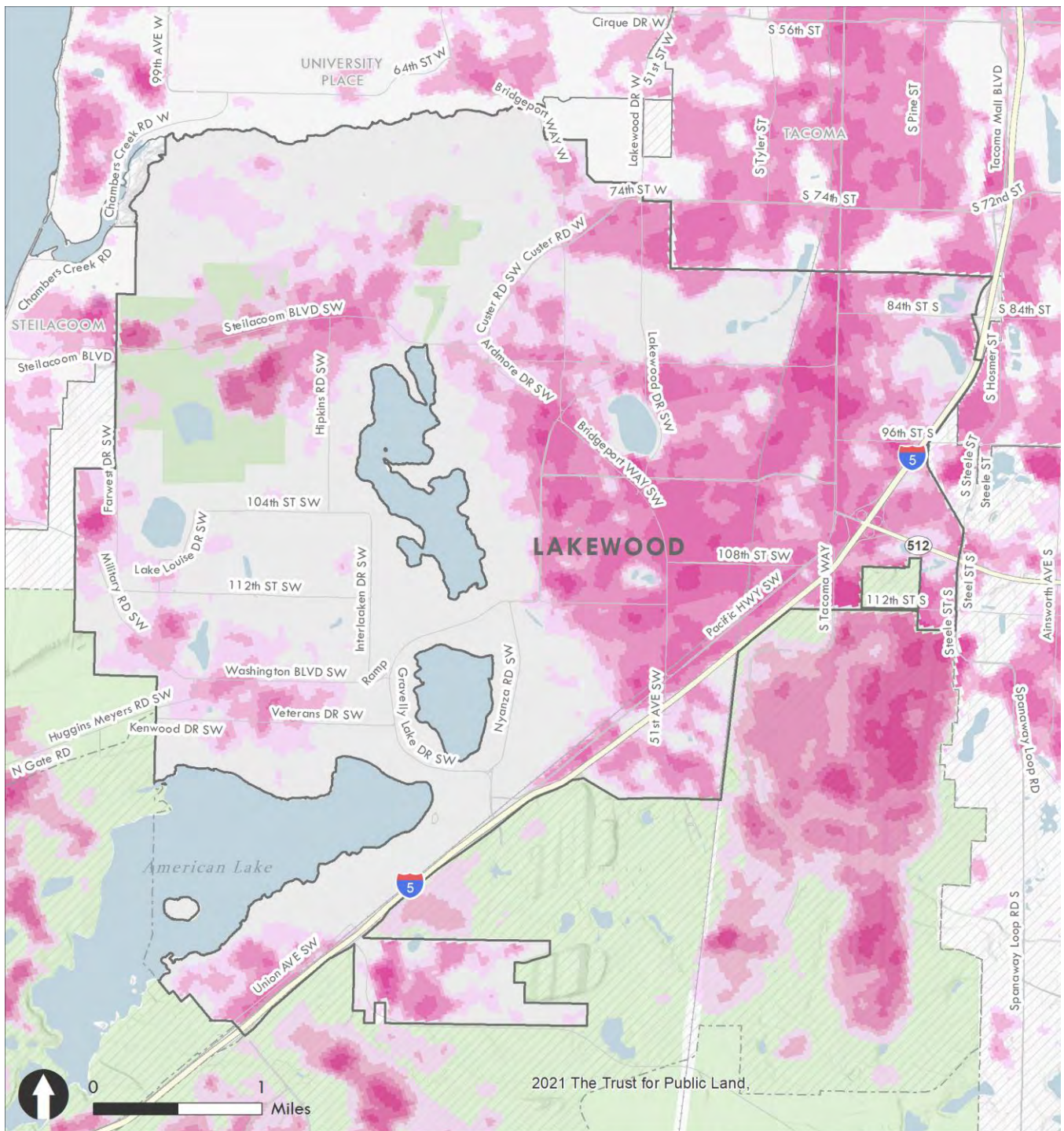
- 30% or Less
- 30 - 50%
- 50 - 70%
- Greater than 70%



Map Date: October 2021
Sources: ESRI, 2021; US Census Bureau, 2020.



BERK
 Map Date: October 2021
 Sources: ESRI, 2021; US Census Bureau, 2020.



- City of Lakewood
- UGAs
- Publicly Owned Lands

Contiguous United States Cities Heat Severity 2020

- Mild
- Mild to Moderate
- Moderate
- Moderate to High
- Severe



Map Date: October 2021
 Sources: ESRI, 2021; US Census Bureau, 2020;
 The Trust for Public Lands, 2021.

EXHIBIT "B"

COMPENSATION

1. Total Compensation: In return for the Services, the City shall pay the Contractor an amount not to exceed \$60,000 and 00/100 Dollars () and Washington State sales tax equal to \$0.00 and /100 Dollars (\$ 0.00) for a total amount not to exceed \$60,000 and 00/100 Dollars (\$ 0.00).

2. Method of Compensation:

Monthly billing upon receipt of BERK Consulting invoice.

REQUEST FOR COUNCIL ACTION

DATE ACTION IS REQUESTED: August 15, 2022	TITLE: Wards Lake Park Expansion and property acquisition	TYPE OF ACTION: — ORDINANCE NO. — RESOLUTION NO. <u>X</u> MOTION NO. 2022-59 — OTHER
REVIEW: August 15, 2022	ATTACHMENTS: - Original P&S Agreement - Updated P&S Agreement - BSP Amendment - Amendment to CC&R's - Site Map	

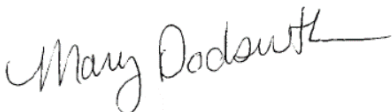
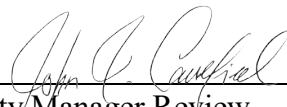
SUBMITTED BY: Mary Dodsworth, Park, Recreation and Community Services Director

RECOMMENDATION: It is recommended that the City Council authorize the City Manager to execute the necessary agreements to acquire 10.47 acres of land near Wards Lake Park.

DISCUSSION: Wards Lake Park is located in the Northeast neighborhood area of Lakewood. Since incorporation, the City has utilized a variety of funding sources to purchase parcels of contiguous land, remove structures, clean up the site and develop portions of the area now known as Wards Lake Park. A successful 2019 Pierce County Conservation Futures grant application (Resolution F2019-123) set in motion the purchase of multiple parcels (and portions of parcels) equaling 10.75 acres to expand park use and improve visitor safety and accessibility. The purchase of a single residential parcel (.24 acres) successfully closed in November 2020 (during the height of the pandemic). (**DISCUSSION** continued page 2)

ALTERNATIVE(S): Not approve the updated purchase and sales agreement which would cancel the property purchase.

FISCAL IMPACT: The project is currently funded in the Parks CIP budget. Total Project Cost is anticipated to be \$93,500 (\$22,500 survey & permit docs, \$13,000 seller liaison, \$1,350 permit fees, \$55,000 parcel purchase price, \$1,650 estimated closing costs) Anticipated Funding Sources: Conservation Futures \$29,150; General Fund \$64,350. If Pierce County Conservation Futures Funds are not available the City would need to adjust project budget to account for the \$29,150 loss in revenue associated with this grant and property purchase.

Prepared by  Department Director	 City Manager Review
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DISCUSSION continued:

The purchase of the additional 10.47 acres has been ongoing and extremely challenging due to a variety of issues including updating a binding site plan (BSP) that is associated with the remaining parcels.

The 10.5 acres intended for purchase consists of portions of three (3) commercial lots (currently the Wards Lake Retail Center - see attached map) which abut the park to the NE. The agreed upon sale price of the 10.5 acres is \$55,000. Initially the City was planning to do a boundary line adjustment (BLA) to legally define the area to be purchased followed by a purchase and sale agreement (PSA) that included a number of Pierce County Conservation Futures documents and requirements (stewardship agreement, Declaration of Restrictive Covenants and title matrix). Survey work to draft legal descriptions and permit documents required for the BLA was executed in 2021 with the intent to forward to permitting in early fall of 2021 for the BLA. During title review and permit comment period it was discovered that a Binding Site Plan was associated with the purchase parcels and a BLA would not be possible to execute. A binding site plan including shared infrastructure and title exceptions relating to a total of 4 property owners and 9 separate parcels created a significant delay in progress. Since 2021 to July, 2022 many conversations have occurred and draft documents exchanged between City legal, parks and community development staff, Pierce County departments, a land consultant, survey technician, a title company, the seller and Pierce County Conservation Futures relating to the change in processes and required legal documentation needed.

Included in this packet are the agreed upon BSP Amendment documents that have been drafted. The seller has requested execution of an updated purchase and sale agreement (PSA) to confirm that the City is still interested in this purchase before he gathers the necessary signatures of three (3) additional BSP parcel owners and recording of the BSP amendment. He has stated that if he cannot get the necessary signatures within 90 days then the sale will be cancelled. The purchase price remains unchanged from original appraisal / negotiation at \$55,000. The City has also coordinated with the seller to draft a Conditions Covenants & Recordings Amendment (CCR's) to be filed with Pierce County in conjunction with the BSP Amendment filing relating to the release of title exceptions associated with the three purchased parcels.

A tentative project timeline is provided below. Pierce County Conservations Future grant deadline has been extended twice and is now December 31, 2022, however, Pierce County currently requires that the various processes, including the binding site plan are complete by October 1, 2022 and the property is purchased and everything has been closed and documents filed by November 1, 2022 in order for Pierce County to do their legal review and approval of the signed documents and completed processes to receive the \$29,150 in grant funds. It is unlikely the property will be closed and other documents recorded by this date. We do not believe that Pierce County will extend the deadline or allow 2020 Conservation Futures funds to be used to offset this property purchase. If we do not use the Conservation Futures grant, Council will not need to authorize the various conservation futures stewardship documents (reviewed in 2021) or go through the Pierce County legal review. Even without the grant, the property can still be purchased by the City from the seller for park expansion and use.

WLP Cinema Anticipated Acquisition Project Timeline		
Anticipated Completion Date	Task	Time period summary
Aug 15 th	PSA approval by Council	*un-notarized by seller
November 14 th	BSP Amendment Signatures	90 day period maximum**
November 18 th	BSP permit submittal	File same week executed docs
December 30 – January 15	BSP permit approval	45-60 days *expedited timeline
February 15	Escrow / finalize purchase	30 days

CITY OF LAKEWOOD PURCHASE AND SALE AGREEMENT

THIS CITY OF LAKEWOOD PURCHASE AND SALE AGREEMENT (hereinafter "Agreement") is made and entered into as of the Effective Date (defined in Section 32 below) by and between Lakewood Cinema Plaza, LLC, ("Seller") and CITY OF LAKEWOOD, a municipal corporation and political subdivision of the state of Washington (hereinafter "Purchaser"). Seller and Purchaser may hereinafter be collectively referred to as "Parties" or individually as a "Party."

R E C I T A L S

WHEREAS Seller is sole owner in fee simple of that certain parcels of real property in the City of Lakewood, Pierce County, Washington, legally described in attached **Exhibit A** ("Legal Descriptions and map"); and

WHEREAS the Protected Property contains features consistent with the purposes and values described in chapter 84.34 of the Revised Code of Washington (hereinafter "RCW") and chapters 2.96 and 2.97 of the Pierce County Code (hereinafter "PCC") including, without limitation: (a) open spaces; (b) wildlife habitat areas; (c) streams; (d) wetlands; and (e) aquifer recharge and flood control areas ("Conservation Characteristics"); and

WHEREAS Seller desires to sell and convey the Protected Property to Purchaser and Purchaser desires to purchase and accept the same from Seller upon the terms, covenants and conditions set forth in this Agreement; and

NOW, THEREFORE, for and in consideration of the mutual promises set forth herein, and for other good and valuable consideration the receipt and adequacy of which are hereby acknowledged, Seller and Purchaser agree as follows:

A G R E E M E N T

1. **Recitals.** The above recitals are true and correct and are incorporated herein by this reference as if fully set forth.

2. **Purchase and Sale**

- 2.1 **Purchase and Sale.** Seller shall sell and convey to Purchaser, and Purchaser shall purchase and accept from Seller, all of Seller's right, title and interest in and to the Protected Property.

3. **Purchase Price and Payment.** The total purchase price for the Protected Property shall be \$55,000.00 and shall be paid by Purchaser to Seller through escrow at Closing (defined in Section 15 below) by cashier's check, certified check or wire transfer of immediately available funds to Closing Agent (defined in Section 6 below).

4. Due Diligence.

4.1 Due Diligence Review. Purchaser's obligation to complete the transaction contemplated by this Agreement is subject to and conditioned upon Purchaser determining in its sole and absolute judgment and discretion it is satisfied with its due diligence review ("Due Diligence Review") of the Protected Property including, without limitation, the fair market value of the Protected Property and the environmental, geotechnical, land use and physical aspects thereof.

4.2 Due Diligence Period. Purchaser shall have THIRTY (30) calendar days after the Effective Date ("Due Diligence Period") within which to conduct its Due Diligence Review and to notify Seller in writing of its intention to proceed with its purchase of the Protected Property ("Notice to Proceed"). If Purchaser fails to timely deliver to Seller its Notice to Proceed, this Agreement shall automatically terminate, and the Parties shall thereafter have no further right or remedies under this Agreement except those that expressly survive termination hereof.

4.3 Due Diligence Materials. Seller shall provide to Purchaser, or make available to Purchaser for inspection, as soon as possible (but in any event no later than TEN (10) business days after the Effective Date) all materials specified below that are in Seller's possession or control ("Due Diligence Materials"). If Seller thereafter discovers any additional items that should have been included among the Due Diligence Materials, Seller shall promptly deliver them to Purchaser. The Due Diligence materials shall include: (a) copies of any existing and proposed easements, covenants, restrictions, agreements, or other documents that affect title to, or Seller's possession and/or use of, the Protected Property that are not disclosed in the Preliminary Commitment; (b) all reports, surveys, plats or plans that affect or relate to the Protected Property; (c) notice of any existing or threatened litigation that affect or relate to the Protected Property and copies of any pleadings with respect to that litigation; (d) all environmental assessment reports with respect to the Protected Property performed during the FIVE (5) years preceding the Effective Date or that are currently being performed by or for Seller; (e) any governmental correspondence, orders, requests for information or action and other legal documents that relate to the presence of hazardous materials (as defined under state and/or federal law) in, on, under or about the Protected Property and any other written information relating to the environmental condition or potential contamination thereof; and (f) any preliminary titleinsurance reports that affect or relate to the Protected Property.

4.4 Right of Access. During the Due Diligence Period, Purchaser and its agents, employees, appraisers, contractors and consultants shall be afforded reasonable access and entry onto the Protected Property to conduct such studies, tests, appraisals, investigations and inspections as are reasonably necessary to complete the Due Diligence Review. All such studies, tests, appraisals, investigations and inspections shall occur at Purchaser's sole cost and expense and shall be performed in a manner not unreasonably disruptive to Seller's possession, use or occupancy of the Protected Property. Purchaser shall repair any and all damage to the Protected Property caused by its studies, tests, appraisals, investigations and inspections and shall indemnify and hold Seller harmless from any claim, liability, loss or expense of any kind, type or nature whatsoever including, without

limitation, reasonable costs and attorney fees, asserted against Seller or the Protected Property arising out of or relating in any way to Purchaser's entry thereon; provided, however, that such repair and indemnification shall not cover any claims, demands, liabilities, liens, judgments, costs or expenses, including, without limitation, reasonable costs and attorney fees, attributable to pre-existing adverse conditions affecting the Protected Property or to Seller's sole conduct. Purchaser shall keep confidential all matters it may discover during its investigation and inspection of the Protected Property and, except as required by law, shall not disclose such matters to any third party, other than those assisting Purchaser in its Due Diligence Review, without Seller's prior written consent (and with written notice to Seller prior to any legally compelled disclosure). Unless expressly provided to the contrary elsewhere in this Agreement, Seller shall be under no obligation to correct any deficiency in the Protected Property identified by Purchaser during the Due Diligence Review.

5. Seller's Disclosures. The Protected Property constitutes "improved commercial real property" within the meaning of RCW 64.06.005(1). Accordingly, within TEN (10) business days from the Effective Date, Seller shall deliver to Purchaser the disclosure statement contained in RCW 64.06.020 and Purchaser shall acknowledge receipt thereof in writing within FIVE (5) business days thereafter.

6. Commitment for Title Insurance. *Puget Sound Title-* The Parties have received from Puget Sound Title, 5350 Orchard St W., Ste 100 University Place, WA 98467 ("Closing Agent") a commitment for an ALTA standard owner's policy of title insurance covering the Protected Property issued by Stewart Title Guarantee Company, a Texas corporation, under Commitment No. XXXXXXXX-PC ("Commitment"). Within FIVE (5) business days after the Effective Date, Seller shall order from Closing Agent an update to the Commitment, together with complete and legible copies (to the extent they are available) of any recorded exceptions identified in Schedule B thereof, and shall request of Closing Agent that the update to the Commitment be completed and delivered to purchaser within FIVE (5) business days after Seller's request.

7. Approval of Title. Seller and Purchaser shall conduct their review and approval of title to the Protected Property in accordance with the procedures set forth in Sections 7.1 through 7.4 below.

7.1 Purchaser's Title Cure Notice. Purchaser shall have TEN (10) business days after receipt of the update to the Commitment within which to notify Seller in writing whether, in its sole and absolute judgment and discretion, Purchaser disapproves of any exception in Schedule B thereof ("Purchaser's Title Cure Notice"). All monetary liens, encumbrances or defects, if any, shall automatically be deemed disapproved. Purchaser's failure to deliver Purchaser's Title Cure Notice shall, subject to Section 7.4 below, constitute its unconditional approval of all exceptions in Schedule B except monetary liens, encumbrances and defects. Exceptions not disapproved by Purchaser shall be deemed "Permitted Exceptions."

7.2 Seller's Title Cure Notice. Seller shall have FIVE (5) business

days after receipt of Purchaser's Title Cure Notice within which to notify Purchaser in writing whether, in his sole and absolute judgment and discretion, Seller will cure or remove any exceptions disapproved by Purchaser pursuant to Section 7.1 above ("Seller's Title Cure Notice"). Notwithstanding Seller's discretion in the foregoing sentence, Seller shall remove on or before Closing all monetary liens, encumbrances or defects affecting the Protected Property. Except for monetary liens, encumbrances and defects, Seller's failure to deliver Seller's Title Cure Notice shall constitute Seller's election not to remove any such exceptions. Seller shall remove all exceptions it elects to remove on or before Closing.

7.3 Purchaser's Title Termination Notice. If Seller elects not to remove all exceptions disapproved by Purchaser pursuant to Section 7.1 above, Purchaser may, in its sole and absolute judgment and discretion, and not later than the expiration of the Due Diligence Period, elect to terminate this Agreement by written notice to Seller ("Purchaser's Title Termination Notice"), in which case this Agreement shall automatically terminate and neither Party shall have any further rights or remedies under this Agreement except those that expressly survive the termination hereof. If Purchaser fails to timely deliver Purchaser's Title Termination Notice, disapproved exceptions (except monetary liens, encumbrances and defects) that Seller has elected not to remove shall be deemed Permitted Exceptions.

7.4 Supplemental Commitments. If any supplement to the Commitment issued after the date of Purchaser's Title Cure Notice contains a lien, encumbrance or defect affecting the Protected Property not disclosed in the Commitment or any supplement thereto, or materially modifies a lien, encumbrance or defect contained in the Commitment or any supplement thereto, Purchaser shall be entitled to disapprove any such matter by written notice to Seller delivered within FIVE (5) business days after Purchaser's receipt of any such supplement. If Purchaser timely disapproves, the provisions of Sections 7.2 and 7.3 above shall apply, except Seller shall have only TWO (2) business days to deliver their notice to Purchaser and Purchaser shall have only TWO (2) business days following receipt of Seller's notice to make its election.

8. Conveyance of Title. Seller shall convey fee simple title to the Protected Property to Purchaser at Closing by statutory warranty deed ("Statutory Warranty Deed") substantially in the form set forth in attached **Exhibit B**, free and clear of all liens, encumbrances and defects except the Permitted Exceptions.

9. Title Insurance Policy. At Closing, or as soon thereafter as permitted by Closing Agent, Seller shall cause Closing Agent to issue to Purchaser an ALTA owner's standard coverage policy of title insurance covering the Protected Property ("Title Policy") in the full amount of the Purchase Price insuring, as of Closing, fee simple title to the Protected Property in Purchaser or Purchaser's assignee identified in Section 10 below, free and clear of all liens, encumbrances and defects except the Permitted Exceptions.

10. Assignment of Contract Rights. Purchaser intends to assign, upon terms and conditions acceptable to Purchaser in its sole and absolute judgment and discretion, some or all or of its rights, duties and/or liabilities under this Agreement to the City of Lakewood, a Washington municipal corporation ("Lakewood"), including, without limitation, the

obligation to pay all or a portion of the Purchase Price and the right to receive title to the Protected Property at Closing as grantee under the Statutory Warranty Deed. Upon Purchaser's election to make any such assignment to Lakewood, Purchaser's obligation to complete the transaction contemplated by this Agreement shall be subject to and conditioned upon Lakewood accepting said assignment from Purchaser; provided, that any termination by Purchaser of this Agreement pursuant to this Section 10 shall be conditioned on Purchaser paying the cost of cancelling the Commitment. Purchaser shall provide written notice to Seller of any such assignment and thereupon Seller shall: (a) deal directly with Lakewood with respect to the contract rights and duties assigned; and (b) be conclusively deemed to have released Purchaser from any obligation, liability, claim or demand of any kind, type or nature whatsoever arising out of or relating in any way to the contract rights and duties assigned. The foregoing sentence is not intended to relieve Purchaser of any obligations hereunder not assigned to Lakewood or to release Purchaser from its representations in Section 12.2 below, which shall survive termination, expiration or assignment of this Agreement.

11. Conduct of Business. From the Effective Date until Closing or earlier termination of this Agreement, Seller shall: (a) keep and maintain the Protected Property in a neat, clean, safe and sanitary order, condition and repair; (b) not materially violate or breach any applicable current and future zoning or land use laws, ordinances, rules or regulations applicable to the Protected Property, nor commit any waste or nuisance thereupon; (c) not enter into any new leases, contracts or other agreements relating to the Protected Property that have terms extending beyond Closing without Purchaser's prior written consent, which consent may be granted, withheld, conditioned or delayed by Purchaser in its sole and absolute judgment and discretion.

12. Representations and Warranties.

12.1 By Seller. Seller represents and warrants to Purchaser as follows:

12.1.1 Authority. Seller has full right, title, authority and capacity to execute and perform this Agreement and to consummate the transaction contemplated hereby;

12.1.2 Litigation. There are no actions, suits or proceedings pending or threatened against Seller in any court or before any administrative agency that might result in Seller being unable to consummate the transaction contemplated by this Agreement;

12.1.3 Condemnation. This Agreement is not made or entered into under the threat of condemnation of the Protected Property;

12.1.4 Possessory Rights. The Protected Property is not subject to any encroachments, leases, tenancies, or rights of persons in possession;

12.1.5 Personal Property. Seller shall remove, at Seller's sole cost and expense, prior to Closing, all personal property located in, on, under or about the Protected Property, any vehicles and/or other debris on the property.

12.1.6 Unrecorded Encumbrances. The Protected Property is not the subject of any unrecorded deeds of trust, real estate contracts or options, or any other encumbrances that are to remain unpaid after Closing;

12.1.7 Hazardous Materials. Seller has not received notification from any governmental agency that the Protected Property is, or may be, in violation of any environmental law or is, or may be, targeted for a Superfund cleanup site. To the best of Seller's knowledge, the Protected Property has not been used for dumping, as a landfill, waste storage, or disposal site, or for the storage or disposal of any chemicals, petroleum products, or hazardous or dangerous wastes or substances;

12.1.8 Underground Storage Tanks. Seller is unaware of any underground storage tanks; and

12.1.9 Real Estate Brokers. Seller has not had any contact or dealing regarding the Protected Property or the subject matter of this Agreement through any licensed real estate broker or other person who can claim a right to a commission or finder's fee as a procuring cause of the purchase and sale contemplated by this Agreement. If Seller has had any dealings or communications with a broker or finder through which a claim for a commission or finder's fee is perfected, Seller shall be solely liable for payment of that commission or fee and shall indemnify, defend and hold Purchaser harmless from and against any liability, cost or damage (including costs and attorney fees), arising out of or in any way relating to that claim.

12.1.10 Change in Circumstances. If, prior to Closing, Seller becomes aware of any fact or circumstance that would change a representation or warranty made in this Agreement by Seller, then Seller shall promptly give written notice thereof to Purchaser. If Seller gives written notice of any such change, or if Purchaser otherwise has actual notice of any such change, Purchaser shall have the option to terminate this Agreement within TEN (10) business days from the date Purchaser receives written notice of the changed fact or circumstance (or the end of the Due Diligence Period, if later) and all of Seller's and Purchaser's obligations under Agreement shall terminate, except those that expressly survive a termination hereof.

12.2 By Purchaser. Purchaser represents and warrants to Seller as follows:

12.2.1 Authority. Purchaser has full right, title, authority and capacity to execute and perform this Agreement and to consummate the transaction contemplated hereby and the individual(s) who on Purchaser's behalf execute and deliver this Agreement and all documents to be delivered to Seller hereunder are and shall be authorized to do so;

12.2.2 Litigation. There is no litigation pending or, to Purchaser's knowledge, threatened, against Purchaser before any court or administrative agency which might result in Purchaser being unable to consummate the transactions contemplated by this Agreement;

12.2.3 Condemnation. This Agreement is not made or entered into under the threat of condemnation of the Protected Property;

12.2.4 Council Approval. Purchaser has received all necessary governmental approvals and funding authorizations to purchase the Protected Property. The foregoing notwithstanding, Seller acknowledges Purchaser may, in its sole and absolute judgment and discretion, terminate this Agreement if, prior to Closing, the Lakewood City Council withdraws its approval and/or funding authorization for the purchase of the Protected Property.

12.2.5 Conservation Purposes. Purchaser is acquiring the Protected Property solely for conservation and open space purposes consistent with chapter 84.34 of the Revised Code of Washington and chapters 2.96 and 2.97 of the Pierce County Code.

12.2.6 Receiving Agency Affidavit. Lakewood is a Public Receiving Agency as defined in Section 2.97.020 of the Pierce County Code and has executed and delivered to Purchaser a Receiving Agency Affidavit declaring its willingness to take and hold title to the Protected Property in perpetuity as open space land for and on behalf of the public.

12.2.7 Real Estate Brokers. Purchaser has not had any contact or dealing regarding the Protected Property or the subject matter of this Agreement through any licensed real estate broker or other person who can claim a right to a commission or finder's fee as a procuring cause of the purchase and sale contemplated by this Agreement. If Purchaser has had any dealing or communication with a broker or finder through which a claim for a commission or finder's fee is perfected, Purchaser shall be solely liable for payment of that commission or fee and shall indemnify, defend and hold Seller harmless from and against any liability, cost or damage (including costs and attorney fees), arising out of or in any way relating to that claim.

12.2.8 Change in Circumstances. If, prior to Closing, Purchaser becomes aware of any fact or circumstance that would change a representation or warranty made in this Agreement by Purchaser, then Purchaser shall promptly give written notice thereof to Seller. If Purchaser gives written notice of any such change, or if Seller otherwise has actual notice of any such change, Seller shall have the option to terminate Purchase & Sale Agreement

this Agreement within TEN (10) business days from the date Seller receives written notice of the changed fact or circumstance (or the end of the Due Diligence Period, if later) and all of Seller's and Purchaser's obligations under this Agreement shall terminate, except those that expressly survive a termination hereof.

12.3 Other Representations and Warranties. Seller and Purchaser acknowledge and agree, except as may be expressly provided to the contrary elsewhere in this Agreement or in the Disclosure Statement described in Section 5 above, neither Party has made any statement, representation, warranty or agreement as to any matter concerning the Protected Property or the suitability thereof for Purchaser's intended uses and that Purchaser has made or will make its own independent inspection and investigation of the Protected Property and is acquiring the same in their present, "AS-IS" condition.

13. Foreign Investment in Real Property Tax Act. If requested by Closing Agent, the Parties agree to comply in all respects with the Foreign Investment in Real Property Tax Act (hereinafter "FIRPTA"), as set forth in Section 1445 of the Internal Revenue Code and the regulations issued thereunder.

14. Conditions Precedent to Closing.

Purchaser's Conditions. Purchaser's obligation to complete the transaction contemplated by this Agreement is subject to and conditioned upon satisfaction or waiver of each of the following conditions precedent:

14.1.1 Due Diligence Review. Purchaser's timely issuance of the Notice to Proceed pursuant to Section 4 above;

14.1.2 Title Policy. Closing Agent's commitment to issue the Title Policy described in Section 9 above;

14.1.3. Closing Deliveries. Seller delivery to Closing Agent, on or before Closing, of the instruments, documents and monies described in Sections 16.1 and 16.2 below;

14.1.4 Receiving Agency Agreement. Purchaser having entered into an agreement with Lakewood acceptable to Purchaser in its sole and absolute judgment and discretion outlining the terms, covenants, conditions and restrictions upon which Lakewood shall: (a) accept Purchaser's assignment of some or all of Purchaser's rights, duties and/or liabilities under this Agreement including, without limitation, payment of all or a portion of the Purchase Price; and (b) take and hold title to the Protected Property in perpetuity as open space land for and on behalf of the general public; and

14.1.5 Other Conditions. Satisfaction or waiver, on or before Closing of all other conditions to Closing for the benefit of Purchaser as set forth in this Agreement.

14.2 Seller's Conditions. Seller's obligation to complete the transaction contemplated by this Agreement is subject to and conditioned upon satisfaction or waiver of each of the following conditions precedent:

14.2.1 Closing Deliveries. Purchaser's delivery to Closing Agent, on or before Closing, of the instruments, documents and monies described in Section 16.3 below;

14.2.2 Other Conditions. Satisfaction or waiver, on or before the Closing, of all other conditions to Closing for the benefit of Seller as set forth in this Agreement.

14.3 Failure or Waiver of Conditions Precedent. If any of the conditions precedent set forth in this Section 14 are not satisfied or waived by the Party intended to be benefited thereby, this Agreement shall automatically terminate and neither Party shall have any further rights or remedies against the other, except those that expressly survive termination hereof. The foregoing notwithstanding, either Party may, in its or his sole and absolute judgment and discretion, at any time or times on or before the date (and, if indicated, the time) specified for the satisfaction of the condition, waive in writing the benefit of any condition precedent.

15. Closing; Possession. "Closing" shall mean the date upon which the Statutory Warranty Deed is recorded by Closing Agent and the proceeds of sale are legally available for disbursement to Seller. Closing shall take place at the offices of Closing Agent, or at such other place as Seller and Purchaser may mutually agree in writing, within THIRTY (30) calendar days after Purchaser's waiver or satisfaction of the Due Diligence Review, but in no event later than November 30, 2021 ("Outside Closing Date"). Seller and Purchaser agree to execute and deliver to Closing Agent such closing escrow instructions as may be necessary to implement and coordinate Closing. Purchaser shall be entitled to possession of the Protected Property at Closing. If this transaction fails to close by the Outside Closing Date, the non-defaulting Party (or in the event the failure to close is not due to the default of a party, then either Party) may terminate this Agreement by giving written notice of the same to the other Party, and neither Party shall have any further rights or remedies under this Agreement except those that expressly survive termination hereof.

16. Closing Deliveries. On or before closing the following shall be delivered to Closing Agent: Sara Graves

16.1 By Seller. (a) the Statutory Warranty Deed, duly executed and acknowledged; (b) a Real Estate Excise Tax Affidavit relating to the Statutory Warranty Deed, duly executed; (c) a FIRPTA no foreign affidavit (if required by Closing Agent), duly executed and acknowledged; and (d) all other instruments, documents and monies required by this Agreement and/or Closing Agent on or following Closing to consummate the transaction contemplated hereby.

16.2 By Purchaser. (a) a Real Estate Excise Tax Affidavit relating to the Statutory Warranty Deed, duly executed; (b) the Purchase Price; and (c) all other instruments, documents and monies required by this Agreement and/or Closing Agent on or following Closing to complete the transaction contemplated hereby.

17. Closing Costs; Prorations.

17.1 Seller's Closing Costs. Seller shall pay: (a) the Real Estate Excise Tax due at Closing; (b) his own attorney fees; and (c) all other costs and expenses allocated to Seller under this Agreement.

17.2 Purchaser's Closing Costs. Purchaser shall pay: (a) the cost of recording the Statutory Warranty Deed; (b) escrow fees; (c) the premium for the Title Policy (d) its own attorney fees; and (e) all other costs and expenses allocated to Purchaser under this Agreement.

17.3 Prorations; Adjustments. Any liens, assessments or charges imposed by law upon the Protected Property shall be prorated as of Closing, with such prorations to be a final settlement between the Parties. Seller and Purchaser agree, to the extent items are prorated or adjusted at Closing on the basis of estimates, or are not prorated

or adjusted at Closing pending actual receipt of funds or a compilation of information upon which such prorations or adjustments are to be based, each of them will, upon a proper accounting, pay to the other such amounts as may be necessary such that Seller shall receive the benefit of all income and shall pay all expenses of the Protected Property prior to Closing and Purchaser shall receive all income and shall pay all expenses of the Protected Property after Closing. If Purchaser receives any bill or invoice which relates to periods prior to Closing, Purchaser shall refer such bill to Seller and Seller shall pay, promptly upon receipt, such portion of the bill or invoice as relates to the period prior to Closing. If Seller does not pay such bill in a timely manner, Purchaser may, at its option, pay such bill or invoice and Seller shall become and remain liable to Purchaser for the full amount thereof until paid.

18. Risk of Loss; Change in Condition. Risk of loss of or damage to the Protected Property shall be borne by Seller until Closing and risk of loss of or damage to the Protected Property shall be borne by Purchaser thereafter. In the event of a material loss of or damage to the Protected Property prior to Closing, or in the event of a material adverse change in the condition thereof prior to Closing, Seller shall promptly notify Purchaser in writing. Purchaser may elect in its sole and absolute judgment and discretion, by notice in writing to Seller within TEN (10) calendar days after receipt of Seller's notice or, if Seller does not notify Purchaser, within TEN (10) calendar days after the time Purchaser otherwise has actual notice of the material loss or damage or material adverse change, either to terminate this Agreement or to purchase the Protected Property in the condition existing at Closing. If Purchaser does not give such notice, Purchaser shall be deemed to have elected to proceed with the purchase.

19. Condemnation. If, prior to Closing all, or any portion of, the Protected Property is taken by, or made subject to, condemnation, eminent domain or other governmental acquisition proceedings, then Purchaser, in its sole and absolute judgment and discretion, may elect either: (a) to terminate this Agreement by written notice to Seller given within FIVE (5) calendar days after Seller's receipt of written notice of such action, whereupon neither Party shall have any further rights or duties under this Agreement except those which expressly survive termination hereof; or (b) to agree to close and deduct from the Purchase Price an amount equal to any sum paid to Seller for such governmental acquisition.

20. Notices. Notices shall be in writing and sent by either: (a) United States mail, return receipt requested; (b) recognized overnight courier; or (c) facsimile. Notices shall be deemed delivered on the earlier of: (a) three (3) business days after deposit in the United States mail; (b) the delivery date as shown in the delivery records of the overnight courier; or (c) the date of confirmed receipt by the recipient's fax:

To Seller: Lakewood Cinema Plaza, LLC

To Lakewood: City of Lakewood
ATTN: Mary Dodsworth, Parks & Recreation
6000 Main Street SW
Lakewood, WA 98499
Telephone: 253-983-7741
Facsimile: 253-589-3774
Email: mdodsworth@cityoflakewood.us

Copy to: Lakewood City Attorney
ATTN: Heidi Ann Wachter
6000 Main Street SW
Lakewood, WA 98499
Telephone: 253-983-7704
Facsimile: 253-589-3774

To Closing Agent: Puget Sound Title Company
(Title) ATTN: Meagen Johnson
5350 Orchard Street W
University Place, WA 98467
Telephone: (253) 474-4747

To Closing Agent: Puget Sound Title Company
(Escrow) ATTN: Sara Graves
5350 Orchard Street W
University Place, WA 98467
Telephone: (253) 474-4747

Any Party, by written notice to the other in the manner herein provided, may designate an address different from that set forth above. Any notices sent by a party's attorney on behalf of such Party shall be deemed delivered by such Party. **NOTICE: Electronic mail addresses provided above are for convenience only and do not constitute a valid method for providing notice pursuant to this Agreement.**

21. Default; Remedies. If either Seller or Purchaser defaults in the performance of any material term, covenant and/or condition of this Agreement, the non-defaulting Party may seek: (a) specific performance of this Agreement and/or damages; or (b) rescission of this Agreement; or (c) all other remedies available at law and equity.

22. Attorney Fees; Venue. The substantially prevailing Party in any action or proceeding between the Parties for the construction, interpretation or enforcement of this Agreement shall be entitled to recover reasonable costs and attorney fees (including, without limitation, reasonable costs and attorney fees incurred in appellate proceedings, or in any action or participation in, or in connection with, any case or proceeding under the Bankruptcy Code, and expenses for witnesses, including expert witnesses), in addition to all other relief to which the substantially prevailing Party may be entitled. The venue of any action arising out of or relating to this Agreement shall be in the Superior Court of Pierce County, Washington.

23. Negotiation and Construction. This Agreement was negotiated by the Parties with the assistance of their own legal counsel and shall be construed and interpreted according to its fair meaning and not strictly for or against either Party. This Agreement shall be construed and interpreted in accordance with the laws of the state of Washington.

24. Title/Escrow Cancellation. If this Agreement is terminated for any reason other than the default of Seller, Purchaser shall pay the cost (if any) charged by Closing Agent to cancel the Commitment and/or close the escrow.

25. Time. Time is of the essence of this Agreement and of every term and provision hereof.

26. Entire Agreement; Modification. This Agreement constitutes the entire agreement of the Parties with respect to the Protected Property and supersedes all written or oral agreements or understandings, if any. This Agreement may be modified only in writing signed by all Parties.

27. Date of Performance. If the date for any performance under this Agreement falls on a weekend or holiday, the time shall be extended to the next business day.

28. Cost of Performance. Except as otherwise expressly provided in this Agreement, all covenants, agreements and undertakings of a Party shall be performed at

the sole cost and expense of that Party without a right of reimbursement or contribution from the other Party.

29. Survival of Provisions; Binding Effect. The covenants, representations, agreements, terms and provisions contained in this Agreement shall survive Closing and shall not be deemed to have merged with or into the Statutory Warranty Deed. This Agreement shall be binding upon and shall inure to the benefit of the Parties and upon their heirs, successors and assigns.

30. Invalid Provision. If any provision of this Agreement is held to be illegal, invalid or unenforceable under present or future laws, such provision shall be fully severable; this Agreement shall be construed and enforced as if such illegal, invalid or unenforceable provision had never comprised a part of this Agreement; and the remaining provisions of this Agreement shall remain in full force and effect and shall not be affected by such illegal, invalid or unenforceable provision or by its severance from this Agreement.

31. Exhibits. The following exhibits are attached to this Agreement and by this reference incorporated herein as if fully set forth:

Exhibit A	--	Legal Description of Protected Property
Exhibit B	--	Statutory Warranty Deed

32. Effective Date. The "Effective Date" of this Agreement shall be the date upon which Purchaser's County Executive (who shall be the last person to sign) shall have executed this Agreement as indicated opposite his name below.

[SIGNATURES & ACKNOWLEDGEMENTS APPEAR ON FOLLOWING PAGES]

SELLER'S SIGNATURE PAGE

Date _____

[illegible]

THIS IS TO CERTIFY that on this _____ day of _____, 2021, before me personally appeared _____, to me known to be the individual described in _____ and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the
day and year in this certificate first above written.

Notary Signature _____
 Printed Name: _____
 Notary Public in and for the State of Washington
 Washington, residing at: _____
 My Appointment Expires: _____

PURCHASER'S SIGNATURE PAGE

CITY OF LAKEWOOD, a municipal corporation and political subdivision of the state of Washington:

Approved as to legal form only:

By: _____
City Manager
John J. Caulfield Date _____

Approved for final action only:

By: _____
City Attorney
Heidi Ann Wachter Date

By: _____
City Clerk
Briana Schumacher Date _____

[illegible]

THIS IS TO CERTIFY that on this _____ day of _____, 2021, before me personally appeared _____, to me known to be the _____ a municipal corporation and political subdivision of the state of Washington, described in and that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said municipal corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute the said instrument on behalf of said municipal corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Notary Signature _____
 Printed Name: _____
 Notary Public in and for the State of Washington
 Washington, residing at: _____
 My Appointment Expires: _____

Purchase & Sale Agreement

EXHIBIT A
PARCEL NO. 0320311051

ALL THAT PORTION OF SITE A, WARDS LAKE RETAIL CENTER BINDING SITE PLAN, ACCORDING TO A SURVEY RECORDED MARCH 1, 1989 UNDER RECORDING NUMBER 8903010409, RECORDS OF PIERCE COUNTY WASHINGTON AUDITOR, LYING SOUTHERLY AND WESTERLY OF THE FOLLOWING DESCRIBED LINE;

BEGINNING AT THE SOUTHWEST CORNER OF SITE A OF SAID BINDING SITE PLAN;

THENCE ALONG THE WEST LINE THEREOF, NORTH 01° 00' 07" EAST, 157.14 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87° 52' 00" EAST, 382.29 FEET;

THENCE SOUTH 45° 08' 00" EAST, 439.00 FEET;

THENCE SOUTH 00° 09' 00" EAST, 307.43 FEET;

THENCE SOUTH 45° 08' 00" EAST, 300.00 FEET;

THENCE SOUTH 26° 06' 00" EAST, 44.00 FEET;

THENCE SOUTH 00° 35' 00" EAST, 118.00 FEET TO A POINT ON THE LINE BETWEEN SITES C AND I OF SAID BINDING SITE PLAN AND THE TERMINUS OF SAID LINE, SAID TERMINUS BEING SOUTH 89° 59' 08" WEST, 32.37 FEET ALONG SAID COMMON LINE, FROM THE SOUTHWEST CORNER OF SITE H OF SAID BINDING SITE PLAN.

CONTAINING 51,913 SQUARE FEET, MORE OR LESS.

09/10/2021



EXHIBIT A
PARCEL NO. 0320315018

ALL THAT PORTION OF SITE B, WARDS LAKE RETAIL CENTER BINDING SITE PLAN, ACCORDING TO A SURVEY RECORDED MARCH 1, 1989 UNDER RECORDING NUMBER 8903010409, RECORDS OF PIERCE COUNTY WASHINGTON AUDITOR, LYING SOUTHERLY AND WESTERLY OF THE FOLLOWING DESCRIBED LINE;

BEGINNING AT THE SOUTHWEST CORNER OF SITE A OF SAID BINDING SITE PLAN;

THENCE ALONG THE WEST LINE THEREOF, NORTH 01° 00' 07" EAST, 157.14 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87° 52' 00" EAST, 382.29 FEET;

THENCE SOUTH 45° 08' 00" EAST, 439.00 FEET;

THENCE SOUTH 00° 09' 00" EAST, 307.43 FEET;

THENCE SOUTH 45° 08' 00" EAST, 300.00 FEET;

THENCE SOUTH 26° 06' 00" EAST, 44.00 FEET;

THENCE SOUTH 00° 35' 00" EAST, 118.00 FEET TO A POINT ON THE LINE BETWEEN SITES C AND I OF SAID BINDING SITE PLAN AND THE TERMINUS OF SAID LINE, SAID TERMINUS BEING SOUTH 89° 59' 08" WEST, 32.37 FEET ALONG SAID COMMON LINE, FROM THE SOUTHWEST CORNER OF SITE H OF SAID BINDING SITE PLAN.

CONTAINING 106,471 SQUARE FEET, MORE OR LESS.

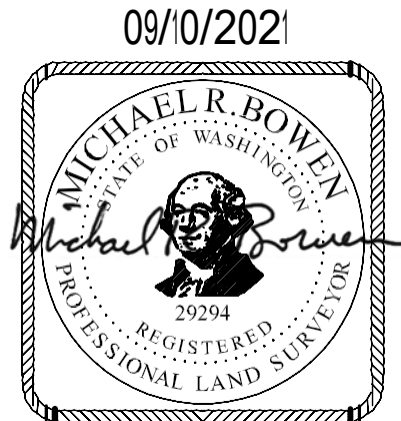


EXHIBIT A
PARCEL NO. 0320311060

ALL THAT PORTION OF SITE C, WARDS LAKE RETAIL CENTER BINDING SITE PLAN, ACCORDING TO A SURVEY RECORDED MARCH 1, 1989 UNDER RECORDING NUMBER 8903010409, RECORDS OF PIERCE COUNTY WASHINGTON AUDITOR, LYING SOUTHERLY AND WESTERLY OF THE FOLLOWING DESCRIBED LINE;

BEGINNING AT THE SOUTHWEST CORNER OF SITE A OF SAID BINDING SITE PLAN;

THENCE ALONG THE WEST LINE THEREOF, NORTH 01° 00' 07" EAST, 157.14 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87° 52' 00" EAST, 382.29 FEET;

THENCE SOUTH 45° 08' 00" EAST, 439.00 FEET;

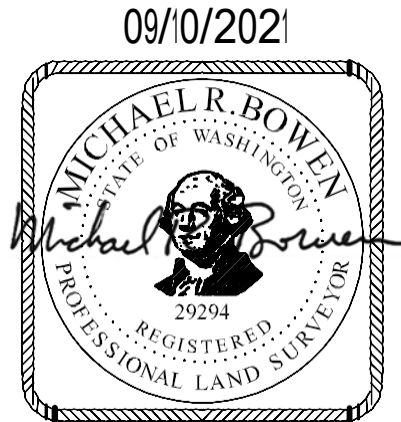
THENCE SOUTH 00° 09' 00" EAST, 307.43 FEET;

THENCE SOUTH 45° 08' 00" EAST, 300.00 FEET;

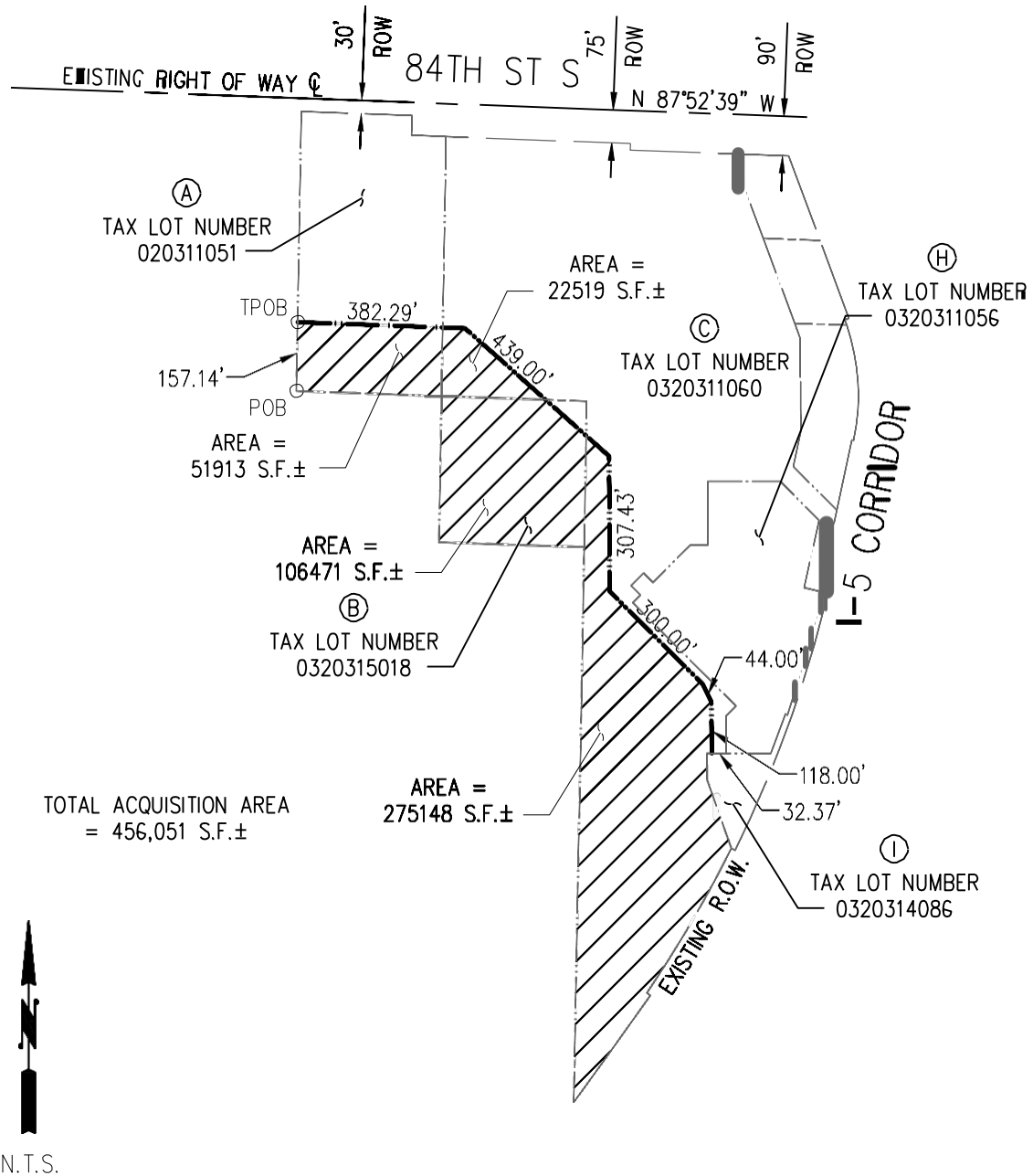
THENCE SOUTH 26° 06' 00" EAST, 44.00 FEET;

THENCE SOUTH 00° 35' 00" EAST, 118.00 FEET TO A POINT ON THE LINE BETWEEN SITES C AND I OF SAID BINDING SITE PLAN AND THE TERMINUS OF SAID LINE, SAID TERMINUS BEING SOUTH 89° 59' 08" WEST, 32.37 FEET ALONG SAID COMMON LINE, FROM THE SOUTHWEST CORNER OF SITE H OF SAID BINDING SITE PLAN.

CONTAINING 297,667 SQUARE FEET, MORE OR LESS.



NE 1/4 AND SE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M.



DATE: AUGUST 31, 2021

FILE: ACQUISITION.DWG

KPG

Interdisciplinary Design

3131 Elliott Ave
Suite 400
Seattle, WA 98121
(206) 286-1640

2502 Jefferson Ave
Tacoma, WA 98402
(253) 627-0720
www.kpg.com

EXHIBIT A
PARCELS 0320311051, 0320315018, AND 0320311060
ACQUISITION AREA

**EXHIBIT B Statutory
Warranty Deed
(FORM ONLY -- DO NOT SIGN)**

WHEN RECORDED RETURN TO:

City of Lakewood
Briana Schumacher, City Clerk
6000 Main Street SW
Lakewood, WA 98499

**WASHINGTON COUNTY AUDITOR/RECORDER
INDEXING FORM**

Document Title: STATUTORY WARRANTY DEED

Grantor: Lakewood Cinema Plaza, LLC

Grantee: CITY OF LAKEWOOD, a Washington municipal
corporation

Abbreviated Legal:

Parcel Number(s): 0320311051, 0320315018, 0320311060

STATUTORY WARRANTY DEED

GRANTOR, _____, , for and inconsideration of
_____ in hand paid, and other good and valuable consideration the receipt and adequacy of which are hereby acknowledged, conveys and warrants to GRANTEE, CITY OF LAKEWOOD, a Washington municipal corporation, in fee simple absolute, the real property in Pierce County, Washington, legally described in **Exhibit A** attached hereto and by this reference incorporated herein, subject only to the Permitted Exceptions set forth in **Exhibit B** attached hereto and by this reference incorporated herein.

Dated this day of , 2021.

[illegible]

THIS IS TO CERTIFY that on this _____ day of _____, 2021, before me personally appeared _____ to me known to be the individual described _____ in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Notary Signature _____
 Printed Name: _____
 Notary Public in and for the State of _____
 Washington, residing at: _____
 My Appointment Expires: _____

CITY OF LAKEWOOD PURCHASE AND SALE AGREEMENT

THIS CITY OF LAKEWOOD PURCHASE AND SALE AGREEMENT (hereinafter "Agreement") is made and entered into as of the Effective Date (defined in Section 32 below) by and between Lakewood Cinema Plaza, LLC ("Seller") and CITY OF LAKEWOOD, a municipal corporation and political subdivision of the state of Washington (hereinafter "Purchaser"). Seller and Purchaser may hereinafter be collectively referred to as "Parties" or individually as a "Party."

RECITALS

WHEREAS Seller is sole owner in fee simple of that certain parcel of real property in the City of Lakewood, Pierce County, Washington, depicted as Tract 1 on **Exhibit A** hereto (hereinafter "Protected Property"); and

WHEREAS the Protected Property contains features consistent with the purposes and values described in chapter 84.34 of the Revised Code of Washington (hereinafter "RCW") and chapters 2.96 and 2.97 of the Pierce County Code (hereinafter "PCC") including, without limitation: (a) open spaces; (b) wildlife habitat areas; (c) streams; (d) wetlands; and (e) aquifer recharge and flood control areas ("Conservation Characteristics"); and

WHEREAS Seller desires to sell and convey the Protected Property to Purchaser and Purchaser desires to purchase and accept the same from Seller upon the terms, covenants and conditions set forth in this Agreement; and

NOW, THEREFORE, for and in consideration of the mutual promises set forth herein, and for other good and valuable consideration the receipt and adequacy of which are hereby acknowledged, Seller and Purchaser agree as follows:

AGREEMENT

1. **Recitals.** The above recitals are true and correct and are incorporated herein by this reference as if fully set forth.

2. Purchase and Sale

2.1 **Purchase and Sale.** Seller shall sell and convey to Purchaser, and Purchaser shall purchase and accept from Seller, all of Seller's right, title and interest in and to the Protected Property.

3. **Purchase Price and Payment.** The total purchase price for the Protected Property shall be \$55,000.00 and shall be paid by Purchaser to Seller through escrow at Closing (defined in Section 15 below) by cashier's check, certified check or wire transfer of immediately able funds to Closing Agent (defined in Section 6 below).

4. Due Diligence. Purchaser acknowledges that it has previously had ample opportunity to investigate the Protected Property and Purchaser hereby approves its purchase of the Protected Property and waives any right to additional due diligence investigations of the Protected Property beyond the due diligence investigations it completed prior to the Effective Date.

5. Seller's Disclosures. The Protected Property constitutes "improved commercial real property" within the meaning of RCW 64.06.005(1) and RCW 64.06.013. Accordingly, within TEN (10) business days from the Effective Date, Seller shall deliver to Purchaser the disclosure statement contained in RCW 64.06.020 and Purchaser shall acknowledge receipt thereof in writing within FIVE (5) business days thereafter.

6. Commitment for Title Insurance. The Parties acknowledge receipt from Puget Sound Title, 5350 Orchard St W., Ste 100 University Place, WA 98467 ("Closing Agent") a commitment for an ALTA standard owner's policy of title insurance covering the Protected Property and other property under Commitment No. 218854 dated January 20, 2022, as amended by that certain Date Down Endorsement dated April 14, 2022 (collectively the "Commitment").

7. Approval of Title. Seller agrees to take title to the Protected Property subject to the title exceptions listed in the Date Down Endorsement portion of the Commitment (the "Permitted Exceptions"). Seller acknowledges and agrees that an additional Permitted Exception will be added making reference to the drainage easement that will be created upon recordation of the Statutory Warranty Deed.

8. Conveyance of Title. Seller shall convey fee simple title to the Protected Property to Purchaser at Closing by statutory warranty deed ("Statutory Warranty Deed") substantially in the form set forth in attached **Exhibit B**, free and clear of all liens, encumbrances and defects except the Permitted Exceptions.

9. Title Insurance Policy. At Closing, or as soon thereafter as permitted by Closing Agent, Seller shall cause Closing Agent to issue to Purchaser an ALTA owner's standard coverage policy of title insurance covering the Protected Property ("Title Policy") in the full amount of the Purchase Price insuring, as of Closing, fee simple title to the Protected Property in Purchaser free and clear of all liens, encumbrances and defects except the Permitted Exceptions.

10. Contingencies. This Agreement is contingent upon the ability of the Parties to obtain the removal of certain CC&Rs now encumbering the Protected Property (title exception No. 3 in the Commitment), and the ability of the Parties to record an Amended Binding Site Plan which will include the Protected Property. The parties acknowledge that in order to remove the CC&Rs from the Protected Property, and in order to record an Amended Binding Site Plan, three companies, not controlled by Seller or Buyer, must sign an amendment to the CC&Rs and the Amended Binding Site Plan. Seller agrees to use its best efforts to obtain such signatures. If such signatures have not been obtained within 90 days of the Effective Date, then this Agreement and any related escrow shall terminate and the parties shall have no further rights or responsibilities under this Agreement. Buyer shall bear any and all expense as

to the creation and recordation of the Amended Binding Site Plan.

11. Conduct of Business. From the Effective Date until Closing or earlier termination of this Agreement, Seller shall: (a) keep and maintain the Protected Property in a neat, clean, safe and sanitary order, condition and repair; (b) not materially violate or breach any applicable current and future zoning or land use laws, ordinances, rules or regulations applicable to the Protected Property, nor commit any waste or nuisance thereupon; (c) not enter into any new leases, contracts or other agreements relating to the Protected Property that have terms extending beyond Closing without Purchaser's prior written consent, which consent may be granted, withheld, conditioned or delayed by Purchaser in its sole and absolute judgment and discretion.

12. Representations and Warranties.

12.1 By Seller. Seller represents and warrants to Purchaser as follows:

12.1.1 Authority. Seller has full right, title, authority and capacity to execute and perform this Agreement and to consummate the transaction contemplated hereby;

12.1.2 Litigation. There are no actions, suits or proceedings pending or threatened against Seller in any court or before any administrative agency that might result in Seller being unable to consummate the transaction contemplated by this Agreement;

12.1.3 Condemnation. This Agreement is not made or entered into under the threat of condemnation of the Protected Property;

12.1.4 Possessory Rights. Except as disclosed by the title commitment, to the best of Seller's knowledge, the Protected Property is not subject to any encroachments, leases, tenancies, or rights of persons in possession;

12.1.5 Personal Property. Seller shall remove, at Seller's sole cost and expense, prior to Closing, all personal property located in, on, under or about the Protected Property, any vehicles and/or other debris on the property.

12.1.6 Unrecorded Encumbrances. The Protected Property is not the subject of any unrecorded deeds of trust, real estate contracts or options, or any other encumbrances that are to remain unpaid after Closing;

12.1.7 Hazardous Materials. Seller has not received notification from any governmental agency that the Protected Property is, or may be, in violation of any environmental law or is, or may be, targeted for a Superfund cleanup site. To the best of Seller's knowledge, the Protected Property has not been used for dumping, as a landfill, waste storage, or disposal site, or for the storage or disposal of any chemicals, petroleum products, or hazardous or dangerous wastes or substances;

12.1.8 Underground Storage Tanks. Seller is unaware of any underground storage tanks; and

12.1.9 Real Estate Brokers. Seller has not had any contact or dealing regarding the Protected Property or the subject matter of this Agreement through any licensed

real estate broker or other person who can claim a right to a commission or finder's fee as a procuring cause of the purchase and sale contemplated by this Agreement. If Seller has had any dealings or communications with a broker or finder through which a claim for a commission or finder's fee is perfected, Seller shall be solely liable for payment of that commission or fee and shall indemnify, defend and hold Purchaser harmless from and against any liability, cost or damage (including costs and attorney fees), arising out of or in any way relating to that claim.

12.1.10 Change in Circumstances. If, prior to Closing, Seller becomes aware of any fact or circumstance that would change a representation or warranty made in this Agreement by Seller, then Seller shall promptly give written notice thereof to Purchaser. If Seller gives written notice of any such change, or if Purchaser otherwise has actual notice of any such change, Purchaser shall have the option to terminate this Agreement within TEN (10) business days from the date Purchaser receives written notice of the changed fact or circumstance and all of Seller's and Purchaser's obligations under Agreement shall terminate, except those that expressly survive a termination hereof.

12.2 By Purchaser. Purchaser represents and warrants to Seller as follows:

12.2.1 Authority. Purchaser has full right, title, authority and capacity to execute and perform this Agreement and to consummate the transaction contemplated hereby and the individual(s) who on Purchaser's behalf execute and deliver this Agreement and all documents to be delivered to Seller hereunder are and shall be authorized to do so;

12.2.2 Litigation. There is no litigation pending or, to Purchaser's knowledge, threatened, against Purchaser before any court or administrative agency which might result in Purchaser being unable to consummate the transactions contemplated by this Agreement;

12.2.3 Condemnation. This Agreement is not made or entered into under the threat of condemnation of the Protected Property;

12.2.4 Council Approval. Purchaser has received all necessary governmental approvals and funding authorizations to purchase the Protected Property. The foregoing notwithstanding, Seller acknowledges Purchaser may, in its sole and absolute judgment and discretion, terminate this Agreement if, prior to Closing, the Lakewood City Council withdraws its approval and/or funding authorization for the purchase of the Protected Property.

12.2.5 Conservation Purposes. Purchaser is acquiring the Protected Property solely for conservation and open space purposes consistent with chapter 84.34 of the Revised Code of Washington and chapters 2.96 and 2.97 of the Pierce County Code.

12.2.6 Receiving Agency Affidavit. Lakewood is a Public Receiving Agency as defined in Section 2.97.020 of the Pierce County Code and has executed and delivered to Purchaser a Receiving Agency Affidavit declaring its willingness to take and hold title to the Protected Property in perpetuity as open space land for and on behalf of the public.

12.2.7 Real Estate Brokers. Purchaser has not had any contact or dealing regarding the Protected Property or the subject matter of this Agreement through any licensed real estate broker or other person who can claim a right to a commission or finder's fee as a procuring cause of the purchase and sale contemplated by this Agreement. If Purchaser has had any dealing or communication with a broker or finder through which a claim for a commission or finder's fee is perfected, Purchaser shall be solely liable for payment of that commission or fee and shall indemnify, defend and hold Seller harmless from and against any liability, cost or damage (including costs and attorney fees), arising out of or in any way relating to that claim.

12.2.8 Change in Circumstances. If, prior to Closing, Purchaser becomes aware of any fact or circumstance that would change a representation or warranty made in this Agreement by Purchaser, then Purchaser shall promptly give written notice thereof to Seller. If Purchaser gives written notice of any such change, or if Seller otherwise has actual notice of any such change, Seller shall have the option to terminate this Agreement within TEN (10) business days from the date Seller receives written notice of the changed fact or circumstance and all of Seller's and Purchaser's obligations under this Agreement shall terminate, except those that expressly survive a termination hereof.

12.3 Other Representations and Warranties. Seller and Purchaser acknowledge and agree, except as may be expressly provided to the contrary elsewhere in this Agreement or in the Disclosure Statement described in Section 5 above, neither Party has made any statement, representation, warranty or agreement as to any matter concerning the Protected Property or the suitability thereof for Purchaser's intended uses and that Purchaser has made or will make its own independent inspection and investigation of the Protected Property and is acquiring the same in their present, "AS-IS" condition.

13. Foreign Investment in Real Property Tax Act. If requested by Closing Agent, the Parties agree to comply in all respects with the Foreign Investment in Real Property Tax Act (hereinafter "FIRPTA"), as set forth in Section 1445 of the Internal Revenue Code and the regulations issued thereunder.

14. Conditions Precedent to Closing.

14.1 Purchaser's Conditions. Purchaser's obligation to complete the transaction contemplated by this Agreement is subject to and conditioned upon satisfaction or waiver of each of the following conditions precedent:

14.1.1 Title Policy. Closing Agent's commitment to issue the Title Policy described in Section 9 above;

14.1.2. Closing Deliveries. Seller delivery to Closing Agent, on or before Closing, of the instruments, documents and monies described in Sections 16.1 and 16.2 below; and

14.1.3. Other Conditions. Satisfaction or waiver, on or before Closing of all other conditions to Closing for the benefit of Purchaser as set forth in this Agreement.

14.2 Seller's Conditions. Seller's obligation to complete the transaction contemplated by this Agreement is subject to and conditioned upon satisfaction or waiver of each of the following conditions precedent:

14.2.1 Closing Deliveries. Purchaser's delivery to Closing Agent, on or before Closing, of the instruments, documents and monies described in Section 16.3 below;

14.2.2 Other Conditions. Satisfaction or waiver, on or before the Closing, of all other conditions to Closing for the benefit of Seller as set forth in this Agreement.

14.3 Failure or Waiver of Conditions Precedent. If any of the conditions precedent set forth in this Section 14 are not satisfied or waived by the Party intended to be benefited thereby, this Agreement shall automatically terminate and neither Party shall have any further rights or remedies against the other, except those that expressly survive termination hereof. The foregoing notwithstanding, either Party may, in its or his sole and absolute judgment and discretion, at any time or times on or before the date (and, if indicated, the time) specified for the satisfaction of the condition, waive in writing the benefit of any condition precedent.

15. Closing; Possession. "Closing" shall mean the date upon which the Statutory Warranty Deed is recorded by Closing Agent and the proceeds of sale are legally available for disbursement to Seller. Closing shall take place at the offices of Closing Agent, or at such other place as Seller and Purchaser may mutually agree in writing, within THIRTY (30) calendar days after the recordation of the Amendment to the CC&Rs and Amended Binding Site Plan referred to in Section 10. Seller and Purchaser agree to execute and deliver to Closing Agent such closing escrow instructions as may be necessary to implement and coordinate Closing. Purchaser shall be entitled to possession of the Protected Property at Closing.

16. Closing Deliveries. On or before closing the following shall be delivered to Closing Agent: Sara Graves

16.1 By Seller. (a) the Statutory Warranty Deed, duly executed and acknowledged; (b) a Real Estate Excise Tax Affidavit relating to the Statutory Warranty Deed, duly executed; (c) a FIRPTA no foreign affidavit (if required by Closing Agent), duly executed and acknowledged; and (d) all other instruments, documents and monies required by this Agreement and/or Closing Agent on or following Closing to consummate the transaction contemplated hereby.

16.2 By Purchaser. (a) a Real Estate Excise Tax Affidavit relating to the Statutory Warranty Deed, duly executed; (b) the Purchase Price; and (c) all other instruments, documents and monies required by this Agreement and/or Closing Agent on or following Closing to complete the transaction contemplated hereby.

17. Closing Costs; Prorations.

17.1 Seller's Closing Costs. Seller shall pay: (a) the Real Estate Excise Tax

due at Closing; (b) its own attorney fees; and (c) all other costs and expenses allocated to Seller under this Agreement.

17.2 Purchaser's Closing Costs. Purchaser shall pay: (a) the cost of recording the Statutory Warranty Deed; (b) escrow fees; (c) the premium for the Title Policy (d) its own attorney fees; and (e) all other costs and expenses allocated to Purchaser under this Agreement.

17.3 Prorations; Adjustments. Any liens, assessments or charges imposed by law upon the Protected Property shall be prorated as of Closing, with such prorations to be a final settlement between the Parties. Seller and Purchaser agree, to the extent items are prorated or adjusted at Closing on the basis of estimates, or are not prorated or adjusted at Closing pending actual receipt of funds or a compilation of information upon which such prorations or adjustments are to be based, each of them will, upon a proper accounting, pay to the other such amounts as may be necessary such that Seller shall receive the benefit of all income and shall pay all expenses of the Protected Property prior to Closing and Purchaser shall receive all income and shall pay all expenses of the Protected Property after Closing. If Purchaser receives any bill or invoice which relates to periods prior to Closing, Purchaser shall refer such bill to Seller and Seller shall pay, promptly upon receipt, such portion of the bill or invoice as relates to the period prior to Closing. If Seller does not pay such bill in a timely manner, Purchaser may, at its option, pay such bill or invoice and Seller shall become and remain liable to Purchaser for the full amount thereof until paid.

18. Risk of Loss; Change in Condition. Risk of loss of or damage to the Protected Property shall be borne by Seller until Closing and risk of loss of or damage to the Protected Property shall be borne by Purchaser thereafter. In the event of a material loss of or damage to the Protected Property prior to Closing, or in the event of a material adverse change in the condition thereof prior to Closing, Seller shall promptly notify Purchaser in writing. Purchaser may elect in its sole and absolute judgment and discretion, by notice in writing to Seller within TEN (10) calendar days after receipt of Seller's notice or, if Seller does not notify Purchaser, within TEN (10) calendar days after the time Purchaser otherwise has actual notice of the material loss or damage or material adverse change, either to terminate this Agreement or to purchase the Protected Property in the condition existing at Closing. If Purchaser does not give such notice, Purchaser shall be deemed to have elected to proceed with the purchase.

19. Condemnation. If, prior to Closing all, or any portion of, the Protected Property is taken by, or made subject to, condemnation, eminent domain or other governmental acquisition proceedings, then Purchaser, in its sole and absolute judgment and discretion, may elect either: (a) to terminate this Agreement by written notice to Seller given within FIVE (5) calendar days after Seller's receipt of written notice of such action, whereupon neither Party shall have any further rights or duties under this Agreement except those which expressly survive termination hereof; or (b) to agree to close and deduct from the Purchase Price an amount equal to any sum paid to Seller for such governmental acquisition.

20. Notices. Notices shall be in writing and sent by either: (a) United States mail, return receipt requested; (b) recognized overnight courier; or (c) facsimile. Notices shall

be deemed delivered on the earlier of: (a) three (3) business days after deposit in the United States mail; (b) the delivery date as shown in the delivery records of the overnight courier; or (c) the date of confirmed receipt by the recipient's fax:

To Seller: Lakewood Cinema Plaza, LLC
 c/o Dennis P. Zentil, Delegated Manager
 2219 Mapleleaf Ave.
 Newbury Park, CA 91320
 805/796-0126
 dzentil@aol.com

To Lakewood: City of Lakewood
 ATTN: Mary Dodsworth, Parks & Recreation
 6000 Main Street SW
 Lakewood, WA 98499
 Telephone: 253-983-7741
 Facsimile: 253-589-3774
 Email: mdodsworth@cityoflakewood.us

Copy to: Lakewood City Attorney
 ATTN: Heidi Ann Wachter
 6000 Main Street SW
 Lakewood, WA 98499
 Telephone: 253-983-7704
 Facsimile: 253-589-3774

To Closing Agent: Puget Sound Title Company
 ATTN: Meagen Johnson
 5350 Orchard Street W University
 Place, WA 98467
 Telephone: (253) 474-4747

To Closing Agent: Puget Sound Title Company
 (Escrow) ATTN: Sara Graves
 5350 Orchard Street W University
 Place, WA 98467
 Telephone: (253) 474-4747

Any Party, by written notice to the other in the manner herein provided, may designate an address different from that set forth above. Any notices sent by a party's attorney on behalf of such Party shall be deemed delivered by such Party. **NOTICE: Electronic mail addresses provided above are for convenience only and do not constitute a valid method for providing notice pursuant to this Agreement.**

21. Default; Remedies. If either Seller or Purchaser defaults in the performance of any material term, covenant and/or condition of this Agreement, the non-defaulting Party may seek: (a) specific performance of this Agreement and/or damages; or (b)

rescission of this Agreement; or (c) all other remedies available at law and equity.

22. Attorney Fees; Venue. The substantially prevailing Party in any action or proceeding between the Parties for the construction, interpretation or enforcement of this Agreement shall be entitled to recover reasonable costs and attorney fees (including, without limitation, reasonable costs and attorney fees incurred in appellate proceedings, or in any action or participation in, or in connection with, any case or proceeding under the Bankruptcy Code, and expenses for witnesses, including expert witnesses), in addition to all other relief to which the substantially prevailing Party may be entitled. The venue of any action arising out of or relating to this Agreement shall be in the Superior Court of Pierce County, Washington.

23. Negotiation and Construction. This Agreement was negotiated by the Parties with the assistance of their own legal counsel and shall be construed and interpreted according to its fair meaning and not strictly for or against either Party. This Agreement shall be construed and interpreted in accordance with the laws of the state of Washington.

24. Title/Escrow Cancellation. If this Agreement is terminated for any reason other than the default of Seller, Purchaser shall pay the cost (if any) charged by Closing Agent to cancel the Commitment and/or close the escrow.

25. Time. Time is of the essence of this Agreement and of every term and provision hereof.

26. Entire Agreement; Modification. This Agreement constitutes the entire agreement of the Parties with respect to the Protected Property and supersedes all written or oral agreements or understandings, if any. This Agreement may be modified only in writing signed by all Parties.

27. Date of Performance. If the date for any performance under this Agreement falls on a weekend or holiday, the time shall be extended to the next business day.

28. Cost of Performance. Except as otherwise expressly provided in this Agreement, all covenants, agreements and undertakings of a Party shall be performed at the sole cost and expense of that Party without a right of reimbursement or contribution from the other Party.

29. Survival of Provisions; Binding Effect. The covenants, representations, agreements, terms and provisions contained in this Agreement shall survive Closing and shall not be deemed to have merged with or into the Statutory Warranty Deed. This Agreement shall be binding upon and shall inure to the benefit of the Parties and upon their heirs, successors and assigns.

30. Invalid Provision. If any provision of this Agreement is held to be illegal, invalid or unenforceable under present or future laws, such provision shall be fully severable; this Agreement shall be construed and enforced as if such illegal, invalid or unenforceable provision had never comprised a part of this Agreement; and the remaining provisions of this Agreement shall remain in full force and effect and shall not be affected by such illegal, invalid or unenforceable provision or by its severance from this Agreement.

31. Exhibits. The following exhibits are attached to this Agreement and by this reference incorporated herein as if fully set forth:

Exhibit A	--	Description of Protected Property
Exhibit B	--	Statutory Warranty Deed

32. Effective Date. The "Effective Date" of this Agreement shall be the date upon which Purchaser's County Executive (who shall be the last person to sign) shall have executed this Agreement as indicated opposite his name below.

[SIGNATURES APPEAR ON FOLLOWING PAGES]

SELLER'S SIGNATURE PAGE

LAKEWOOD CINEMA PLAZA, LLC
A Washington limited liability company

By: 

Dennis P. Zentil
Delegated Manager

7/21/22

PURCHASER'S SIGNATURE PAGE

CITY OF LAKEWOOD, a municipal corporation and political subdivision of the state of Washington:

Approved as to legal form only:

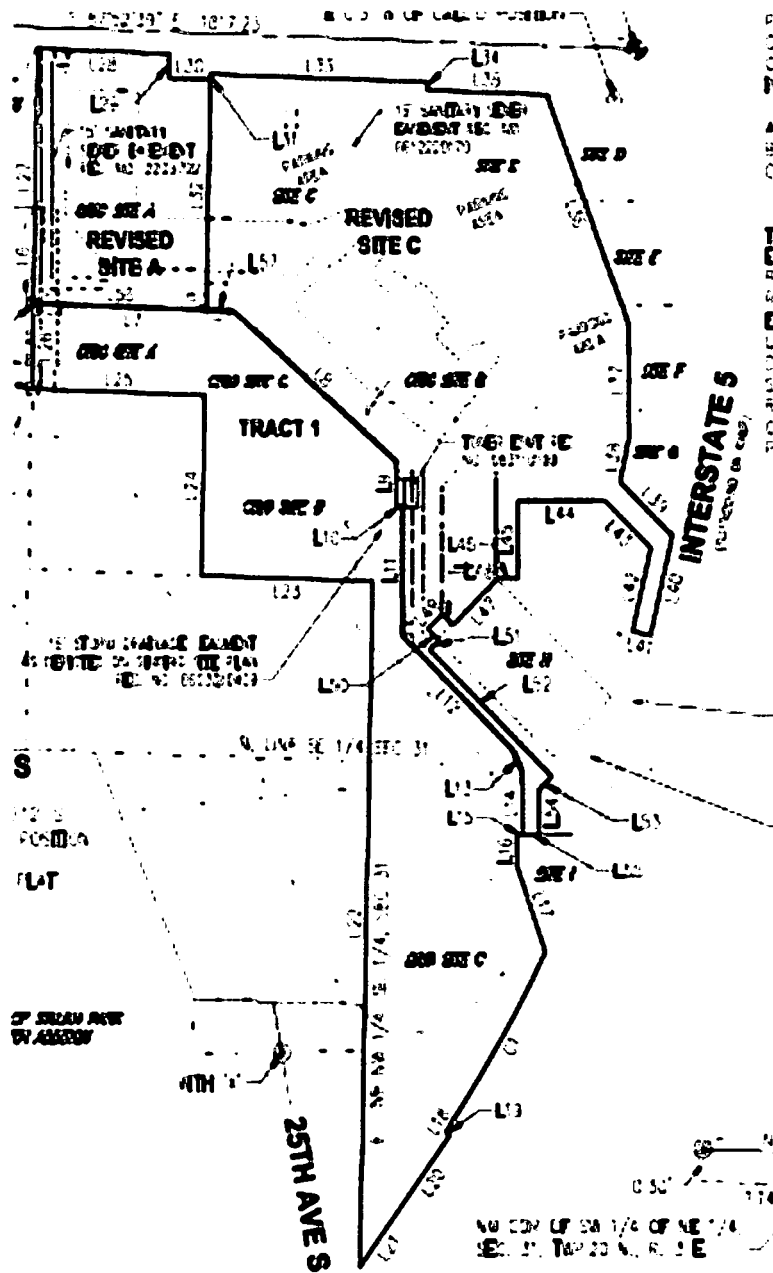
By: _____
City Manager
John J. Caulfield Date

Approved for final action only:

By: _____
City Attorney
Heidi Ann Wachter Date

By: _____
City Clerk
Briana Schumacher Date

EXHIBIT A



**EXHIBIT B Statutory
Warranty Deed
(FORM ONLY -- DO NOT SIGN)**

WHEN RECORDED RETURN TO:

City of Lakewood
Briana Schumacher, City Clerk
6000 Main Street SW
Lakewood, WA 98499

**WASHINGTON COUNTY AUDITOR/RECORDER
INDEXING FORM**

Document Title: STATUTORY WARRANTY DEED

Grantor: Lakewood Cinema Plaza, LLC, a Washington limited liability company

Grantee: CITY OF LAKEWOOD, a Washington municipal
corporation

Abbreviated Legal: Tract 1, Amended BSP Rec. _____

Portions of Parcel Number(s): 0320311051, 0320315018, 0320311060

Exhibit A

Permitted Exceptions

Cut & Paste from Proforma Title Insurance Policy

STATUTORY WARRANTY DEED

GRANTOR, LAKEWOOD CINEMA PLAZA, LLC, a Washington limited liability company, for and inconsideration of \$10.00 in hand paid, and other good and valuable consideration the receipt and adequacy of which are hereby acknowledged, conveys and warrants to GRANTEE, CITY OF LAKEWOOD, a Washington municipal corporation, in fee simple absolute, the real property in Pierce County, Washington, legally described as

**TRACT 1, WARD'S LAKE RETAIL CENTER, AMENDED
BINDING SITE PLAN, RECORDED _____, 2022,
UNDER RECORDING NO. _____, RECORDS
OF PIERCE COUNTY AUDITOR.**

subject only to the Permitted Exceptions set forth in **Exhibit A** attached hereto and by this reference incorporated herein,

RESERVING UNTO GRANTOR, for the benefit of the property to the north and east of said Tract 1, an easement for drainage over, under, and across the new property line between said Tract 1 and Revised Sites A and C as shown on the Amended Binding Site Plan containing said Tract 1.

LAKEWOOD CINEMA PLAZA, LLC, a Washington
limited liability company

By: _____
Dennis P. Zentil, Delegated Manager

State of California)

) ss

County of Ventura)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

On _____, 2022, before me, _____, a notary public, personally appeared **DENNIS P. ZENTIL**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

Signature of Notary

Lakewood Cinema Plaza, LLC
c/o Trinity Real Estate
3720 Carillon Point
Kirkland WA 98033

**FOURTH AMENDMENT TO DECLARATION OF
EASEMENTS, COVENANTS, AND RESTRICTIONS**

THIS FOURTH AMENDMENT TO DECLARATION OF EASEMENTS, COVENANTS, AND RESTRICTIONS ("Amendment") is dated for identification purposes as of April 1, 2022, and is made by and between Lakewood Cinema Plaza, LLC, 1018 Properties Inc., Discount Tire Co Inc. and Gupta Lakewood LLC (collectively "Owners").

RECITALS

WHEREAS, this Amendment relates to that certain DECLARATION OF EASEMENTS, COVENANTS, AND RESTRICTIONS, as amended ("CC&Rs"), recorded on October 6, 1986, as document number 8610060276 in Volume 0363, Page 0616, in the Recorder's Office of Pierce County, State of Washington.

WHEREAS, the CC&Rs were amended by that First Amendment to Declaration of Easement, Covenants and Restrictions dated recorded on February 16, 1988, as document number 8802160213 in Volume 470, Page 1771, in the Recorder's Office of Pierce County, State of Washington.

WHEREAS, the CC&Rs were further amended by that Second Amendment to Declaration of Easement, Covenants and Restrictions recorded on January 11, 1990,

as document number 9001110173 in Volume 586, Page 3065, in the Recorder's Office of Pierce County, State of Washington.

WHEREAS, the CC&Rs were further amended by that Third Amendment to Declaration of Easement, Covenants and Restrictions recorded on May 11, 1999, as document number 9905110310 in Volume 586, Page 3065, in the Recorder's Office of Pierce County, State of Washington.

WHEREAS the CC&Rs, as amended, encumber that certain real property situated in the City of Lakewood, County of Pierce, State of Washington, more particularly described as

Sites A, B, C, D, E, F, G, H, AND I, WARD'S LAKE
RETAIL CENTER, BINDING SITE PLAN, according to
Survey recorded March 01, 1989, under Recording No.
8903010409, records of Pierce County Auditor.

WHEREAS the Owners, taken collectively, own fee title to all of the sites encumbered by the CC&Rs.

WHEREAS, Owners wish to amend the CC&Rs to exclude the property commonly known as Wards Lake, and legally described on Exhibit A hereto, from the property encumbered by the CC&Rs.

AMENDMENT

NOW, THEREFORE, in consideration of the mutual covenants herein contained, Owners agree as follows:

1. Miscellaneous. Any conflict between any term or provision contained herein with any term or provision contained in the CC&Rs or any prior amendment shall be resolved in favor of this Amendment. All capitalized terms used herein that are defined or used in the CC&Rs shall have the same meaning in this Amendment as in the CC&Rs.

2. Amendment to Legal Description. The legal description of the Property encumbered by the CC&Rs shall be deemed amended and replaced for all purposes by the legal description attached hereto as Exhibit A.

3. Counterparts. This Amendment may be executed in counterparts, and the collective counterparts shall together constitute one agreement, binding all of the parties, notwithstanding that all of the parties are not signatory to the same counterpart. Duplicate unexecuted and unacknowledged pages from the counterparts may be discarded and the remaining signature pages and notary acknowledgements may be assembled together as one document for purposes of recordation.

Lakewood Cinema Plaza, LLC

By: _____
Dennis P. Zentil
Delegated Manager

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
) ss
County of Ventura)

On _____, 2021, before me, _____, a notary public, personally appeared **DENNIS P. ZENTIL**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Commented [DZ1]:

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature of Notary

1018 Properties Inc.

By: _____

Print Name: _____

State of Washington)
) ss:
County of _____)

This record was acknowledged before me on _____, 2022 by

(signer name(s)) _____ as

(signer(s) title, e.g., president) _____

on behalf of **1018 Properties Inc..**

WITNESS my hand and official seal.

Notary Signature: _____

Notary Name: _____

Notary Public in and for the State of Washington

My Commission expires on : _____, 20____.

Discount Tire Co Inc.

By: _____

Print Name: _____

State of Washington)

) ss:

County of _____)

This record was acknowledged before me on _____, 2022 by

(signer name(s)) _____ as

(signer(s) title, e.g., president) _____

on behalf of **Discount Tire Co Inc.**

WITNESS my hand and official seal.

Notary Signature: _____

Notary Name: _____

Notary Public in and for the State of Washington

My Commission expires on : _____, 20____.

Gupta Lakewood LLC

By: _____

Print Name: _____

State of Washington)
) ss:
County of _____)

This record was acknowledged before me on _____, 2022 by

(signer name(s)) _____ as

(signer(s) title, e.g., president) _____

on behalf of **Gupta Lakewood LLC**

WITNESS my hand and official seal.

Notary Signature: _____

Notary Name: _____

Notary Public in and for the State of Washington

My Commission expires on : _____, 20__.

Exhibit A

SITES A, B, C, D, E, F, G, H, AND I, WARD'S LAKE RETAIL CENTER, BINDING SITE PLAN, ACCORDING TO SURVEY RECORDED MARCH 01, 1989, UNDER RECORDING NO. 8903010409, RECORDS OF PIERCE COUNTY AUDITOR IN THE CITY OF LAKEWOOD, COUNTY OF PIERCE, STATE OF WASHINGTON.

EXCEPT THAT PORTION OF PARCEL A AS CONVEYED TO PIERCE COUNTY BY DEED UNDER PIERCE COUNTY RECORDING NUMBER 8701260098.

ALSO EXCEPT THOSE PORTIONS OF SITES A, B, AND C LYING SOUTHERLY AND WESTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE SOUTHWEST CORNER OF SITE A OF SAID BINDING SITE PLAN;

THENCE ALONG THE WEST LINE THEREOF, NORTH 01° 00' 07" EAST, 157.14 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 87° 52' 00" EAST, 331.29 FEET;

THENCE CONTINUING SOUTH 87° 52' 00" EAST, 52.40 FEET;

THENCE SOUTH 48° 43' 00" EAST, 420.38 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF THAT TOWER EASEMENT RECORDED UNDER RECORDING NO. 9603110199, RECORDS OF PIERCE COUNTY, WA;

THENCE ALONG SAID NORTHERLY EXTENSION, SOUTH 00° 01' 38" WEST, 81.51 FEET TO THE SOUTHWEST CORNER OF SAID TOWER EASEMENT;

THENCE ALONG THE SOUTH LINE OF SAID TOWER EASEMENT, SOUTH 89° 58' 22" EAST, 11.37 FEET;

THENCE LEAVING SAID SOUTH LINE, SOUTH 00° 09' 00" EAST, 239.78 FEET;

THENCE SOUTH 45° 08' 00" EAST, 300.00 FEET;

THENCE SOUTH 26° 06' 00" EAST, 44.00 FEET;

THENCE SOUTH 00° 35' 00" EAST, 118.00 FEET TO A POINT ON THE LINE BETWEEN SITES C AND I OF SAID BINDING SITE PLAN;

THENCE SOUTH 89° 59' 08" WEST, 10.63 FEET ALONG SAID COMMON LINE TO THE WESTERLY MARGIN OF SAID SITE I;

THENCE ALONG SAID WESTERLY MARGIN, SOUTH 00°00'52" EAST, 60.00 FEET;

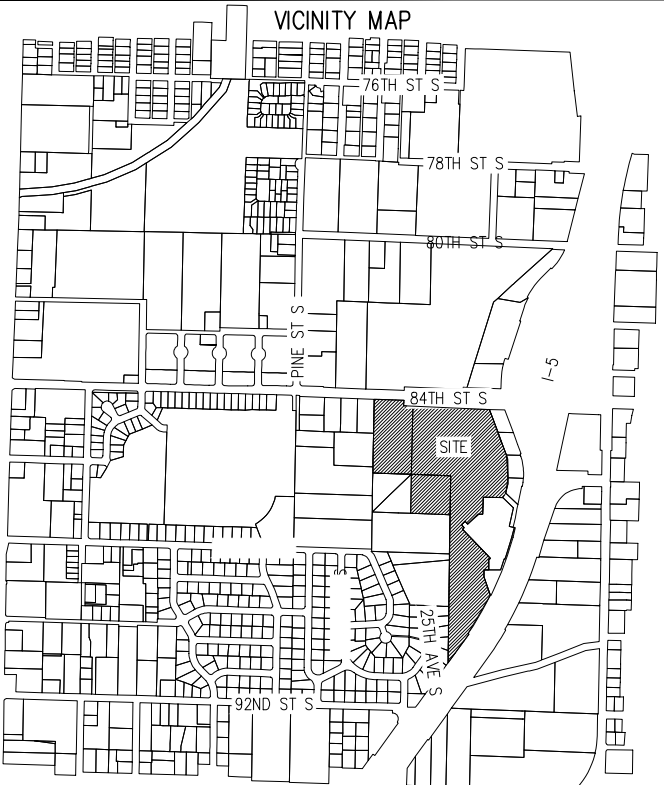
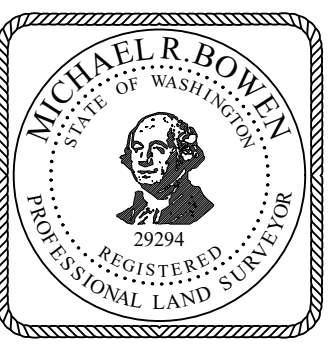
THENCE CONTINUING ALONG SAID WESTERLY MARGIN, SOUTH 19°21'00" EAST 165.52 FEET TO THE NORTHWESTERLY MARGIN OF INTERSTATE 5 AND THE TERMINUS OF SAID LINE.

CONTAINING 571,362 SQUARE FEET, MORE OR LESS

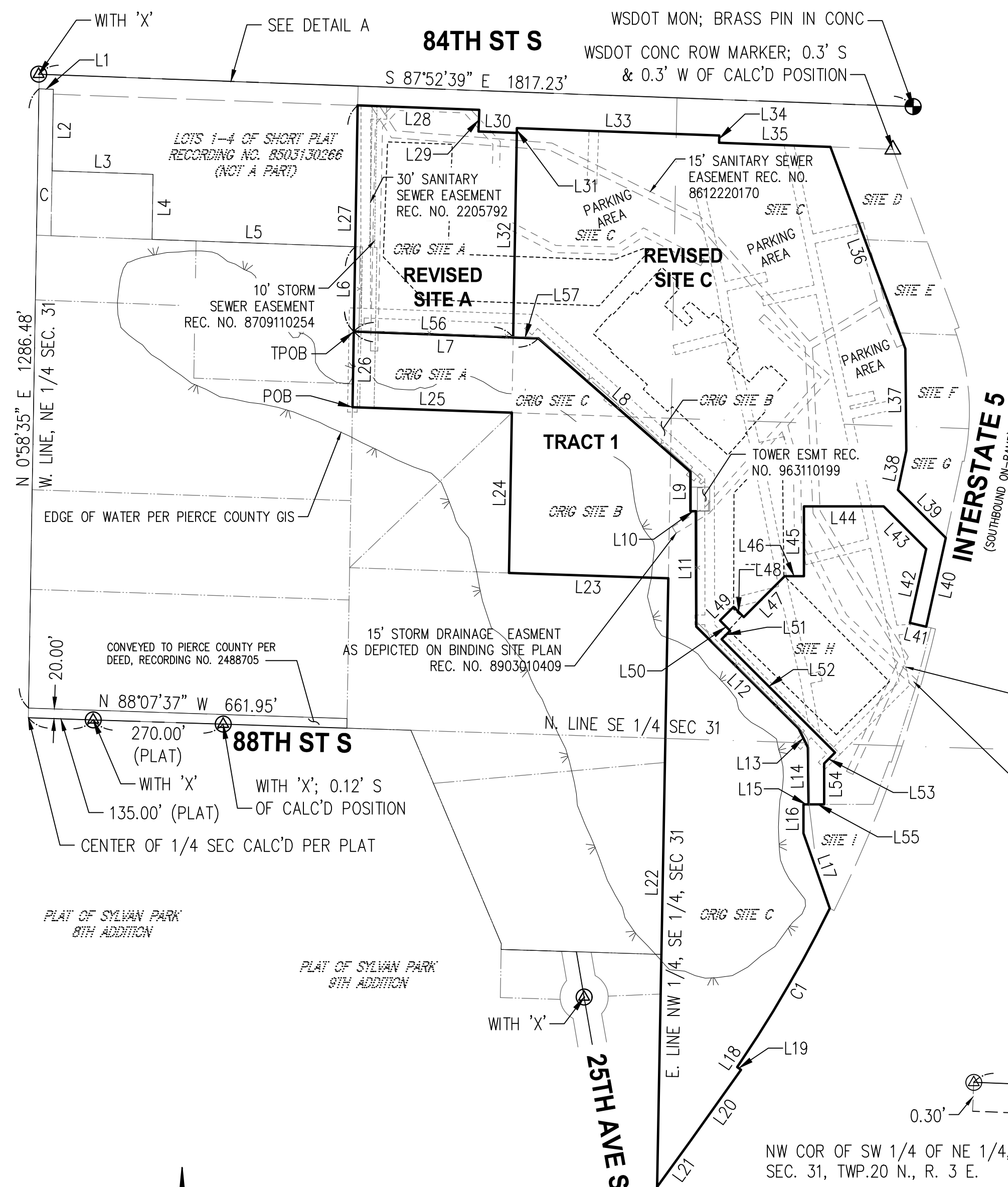


City of Lakewood

Proposed Tract 1 - Amended BSP Wards Lake Retail Center

<div><div><div>VICINITY MAP</div></div><div><p>THIS AMENDED BINDING SITE PLAN IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS.</p><p>LAKEWOOD CINEMA PLAZA, LLC, A WASHINGTON LIMITED LIABILITY COMPANY</p><p>BY: _____</p><p>NAME: <u>DENNIS P. ZENTIL</u></p><p>TITLE: <u>DELEGATED MANAGER</u></p><div>SEE SHEET 3 OF 3 FOR ADDITIONAL SIGNATURES</div></div></div>		<div>ACKNOWLEDGEMENT</div> <div><div>A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.</div><div>STATE OF CALIFORNIA)) SS COUNTY OF VENTURA)</div><div>ON _____, 2021, BEFORE ME, _____, A NOTARY PUBLIC, PERSONALLY APPEARED <u>DENNIS P. ZENTIL</u>, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.</div><div>I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.</div><div>WITNESS MY HAND AND OFFICIAL SEAL.</div><div>_____ SIGNATURE OF NOTARY</div></div>		<div>CITY OF LAKEWOOD AMENDED BINDING SITE PLAN _____</div> <div>PORTIONS OF: SE 1/4, NE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M. SW 1/4, NE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M. NE 1/4, SE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M.</div> <div>ORIGINAL TRACT ASSESSOR'S PARCEL NO.'S 0320311051, 0320315018, 0320311060</div> <div>THIS SURVEY COMPLIES WITH ALL STANDARDS AND GUIDELINES OF THE "SURVEY RECORDING ACT" CHAPTER 58.09 RCW AND 332-130 WAC.</div> <div>CITY OF LAKEWOOD COMMUNITY DEVELOPMENT THIS BOUNDARY LINE ADJUSTMENT IS FOUND TO BE IN CONFORMITY WITH ALL APPLICABLE ZONING REGULATIONS AND OTHER LAND USE CONTROLS IN EFFECT.</div> <div>_____ COMMUNITY DEVELOPMENT DIRECTOR</div> <div>_____ DATE</div> <div>CITY ASSESSOR-TREASURER</div> <div>I HEREBY CERTIFY THAT ALL STATE AND CITY TAXES HERETOFORE LEVIED AGAINST THE PROPERTY DESCRIBED HEREON, ACCORDING TO THE BOOKS AND RECORDS OF MY OFFICE, HAVE BEEN FULLY PAID AND DISCHARGED.</div> <div>_____ DEPUTY ASSESSOR/TREASURER</div> <div>_____ DATE</div> <div>REVIEWED FOR SEGREGATION</div> <div>_____ DEPUTY ASSESSOR/TREASURER</div> <div>_____ DATE</div> <div>COUNTY ASSESSOR/TREASURER</div> <div>I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES HERETOFORE LEVIED AGAINST THE PROPERTY DESCRIBED HEREON, ACCORDING TO THE BOOKS AND RECORDS OF MY OFFICE, HAVE BEEN FULLY PAID AND DISCHARGED.</div> <div>_____ ASSESSOR/TREASURER</div> <div>AUDITOR'S CERTIFICATE</div> <div>FILED FOR RECORD THIS _____ DAY OF _____ 20____ AT _____ M</div> <div>AFN: _____</div> <div>AT THE REQUEST OF: MICHAEL R. BOWEN</div> <div>_____ COUNTY AUDITOR</div> <div>ORIGINAL TRACT OWNERS</div> <div>LAKEWOOD CINEMA PLAZA, LLC, A WASHINGTON LIMITED LIABILITY COMPANY 3720 CARILLON POINT, KIRKLAND, WA, 98033</div> <div>CITY OF LAKEWOOD, 6000 MAIN ST SW, LAKEWOOD, WA 98499</div> <div>EXISTING ZONING: PARKS AND COMMERCIAL</div> <div>SOURCE OF WATER: LAKEWOOD WATER DISTRICT</div> <div>TYPE OF ACCESS: 84TH STREET SOUTH</div> <div>SEWER SYSTEM: PIERCE COUNTY</div> <div>INDEXING DATA: SE 1/4, NE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M. SW 1/4, NE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M. NE 1/4, SE 1/4, SEC. 31, T. 20 N., R. 3 E., W.M.</div>			
<p>THIS AMENDED BINDING SITE PLAN DOES NOT ALTER EXISTING OR FUTURE BUILDING OR STRUCTURE LOCATIONS, PARKING COUNTS, OR APPROVED LAND USES REGULATED BY THE WARD'S LAKE RETAIL CENTER BINDING SITE PLAN (RECORDING NO. 8903010409). REVISED SITES A AND C OF THIS AMENDED BINDING SITE PLAN ARE SUBJECT TO ALL WARD'S LAKE RETAIL CENTER BINDING SITE PLAN NOTES, CONDITIONS, AND RESTRICTIONS.</p> <p>SEE 'PURPOSE OF AMENDMENT' ON SHEET 2 OF 3 FOR TRACT 1.</p>		<div>SURVEYOR'S CERTIFICIATE</div> <p>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 THE CITY OF LAKEWOOD IN SEPTEMBER, 2021.</p> <div><div>MICHAEL R. BOWEN Certificate No. 29294</div><div></div></div>		<div>AMENDED BINDING SITE PLAN</div> <div>WARD'S LAKE RETAIL CENTER</div> <div>AMENDING SITES A, B, AND C</div>		<div><div><div>KPG</div><div>Interdisciplinary Design</div><div>3131 Elliott Ave Suite 400 Seattle, WA 98121 (206) 286-1640</div><div>2502 Jefferson Ave Tacoma, WA 98402 (253) 627-0720 www.kpg.com</div></div></div> <div>DRAWN BY: KEW</div> <div>CHECKED BY: MRB</div> <div>DATE: MAY 26, 2022</div> <div>JOB NO. 21107</div> <div>SHEET 1 OF 3</div> <div>DRAWING NO. 21107AMENDED BSP.DWG</div>	

PORTIONS OF THE NE QUARTER AND THE SE QUARTER OF SECTION 31, TOWNSHIP 20 NORTH, RANGE 3 EAST, W.M., CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON



PURPOSE OF AMENDMENT

PER LMC 17.30.060

THE PURPOSE OF THIS AMENDED BINDING SITE PLAN IS TO VACATE PORTIONS OF SITES A, B, AND C OF THE ORIGINAL BINDING SITE PLAN, THEREBY CREATING TRACT 1 AS SHOWN HEREON. THIS INCLUDES:

- REVISE THE SOUTH LINE OF SITE A;
- REVISE THE WEST LINE OF SITE C;
- ELIMINATE SITE B AND MERGE IT INTO SITE C AND TRACT 1

TRACT 1 SHALL NOT BE SUBJECT TO ANY TITLE EXCEPTIONS, COVENANTS, CONDITIONS, OR RESTRICTIONS PERTAINING TO BINDING SITE PLAN RECORDED UNDER RECORDING NO. 8903010409, EXCEPT FOR A WATER EASEMENT RECORDED UNDER RECORDING NO. 8905310495, A STORM DRAINAGE EASEMENT DEPICTED ON SAID BINDING SITE PLAN, A STORM DRAINAGE EASEMENT RECORDED UNDER RECORDING NO. 8709110254, AND A SANITARY SEWER EASEMENT RECORDED UNDER RECORDING NO. 2205792, ALL OF WHICH SHALL REMAIN IN EFFECT OVER PORTIONS OF SAID TRACT 1.

RESULTANT LOT AREAS

TRACT 1	456,048 S.F.	(10.47 AC)
REVISED SITE A	152,112 S.F.	(3.49 AC)
REVISED SITE C	571,362 S.F.	(13.12 AC)

BASIS OF BEARINGS

WASHINGTON STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT (NAD 83/2011). ESTABLISHED BY RTK GPS OBSERVATION UTILIZING THE WASHINGTON STATE REFERENCE NETWORK (WSRN).

REFERENCES

- RECORD OF SURVEY, RECORDING NO. 8903010409
- SHORT PLAT, RECORDING NO. 8503130266
- PLAT OF SYLVAN PARK 9TH ADDITION, RECORDING NO. 1980184

NOTES

- THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS ENCUMBERING THIS SITE.
- TRACT 1 IS THE VACATED PORTION OF BINDING SITE PLAN FILED UNDER RECORDING NO. 8903010409 PER THIS SURVEY.

TECHNICAL DATA

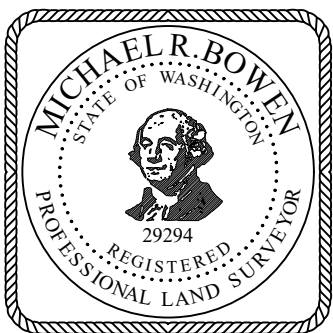
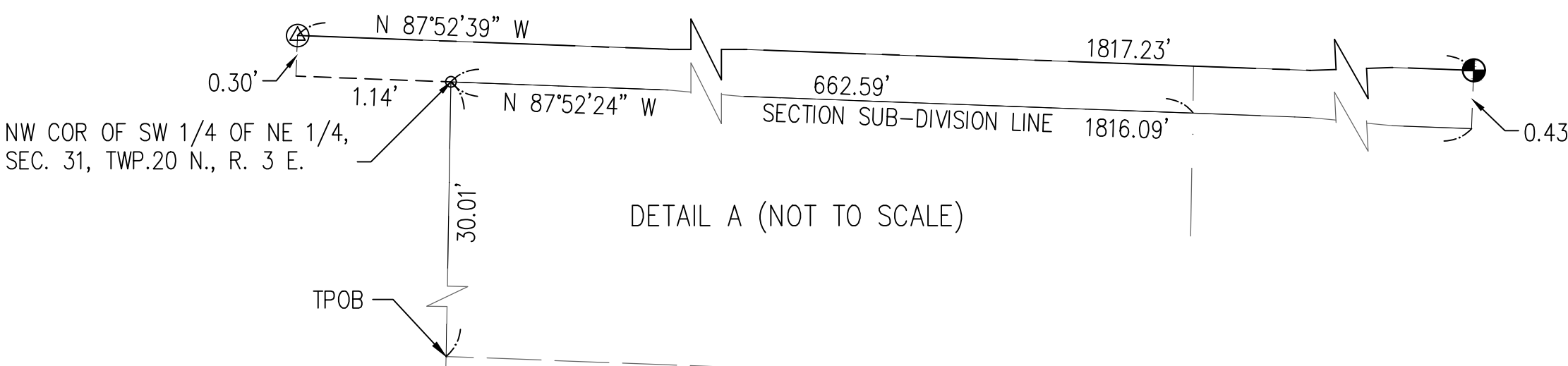
THIS SURVEY MEETS OR EXCEEDS PRECISION REQUIREMENTS AS SET FORTH IN WAC 332-130-090 FIELD TRAVERSE METHOD

EQUIPMENT USED

EQUIPMENT UTILIZED FOR THIS SURVEY: LEICA TS 16 TOPCON HIPER V GPS

LEGEND

- FOUND MONUMENT IN CASE
- FOUND SURFACE MONUMENT; BRASS CAP
- FOUND MONUMENT (AS DESCRIBED)
- EXISTING PROPERTY LINE
- PROPOSED PROPERTY LINE
- PROPERTY LINE TO BE ELIMINATED
- CENTER LINE
- RIGHT-OF-WAY LINE
- STORM EASEMENT
- WATER EASEMENT
- SEWER EASEMENT
- SECTION LINE
- CHAIN LINK FENCE
- BUILDING



AMENDED BINDING SITE PLAN
WARD'S LAKE RETAIL CENTER
AMENDING SITES A, B, AND C

KPG
Interdisciplinary Design
3131 Elliott Ave Suite 400
Seattle, WA 98121 (206) 286-1640
2502 Jefferson Ave Tacoma, WA 98402
(253) 627-0720
www.kpg.com

DRAWN BY: KEW	CHECKED BY: MRB
SCALE: 1" = 200'	DATE: MAY 26, 2022
JOB NO. 21107	
SHEET 2 OF 3	
DRAWING NO. 21107AMENDED BSP.DWG	

PORTIONS OF THE NE QUARTER AND THE SE QUARTER OF SECTION 31, TOWNSHIP 20 NORTH, RANGE 3 EAST, W.M., CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 87°52'24" E	30.01'
L2	S 0°58'35" W	169.06'
L3	S 87°56'25" E	210.04'
L4	S 0°58'35" W	135.02'
L5	S 87°56'25" E	422.38'
L6	S 1°00'07" W	176.20'
L7	S 87°52'00" E	383.69'
L8	S 48°43'00" E	420.38'
L9	S 0°01'38" W	81.51'
L10	S 89°58'22" E	11.37'
L11	S 0°09'00" E	239.78'
L12	S 45°08'00" E	300.00'
L13	S 26°06'00" E	44.00'
L14	S 0°35'00" E	118.00'
L15	S 89°59'08" W	10.63'
L16	S 0°00'52" E	60.00'
L17	S 19°21'00" E	165.52'
L18	S 34°08'34" W	15.69'
L19	S 55°42'09" E	10.00'
L20	S 35°25'36" W	180.07'

LINE TABLE		
LINE	BEARING	LENGTH
L21	S 35°58'59" W	119.39'
L22	N 1°03'59" E	1264.26'
L23	N 88°04'21" W	331.16'
L24	N 1°00'51" E	332.87'
L25	N 88°00'21" W	331.24'
L26	N 1°00'07" E	157.14'
L27	N 1°00'07" E	469.89'
L28	S 87°52'39" E	252.72'
L29	S 2°07'21" W	45.00'
L30	S 87°52'39" E	79.53'
L31	N 1°00'51" E	10.00'
L32	N 1°00'51" E	424.94'
L33	S 87°52'39" E	420.66'
L34	S 2°07'21" W	15.00'
L35	S 87°52'39" E	231.62'
L36	S 20°21'01" E	447.29'
L37	S 0°34'32" E	211.47'
L38	S 12°04'59" W	83.58'
L39	S 45°00'52" E	140.55'
L40	S 12°26'26" W	189.16'

LINE TABLE		
LINE	BEARING	LENGTH
L41	N 76°36'52" W	35.00'
L42	N 12°30'42" E	157.42'
L43	N 45°00'52" W	124.91'
L44	S 89°59'08" W	165.79'
L45	S 0°00'52" E	145.05'
L46	S 89°59'08" W	39.99'
L47	S 44°59'08" W	119.99'
L48	N 45°00'52" W	30.00'
L49	S 44°59'08" W	40.00'
L50	S 45°00'52" E	30.00'
L51	S 44°59'08" W	25.00'
L52	S 45°00'52" E	332.85'
L53	S 44°59'08" W	32.05'
L54	S 0°00'52" E	85.00'
L55	S 89°59'08" W	32.37'
L56	S 87°52'00" E	331.29'
L57	N 87°52'00" W	52.40'

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	7°40'20"	2734.79'	366.20'

SPECIAL EXCEPTIONS

PER PUGET SOUND TITLE COMMITMENT NO. 218854, DATED JANUARY 20, 2022, AT 8:00 AM.

1. RELINQUISHMENT OF ACCESS TO STATE HIGHWAY AND OF LIGHT, VIEW AND AIR BY DEED TO THE STATE OF WASHINGTON:
RECORDED: MAY 20, 1957
RECORDING NO.: 1787544
AFFECTS: SITE C AND OTHER PROPERTY

2. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
GRANTEE: CITY OF TACOMA
PURPOSE: SEWER OR SEWERS
AFFECTS: SITE A
RECORDED: SEPTEMBER 11, 1967
RECORDING NO.: 2205792

3. COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND LIABILITY, IF ANY, FOR ASSESSMENTS, LIENS OR CHARGES,
RECORDED: OCTOBER 06, 1986
RECORDING NO.: 8610060276
NOTE: SAID COVENANTS, CONDITIONS AND RESTRICTIONS HAVE BEEN MODIFIED BY INSTRUMENT
RECORDING NO.: 8802160213, 9001110173, AND 9905110310
ASSIGNMENT OF DECLARANT'S RIGHTS, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: JUNE 1, 1989
RECORDING NO.: 890601041

4. RECIPROCAL EASEMENT AND MUTUAL MAINTENANCE AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: NOVEMBER 22, 1986
RECORDING NO.: 8612220170
AFFECTS: SITES A AND C

5. MEMORANDUM OF AGREEMENT AND COVENANT TO RUN WITH THE LAND, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: JANUARY 8, 1987
RECORDING NO.: 8701080270

6. EASEMENT AND COVENANT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: APRIL 28, 1987
RECORDING NO.: 8704280392

7. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:
GRANTEE: CITY OF TACOMA
PURPOSE: STORM SEWER LINE
AFFECTS: SITE A
RECORDED: SEPTEMBER 11, 1987
RECORDING NO.: 8709110254

8. COMMON FOUNDATION AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: OCTOBER 20, 1987
RECORDING NO.: 8710200057

9. COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND LIABILITY, IF ANY, FOR ASSESSMENTS, LIENS OR CHARGES, AS CONTAINED ON WARD'S LAKE RETAIL CENTER, BINDING SITE PLAN, RECORDED UNDER RECORDING NO 8903010409

10. WATER SYSTEM EASEMENT AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: MAY 31, 1989
RECORDING NO.: 8905310495
11. MEMORANDUM OF OPTION AND AGREEMENT TO GRANT EASEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: FEBRUARY 09, 1995
RECORDING NO.: 9502090177
NOTICE TO EXERCISE OPTION, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: MARCH 11, 1996
RECORDING NO.: 9603110199
AFFECTS: SITE C
NOTE: THE ABOVE PARAGRAPH WILL BE DELETED UPON RECORDING OF THE BOUNDARY LINE ADJUSTMENT

12. NOTICE OF AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: MARCH 21, 1996
RECORDING NO.: 9603210386
AFFECTS: SITE C

13. LAKEWOOD WATER DISTRICT EASEMENT FOR WATER MAIN, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: MARCH 03, 1999
RECORDING NO.: 9903030325

14. EASEMENT AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: OCTOBER 29, 1999
RECORDING NO.: 9910290433
AFFECTS: INCIDENTAL RIGHTS GRANTED ON SITE A

15. DECLARATION OF RESTRICTIVE COVENANT, AND THE TERMS AND CONDITIONS THEREOF
RECORDED: JULY 12, 2002
RECORDING NO.: 200207120045
AFFECTS: SITES A AND C

16. MATTERS DISCLOSED BY SURVEY;
RECORDED: JANUARY 03, 2003
RECORDING NO.: 200301035006
AFFECTS: SITE A

17. MEMORANDUM OF SUBLEASE, AND THE TERMS AND CONDITIONS THEREOF:
RECORDED: AUGUST 15, 2000
RECORDING NO.: 200008150684

18. LEASE DISCLOSED BY MEMORANDUM THEREOF,
LESSOR: DENNIS P. ZENTIL, AS SUCCESSOR TRUSTEE OF THE ARTICLE 5 TRUST FOR DAUGHTS UA DATED
12-16-94, AS AMENDED, DBA LAKEWOOD CINEMA PLAZA
LESSEE: DOLLAR TREE STORES, INC., A VIRGINIA CORPORATION
DATED: AUGUST 12, 2016
RECORDED: MAY 05, 2021
RECORDING NO.: 202105050376
AFFECTS: SAID PREMISES AND OTHER PROPERTY

19. UNRECORDED LEASEHOLDS, IF ANY, RIGHTS OF VENDORS AND SECURITY AGREEMENT ON PERSONAL PROPERTYAND RIGHTS OF TENANTS, AND SECURED PARTIES TO REMOVE TRADE FIXTURES AT THE EXPIRATION OF THE TERM

20. – 24. INTENTIONALLY OMITTED.

1018 PROPERTIES, INC.

BY: _____

NAME: _____

TITLE: _____

ACKNOWLEDGEMENT

STATE OF _____)
) SS
COUNTY OF _____)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____
SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AS THE _____ OF 1018 PROPERTIES, INC.
AND ACKNOWLEDGED IT TO BE THE FREE AN VOLUNTARY ACT OF SAID CORPORATION, FOR USES AND PURPOSES MENTIONED THEREIN.

SIGNATURE OF NOTARY DATE

PRINTED NAME

MY APPOINTMENT EXPIRES

GUPTA LAKEWOOD LLC

BY: _____

NAME: _____

TITLE: _____

ACKNOWLEDGEMENT

STATE OF _____)
) SS
COUNTY OF _____)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____
SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AS THE _____ OF GUPTA LAKEWOOD LLC
AND ACKNOWLEDGED IT TO BE THE FREE AN VOLUNTARY ACT OF SAID CORPORATION, FOR USES AND PURPOSES MENTIONED THEREIN.

SIGNATURE OF NOTARY DATE

PRINTED NAME

MY APPOINTMENT EXPIRES

REALTY INCOME CORPORATION, SUCCESSOR BY MERGER TO R. I. C. 25, LTD.

BY: _____

NAME: _____

TITLE: _____

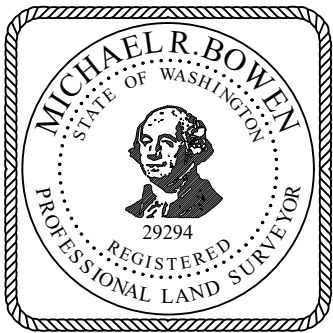
ACKNOWLEDGEMENT

STATE OF _____)
) SS
COUNTY OF _____)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT _____
SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AS THE _____ OF REALTY INCOME CORPORATION,
SUCCESSOR BY MERGER TO R. I. C. 25, LTD. AND ACKNOWLEDGED IT TO BE THE FREE AN VOLUNTARY ACT OF SAID CORPORATION, FOR USES AND PURPOSES MENTIONED THEREIN.

SIGNATURE OF NOTARY DATE

PRINTED NAME MY APPOINTMENT EXPIRES



AMENDED BINDING SITE PLAN
WARD'S LAKE RETAIL CENTER
AMENDING SITES A, B, AND C

KPG
Interdisciplinary Design
3131 Elliott Ave Suite 400
Seattle, WA 98121 (206) 286-1640
2502 Jefferson Ave
Tacoma, WA 98402
(253) 627-0720
www.kpg.com

DRAWN BY: KEW	CHECKED BY: MRB
	DATE: MAY 26, 2022
JOB NO. 21107	
SHEET 3 OF 3	
DRAWING NO. 21107AMENDED BSP.DWG	

REQUEST FOR COUNCIL ACTION

DATE ACTION IS REQUESTED:

August 15, 2022

TITLE: Donation Acceptance
Rotary Club of Lakewood

TYPE OF ACTION:

— ORDINANCE NO.

REVIEW:

August 15, 2022

ATTACHMENTS:

— RESOLUTION NO.

— MOTION NO. 2022-60

— OTHER

SUBMITTED BY: Mary Dodsworth, Parks, Recreation and Community Services Director

RECOMMENDATION: It is recommended that the City Council authorize the City Manager to accept a \$11,000 donation from Rotary Club of Lakewood and sign any grant or approval documents associated with the project to support replacement of swings at Fort Steilacoom Park.

DISCUSSION: A portion of the swing set located in the main play area at Fort Steilacoom Park has failed. The equipment was installed in 2004 and has outlived its lifecycle. One section of the swings has been removed. Due to the use and importance of this facility, the City has ordered replacement equipment. The estimated cost for equipment, installation and surfacing will be approximately \$30,000. The Rotary Club of Lakewood contacted the City to see how they could support the park. The timing for this support is helpful as the replacement cost is not currently included in our capital program. Also, the Rotary Club of Lakewood was the service club that led the community installation of the adventure playground at this site so this ongoing support of the playground area is an appropriate match. The Rotary will use \$6,000 of local funds and request a \$5,000 grant from their national organization. They are committing \$11,000 at this time. Once the equipment is installed, members of the Rotary Club will also provide volunteer support to move chips, improve the surfacing below the swings and tidy up other areas in and around the playground.

ALTERNATIVE(S): The City could not accept the donation and cover the full cost of this improvement with city funds or reduce the size and amount of the equipment installed at the park.

FISCAL IMPACT: \$30,000 cost with a \$11,000 revenue offset by donation so impact to general fund is \$19,000 and will be included in the 2022 year end budget adjustment.

Mary Dodsworth

Prepared by

Mary Dodsworth

Department Director


City Manager Review

REQUEST FOR COUNCIL ACTION

**DATE ACTION IS
REQUESTED:**

August 15, 2022

TITLE: Youth Council
Appointments for the 2022 -
2023 school year.

TYPE OF ACTION:

— ORDINANCE

— RESOLUTION

REVIEW:

ATTACHMENTS:
- Recommended Student List

X MOTION NO. 2022-61

— OTHER

SUBMITTED BY: Cameron Fairfield, Recreation Coordinator

RECOMMENDATION: It is recommended that the Mayor and City Council appoint the listed high school representatives as Youth Council Members to the Lakewood Youth Council for the 2022/2023 school year.

DISCUSSION: Since incorporation, the Lakewood City Council has determined that it is important to receive input from City of Lakewood youth to ensure that their concerns are heard and to encourage their continued participation in the growth of our City. As a result of that determination, the Youth Council was created. All schools were contacted to help promote the program and current youth council members also helped recruit new members. Applications were received and reviewed. The recommended students are from Clover Park High School, Harrison Preparatory School, Lakes High School, and the Insight School of Washington.

ALTERNATIVE(S): The City Council could choose not to appoint a Youth Council as the method to provide input to the City Council on youth related issues.

FISCAL IMPACT: There is no fiscal impact from these appointments.

Cameron Fairfield, Recreation Coordinator

Prepared by



City Manager Review



Mary Dodsworth, PRCS Director

Department Head



2022 - 2023 City of Lakewood Youth Council Recommendations

First Name	Last Name	High School
Kera	Buckmaster*	Clover Park High School
Selena	Corona Hernandez	Harrison Prep
Elliott	Brandon*	Harrison Prep
Kimberly	Estrada	Clover Park High School
Keilani	Fernandez	Harrison Prep
Miguel	Gaspar Dominguez	Harrison Prep
Grace	Hanna	Lakes High School
Fatima	Hernandez	Harrison Prep
Hank	Jones*	Harrison Prep
Cynthia	Lemus Rodriguez	Clover Park High School
Kaitlyn	Miller	Insight School of Washington
Anthony	Naranjo	Harrison Prep
Julian	Ramirez*	Clover Park High School
Mayumi	Remedios*	Harrison Prep
Kloe	Salazar	Clover Park High School
Leslie	Valenzuela Mendoza	Harrison Prep

*Returning YC Members

STAFF REPORT

CITY COUNCIL PUBLIC HEARING MONDAY AUGUST 15, 2022

VACATION REQUEST SUMMARY:

Tacoma Pierce County Habitat for Humanity, the owner of real property directly adjacent to the right-of-way to be vacated, has submitted a request to vacate the terminal westerly thirty-six (36) and 77/100ths feet of 88th Avenue Court SW west of the intersection with Wadsworth St SW. The portion of right-of-way to be vacated is approximately 1,471 square feet in size and abuts parcel numbers 0219212108 and 0219212116. The legal representative of owner of all abutting parcels is the petitioner and is supportive of the proposed division of the vacated street per RCW 35.79.040, one-half to each.

The property was acquired by Pierce County more than 25 years ago for right-of-way purposes, to which the City became heir upon incorporation. Therefore, staff is recommending the applicant pay to the City \$28,685 which represents full appraised value (reference Lakewood Municipal Code (LMC) 12.12.160).

Legal description of the right-of-way proposed to be vacated:

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHWESTERLY LINE OF PORTLAND AVENUE AND THE WESTERLY LINE OF BERKELEY STREET IN AMERICAN LAKE, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGES 28 AND 29, RECORDS OF PIERCE COUNTY AUDITOR;
THENCE NORTH 50°44'59" EAST ALONG THE NORTHWESTERLY LINE OF SAID PORTLAND AVENUE, A DISTANCE OF 858.00 FEET;
THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 50.00 FEET;
THENCE NORTH 39°15'01" WEST AT RIGHT ANGLES, 145.00 FEET TO THE SOUTHERLY MARGIN OF 88TH AVENUE COURT SO AND THE POINT OF BEGINNING;
THENCE CONTINUING NORTH 39°15'01" WEST, 40.00 FEET TO THE NORTHERLY MARGIN OF SAID 88TH AVENUE COURT SW;
THENCE SOUTH 50°44'59" WEST, 36.77 FEET;
THENCE SOUTH 39°15'01" EAST, 40.00 FEET;
THENCE NORTH 50°44'59" EAST, 36.77 FEET TO THE POINT OF BEGINNING.

Petition: Maureen Fife, CEO T/PC Habitat for Humanity acting as representative for the Principal Petitioner. The Principal Petitioner is the owner of all adjoining parcels to the proposed vacated area.

Notification: On July 18, 2022, the Lakewood City Council passed Resolution No. 2022-10 establishing August 15, 2022, as the date for a public hearing to be held before the City Council on the proposed vacation. In accordance with LMC 12.12.090, all property owners of record, within 300 feet of the limits of the proposed vacation (according to the records of the Pierce County Assessor), were notified by mail of the time, place and purpose of the hearing. A notice of the hearing was published in the Tacoma News Tribune on July 25, 2022. A placard was posted at the site where the vacation is being requested.

In accordance with the LMC 12.12.120, the following criteria are to be considered in determining whether to vacate a street or alley:

- A. Whether a change of use or vacation of the street or alley will better serve the public good;
- B. Whether the street or alley is no longer required for public use or public access;
- C. Whether the substitution of a new and different public way would be more useful to the public;
- D. Whether conditions may so change in the future as to provide a greater use or need than presently exists; and
- E. Whether objections to the proposed vacation are made by owners of private property (exclusive of petitioners) abutting the street or alley or other governmental agencies or members of the general public.

Discussion of how the proposed vacation conforms to the aforementioned criteria.

- A. The vacation of the southwest terminal 36.77 feet of 88th Ave Ct SW, a dead-end street, located West of Wadsworth St SW will not alter the existing use of the right-of-way for the public. Vacation of this terminal portion of 88th Ave Ct SW will better serve the public good than a change of use.
- B. The Public Works Engineering Department has determined that the public right-of-way to be vacated is not required for public use or for public access.
- C. The substitution of new and different public right-of-way will not be more useful.
- D. It is not anticipated that conditions may so change in the future as to provide a greater need for the right-of-way proposed to be vacated.
- E. No written objections to the vacation have been received by the City from private property owners, other governmental agencies, or the general public.

Department and Agency Recommendations:

Public Works Engineering Department:

Staff believes that the proposed vacation conforms to the criteria in LMC Chapter 12.12, Street and Alley Vacation Procedures. If the City Council chooses to approve the proposed vacation, the following conditions should be imposed:

1. The vacation shall be effective upon payment to the City of Lakewood, within 120 days of the date hereof, by the owner of the property or assignee adjacent thereto and to be benefited by the vacation, in the amount which represents full appraised value of the 1,471 square feet of right-of-way to be vacated.
2. The City shall the right to exercise and grant easements in respect to the vacated land for the construction, repair, and maintenance of public utilities and services as needed.

Attachments:

- 1) Vacation petition
- 2) Vicinity map
- 3) Survey
- 4) Appraisal
- 5) Affidavit of posting

TO THE LAKEWOOD CITY COUNCIL

To Whom It May Concern:

We, the undersigned freeholders of The City of Lakewood, Pierce County, State of Washington, do hereby respectfully petition for the vacation of the following described property:

See Exhibit A of Survey by Apex Engineering.

Reserving, however, to the City of Lakewood and to such utility companies duly franchised in the City of Lakewood, perpetual easements under or over the above described property for the installation, operation, and maintenance of such utility franchises as they may exist at the time of this vacation pursuant to provisions contained in RCW 36.87.140.

The Area To Be Vacated Contains:

The Appraised Value:

One-half the Appraised Value of Land to be Vacated,
Which Shall be Due Prior to the City Council Adopting
an Ordinance Vacating Said Land

Notice to all parties signatory hereto:

Please print your name beneath your signature and clearly print your address to assure notice of forthcoming public hearing(s).

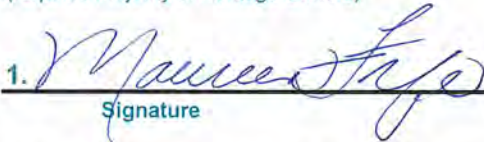
PRINCIPAL PETITIONER

PARCEL NO. OF
PROPERTY OWNED

COMPLETE
RESIDENTIAL
MAILING ADDRESS

1. T/PC Habitat for Humanity - 0219212108 - 15206 Portland Ave SW

ADDITIONAL PETITIONERS
INCLUDING ADJOINING OWNERS
(requires majority of frontage owners)

1. 
Signature

Maureen Fife, CEO T/PC Habitat for Humanity - 0219212116 - 15121 Boat St SW
Print Name

PRINCIPAL PETITIONER

PARCEL NO. OF
PROPERTY OWNED

COMPLETE
RESIDENTIAL
MAILING ADDRESS

2. Maureen Fife
Signature

Maureen Fife, CEO T/PC Habitat for Humanity - 0219212108 - 15206 Portland Ave SW
Print Name

3. _____
Signature

Print Name

4. _____
Signature

Print Name

5. _____
Signature

Print Name

6. _____
Signature

Print Name

7. _____
Signature

Print Name

8. _____
Signature

Print Name

Said Petitioners believe that the above described right-of-way is not useful as a part of the City of Lakewood Road System and that the public will be benefited by the Vacation; and , therefore, pray for the Vacation of said right-of-way as provided by law, and assume responsibility for all aforementioned fees and/or costs as per R.C.W. Chapter 36.87.

Respectfully submitted this _____ day of _____, 20_____.

NOTE: Petition must be returned within 90 days from _____.



STATEMENT OF UNDERSTANDING

In signing this Petition, the Principal Petitioner certifies that he/she has read and agrees to the following:

The City of Lakewood does not warrant title to any vacated lands. Such title as does pass by virtue of the vacation process will vest according to law.

Notice of the Vacation Hearing shall be mailed to the person designated as Principal Petitioner.

Legend

-  88TH Ave Ct SW
-  TO BE VACATED

 **TO BE VACATED**

VICINITY MAP
88TH AVE CT SW

Google Earth

300 ft



Fair Market Value

**Portion of the 88th Avenue Court SW Right of Way
Adjacent to the Southwestern Boundary of Parcel # 021921-211-6 &
Adjacent to the Northern Boundary of Parcel # 021921-210-8
The City of Lakewood, Pierce County, Washington.**

For

**Mr. Gomer Roseman
Director of Site Development & Construction
Tacoma/Pierce County Habitat for Humanity
groseman@tpc-habitat.org**

By

**Metropolitan Valuation
info@metvalue.com**

**Robert S. Bacon, MAI
State-certified General Real Estate Appraiser
Number 1102392**

Date of Value:	May 30, 2022
Date of Report:	June 2, 2022
My File Number:	22-128

IC No.: NA
Federal Aid No.: NA
Project: 88th Avenue Court SW
Street Vacation
Sheet: NA
Map Approval Date: NA
Last Revision Date: NA

CERTIFICATE OF APPRAISER

I hereby certify that, to the best of my knowledge and belief:

I personally made a field inspection of the property herein appraised, and the comparable sales relied upon in making this appraisal.

That the statements of fact contained in this appraisal report are true and correct.

The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.

That I understand this appraisal is to be used in connection with the transfer of surplus property owned by the City of Lakewood, Washington.

That such appraisal has been made in conformity with the appropriate State laws, regulations, policies, and procedures applicable to appraisal of real estate for such purposes.

That neither my employment nor my compensation for making this appraisal and report were contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.

That no one provided significant professional assistance to the persons signing this appraisal, except as otherwise noted in the herein Assumptions and Limited Conditions.

That I have no direct or indirect present or contemplated future personal interest in such property, or in any benefit from the acquisition of such property appraised and have no personal interest with respect to the parties involved with this assignment.

That I have no bias with respect to the property that is the subject of this report or to the parties involved with assignment.

That this appraisal was made and prepared in conformity with the Uniform Appraisal Standards for Federal Land Acquisitions and the Uniform Standards of Professional Appraisal Practice of the Appraisal Foundation; (see Surplus Appraisal Salient Information; Scope of the Appraisal)

That I have not revealed the findings and results of such appraisal to anyone other than the client, and I will not do so until authorized by the client, or until I am required to do so by due process of law, or until I am released from this obligation by having publicly testified as to such findings.

That the conclusion set forth in this appraisal is my independent, impartial, and unbiased opinion of the value of the property as of May 30, 2022.

FAIR MARKET VALUE**\$ 28,685**

The property has been appraised for its Fair Market Value as though owned in fee simple.

The opinion of value expressed above is the result of and is subject to the data and conditions described in detail in this report of 33 pages.

Date of Assignment or Contract: April 28, 2022

Name: Robert S. Bacon, MAI

State-certified General Real Estate Appraiser

Number 1102392

Signature 

Date Signed: June 2, 2022

DO NOT WRITE BELOW THIS LINE

Headquarters Date Stamp

District Date Stamp

SURPLUS APPRAISAL SALIENT INFORMATION

Property Rights Appraised

Unless specified otherwise in this report, the property rights appraised constitute the fee simple interest.

Date of Value

The effective date of the value opinion for the subject property is May 30, 2022.

Competence of Appraiser

I have both the knowledge and experience required to competently perform this appraisal.

Purpose of the Appraisal

The purpose of this appraisal is to express an opinion of the Fair Market Value of the proposed vacation of a portion of 88th Avenue Court SW owned by the City of Lakewood, Washington.

Use of the Appraisal

This appraisal is to be used to provide information to the client, Mr. Gomer Roseman, Director of Site Development & Construction with Tacoma-Pierce County Habitat for Humanity, to estimate the Fair Market Value of the subject property to be used, if offered, for a direct sale to the abutting owner.

Scope of the Appraisal

The scope of the investigation and analysis, as well as the geographical area and time span searched for market data, is described in the valuation section of the body of this appraisal.

There are three basic, traditional approaches to the estimation of Fair Market Value: The Cost Approach, the Income Capitalization Approach, and the Market or Direct Sales Comparison Approach. Of these, only the Direct Sales Comparison Approach is employed herein because it is market typical for the subject property whereas the other approaches are not.

The Jurisdictional Exception Rule has been invoked with regard to the categorization of the type of the appraisal according to USPAP Standards 1 and 2. This appraisal is in compliance with all legal Washington State Department of Transportation requirements. This is not a waiver of USPAP requirements, only an acknowledgment that Agency requirements prevail, rather than USPAP requirements.

Definition of Fair Market Value

“Fair Market Value” is the amount in cash which a well-informed buyer, willing but not obliged to buy the property, would pay, and which a well-informed seller, willing but not obligated to sell it would accept, taking into consideration all uses to which the property is adapted and might in reason be applied. (Washington Pattern Instruction 150.08)

Definition of Highest and Best Use

That reasonable and probable use that supports the highest present Fair Market Value as of the effective date of the appraisal. The four criteria the highest and best use must meet are: (1) legal permissibility; (2) physical possibility; (3) financial feasibility, and (4) maximum profitability.

Definition of the Larger Parcel

In condemnation, the portion of a property that has unity of ownership, contiguity, and unity of use, the three conditions that establish the larger parcel for the consideration of severance damages. Also known as the "parent parcel."

Definition of Cash Equivalent

A price expressed in terms of cash (money) as distinguished from a price which is expressed all or partly in terms of the face amount of notes or other securities which cannot be sold at their face amount.

Market data in this appraisal is compared to the subject on an all-cash basis to satisfy the definition of Fair Market Value.

Identification of the Client and Intended Users

The client is identified as Tacoma-Pierce County Habitat for Humanity. I was retained by Mr. Gomer Roseman, Director of Site Development & Construction with Tacoma-Pierce County Habitat for Humanity. Recognizing that the City of Lakewood may also use this appraisal to determine the value of the surplus property, the City of Lakewood is also named as an intended user.

ASSUMPTIONS AND LIMITING CONDITIONS

1. The property description supplied to the appraiser is assumed to be correct;
2. Any survey of the property has not been reviewed, and no responsibility is assumed in connection with such matters. Illustrative material, including maps and plot plans, utilized in this report are included only to assist the reader in visualizing the property. Property dimensions and sizes are considered to be approximate;
3. No responsibility is assumed for matters of a legal nature affecting title to the property, nor is any opinion of title rendered. Property titles are assumed to be good and merchantable unless otherwise stated;
4. Information furnished by others is believed to be true, correct, and reliable. However, no responsibility for its accuracy is assumed;
5. All mortgages, liens, encumbrances, leases, and servitudes have been disregarded unless so specified within the report. The property is assumed to be under responsible, financially sound, ownership and competent management;
6. It is assumed that there are no hidden or unapparent conditions of the property or subsoil which would render the property more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies which may be required to discover them;
7. Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the property, was not observed. I, however, am not qualified to detect such substances. The presence of potentially hazardous materials which may affect the overall value of the property. The value conclusion in this report is predicated on the assumption that there are no such materials on or in the property that would cause a loss of value. I reserve the right to alter, amend, revise, or rescind any opinions of value based upon any subsequent environmental impact studies, research, or investigation;
8. Unless otherwise stated in this report, no environmental impact studies were either requested or made in conjunction with this report. The appraiser reserves the right to alter, amend, revise, or rescind any opinions of value based upon any subsequent environmental impact studies, research, or investigation;
9. It is assumed that there is full compliance with all applicable federal, state, and local environmental regulations and laws unless noncompliance is specified, defined, and considered in this report;
10. It is assumed that all applicable zoning and use regulations and restrictions have been complied with, unless non-conformity has been specified, defined, and considered in this report;
11. It is assumed that all required licenses, certificates of occupancy, consents, or other legislative or administrative authority from any local, state, or federal governmental or private entity or organization have been or can be obtained or renewed for any use on which the value estimate is based;
12. I will not be required to give testimony or appear in court because of having made this report, unless arrangements have previously been made;

- 13.** Possession of this report, or a copy thereof, does not carry with it the right of publication. It may not be used for any purpose by any person other than the client without my written consent, and in any event, only with properly written qualification and only in its entirety;
- 14.** Neither all nor any part of the contents of this report, or copy thereof, shall be conveyed to the public through advertising, public relations, news, sales, or any other media without my written consent. Nor shall I, the client, firm, or professional organization of which I am a member be identified without my written consent;
- 15.** My liability is limited to the client only. There is no accountability, obligation, or liability to any third party. If this report is placed in the hands of anyone other than the client, the client shall make such party aware of all limiting conditions and assumptions of the assignment and related discussions. I am in no way responsible for any costs incurred to discover or correct any deficiencies of the property;
- 16.** Acceptance and/or use of this report constitutes acceptance of the foregoing assumptions and limiting conditions.

PHOTOGRAPH OF THE SUBJECT PROPERTY



Looking Southwest Towards the Proposed Street Vacation Area

SHORT FORM APPRAISAL REPORT FOR SURPLUS PROPERTY

1. DESCRIPTION OF SUBJECT PROPERTY:

OWNER: The City of Lakewood, Washington

LOCATION OF SUBJECT: The subject consists of a portion of the 88th Avenue Court SW right of way adjacent to the southwestern boundary of Pierce County Parcel Number 021921-211-6, and adjacent to the northern boundary of Pierce County Parcel Number 021921-210-8, in Lakewood, Washington.

SUBJECT LEGAL DESCRIPTION: As the subject represents an abandoned right of way, there is no assessor's parcel number associated within it. Thus, there is no legal description available from Pierce County.

The following legal description of the area to be taken was furnished by Apex Engineering:

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHWESTERLY LINE OF PORTLAND AVENUE AND THE WESTERLY LINE OF BERKELEY STREET IN AMERICAN LAKE, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGES 28 AND 29, RECORDS OF PIERCE COUNTY AUDITOR;
THENCE NORTH 50°44'59" EAST ALONG THE NORTHWESTERLY LINE OF SAID PORTLAND AVENUE, A DISTANCE OF 858.00 FEET;
THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 50.00 FEET;
THENCE NORTH 39°15'01" WEST AT RIGHT ANGLES, 145.00 FEET TO THE SOUTHERLY MARGIN OF 88TH AVENUE COURT SW AND THE **POINT OF BEGINNING**;
THENCE CONTINUING NORTH 39°15'01" WEST, 40.00 FEET TO THE NORTHERLY MARGIN OF SAID 88TH AVENUE COURT SW;
THENCE SOUTH 50°44'59" WEST, 36.77 FEET;
THENCE SOUTH 39°15'01" EAST, 40.00 FEET;
THENCE NORTH 50°44'59" EAST, 36.77 FEET TO THE **POINT OF BEGINNING**.

(CONTAINING 1,471 SQ. FT., MORE OR LESS)

DELINEATION OF TITLE (10 years): The subject property has no active parcel number and, presumably, is owned by the City of Lakewood, Washington. There have been no known transfers of title to this property within the past ten years.

NEIGHBORHOOD DESCRIPTION: The subject neighborhood is bounded by North Thorne Lane SW to the east, American Lake to the north/west, and Interstate 5 to the south. The immediate surrounding neighborhood is predominately improvement with a mixture of single family and multi-family properties. The majority of services are located along Union Avenue SW to the south and east of the subject. Shopping amenities include, but are not limited to, Auto Zone, Chevron, 7-11, Jack in the Box, Starbucks, Taco Bell, Subway, and McDonald's.

MultiCare Good Samaritan Hospital is located 15.3± miles northeast of the subject. The South Hill Mall is located 14± miles to the northeast. Joint Base Lewis-McChord is located to the south and southwest.

PHYSICAL DESCRIPTION OF SUBJECT INCLUDING ZONING: The proposed vacation is for a portion of a public right of way. This portion of right of way is a total of 1,471± square feet according to the survey done for the vacation. The subject has a width of 40± feet and a length of 36.77± feet. The site is generally level and at the grade of the two properties it fronts. The subject is in the R3, Residential 3 zone according to the City of Lakewood.

PRESENT USE: The subject is an unused right-of-way and is covered with asphalt which is at or near the end of its physical life.

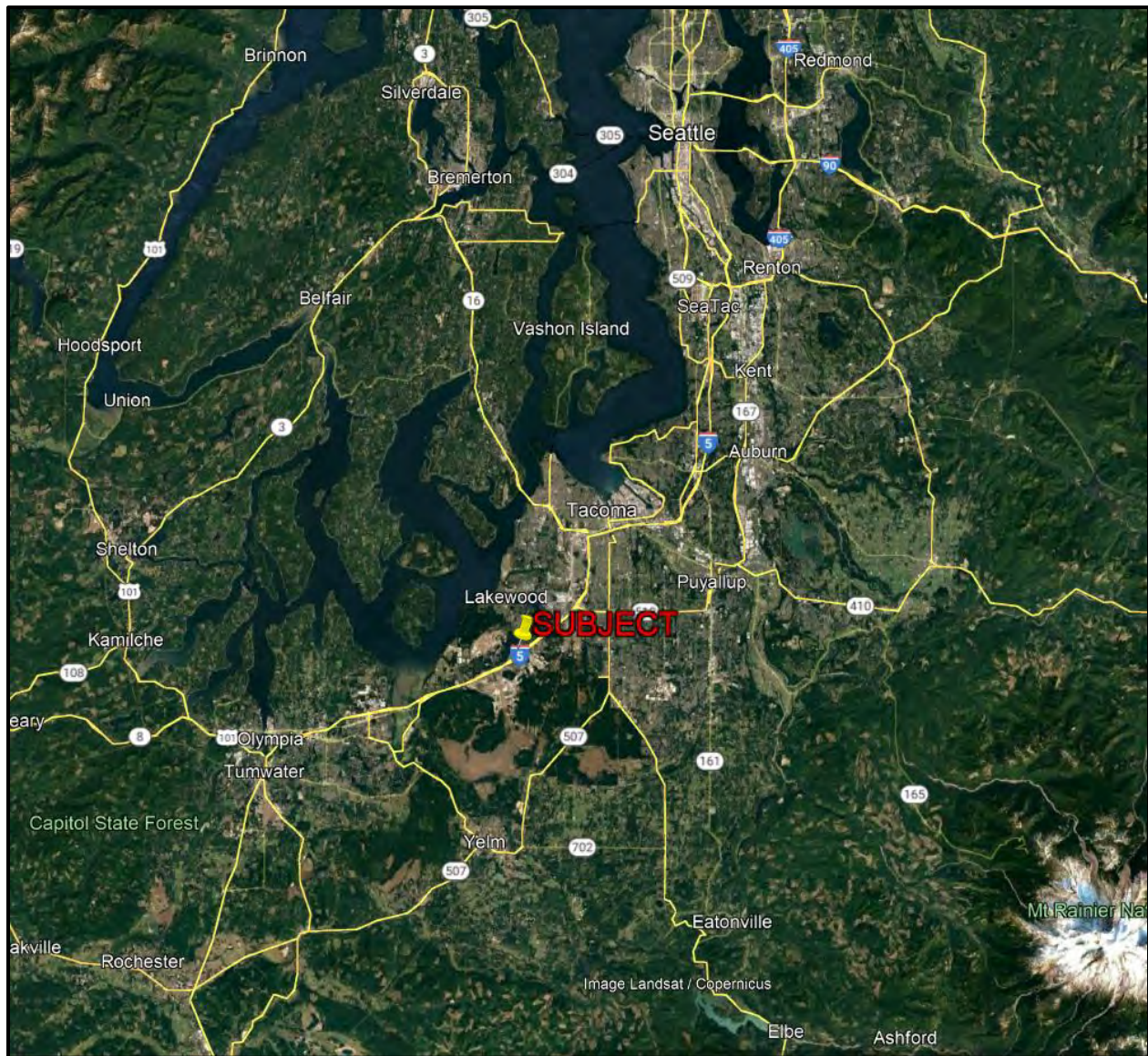
HIGHEST AND BEST USE: Once vacated the subject will be attached to the properties to the north (Pierce County Assessor's Parcel Number 021921-211-6) and to the south (Pierce County Assessor's Parcel Number 021921-210-8). Both parcels are under the same ownership. Parcel 021921-211-6 is 19,612± square feet in size and Parcel 021921-210-8 is 7,382± square feet in size. Each site is mostly level and has scattered trees.

Additionally, Parcels 021921-205-6 (Located along the Western Boundary of Parcel 021921-211-6), 021921-201-7 (Located along the Western Boundaries of Parcels 021921-211-6 & 021921-210-8), and 021921-206-3 (Located along the Western Boundary of Parcel 021921-210-8) are also the same ownership as Parcels 021921-211-6 and 021921-210-8). These three parcels are 4,870±, 5,972±, and 5,700± square feet in size, respectively.

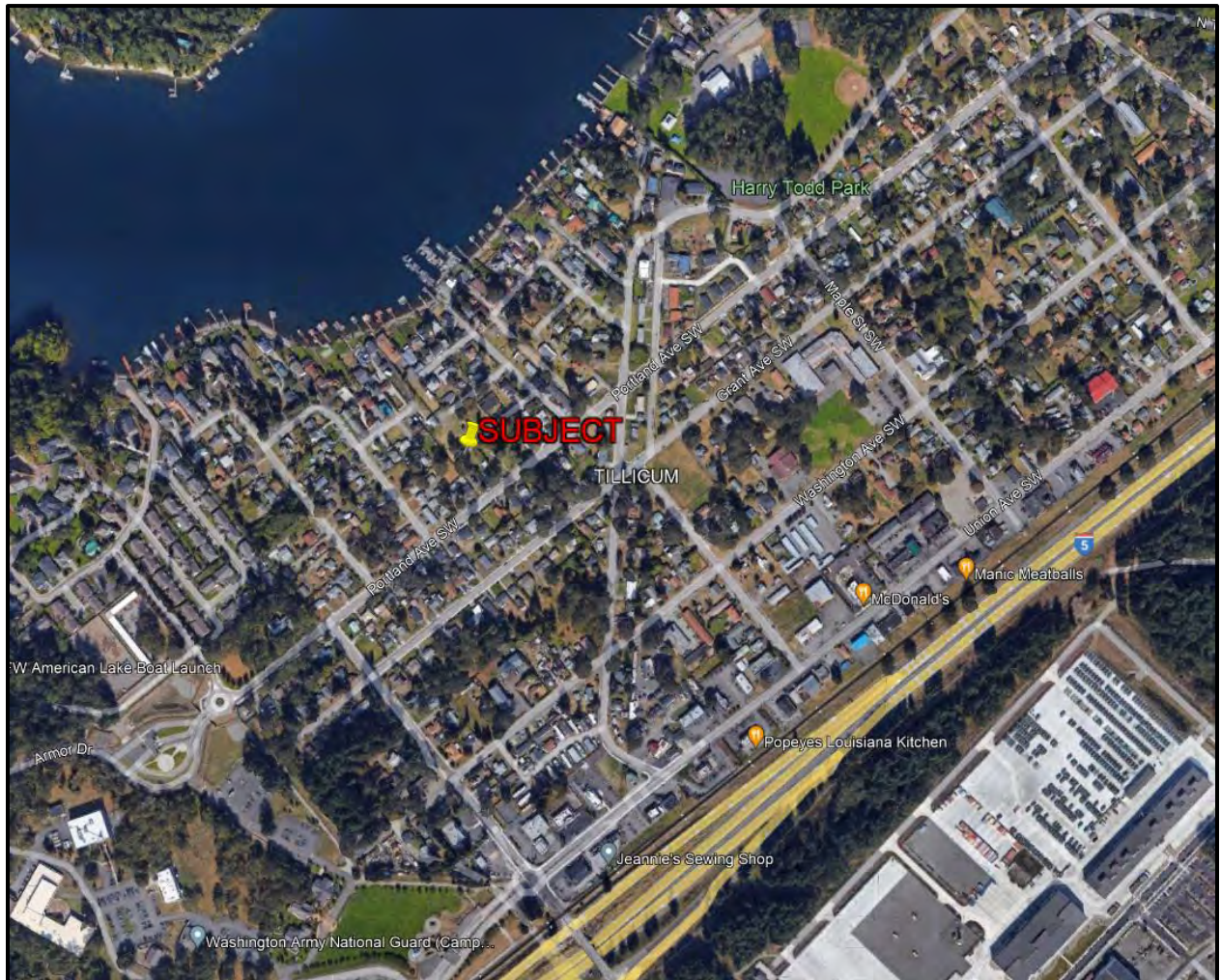
All five of the aforementioned parcels are all considered to be the larger or parent parcel. These parent parcels are all suitable for residential development.

The subject site is suitable for assembly with the abutting properties. Inclusion of this portion of the right-of-way does not change the highest and best use of the abutting properties and does not create a significant enhancement to the value of the abutting properties. As such, the highest and best use of the subject is for an assemblage with the neighboring properties.

AREA MAP



NEIGHBORHOOD MAP



2. VALUATION:

Note: Normally appraisals are based on the Highest and Best Use of the property in the general market recognizing the willing buyer and willing seller concept. Disposals of excess property can be appraised under different concepts, depending on the situation, as follows:

- (1) Fair Market Value of the property as it stands alone in the marketplace.
- (2) Value to the adjoining owner using the “across the fence” approach. This method appraises the parcel being disposed of using values similar to the value of the adjacent property.
- (3) Enhancement Value to the adjoining owner. This approach establishes the amount by which the value of a property is increased through assemblage of another property into the same ownership. The value of the parcel into which the subject is assembled is estimated before and after the assemblage, and the difference between the two values is the enhancement value.

A. Land:

1. Scope of Data Search

The “larger” or parent parcels, in this case, are 19,612± (Parcel 021921-211-6 Located along the Northern Boundary of the Subject), 4,870± (Parcel 021921-205-6 Located along the Western Boundary of Parcel 021921-211-6), 5,971± (Parcel 021921-201-7 Located along the Western Boundaries of Parcels 021921-211-6 and 021921-210-8), 7,382± (Along the Southern Boundary of the Subject), and 5,700± (Parcel 021921-206-3) square feet in size, respectively.

Parcel 021921-210-8 was purchased on August 13, 2021 for \$170,000. After acquiring the property, a delapidated single-family residence was razed.

Parcels 021921-211-6, 021921-205-6, and 021921-201-7 were all acquired under one transaction on December 10, 2020 for \$260,000.

Parcel 021921-206-3 was acquired via a foreclosure sale on April 26, 2021 for \$35,829.

The “across-the-fence” method actually requires valuing the subject as if it were the adjacent property across the fence from the subject. This valuation specifically excludes considering the specific size and shape of the subject, which, as right of way, has a very limited functional use due to its small size and narrow shape.

I conducted a search for recent sales of similar parcels of R-3 zoned land located within the City of Lakewood. The data search included a search of the Metropolitan Valuation office files, the Northwest Multiple Listing Service Website, and contacting real estate brokers active in this market area. The following sales are the most comparable residential land sales found during this research.

2. Comparative Analysis

The Sales Comparison Approach is based on the principle of substitution, which assumes that a potential purchaser will pay no more for a property than would be expended in acquiring an existing property offering similar amenities and utility. This approach employs a direct comparison of comparable properties that have recently sold through the use of units of comparison common to all of the sales, i.e., price per lot, price per acre or price per square foot. The unit or units of comparison relied on in this approach are determined by the degree of correlation between sales and their similarity to the subject property. For this valuation of vacant land, the price per square foot unit of comparison is used. This indicator has the clearest correlation with the market data.

The following sales data, when compared to the subject's developable area are adjusted for various inequalities on an item-by-item basis. These items are termed the elements of comparison. *Property Rights/Financing, Conditions of Sale, Market (Time), Location/Access, Zoning, Site Improvements, Access to Utilities, Topography, Development Entitlements, and View Amenities* are the elements of comparison requiring consideration and possible adjustment in the site analysis. This initial analysis will not take into consideration the easement encumbrances on the subject. That analysis will follow this initial valuation of the subject land.

Sale No. Address	Sale Date	Sales Price	Site Size	Sales Price/SF
Sale L-1 6012 116 th Street SW Lakewood, WA	4/13/2022	\$238,950	9,668± SF	\$24.72/SF
Sale L-2 15521 Portland Ave SW Lakewood, WA	4/12/2022	\$245,000	10,000± SF	\$24.50/SF
Sale L-3 15521 Portland Ave SW Lakewood, WA	8/13/2021	\$170,000	7,382± SF	\$23.03/SF
Sale L-4 9937 Clara Boulevard SW Lakewood, WA	12/31/2020	\$110,000	7,570± SF	\$14.53/SF
Sale L-5 15121 Boat Street SW & 15123 to 15125 – 88 th St. Ct. SW Lakewood, WA	12/10/2020	\$260,000	30,453± SF	\$8.54/SF
Subject Adjacent to the SW Boundary of Parcel #021921-211-6 & Adjacent to the N Boundary of Parcel #021921-210-8 Lakewood, WA	N/A	N/A	1,471± SF	N/A

LAND SALES COMMENTS

Elements of comparison that were considered, but did not require adjustment for any of the comparables, were Property Rights, Market (Time), Zoning, Access to Utilities, Development

Entitlements, and Improvements. All Property Rights are fee simple. Each closed sale was for cash equivalency. There were no significant differences in the other items of the comparables that indicated an adjustment was warranted.

Sale L-1 (\$24.72/SF) is the sale of a property located on 116th Street SW in Lakewood. The property transferred with development entitlements and is adjusted downward. In other items of comparison this sale is generally similar to the subject. This value indicator is higher overall compared to the subject on a price per square foot basis.

Sale L-2 (\$24.50/SF) is the sale of a property located on Portland Avenue SW in Lakewood. The property transferred with surveying, engineering, and new home plans. A downward adjustment is made to this sale for development entitlements. In other items of comparison this sale is generally similar to the subject. This value indicator is higher overall compared to the subject on a price per square foot basis.

Sale L-3 (\$23.03/SF) is the sale of a property located on Portland Avenue SW in Lakewood. The buyer was motivated to acquire the property given a planned project with abutting sights. Considering the motivation of the buyer, a downward adjustment is made for conditions of sale. In other items of comparison this sale is generally similar to the subject. This is the most recent sale of the parcel abutting the subject's southern boundary. This value indicator is higher overall compared to the subject on a price per square foot basis.

Sale L-4 (\$14.53/SF) is the sale of a property located on Ciara Boulevard SW in Lakewood. The sale is roughly fifteen months old. The Puget Sound real estate market has been witnessing increased demand over this period and the sale is adjusted upward. The property has fairly steep topography. An upward adjustment is made for topography. The site has a view of Lake Louise and is adjusted downward for this amenity. This value indicator is lower overall compared to the subject on a price per square foot basis.

Sale L-5 (\$14.53/SF) is the sale of three parcels located on Boat Street SW & 88th Street Court SW in Lakewood. The sale is roughly fifteen months old. The Puget Sound real estate market has been witnessing increased demand over this period and the sale is adjusted upward. This is the largest sale in terms of square footage utilized. Comparison of the other sales indicates an upward adjustment is appropriate for size. This is the most recent sale which involves the parcel abutting the subject's northern boundary and the two sites to the west. This value indicator is lower overall compared to the subject on a price per square foot basis.

QUALITATIVE ADJUSTMENT GRID

The table on the following page summarizes the preceding discussion of the sales. If the sale is inferior to the subject in a value related characteristic, an upward adjustment is indicated by an upward arrow "↑." Conversely, if the sale is superior to the subject a downward adjustment is taken indicated by downward pointing arrow "↓". Comparable properties that do not require adjustment are indicated by the symbol "- - -". The number of arrows for any characteristic is reflective of the magnitude of the differences.

Bracketing was used as a method of market analysis. Bracketing is described as a process in which an appraiser determines a probable range of values for a property by applying qualitative techniques of comparative analysis to a group of comparable sales. The array of comparables may be divided into two groups - those superior to the subject and those inferior to the subject. The adjusted sales prices reflected by these two groups, in conjunction with comparables that do

not require adjustments, assist in setting the probable range of value for the subject.

QUALITATIVE ADJUSTMENTS BASED ON PRICE PER SQUARE FOOT

SUMMARY OF ADJUSTMENTS	Sale L-1	Sale L-2	Sale L-3	Sale L-4	Sale L-5
<i>Price/SF</i>	\$24.72	\$24.50	\$23.03	\$14.53	\$8.54
<i>Property Rights</i>	---	---	---	---	---
<i>Conditions of Sale</i>	---	---	↓	---	---
<i>Market (Time)</i>	---	---	---	↑	↑
<i>General Location/Access</i>	---	---	---	---	---
<i>Zoning</i>	---	---	---	---	---
<i>Size/Shape</i>	---	---	---	---	↑
<i>Access to Utilities</i>	---	---	---	---	---
<i>Development Entitlements</i>	↓	↓	---	---	---
<i>Topography</i>	---	---	---	↑	---
<i>View Amenity</i>	---	---	---	↓	---
<i>Overall</i>	↓	↓	↓	↑	↑↑

These land sales range from \$8.54 to \$24.72 per square foot prior to adjustments. From this comparative adjustment analysis, the value of the subject should be greater than \$14.53 and less than the \$23.03 per square foot shown by Sale L-3. Sales L-1 and L-2 each transferred with some level of development entitlements. Clearly, the sale price is reflective of the efforts made by the sellers to obtain these entitlements. As noted, the buyer of Sale L-3 appeared to be motivated to acquire the property to utilize in conjunction with a neighboring development. More likely than not, the property would not have attracted the same sale price if it were exposed to the open market. Although Sale L-4 has a view amenity, the topographical issues associated with the site make development much more problematic. Given the preceding discussion, the value for the subject is indicated to be \$0.33 per square foot.

3. Correlation and Conclusion-Land Value

Based on the above analysis I conclude that the value of the subject property is \$19.50 per square foot.

A. Fair Market Value Range as Stand-alone property on Open Market

I find that the proposed street vacation is unsuitable as a stand-alone site. It has little to no value in the open market.

B. Across the Fence Value Range to Abutter(s)

In this case, the best measurement of the value of the proposed vacation is its incremental value to the abutting property. In the above analysis, I have determined that the value of the subject land is \$19.50 per square foot. The calculation follows:

$$1,471\pm \text{ SF} \times \$19.50/\text{SF} = \$28,684.50 \text{ or } \$28,685 \text{ rounded}$$

C. Enhancement Value Range to Abutter(s)

The goal of assemblage is to magnify or enhance the utility of the assembled properties by adding a characteristic that they, individually, lack. This may be access, street frontage, visibility, etc. Essentially, in order to be considered an enhancement, the surplus property must change the highest and best use of the abutting properties. In this case it does not. Therefore there is no enhanced value.

3. ABUTTING PROPERTY INFORMATION:

A. Names and addresses

Tax Parcel Number	Owner	Address
021921-210-8	Tacoma-Pierce County Habitat for Humanity	15206 Portland Ave SW Lakewood, WA 98498
Tax Parcel Number	Owner	Address
021921-211-6	Tacoma-Pierce County Habitat for Humanity	15121 Boat Street SW Lakewood, WA 98498
Tax Parcel Number	Owner	Address
021921-205-6	Tacoma-Pierce County Habitat for Humanity	15121 Boat Street SW Lakewood, WA 98498
Tax Parcel Number	Owner	Address
021921-201-7	Tacoma-Pierce County Habitat for Humanity	15123 to 15125 – 8 th St. Ct. SW Lakewood, WA 98498
Tax Parcel Number	Owner	Address
021921-206-3	Tacoma-Pierce County Habitat for Humanity	15210 Portland Ave SW Lakewood, WA 98498

B. Assessed values of abutting lands (per unit)

021921-210-8: Land area 7,382 SF: \$178,400 Land Assessed Value: \$24.17/SF

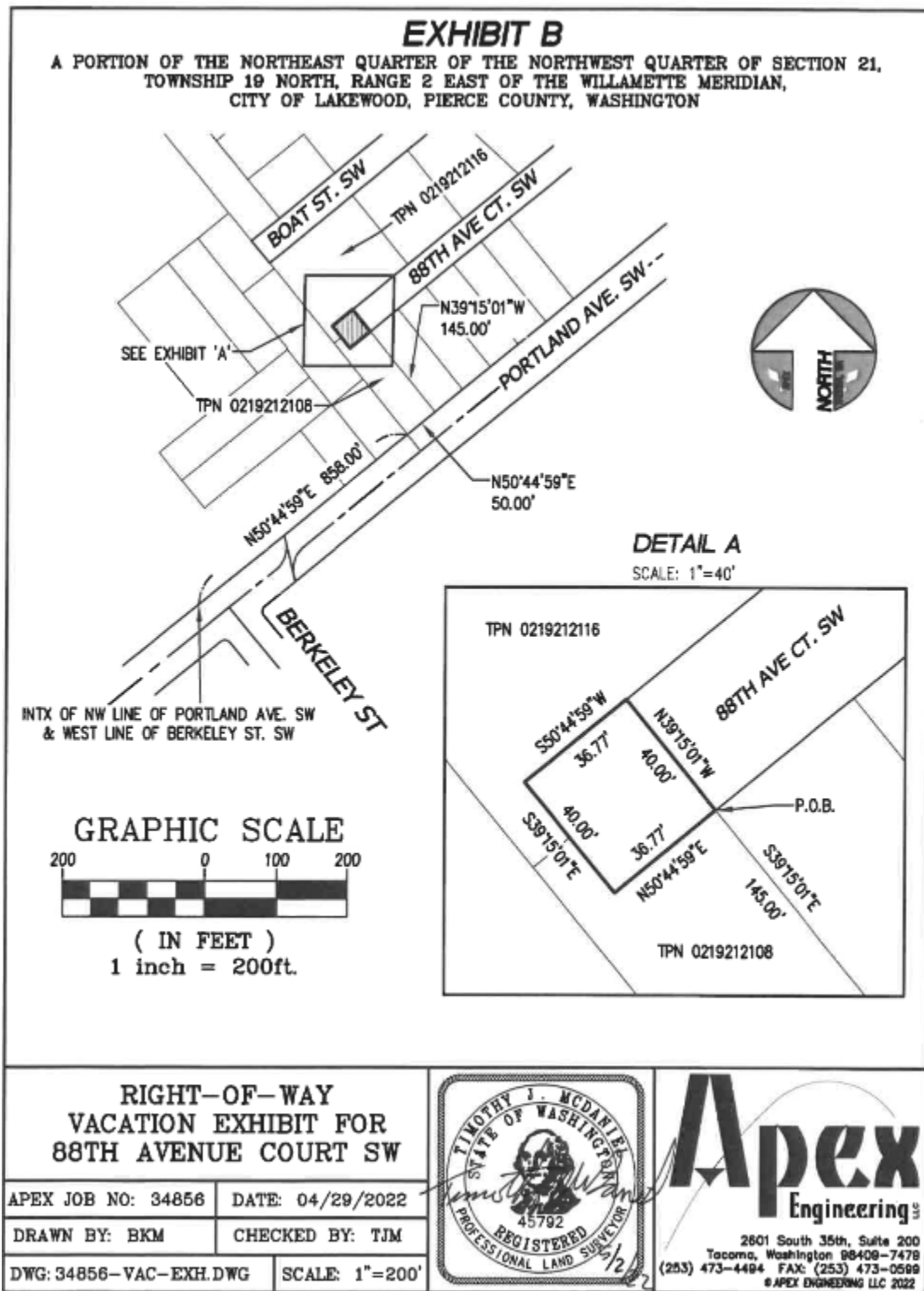
021921-211-6: Land area 19,612 SF: \$114,700 Land Assessed Value: \$5.85/SF

021921-205-6: Land area 4,870 SF: \$77,300 Land Assessed Value: \$15.87/SF

021921-201-7: Land area 5,971 SF: \$81,900 Land Assessed Value: \$13.72/SF

021921-206-3: Land area 5,700 SF: \$89,800 Land Assessed Value: \$15.75/SF

SITE SURVEY



COMPARABLE SALES MAP

LAND SALE NUMBER 1Address/Location

6012 – 116th Street SW
Lakewood, Washington

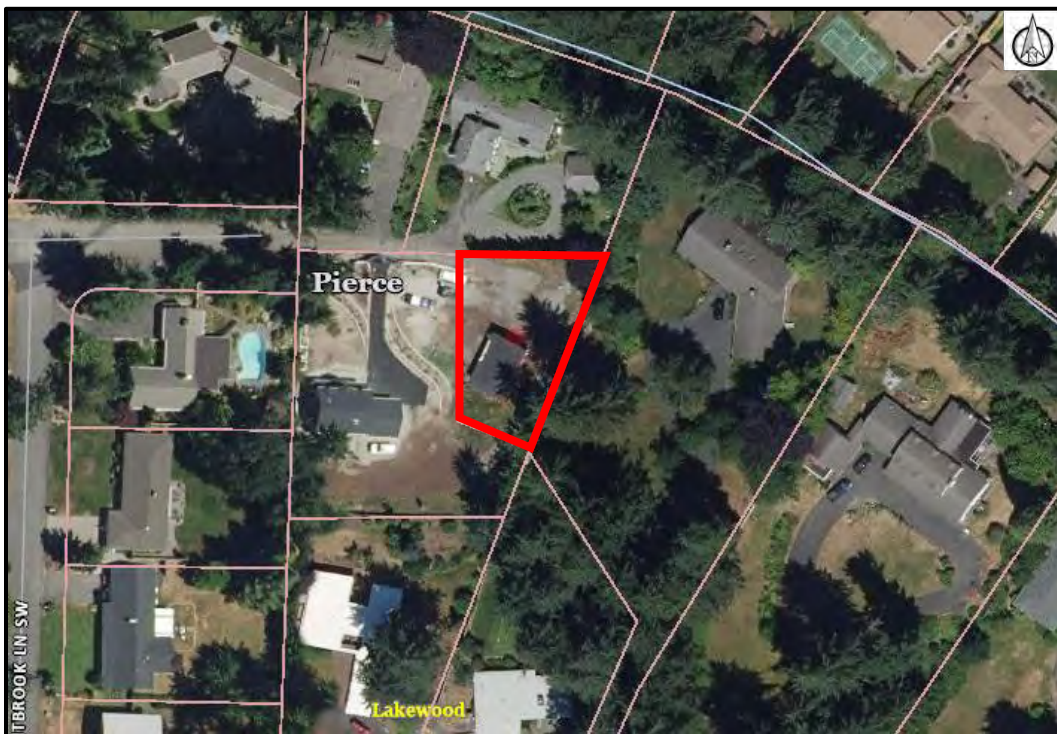
Tax Parcel No./Legal Description

Pierce County Tax Parcel Number 021911-206-4

<u>Date of Sale:</u>	April 13, 2022	
<u>Instrument:</u>	Statutory Warranty Deed	
<u>Price:</u>	\$238,950	
<u>Unit Price:</u>	\$24.72/Square Foot	
<u>Seller:</u>	Cascade Builders Group LLC	
<u>Buyer:</u>	Stephen B Ronald	
<u>Terms:</u>	Cash to seller	
<u>Excise Tax Number:</u>	4597336	
<u>Confirmed:</u>	Joe Bernasconi, Seller's Agent, (253) 740-2119	
<u>Zoning:</u>	R3	
<u>Assessed Land Value:</u>	\$145,200 (\$15.02/SF)	<u>Percent of Sale Price:</u> 61%
<u>Highest & Best Use:</u>	Residential Development	
<u>Land Area:</u>	9,668± Square Feet	
<u>Marketing Time:</u>	3± Weeks	
<u>Prior Sales History:</u>	Transferred for \$162,500 (\$16.78/SF) on January 8, 2021	

Property Description: This is a residential zoned parcel located on 116th Street SW in Lakewood. At the time of sale, the property was improved with a 912± square foot garage which was utilized for storage and was reportedly in fair condition. As part of the sale, the seller had completed house plans (not submitted to the local municipality), a site survey, and engineering work. The lot is mostly level, fully fenced, and all utilities are available for development. There were no reported seller concessions or any other circumstances which may have impacted the recorded sale price.

LAND SALE NUMBER 1



LAND SALE NUMBER 2Address/Location

15521 Portland Avenue SW
Lakewood, Washington

Tax Parcel No./Legal Description

Pierce County Tax Parcel Number 220000-009-0

<u>Date of Sale:</u>	April 12, 2022	
<u>Instrument:</u>	Statutory Warranty Deed	
<u>Price:</u>	\$245,000	
<u>Unit Price:</u>	\$24.50/Square Foot	
<u>Seller:</u>	Chad Bickle	
<u>Buyer:</u>	Jay & Samantha Brendible	
<u>Terms:</u>	Cash to Seller	
<u>Excise Tax Number:</u>	4596909	
<u>Confirmed:</u>	Tana Beardslee, Buyer's Agent, (206) 755-2926	
<u>Zoning:</u>	R3	
<u>Assessed Land Value:</u>	\$130,000 (\$13.00/SF)	<u>Percent of Sale Price:</u> 53%
<u>Highest & Best Use:</u>	Residential Development	
<u>Land Area:</u>	10,000± Square Feet	
<u>Marketing Time:</u>	16± Months	
<u>Prior Sales History:</u>	Transferred for \$25,000 (\$2.50/SF) on June 29, 2018.	

Property Description: This is a residential zoned parcel located on Portland Avenue SW in Lakewood. The site is mostly level and has scattered trees along the northern, eastern, and southern boundaries. At the time of sale, the site was fully permitted to construct a two-story duplex. All utilities were reportedly on site. There were no reported seller concessions or any other circumstances which may have impacted the recorded sale price.

LAND SALE NUMBER 2



LAND SALE NUMBER 3Address/Location

15206 Portland Avenue SW
Lakewood, Washington

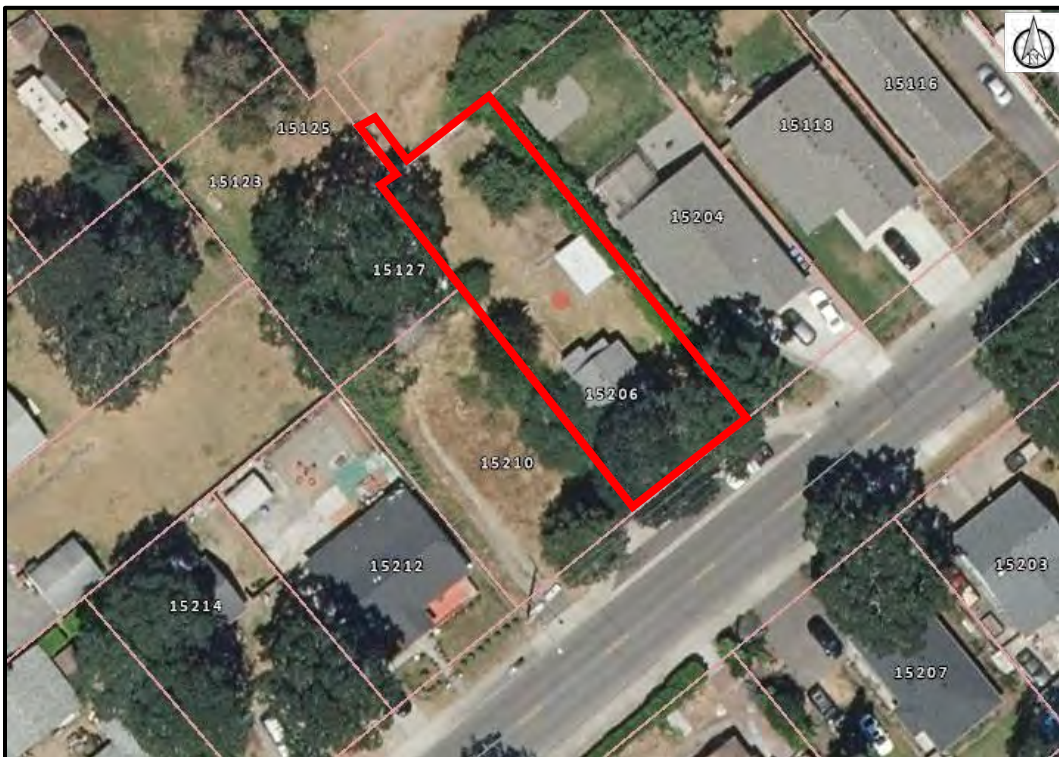
Tax Parcel No./Legal Description

Pierce County Tax Parcel Number 021921-210-8

<u>Date of Sale:</u>	August 13, 2021	
<u>Instrument:</u>	Warranty Deed	
<u>Price:</u>	\$170,000	
<u>Unit Price:</u>	\$23.03/Square Foot	
<u>Seller:</u>	Tim Richmond	
<u>Buyer:</u>	Tacoma-Pierce County Habitat for Humanity	
<u>Terms:</u>	Cash to seller	
<u>Excise Tax Number:</u>	4574429	
<u>Confirmed:</u>	Confidential	
<u>Zoning:</u>	R3	
<u>Assessed Land Value:</u>	\$140,400 (\$19.02/SF)	<u>Percent of Sale Price:</u> 83%
<u>Highest & Best Use:</u>	Residential Development	
<u>Land Area:</u>	7,382± Square Feet	
<u>Marketing Time:</u>	See Property Description	
<u>Prior Sales History:</u>	Per public records, No prior sales noted within the prior ten years.	

Property Description: This is the sale of a residential zoned parcel located on Portland Avenue SW in Lakewood. At the time of sale, there was a small single-family residence which was in poor to fair condition. The buyer razed the structure after acquisition. The property is mostly level. There were no reported seller concessions or any other circumstances which may have impacted the recorded sale price.

LAND SALE NUMBER 3



LAND SALE NUMBER 4Address/Location

9937 Clara Boulevard SW
Lakewood, Washington

Tax Parcel No./Legal Description

Pierce County Tax Parcel Number 502000-044-3

<u>Date of Sale:</u>	December 31, 2020	
<u>Instrument:</u>	Statutory Warranty Deed	
<u>Price:</u>	\$110,000	
<u>Unit Price:</u>	\$14.53/Square Foot	
<u>Seller:</u>	Towne & Patricia Collins	
<u>Buyer:</u>	Natthanan Thongsuphaphon	
<u>Terms:</u>	Cash to Seller	
<u>Excise Tax Number:</u>	4552096	
<u>Confirmed:</u>	Pat Collins, Seller, (253) 380-2274	
<u>Zoning:</u>	R3	
<u>Assessed Land Value:</u>	\$89,400 (\$11.81/SF)	<u>Percent of Sale Price:</u> 81%
<u>Highest & Best Use:</u>	Residential Development	
<u>Land Area:</u>	7,570± Square Feet	
<u>Marketing Time:</u>	16± Months	
<u>Prior Sales History:</u>	Per public records, No prior sales noted within the prior ten years.	

Property Description: This is a vacant residential zoned parcel of raw land which is located on Clara Boulevard SW in Lakewood. The site is covered with scattered trees, native brush, and shrubbery. The site has a view of Lake Louise and slopes a total of roughly thirty-five feet from north to south. There were no reported seller concessions or any other circumstances which may have impacted the recorded sale price.

LAND SALE NUMBER 4



LAND SALE NUMBER 5Address/Location

15121 Boat Street SW & 15123 to 15125 – 88th Street Court SW
Lakewood, Washington

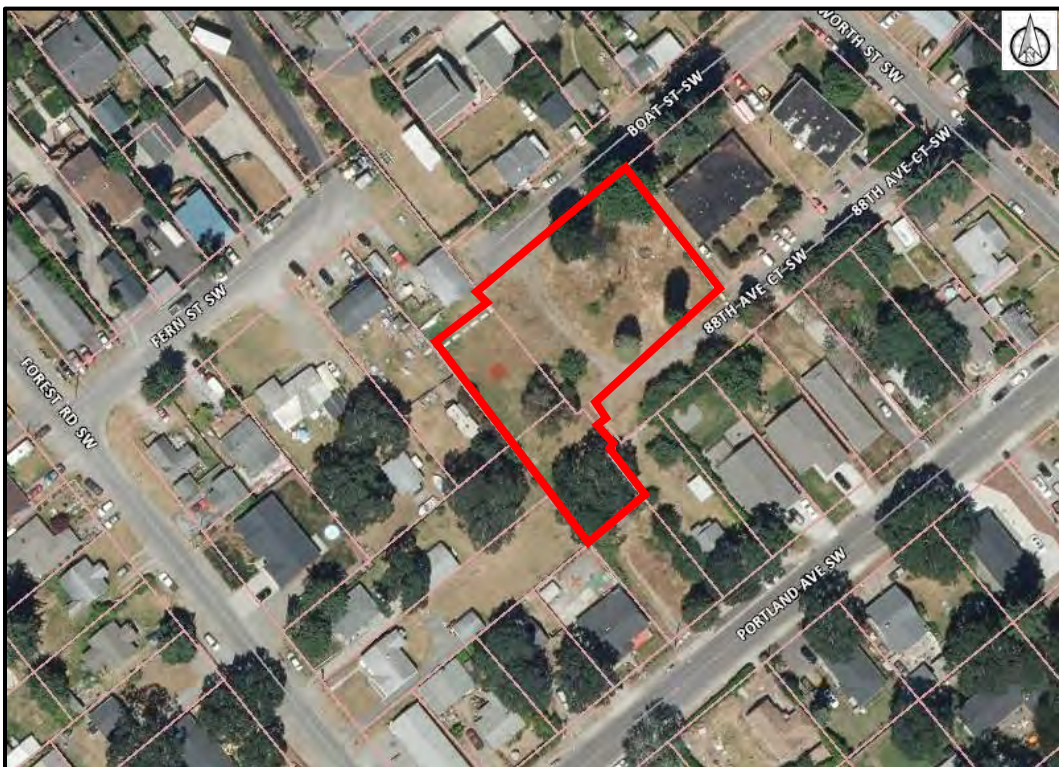
Tax Parcel No./Legal Description

Pierce County Tax Parcel Numbers 021921-211-6, 021921-205-6 & 021921-201-7

<u>Date of Sale:</u>	December 10, 2020	
<u>Instrument:</u>	Statutory Warranty Deed	
<u>Price:</u>	\$260,000	
<u>Unit Price:</u>	\$8.54/Square Foot	
<u>Seller:</u>	Towne & Patricia Collins	
<u>Buyer:</u>	Tacoma-Pierce County Habitat for Humanity	
<u>Terms:</u>	Cash to Seller	
<u>Excise Tax Number:</u>	4550086	
<u>Confirmed:</u>	Rich McKee, Seller's Broker, (425) 770-4565 & Lynn Lackey, Buyer's Broker, (253) 720-7016 &	
<u>Zoning:</u>	R3	
<u>Assessed Land Value:</u>	\$232,100 (\$7.62/SF)	<u>Percent of Sale Price:</u> 89%
<u>Highest & Best Use:</u>	Residential Development	
<u>Land Area:</u>	30,453± Square Feet	
<u>Marketing Time:</u>	11± Months	
<u>Prior Sales History:</u>	Per public records, No prior sales noted within the prior ten years.	

Property Description: This is the sale of three contiguous vacant residential sites which are located in Lakewood. At the time of sale, the sites were mostly level and had scattered trees. There were no reported seller concessions or any other circumstances which may have impacted the recorded sale price.

LAND SALE NUMBER 5



**APPRAISAL INSTITUTE and UNIFORM STANDARDS of
PROFESSIONAL APPRAISAL PRACTICE
CERTIFICATION**

I certify that, to the best of my knowledge and belief:

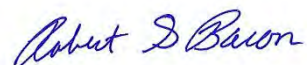
- The statements of facts contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of the report, and I have no personal interest or bias with respect to the parties involved.
- My compensation is not contingent on an action or event resulting from the analyses, opinions, or conclusions in, or use of this report. My compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result, or the occurrence of a subsequent event.
- My analyses, opinion, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice.
- Robert S. Bacon made a personal inspection of the property that is the subject of this report.
- No one provided significant professional assistance to the person signing this report.

CERTIFICATION:

I certify that, to the best of my knowledge and belief, the reported analyses, opinions, and conclusions were developed, and this report has been prepared in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Practice of the Appraisal Institute. I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.

REQUIRED NOTIFICATION:

The Appraisal Institute conducts a mandatory program of continuing education for its designated members. Members are awarded periodic educational certification. Robert S. Bacon is currently certified under the voluntary continuing education program of the Appraisal Institute. As of the date of this report, Robert S. Bacons has completed the continuing education program for Designated Members of the Appraisal Institute.



Robert S. Bacon, MAI
State-Certified General Real Estate Appraiser
Number 1102392

**QUALIFICATIONS AND EXPERIENCE
OF
ROBERT S. BACON**

EDUCATIONAL BACKGROUND AND TRAINING

Western Governor's University, B.A., Business Management, 2012 - 2014
Tacoma County Community College, Business Administration, 2010 – 2012
National USPAP Update Course, Appraisal Institute, January 2022
Appraisal Adjustments II : Solving Complex Problems, OREP, March 2021
How to Support and Prove Your Adjustments, OREP, March 2021
Business Practices and Ethics, Appraisal Institute, July 2020
Fundamentals of the Uniform Appraisal Standards for Federal Land Acquisitions, Appraisal Institute, July 2020
Rates and Ratios: Making Sense of GIMs, OARs, and DCF, Appraisal Institute, July 2020
Comparative Analysis, Appraisal Institute, July 2020
National USPAP Update Course, Appraisal Institute, July 2020
Introduction to Green Buildings: Principles & Concepts, March 2020
Quantitative Analysis, Appraisal Institute, May 2017
Uniform Appraisal Standards for Federal Land Acquisitions, Appraisal Institute, May 2017
General Demonstration Report Writing, Appraisal Institute, April 2017
Advanced Income Capitalization, Appraisal Institute, March 2017
Advanced Market Analysis and Highest & Best Use, Appraisal Institute, March 2017
Advanced Concepts and Case Studies, Appraisal Institute, February 2017
General Appraiser Income Approach/Part 2, Appraisal Institute, April 2016
General Appraiser Market Analysis and Highest & Best Use, Appraisal Institute, March 2016
General Appraiser Report Writing and Case Studies, Appraisal Institute, March 2016
Residential Sales Comparison and Income Approach, Appraisal Institute, December 2015
General Appraiser Site Valuation and Cost Approach, Appraisal Institute, November 2015
Real Estate Finance, Statistics and Valuation Modeling, Appraisal Institute, June 2015
General Appraiser Sales Comparison Approach, Appraisal Institute, June 2015
General Appraiser Income Approach/Part 1, Appraisal Institute, June 2015
Timberland Appraisal, Appraisal Institute, April 2013
Basic Appraisal Principles, Appraisal Institute, April 2010
Basic Appraisal Procedures, Appraisal Institute, May 2010
Uniform Standards of Professional Appraisal Practice, McKissok, September 2010

LICENSES AND PROFESSIONAL AFFILIATIONS

MAI member of the Appraisal Institute

Licensed by the State of Washington as a Certified Real Estate Appraiser,
General Classification License Number 1102392

Washington State Department of Transportation Approved Appraiser

EXPERIENCE

2019 to Present	Metropolitan Valuation, Tacoma, Washington Real Estate Appraiser and Consultant
2015 to 2019	GPA Valuation, Tacoma, Washington Associate Real Estate Appraiser and Consultant
2010 to 2015	Pentagon Valuation, Inc., University Place, Washington, Associate Real Estate Appraiser

TYPES OF ASSIGNMENTS AND LOCATIONS

Land - commercial, industrial, multifamily, residential, residential subdivision, acreage, and resource lands

Improved - commercial, industrial, multifamily, residential

Litigation support

Tribal Trust lands for the US Government and for various individual tribes

Eminent Domain appraisals for condemning authorities and property owners

All Washington State Counties; Primarily Western Washington





April 28, 2022

Mr. Gomer Roseman
Director of Site Development & Construction
Tacoma/Pierce County Habitat for Humanity
groseman@tpc-habitat.org

Re: Appraisal of a Right of Way
Located at XXX 88th Avenue Court SW
Lakewood, WA

Dear Mr. Roseman:

Send via email to: groseman@tpc-habitat.org

This letter is to confirm my ability to complete the appraisal services requested. The fee for the services under this engagement will be \$3,000. The fee will be due within sixty days of delivery. I will provide a pdf of the report and hard copies upon request. If work is stopped by the client prior to completion, the client will be responsible for work completed as of the date of notice to stop work. A minimum charge of 15% will be charged for cancelled assignments. One hour of consultation after the appraisal report is delivered will not be charged. If additional consultation is needed, it will be billed at \$250 per hour.

The scope of work is for a valuation of the fee simple interest in the subject property. The report will be limited to the land proposed to be vacated and will be in conformance with the Uniform Standards of Professional Appraisal Practices (USPAP). The intended use of the appraisal is to assist in establishing the purchase price for the right-of-way to be vacated.

I anticipate completion of the report no later than May 31, 2022. If you would like me to proceed, please sign this letter and return it. Thank you for giving Metropolitan Valuation the opportunity to serve your appraisal needs.

Best Regards,
METROPOLITAN VALUATION

Robert S. Bacon

Robert S. Bacon, MAI
State-Certified General Real Estate Appraiser
Number 1102392

I authorize Metropolitan Valuation to proceed with the appraisal on the terms noted above.

[Signature] 4/28/2022

Authorized Signatory Date

PURCHASE ORDER # 780414

EXHIBIT A
RIGHT OF WAY VACATION DESCRIPTION
88TH AVENUE COURT SW

(ADJOINING PARCEL NOS. 0219212116 & 0219212108)

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHWESTERLY LINE OF PORTLAND AVENUE AND THE WESTERLY LINE OF BERKELEY STREET IN AMERICAN LAKE, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGES 28 AND 29, RECORDS OF PIERCE COUNTY AUDITOR;

THENCE NORTH 50°44'59" EAST ALONG THE NORTHWESTERLY LINE OF SAID PORTLAND AVENUE, A DISTANCE OF 858.00 FEET;

THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 50.00 FEET;

THENCE NORTH 39°15'01" WEST AT RIGHT ANGLES, 145.00 FEET TO THE SOUTHERLY MARGIN OF 88TH AVENUE COURT SW AND THE **POINT OF BEGINNING**;

THENCE CONTINUING NORTH 39°15'01" WEST, 40.00 FEET TO THE NORTHERLY MARGIN OF SAID 88TH AVENUE COURT SW;

THENCE SOUTH 50°44'59" WEST, 36.77 FEET;

THENCE SOUTH 39°15'01" EAST, 40.00 FEET;

THENCE NORTH 50°44'59" EAST, 36.77 FEET TO THE **POINT OF BEGINNING**.

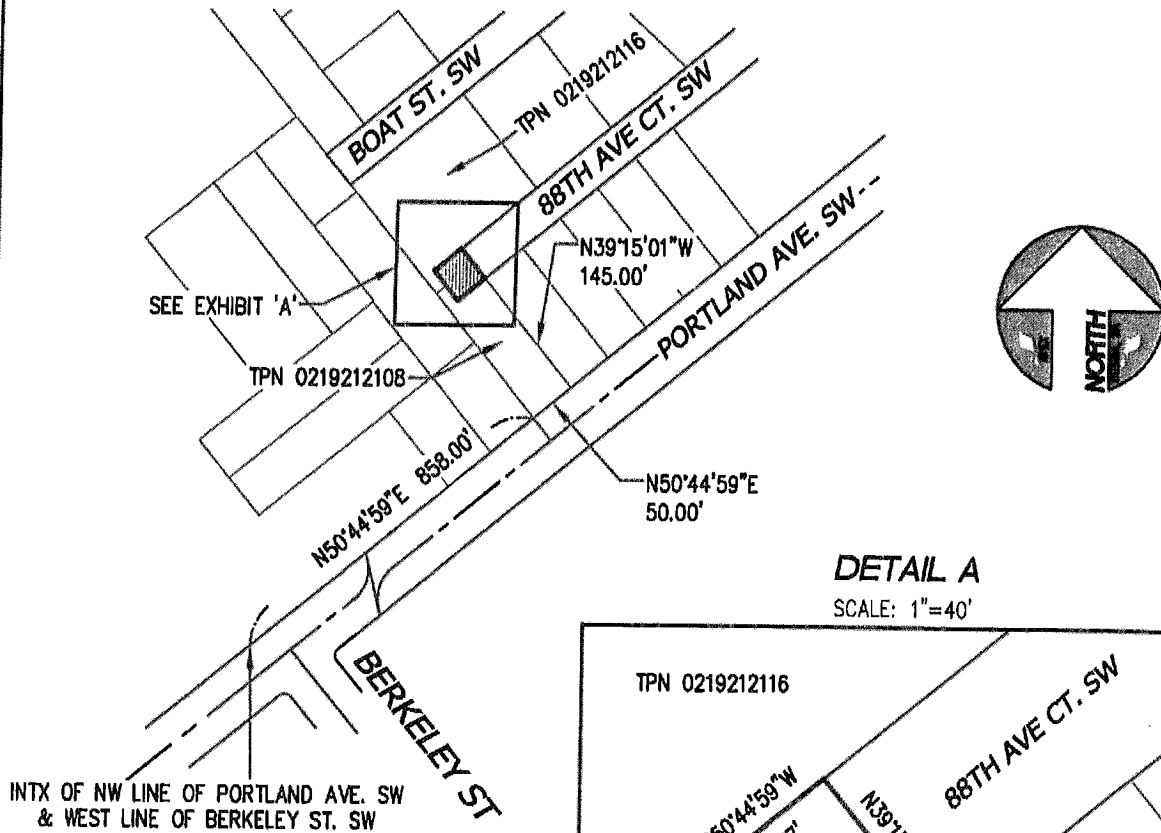
(CONTAINING 1,471 SQ. FT., MORE OR LESS)



TIMOTHY J. MCDANIEL, P.L.S.
WASHINGTON STATE REGISTRATION NO. 45792

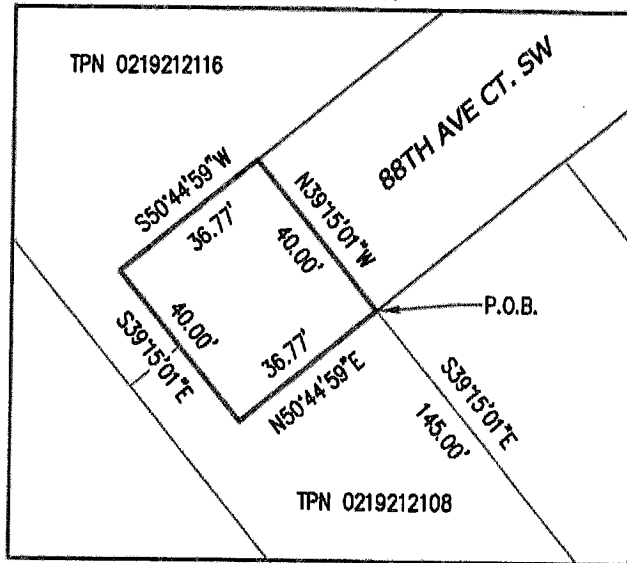
EXHIBIT B

A PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21,
TOWNSHIP 19 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN,
CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON



DETAIL A

SCALE: 1"=40'



GRAPHIC SCALE



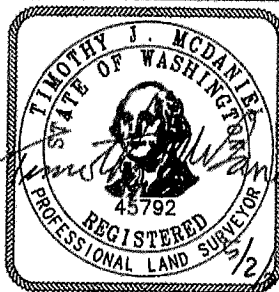
(IN FEET)
1 inch = 200ft.

RIGHT-OF-WAY VACATION EXHIBIT FOR 88TH AVENUE COURT SW

APEX JOB NO: 34856 DATE: 04/29/2022

DRAWN BY: BKM CHECKED BY: TJM

DWG: 34856-VAC-EXH.DWG SCALE: 1"=200'



Apex

Engineering

2601 South 35th, Suite 200
Tacoma, Washington 98409-7479
(253) 473-4494 FAX: (253) 473-0599
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Beaufort Gazette
Belleville News-Democrat
Bellingham Herald
Bradenton Herald
Centre Daily Times
Charlotte Observer
Columbus Ledger-Enquirer
Fresno Bee

The Herald - Rock Hill
Herald Sun - Durham
Idaho Statesman
Island Packet
Kansas City Star
Lexington Herald-Leader
Merced Sun-Star
Miami Herald

el Nuevo Herald - Miami
Modesto Bee
Raleigh News & Observer
The Olympian
Sacramento Bee
Fort Worth Star-Telegram
The State - Columbia
Sun Herald - Biloxi

Sun News - Myrtle Beach
The News Tribune Tacoma
The Telegraph - Macon
San Luis Obispo Tribune
Tri-City Herald
Wichita Eagle

AFFIDAVIT OF PUBLICATION

Account #	Order Number	Identification	Order PO	Amount	Cols	Depth
36009	293836	Print Legal Ad - IPL0082606	1142-1868 PH	\$433.51	2	38 L

Attention: Briana Schumacher

CITY OF LAKEWOOD
6000 MAIN ST SW
LAKEWOOD, WA 984995027

NOTICE OF PUBLIC HEARING

RE: Request by Tacoma Pierce County Habitat for Humanity to vacate the terminal westerly thirty-six (36) feet of 88th Avenue Court SW west of the intersection with Wadsworth St SW.

On **Monday, August 15, 2022 at 7:00 p.m.**, or soon thereafter, the Lakewood City Council will hear public testimony on the request to vacate a portion of 88th Avenue Ct SW described as follows:

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, CITY OF LAKEWOOD, PIERCE COUNTY, WASHINGTON MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHWESTERLY LINE OF PORTLAND AVENUE AND THE WESTERLY LINE OF BERKELEY STREET IN AMERICAN LAKE, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGES 28 AND 29, RECORDS OF PIERCE COUNTY AUDITOR; THENCE NORTH 50°44'59" EAST ALONG THE NORTHWESTERLY LINE OF SAID PORTLAND AVENUE, A DISTANCE OF 858.00 FEET; THENCE CONTINUING ALONG SAID NORTHWESTERLY LINE A DISTANCE OF 50.00 FEET; THENCE NORTH 39°15'01" WEST AT RIGHT ANGLES, 145.00 FEET TO THE SOUTHERLY MARGIN OF 88TH AVENUE COURT SO AND THE POINT OF BEGINNING; THENCE CONTINUING NORTH 39°15'01" WEST, 40.00 FEET TO THE NORTHERLY MARGIN OF SAID 88TH AVENUE COURT SW; THENCE SOUTH 50°44'59" WEST, 36.77 FEET; THENCE SOUTH 39°15'01" EAST, 40.00 FEET; THENCE NORTH 50°44'59" EAST, 36.77 FEET TO THE POINT OF BEGINNING.

If you have concerns about this matter and want those concerns to be known and considered, they must be presented at the hearing or written comments can be submitted to the City Clerk, 6000 Main Street SW, Lakewood, WA 98499 or by e-mail to BSchumacher@CityofLakewood.us prior to the hearing.

This hearing will take place in the City Council Chambers, 6000 Main Street SW, Lakewood, WA. All persons will have an opportunity to present their oral comments at the hearing.

For further information about this matter, please contact Franc Sawatzki, Associate Civil Engineer, (253) 250-1559 or FSawatzki@CityofLakewood.us
IPL0082606
Jul 25 2022

Calandra Daniels, being duly sworn, deposes and says: That he/she is the Principal Clerk of the publication; The News Tribune, printed and published in Tacoma, Pierce County, State of Washington, and having a general circulation therein, and which said newspaper(s) have been continuously and uninterruptedly published in said County during a period of six months prior to the first publication of the notice, a copy of which is attached hereto: that said notice was published in The News Tribune, as amended, for:

No. of Insertions: 1

Beginning Issue of: 07/25/2022

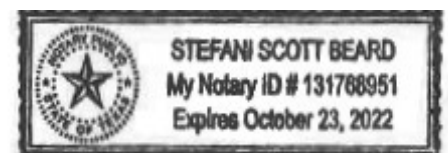
Ending Issue of: 07/25/2022

Principal Clerk

Sworn to and subscribed before me this 25th day of July in the year of 2022 before me, a Notary Public, personally appeared before me Calandra Daniels known or identified to me to be the person whose name subscribed to the within instrument, and being by first duly sworn, declared that the statements therein are true, and acknowledged to me that he/she executed the same.

Stefani Beard

Notary Public in and for the state of Texas, residing in Dallas County



Extra charge for lost or duplicate affidavits.
Legal document please do not destroy!

REQUEST FOR COUNCIL ACTION

DATE ACTION IS REQUESTED: August 15, 2022	TITLE: Resolution for Adopting the 2021-2040 Tacoma-Pierce County Solid & Hazardous Waste Management Plan as the City of Lakewood's Waste Management Plan	TYPE OF ACTION: — ORDINANCE NO. <u>X</u> RESOLUTION NO. 2022-11 MOTION NO. — OTHER
REVIEW: March 21, 2022	ATTACHMENTS: Resolution, Summary Memorandum, the 2021 Plan	

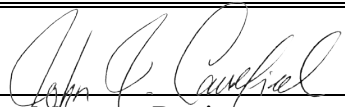
SUBMITTED BY: Michael Vargas, Assistant to the City Manager/Policy Analyst

RECOMMENDATION: It is recommended that the City Council pass the resolution to adopt the 2021-2040 Tacoma-Pierce County Solid & Hazardous Waste Management Plan (“the 2021 Plan”) as the City of Lakewood’s waste management plan.

DISCUSSION: As required by RCW Chapter 70A.205, Pierce County must ensure municipal governments within the county either adopt the county waste management plan, or create their own waste management plans. The City of Lakewood has previously adopted Pierce County’s 2001 waste management plan. The 2021 Plan focuses on reducing the overall waste stream. Key guiding principles include equity, protecting human and environmental health, and resiliency of the waste management system.

ALTERNATIVE(S): The City Council could elect not to adopt the 2021 Plan. The City would have to instead create a waste management plan.

FISCAL IMPACT: There is no direct fiscal impact for adopting the 2021 Plan.

<u>Michael Vargas</u> Prepared by	 City Manager Review
<u>John Caulfield</u> Department Director	

RESOLUTION NO. 2022-11

**A Resolution of the City Council of the City of Lakewood,
Washington Adopting the 2021 Tacoma-Pierce County Solid &
Hazardous Waste Management Plan and Recommitting the
City of Lakewood to its Partnership with Pierce County.**

WHEREAS, Chapter 70A.205 of the Revised Code of Washington requires counties, in coordination with their cities and towns, to adopt comprehensive solid waste plans for the management, handling, and disposal of solid waste, and to keep those plans in a “current” status through periodic review, update, and amendment; and

WHEREAS, Pierce County executed and maintains Solid Waste Interlocal Agreements with the cities and towns of Pierce County pursuant to Chapter 39.34 RCW and RCW 70A.205.040; and

WHEREAS, said Solid Waste Interlocal Agreements designate Pierce County as lead solid waste planning agency pursuant to RCW 70A.205.040; and

WHEREAS, the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan (2021 Plan) is a strategic document, identifying goals, objectives, and actions necessary to achieve a community vision; and

WHEREAS, the Pierce County Council adopted the 2021 Plan by Ordinance 2022-19s on April 5, 2022; and

WHEREAS, Pierce County, in coordination with the Pierce County Solid Waste Advisory Committee (SWAC), drafted the 2021 Plan to replace the 2000 Solid Waste Plan; and

WHEREAS, the SWAC, in 9 regular meetings which included a Community Conversation portion for public participation, gathered and provided public comment on the 2021 Plan; and

WHEREAS, the SWAC held a public hearing and provided comments and recommended approval of the 2021 Plan; and

WHEREAS, the 2021 Plan was also presented to the public for comment at community events, on the Pierce County website, and through advertisements on social media; and

WHEREAS, the Pierce County Planning Commission reviewed the 2021 Plan for conformance with the Comprehensive Land Use Plan; and

WHEREAS, the Washington Department of Ecology and the Washington Utilities and Transportation Commission completed reviews pursuant to Chapter 70A.205 RCW and provided comments on December 16, 2021 and October 28, 2021; and

WHEREAS, the 2021 Plan was submitted to cities and towns of Pierce County for review and comment, with the County providing in-person and telephone briefings to interested officials; and

WHEREAS, the Pierce County Environmental Official issued A Determination of Nonsignificance (DNS) for the Programmatic Final Environmental Impact (FEIS) for the 2021 Plan in compliance with Title 18D PCC, “Development Regulations – Environmental”.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF LAKEWOOD, WASHINGTON, HEREBY RESOLVES, as follows:

Section 1. The 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan is hereby adopted as the comprehensive solid waste management plan for the City of Lakewood.

Section 2. The City of Lakewood recommits to a partnership with the County to implement the goals, policies, recommendations, and disposal methods set forth in the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan.

Section 3. This Resolution shall be in full force and effect upon passage and signatures hereon.

PASSED this 15th day of August, 2022.

CITY OF LAKEWOOD

Jason Whalen, Mayor

Attest:

Briana Schumacher, City Clerk

Approved as to form:

Heidi Ann Wachter, City Attorney

Sponsored by: Councilmember Derek Young
Requested by: County Executive/Planning and Public Works Dept.

ORDINANCE NO. 2022-19s

An Ordinance of the Pierce County Council Adopting the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan Pursuant to Chapter 70A.205 Revised Code of Washington (RCW) and Chapter 8.28 Pierce County Code (PCC); Amending Chapter 8.28 PCC, "Solid Waste Management"; and Requesting the Executive Solicit Letters of Concurrence or Adoption from Cities and Towns Pursuant to the Existing Solid Waste Interlocal Agreements.

Whereas, Chapter 70A.205 of the Revised Code of Washington (RCW) requires counties, in coordination with their cities and towns, to adopt comprehensive solid waste plans for the management, handling, and disposal of solid waste, and to keep those plans in a "current" status through periodic review, update, and amendment; and

Whereas, Pierce County executed and maintains Solid Waste Interlocal Agreements with the cities and towns of Pierce County pursuant to Chapter 39.34 RCW and RCW 70A.205.040; and

Whereas, said Solid Waste Interlocal Agreements designate Pierce County as lead solid waste planning agency pursuant to RCW 70A.205.040; and

Whereas, the Pierce County Council approved the 2000 Tacoma-Pierce County Solid Waste Management Plan (2000 Solid Waste Plan) by Ordinance No. 2000-47s on December 12, 2000; and

Whereas, the Pierce County Council approved the 2008 Supplement to the Tacoma-Pierce County Solid Waste Management Plan (2008 Supplement) by Ordinance No. 2008-57s2 on November 18, 2008, and the 2016 Supplement to the Tacoma-Pierce County Solid Waste Management Plan (2016 Supplement) by Ordinance No. 2016-83 on March 21, 2017; and

Whereas, Pierce County, in coordination with the Pierce County Solid Waste Advisory Committee (SWAC), drafted the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan (2021 Plan) to replace the 2000 Solid Waste Plan; and



1 **Whereas**, the SWAC, in nine regular meetings which included a Community
2 Conversation portion for public participation, gathered and provided public comment on
3 the 2021 Plan; and
4

5 **Whereas**, the 2021 Plan was also presented to the public for comment at
6 community events, on the Pierce County website, and through advertisements on social
7 media; and
8

9 **Whereas**, the Pierce County Planning Commission reviewed the 2021 Plan for
10 conformance with the Comprehensive Land Use Plan on September 28, 2021, and
11 recommended approval of the 2021 Plan; and
12

13 **Whereas**, the SWAC held a public hearing and provided comments and
14 recommended approval of the 2021 Plan on June 21, 2021; and
15

16 **Whereas**, the Washington Department of Ecology and the Washington Utilities
17 and Transportation Commission completed reviews pursuant to Chapter 70A.205 RCW
18 and provided comments on December 16, 2021, and October 28, 2021; and
19

20 **Whereas**, the 2021 Plan was submitted to cities and towns of Pierce County for
21 review and comment, with the County providing in-person and telephone briefings to
22 interested officials; and
23

24 **Whereas**, the Pierce County Environmental Official issued a Determination of
25 Nonsignificance (DNS) for the 2021 Plan in compliance with Title 18D of the Pierce
26 County Code (PCC), "Development Regulations – Environmental"; and
27

28 **Whereas**, Chapter 8.28 PCC, "Solid Waste Management, must be amended to
29 reference the adoption of the 2021 Plan as a replacement of the 2000 Solid Waste Plan;
30 **Now Therefore**,
31

32 **BE IT ORDAINED by the Council of Pierce County:**
33

34 Section 1. The 2021 Tacoma-Pierce County Solid & Hazardous Waste
35 Management Plan is hereby adopted as set forth in Exhibit A, which is attached hereto
36 and incorporated herein by reference.
37

38 Section 2. Chapter 8.28 of the Pierce County Code, "Solid Waste Management,"
39 is hereby amended as shown in Exhibit B, which is attached hereto and incorporated
40 herein by reference.
41

42 Section 3. The Council requests the Pierce County Executive to solicit from each
43 city and town that has executed a Solid Waste Interlocal Agreement with Pierce County
44 a Letter of Concurrence or Adoption for the 2021 Plan.
45
46



Section 4. If any provision of this Ordinance or its application to any person or circumstance is held invalid, the remainder of this Ordinance or the application of the provision to other persons or circumstances shall not be affected.

PASSED this 5th day of April, 2022.

ATTEST:

PIERCE COUNTY COUNCIL
Pierce County, Washington

Denise D. Johnson
Denise D. Johnson
Clerk to the Council

Derek Young
Derek Young
Council Chair

Bruce F. Dammeier
Bruce F. Dammeier
Pierce County Executive
Approved X Vetoed _____, this
11th day of April,
2022.

Date of Publication of
Notice of Public Hearing: March 9, 2022

Effective Date of Ordinance: April 21, 2022



**Tacoma-Pierce
County Solid and
Hazardous Waste
Management
Plan: 2021-2040**



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Introduction

Our Vision:

A solid waste system that is equitable, protects human and environmental health, and is resilient to the known and unforeseen changes that are coming our way.

Acknowledgments

Pierce County Council

Marty Campbell
Amy Cruver
Jani Hitchen
Ryan Mello
Dave Morell, Vice Chair
Derek Young, Chair
Hans Zeiger

Pierce County Executive

Bruce Dammeier

**Pierce County Solid Waste
Advisory Committee**

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Chris Giraldes
Lewis Griffith
Michael Gruener, Vice Chair
Jenny Jacobs, Chair
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Washington Department of Ecology

David Pater

EnviroIssues

Nicole Lobodzinski
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Service Providers

D.M. Recycling
LeMay Enterprises
Murrey's Disposal
University Place Refuse

Municipal Partners

City of Bonney Lake
City of Buckley
Town of Carbonado
City of DuPont
Town of Eatonville
City of Edgewood
City of Fife
City of Fircrest
City of Gig Harbor
City of Lakewood
City of Milton
City of Orting
City of Puyallup
City of Roy
City of Ruston
Town of South Prairie
Town of Steilacoom
City of Sumner
City of University Place
Town of Wilkeson



Introduction

The Pierce County solid waste system faces significant challenges, but we can make better choices moving forward by creating the lowest impact solid waste system that keeps our environment clean, works equitably with all our communities, and is more resilient to the known and unforeseen changes that are coming our way.

Pierce County Planning and Public Works (PPW), referred to as Pierce County throughout the document, sponsored this Solid and Hazardous Waste Management Plan (SHWMP) in coordination with our partners, to replace the adopted 2000 plan, as well as the 2008 and 2016 supplements. RCW.70A.205.045 requires each county within Washington to prepare a coordinated, comprehensive solid waste management plan to arrange for solid waste and materials reduction, collection, and handling and management services and programs throughout the state, designed to meet the unique needs of each county in the state. This plan builds on the success and progress partners have made through our existing programs and practices and with the support of our residents and community. It establishes a long-term vision for Pierce County and its materials management system for the next 20 years. According to RCW.70A.205.075 this plan will be reviewed and revised every five years. The process for amending and updating the SHWMP is detailed in *Appendix X*.

Relationship to Other Plans

The Washington State Department of Ecology (Ecology) is required to develop and regularly update a state solid and hazardous waste plan that provides direction for residents, businesses and governments to more wisely manage waste and materials. The current plan, The [State Solid and Hazardous Waste Plan – Moving Washington Beyond Waste and Toxics](#), is currently being updated and is expected to be finalized sometime in 2021. The plan guides the management of waste and materials in the state and directs local governments as they develop local solid and hazardous waste plans, such as this SHWMP. Ecology has also issued [solid](#) and [hazardous](#) waste planning guidelines which specify many of the issues and topics addressed in the plan.

This SHWMP must also be viewed in context of the overall planning process within all jurisdictions in Pierce County. As such, it must function in conjunction with various other plans, policy documents, and studies. Included among these are the comprehensive land use plans of each jurisdiction, development codes (zoning), shoreline management regulations and groundwater plans. Of specific importance are the groundwater or watershed management plans adopted by the County and other jurisdictions that contain specific recommendations for coordinated educational efforts about solid waste, groundwater pollution, and utility support systems.

The SHWMP's goals and policies must comply and coordinate with the goals and policies of the [Pierce County Comprehensive Plan](#) as well as those of other jurisdictions. Pierce County's Comprehensive Plan summarizes the solid waste plan in its utilities element and includes the County's six-year capital facilities plan, which is updated annually. The land use plans of other cities and towns either summarize the solid waste plan or reference it. Additional related plans include:

- [Sustainability 2030: Pierce County's Greenhouse Gas Reduction Plan](#)
- [Tacoma Environmental Action Plan 2016](#)
- [Tacoma's Sustainable Materials Management Plan](#)
- The Tacoma-Pierce County Health Department's [Communities of Focus](#) strategy

Process of Updating the Plan

Convening the Project Management Team

Pierce County and partners collaborated to develop a plan that moves the County's goals and objectives forward, including emerging policy challenges surrounding the topics of food waste, greenhouse gas (GHG) emission reductions, recycling contamination, and household hazardous waste.

Partners from Pierce County, the City of Tacoma, the Tacoma-Pierce County Health Department, Murrey's Disposal, LeMay Enterprises, University Place Refuse, Land Recovery, Inc. (LRI), and Washington State Department of Ecology convened bi-weekly over the course of a year to develop the plan. The project management team used their expertise to:

- Provide meaningful input on technical issues and related policies.
- Identify gaps in knowledge and research.
- Develop actions that are feasible for Pierce County that help achieve outlined goals.





- Contribute to the production of a plan document through writing, analysis, and direction on presentation of information.
- Collaborate with county stakeholders to review working products and ensure that diverse perspectives are reflected in the plan document.

Organization of the Plan

Chapters of this plan include a common structure:

Introduction

Background information to provide readers with a foundation of knowledge to better understand topics discussed throughout the chapter.

Conditions Assessment

An assessment of the existing conditions, organization, infrastructure, and programs that support existing solid and hazardous waste system functions.

Planning Issues

Issues and policies that were considered in defining the actions and recommendations for each element of the solid and hazardous waste system. Planning issues are framed as questions, many of which will continue to be relevant and evolve over the lifespan of this plan, informing ongoing deliberation and adaptation. Note that some chapters also explore alternatives related to these planning issues and/or recommended actions.

Actions

Recommended actions, reflecting specific planning issues and the broader plan framework of vision, goals, and objectives. Recommendations from each chapter are summarized in the plan’s *Action Implementation* table at the end of this chapter.

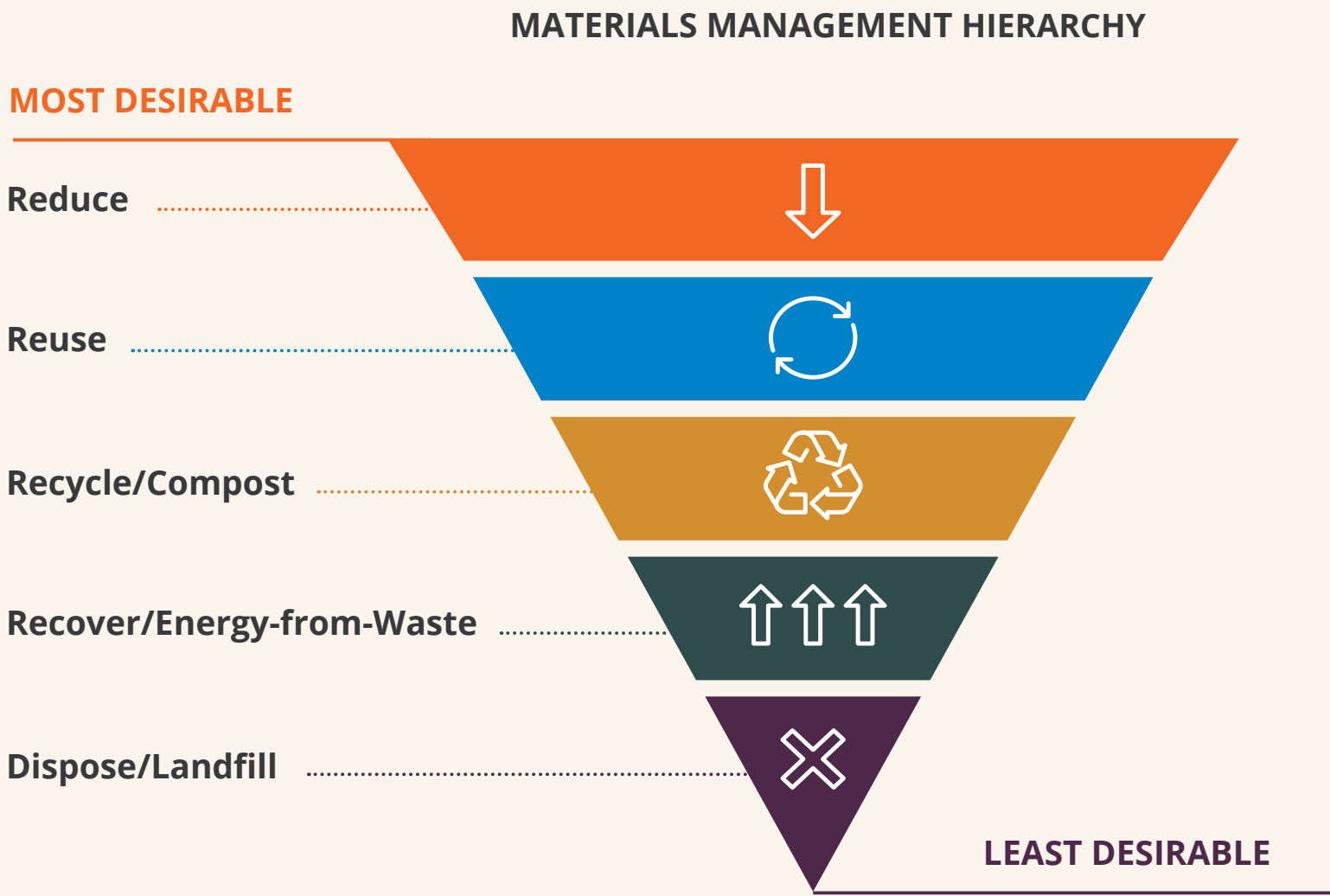
Emerging Issues

In previous versions of this plan, there has been a clear focus on end-of-life management and disposal methods. But the majority of environmental impacts occur long before a material’s end of life. Pierce County and the City of Tacoma have shifted from focusing only on end-of-life issues and have developed a more holistic view of materials management by considering a product’s entire lifecycle and greenhouse gas implications.

Examining a product or material’s entire lifecycle provides us with a more thorough understanding of its environmental implications. This is especially important considering that a majority of GHG emissions occur during the creation of products. All products require natural resources to bring them to market (i.e., the energy and materials used to extract, process, manufacture, package and transport the product). Extracting resources is costly — economically, socially, and environmentally. The goal of a materials management philosophy is to conserve as much of these raw materials, water, and energy as feasible through a range of practices.

The most efficient of these practices is to reduce waste by not creating it in the first place (see Materials Management Hierarchy figure). Encouraging a collective effort to reduce waste generated on all scales (individual, commercial, etc.) can lessen our dependence on costly refuse and recycling disposal facilities. Small changes, like choosing bulk purchases, can lead to large impacts. For example, a fast-food restaurant chain can avoid 68 million pounds of packaging every year by pumping soft drink syrup directly from a delivery truck into tanks at the restaurant, instead of shipping the syrup in cardboard boxes (donellameadows.org).

To fully implement the materials management philosophy, our community must recognize that all products and packaging have intrinsic value because of the energy and natural resources invested in their production. Used materials are not just waste, they are useful materials that must be managed and reused accordingly. This approach to solid waste management relates to several emerging policies that influence our planning and implementation.



Source: Environmental Protection Agency

Shifting Responsibility from Government and Consumers to Producers

Pierce County and the City of Tacoma are preparing for significant policy change on the horizon for product stewardship, sometimes called Extended Producer Responsibility (EPR). In this strategy, the manufacturer takes responsibility for managing its product and packaging throughout its whole life cycle. While others along the supply chain (suppliers, retailers and consumers) have roles and responsibilities, the producer has the greatest ability to minimize environmental, social and economic impacts. Numerous states have passed product stewardship legislation shifting the responsibility for the safe collection, transportation, and management of products (particularly those with hazardous waste) away from local governments and to the manufacturers.

The state is currently considering comprehensive EPR legislation that would dramatically shift the financial responsibility away from local government to producers and manufacturers of paper and packaging products. Legislation introduced in the 2021 Washington Legislature did not become law, but both Pierce County and the City of Tacoma will continue to evaluate how future EPR legislation would impact their programs and discuss options for alignment and coordination. See the *Recycling* chapter for more on this topic.

Sustainability and Response to Climate Change

Pierce County and the City of Tacoma realize that the previous form of waste measurement (i.e., diversion rate measured in tons) is not reflective of the overall environmental and/or social benefit. This became especially apparent in the wake of China's National Sword policy, which banned the import of most plastic and other materials in 2018. China previously handled nearly half of the world's recyclable waste. Publicity around China's National Sword policy highlighted how materials are mismanaged and overwhelm communities, particularly in Southeast Asia. As the impacts of climate change continue to grow, communities with the least resources will be most impacted.

Many waste management professionals have started examining alternatives to diversion rates, such as how much particular materials contribute to GHG reduction when properly recycled or composted. See the Waste Reduction chapter for more on this topic.

The recently adopted Sustainability 2030: Pierce County's Greenhouse Gas Reduction Plan sets a goal of reducing GHG emissions by 45% by 2030. Consumption and waste reduction comprise one of the plan's primary areas of focus. While end-of-life solid waste accounts for 3% of Pierce County's locally generated GHG emissions, the purchases we make, and their associated GHG emissions likely represent nearly 25% of the County's overall emissions. The City of Tacoma is currently engaged in developing its Climate Action Plan, to be released and adopted in 2021. Numerous strategies in this plan reflect these policy priorities and will continue to drive actions across the solid waste system.

Reducing Food Waste

Reducing food waste is critical to reducing GHG emissions and edible food comprises approximately 10% of solid waste disposed in Pierce County. Pierce County does not currently have a processing system that can accept most food, and the City of Tacoma is working to improve the capture rate of food waste in their system. In April 2019, the Washington Legislature passed the Food Waste Reduction Act. This law tasks the Washington State Department of Ecology to write a food waste prevention plan, to determine 2015 baseline data figures, and annually measure progress towards the food waste reduction goals. While there is still much to learn about Washington's food system, it is clear there are actionable priority recommendations that will help build momentum towards reducing food waste by 50% by 2030. The report is anticipated to be delivered to the Legislature in December 2021. Best management practices for food waste prevention, as well as better coordination between the traditional solid waste system and new partners such as large generators, food security safety net and social services, and community and economic development will help identify opportunities to improve existing food waste reduction efforts.

Relevant Statewide Legislation and Programs

Pierce County and the City of Tacoma work together to stay up to date on relevant statewide legislation or solid waste developments. When there is an opportunity for messaging, solid waste employees from both organizations often collaborate to ensure consistency. PaintCare is one such example where Pierce County and City of Tacoma employees met to discuss items like benefits of the program, impacts on current operations, and more. More recently, we have been meeting to discuss and prepare for the plastic [bag ban](#) that went into effect in October 2021.

Connecting on new and anticipated [statewide legislation](#) such as laws related to plastics, the HEAL act, the Climate Commitment Act, and more and programs is essential to providing our residents with additional opportunities and ensuring we remain current.

Improving Equitable Outcomes

Pierce County and the City of Tacoma recognize the importance of centering underrepresented and underserved communities in identifying ongoing priorities for our solid waste system, and we will continue to strive for equitable outcomes. The Pierce County Sustainability 2030: Greenhouse Gas Reduction Plan calls for an equity assessment to be complete by 2023. This equity assessment will inform which actions throughout the plan should be prioritized. The results from the sustainability equity assessment will be applicable to the SHWMP and guide efforts to evolve into a more equitable solid waste system.

In addition, the Tacoma-Pierce County Health Department (TPCHD) has a place-based [health equity strategy](#) called [Communities of Focus](#) to address social, economic, and environmental conditions of health through four strategies: customer service, partnerships, investments, and civic engagement. They use this equity approach to public health in six communities: East Tacoma, South Tacoma, Springbrook, Key Peninsula, White River, and Parkland. Pierce County and the City of Tacoma recognize an opportunity to partner with TPCHD to advance equity in solid waste management planning in the County.



Principles of Our Vision

Equitable – actions that dismantle systems of racism and oppression that have led to inequitable decision-making and uneven distribution of benefits, resources, and burdens in our communities.

Equity is achieved when everyone can reach their fullest potential regardless of race, ethnicity, gender, sexual orientation, income, neighborhood, or other social condition. Pierce County and City of Tacoma are working to make sure solid waste services are provided equitably. We recognize the importance of prioritizing the voices of underserved communities as we implement actions outlined in this plan and in future updates. We will continue to evaluate and improve our solid waste programs to make sure they reflect the diverse needs of all Pierce County communities.

Protects Human and Environmental Health – actions specifically aim to protect human and environmental health, primarily through pollution prevention, including GHG emissions, and toxics reduction.

Protection of human and environmental health is at the core of solid waste management and encompasses a wide range of programs and infrastructure. This includes activities that continue to reduce waste before it ever enters the system, and ongoing improvements to manage the impacts of solid and hazardous waste, including: reducing litter in our communities, managing stormwater quality, safe handling of household hazardous waste materials, and reducing GHG emissions from waste streams and facilities.

Resilient – actions that improve the ability to survive, recover, cope and be flexible amid unforeseen changes in environment, markets and conditions.

In 2018, local partners were forced to react to China’s National Sword policy, collaborating on solutions and highlighting the need for an adaptive solid waste system. Pierce County and City of Tacoma need to be able to respond to and recover from future market disruptions and other unforeseen events such as the COVID-19 pandemic.

Goals and Objectives

Our vision is supported by goals focused on sustainability, resources, communication and education, partnerships, and system and infrastructure. While the goals are interconnected and interdependent, each goal will be reached through specific and measurable objectives and accompanying actions. This collection of vision, goals, objectives and actions creates the framework that guides our work.

GOALS
OBJECTIVES
ACTIONS

Sustainability Goal:	Resources Goal:	Communication and Education Goal:	Partnerships Goal:	System and Infrastructure Goal:
Implement economically feasible and sustainable waste management practices.	Identify fiscally responsible, self-sustaining funding and other resources for an integrated SHWM system.	Empower communities to help transform our solid and hazardous waste management system through inclusive collaboration, accessible communication and meaningful education.	Foster strong working relationships among the agencies and partners responsible for managing the solid and hazardous waste system.	Provide the infrastructure and other resources to meet our growing solid waste needs.
S1:	R1:	CE1:	P1:	SI1:
Reduce waste and improve recycling effectiveness.	Develop plans for securing adequate funding and resources to build, operate and maintain a solid and hazardous waste management system for the next 20 years.	Proactively engage and collaborate with impacted stakeholders (including businesses, residents, and agencies) to make informed decisions and improve our recycling and solid waste system.	Support collaboration and coordination across key partners, stakeholders and community members in Pierce County.	Regularly assess and identify future system expansion needs, improve services and address impacts.
S2:		CE2:		SI2:
Protect the environment and human health by reducing GHG emissions and delivering solid waste services.		Ensure any communications regarding the solid waste management system are clear and accessible to all people.		Collaborate with LRI to determine where new facilities are needed and how these facilities could be developed.
S3:	R2:	CE3:		SI3:
Make the solid and hazardous waste system more accessible and equitable for all Pierce County customers.	Develop systems and strategies for prioritizing what services should be provided, how they are to be funded and resourced, and recognize and respond quickly to rising costs due to unforeseen conditions.	Establish meaningful topics of education that enable participants to better understand and engage in the solid and hazardous waste system.		Develop a Pierce County Illegal Dumping and Littering Reduction Action Plan.

The following table identifies recommended actions documented throughout the plan’s chapters, including their anticipated implementation schedule and lead agency. Each action fits within our framework of goals, as indicated by the related plan objective. Each action is deemed an important step toward achieving successful

implementation and advancing the principles embodied in the plan’s vision: to improve outcomes for social and racial equity, prevent pollution, and promote resilience in the face of changing conditions. Recommended actions are contingent on funding.

Timing	Short-term	2021-2022
	Mid-term	2022-2025
	Long-term	2025+

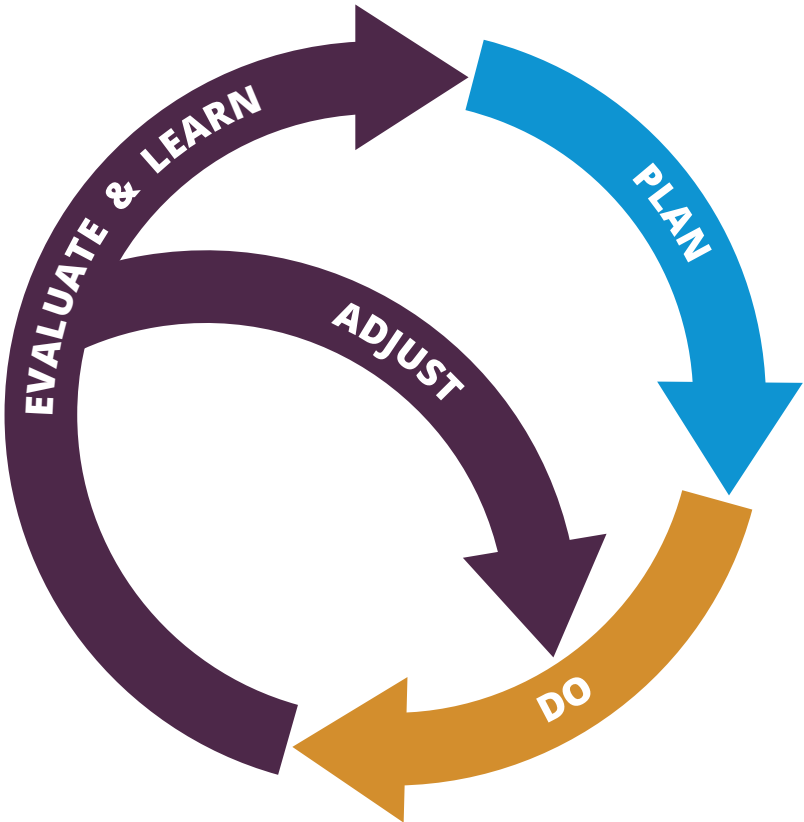
Actions	Chapter	Timing	Objective	Agency Leads and Partners
Administration Action 1: Assess funding, including current funding sources, grants, rates and fees, for different areas of the system on an annual basis to recommend potential improvements.	Administration	Short and ongoing	R1	Pierce County City of Tacoma
Administration Action 2: Explore potential EPR legislation to ensure it works for Pierce County.	Administration	Mid	R1	Pierce County City of Tacoma Contract Partners
Administration Action 3: Convene a stakeholder roundtable to conduct periodic reporting, review and discussion of system waste stream trends; identify additional actions and improvements for services; address adjustments for system or market conditions; and perform resource planning.	Administration	Short and ongoing	R2	Pierce County City of Tacoma Contract Partners
Administration Action 4: Employ Pierce County measurement tool to evaluate, compare and inform decisions on priority projects and programs; update to include GHG, equity, and other criteria.	Administration	Short and ongoing	R2	Pierce County
Administration Action 5: Actively recruit Solid Waste Advisory Committee (SWAC) members to ensure broader representation, particularly from Black, Indigenous and people of color (BIPOC), low-income, and other underserved communities.	Administration	Short and ongoing	P1	Pierce County
Administration Action 6: Develop, recommend, and promote a discounted garbage rate or a more equitable community cleanup program by 2022.	Administration	Short and ongoing	S3	Pierce County
Administration Action 7: The Pierce County Planning and Public Works Department, Sheriff's Department, and other appropriate entities are to collaboratively develop a plan with strategies to help remove, prevent, and reduce illegal dumping and littering, and to improve current enforcement and clean-up efforts.	Administration	Mid	SI3	Pierce County

Actions	Chapter	Timing	Objective	Agency Leads and Partners
Public Outreach Action 1: Regularly evaluate outreach programs for effectiveness using both quantitative (e.g., website visitors, number of mailed materials, surveys) and qualitative (e.g., interviews, storytelling) data.	Public Outreach	Short and ongoing	CE1	Pierce County City of Tacoma Tacoma-Pierce County Health Department
Public Outreach Action 2: Expand technical assistance through education and resources to multi-family customers and large-volume-generating commercial customers.	Public Outreach	Short and ongoing	CE1	Pierce County City of Tacoma
Public Outreach Action 3: Engage with and invest in underrepresented and underserved communities. Partner with other public, private, and non-profit entities as appropriate to reach multicultural communities.	Public Education	Short and ongoing	CE1	Pierce County City of Tacoma
Public Outreach Action 4: Explore new techniques to reach targeted audiences and obtain public input.	Public Outreach	Short and ongoing	CE2	Pierce County City of Tacoma
Public Outreach Action 5: Develop targeted campaigns to promote waste reduction, recycling materials with the highest GHG reduction impact and keeping recyclable materials out of the landfill.	Public Outreach	Short and ongoing	CE3	Pierce County City of Tacoma
Waste Reduction Action 1: Support legislation at the state-level (e.g., legislative agenda for council) that promotes packaging with the lowest lifecycle GHG emissions.	Waste Reduction	Mid	S2	Pierce County
Recycling Action 1: Develop new metrics by 2025 that prioritize GHG emissions reduction rather than diversion tonnage (recycling diverted from the waste stream going to the landfill).	Recycling	Mid	S2	Pierce County
Recycling Action 2: Support and promote efforts throughout Pierce County to build a more circular economy and encourage businesses to use waste produced from one industry as raw materials for another industry (industrial symbiosis) through tools such as the Washington Materials Marketplace .	Recycling	Mid	SI1	Pierce County
Recycling Action 3: Increase commercial recycling participation by improving the current business technical assistance program.	Recycling	Mid	SI1	Pierce County

Actions	Chapter	Timing	Objective	Agency Leads and Partners
Organics Action 1: Determine options and recommendations, including GHG analysis, for residential and commercial food waste subsidies, fees, and disposal.	Organics	Mid	SI1	Pierce County City of Tacoma Contract partners
Organics Action 2: Review and adopt system and infrastructure best practices once the Washington State Food Waste Reduction Plan/Use Food Well Plan is released.	Organics	Short	SI1	Pierce County City of Tacoma
Organics Action 3: Maximize the amount of GHG captured at the LRI landfill.	Organics	Mid	S2	Pierce County Contract partners
MRW Action 1: Survey Moderate Risk Waste (MRW) customers and businesses on service and needs.	Moderate Risk Waste	Short, mid, and ongoing	S3	Tacoma-Pierce County Health Department
MRW Action 2: Actively promote EPR programs at MRW facilities.	Moderate Risk Waste	Short, mid, and ongoing	S3	Tacoma-Pierce County Health Department Pierce County City of Tacoma Contract partners
MRW Action 3: Ensure annual waste trends analysis identifies and classifies MRW making it to landfill.	Moderate Risk Waste	Short and ongoing	S3	Tacoma-Pierce County Health Department Pierce County
MRW Action 4: Review scope and scale of regional MRW programs and services.	Moderate Risk Waste	Mid, and ongoing	S3	Tacoma-Pierce County Health Department
MRW Action 5: Review regional MRW funding and funding sources.	Moderate Risk Waste	Mid	R1	Tacoma-Pierce County Health Department
MRW Action 6: Continue to implement education programs and develop new resources to educate residents and businesses on toxic reduction and MRWs, including a potential standalone website for Pierce County Hazardous Waste Program.	Moderate Risk Waste	Short, mid, and ongoing	CE3	Tacoma-Pierce County Health Department

Actions	Chapter	Timing	Objective	Agency Leads and Partners
MRW Action 7: Continue to track and support federal, state and local legislation that reduces use of toxic materials and supports EPR initiatives.	Moderate Risk Waste	Short and ongoing	P1	Tacoma-Pierce County Health Department
Miscellaneous Waste Action 1: Work with stakeholders to increase salvage, reuse, and recycling of construction and demolition debris (major contributor to GHG emissions in the solid waste management system).	Miscellaneous Waste	Short and ongoing	S2	Pierce County
Collection Action 1: Develop a plan (including tasks and an implementation timeline) by 2025 for lowest GHG collection, disposal, and transport of Miscellaneous Solid Waste (MSW) in collaboration with contract partners.	Collection	Mid	S2	Pierce County City of Tacoma Contract partners
Collection Action 2: Improve access to solid waste and recycling facilities at new commercial and multi-family developments by incorporating design standards into the Pierce County Code and possibly integrating hauler review into the permitting process.	Collection	Short and ongoing	SI1	Pierce County City of Tacoma
Collection Action 3: Research community needs, conduct policy analysis and report findings to inform a recommendation for level of service ordinance for multi-family residences by 2023.	Collection	Mid	S3	Pierce County
Transfer and Disposal Action 1: Meet at least twice annually to evaluate options and preferred strategies for planning and developing infrastructure for the transport and disposal of waste after the closure of the LRI County landfill at LRI landfill.	Transfer and Disposal	Mid	SI2	Pierce County City of Tacoma
Transfer and Disposal Action 2: Work together to divert waste by rail to maximize the landfill's life.	Transfer and Disposal	Mid and long	SI2	Pierce County Contract partners
Transfer and Disposal Action 3: Evaluate options to meet transfer station capacity across Pierce County.	Transfer and Disposal	Mid	SI1	Pierce County Contract partners

The Adaptive Management Cycle



Plan Governance and Adaptation

Ongoing management of the plan and accountability among partners are critical to successful implementation. Actions will be tracked and monitored for progress toward each of the defined goal areas. In addition, several actions call for baseline assessments or data gathering to better understand solid waste system conditions and evaluate options to inform effective improvements. A venue for ongoing collaboration among partners will help ensure the actions identified in the plan are regularly considered and adapted, as needed.

Stakeholder Roundtable

A stakeholder roundtable will be formed with representation from Pierce County, the City of Tacoma, and contract partners to meet periodically to share updates on the state of the solid and local hazardous waste systems, to conduct reporting and review of actions identified in the SHWMP, and to further collaborate on system improvements. Areas of focus for this forum include:

- Review of SHWMP progress on actions, annual work plans, and emerging policy needs.
- Presentations of current waste audit and other survey data, future trends/market conditions analysis, and discussion of population growth and demographics, equity indices, and other factors.
- Periodic review of materials included in recycling programs to make sure products are economically feasible to be recycled and reduce environmental impacts.
- Improvements to programming and facilities related to municipal solid waste, recyclables, organics (both food and yard waste), moderate risk waste and miscellaneous waste streams.
- Funding and resource planning, including current funding sources, rates, and fees for different areas of the system.
- Defining minimum or “essential” services to document the hierarchy of solid waste management services to be maintained and how resources should be distributed in the event of unforeseen conditions.
- Monitoring and reporting on relevant state and federal legislation, as well as policy developments in other communities that may advance Pierce County’s goals.

Results of condition and trends analyses or recommendations resulting from the stakeholder roundtable sessions should be summarized and shared with the Pierce County Solid Waste Advisory Committee (SWAC) and published for community review and education.



The roundtable mechanism may also be used to address emerging conditions and convened upon request of any of the principal partners (Pierce County Sustainability Resources administrator, City of Tacoma Solid Waste Management division manager, LRI District Manager, LeMay/Murrey’s/UP Refuse managers). For example, during China’s National Sword market crisis of 2018, partners convened to discuss and make decisions around their collective response in a rapid manner. This flexibility to address emerging issues in real time is critical to the resilience of the solid waste system and plan adaptation.



Chapter 1: Administration





1.1 Introduction

As described in much more detail in the [2000 Plan](#), Pierce County privatized its waste disposal system in 1977 when four local waste haulers purchased the Hidden Valley Landfill which the County had been operating (but never owned) for at least a decade. At the same time, the County contracted with the consortium of haulers to operate county-owned transfer sites. With the private sector running facilities, the Tacoma-Pierce County Health Department managing environmental controls, and Pierce County having no state-authorized role in waste collection, it was not until the late 1980s that Pierce County formed an agency to manage waste.

The 2000 Plan was adopted by Pierce County, the City of Tacoma and all cities and towns. After adopting the plan, cities and towns then entered into interlocal agreements with the County for planning and management services. Both the Pierce County Council and the Tacoma City Council will adopt the 2021 plan. The other cities and towns will concur with the changes through a resolution or letter of concurrence.

1.2 Conditions Assessment

1.2.1 Agencies and Organizations – Three Management Systems

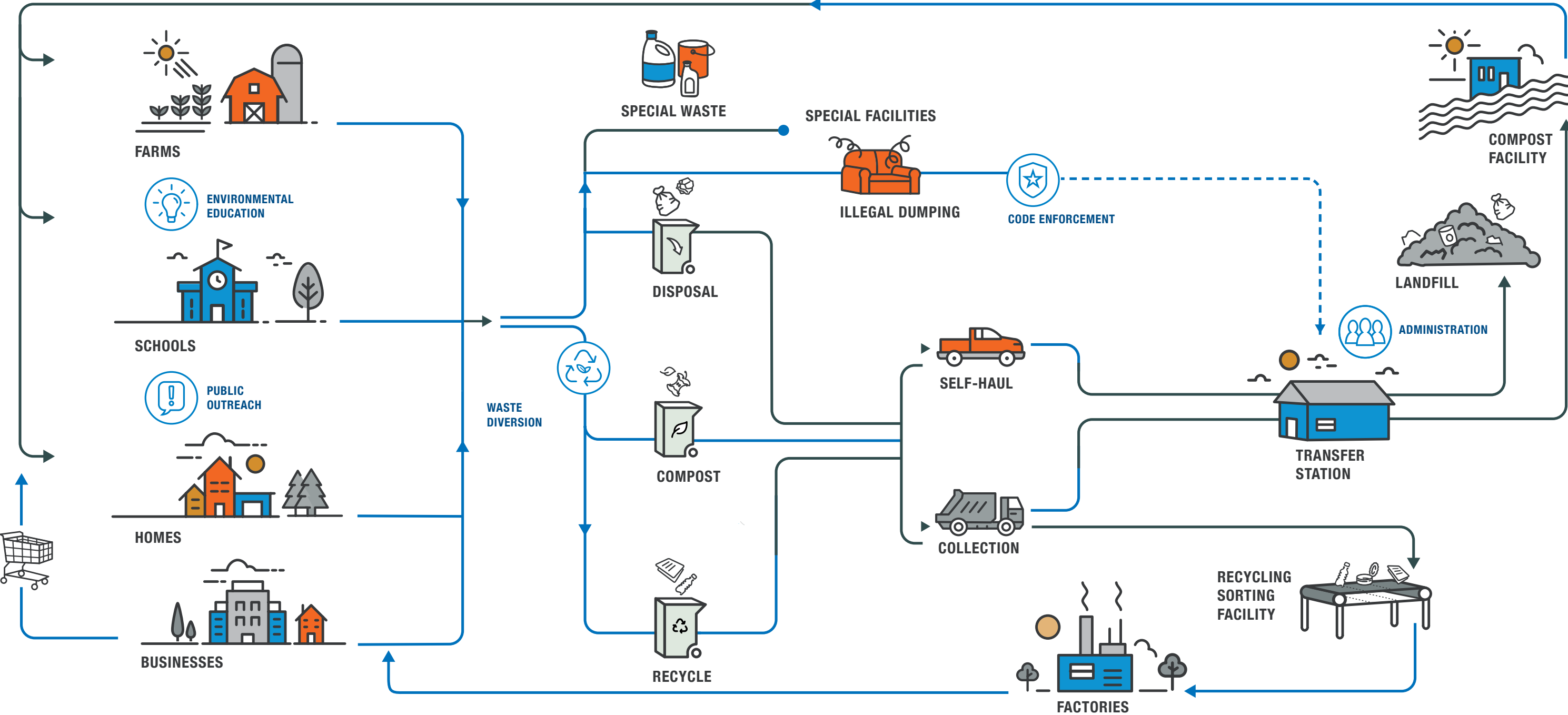
The three solid waste management systems are 1) Pierce County 2) City of Tacoma 3) Joint Base Lewis-McChord (JBLM). Pierce County and the City of Tacoma coordinate activities with the military, which has its own solid waste system and solid waste management plan. This is referred to as the JBLM system and falls under the Washington Utilities and Transportation Commission’s (WUTC) jurisdiction. Tribal lands that are in Pierce County are included in the Pierce County solid waste management system.

In 2016, Pierce County released a [Solid Waste Management Plan Supplement](#) to the 2000 Plan that represented a refreshed effort to build upon the County’s many successes and to tackle some of the biggest challenges in solid waste.

Chapter 1: Administration |

This graphic illustrates different components of Pierce County's interconnected solid and hazardous waste management systems and their relationship to residential, business, and other sectors; the role of programming for

education and outreach; the collection, transfer and disposal of different waste streams; and the relationship to administration and code enforcement.





1.2.2 City of Tacoma

The [City of Tacoma's Environmental Services Department Solid Waste Management Division](#) provides solid waste management services under the direction of the Tacoma City Council for all residents and businesses within Tacoma city limits. These services include municipally owned and operated residential and commercial curbside collection systems for garbage, recycling, yard and food waste; a public recycling center; a household hazardous waste facility; and a transfer station.

The City of Tacoma has the following contracts for processing, and sale or disposal, of various material streams:

- **Municipal Solid Waste** – contract with Waste Connections/LRI for landfill disposal of municipal solid waste. Effective through February 1, 2030. Pierce County Recycling, Composting and Disposal, doing business as Land Recovery, Inc. (LRI), and owned by parent company Waste Connections, is an integrated solid waste management services company that provides transfer, disposal, composting and landfill services across Pierce County.
- **Recyclables** – contract with Waste Management (dba JMK Fibers) for processing, marketing and shipping of commingled recyclables and old corrugated containers (OCC). Effective through July 31, 2026.
- **Organics** – contract with Waste Connections (dba LRI) for composting and marketing of organic yard and food waste. Effective through November 30, 2022.



1.2.3 Pierce County

The Pierce County Planning and Public Works Department (PPW) Sustainable Resources Division is the Pierce County government agency charged with solid waste and recycling planning for the Pierce County management system. This system serves the unincorporated areas of the County as well as cities and towns which have interlocal agreements to participate in the County's disposal system. This is referred to as the County system. (Note: while having territory and population within Pierce County, the cities of Auburn and Pacific are wholly in the King County solid waste system. The City of Enumclaw has territory but no population in Pierce County, and is also in the King County system. Conversely, the King County portion of Milton is in the Pierce County system.)

1.2.4 Tacoma-Pierce County Health Department (TPCHD)

This agency, which is separate from County government, administers the solid waste permit process to ensure all solid waste handling activities comply with state and local codes and ordinances. It is referred to as the Health Department or TPCHD.

1.2.5 Washington State Department of Ecology

This state agency is responsible for final approval of this plan, state waste regulations and the state solid and hazardous waste management plan. It is sometimes referred to as Ecology. Washington's 2015 Solid Waste Management Plan revision is called "Moving Washington Beyond Waste and Toxics" and includes longterm strategies to systematically reduce waste and use of toxic substances. The state plan is currently being updated. The first comment period was in winter 2020/2021. Currently, edits are being incorporated for the release of a second draft.

1.2.6 Pierce County Solid Waste Advisory Committee (SWAC)

The Pierce County Solid Waste Advisory Committee (SWAC) serves in an advisory and technical capacity to the Pierce County Council and PPW on matters relating to management of recycling services and solid waste disposal. SWAC members are community members, members of public interest groups, professionals from the business community, operators of solid waste collection and recycling companies, and representatives of local governments. For a description of how the SWAC was involved in the creation of the SHWMP, see *Appendix B*.

The County plans to revise SWAC operating guidelines on an annual basis to ensure a meaningful, transparent, and effective process, while continuing to meet the state guidelines for SWACs. Pierce County also plans to maintain a schedule of regular updates at SWAC from diverse solid waste partners (Ecology, WRRRA, WSRA, WACSWM, etc.) in Pierce County, including relevant information from regional and state industry meetings. Pierce County will annually update SWAC on SHWMP progress.

1.2.7 City of Tacoma Environmental Services Commission

The [Environmental Services Commission](#) (ESC) was created to review and make recommendations to the City Council, City Manager and City staff on wastewater, surface water and solid waste rates and rate structures, as well as services, policies and programs developed by Environmental Services.

The ESC's 15 members represent a cross section of Tacoma's residential, business and regulatory communities. The commission has 13 voting members and two ex-officio non-voting members, all appointed by the city manager. Membership includes representatives from large and small businesses, developers, government entities, multi- and singlefamily residents, regulatory agencies and other groups.

1.2.8 Tacoma-Pierce County Interlocal Agreements

The City of Tacoma and Pierce County entered an interlocal agreement in January 2011 to formalize their partnership for the purposes of developing and operating under a joint Solid Waste Management Plan (SWMP) for the state. The agreement was set to expire at the end of 2020, however, the development of the new 20-year SWMP is in process, and is anticipated to be completed in 2021. The agreement was amended to extend the term one year, to the end of 2021, to allow the plan update to be completed. Then, a new agreement or amendment can be developed with a more thorough update based on the new SWMP.

The City of Tacoma and Pierce County have an interlocal agreement to allow Pierce County residents to use the City of Tacoma's Household Hazardous Waste facility to coordinate and consolidate household hazardous waste collection in Pierce County. The current agreement, which expires at the end of 2022, establishes a mechanism for Pierce County to reimburse the City of Tacoma for the costs of services provided to Pierce County residential customers.

1.2.9 City of Tacoma Capital Facilities

The City of Tacoma prepares a six-year Capital Facilities plan that develops a budget and allocates funding resources for new construction and improvements of capital facilities and procurement of vehicles and equipment. This plan is updated every two years in the biennial budget process. A link to the most recent CFP is in *Appendix S*.

1.2.10 Pierce County Capital Facilities

Pierce County and LRI work together annually during the rate setting period to agree on needed capital facilities improvements. Pierce County is responsible for paying for improvements at County-owned facilities and LRI is responsible for improvements at their own facilities. The six-year Capital Facilities plan is in *Appendix S*.

1.2.11 Permitting and Enforcement

In 2016 Pierce County took over residential solid waste enforcement. The Health Department provides enforcement for permitted and permit exempt solid waste handling facilities.

For a full list of operators and service areas see *Appendix D*, as well as further discussion in the *Collection* chapter.

1.2.12 Service Providers

Curbside garbage and recycling service is provided by three private companies in Pierce County and depends on location. Residents can find their service provider on Pierce County's [Curbside Recycling & Garbage Service webpage](#).

1.2.13 Regional Planning

Pierce County has begun working with other counties through the Washington Association of Counties Solid Waste Management initiative. This will help Pierce County share our own expertise as an early adopter and take advantage of new processes and programs being used by other counties. Pierce County and the City of Tacoma can also participate in harmonizing systems in use across the state to give more people access to the best programs. Pierce County will continue to communicate with the cities and towns in our solid waste system to improve regional solid waste services.



1.3 Tipping Fee

The tipping fee is the rate charged per ton of municipal solid waste (MSW) in the County solid waste system. The fee is made up of five components and a County program cost. The tipping fee covers: the costs of MSW transportation; recycling; operation & maintenance of the LRI landfill; operation & maintenance of all County-owned and Company owned facilities; plus long-haul procurement. Note that the tipping fee is distinct from the hauler fee, discussed in the *Collection* chapter.

Component A - Transfer Facilities, Recycling, and Transportation Services

Component A covers the cost for all system material that is transported from a transfer facility to the County landfill or to an out-of-county landfill through an intermodal facility. This component is based on annual County system MSW tonnage. There is also a cost-of-living adjustment to this component each year.

Component B - County Diversion Program

Component B covers the cost to compost all diversion material (primarily yard waste) that comes into a transfer station. This

component is based on the annual system diversion material tonnage (primarily yard waste) and the annual system MSW tonnage. This component also has a cost-of-living adjustment.

Component C - Disposal Services

Component C covers the cost of final disposal of all county MSW. The calculation for this is like that of Component A in which both system tonnage and cost of living are factored in.

Component D - Community Solid Waste Reduction and Support Programs

Component D covers the costs associated with litter and cleanup programs, HHW, emergency management, environmental management programs, research & development, annual debit/credit card adjustments, and facility improvements.

Component E - Education & Community Outreach

Component E covers the creation of an education and outreach facility at Hidden Valley transfer station. This component has not been implemented.

The County Program Cost

The County program cost covers the programs implemented by Pierce County Planning and Public Works. These programs include Waste Reduction & Recycling, Sustainability, Environmental Education and Code Enforcement.

The County tipping fee has increased every year over the past five years at the same rate as Pierce County's population. To mitigate the effects of this growth, the County is working on new programs and ways to market existing programs to help with waste reduction. The County has also seen an increase in yard waste disposal. The County has always taken yard waste for free and therefore yard waste growth rates have doubled those of garbage. The County is working on changing that trend to help reduce the overall tipping fee.

Table 1. County Tipping Fee

	Mar '17 - Feb '18	Mar '18 - Feb '19	Mar '19 - Feb '20	Mar '20 - Feb '21	Mar '21 - Feb '22
Component A	\$ 45.99	\$47.30	\$48.84	\$50.01	\$50.89
Component B	\$ 34.55	\$35.21	\$37.19	\$38.70	\$35.61
Component C	\$ 58.60	\$60.53	\$63.80	\$62.37	\$64.58
Component D	\$ 1.54	\$1.64	\$1.26	\$1.55	\$2.18
County Program Cost	\$ 12.80	\$12.70	\$13.25	\$14.75	\$15.25
Tipping Fee Total	\$ 153.48	\$157.38	\$164.34	\$167.38	\$168.51



1.4 Planning Issues

What changes will be needed when the County's current waste handling contract expires?

Pierce County's current waste handling agreement with LRI ends in 2036. This agreement includes the collection system, transfer and disposal operations and infrastructure, and customer service and billing. The landfill in Pierce County is owned and operated by LRI and a key element of this agreement. The landfill may close before 2036, depending on economic and population growth and waste generation rates. Changes to the waste handling may be required.

Renewing or replacing a long-term waste handling agreement is a challenging undertaking, but also offers opportunities for change. Planning for this process should start many years before the current contract expires.

Should Pierce County and the City of Tacoma partner on a new waste disposal contract in preparation for the eventual closure of the existing LRI landfill in Pierce County?

The LRI landfill has been a valuable and reliable resource for waste disposal for both the County and the City of Tacoma for many decades. However, this landfill is projected to be filled and closed sometime during the 20-year term of this SHWMP. There may be

advantages - such as economies of scale and shared infrastructure in procuring a new waste disposal contract. Pierce County and the City of Tacoma should begin evaluating if a shared contract is viable, and if so, what is the desired timeline, process, and structure for this procurement.

What will future supplements address and how will they be affected by changes in the waste handling agreements?

The end of Pierce County's current waste handling agreement and the opportunity for the City of Tacoma and Pierce County to partner on a new long-term disposal contract could significantly change elements of the County's SHWMP. The timing and scope of these changes should be addressed in future supplements to the SHWMP as they develop.

How will Pierce County fund programmatic needs for solid waste?

In 2008, Pierce County and LRI negotiated a 25-year waste handling agreement. Until December 2036, LRI will provide waste disposal services to Pierce County and access to the Hidden Valley Transfer Station. The company will also operate the County-owned yard waste composting facility and the County's four publicly owned transfer stations. LRI will remit a portion of tipping fees to Pierce County for use in programs including education, recycling, and administration (i.e., the County administrative cost component of the tipping fee). In addition, Pierce County has recently created a new Sustainability 2030 plan that identifies many solid waste concerns and areas of improvement. An increase in funding and creation of a sustainable funding source would help reach the goals outlined in the sustainability plan. If Pierce County and LRI fail to maintain the current waste handling agreement, or if Pierce County is unable to negotiate a contract with a disposal vendor that provides for a sharing of tipping fee revenue to benefit County programs, the County will need to explore alternative means to fund core solid waste management programs.

Alternatives Include:

- **Explore using the Solid Waste Collection surcharge:** State law authorizes counties to impose fees on solid waste collection services. The revenue generated by this fee, which the County Council can set for customers within unincorporated Pierce County, can fund the "administration and planning expenses that may be incurred by the County in complying with the requirements in 70A.205.045." (RCW 36.58.045) Pierce County could set a per-customer fee to fund just Sustainable Resources Division management functions or expand the scope of the fee to offset some of the costs of County-owned facilities. City of Tacoma residents and self-haulers to facilities not owned by Pierce County would not pay the fee. To overcome these obstacles, Pierce County could consider expanding the base of fee-paying customers by forming a solid waste collection district (see additional detail, below) and/or request the cities and towns to impose an equal surcharge within their jurisdictions.
- **Set tipping fees so transfer stations pay for themselves:** To avoid having ratepayers in one part of Pierce County subsidize transfer stations they don't use, the County could set tipping fees at each transfer station that would more accurately reflect the specific costs of each facility. Alternatively, Pierce County may have to consider privatizing or closing the transfer stations.
- **Form a Solid Waste Disposal District:** A solid waste disposal district is a governmental entity authorized by RCW 38.58. Disposal districts may collect taxes to fund solid waste disposal activities. Cities and towns may choose to participate in a disposal district formed by Pierce County, but state law places all administrative and legislative control of such a district under the County Council.
- **Use General Fund for Code Enforcement:** Find another revenue source for the code enforcement program by way of the general fund and use the funds collected for solid waste and sustainability programming.

1.5 Actions	
➔	Administration Action 1: Assess funding, including current funding sources, grants, rates and fees, for different areas of the system on an annual basis to recommend potential improvements.
➔	Administration Action 2: Explore potential Extended Producer Responsibility (EPR) legislation to ensure it works for Pierce County.
➔	Administration Action 3: Convene stakeholder roundtable to conduct periodic reporting, review and discussion of system waste stream trends; identify additional actions and improvements for services; address adjustments for system or market conditions; and perform resource planning.
➔	Administration Action 4: Employ Pierce County’s measurement tool to evaluate, compare and inform decisions on priority projects and programs; update to include greenhouse gas reduction, equity, and other criteria.
➔	Administration Action 5: Employ Pierce County’s measurement tool to evaluate, compare and inform decisions on priority projects and programs; update to include greenhouse gas reduction, equity, and other criteria.
➔	Administration Action 6: Develop, recommend, and promote a discounted garbage rate or a more equitable community cleanup program by 2022.
➔	Administration Action 7: The Pierce County Planning and Public Works Department, Sheriff’s Department, and other appropriate entities are to collaboratively develop a plan with strategies to help remove, prevent, and reduce illegal dumping and littering, and to improve current enforcement and clean-up efforts.

Chapter 2: The Planning Area



2.1 Introduction

This chapter discusses the geography, demographics, population and waste streams related to Pierce County's solid waste system. As discussed in the Administration chapter, solid and hazardous waste in incorporated and unincorporated areas of Pierce County are managed under several different and coordinated sub-systems.

2.1.1 Relationship to Growth Management

At the same time the Pierce County Council adopts, amends or supplements the Tacoma-Pierce County Solid and Hazardous Waste Management Plan, they will also codify the plan in two locations: as chapter 8.28 within the Health and Welfare title of the County Code; and as chapter 19D.90 as a planning document related to the Comprehensive Plan for Pierce County.

As such, the Tacoma-Pierce County Solid and Hazardous Waste Management Plan must build upon, and be consistent with high-level policy described by two goals found in the Utilities Element of the Comprehensive Plan:

- Provide reliable and cost-effective service as detailed in the most recent update of the Tacoma-Pierce County Solid Waste Management Plan.
- Support efforts to reduce solid waste and increase recycling and diversion of waste to assure disposal capacity, reduce emissions and prevent pollution.

Pierce County also provides for the development and adoption of community plans, some of which also include policy objectives relating to waste reduction and recycling, the siting of solid waste and recycling facilities, and enforcement issues. Public Works staff participation in comprehensive plan and community plan updates helps ensure consistency between planning documents and ensure that solid waste and recycling facilities develop to meet the need of changing and growing populations.

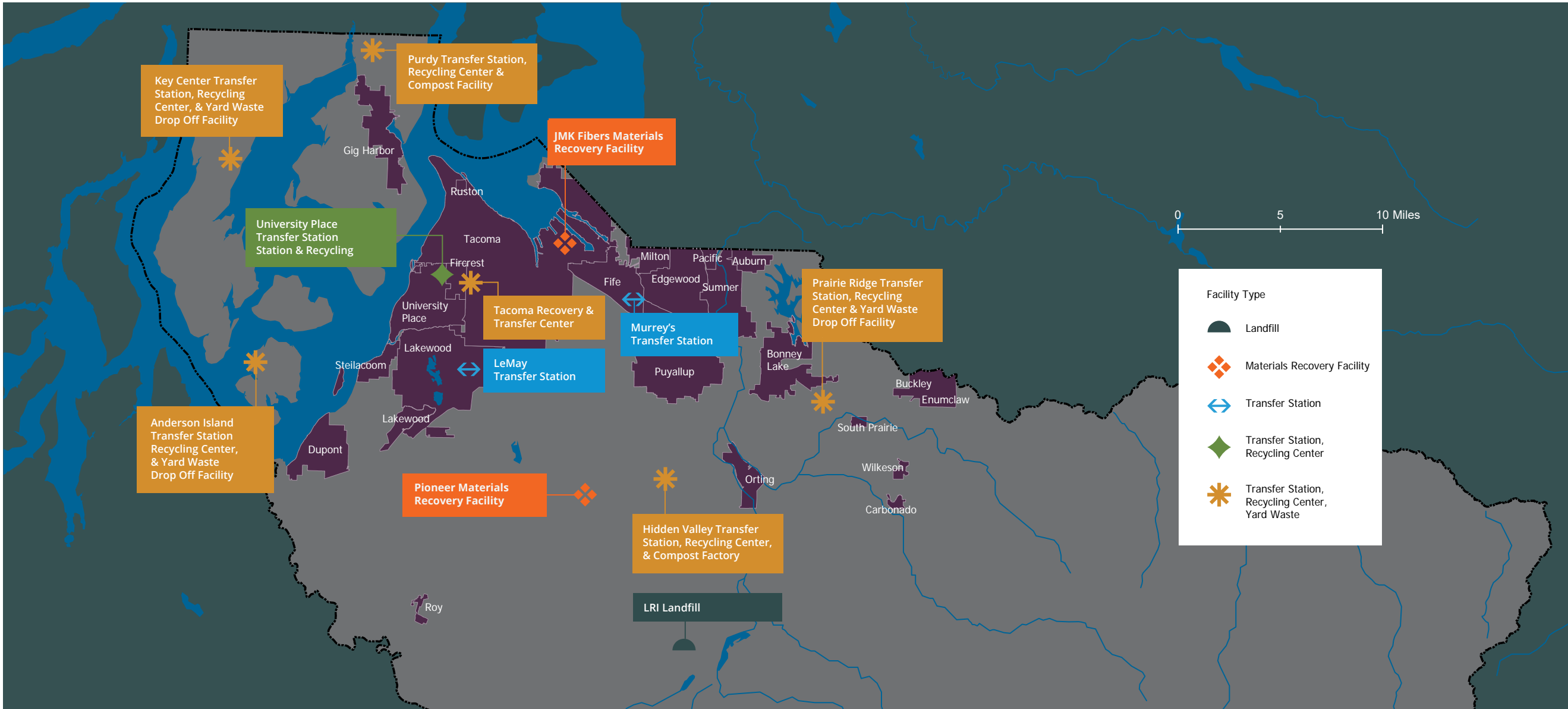


2.2 Conditions Assessment

During the last 20 years, Pierce County has grown by 32% with a much higher rate during the last decade. That growth has a significant impact on the solid waste system and how Pierce County and City of Tacoma will manage it over the next 20 years. Pierce County is using a forecast of 35% growth over the life of this Solid and Hazardous Waste Management Plan,

which will add over 240,000 new residents to the system. Pierce County and the City of Tacoma will both need to look at changes to infrastructure, system improvements, reduction programs, and new recycling markets to maximize the life of the Pierce County landfill.

Map: Community/land use context



With continued growth in population comes a growth in housing. Currently, Pierce County housing is 75% single family. Multifamily housing is increasing every year as incorporated areas and the Urban Growth Area’s (UGA) have less land for development. The housing trend looks to continue in that manner. Since 2000, housing has increased by 30%, and over the next 20 years that rate should stay consistent, leading to as many as 80,000 new residences. The high demand for housing in Pierce County is reflected in a 5% vacancy rate, down from 6.5% in 2000. As multifamily housing is added, Pierce County must have new infrastructure and programs in place to support it.

Pierce County has become much more diverse over the last 20 years as well, and population data should be used in determining how to prioritize improvements. Factors like age and wealth affect how communities relate to the solid and hazardous waste system. Today, almost 25% of the population is under 18 and 15% is over 65. The overall poverty rate in the County is 10.5%.

2.2.1 Quantity and Characterization of Solid Waste

For three weeks each summer, Pierce County staff sorts through the County’s garbage to get a better understanding of exactly what goes into the landfill and to track how it changes over time. The Waste Trends Analysis (WTA) captures just how much garbage going into the landfill from homes and businesses could be reduced, reused or recycled. The data collected, when combined with customer feedback and information from other regional studies, is critical source of data for evaluating system needs, and creating effective strategies for reducing waste and increasing recycling in Pierce County.

Based on data from the 2019 WTA (see Table 2), Pierce County produces 1,748 tons of solid waste per day. Approximately 25% of the total waste stream (or 500 tons per day) is garbage that cannot be diverted. However, remaining waste streams, including paper and cardboard, metal glass and plastics, food and yard waste, construction and demolition debris and other waste has significant recyclable content. Table 2 shows the proportion of these waste streams that is currently diverted for recycling or reuse, and what

Table 2. Where Pierce County Waste Goes Today (based on 2019 Waste Trends Analysis data)

Total Waste	1748 Tons/day			Diverted	Refused
Recyclables	1247 Tons/day	Plastic/Cardboard	8% 166 T/d	37% 62 T/d	63% 104 T/d
		Metal, Glass, Plastics	11% 213 T/d	9% 19 T/d	91% 194 T/d
		Textiles	3% 60 T/d	4% 2 T/d	96% 58 T/d
		Other	3% 63 T/d	4% 3 T/d	96% 60 T/d
		Organics	28% 572 T/d	66% 376 T/d	34% 196 T/d
		Construction & Demolition	22% 173 T/d	0% 0 T/d	100% 173 T/d
Trash	501 Tons/day	Non-Divertible	25% ww 501 T/d	0% 0 T/d	100% 501 T/d

continues to the landfill. WTA will continue to inform opportunities for diversion in specific waste streams. However, diversion rate is not the only measure of system performance or the best approach to understand impacts. For many years, Pierce County and the City of Tacoma have operated under the belief that diversion of materials from the landfill was always a good thing. For many years recyclables from developed countries were shipped to Asia in the hope that they would be recycled. Today, Pierce County and the City of Tacoma know better.

There must be a focus on the lowest GHG methods for dealing with waste. This additional measure may lead to the conclusion that some waste does not make sense to recycle and laws must be changed to either incentivize the purchase of recycled goods or allow them to go to the landfill. The years of relying on diversion rates and shipping

recyclables abroad must come to an end. Moving forward, the emphasis should be placed on end-of-life methods with the lowest emissions.

However, most of the emissions related to a product are released in the manufacturing process and not at the end of life. Education and outreach should be focused on reducing unnecessary products to limit waste creation and reduce GHGs. By the time a product gets to the solid waste system it is too late to do much about its environmental impact.

The SHWMP supports the state’s solid waste management plan and solid waste priorities. While the state plan is not yet finalized, we know from the first draft that Pierce County’s goals of shifting from measuring the recycling rate to focusing more on waste reduction aligns with Ecology’s goals.

Chapter 3: Public Outreach



3.1 Introduction

Pierce County has a history of strong and effective public outreach dating back to the first curbside recycling program established in 1990. In recent years, Pierce County has worked to share messaging that is simple, realistic, and transparent. Curbside recycling programs were designed to be convenient for consumers and past messaging urged participation and emphasized quantity, which enforced the notion that recycling was doing a good thing for the planet. Only recently, this narrative transitioned to highlighting the importance of quality of material over quantity in the bin.

In addition, the role that location plays in a recycling program has been overlooked. Nationwide recycling campaigns and product packaging claiming to be recyclable disregard the local aspect of recycling, which truly drives the entire program in a jurisdiction. This is especially important in Pierce County where many people are new to the area and may not be familiar with local recycling programs. Pierce County’s overall population also continues to grow (see chapter 2.2). Educating new and future residents about the local program is essential to recycling messaging.

Pierce County is continuing to improve outreach methods to include populations who have historically been underrepresented and underserved. 2021 was the first year that Pierce County Sustainable Resources provided educational materials in different languages. These efforts will continue so that messaging is accessible to all community members.

3.1.1 Coordination Efforts

As recycling markets shifted in the wake of China’s National Sword policy (refer to the Recycling chapter for more information), greater coordination between Pierce County and the City of Tacoma was needed when conducting education and outreach.

The goal of this coordination was to decrease confusion among residents who do not live their lives by jurisdictional boundaries. Staff from both entities’ solid waste and communications divisions have had larger discussions on harmonizing accepted materials lists, sharing of images for materials, and developing key talking points. Additionally, outreach staff from Pierce County and the City of Tacoma have identified opportunities for tabling side-by-side at events to share resources and have conversations with residents

about the differences in the two systems. As Pierce County and the City of Tacoma work to implement the new SHWMP, there will be further emphasis on collaboration and coordination across jurisdictions to increase clarity in communications to residents, reduce overall contamination in the recycling stream, and promote best practices for waste reduction.



The above recycling fliers are one example of how Pierce County and the City of Tacoma worked to improve cohesion in messaging about recycling. Nearly all images and terms are the same on the fliers, which has helped to reduce confusion for residents.

3.2 Conditions Assessment

Pierce County, the City of Tacoma and contract partners engage in multiple solid waste education activities for a broad range of customers and audiences. Table 3 provides a summary of these efforts. For a full list of Pierce County Public Education Programs, see *Appendix E*.

Program Lead	Name	Online Resource	In Person/Tangible Resource
Pierce County Education Efforts			
Sustainable Resources - Solid Waste Team	Recycling Website	√	
Sustainable Resources - Solid Waste Team	PCRecycle Mailbox and Phone Line	√	
Sustainable Resources	EarthMatters Newsletter	√	√
Sustainable Resources - Solid Waste Team	Mailings		√
Sustainable Resources - Environmental Education	School Programs	√	√
Sustainable Resources - Environmental Education	Community Programs	√	√
Sustainable Resources - Solid Waste Team	Social Media	√	
Sustainable Resources - Solid Waste Team	School Technical Assistance Program	√	√
Sustainable Resources - Solid Waste Team	Multifamily Support		√
Sustainable Resources - Solid Waste Team	Business Technical Assistance Program	√	√
Sustainable Resources	Event Tabling		√
Sustainable Resources - Solid Waste Team	Meet with Community Groups	√	√

Table 3. Pierce County Education Efforts

Table 3. Education Efforts (continued)

Program Lead	Name	Online Resource	In Person/Tangible Resource
Pierce County Education Efforts			
Waste Connections - LeMay	New Customer Welcome Kit		✓
Waste Connections - LeMay	Annual UTC Letter		✓
Waste Connections - LeMay	ReCollect - Materials Search + Schedule Finder	✓	
Waste Connections - LeMay	Facebook Page	✓	
Waste Connections - LeMay	Event Tabling		✓
Waste Connections - Murrey's	New Customer Welcome Kit		✓
Waste Connections - Murrey's	Annual UTC Letter		✓
Waste Connections - Murrey's	ReCollect - Materials Search + Schedule Finder	✓	
Waste Connections - Murrey's	Facebook Page	✓	
UP Refuse	Annual Calendar and Newsletter + Welcome Packet (New Customers)		✓
UP Refuse	Website	✓	
UP Refuse	Facebook Page	✓	

Table 3. Education Efforts (continued)

Program Lead	Name	Online Resource	In Person/Tangible Resource
City of Tacoma Education Efforts			
City of Tacoma - Solid Waste Management	Website	✓	
City of Tacoma - Environmental Services Department	EnviroTalk	✓	✓
City of Tacoma - SWM	Mailings		✓
City of Tacoma - SWM	Event Tabling		✓
City of Tacoma - Office of Environmental Policy and Sustainability	EnviroChallengers	✓	✓
City of Tacoma - SWM	Multifamily Support	✓	✓
City of Tacoma - SWM	Commercial Support	✓	✓
City of Tacoma - SWM	Community Group Meetings Presentations	✓	✓
City of Tacoma - SWM	Recycle Reset Community Ambassadors	✓	✓
City of Tacoma - SWM	Tagging and Lid Lifts		✓
City of Tacoma - SWM	Sort the Sound Waste Game	✓	



3.3 Planning Issues

How can we broaden and improve our reach?

It is imperative that Pierce County and the City of Tacoma identify the proper audiences when implementing education and outreach campaigns. In doing so, and by using appropriate communication channels, both entities will be able to reach the largest audience in their area with relevant information. In future planning, it is important to consider who we are trying to inform, why they are the target audience over others, and whether we are using communication channels and techniques that will resonate with that group. Additionally, Pierce County has unintentionally neglected populations by limiting aspects of our outreach materials and methods. As we work to build a more equitable Pierce County, it is important to continue working on expanding our reach and ensuring our materials are accessible to all people.ensuring our materials are accessible to all people.

Are we utilizing the most efficient and effective modes of communication?

In future planning for education and outreach efforts, it is necessary to understand how identified audiences want to receive communications from Pierce County and the City of Tacoma. We should continue to use internal resources for communications development and outreach efforts, but sometimes it will be necessary to work directly with communities that may receive communications differently than many of our residents and customers.

How do we incorporate lessons learned during the COVID-19 pandemic to balance virtual and in-person offerings?

The COVID-19 pandemic drastically changed the way we do our work. Education efforts that were once done in-person had to pivot to online platforms. Offering these opportunities online resulted in higher participation numbers and we learned that the online platform was sometimes more accessible and preferred to in-person classes. As we transition out of the pandemic and have the option to return to in-person offerings, we will want to consider if this is an efficient use of our resources or if residents are better served online.

How can we ensure our resources are being used effectively?

Pierce County and the City of Tacoma lend a lot of resources to their respective public outreach methods. To ensure time and money are being spent efficiently, we need to track the effectiveness of these efforts (when viable). Tracking this information can also contribute to making informed decisions around campaigns and will make it easier to identify where residents’ priorities lie compared to division priorities.

How can we encourage participation in educational opportunities and motivate residents to make personal changes?

We must consider how we can save people time and money to encourage their understanding and stewardship of the recycling program. Utilizing both positive (e.g. public recognition or saving money) or negative (e.g. additional fees or reporting requirements) reinforcement tools also improves our reach in the community.

How can we increase commercial recycling participation?

There are no minimum service requirements for commercial recycling in Pierce County. This leads to recyclable materials ending up in our landfill. Convincing businesses to recycle will take time and resources and needs to be a high priority to be effective. We would need to identify service gaps and better understand moderate-risk waste generation, use of services, convenience, value and accessibility.



3.4 Actions	
➡	Public Outreach Action 1: Regularly evaluate outreach programs for effectiveness using both quantitative (e.g. website visitors, number of mailed materials, surveys) and qualitative (e.g. interviews, storytelling) data.
➡	Public Outreach Action 2: Expand technical assistance through education and resources to multifamily and large volume-generating commercial customers.
➡	Public Outreach Action 3: Explore new techniques to reach targeted audiences and obtain public input.
➡	Public Outreach Action 4: Develop targeted campaigns to promote waste reduction, recycling materials with the highest GHG reduction impact and keeping recyclable materials out of the landfill.
➡	Public Outreach Action 5: Engage with and invest in underrepresented and underserved communities. Partner with other public, private, and non-profit entities as appropriate to reach multicultural communities.

Chapter 4: Waste Reduction



4.1 Introduction

Waste reduction is defined as actions taken to either reduce or completely prevent the generation of waste before it happens. Some further divide this term into categories such as: waste prevention, avoidance, and minimization. In this document, the term “reduction” includes these other categories. From a waste management perspective, waste reduction is one of the most effective ways to address waste issues. Reducing the amount of waste generated can lead to a decrease in costly disposal and recycling facilities, as well as collection programs to divert toxic or specialty materials.

Manufacturers can minimize waste through product design, using less packaging, and making products more durable and/or designed for recycling. Designing products in a way that minimizes their long-term environmental impacts is becoming increasingly prevalent. These principles are often termed product stewardship or extended producer responsibility (EPR), which is discussed further in the recycling chapter. Pierce County anticipates a statewide EPR legislation during the next 20 years. Implementation of EPR policies can have several benefits as they hold producers accountable rather than consumers.

Because we live in a linear economy, pursuing a low-waste lifestyle as a consumer comes with many challenges. The current system encourages unnecessary consumption and then leaves responsible disposal up to the individual with little to no direction. Pierce County and the City of Tacoma recognize that systemic change is necessary to redefine the system. However, by practicing conscious consumption, individuals can reduce their waste output. Some ways to practice conscious consumption include:

- 1. Avoid single-use items.** Choose a durable option like a reusable shopping bag or travel mug for your groceries and coffee.
- 2. Consider the packaging.** If you have an opportunity to purchase an item you need in a package that can be recycled curbside in your area, choose that.
- 3. Purchase items made from recycled content.** Consumers drive the market.

Learn more tips for reducing waste on the [Pierce County website](#).





Pierce County recognizes that waste reduction practices tend to place responsibility on individual action of consumers rather than influence systemic change. Additionally, waste reduction practices have been a habit in many communities for hundreds of years – these important perspectives should be included in programs and messaging.

4.1.1 Life Cycle Analysis

One way to examine how different materials can contribute to GHG reduction is through a process known as life cycle analysis. This process attempts to capture the total amount of GHG emitted during the production, transportation, and end-of-life phases of various materials. Many life cycle analysis tools exclude the “use phase” from their analysis as there are too many variables to consider when thinking about what a consumer does with a material between purchasing it and disposing of it. Regardless, life cycle analysis tools can help waste management professionals make strategic decisions on how to manage materials based on their impact to GHG and, therefore, climate change.

The Environmental Protection Agency’s WARM Model is used by many waste management professionals and is similar to the life cycle analysis tool. This software allows professionals to input tonnages of different materials diverted from the landfill to get estimates of GHG emission reductions. This tool is somewhat limited because it does not account for a materials’ production phase, which often consumes the most energy and emits the most GHG. Another tool developed by the Oregon Department of Environmental Quality is the Waste Impact Calculator (WIC), which does consider production impacts on GHG emissions, as well as eight other indicators (e.g., energy demand, eutrophication, human toxicity). Like the WARM Model, the WIC allows professionals to input their own solid waste data in tons to generate an analysis of how various materials will impact the indicators at current or “optimal” levels.

Tools like the WIC can help Pierce County and the City of Tacoma determine how to allocate resources to improve recycling recovery and identify which materials would have greater impact from a waste reduction perspective. They also allow solid waste professionals to align waste management goals with their jurisdiction’s, and the State’s broader climate goals when both are measured in terms of GHG reduction. Pierce County and the City of Tacoma will continue to coordinate with Washington Department of Ecology to ensure that City and County goals are in alignment with the State’s materials management goals and that everyone is capturing similar metrics to allow for a meaningful comparison.

4.2 Conditions Assessment

Pierce County and the City of Tacoma support many waste reduction programs. Table 4 summarizes these efforts. For a detailed list of these programs, see *Appendix F*.



Table 4. Waste Reduction Programs

Program Lead	Name	Online Resource	In Person/Tangible Resource
Pierce County Education Efforts			
Sustainable Resources - Solid Waste Team	Reduce Waste Website	✓	
Sustainable Resources - Solid Waste Team	Waste Less Wednesday Tips	✓	
Sustainable Resources	Water Bottle Filling Station Grant Program		✓
Sustainable Resources - Solid Waste Team	Waste Reduction Actions in Sustainability 2030: Greenhouse Gas Reduction Plan	✓	
Sustainable Resources - Environmental Education	Waste Reduction Classes	✓	✓
Sustainable Resources - Environmental Education	What's for Dinner? Tips to Waste Less Food	✓	✓
City of Tacoma Waste Reduction Programs			
City of Tacoma – SWM and Office of Environmental Policy and Sustainability (OEPS)	Waste Free 253 Webpage	✓	
City of Tacoma – SWM and OEPS	Preventing Wasted Food	✓	✓
City of Tacoma – OEPS	Bring Your Own Mug (BYOM)	✓	✓
City of Tacoma – SWM and OEPS	Bring Your Own Bag (BYOB)	✓	✓
City of Tacoma, in partnership with Tacoma-Pierce County Health Department – OEPS	EnviroStars	✓	✓
City of Tacoma – OEPS	Waste Reduction Actions in Environmental Action Plan	✓	



4.3 Planning Issues

How do we transition our measuring methods away from diversion toward reduction?

Historically, the success of a recycling program has been determined by quantity rather than quality of materials. The onset of China’s National Sword policy provided an opportunity to reexamine our waste reduction and recycling messaging and highlighted a need to focus on quality over quantity while emphasizing the importance of waste reduction. To ensure we are aligned with the division’s priorities of reduction over diversion, we may need to choose new metrics to track that will inform our efforts going forward.

Are we ensuring that our waste reduction messaging is sensitive and inclusive to all Pierce County?

There is not a one-size-fits-all model for waste reduction strategies, and numerous factors must be considered to ensure equitable outcomes. Additionally, public education campaigns for waste reduction face challenges that may prevent effective behavior change and ultimately drain program resources. Not only are these campaigns difficult to measure, but also they must overcome a culture of consumerism. Successful waste reduction messaging accounts for sensitivity to financial situations, available resources, removing pressure from the individual consumer, etc.

How can we best support structural changes to recycling systems to ensure that manufacturers are held responsible for the waste they create?

As local government entities, Pierce County, the City of Tacoma and TPCHD are limited in how representatives can interact with the legislative process, but they can still evaluate legislation to prepare for how it may impact the community and operations, or align with broader organizational goals. Our first responsibility is to our residents and customers. It is important to consider how legislation at any level could impact operations or the services our customers receive.

Can we reinforce the fact that reusable options are safe in a post-COVID-19 world?

As many people became more aware of spreading germs, the safety of single-use plastics during a pandemic was a hot topic of discussion. There has also been a surge in single use items like masks and gloves contributing to increased contamination levels in recycling. Finally, with many people at home, there has been a massive increase in the amount of online shopping. These topics will need to be addressed in future messaging.



4.4 Actions

➔

Waste Reduction Action 1: Support legislation at the state level (e.g., legislative agenda for council) that promotes packaging with the lowest lifecycle GHG emissions.

For more food waste-related recommendations, please see the Organics chapter.

Chapter 5: Recycling



5.1 Introduction

True recycling happens when material is collected, sorted, and sold to reliable, consistent markets. For an item to be truly recycled, it must be remanufactured into a new product. Many items that are technically “recyclable” are not recycled for a variety of reasons: collection may be too complicated or expensive; sorting the material accurately with the existing processing technology might not be feasible; there may not be viable markets for the material; or the value of the material may not justify its collection and processing costs. The decision to recycle a material must consider economic, environmental, and societal impacts.

There are two main recycling systems in Pierce County. Collected recyclables from the City of Tacoma and Pierce County flow to two separate materials recovery facilities (MRFs) located in the County—JMK Fibers, operated by Waste Management and located in the Port of Tacoma, and Pioneer Recycling Services located in Frederickson. The City of Tacoma and Pierce County identify materials that are good candidates for recycling based on the likelihood of the material being truly recycled. The City of Tacoma and the private haulers providing service to the rest of the County, have a commingled recycling system. Recyclable materials are placed in one container (commingled) at a residence, business or other commercial establishment, such as a school or hospital. The recyclables are transported to a MRF where a combination of hand and mechanical sorting separates the different materials. They are then baled and transported to manufacturing plants.

When Pierce County transitioned to a commingled system in 2007, the County experienced a large increase in the amount of material collected. Customers find it more convenient to throw recyclables into one container rather than having to separate different materials into different recycling containers. The trade-offs of a commingled system, however, are two-fold: 1) certain recyclable materials, such as plastic bags and glass containers, cause problems at the MRF and 2) materials collected have a higher contamination rate, meaning that many items that are not accepted for recycling end up in the recycling.

In recent years, Pierce County and the City of Tacoma have worked together to make the systems more similar. This includes a recycling menu that is nearly identical, moving to a single stream commingled container, and creating glass drop-off locations to make it easier for residents to recycle anywhere in the County. The move towards harmonizing the systems is also leading Pierce County and the City of Tacoma to cross reference information about each system on websites and social media which improves access to accurate recycling information for all county residents.

Pierce County currently has a reduction and recycling recovery rate of 45%. With a harmonized system Pierce County believes it's possible to reach the County goal of 60% reduction and recycling in the next 20 years.



5.2 Conditions Assessment

5.2.1 China's National Sword Policy

For decades the world relied on China as the main buyer of its recyclables, but heavily contaminated recycling created vast environmental and public health concerns for China and other importing countries. China cracked down on this contamination by restricting imports of most recyclables, with global repercussions. As bales of sorted material piled up, local governments and solid waste companies faced rising costs. When no markets can be found,

much of the material collected for recycling must be landfilled. Washington's recycling system has been especially hurt, since according to the Department of Ecology more than 60% of our recycled material was shipped to China.

As a result of China's National Sword policy, Pierce County examined all the materials on the accepted materials list and removed only three in April of 2019: shredded paper, paper gable-top cartons, and plant pots. Because Pierce County has never accepted marginally recyclable items, the County was in a better position than many other jurisdictions. The attention China's National Sword brought to recycling highlighted how many items (particularly plastic items) people purchase that are not truly recyclable. Those items were never on our accepted materials list and contributed to contamination.

In response to China's National Sword, Washington State's short and long-term solutions have focused on the following key issues:

- Reducing recycling contamination
- Finding new buyers for Washington's recyclables
- Working with partners to develop domestic markets, educate consumers, and identify other improvements to Washington's recycling system.

In 2019, House Bill 1543 was signed into law to address sustainable recycling issues in Washington. The act created [The Recycling Development Center](#) to expand regional markets for recycled commodities and products, and it required the Department of Ecology to create and implement a statewide recycling contamination reduction and outreach plan (CROP) based on best management practices. The act also requires most counties in the state, including Pierce County, to include a CROP in their local solid waste management plans (SWMP). Pierce County's CROP is described later in this chapter, and can be found in its entirety in *Appendix H*.

5.2.2 Recycling Culture

While research shows that recycling is highly valued by many community members in Pierce County due to its ability to create jobs, protect the environment, and reduce garbage costs for customers, there are many cultural challenges that impact Pierce County and City of Tacoma staffs' ability to encourage waste reduction and proper recycling. In many parts of the United States, a culture of consumerism and convenience often contradicts waste reduction and recycling goals. Much of the economy is based on consumerism, and people help the economy by purchasing goods and services. Durable products often have expensive upfront costs that render products economically inaccessible for many community members, even if they would like to reduce their waste.

As society becomes even more connected, there is increased pressure to purchase products that encourage convenience and promote time saving qualities. Often these products come with packaging that is not recyclable and create waste. When speaking with residents and customers about waste reduction and recycling it is important to acknowledge the limitations of these efforts relative to that individual's current financial situation. Also, it is imperative that solid waste professionals in leadership positions identify opportunities to address the root causes of our community's inherent conflict between environmental action and the immense variety of products and packaging they are inundated with daily.

Geographic location also plays a critical role in residential curbside recycling programs. What is recyclable depends on your location and your area's access to viable recycling markets. This vital piece is overlooked by nationwide recycling campaigns and products marked by brands as recyclable, which may not be true locally. Pierce County and the City of Tacoma attempt to educate residents that recycling is local and that their program may differ from those outside of the County. However, it is not always easy for residents to adjust to a program that differs from what is familiar to them. With a military base and a rapidly growing population in Pierce County, it is especially important to emphasize the role of geographic location in a recycling program.

Finally, recycling has been promoted as an individual solution to a systemic problem. Looking ahead, the challenge of dealing with materials at end-of-life will likely shift from local waste systems to manufacturers.





5.2.3 Extended Producer Responsibility (EPR) or Product Stewardship

Product stewardship, sometimes called extended producer responsibility (EPR), is a philosophy and strategy where the manufacturer takes responsibility for managing its product and packaging throughout its whole life cycle. While others along the supply chain (suppliers, retailers and consumers) have roles and responsibilities, the producer has the greatest ability to minimize environmental, social and economic impacts. Numerous states have passed product stewardship legislation shifting the responsibility for the safe collection, transportation, and management of products (particularly those with hazardous waste) away from local governments and to the manufacturers.

E-Cycle Washington, LightRecycle Washington, and PaintCare are three product stewardship programs in Washington that stem from this type of legislation. The state is currently considering comprehensive EPR

legislation that would dramatically shift the financial responsibility away from local governments to producers and manufacturers of paper and packaging products. This type of legislation would immensely impact the financial structure and governance of the State’s recycling system, but could impact Pierce County and the City of Tacoma slightly differently.

Legislation introduced in the 2021 Washington State Legislature did not become law, but it would have primarily impacted Pierce County through the contract negotiation process with its haulers. There would have been a standardized list of accepted materials across the state and an organization of paper and packaging producers would be reimbursing the haulers for their operations at a “reasonable” level. There would have been state oversight by Department of Ecology, statewide communications and educational materials, statewide collection mandates for certain materials, and more transparency in end markets for materials. While this legislation did not move forward, both entities will continue to evaluate how future EPR legislation would impact their programs and will continue to discuss options for alignment and coordination.

The State’s pharmaceutical take-back law was passed in 2018 and the program launched in 2020. The Tacoma-Pierce County Board of Health passed a county EPR rule for pharmaceuticals in 2016, obligating over 400 drug companies to pay for collection and disposal of medications generated by county residents. There are currently 60 collection kiosks and options for postage-paid mailers in the County, operated through the stewardship agent, MED-Project. Several Washington counties passed identical rules (2014-2018). Local ordinances and rules will be preempted by the State law in November 2021. There is no established statute for collection of rechargeable and non-rechargeable batteries. However, battery collection has been in place in the County since 1994 through a manufacturer lead stewardship program Call2Recycle (former RBRC).

Materials such as carpet and rechargeable batteries are also under consideration, but appear to be further away from becoming law.

5.2.4 Curbside Programs

Curbside recycling is available county-wide and in all the cities within Pierce County. In addition to curbside recycling programs provided by the City of Tacoma and the private haulers providing service to the rest of the County, Pierce County has various locations where residents can drop off materials to recycle for no fee. Additional information about curbside service is found in the *Collection* chapter.

5.2.5 Recycling Centers

There are currently nine recycling centers located throughout the County where residents can drop off glass, cardboard, mixed paper, cans and plastic containers. For a full list of recycling centers, see *Appendix G*.

Beyond keeping glass separate throughout Pierce County, each recycling center has a different approach to source separation. There are some centers with separate containers for glass, cardboard, and mixed recycling (accepted plastics, paper and metals). There are also centers with more separation of materials accepted in curbside recycling—plastic, cans, and cardboard—and centers where additional items like scrap metal, plastic film and holiday lights that are not accepted in curbside programs can be dropped off. The degree of source separation depends on the location and which entity is handling the recycled materials.

5.2.6 Glass Drop-Off

Glass has never been collected in Pierce County’s commingled recycling system, and it was removed from the City of Tacoma’s dual stream system at the beginning of January 2021. According to the 2020 Washington State Department of Commerce report to the legislature, [“Washington’s Glass: Half Full or Half Empty?”](#), the best way to collect glass in order to maximize the value of all the recyclables is separately from other items. When collected with other items, glass breaks and glass shards contaminate paper recycling.

While glass is infinitely recyclable, it is relatively heavy and therefore expensive to transport. It does not make environmental sense for multiple trucks drive separate glass routes around the entire county just

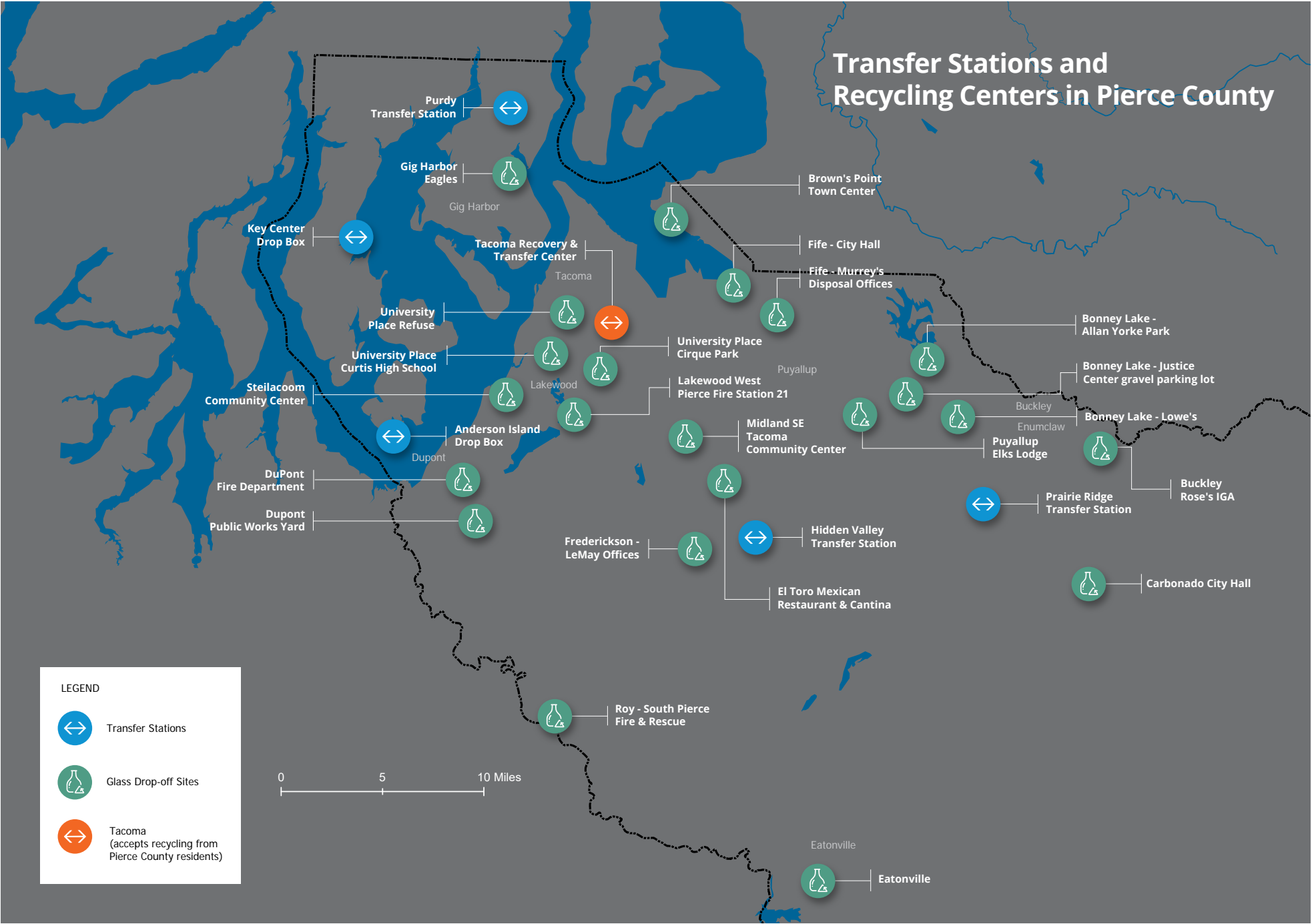
for this material. Pierce County is fortunate to be located near a glass-to-glass recycling facility in Seattle. Source separated glass collected within the County is taken to [Strategic Materials](#) in Seattle for processing and ultimately ends up at [Ardagh Group](#) to be recycled into new products.

The glass collected at drop-off locations in Pierce County and the City of Tacoma is taken directly to this facility in Seattle where recovered glass is cleaned, sorted, and turned into new glass bottles. In addition to the nine recycling centers where Pierce County residents can drop off glass, there are 21 additional glass drop-off sites throughout the County. In January 2021, the City of Tacoma also opened four new glass drop-off locations, in addition to the Tacoma Recovery and Transfer Center. New glass drop-off locations can be difficult to locate. Ideally, they are in visible areas so that they are not used as illegal dumping sites. They also should not be near residential development because dumping glass into larger containers is loud and residents dump glass throughout the day and night.

5.2.7 Shred Events

Shredded paper was removed from Pierce County’s recycling program in April 2019. Documents that residents shred at home are too small to be sorted at the MRF due to current shredding technology. Pierce County hosts free shred events for residents where private information remains secure and the shredded paper collected at the events is recycled. Pierce County had 16 shred events scheduled throughout the County for 2020, which were cancelled due to COVID-19. Once public events are possible again, Pierce County anticipates offering a similar number of public events every year between April and October.

Map: combined map of glass drop-off





5.2.8 Source Separation Strategies

Commingled curbside service is available to Pierce County residents and is financially incentivized by the UTC (it costs less to have both trash and recycling rather than just trash). Additionally, there are five transfer stations and several glass drop-off sites throughout the County. The accepted materials list of recyclables is concise, nearly universal, and closely matches the City of Tacoma's list. Having a succinct list offers some resilience in an industry with swiftly changing markets. Pierce County recycling ends up at Pioneer Recycling in Frederickson, WA. Paper, cardboard, and metals have steady markets compared to plastics. Pierce County meets the Urban Rural Designation RCW requirements because curbside pickup is available for all communities.

5.2.9 Materials Accepted for Recycling

Materials accepted for curbside recycling in Pierce County are defined in [Pierce County Code – Chapter 8.29.030](#) “Minimum Levels of Curbside Recyclables Service for Single-family Residences” which states that the following items, at minimum, be collected: cardboard, metal cans, mixed-waste paper, newspaper, plastic bottles and jars. Per the code, prior to proposing any amendments to the list of materials collected for recycling Pierce County must discuss any proposed changes with the service providers.

Materials accepted for curbside recycling in the City of Tacoma are based on the approval of the Solid Waste Division manager and Environmental Services director. The current list includes: cardboard, mixed paper, newspaper, aluminum cans, steel cans, and plastic bottles, tubs, and jugs.

For a full list of materials accepted for recycling in Pierce County, see *Appendix I*.

For a full list of materials accepted for recycling in City of Tacoma, see *Appendix J*.

5.2.10 Contingency Plan

Recycling markets fluctuate, but we try to keep the items accepted for recycling as consistent as possible to reduce confusion among residents. In the case of future recycling market collapses, we would respond in the same way we adjusted to the global market fluctuations resulting from China’s National Sword. Pierce County met repeatedly with partners on an ad hoc basis to review each item on our accepted materials list and then announced changes across the system with the publication of our EarthMatters newsletter in April 2019. Periodic review of materials, with the goal of only accepting items with reliable markets that actually get made into new products, will also be part of the Stakeholder Roundtable group

5.3 Contamination Reduction and Outreach Plan (CROP)

RCW 70A.205.045(10) states that counties with a population of more than 25,000, and cities within these counties with independent Solid Waste Management Plans (SWMP), must include a Contamination Reduction and Outreach Plan (CROP) in their local SWMP by July 1, 2021. Local governments can either adopt the State CROP or create their own. Pierce County has chosen to create its own.

Under RCW 70A.205.045(10), a local jurisdiction’s CROP must include the following elements:

1. A list of actions to reduce contamination in existing recycling programs for single-family and multifamily residences, commercial locations, and drop boxes.
2. A list of key contaminants identified by the jurisdiction or Ecology.
3. A discussion of problem contaminants and their impact on the collection system.
4. An analysis of the costs and other impacts on the recycling system from contamination.
5. An implementation schedule and details on conducting outreach.

Contamination reduction outreach may include improving signage, educating drop box customers about contamination and sharing community-wide messaging through newsletters, articles, mailers, social media, websites and community events.

Pierce County and the City of Tacoma have already implemented, or are in the process of implementing, many of the education and outreach strategies in the statewide CROP that are designed to fight recycling contamination, including:

- Accepted materials lists focused on the priority materials identified by Ecology for recovery (paper, cardboard, plastic bottles and jugs, and steel and aluminum cans)
- Unified messaging from our partners including using the same images for recyclable materials
- Color consistency for large garbage and recycling containers, where practical
- Consistent labeling scheme for large garbage and recycling containers across the County
- Free outreach materials and technical assistance to support multifamily recycling programs

The goal of our CROP is to identify and plan for appropriate community outreach, education and engagement strategies to reduce contamination and help optimize Pierce County’s recycling system. The full CROP can be found in *Appendix H*.

5.4 Planning Issues

How can we respond efficiently and effectively to fluctuating markets?

Recycling is based on fluctuating commodity markets. Despite these constant changes, we try to keep the items accepted for recycling as consistent as possible to reduce confusion among residents. We only accept items with reliable markets, so there are always buyers for our collected materials. This ensures those items are turned into new products instead of just taking a long, expensive trip through the MRF to the landfill.

Are there additional opportunities to align our program with neighboring jurisdictions?

Recycling is made more confusing for residents by having different regulations based on zip code. The more that cities, haulers, and the County can align programs and messaging, the easier things will be for customers.

Are we prepared to deliver honest answers to difficult or uncomfortable questions?

In recent years, conversations about recycling dependability, plastic pollution, and other similar topics have gained massive popularity. Consumers lose trust in the recycling system when articles and statistics circulate that emphasize the messiness and disappointing reality of recycling. To create a sustained and healthy program it is imperative that we have a trusting relationship with our MRFs (Pioneer Recycling and JMK Fibers) and can proudly share information regarding our collected recyclables and their fate in the market.



5.5 Actions	
➡	Recycling Action 1: Develop new metrics by 2025 that prioritize GHG emissions reduction rather than diversion tonnage (recycling diverted from the waste stream going to the landfill).
➡	Recycling Action 2: Support and promote efforts throughout Pierce County to build a more circular economy and encourage businesses to use waste produced from one industry as raw materials for another industry (industrial symbiosis) through tools such as the Washington Materials Marketplace .
➡	Recycling Action 3: Increase commercial recycling participation by improving the current business technical assistance program.

Chapter 6: Organics Management



6.1 Introduction

The 2018 Pierce County WTA data shows that 20% of materials disposed of in the landfill are yard waste and food waste organic materials, and the 2015 City of Tacoma Waste Stream Composition Study shows that over 30% of landfill materials from Tacoma's system are organic materials. This portion of the waste stream is diverse, ranging from things that were very recently grown such as yard waste, to food waste and land-clearing debris.

Organic materials include, but are not limited to:

- Edible food
- Inedible food (e.g., bones, shells, pits, coffee)
- Yard waste
- Other organics (e.g., pet waste, hair)

Diverting organics through composting has the potential to maximize recovery of materials from the municipal waste stream. Compost has many benefits. When used as a soil amendment it enhances soil structure, increases soil nutrient retention, holds moisture, adds beneficial microbes to the soil ecosystem, and serves as a natural filter by mitigating or offsetting environmental harm caused by petroleum contaminants in storm water or carbon dioxide released by vehicle exhaust. Compost or other organic products such as biochar that end up back in the soil can also sequester carbon.

The Pierce County Environmental Education Team promotes managing organics at personal residences, when feasible, and provides classes on how to properly do this. These courses provide instruction on managing yard waste and certain food scraps at home rather than relying on the curbside yard waste system. The Institute for Local Self-Reliance hierarchy (see figure "How to Reduce Food Waste and Grow Community" on next page) supports the notion that at-home composting is preferred to relying on a centralized composting system. Continuing to encourage at-home composting for residents could result in numerous environmental benefits.



Along with efforts from the environmental education team, Pierce County offers free meal planning notepads for residents as part of the What’s for Dinner? program. Meal planning can help reduce food waste at the source by focusing on purchasing only necessary quantities of items. Residents can submit a form to request a free meal planning notepad and guide to get started. Residential yard waste in Pierce County does accept certain organics including fruit and vegetable trimmings and we work to make this messaging clear and easy to understand. With more and more “compostable” and “biodegradable” options in the market, it can be difficult for a consumer to know what can go in their yard waste cart.

An important challenge is matching the right part of the organics stream to the right technology. Studies such as the [Food Waste Reasonable Management Practices Study](#) explore the difference between organics compatible with existing composting technologies and those that are incompatible, or can be handled only with greater cost or community impact. Allowing other types of organics into City of Tacoma and Pierce County composting programs has the potential to degrade the quality of finished compost now being produced and may require taking organics to another facility.

Pierce County and the City of Tacoma recognize the importance of the state goal to reduce food waste by 50% by 2030. Pierce County does not have the appropriate infrastructure to handle food waste in existing composting facilities which are already at capacity with the currently accepted organics materials stream. Food waste, which is heavy, wet, and inconsistent by nature, takes more time to break down and could create problems in our current system that would result in a poorer quality of compost for end users. Pierce County proposes focusing on reducing food waste on the front end through education and targeted food waste reduction programs. The second approach is to maximize the capture of GHG at our landfills and sewer treatment facilities. By reducing on the front end and making sure that GHGs are captured at the end of life, we are making the most of our current system. Should future grant funding be available, Pierce County will look at new technologies, like biodigesters, to handle food waste.

On a periodic basis, at least every five years, the SHWM stakeholders will review emerging technologies for organics and food waste processing. Feasible options for implementation will be evaluated through the research and development portion of Pierce County’s contract with LRI and/or through grant funding from the state or other sources.





6.2 Conditions Assessment

6.2.1 City of Tacoma

In Tacoma, residential food and yard waste is picked up on the opposite weeks of garbage and recycling. There is no extra charge to receive bi-weekly collection of up to two 90-gallon brown yard/food waste containers. A third yard/food container is available for \$3/month. Residential customers may also take yard waste directly to the [Tacoma Recovery & Transfer Center](#).

Commercial customers in Tacoma can take advantage of the yard/food waste program. This program helps businesses and multifamily dwellings of three or more units become more sustainable by reducing the waste we send to the landfill and processing organic materials into compost. For more information, visit our [Commercial Food Waste](#) page.

6.2.2 Pierce County

In Pierce County, [yard waste](#) is subsidized by the garbage rates. Collection is available for a minor fee based on the cost of the transportation. Residents can bring up to a ton of yard waste for free to the yard waste facilities listed in *Appendix K*. Starting in 2021, commercial-sized compost loads (exceeding one ton) will pay a fee set by LRI. There is a possibility that this subsidy could be removed in the near future for some or all self-haul yard waste.

Accepted Yard Waste in Pierce County

- Brush, branches and roots (smaller than 4 inch diameter)
- Leaves
- Grass clippings
- Fruit and vegetable trimmings
- Weeds
- Flowers
- Plants
- Shrubs

For a full list of Pierce County yard waste facilities, see Appendix K.



6.2.3 Other Food Waste Reduction Programs

Examples of other food waste programs that handle organics and are not part of the City of Tacoma or Pierce County system:

- **Cedar Grove Commercial Compost** - Cedar Grove collects and composts commercial source-separated food waste from large generators, including schools.
- **Harvest Pierce County and Gleaning** - Pierce County Sustainable Resources supports Harvest Pierce County and the Pierce County Gleaning projects through our partnership with the Pierce County Conservation District. Harvest Pierce County helps a network of over 80 community gardens feed local people. The Gleaning Project is a volunteer-powered program of Harvest Pierce County that works to reduce local produce waste, provide more fresh food to those in need, and build community.
- **Nourish Pierce County** - Works to repurpose food waste from grocery stores to provide food for food banks.

6.3 Alternatives

Pierce County is committed to exploring and evaluating alternative waste management technologies. By exploring the wide range of alternatives, the County will better be able to avoid the problems that have arisen in other jurisdictions from utilizing technologies that may not have been fully scrutinized and may not actually meet the needs of the users. The evaluation of each alternative considers economic impacts such as cost of service, environmental impacts, and effects on the County solid waste management system’s carbon footprint.

Each alternative (e.g., processing technology and programmatic options) will be evaluated for its feasibility to be implemented as part of Pierce County’s solid waste management system. A critical factor in will be a successful operating history of similar programs and processing technologies in the United States and North America.

Three identified areas allow evaluations to progress into more detailed analysis:

- **Food Waste Reduction:** focuses on ways to reduce the need for food waste collection and off-site processing through substantially greater attention to reducing the generation of organics at the source and promoting on-site reuse.
- **Sector Based Programs:** defines program elements for the single-family residential, multifamily residential, commercial, and self-haul sectors utilizing composting and anaerobic digestion technologies.
- **Landfill Disposal and Landfill Gas Beneficial Use:** evaluates the current management practice of disposing food waste in the landfill from the landfill perspective and considers the effects of diversion on landfill gas generation and energy production.

Each area is further sub-divided into program elements of various intensities. For example, a low intensity program element may yield a portion of food waste but could be implemented with little cost to

the customer and may result in less impact to the environment and carbon footprint. A high intensity program element may yield greater volume of food waste, but at higher cost to the customer with potentially greater environmental and carbon footprint effects.

Program elements may be implemented alone, or a program may be designed as a combination of multiple elements. Projected outcomes will vary based on the type and intensity of elements selected.

Reasonableness of each program element can ultimately be determined if the costs and environmental and carbon footprint effects do not outweigh the benefit a program element achieves.

6.4 Planning Issues

Given that the current facilities are at capacity, how will Pierce County manage and reduce food waste in the future?

Pierce County and LRI have started to take steps to reduce the tonnage of yard waste coming to Pierce County facilities by putting a price on commercial volumes of yard waste. We are working to avoid composting facilities becoming full as happened during busy parts of 2017-2020. By reducing the subsidy on yard waste, we expect to continue to get fewer tons of yard waste at our facilities and ultimately reduce the cost of garbage service. Additionally, some yard waste materials are going out of Pierce County to LRI’s Silver Springs facility for composting.

How can residential and commercial food waste collection programs be designed to better address low customer adoption rates and logistical issues?

Diverting food waste from disposal in the landfill can be challenging because of the characteristics of food waste. The City of Tacoma and Pierce County collections programs allow food waste within some

guidelines to be collected in the yard waste bins for composting, but customer participation has remained limited due to issues with odors, vectors, and the messiness of sorting out food waste from other garbage. There are also concerns that large volumes of postconsumer food waste in the existing compost processing system may negatively impact the composting process and end product.

The source-separated commercial food waste collection programs that have been piloted and established in Pierce County and the City of Tacoma have encountered similar barriers to customer participation. In addition to odors, vectors, and messiness, commercial customers that generate larger volumes of food waste have issues with the weight of food waste exceeding the capacity of collection containers and challenges with containing liquid waste that may be generated. The collection routes, which service a small number of customers spread over a large geographic area, are also inefficient.

How can the City of Tacoma and Pierce County continue to reduce food waste, including supporting the food security outcomes of the state plan?

Reduction of food waste is a broad challenge that extends beyond the scope of the Solid Waste Management systems, which only directly addresses the final stage in the production, distribution, consumption, and disposal life cycle of food waste. Achieving the outcomes of the state plan will depend on partnerships between the different agencies and industries that are involved with all the stages of the life cycle of food production and consumption.

One of the key strategies for reducing food waste is through education and outreach to change consumer behavior and reduce the amount of food that is purchased and ends up being wasted. This can be incorporated in the communication and education messaging that is targeted to our customers. It will be helpful if the messaging that Solid Waste Management is delivering is consistent with messaging from other sectors, which can be coordinated with the state plan.

Food waste reduction efforts should focus on strategies that are upstream in the life cycle, where there is the greatest potential impact. Some of the elements that the State Department of Ecology Food Waste Reduction Act Plan calls for include:

- Recommending regulations that support safe food donations
- Identifying stable funding for food waste reduction efforts and food waste management
- Indicating opportunities for technical support for organizations working in food waste recovery and prevention
- Helping develop K-12 food waste reduction
- Facilitating safe food donations from restaurants and food markets
- Recommending best management practices for local governments to incorporate into their local solid waste management plans
- Continue to offer educational classes to teach at-home composting courses

What are the best options for GHG reduction in dealing with food waste?

Our current compost facilities cannot effectively take more food waste and still create a quality compost product. Pierce County will continue to look at different technology solutions for dealing with food waste including biodigesters. Pierce County is focused on capturing as much methane from the landfill as possible. We are also focused on education to reduce food waste and supporting non-profits who work in this field.



6.5 Actions	
➡	Organics Management Action 1: Review and adopt system and infrastructure best practices once the Washington State Food Waste Reduction Plan/Use Food Well Plan is released.
➡	Organics Management Action 2: Determine options and recommendations, including GHG analysis, for residential and commercial food waste subsidies, fees, and disposal.
➡	Organics Management Action 3: Maximize the amount of GHG captured at the LRI landfill.

Chapter 7: Moderate Risk Waste





7.1 Introduction

The Tacoma-Pierce County Local Hazardous Waste Management Plan (LHWMP; or “Plan”) was first created in 1991 in response to the Washington State Hazardous Waste Management Act (RCW 70A.300). This act required local jurisdictions to develop a plan for the safe and responsible management of hazardous wastes generated by residents, businesses for institutions generating small quantities of hazardous waste.

The 1991 Plan focused on what the Washington State Department of Ecology termed “moderate risk waste” (MRW). MRW is defined as any waste that exhibits the properties of hazardous waste but is categorically or conditionally exempt from regulation solely because the waste is generated in quantities below the threshold for regulation or is generated by households from the disposal of hazardous substances. Additionally, the Plan was further modified to include used oil recycling elements under the Washington State Used Oil Recycling Act (RCW 70A.224.005).

The 1991 Plan provided a comprehensive assessment of MRW generation, handling and disposal practices. It explored existing infrastructure, and financing and identified contaminated sites to provide a broad view of relevant conditions. Recommendations were created as part of this initial Plan and focused primarily on reduction of hazardous substances and proper management of MRW. Through public education initiatives, permanent MRW collection services and technical assistance/compliance programs, many of these goals were achieved and established services we see today.

The plan update carries the process forward reviewing work done in response to the 1991 Plan and more recent efforts. The plan will continue to emphasize a waste management hierarchy in which waste prevention is the top priority followed by recycling, treatment, incineration, solidification/stabilization, and as a last resort, land disposal. Additionally, the Plan update will incorporate new waste reduction strategies and goals to reduce the threat of toxics posed by MRW.

The Tacoma-Pierce County Local Hazardous Waste Management Plan is incorporated into the Pierce County SHWMP.

Integrating the two planning documents will provide consistency with state planning efforts. In 2004, Washington State first combined the solid and hazardous waste plans into a single planning document, entitled Beyond Waste. Beyond Waste focuses on reducing the use of toxic substances, decreasing waste generation, increasing recycling and properly managing those wastes that remain. Additionally, the state plan provides greater focus on partnering between government, industry, non profit, academia and local communities in working to achieve waste reduction goals.

This update, and inclusion in the retitled: Tacoma-Pierce County SHWMP will serve to revise and supersede the Local Hazardous Waste Management Plan approved by the Washington State Department of Ecology in 1991.



7.2 Legal Authority

Tacoma-Pierce County’s MRW programs are conducted and regulated under multiple laws, regulations and decrees. This section provides a summary.

7.3 Federal

7.3.1 Resource Conservation and Recovery Act (RCRA)

The 1976 Resource Conservation and Recovery Act (RCRA) provides a comprehensive framework for managing solid and hazardous waste to eliminate or minimize public health threats and environmental contamination. RCRA was modified by the Hazardous and Solid Waste Amendments (HSWA) in 1984. HSWA revised the minimum technical standards for the design and operation of solid waste facilities due to concerns about the disposal of unregulated quantities of hazardous waste at municipal landfills. RCRA Subtitle C, the hazardous waste management program, and Subtitle D, the solid waste program, provide the primary sources of federal regulation associated with household and small quantity generators (SQG) hazardous waste. Subtitle C establishes a framework for managing hazardous waste by regulating generators who produce and accumulate hazardous waste in quantities above limits specified by EPA or state rules; waste transporters; and treatment, storage and disposal facilities (TSDs) handling the waste.

Hazardous waste generated or stored in quantities above the limits specified by EPA or state rules must be tracked by manifest from the point of generation to the ultimate disposal site, better known as “cradle-to-grave” tracking. Household hazardous waste (HHW) is categorically exempt from RCRA regulation. The EPA implements and enforces RCRA, although Subtitle C administration and enforcement may be delegated to states that meet or exceed Subtitle C requirements. Washington State has been authorized to implement the RCRA Subtitle C program, and Ecology administers it. RCRA, Subtitle D, encourages state-governed solid waste

management plans and sets out the minimum technical standards for construction and operation of solid waste disposal facilities. Subtitle D requires a permit program to ensure that landfills receiving HHW and SQG hazardous waste meet minimum standards to prevent the release of contaminants.

7.3.2 Universal Waste Rule

In 1995, the EPA adopted the Universal Waste Rule, 40 CFR Part 273, to allow generators of certain hazardous wastes to use alternative regulatory requirements for those wastes in place of the more complex hazardous waste requirements. Wastes covered by the Universal Waste Rule (UWR) are typically generated in small quantities by numerous businesses. They include batteries, mercury bearing thermostats and fluorescent lamps. The UWR is intended to promote recycling as well as proper disposal, and eases some of the regulatory requirements for storing, collecting, and transporting universal wastes. Since states are free to adopt any portion of the UWR, there is flexibility in regulating the specific waste streams. States may also petition to allow additional wastes to be managed under the UWR at the state level, without having them added to the list of federal universal wastes. The easing of full RCRA Subtitle C regulations for certain universal wastes is intended to encourage more extensive collection and recycling programs for these wastes.

7.3.3 Comprehensive Environmental Response, Compensation and Liability Act (CERCLA)

The Comprehensive Environmental Response, Compensation and Liability Act (CERCLA), more commonly known as the “Superfund” act, complements RCRA by providing for the cleanup of sites contaminated by hazardous waste. Many of the sites addressed under CERCLA are inactive or abandoned, having been contaminated before RCRA was enacted, when little was known about the effects of hazardous chemicals on human health and the environment. CERCLA

provides EPA with the financial resources and authority to clean up contaminated sites. The EPA, along with state regulatory agencies, may arrange for the cleanup of contaminated sites by entering into agreements with responsible parties, issuing orders to require cleanup, or directly performing the cleanup.

7.4 State

Hazardous Waste Management Act (HWMA) – (Chapter 70A.300 RCW) regulates the transport, treatment, storage and disposal of hazardous waste. The statute requires the development of statewide and local hazardous waste management plans, dangerous waste regulations that address all components of hazardous waste generation, handling and disposal, and criteria for siting hazardous waste management facilities.

Dangerous Waste Regulations – (Chapter 173-303 WAC) implements HWMA statute requirements, including in part 70A.218, 70A.305, 15.54 RCW, and Subtitle C of Public Law 94-580, the Resource Conservation and Recovery Act (RCRA). Washington uses the term “dangerous waste,” while federal law uses the term “hazardous waste.” Washington’s Dangerous Waste Regulations, while based on the federal RCRA, are more protective than federal rules. The term “dangerous waste” includes more wastes than the federal definition.

Model Toxics Control Act (MTCA) – The Model Toxics Control Act (RCW 70A.300) provides for the identification and cleanup of contaminated sites in Washington State. The act assigns liability for damages to the environment and human health, provides enforcement authority to Ecology, and establishes penalties for failure to comply with Ecology orders. The state toxics control account, created by the statute, funds state hazardous and solid waste planning, enforcement and technical assistance, remedial actions, public education, and emergency response training. Local accounts created by the statute provide grants to local governments for remedial actions and local solid waste and hazardous waste programs.

Solid Waste Management Act (SWMA) – Chapter 70A.205 RCW regulates solid waste handling and disposal. This law provides for

the development of a statewide solid waste management plan and local solid waste management plans, establishes minimum functional standards for solid waste handling and disposal and criteria for siting of solid waste facilities. It also establishes a waste management hierarchy where waste reduction and recycling are the most preferred management options, while land filling is least preferred.

Solid Waste Handling Standards – Chapter 173-350 WAC revised in 2018, set a minimum functional performance standard for the proper handling and disposal of solid waste originating from residences, commercial, agricultural and industrial operations and other sources. This chapter is adopted locally as Tacoma-Pierce County Environmental Health Code, Chapter 12 Solid Waste Handling Standards. Established under Tacoma-Pierce County Board of Health Resolution 2019-4601.

Used Oil Recycling Act (UORA) – Chapter 70A.205 RCW required each local hazardous waste management plan to establish used oil collection locations based on local objectives, enforce sign and container requirements, educate the public on used oil recycling, and create funding estimates for used oil collection. Local governments must submit annual reports to Ecology describing the number of collection sites and amounts of used oil collected from households. Requirements for transport, treatment, recycling and disposal of used oil are also stipulated in the Used Oil Recycling Act.

Minimal Functional Standards for Solid Waste Handling (Chapter 173-304 WAC) prohibits the disposal of dangerous wastes, including household hazardous wastes, to landfill. Owners or operators of landfills shall not knowingly dispose, treat, store, or otherwise handle dangerous waste unless the requirements of the dangerous waste regulation, Chapter 173-303 WAC are met.

7.5 State – Extended Producer Responsibility (EPR)

EPR- Electronic Product Recycling – Chapter 70A.205 RCW Electronic Product Recycling Act created a free, convenient and

environmentally responsible electronics recycling program in 2009. The program offered responsible recycling for common consumer electronics including computers, tablets, monitors, televisions and e-readers. Recycling is free of charge to households, small businesses, school districts, local governments and charities. The program has collected over 426 million pounds of electronic wastes (2021).

Most electronics are disassembled and recycled in Washington state. Toxic materials such as batteries, leaded glass, circuit boards and mercury tubes are managed by approved recyclers, with less than 2% of the total volume going to landfill. The program is producer-funded and was established by legislation under the Electronics Product Recycling Act (RCW 70A.205) and codified by regulation under WAC 173-900.

EPR- Mercury-containing Lights – Chapter 70A.505 RCW Mercury-Containing Lights Act created a producer-funded program for the collection, management and recycling of mercury containing lamps in 2013.

Operated as Light Recycle Washington, over 200 locations are available for both residents and businesses to drop off unwanted fluorescent, CFL and HID lights. Mercury-containing lights are transported to an authorized processor for recycling. Processors are regulated by the EPA and others to ensure compliance with environmental and worker safety regulations.

RCW 70A.505, Mercury-Containing Lights-Proper Disposal, is subject to review, termination, and possible extension under the Sunset Act (RCW 43.131.422) by July 1, 2026. If the program is extended, no change to policy will occur in relation to collection and management of mercury-containing lights covered by the stewardship program. If the product stewardship program is terminated, Pierce County hazardous waste facilities will likely see increased collections because other locations in the County will no longer be collecting these lights. This issue will be addressed in the first update to this SHWMP.

EPR- Drug Take-Back Program

Chapter 69.48 RCW
The Drug Take-Back Program created a unified, statewide, medication return program for the collection and disposal of covered drugs in 2020. Administered by the Washington State Department of Health and funded by pharmaceutical producers, Washington State’s Drug Take-Back Program became the first statewide extended producer responsibility (EPR) program for residential medications in the nation. The program builds upon successful EPR programs developed at a county level and is currently operated by MED-Project, a stewardship program operator, the Department of Health will monitor on-going operations, manage enforcement and will evaluate the program’s effectiveness over time.

EPR- Architectural Paint Stewardship Program

Chapter 70A.515 RCW
Designed by paint manufacturers, with oversight by the Washington State Department of Ecology, the Architectural Paint Stewardship Program (2021) will provide Washington residents and businesses a better way to manage leftover paint. PaintCare, representing paint producers, will establish a network of drop-off sites. Paints will be sorted and managed for reuse, recycling, energy recovery or safe disposal. In general, the program will cover house paint and primer, stains, sealers and clear coatings and will be funded through fees on each container of architectural paint sold in Washington.

Local Regulation

The Pierce County and City of Tacoma Memorandum of Agreement is an inter-local agreement established in 1992 between the City of Tacoma and Pierce County created to ensure all residents within the County have access to all publicly funded household hazardous waste collection sites. Residents are required to provide proof of residency, including zip code, for data and reimbursement tracking.



7.6 Conditions Assessment

Determining what actions to take to improve moderate risk waste programs and services requires examining existing conditions. RCW 70A.300.350 requires the LHWMP and subsequent plan updates to assess the quantities, types, generators and fate of MRW in each county.

Additionally, Ecology guidelines suggest that an examination of dangerous wastes management conditions be performed. This helps to provide a broader assessment of Pierce County activities by identifying and addressing dangerous waste generators, contaminated sites, transporters, treatment storage and disposal facilities, and the locations where hazardous wastes facilities can be sited.

7.6.1 Moderate Risk Waste Inventory

Moderate risk wastes are those waste materials that have the characteristics of hazardous wastes (flammable, corrosive, toxic and/or reactive), but are not regulated by federal or state hazardous waste rules because they are either generated in the home, or in relatively small quantities by businesses or institutions.

MRWs are generated when hazardous substances are no longer needed and require disposal. Individuals and businesses often choose not to dispose of materials if they can be used at a future date. Therefore, many hazardous substances are speculatively kept. Materials can often be stored for many months to decades.

It is difficult to determine the quantity of MRW that exists in Pierce County for many reasons. Generation of MRW can be cyclical and even seasonal depending upon the types of hazardous substances. However, there are basic assumptions to determine potential quantities of MRW.

There are nearly 355,000 homes, rental units and apartments in Pierce County, with each residence potentially storing hazardous substances. It is commonly estimated that a typical household has on

average 100 pounds of hazardous substances. This can include items such as paints and thinners, motor oil, garden chemicals, bleach, cleaners, batteries and compact fluorescent light bulb (CFLs). This equates to well over 17,750 tons of hazardous substances stored in the home that could potentially become a MRW.

Approximately 20,000 employers are licensed in Pierce County. They range from one person shops to large businesses and institutions. However, not all these businesses generate MRW. The Washington State Department of Ecology does identify specific businesses that have the greatest potential to generate hazardous or moderate risk wastes. Ecology assesses an annual 'environmental education' fee to approximately 2,200 businesses in Pierce County. This is based on their NAICS business classification code. Subtracting out regulated businesses (200), those identified as large or medium quantity generators, we can assume that there are approximately 2,000 businesses or institutions that are potential MRW generators.

An EPA survey suggests that small quantity generators (SQGs) generated on average 900 pounds per year of hazardous waste. Most SQGs were in the non-manufacturing sector (80%) and include industries such as automotive/auto body repair, dry cleaners, construction and landscapers. This number only represents federally regulated hazardous wastes and does not include Washington state only dangerous wastes. Quantity estimates can vary, but it can reasonably be assumed that Pierce County SQGs generates between 900-1500 tons of moderate risk wastes per year.

Based on Washington State Department of Ecology data, nearly 500 businesses in Pierce County used regional treatment storage and Disposal Facilities for managing MRW.

7.6.2 Waste Characterization

In 2019, multi-seasonal waste characterization studies were released by Pierce County Planning and Public Works and the Washington State Department of Ecology. These studies identified

and categorized wastes coming through solid waste transfer stations from both residential and commercial properties. These studies indicated that hazardous wastes composed approximately .33- 3.59% of the municipal solid waste stream. However, these studies used different descriptions to classify materials, and in some cases counted materials that would not meet the definition of a MRW(items included traditional solid waste like disposable diapers and residential sharps). Based on these studies, waste meeting the definition of hazardous waste were <1% of the total solid waste stream.

Although a small percentage, this represents 3,000 tons of materials improperly landfilled and presents an opportunity for program improvement.

7.6.3 Dangerous Waste Inventory Generators

Pierce County has nearly 500 facilities registered with the Washington State Department of Ecology as dangerous waste generators. These facilities hold a federal or state issued EPA identification number.

Large and medium-quantity generators are regulated by the Washington State Department of Ecology. It is Ecology which performs periodic compliance inspections, receives and reviews annual waste reports, and encourages generators to reduce waste through an annual pollution prevention planning program.

SQGs are those facilities that generate <220 pounds per month of dangerous wastes, not to exceed the accumulation of 2,200 pounds. These wastes are conditionally excluded from the dangerous waste regulations and are therefore considered a MRW. SQGs are not required to register with the EPA or the Washington State Department of Ecology. Those SQGs, or non-generators, listed here have chosen to maintain an EPA identification number. A generator status may change from year-to-year based on the quantities of dangerous waste produced.

A complete list of small, medium and large quantity generators is provided in *Appendix L*.



Remedial Actions

Appendix M, published February 2021, is an inventory of listed Hazardous Sites (WAC 173-340-330). It includes all sites that have been assessed and ranked using the Washington Ranking Method. Also listed are National Priorities List (NPL) sites.

Sites on the Hazardous Sites List (excluding NPL sites) have undergone a preliminary study called a Site Hazard Assessment (SHA). A SHA provides Ecology with basic information about a site. Ecology then uses the Washington Ranking Method to estimate the potential threat the site poses to human health and the environment if not cleaned up. The estimate is based on the number of contaminants, how toxic they are, and how easily they can encounter people and the environment. Sites are ranked relative to each other on a scale of one to five. A rank of one represents the highest level of concern relative to other sites, and a rank of five the lowest. Hazard ranking helps Ecology target where to spend cleanup funds. However, a site’s actual impact on human health and the environment, public concern, a need for an immediate response, and available cleanup staff and funding also affect which sites get priority for cleanup.

Haulers

Dangerous wastes must be safely transported. Transportation is a key link in the “cradle-to-grave” documentation system for dangerous wastes. This ensures that wastes are tracked from the time they are first created until they are properly treated, disposed or recycled. Appendix N includes a list of registered dangerous waste haulers in Washington State.

Treatment Storage Disposal Facilities

Appendix O includes facilities in Pierce County that accept both hazardous and moderate risk wastes from commercial entities.

Zone Designation

As required by RCW 70A.300.370 Pierce County must identify zoning districts where hazardous waste facilities would be permitted to operate. Each city or county identifies these zoning districts within their respective zoning codes. Requirements must be consistent with the state’s hazardous waste siting criteria and must allow hazardous waste processing or handling.

According to the Washington State Department of Ecology records, the following communities have approved land use zones, or have received approval of their request for an exemption from the zoning requirements: Auburn (part); Bonney Lake, Dupont, Eatonville, Pacific (part); Puyallup, Ruston, Steilacoom, Sumner, and Tacoma.

Moderate Risk Waste Programs and Services

Much has changed since the development of the first local hazardous waste management plan in 1991. MRW programs and services exist today that are both familiar and frequently used by Pierce County residents and businesses. Many of these programs are time tested and valued. They include household hazardous waste drop-off facilities, used oil collection sites, products stewardship take-back locations and business technical assistance and residential outreach programs. The following provides a summary of current activities.

It should be noted that many of these activities are ongoing and are continuously evaluated for effectiveness, reach and quality improvement. Programs and services continue to inform, educate and direct residents and businesses to available resources. Sustained emphasis continues to be placed on toxic reduction (i.e. reducing or eliminating the use of hazardous chemicals or identifying safer chemical choices) and actions that prevent pollution. Through the LWHMP update we will work to identify gaps in service and develop new programs and services that add value to all Pierce County residents and businesses.

Household Hazardous Waste

As identified in the MRW inventory, nearly 18,000 tons of hazardous substance are stored in home cabinets, garages, basements or sheds that one day may be discarded and require special handling and disposal. Household hazardous wastes (HHWs) are those leftover household products that may be flammable, corrosive, reactive or toxic and if improperly managed can impact human health or the environment.

Since 1991, no-cost collection and disposal services have been offered to Pierce County residents to ensure HHWs are properly managed. HHWs are collected at permanent collection sites, through mobile collection events, and at retailers participating in product take back programs. Many of these services are familiar to Pierce County residents and help to preserve and protect our community’s land, air and water.

Collection Facilities

Tacoma

Beginning in 1990, the City of Tacoma began offering daily HHW collection services. However, it was not until 1994 that the present facility was constructed. Located at the City of Tacoma Recovery and Transfer Center in Central Tacoma, the facility currently offers drop-off services seven days a week for both city and county residential customers, though operating hours are temporarily limited due to COVID-19. The facility averages over 8,000 participants per year, with over 125 tons of MRW collected in 2019.

The HHW facility is operated by the City of Tacoma Solid Waste Management Division, with annual expenditures of \$610,000 (as of 2020). An interagency agreement established between the City of Tacoma and the Pierce County Solid Waste Division in 1992 ensured access to this facility for all residents of Pierce County.

Pierce County- Hidden Valley

In 2005 a HHW collection facility was established at the Hidden Valley Transfer Station near Graham in central Pierce County. This facility is currently open two days a week for residential customers. MRWs are accepted at a secured area located inside the transfer station where materials are sorted and segregated by hazard class.

The Hidden Valley Transfer Station hosted several weekly collection events for two years prior to the establishment of the permanent facility. The site is owned by Pierce County and managed by LRI. MRW management services are subcontracted to Clean Earth, Inc, as of 2021. The facility had over 2,600 participants in 2019, with MRW collection exceeding 66 tons, excluding used oil.

Pierce County- Purdy

In 2012, Pierce County began offering limited MRW collection services at its Purdy Transfer Station located near the city of Gig Harbor on the Key Peninsula. The facility was open two-days per month servicing residents in the north-western portion of Pierce County.

The site is owned by Pierce County and managed by LRI. Collection services were discontinued in 2017 due to limited funding. Future use of this site for MRW collection services continues to be evaluated.

Pierce County- Joint Base Lewis McChord

In 2010, Joint Base Lewis-McChord began offering limited HHW collection services to members of the US Military. This is exclusively for MRW generated from on-base housing units. MRW generated offbase is not accepted. This service was established to assist military personal removing hazardous substances from the home prior to deployment or reassignment. In 2019, the approximately 175 participants who used the facility generated 14.29 tons of MRW excluding used oil.

7.6.4 Mobile Events

Pierce County and the City of Tacoma have provided mobile household hazardous waste collection events since 1987. These events are typically provided in underserved portions of the City of Tacoma or Pierce County. Mobile collection events have occurred with some frequency since 1993. However, funding reductions have limited the number of events in recent years.

The City of Tacoma continues to provide two annual mobile collection events within the city limits. They include a week-long summer collection event in North East Tacoma (bordering King County), and a one-day event provided for members of the Puyallup Tribe of Indians.

7.6.5 Extended Producer Responsibility (EPR)

Recently, EPR (or product stewardship) programs have become more prevalent in helping local communities manage MRWs, or toxic products that require special handling. EPR is a practice or policy approach where producers take responsibility for the management and disposal of products they create once those products are no longer considered useful by the consumer. These programs often shift the cost burden of disposal from government to the product manufacturer. EPR program operating costs may be recouped by either a point-of-sale charge on new product or by incorporating cost into the product's sale price. Producers are typically responsible for meeting specific performance goals such as: establishing collection sites that meet a convenience standard, assuring consumer awareness, providing safe and responsible recycling or disposal and reporting total wastes collected and program costs annually.

Washington state has enacted product stewardship legislation for electronics, mercury-containing lamps, residential pharmaceuticals and architectural paints-coatings. Other stewardship programs established by industry without statute include consumer batteries. EPR program collection sites are frequently established at retail locations where the product can be purchased. Local and state governments help to promote EPR programs while relying on retailers and consumer to take an active role in ensuring waste is properly collected and managed.



Tacoma-Pierce County Health Department will continue to track and support statewide EPR legislative efforts that provide benefit to residents, businesses and the environment.

7.6.6 HHW Education and Outreach

The importance of educating the public in the proper management of MRW cannot be understated. Education programs help to raise awareness of health, safety and environmental issues associated with hazardous substances, encourage the use of less toxic products and keep residents informed on proper handling and disposal practices.

Digital Resources and Guidance: Many local governments and EPR/ stewardship programs have developed public websites and digital materials to instruct residents on the proper handling and disposal of HHWs. Examples include Pierce County's recycling menu, which identifies wastes by category, including HHWs, with resources and general instruction on recycling and disposal. The Tacoma-Pierce County Health Department has developed brochures educating residents on used oil recycling, paint disposal and pesticide management. Additionally, EPR/stewardship programs provide residents with resources to help with minimizing waste and locally recycling or disposing of electronics, paints, light bulbs and residential pharmaceuticals.

Public Information/Call Lines: The Tacoma-Pierce County Health Department has provided a toll-free call line since 1992, to assist residents with questions on MRW handling and disposal practices. The Health Department receives on average 700-900 calls per year. Many questions are answered through prepared Q&A modules for items such as paints, used oil, mercury lamps, asbestos and pharmaceutical wastes. Callers have direct access to an environmental health specialist for specific questions. Additionally, the City of Tacoma's HHW facility receives 500-600 calls per year.

Presentation and Promotion: Pierce County residents receive information on how to reduce toxic chemicals inside and outside the home and where to take MRWs for disposal through scheduled presentations and promotion at community fairs and festivals. For example, the Tacoma-Pierce County Health Department provided seminars since 2009 that have instructed thousands of Pierce County residents on the '5-Steps to Natural Yard Care'. These steps help to reduce the use of harmful pesticides and herbicide. Additionally, Health Department staff typically participate in 8-12 community events per year with portable displays and educational materials about HHW.

7.6.7 Business Collection Assistance

MRWs generated by businesses are not currently accepted at the HHW facilities or mobile collection events. The City of Tacoma and Pierce County's solid waste authorities have determined that existing private companies can provide MRW collection services to businesses.

Pierce County will continue to evaluate collection and disposal options for SQGs. Several counties in Washington state provide collection and disposal programs for small generators. These services are typically funded through a fee-for-service charge, and cover material and labor costs associated with the SQG collection program.

7.6.8 Business Technical Assistance

Pierce County offers several technical assistance programs to assist SQGs. EnviroStars, managed locally by the Tacoma-Pierce County Health Department, was first launched in 1999 and is funded through the Local Solid Waste Financial Assistance (LSWFA) grant. It provides technical assistance, incentivizes businesses to reduce hazardous substances and wastes and encourages businesses to set sustainability goals. Business participation is free.

In 2016, EnviroStars was relaunched as a statewide program providing all Washington businesses with a single, trusted source for all environmental actions. Additionally, the Tacoma-Pierce County Health Department provides a toll-free hazardous waste hotline for questions about commercial hazardous wastes.

Pollution Prevention Assistance (PPA) programs, offered by the Tacoma-Pierce County Health Department, City of Puyallup and City of Sumner perform business technical assistance visits. PPA programs direct businesses to resources and provide information on best management practices that help businesses meet regulatory requirements and protect the environment.

The Commercial Hazardous Waste Assistance (CHWA) program is offered by the City of Tacoma for in-city businesses. Staff assist with disposal recommendations, storage and handling best practices and connecting businesses with private hazardous waste contractors. The program averages over 300 business visits per year (as of 2018-2019).

Additionally, local governments have water resources protection/water quality programs that offer technical assistance to businesses, in part, focused on MRWs handling and storage.

7.6.9 Compliance and Enforcement

Apart from prohibiting dangerous wastes/MRWs from direct disposal to landfill, per chapter 173-304 WAC, most compliance and enforcement activities are focused on providing technical assistance aimed at educating SQGs on proper characterization, handling and disposal of MRWs. Education is the primary means of obtaining compliance.

Pierce County has limited authority over dangerous wastes. However, if during a non-regulatory or technical assistance visit it is determined that there is an immediate threat to public health or the environment, the activity would be referred to the Washington State Department of Ecology and other appropriate regulatory agency for enforcement.



7.6.10 Used Oil

A key outcome of the 1991 Tacoma-Pierce County LHWMP was the establishment of a used oil recycling program. As required by the Used Oil Recycling Act (70A.224), each local government is required

to include a used oil recycling element as part of its LHWMP. Used oil continues to be considered a priority waste due to the large volume generated, its value as a recyclable resource and its potential, if improperly managed, to contribute to pollution that endangers public health and the environment.

The 1991 LHWMP met the requirements of the Used Oil Recycling Act by developing specific used oil collection goals, quantifying the number of collection sites to be established and selecting locations that best serve the public need. The Plan outlined the need for public-private partnerships, public education on used oil recycling and maintenance and enforcement activities for used oil collection.

Beginning in 1992, used oil collection services were expanded to better support the residents of Pierce County. Today, used oil collection is available to residents at 45 public and private dropoff locations, including at the Tacoma Recycling Center and Hidden Valley transfer station, as well as most Pierce County Auto Zone and O'Reilly's auto parts stores. Collection sites are distributed throughout the County to provide access and convenience for residents. From 1992 to 2019, Pierce County's used oil recycling program has collected over 1,200,000 (2019) gallons of used motor oil. Information on how to properly manage used oil is available through electronic or printed brochures, or through the Tacoma- Pierce County Health Department and other program partner websites. A complete list of oil collection sites is available in *Appendix P*.

7.6.11 Program Financing

Local hazardous waste programs and services are financed through a variety of funding sources. A primary funding source for MRW programs is the state's Local Solid Waste Financial Assistance Grant (LSWFAs). LSWFA grants are funded from the state's Local Toxics Control Account (LTCA). This funding source was established in 1988

by state law and placed a tax on hazardous substances sold into Washington state.

Projected revenues from the LTCA are made available each biennium for use in LSWFAs awarded to local governments. The amount available in a biennium depends upon legislative appropriation from the LTCA. Awarded grants are administered by the Washington State Department of Ecology. Each local jurisdiction must meet strict guidelines for use of grant funding and are subject to applicable state accounting and auditing requirements.

LSWFA funds go directly to local governments and help to protect health and the environment by reducing human exposure to toxins, reducing waste, ensuring proper management of solid and household hazardous waste and promoting energy and resource conservation.

For a local government to qualify for LSWFA awarded funds, grant requests must demonstrate that the project outcome aligns with the local solid and hazardous waste management plan, produce quantifiable outcomes, link target audience, action steps, and outcomes and develop a method to evaluate the project's success.

In the 2017-2019 grant cycle, the Pierce County Sustainable Resources Division was awarded \$473,000 of LSWFA funding to be used in part to support HHW collection efforts at the Hidden Valley transfer station and used oil recycling sites. The Tacoma-Pierce County Health Department was awarded \$77,500 to support business and public education programs and aid in the development of a natural yard care program aimed at reducing the use of herbicides and pesticides.

Additional funding is provided through rate payers and other solid waste supported revenues.



7.7 Planning Issues

How will moderate risk waste collection, toxics reduction, and other program goals be funded in the future? State grants have traditionally funded the bulk of MRW programs in Pierce County. Recent reductions in grant funding have resulted in 60% fewer dollars available from these grants compared to historic levels. In addition, competition for funds at the County level has led to some funding being diverted to other programs. Unless traditional funding approaches can sustain these MRW source control and collection, these programs will require alternative funding, which generally turns to the rate base either in the form of fees levied at disposal sites or through the collection system.

Pierce County will continue to work with the City of Tacoma and the Health Department to try and adequately fund MRW programs in Pierce County, and continue to work with the State Legislature to increase funding for these important programs.

These programs are often quite expensive for local agencies to run so working towards an EPR model is critical so that consumers pay the cost at the time of purchase and it is not up to local governments to pay for the safe disposal of MRW.

Recommendations for moderate risk waste are organized under four objectives:

MRW1: Create and sustain a MRW collection system that provides value to residents and businesses, and is convenient, safe and adaptive.

- Survey MRW customers and businesses on service and service needs.
 - Actively promote EPR programs at MRW facilities.
 - Ensure annual waste trends analysis identifies and classifies MRW making it to landfill.
 - Review scope and scale of regional MRW programs and services.
- MRW2:** Support MRW programs with sustained funding to meet the needs of the community.
- Review regional MRW funding and funding sources.

MRW3: Conduct outreach and education to emphasize the waste management hierarchy, be easy to understand, provide value and promote positive behavior change.

- Continue to implement education programs and develop new resources to educate residents and businesses on toxic reduction and MRWs, including a potential standalone website for Pierce County Hazardous Waste Program.

MRW4: Support MRW programs through comprehensive legislative and policy development, including financing, toxics reduction, expanded producer responsibility, environmental preferable purchasing and other cooperative efforts.

- Continue to track and support federal, state and local legislation that reduces use of toxic materials and support EPR initiatives.



7.8 Actions	
➡	MRW Action 1: Survey MRW customers and businesses on service and service needs.
➡	MRW Action 2: Actively promote EPR programs at MRW facilities.
➡	MRW Action 3: Ensure annual waste trends analysis identifies and classifies MRW making it to landfill.
➡	MRW Action 4: Review scope and scale of regional MRW programs and services.
➡	MRW Action 5: Review regional MRW funding and funding sources.
➡	MRW Action 6: Continue to implement education programs and develop new resources to educate residents and businesses on toxic reduction and MRWs, including a potential standalone website for Pierce County Hazardous Waste Program.
➡	MRW Action 7: Continue to track and support federal, state and local legislation that reduces use of toxic materials and supports EPR initiatives.

Chapter 8: Miscellaneous Waste Streams





8.1 Introduction

Miscellaneous waste streams include non-liquid waste with special collection, handling and disposal requirements not generally part of the mixed municipal solid waste stream. Typically, miscellaneous waste is a catch-all category often used to describe historically hard-to-handle materials. Materials can sometimes be considered both a miscellaneous waste and solid waste, meaning they are handled at the same permitted disposal facilities. Some wastes that typically have been considered miscellaneous wastes include contaminated soils, street sweeping residue, waste from cleaning manholes and storm drains, and industrial process wastes such as sludge and boiler or incinerator ash. Many of these miscellaneous waste streams require a characterization process to determine if they are suitable to dispose of as a solid waste. The primary focus of the process is to ensure the material is not a regulated hazardous or dangerous waste. Often, materials that can be disposed of in the solid waste system still require special handling methods.

“Special waste” refers to a class of wastes defined in state dangerous waste regulations. Special wastes pose a relatively low hazard to human health and the environment. Wastes that qualify must be treated as dangerous waste for purposes of pollution prevention planning. Special wastes are not considered dangerous waste, provided they are managed in accordance with the standards in WAC 173-303-073 and disposed, legitimately recycled, or treated on-site consistent with the requirements of WAC 173-303.



8.2 Conditions Assessment

Pierce County and the City of Tacoma currently have no bans on materials landfills are permitted to accept. In Pierce County, miscellaneous wastes are regulated by both the State Department of Ecology and the TPCHD. Ecology is responsible for enforcing hazardous waste regulations in Washington. In most cases, generators or transporters of miscellaneous wastes will work with TPCHD. TPCHD has regulatory and review processes to ensure a proper characterization of the materials has been performed, and that the material is acceptable for disposal as MSW at Pierce County facilities. This process is part of the [Waste Disposal Authorization \(WDA\) program](#). The WDA program is codified in TPCHD regulations and in the operating permits of the solid waste facilities in Pierce County. The majority of the wastes allowed by the WDA program in Pierce County go to the LRI landfill. Examples of wastes that are considered miscellaneous waste are listed at right.

A complete list of small, medium, and large quantity waste generators is provided in *Appendix L*.

Industrial Process Waste or Sludge

Sludge is generally defined as “a semi-solid substance consisting of settled sewage solids, combined with varying amounts of water and dissolved materials generated from a wastewater treatment plant or other industrial source.” Industrial process waste includes materials that have similar physical properties to sewage sludge, but may contain inorganic chemicals that result from a specific industrial process. Industrial process waste in Pierce County typically comes from large quantity generators and includes paper and mill wastes, boiler ash, gypsum and other building material wastes (distinct from construction and demolition debris), metals and paints. This material is regulated as solid waste and generally disposed of in the LRI landfill. Ash from MSW incineration is regulated under RCW 70A.315 and WAC 173-306 in Washington. A specific example of industrial process waste handling in Pierce County is Kleen Industrial Services who serves generators and end users of industrial abrasives, specifically manufacturers of Portland cement, to find long-term sustainable alternatives to landfilling these materials.

C&D – Construction and Demolition Debris

Construction and demolition wastes (often referred to as “C&D”) are generally defined as “waste building materials and rubble, resulting from construction, remodeling, repair and demolition operations on houses, commercial buildings, pavements and other structures,” and are generated primarily during residential and non-residential development, redevelopment and remodeling. The C&D waste sub stream is made up of similar materials that come from two distinct but related activities. Remodeling and repair work generate both types of wastes, often mixed together. Overall, C&D wastes include items such as plasterboard, cement, dirt, wood, brush, concrete, rubble, fiberglass, asphalt, bricks, block foam, wallboard, and other building materials. Pierce County has several major C&D waste handlers, including two facilities operated by DTG, Alpine Recycling, Miles Resources (for asphalt shingles), and several inert waste landfills that accept concrete and fill dirt. Pierce County is not involved in the rate setting for these C&D disposal options. Countywide, C&D wastes comprise nearly 15% of the total

waste stream as of 2019. The C&D waste recycling industry includes organizations that seek to capture and repurpose a portion of this material, including reclaiming and recycling materials such as asphalt, concrete, wood and metal, as well as repurposing and salvaging fixtures. Pierce County has identified the C&D waste stream as an opportunity to further reduce GHG emissions.

Auto Shredder Residue (ASR)

Auto shredder residue (ASR), or “auto fluff,” is generally defined as the lightweight material left over after vehicles are shredded and most of all metals are removed. ASR consists of glass, fiber, rubber, automobile liquids, plastics and dirt. Vehicle hulks are not specifically defined in WAC 173-350. ASR often contains hazardous substances such as lead, cadmium, and PCBs. Metal is magnetically separated from ASR in the shredding process before being treated with chemical binders to contain hazardous substances. The material is not recyclable, but qualifies as miscellaneous waste and is accepted for disposal post-treatment, where it is often used as cover material at the landfill. Schnitzer’s facility in Tacoma includes an auto body shredder, whose metal recycling operation results in ASR material.

White Goods/Appliances

Large household appliances, also known as “white goods,” include washing machines, water heaters, clothes dryers, stoves, refrigerators and freezers. White goods are easily recycled for their metal value after an appliance has been stripped of insulation, plastic, glass, nonferrous metals, lubricants, refrigerants, and other contaminants. Most of the materials in white goods are recyclable, but environmentally threatening components, such as PCB-contaminated capacitors in older appliances, mercury-containing switches and oil-filled compressors, or refrigerants in refrigerators, freezers and air conditioners require treatment prior to disposal. White goods are accepted at Pierce County transfer stations and recycling centers, at some retailers and by junk haulers. White goods are typically recycled at specialty recyclers, including some of the same shredder and recycling facilities that handle automobiles (such as Schnitzer and Simon Metals). Plastic and other non-recyclable components are disposed of in a similar manner to ASR, although they are potentially less toxic and require different levels of treatment prior to disposal.

Street Sweeping and Vactor Wastes: Vactor wastes or catch basin wastes are collected through private collection contractors and local municipal jurisdictions. Street sweeping wastes are collected primarily through local municipal jurisdictions. The material consists of soils, gravel, organic material and various solid wastes such as cigarette butts, paper and beverage containers. The soils and organic material are generally contaminated by hydrocarbons and very similar to contaminated soils (but contain more organic material and litter). This waste stream is not appropriate for an inert waste landfill but can go to a landfill. There are several permitted facilities throughout Pierce County, including municipal and private operators of street sweeping and vactor equipment.

Tires: “Waste tires” are “tires that are no longer suitable for their original intended purpose because of wear, damage or defect” (RCW 70A.205). WAC 173-350-350 governs waste tire storage and requires a solid waste permit for facilities that store more than 800 waste tires or over 20 tons of heavy equipment tires. Waste tires are regulated to limit pest vectors (such as mosquitos) and to prevent tire fires. Pierce County has one regulated tire disposal facility, L&S Tire Company. Recycled tires are used as fuel, construction material, and in other re-use applications. As of December 2021, TPCHD had only one open complaint on a tire pile in Pierce County. For statewide tire disposal information, visit Ecology’s [waste tire page](#).

Asbestos: Asbestos is the commercial term for a group of highly fibrous minerals that readily separate into long thin microscopic fibers. The fibers are heat resistant and chemically inert and possess a high electric thermal insulation quality. As a result, asbestos was used when a noncombustible, non-conducting or chemically resistant material was required. However, the fibers are a carcinogenic air pollutant, when inhaled so use was widely restricted by the EPA in the late-1980’s. Friable asbestos is regulated in Washington under WAC 173-350. Both residential and commercial sources of asbestos are regulated by the Puget Sound Clean Air Agency (PSCAA). When handling follows PSCAA rules, asbestos may be landfilled. Asbestos is accepted in a manner that complies with the National Emission Standards for Hazardous Air Pollutants (NESHAP) 40 Code of Federal Regulations (CFR) Part 61, Subpart M, and WAC 173-303-395. Customers requesting approval for asbestos disposal must provide LRI with a completed special waste application, a waste shipment record, and additional documentation as needed for review. Accepted applicants contact the landfill to make special delivery arrangements.





Biomedical Wastes: Medical waste consists of both infectious and non-infectious wastes generated by hospitals, laboratories, medical, dental and veterinary clinics. Residential users of syringes and home health care also generate medical waste. Non-infectious medical waste requires no special treatment and are part of the regular municipal solid waste stream. Approximately 5-15 percent of the medical waste stream, from clinical settings, is considered infectious.

Infectious or biomedical wastes contain pathogens or other biologically active materials in enough concentration that exposure to the waste creates a significant risk of disease to humans. Infectious wastes include cultures, laboratory waste, needles and other sharps; human and animal blood, tissue, and body parts. These wastes require special handling and disposal practices to protect the health and safety of both medical and solid waste disposal personnel.

Infectious waste may include combination wastes where multiple hazards are present (toxic, radioactive, or other hazardous chemicals). These wastes are segregated from the general infectious waste stream when additional or alternative treatment is required.

An example of a combination waste is comingled state-only dangerous waste pharmaceuticals and medical sharps. This waste is managed by incineration only.

TPCHD currently permits and inspects hospitals, medical and dental clinics, laboratories, and other health care facilities. There are an estimated 1,200 facilities in Pierce County that have the potential to contribute to the biomedical waste stream; 900 of these facilities are permitted. Approved treatment methods for infectious waste include incineration, autoclave, chemical treatment and encasement. More often, a certificated hauler will transport infectious waste to an offsite treatment facility. Currently, no commercial treatment facilities are in operation within Pierce County. Once biomedical waste has been treated, it is no longer considered “infectious” and may be disposed of within the municipal solid waste stream.

Additional discussion of biomedical wastes, is included in *Appendix Q*.

Agriculture Wastes: Agricultural wastes are regulated in Washington under WAC 173-350. Agricultural wastes are “wastes resulting from the production of agricultural products, including, but not limited to, manures and carcasses of dead animals weighing each or collectively in excess of fifteen pounds.” Agriculture wastes consist of three general types of wastes: crop wastes, livestock wastes, and agricultural chemicals. Crop wastes include residues from grain, hay, vegetables, seed crop production and trimmings from fruit trees. Livestock wastes include manure and animal carcasses. Agricultural chemical wastes are composed primarily of empty agricultural chemical containers and banned or unused agricultural chemicals. The management of animal carcasses is addressed separately later in this chapter.

Bulky Wastes: Bulky wastes are large items of refuse such as furniture and other oversized wastes, that typically do not fit into residential disposal containers. These are distinct from white goods, as described in this chapter. An example of a permit-exempt bulky waste handler is Spring Back Mattress Recycling.

Contaminated Soils: Contaminated soils are defined in WAC 173-350-100 as “soils removed during the cleanup of a hazardous waste site, or a dangerous waste facility closure, corrective actions or other clean-up activities and which contain harmful substances but are not designated dangerous wastes.”

Dredge Spoils: Dredge spoils consist of soils and other organic materials generated by dredging operations. Dredge spoils are often used as upland fill and generally do not enter the MSW handling and disposal system unless testing reveals contaminants. If contaminants are found, the spoils would be classified as a solid or dangerous waste and require special disposal..

Animal Carcasses: Animal carcasses weighing over 15 pounds are considered agricultural wastes. Chapter 246-203-121 WAC and Chapter 16.68 RCW “Disposal of Dead Animals” address the minimum requirements for this special waste. While these rules allow for burial of animal carcasses with a minimum of three feet of cover and 100’ from any well or surface water, this plan recommends against this practice unless an emergency or disease outbreak occurs, whereby burial is deemed essential to prevent the spread of disease and authorized by the Health Officer. In these rare instances, the minimum requirement of three feet of cover and 100 feet from any well or surface water would apply. All carcasses must be transported to the disposal site within 24 hours. Disposal guidelines for animal carcasses include:

- Rendering by a licensed rendering company
- Incineration at a permitted facility suited for this waste type
- Composting utilizing best management practices found in Mortality Composting Management Guidelines developed by the department of Agriculture.
- Disposal at a Transfer Facility.
- Animal Feeding operations should incorporate best management practices for managing animal carcasses generated from on-going operations.

Disaster Debris: As part of Pierce County’s Comprehensive Emergency Management Plan (2019), Pierce County Planning and Public Works is named as the lead agency to coordinate the collection, processing, and final disposal of incident-generated debris throughout Pierce County. Support Annex 10—Emergency Debris Management is Pierce County’s debris management plan and describes the policies, situations, planning assumptions, concepts of operations and responsibilities for debris management operations in Pierce County during emergencies and major disasters. This plan provides guidance to manage debris generated during or following an event proclaimed an emergency by, or for, the Pierce County Executive. Pierce County would coordinate with the Department of Emergency Management (DEM), the TPCHD, other agencies, internal and external resources (e.g., Stateregulated waste haulers; PCRCD/LRI), property owners and other groups as appropriate.

The plan includes detailed protocols and authority for these roles, including conditions upon which the emergency management provisions of the waste handling agreement would be activated. The plan includes discussion of nine separate debris management and recovery assistance options that could be implemented, depending on the scenario:

- **Assistance Option One:** open transfer stations for extended hours with no reduction in cost for disposal
- **Assistance Option Two:** open the PCRCD/LRI Landfill for direct haul of debris by residents with no reduction in cost for disposal
- **Assistance Option Three:** issue disposal vouchers directly to affected residents
- **Assistance Option Four:** place collection points/drop-off boxes in affected neighborhoods
- **Assistance Option Five:** open temporary debris management sites

- **Assistance Option Six:** provide reduced cost or free disposal at one or more transfer stations and/or landfill
- **Assistance Option Seven:** arrange for debris collection from specified individual properties
- **Assistance Option Eight:** organize neighborhood-specific curbside collection programs
- **Assistance Option Nine:** organize countywide curbside collection programs

8.3 Planning Issues

Are there any waste streams that will have special handling or transport requirements when the County landfill is no longer available?

While most of the waste streams identified in this chapter have special handling requirements, the majority that are disposed of in municipal solid waste landfills do not face significant challenges in moving to new landfill sites once the LRI landfill is full. Asbestos, however, is unique. Specifically, limited duration storage prior to being hauled, combined with other special handling and disposal requirements, have the potential to complicate and drive costs up for long-haul disposal scenarios.


Are there opportunities to address the growing construction and demolition waste stream in light of limited MSW landfill capacity?

There have been significant advancements in diverting recyclable content from waste generated from construction and demolition activities. However, C&D waste continues to comprise a significant portion of the overall waste stream, upwards of 15% of the total solid waste disposed in Pierce County. Projected population and housing growth in Pierce County will see this rate sustained or even growing over the coming decades, placing additional strain on limited

landfill capacity. In addition, some of this waste originates from outside of the County but is processed at Pierce County facilities and therefore eligible for disposal. There is a need for ongoing innovation and improvement in the recycled content of the stream, as well as evaluation of opportunities to manage the waste stream in balance with other MSW landfill demand, including opportunities to dispose of this inert waste separate from MSW.



8.4 Actions

 **Miscellaneous Waste Streams Action 1: Work with stakeholders to increase salvage, reuse, and recycling of construction and demolition debris (major contributor to GHG emissions in the solid waste management system).**



Chapter 9: Solid Waste Collection



9.1 Introduction

Pierce County and City of Tacoma work to provide solid waste collection services for all customers. In the residential sector, garbage service is mandatory. The City of Tacoma has the exclusive right to collect garbage from residents within the city's corporate limits. Solid waste collection service in the rest of the County is performed by private hauling companies. These companies have exclusive rights in their service areas to collect residential and commercial garbage and residential recycling through contracts with local cities and towns, and through permits issued by the Washington Utilities and Transportation Commission (WUTC). Commercial recycling is a free-market system, meaning all permitted companies can compete to provide recycling service to any business. Collection service needs are directly tied to community growth.

9.2 Conditions Assessment

9.2.1 State-Certificated Collection

Since 1943, the Washington State Legislature has granted cities and towns the authority to require all residents and businesses to participate in a city-mandated waste collection and disposal system. In 1989, the Legislature expanded this authority to include the collection of recyclables. Cities and towns implement this authority through their municipal or contracted collection programs. For cities which do not provide collection themselves or through contract, the WUTC is responsible for ensuring that the state certificated hauler serving the city follows the mandatory service and subscription ordinance. For more information, see RCW 35.21.130 and RCW 35A.21.060.

Counties do not have this direct authority. To mandate subscription to a collection service, counties must first form a “solid waste collection district” upon a finding that “mandatory solid waste collection is in the public interest and necessary for the preservation of public health” (see RCW 36.58A.030). In addition, the WUTC is empowered to review the request and has 60 days to determine whether or not the incumbent state-certificated hauler is able and willing to provide the service. Of note, through separate authority mentioned in RCW 36.58, counties can set minimum levels of service for recyclables collection.

9.2.2 City-Controlled Collection

Cities may contract with private haulers to provide garbage collection services to residences and businesses. The city assigns service territory, establishes and enforces service standards, and sets rates. Bonney Lake, Buckley, Carbonado, DuPont, Eatonville, Fircrest, Lakewood, Milton, Orting, Puyallup, Ruston, Steilacoom, Sumner, Edgewood, Fife, Gig Harbor, Roy, South Prairie, Wilkeson, and University Place contract with private haulers. Cities and towns may also reach interlocal agreements with other local jurisdictions to provide or contract for municipal services, including solid waste collection and other services.

9.2.3 Municipal Collection

Cities may operate their own solid waste utilities. A city can own and operate its equipment, assign routes, establish service standards, and set rates within the municipality. The City of Tacoma uses this option and collects garbage using municipal crews and equipment. In Tacoma, the collection and disposal of solid waste is governed by city ordinance. The ordinance outlines mandatory minimum garbage service levels for both city residents and commercial businesses. Tacoma also offers a wide range of optional services and service levels for curbside recycling and organics collection in Tacoma. See Tacoma’s Municipal Code and/or city website for additional information on minimum garbage service levels and recycling services.

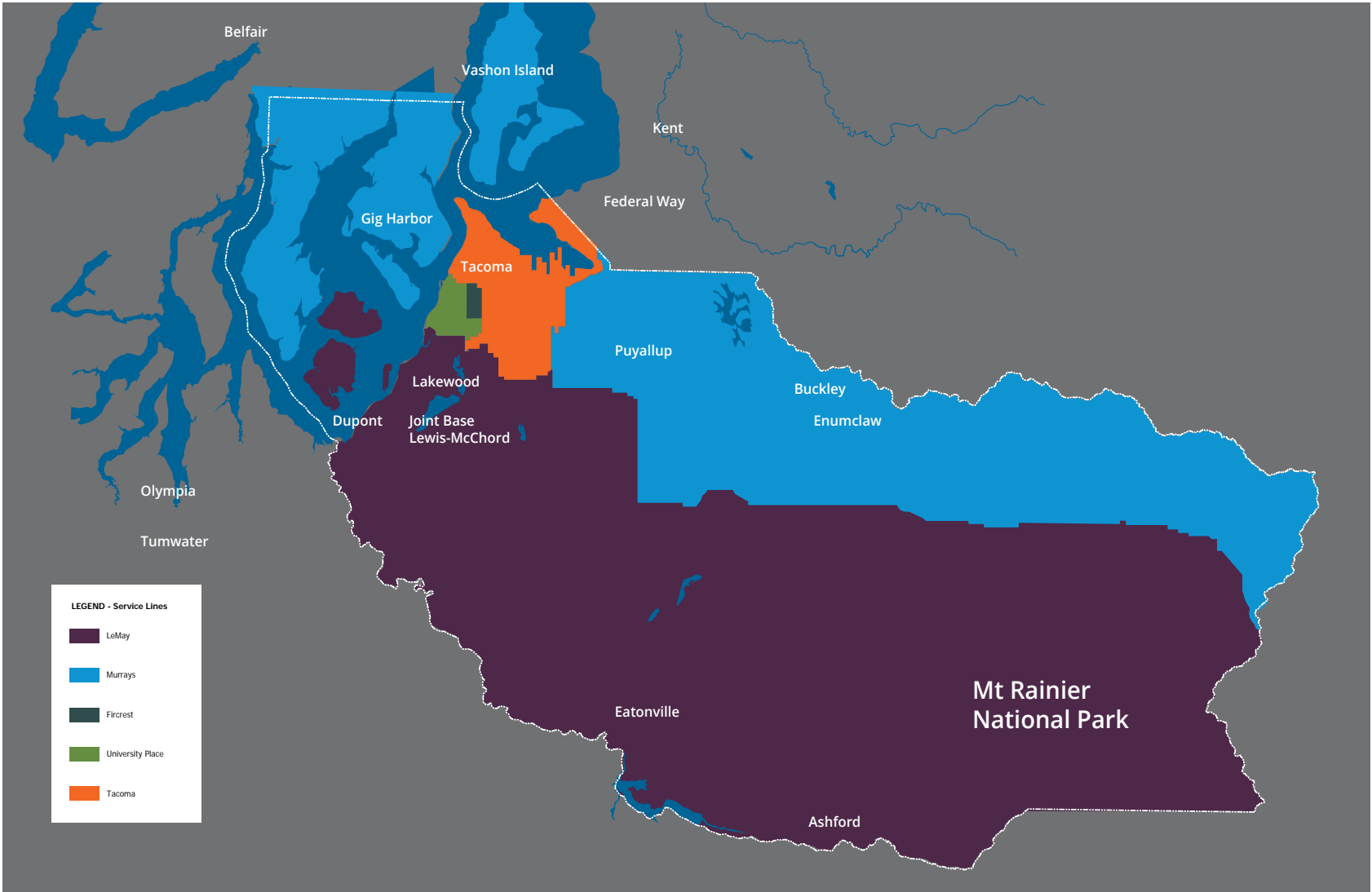
9.2.4 Unincorporated Communities

The WUTC grants certificates (franchises) authorizing solid waste collection in designated franchise districts for unincorporated areas. Solid waste collection certificates authorize the collection of garbage and refuse from all residential and non-residential generators as well as recyclable materials from residential sources by private firms. Residential and non-residential service in unincorporated areas is provided upon request. Collection companies’ rates must reflect the state’s solid waste management priorities. The County does not control collection rates but does work with the WUTC to implement solid waste programs and minimum service levels for recycling (see minimum service description, below). The WUTC does not govern the collection rates of city utilities or city contracts with private haulers.

9.2.5 Collection Services Area For the 20 cities using Pierce County’s disposal system, the County is responsible for planning and management services for waste generated and collected within the unincorporated areas and municipalities; the development of model recycling collection programs; countywide public education and outreach programs; data monitoring and collection; disposal rates and operating rules; and to “cost effectively plan for, design, and/or site disposal facilities.”

A county collection district cannot include incorporated areas without consent of a city. Public hearings must be held and the County must determine that mandatory collection is in the public interest. Under mandatory collection, a hauler may request that the County collect fees from delinquent customers. A county can provide collection services only if the WUTC notifies the County that no qualified haulers are available for a district.

Map: Hauler service areas within the planning jurisdiction





9.2.6 Rates Setting and Billing

The funding sources most visible to the public are collection fees or utility rates assessed by the private waste collection companies, recyclers, the City of Tacoma, and those cities that contract for waste services but perform the billing themselves. The primary purpose of these fees is to assess each customer their share of collection and disposal costs.

Rates or fees charged for garbage collection vary by area and service provider. Because of the way the rates are structured, municipal rates (e.g., City of Tacoma) often provide more incentive to reduce waste than WUTC service area rates.

Table 5. Pierce County collection service providers

Service Provider	Address	Permit ID	Accounts Served
LeMay Enterprises	12115 NE 99th St., #1830 Vancouver, WA 98682	G-98	81,435 residential 8,365 commercial
Murrey's Disposal	PO Box 399 Puyallup, WA 98371	G-9	93,053 residential 2,628 commercial
University Place Refuse	2815 Rochester St. W University Pl., WA 98466	G-64	10,481 residential 719 commercial
City of Tacoma	747 Market Street Tacoma, WA 98402	N/A	57,790 residential 5,310 commercial

Hauler Fees

Fees for collection are determined by the hauler and the Utilities Transportation Committee (UTC). The hauler looks to the UTC for guidance and consistency with rates throughout the County. Haulers have many options for size, frequency and use. These options will change the overall cost of the monthly service. For more information about the overall cost, please call your hauler.

LeMay Enterprises: (253) 537-8687
Murrey's Disposal: (888) 806-7048
University Place Refuse: (253) 564-3212
City of Tacoma: (253) 591-5543

9.2.7 Minimum Collection Service Levels

Jurisdictions within Pierce County have established varying levels of mandatory collection for solid waste, recycling and yard waste. Pierce County has established minimum levels of service for residential curbside recycling and yard waste collection; these levels of service must be provided by solid waste collection companies operating in unincorporated portions of the County. The Minimum Service Level Ordinance is found in Pierce County Code, Chapter 8.29: Minimum Service Levels for Residential Recycling (Ord. #2004-64).

A summary of the collection profile in each jurisdiction is provided in Table 5. See additional discussion of recycling and yard waste collection in additional sections, below.

Table 6. Collection in varying jurisdictions, regulatory authority, and collection mandates

Jurisdiction	Regulatory Authority	Service Provider	Mandatory Collection
Bonney Lake	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Buckley	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Carbonado	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
DuPont	City-contracted	LeMay/Pierce County Refuse	MSW & recycling; yard waste is subscription
Eatonville	City-contracted	LeMay/Pierce County Refuse	MSW & recycling; yard waste is subscription
Edgewood	UTC ^b	Murrey's Disposal	Not Mandatory
Fife	UTC ^b	Murrey's Disposal	Not Mandatory
Fircrest	City-contracted	University Place Refuse/ Westside Disposal	MSW
Gig Harbor	UTC ^b	Murrey's Disposal	Not Mandatory
Lakewood	City-contracted	LeMay/Pierce County Refuse	MSW & recycling; yard waste is subscription
Milton	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription



Table 5. Collection in varying jurisdictions, regulatory authority, and collection mandates

Jurisdiction	Regulatory Authority	Service Provider	Mandatory Collection
Orting	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Puyallup	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Roy	UTC ^b	LeMay/Pierce County Refuse	Not Mandatory
Ruston	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
South Prairie	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Steillacoom	City-contracted	LeMay/Pierce County Refuse	MSW & recycling; yard waste is subscription
Sumner	City-contracted	Murrey's Disposal	MSW & recycling; yard waste is subscription
Tacoma	City ^a	City of Tacoma	MSW & recycling; yard waste is subscription
University Place	City-contracted – Small portion	LeMay/Pierce County Refuse	MSW & recycling; yard waste is subscription
University Place	City-contracted	University Place Refuse/ Westside Disposal	No minimum service
Unincorporated	UTC ^b		Not Mandatory

a. City of Tacoma ordinance also mandates solid waste collection for commercial properties; recycling is optional.
b. Recycling and organics collection are required minimum service within urban growth areas and for unincorporated area properties that request solid waste collection.





9.2.8 Recycling Collection

Additional information about recyclable materials and facilities are found in the *Recycling* chapter.

9.2.8.1 Residential Recycling

The collection of recyclable materials from residential and nonresidential generators is regulated somewhat differently than the collection of general solid waste in the State of Washington. Counties and cities are allowed to set minimum levels of service for recyclables collection. Pierce County has set requirements that must be met by the solid waste collection companies operating in unincorporated portions of the County. The self-hauling of recyclable materials by generators to recycling centers, transfer stations or other location is not regulated.

9.2.8.2 Basic Collection Services

Designated recyclables in Pierce County and the City of Tacoma include plastic containers, paper and cardboard, aluminum and tin cans, glass and construction/demolition debris. The City of Tacoma and Pierce County do not allow glass containers in the commingled recycling carts, but the MRFs processing these recyclables also receive materials from other jurisdictions that include glass in their programs. Construction/demolition debris is also not included in the commingled system. For further discussion of this waste stream, see the *Miscellaneous Waste* chapter.

9.2.8.3 Multifamily Recycling

Minimum service for recycling at multifamily properties in both Pierce County and the City of Tacoma is different than for single family residences. Both consider residences larger than a duplex as multifamily provided that the structure is billed for solid waste collection service as a whole, not by individual dwelling units. This may include, but is not limited to, triplexes, apartments, and condominiums. Currently in the City of Tacoma, properties with three or more units are considered multifamily/commercial. Multifamily properties are currently not required to provide recycling.

9.2.8.4 Recycling Drop-off Sites

Recyclables, including glass not collected curbside, are collected at drop-off sites throughout Pierce County. Drop-off sites are not exclusive to residential areas, but are more commonly used by this population and primarily collect glass. This includes County and privately-owned transfer stations and hauler yards serving as “recycling centers” that accept a range of materials such as glass, cardboard, mixed paper, cans and plastic containers. The City of Tacoma operates several drop-off sites that allow glass, batteries, cardboard, and metal. Numerous glass-specific drop-off sites (some also accept cardboard and newspaper) are also available throughout Pierce County. Recycling drop-off site locations are regularly changing and noted online on county and municipal websites.

9.2.8.5 Non-residential Recycling

Commercial recycling is a free market system, meaning all permitted companies can compete to provide recycling service to any business. WUTC regulations permit common carriage, contract carriage, and private carriage (self-haul) of commercial recyclables. In Pierce County, some haulers have negotiated some exclusive rights in collection of commercial recycling.

There is a broad range of commercial recycling opportunities that are supported by municipal programs to divert waste—from carts much like residential curbside recycling, to big boxes, to large compactors.

- **Common carriers** are permitted to collect a specific commodity (or commodities) within a designated geographic territory. Common carriers do not own the commodity being hauled; they are simply providing a transportation service for the owner. Common carriers are required to provide collection and transportation service to anyone requesting the service within the collection territory. Fees are negotiated between the carrier and the customer.
- **Contract carriers** may collect a specific commodity (or commodities) from a single nonresidential generator. Contract carriers negotiate the tariff or fee paid for the service with the waste generator without WUTC involvement..
- **Private carriage** involves the collection and transportation of a commodity (or commodities) by either the commodity generator or the commodity user, if the collection and transport activity is incidental to the overall or primary business of the generator or user.

Additional information on waste reduction and recycling can be found in the *Waste Reduction and Recycling* chapter.



9.2.9 Yard Debris and Organics

In Pierce County, separate collection of residential yard debris is offered by subscription on a bi-weekly, on-call or seasonal basis. It is available in many areas where curbside recycling is offered, however there are some areas of the County that don't have yard waste collection, including Anderson Island and eastern portions of the County past Elbe/Ashford. In the City of Tacoma, residential yard waste/food waste collection is packaged with municipal solid waste and recycling collection. More detail about collection and recovery of yard debris is available in the *Organic Management* chapter.

9.2.10 Litter and Illegal Dumping

Litter is solid waste that is thrown, discarded, or placed in any manner or amount on any public or private property, other than being placed in appropriate solid waste containers. This includes waste that is thrown by pedestrians and motorists; materials that are blown from vehicles; and large loads of waste that are illegally dumped onto public or private property. Pierce County recommends participating in the [“We Keep Washington Litter Free”](#) campaign through the Department of Ecology.

Currently, Pierce County offers a litter credit program, which allows for free disposal of up to 2,000 pounds of solid waste for private citizens who are the victim of illegal dumping on their property.

Pierce County collaborates with the Department of Ecology on litter

programs to ensure that the maximum amount of area is covered with minimal overlap.

Pierce County coordinates with partners for litter pickup and dump sites, such as Ecology Youth Corps on state routes in Pierce County, Pierce County Jail crews and the County Roads Department. Planning and Public Works also organizes and hires a temporary summer litter pickup crew, funded primarily by state grant dollars through the Community Litter Cleanup Program (CLCP). CLCP also funds community-organized Adopt-A-Road crews. In 2020, CLPC-funded litter crews logged 3,829 hours of cleanup time and 34,590 pounds of solid waste recovered along 527 miles of roadway.

The City of Tacoma partners in the Adopt-A-Spot program with neighborhood groups, businesses, and residents to help reduce litter and keep public spaces clean. Tacoma Cares is another program that provides a dedicated blight collection crew to remove illegally dumped waste from the City's rights-of-way. This program also provides non-profit and organized groups with dump passes for free litter and illegal dumping waste disposal.

9.2.11 Population and Collection Projections

Population is projected to grow across the County, which will drive needs for collection and related infrastructure. Population projections for the next ten years are shown in Table 7. Population forecasting is based on actual population for the current year of 2021 and increasing at a rate of 1.35% per year.

Table 7. Ten-year Pierce County Population Projection

Year	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030
Population	902,714	914,901	927,252	939,770	952,457	965,315	978,347	991,555	1,004,941	1,018,507
MSW Tonnage	762,016	751,362	761,506	771,786	782,205	792,765	803,467	814,314	825,307	836,449



9.3 Planning Issues

How can Pierce County and the City of Tacoma continue to meet the collection needs as population grows?

Collection service needs in Pierce County will continue to be met where growth occurs. Haulers are prepared to meet demand within their service territories for both residential and commercial service. However, haulers report that new commercial developments can be more challenging to access. At times, this requires customers to move solid waste facilities on their properties to an acceptable location, which is costly and could be avoided with better planning. There is currently no standard for garbage enclosures in Pierce County code other than setbacks. The collection side of the solid waste system should be more integrated into the design review process and design standards of Pierce County and municipal planning and development authorities.

Can alternative fuels in the garbage fleet be implemented as a means to reduce GHG?

The County’s GHG reduction goals rely on opportunities to replace fossil fuel system inputs, raising the question of whether the solid waste collection fleet can be converted to one or more alternative fuels. The availability and maturity of technology is one barrier. For example, electrification of the garbage fleet, while arguably having the largest impact on GHG emissions, would limit range and remove access to some rural customers. Other approaches in this direction have been successful. For example, City of Tacoma has utilized low-carbon biodiesel without significant upgrades or maintenance issues. The City of Tacoma is also in the process of converting its fleet to compressed natural gas, with a full transition anticipated by 2023. Costs remain a barrier to further change, with the return on investment signaling what additional technology investments will be made. In the absence of funding for fleet conversion, these costs will be borne by customer rates. State WUTC regulations aim to make rates as affordable and efficient as possible, which is an possible,

which is an additional barrier. Passthrough rate provisions in local agreements would be necessary to ensure cost recovery. Additional changes to Pierce County code and state law will be important to shift markets and drive more rapid adoption of new sustainable transportation technologies.

How can we provide adequate/equitable recycling collection services to multifamily and commercial customers? Should Pierce County and the City of Tacoma update our multifamily minimum recycling standards?

As discussed in the section on multifamily recycling collection above, minimum service for recycling at multifamily properties is currently different than for single-family properties. Ongoing growth of multifamily housing is expected across Pierce County, underscoring the opportunity to expand service availability to these customers. Policy changes to allowable housing within the City of Tacoma and other locations in the County may also occur in order to increase density and improve housing affordability. Improvements in multifamily and commercial curbside recycling programs are closely tied not just to expanding basic access and maximizing diversion of recyclable materials, but also to reducing contamination in the recyclable waste stream. Change to minimum standards for multifamily housing is an opportunity – however, several challenges need to be considered to address implementation barriers and potential for contamination.

Should Pierce County continue to subsidize yard waste?

The subsidy for yard waste collection was originally provided as a mechanism to encourage this service by removing the burden on haulers and customers. This subsidy to haulers should continue for residential service, as it remains in alignment with the goal of diverting this waste from the landfill. However, as discussed further in the *Organics* chapter, there are well-documented consequences of the effect of self-haulers from the commercial side, which had driven subsidized yard waste to an unsustainable level. At the beginning of

2021, Pierce County removed commercial yard waste loads over a from the solid waste system. This issue will need to continue to be monitored and analyzed comprehensively at a county-wide level to determine long-term policy.



9.4 Actions	
➡	Solid Waste Collection Action 1: Improve access to solid waste and recycling facilities at new commercial and multi-family developments by incorporating design standards into the Pierce County Code and possibly integrating hauler review into the permitting process.
➡	Solid Waste Collection Action 2: Research community needs, conduct policy analysis and report findings to inform a recommendation for level of service ordinance for multifamily residences by 2023.
➡	Solid Waste Collection Action 3: Develop a plan (including what should be done and an implementation timeline) by 2025 for lowest GHG collection, disposal, and transport in collaboration with contract partners.

Chapter 10: Transfer and Disposal





10.1 Introduction

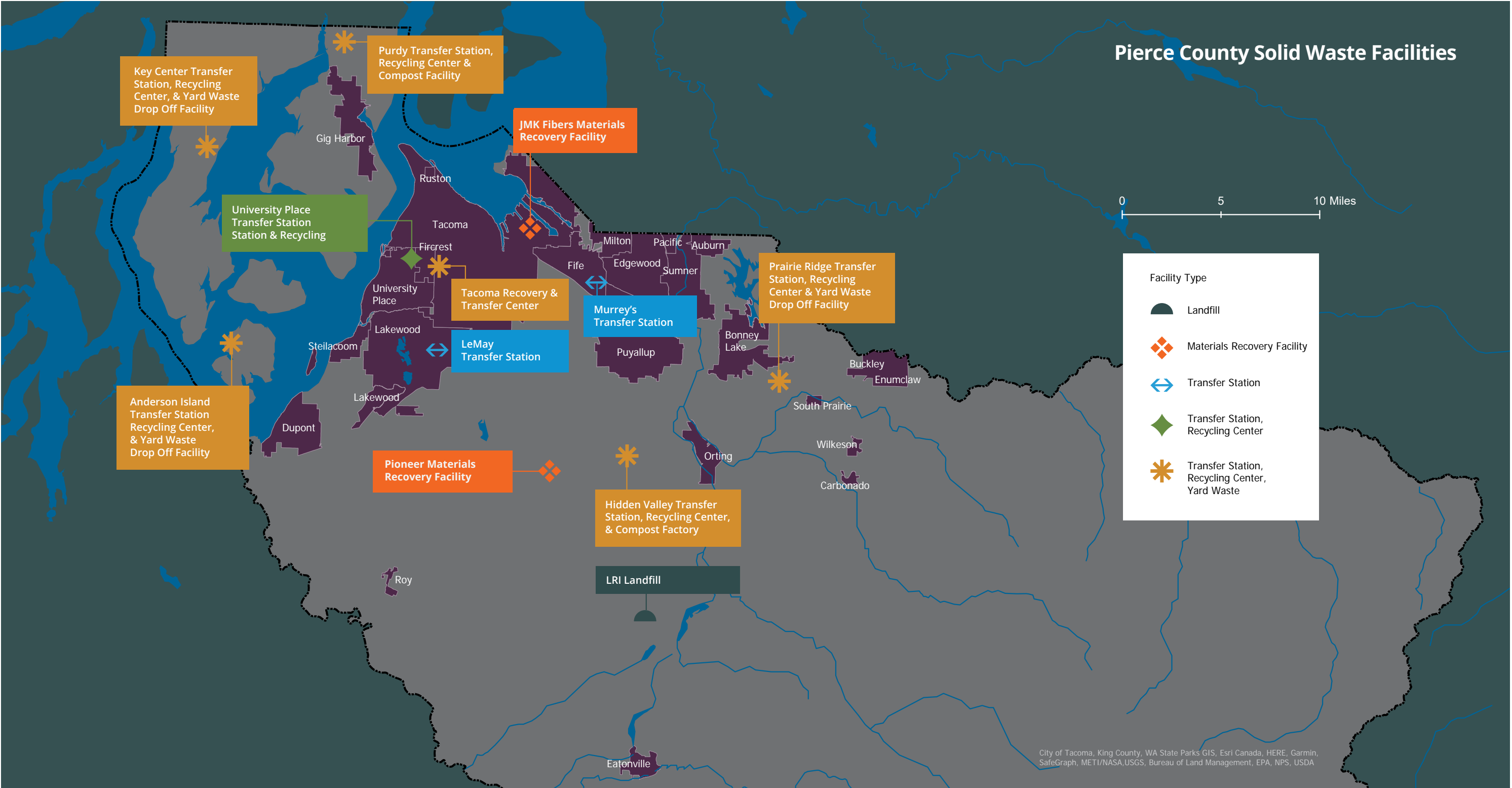
Transfer stations are central collection facilities where solid waste is unloaded from collection vehicles or private vehicles and reloaded into larger vehicles for shipment to a landfill or other processing facility. By combining the loads of several individual waste collection trucks or private self-haulers into a single shipment, companies and jurisdictions managing solid waste save money on the labor and operating costs of transporting waste to a distant disposal site. This can reduce the total number of vehicular trips to and from the disposal site and reduce the associated environmental footprint. Transfer stations can also provide an opportunity to recover certain waste sub streams before wastes are transferred to disposal and can provide for the separate collection of source-separated recyclable materials (including those not collected by curbside programs), yard debris and other organic material, HHW and other special wastes.

From the transfer stations, materials are taken to a municipal solid waste landfill, material recovery facility or compost facility. This chapter describes the various facilities and operations for transfer and disposal. Please refer to the 2000 Tacoma-Pierce County Solid Waste Management Plan and 2008 and 2016 supplements for detailed histories of the Pierce County and Tacoma solid waste systems.

10.2 Conditions Assessment

State regulatory design and operation requirements for transfer facilities are included in the Minimum Functional Standards for Solid Waste Handling (WAC 173-304). Transfer stations should be located in areas of greatest need, which include urban areas where consolidation of waste may have operational and economic advantages or in rural areas where accessibility to curbside collection is limited.

In the three management systems in Pierce County, transfer facilities include publicly and privately-owned transfer stations, drop-box transfer stations, MRW fixed and mobile facilities, and an intermodal facility. The following descriptions define each type of municipal waste transfer facility.





10.2.1 Transfer Stations

A transfer station is a permanent, fixed facility used by self-haul customers and/or route collection vehicles to deposit collected solid waste into a larger transfer vehicle for transport to a disposal facility. A transfer station may include baling and compaction activities, manual or mechanical sorting of recyclables and drop-off containers for separated wastes such as yard waste. They may be sited adjacent to, or with, other solid waste facilities.

In Pierce County and the City of Tacoma, transfer stations are the primary facilities open and available to the public. One transfer station is owned and operated by the City of Tacoma, one is owned and operated by LRI and four are owned by Pierce County and operated by LRI. Under long-term direction of the Tacoma-Pierce County Solid and Hazardous Waste Management Plan, recycling and yard waste drop-off services are provided at all solid waste transfer stations for those who self-haul their materials.

Private haulers in Pierce County also operate transfer stations to consolidate loads and increase the efficiency of the haulers' collection programs. Those facilities are not open to the public. A full list of transfer facilities is included in *Appendix G*.

Additional discussion of disposal of specific waste streams is included in respective chapters *Waste Reduction, Recycling, and Organics Management*.

10.2.2 Drop Box Transfer Station

A drop box transfer station uses a detachable container for receiving solid waste delivered to the site. Separate containers are provided for yard waste and recyclables. This type of transfer facility normally serves general public self-haul customers. Drop box facilities are designed to serve rural or low-density residential areas remote from a disposal facility or other transfer stations, or areas with transportation problems such as an island with only intermittent ferry service.

10.2.3 Moderate Risk Waste Fixed Facility

A MRW fixed facility is used to recycle, sort, and package HHW and MRW prior to transport to a disposal facility. A MRW fixed facility receives hazardous waste from households and/or moderate risk waste from businesses that generate HHW in quantities below the threshold for regulation under Washington's Dangerous Waste Regulations WAC 173-303. These small business generators are generally referred to as Small Quantity Generators – SQG's. This collected waste must be recycled or disposed in designated hazardous waste landfills or incinerators or handled by other alternatives allowed by law. Please see the *Moderate Risk Waste* chapter for a full discussion of MRW handling requirements.

10.2.4 Mobile Collection Facility

A mobile collection facility operates for short durations at numerous locations convenient to residents to collect wastes generally not permitted for MSW landfill disposal. Mobile collection facilities are generally used to collect household hazardous waste only and do not serve small businesses.

10.2.5 Intermodal Facility

An intermodal facility is where material is transferred from one mode of transportation to another (e.g., truck to rail). An intermodal facility typically is used to change the mode of solid waste transport from highway to rail or barge. Intermodals are generally used to ship waste out of the County. They must be capable of efficiently handling large amounts of waste on a timely basis. Pierce County does not currently have an active intermodal facility, but there will be a need for such a facility during the lifetime of this plan. LRI currently has access to an intermodal facility that could be used, should LRI and Pierce County determine an intermodal facility is necessary for long-haul purposes. See additional discussion in the Landfill section of this chapter, as well as in *Planning Issues and Actions*.

10.2.6 Landfills

Whether received at transfer stations by self-haulers or hauling company vehicles, all MSW requiring final disposal is currently transported to the LRI landfill located in Graham. The City of Tacoma and Pierce County separately contract with LRI for this service. Consistent with permit restrictions, direct self-haul to the LRI Landfill is available only for commercial customers delivering large quantities of waste.

The LRI landfill is a privately owned mixed municipal solid waste landfill on a 320-acre site. The 168-acre landfill footprint has the approximate capacity for 29.2 million cubic yards. The landfill footprint is comprised of cells, and each is underlain by a state-of-the-art liner and leak detection system and includes other technical and regulatory design elements to meet or exceed all regulatory requirements. The footprint was configured to avoid impacts to South Creek and its eastern tributary.

Currently, cell 8B (4.9 acres) is being constructed in 2021. Cell 8 will be a total of 10.7 acres. Cell 9 will be 19.9 acres and cell 10 will be 21.8 acres. As of the most recent flyover on January 14, 2021, roughly 15 million cubic yards of airspace remain. Additional discussion of landfill capacity is provided below in the 20 Year Municipal Solid Waste Handling Projection section, as well as in *Planning Issues and Actions*.

Chapter 10: Transfer and Disposal | *Conditions Assessment*

10.2.7 Long-Haul Options

In the event the LRI landfill is not available, Pierce County and the City of Tacoma have contractual provisions with LRI to access other landfills outside of Pierce County—including the Finley Buttes and Wasco County landfills in eastern Oregon owned by Waste Connections, LRI's corporate parent. Long-haul of solid waste by truck or rail will be used as an alternative to reduce the amount of waste going to the LRI landfill. LRI is committed to long-hauling material in order to keep the landfill open through 2036. LRI is currently working on assets and transportation to move Pierce County waste to the Finley Buttes Regional Landfill starting in 2023- 2024. Additional discussion of landfill capacity and context for longhaul transport is in the *Planning Issues* section, below.

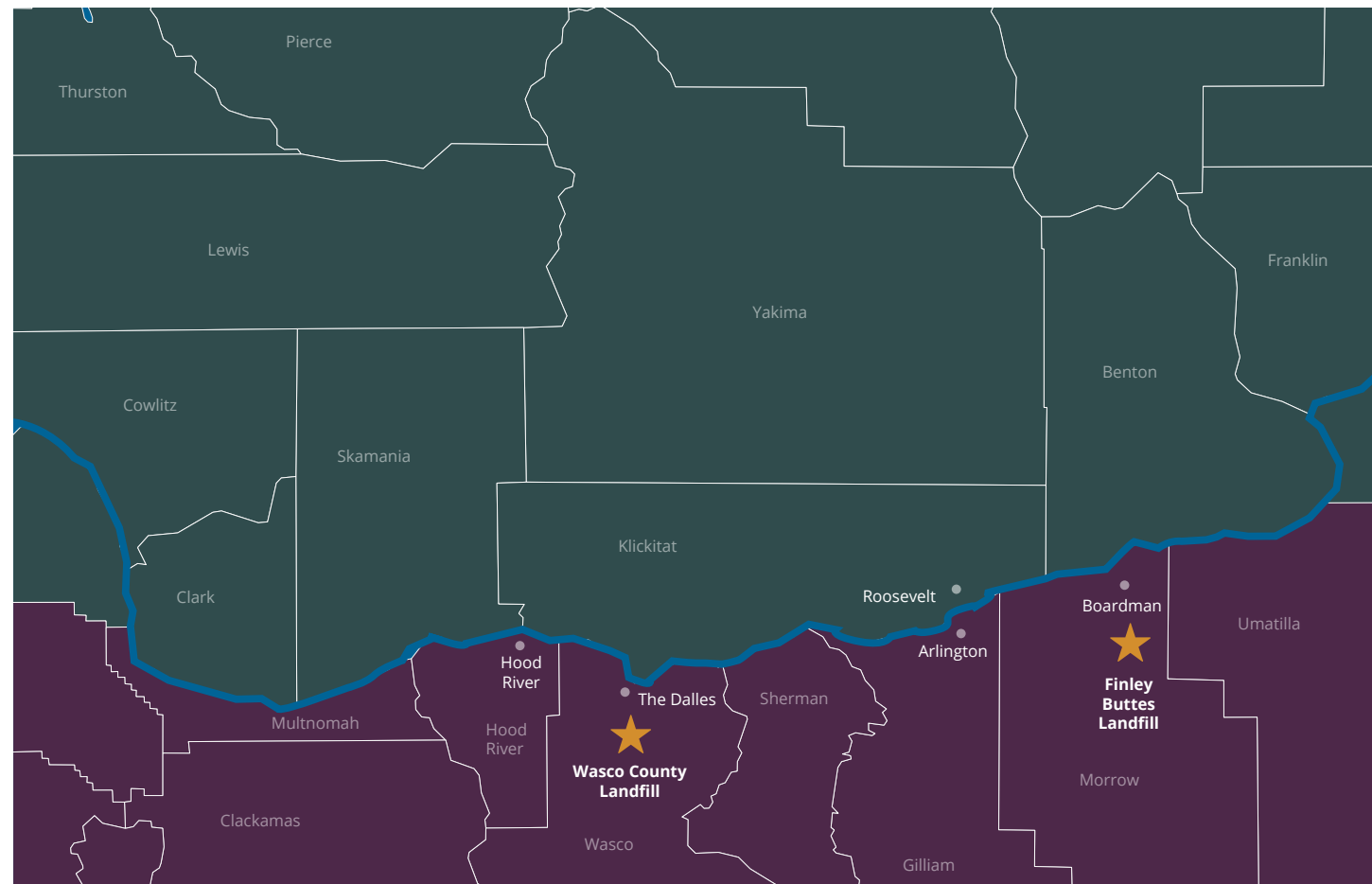
10.2.8 Managing Closed Landfills

Current closure standards for landfills are intended to isolate municipal solid waste over a long period of time to minimize environmental impacts. During the past 40 years, the handling and disposal of solid waste has become increasingly complex. Modern landfills are now constructed with engineered liners, leachate collection systems, and elaborate gas control systems designed to minimize the public health and environmental impacts of buried refuse. By contrast, almost all the old disposal sites in this report were operated under the standard practices for the time, including burning or disposal into gravel pits, wetlands, ravines, or hillsides. As a result, many of these older landfills have contaminated

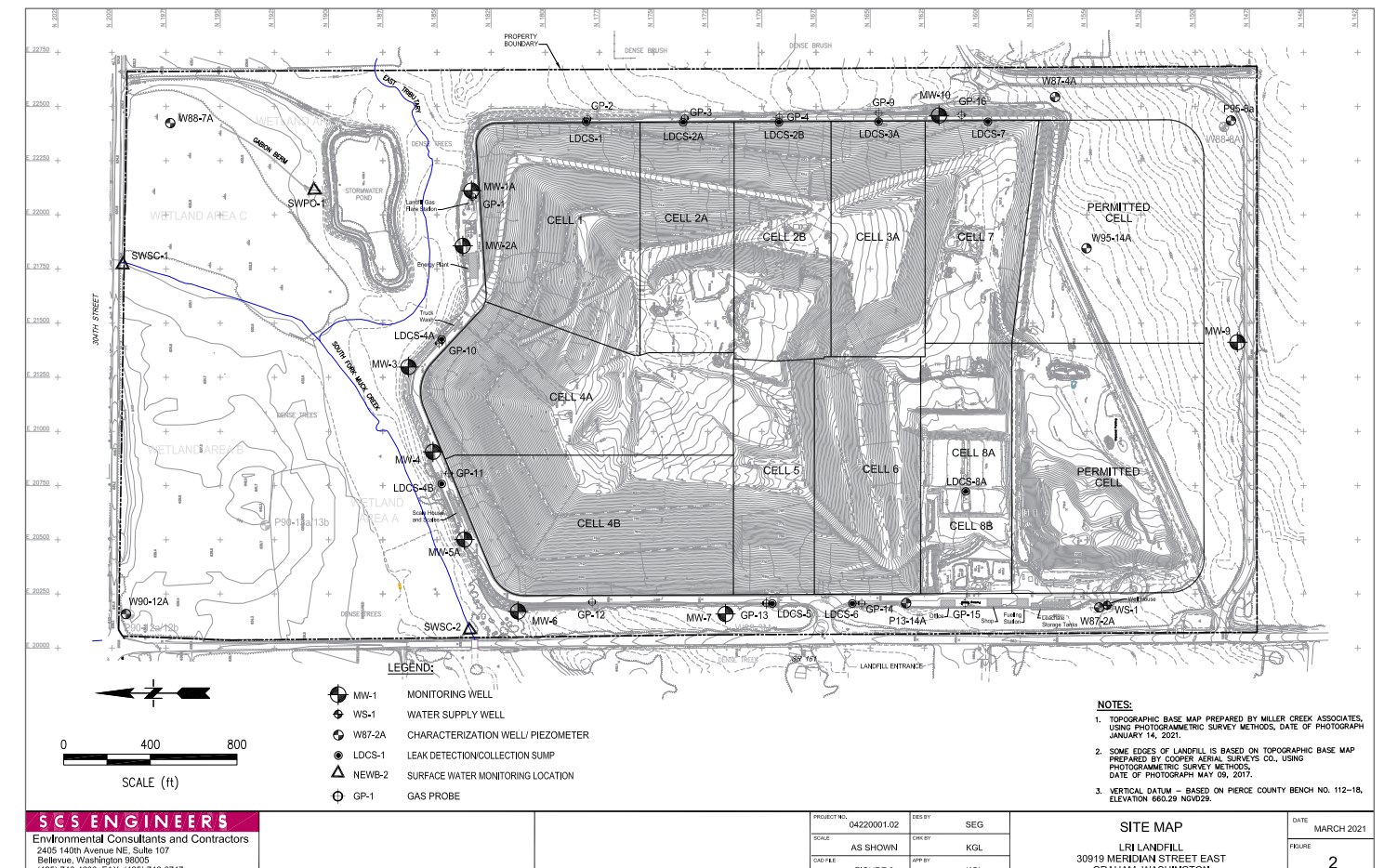
groundwater and/or caused methane gas migration onto neighboring properties. Counties and municipalities are commonly burdened with expensive remedial measures for contaminated landfills and dumpsites. Even absent of contamination issues, development or reuse of these sites can be complicated by the presence of solid wastes.

The TPCHD maintains a [Closed Landfill Report](#), last updated in 2010. The objectives of the study were to establish an inventory, identify public health risks associated with closed dumpsites and landfills, and determine the need for further site investigation. Thirty-two

Map: Oregon-based long-haul landfill facilities



Map: 304th street landfill cells



closed dumpsites and landfills were described evaluated; more than 60 additional less-significant or lessdocumented dumping sites were also described. Additional discussion and detail can be found in the most current version of this report. Closed landfill sites continue to be monitored for compliance with regulations and mitigation of public and environmental health hazards.

10.3 20-year MSW Handling Projection

Population and Solid Waste Forecast

For the purposes of projecting long-term capacity needs for MSW, Pierce County maintains a 20-year forecast for the entire county, including the Tacoma and JBLM waste management systems. See *Appendix R* for the full 20-Year MSW Handling Projection. It is reviewed each year as part of the Landfill Capacity Analysis and MSW and non-MSW tonnages.

Population forecasting is based on actual population for 2021and increased at a rate of 1.25% per year. The population estimates represent long-term trends but do not include projections of shortterm or seasonal patterns.

Landfill Capacity Scenarios

The Pierce County – LRI Waste Handling Agreement Section 4.5.2 calls for an annual landfill capacity review of an independent third-party engineer’s report on the remaining capacity in the LRI Landfill. The Landfill Capacity Analysis documents disposal of MSW and non-MSW wastes dating back to the landfill opening in December 1999, and then projects future disposal based on scenarios developed in partnership with Pierce County.

Scenario 1 – No Action

This scenario assumes no implementation of the objectives or actions contained in this plan along with a three-system blended disposal rate per capita. Disposal of non-MSW increases from an average of 400,000 tons to 425,000 tons per year in 2030. Under this scenario, the LRI landfill will reach its capacity no later than 2032. This scenario is not a viable option moving forward.

Scenario 2 – Mix

The Mix scenario assumes implementation of the objectives and actions in this plan only as far as to reduce the rate of disposal overall for the three systems to that of Pierce County before COVID-19. This scenario also calls for a cap on the amount of waste from all three systems in which the excess would be long-hauled by rail to a much larger regional landfill in Central Oregon. This longhaul by rail approach would begin in 2023 and haul up to 110,000 tons of material from Pierce County and as many as 50,000 from Tacoma and JBLM annually. This also calls for a reduction in the amount of non-MSW waste (e.g., soils, special waste) going to the landfill. Under this scenario, the LRI landfill will reach capacity in 2036.

Scenario 3 – Reduction Mix

This scenario assumes implementation of the objectives and actions in this plan to reduce the overall amount of waste disposed in Pierce County by 5% annually. This, accompanied by the long-haul approach from scenario 2 for both MSW and non-MSW waste, will result in significant reduction in GHG as well as food waste and commercial and demolition debris. Under this scenario, the LRI landfill could potentially remain open until 2042.

Conclusion

Pierce County and the City of Tacoma believe that the realistic path forward is somewhere between Scenarios 2 and 3. There are several factors for this, including population growth, funding for all of the objectives and actions, and county staff constraints. While scenario 3 may not be reached in its entirety, a hybrid of these two scenarios will still lengthen the life of the LRI landfill further than originally predicted.

Table 8. Landfill capacity and closure scenarios for 304th St Landfill

Scenario 1 – No Action	Scenario 2 – Mix	Scenario 3 – Reduction Mix
MSW Disposal Current blended rate of disposal per capita starting in 2021	MSW Disposal Current Pierce County disposal rate along with a capped amount from each system with long-hauling of excess	MSW Disposal Reduction based on Plan goals at a rate of 5% annually
Non-MSW Disposal Soils and non-MSW are disposed at a rate constant with 2015 – 2019 average of 400,000 tons per year	Non-MSW Disposal Reduction of half going to LRI landfill	Non-MSW Disposal Reduction of the amount going to LRI landfill by as much as possible long-hauled by rail
Estimated Closure Date 2032	Estimated Closure Date 2036	Estimated Closure Date 2042



10.4 Planning Issues

Will a new solid waste disposal facility be sited in Pierce County?

Facilities should be sited to prevent or reduce impacts to other land uses. It is generally appropriate to site these facilities with other solid waste recycling or waste processing or composting facilities, industrial-scale intermodal transportation facilities, or on the site of a closed landfill.

No new MSW landfill disposal sites are planned or anticipated for Pierce County on the horizon of this plan. Locational standards for disposal sites are addressed in WAC 173-304-130, including solid waste facility siting requirements related to environmental and land use factors. Currently, siting of a new facility to landfill MSW is neither desirable nor feasible. Current local landfill capacity is anticipated to end within this period and Pierce County’s growing need for landfill disposal will have to be assessed and met through a variety of strategies, discussed further within this section.

While a municipal solid waste landfill siting is not anticipated, siting this or a limited purpose landfill remains a possibility. Landfills of this type include facilities which may encompass

considerable variations in waste types, site conditions, and operational controls. A limited purpose landfill is not allowed to receive municipal solid waste.

How can the Pierce County and City of Tacoma continue to meet the system’s solid waste transfer needs as population grows?

Solid waste transfer facilities are an important link between the collection and disposal of MSW. Transfer capacity may need to be increased, particularly in areas experiencing more significant growth. A solid waste transfer capacity evaluation will need to be undertaken to consider options between existing sites (at Purdy and Hidden Valley) versus siting a new facility (e.g., in areas where growth is driving demand, such as the Parkland unincorporated area). Hidden Valley is an LRI-owned facility and could potentially double in size. The transfer station at Purdy could also potentially double capacity based on available land that is already owned by Pierce County. Purdy is expected to remain the hub for municipal solid waste on the Key Peninsula. Transfer stations and drop-box facility standards to help guide this evaluation are in WAC173-304-410.

What are the options for managing the capacity and lifespan of the current landfill? What is the preferred strategy for diversion post-landfill?

The LRI landfill is expected to reach capacity within the horizon of this 20-year plan, and potentially within the period of the County’s disposal contract, ending in 2036. A new MSW facility is not being considered as an alternative once the landfill reaches capacity. Long-haul, either by rail or by truck, will either divert a portion of waste in the near-term to extend the life of the landfill, or be used as a primary disposal strategy once it is no longer accepting new waste.

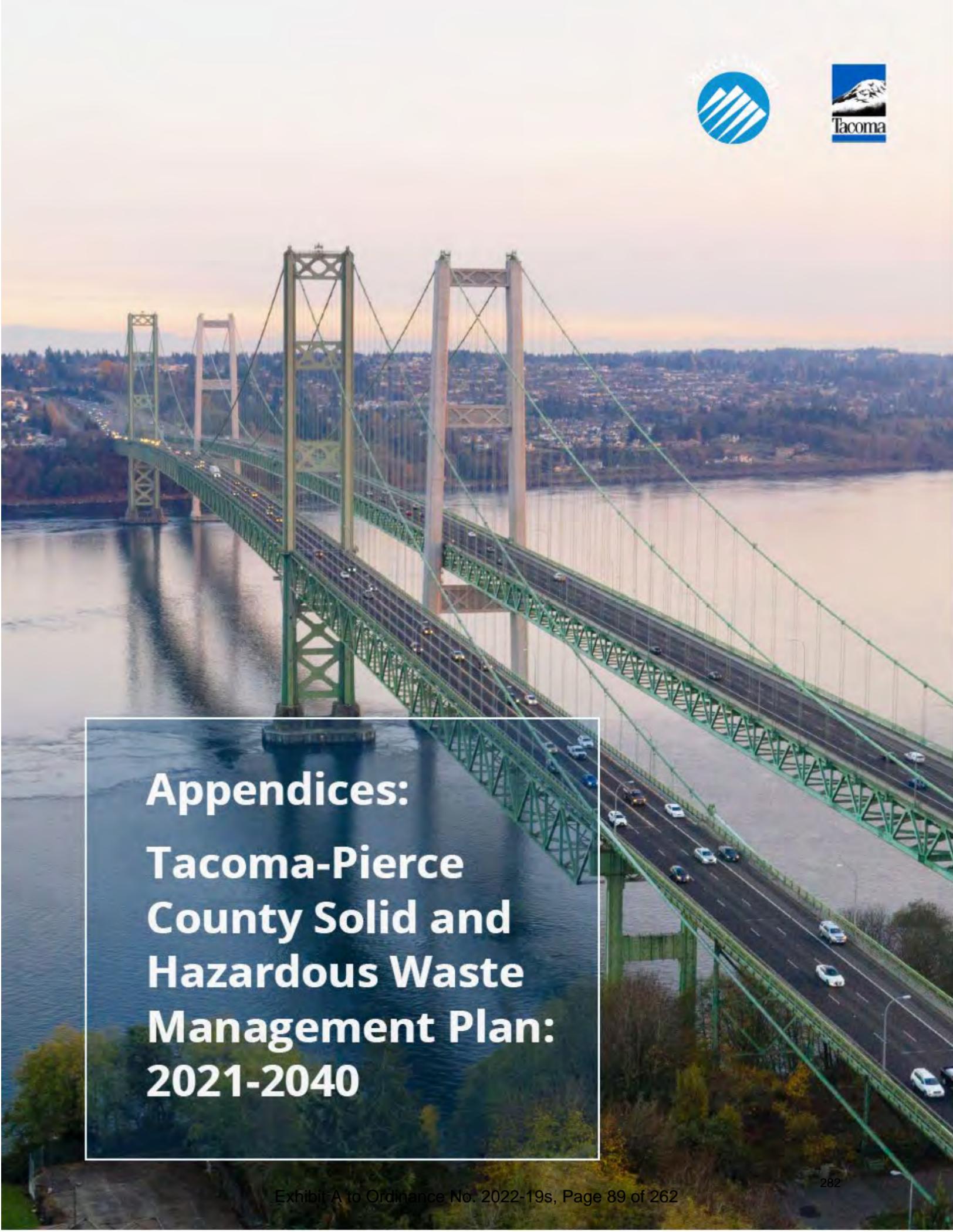
The responsibility to manage disposal capacity through 2036 is a requirement in the County’s contract with LRI. An evaluation of disposal alternatives will be required to further consider the parameters and process for implementation of preferred options. The evaluation will address various sources using the landfill (County, City of Tacoma, other private uses), and a detailed projection of

future use and capacity. A key component of the evaluation will be the lifecycle/GHG impacts of various alternatives. Pierce County and the City of Tacoma may both benefit from closer coordination in the future to define joint-use approaches to capital facilities for MSW disposal. A formal arrangement would facilitate dual planning and combining the financial capabilities of the City of Tacoma and Pierce County rate bases.

Exploring options and commitment to a preferred strategy for diversion to maintain capacity and/or post-landfill will result in a preferred approach for discussion in the 2025 SHWMP plan update.



10.5 Actions	
➡	Transfer and Disposal Action 1: The City of Tacoma Solid Waste Management Division and the Pierce County Sustainable Resources Division will meet at least twice annually to evaluate options and preferred strategies for planning and developing infrastructure for the transport and disposal of waste after the closure of the LRI County landfill in Graham.
➡	Transfer and Disposal Action 2: The County and LRI will work together to divert waste by rail to maximize the landfill’s life.
➡	Transfer and Disposal Action 3: Evaluate options to meet transfer station capacity across Pierce County.



**Appendices:
Tacoma-Pierce
County Solid and
Hazardous Waste
Management Plan:
2021-2040**

Appendix A – Glossary

Appendix B – List of SWAC Involvement in Creation of the Plan

Appendix C – SWAC Bylaws

Appendix D – Full List of Operators and Service Areas

Appendix E – Full List of Public Education Programs

Appendix F – Full List of Existing Waste Reduction Programs

Appendix G – Full List of Recycling Centers and Transfer Stations

Appendix H – Contamination Reduction and Outreach Plan (CROP)

Appendix I – Full List of Materials Accepted for Recycling in Pierce County

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Appendix K – Pierce County Yard Waste Facilities

Appendix L – List of Hazardous Waste Generators and Receiving Sites

Appendix M – Inventory of Listed Hazardous Sites

Appendix N – List of Registered Dangerous Waste Haulers in Washington State

Appendix O – Pierce County Dangerous Waste Facilities

Appendix P – Pierce County Used Oil Collection Sites

Appendix Q – Biomedical Waste Background

Appendix R – Twenty-year Projected Needs for Solid Waste Handling

Appendix S – Six-year Capital and Operations Financing

Appendix T – WUTC Cost Assessment Questionnaire

Appendix U – SEPA Checklist and FEIS Documentation

Appendix V – Interlocal Agreement

Appendix W – Retained Policies

Appendix X – Amendments and Updates

Appendix Y – Public Comment and County Responses

Appendix Z – Resolutions of Adoption

Glossary of Terms

Below are material management terms that are used in this document. The definitions provided are specific to this document and may not encompass all uses of these terms.

- **China's National Sword Policy** — "Operation National Sword" was a policy initiative launched in 2017 by the Government of China to monitor and more stringently review recyclable waste imports. Before the policy, China was importing the vast majority of recyclables from North America and Europe for two decades. This practice of buying recyclables brought raw materials for the growing industrial capacity of China, but also brought a lot of contaminated recyclables which ended up accruing in China, causing other environmental concerns such as air and water pollution.
- **Conscious consumption** — emphasizing the holistic impact of purchasing decisions on the environment, consumer health, and more. Can also include discussions on advertising tactics, planned obsolescence, and life cycle analysis.
- **Commingled recycling** — a service where customers can place all program accepted recyclable materials into one container (e.g., plastic, paper, aluminum)
- **Composting** — the controlled breakdown of organic waste to make a soil amendment, conditioner or mulch. Organic materials include such things as yard waste, food waste, wood waste, biosolids (organic solids removed from wastewater treatment) and paper.
- **Composting facility** — a solid waste facility specializing in the composting of one or more organics of a known and consistent composition, other than mixed municipal waste, to produce a marketable product for reuse or as a soil conditioner. Feedstocks may include, but are not limited to yard waste, biosolids, or food waste.
- **Curbside collection** — a service that picks up recyclable items, compost and/or garbage from customers' properties at regularly scheduled times
- **Dangerous waste** — "Dangerous wastes" means those solid wastes designated in WAC [173-303-070](#) through [173-303-100](#) as dangerous, or extremely hazardous or mixed waste
- **Diversion** — the avoidance of placing items into a landfill through reuse, recycling and composting Extended Producer Responsibility—see Product Stewardship

- **Drop box transfer station** — a solid waste facility needing a Solid Waste Permit which is used for placement of a detachable container including the area adjacent for necessary entrance and exit roads, unloading and turn-around areas. The facility normally serves the general public with loose loads and receives waste from off-site.
- **Facility** — a place that receives materials from outside of its site boundaries such as a transfer station or recycling center. Dumpsters and other containers that only service the site where they are located are not considered facilities.
- **Greenhouse gas(es) (GHG)** — A variety of gases that, once released into the atmosphere, trap the sun's heat causing a global greenhouse effect, which is like a heat-trapping blanket. Most GHGs come from the burning of fossil fuels and chemicals used for refrigeration and cooling. Examples of GHGs are carbon dioxide, methane, nitrous oxide and fluorinated gases.
- **Industrial symbiosis** — the notion of a nexus of organizations working together to close the loop by matching waste output with feedstock needs. Can also expand to include things beyond raw materials such as wastewater, gas, etc.
- **Interlocal agreements (ILAs)** — legal arrangements between Pierce County and its cities and towns that establishes the adoption and implementation of the Solid and Hazardous Waste Management Plan.
- **Landfill** — a disposal facility or part of a facility where garbage is permanently placed in or on the land
- **Linear economy** — the traditional production, purchase, and disposal of goods and materials. Opposite of a circular economy which aims to keep goods and materials in use for longer and sometimes never includes the disposal phase.
- **Litter Credit Program** — Litter Credit waives landfill disposal fees up to \$125 for:
 - Victims of illegal dumping (residential property)
 - Community cleanup programs (neighborhoods, parks, beaches, etc.)
 - Resolution of an active solid waste violation
- **Materials Recovery Facility (MRF)** — a place where recyclable items are separated into individual material types (e.g., plastic, paper, aluminum). MRFs sell bales (large compressed blocks of one commodity) of recyclable materials to other facilities where they are processed into new products.
- **Materials Management System**—all aspects of the solid waste system from waste generation to disposal. The system aims to use and reuse resources efficiently and

sustainably throughout their lifecycles. It seeks to minimize materials used and all associated environmental impacts.

- **Minimum Level of Service ordinances** — requirements established for residential curbside recycling and yard waste collection. These requirements must be met by the solid waste collection companies operating in unincorporated portions of the county.
- **Municipal solid waste (MSW)** — a subset of solid waste which includes garbage discarded from residential, commercial, institutional and industrial sources.
- **Non-residential recycling collection** — non-residential recycling collection is defined by several classes of carriers:
 - **Common carriers** are permitted by the WUTC and can collect a specific commodity (or commodities) within a designated geographic territory. Common carriers do not own the commodity being hauled; they are simply providing a transportation service for the owner. For example: a private company hauling cardboard from nonresidential generators to an independently operated recycling facility would be a common carrier. Common carriers are required to provide collection and transportation service to anyone requesting the service within the collection territory. Fees are negotiated between the carrier and the customer.
 - **Contract carriers** are permitted by the WUTC and can collect a specific commodity (or commodities) from a single nonresidential generator. For example: an independent company collecting cardboard from a single manufacturing company would be a contract carrier. Contract carriers negotiate the tariff or fee paid for the service with the waste generator without WUTC involvement. Private carriers are not subject to regulation by the WUTC.
 - **Private carriage** involves the collection and transportation of a commodity (or commodities) by either the commodity generator or the commodity user, if the collection and transport activity is incidental to the overall or primary business of the generator or user. For example: a large manufacturing facility that self-hauled small amounts of cardboard to a local recycler would be considered a private carrier. Recycling firms that collect their own materials for further processing and marketing are also considered private carriers.
- **Old corrugated containers (OCC)** - usually referring to post-use cardboard. Paper bags are sometimes included in this category.

- **Organics** — "Organics" refers to carbon-based materials that include forest slash, food, yard debris, manures, and other agricultural residues.
- **Pierce County Product Stewardship** — a philosophy and management strategy where the manufacturer takes responsibility for managing its product and packaging throughout its whole life cycle. Also called extended producer responsibility.
- **Recycling** — a series of activities that includes collecting used, reused, or unused items that would otherwise be considered waste; sorting and processing the recyclable products into raw materials; and remanufacturing the recycled raw materials into new products or components of products.
- **Reuse** — repurposing an item or material to avoid its disposal
- **Single-use items** — products that are designed to be used once and then disposed, such as paper coffee cups, plastic sandwich bags and disposable razors.
- **Solid Waste Advisory Committee (SWAC)** — a group required by state law established by the County to "assist in the development of programs and policies concerning solid waste handling and disposal." The SWAC reports to the Pierce County Council.
- **Special waste** — those materials with unique collection, handling and disposal requirements that are not generally part of the mixed municipal solid waste stream. Includes items such as contaminated soils, street sweeping residues, waste from cleaning manholes and storm drains, sludges, boiler or incinerator ash and many industrial wastes.
- **Sustainability** — treated holistically; sustainability should not be confused with "green" or "environmentally friendly". Sustainable decisions and actions consider all factors that might affect maintainability, such as economics, efficiency, equitability, effectiveness and the environment.
- **Transfer station** — a solid waste facility needing a Solid Waste Permit which is a permanent, fixed supplemental collection and transportation facility, used by person and route collection vehicles to deposit collected solid waste from off-site into a larger transfer vehicle for transport to a disposal facility. It may include baling or compaction activities or recycling facilities.
 - **Drop box transfer station** — a drop box transfer station uses a detachable container (drop box) for receiving solid waste delivered to the site. Separate

containers are provided for yard waste and recyclables. This type of transfer facility normally serves general public self-haul customers. Drop box facilities are designed to serve rural or low-density residential areas remote from a disposal facility or other transfer stations, or areas with transportation problems such as an island with only intermittent ferry service.

- **Moderate risk waste fixed facility** — a moderate risk waste (MRW) fixed facility is used to recycle, sort, and package household hazardous and moderate risk waste prior to transport to a disposal facility. A MRW fixed facility receives hazardous waste from households and/or moderate risk waste from businesses that generate hazardous waste in quantities below the threshold for regulation under Washington's Dangerous Waste Regulations WAC 173-303. (These small business generators are generally referred to as Small Quantity Generators - SQG's.) Waste that is collected must be recycled or disposed in designated hazardous waste landfills or incinerators or handled by other alternatives allowed by law. (The Tacoma-Pierce County Local Hazardous Waste Management Plan provides a full discussion about moderate risk waste handling requirements.)
- **Mobile collection facility** — a mobile collection facility operates for short durations at numerous locations convenient to residents in order to collect wastes generally not permitted for MSW landfill disposal. Mobile collection facilities are generally used to collect household hazardous waste only and do not serve small businesses.
- **Intermodal facility** — an intermodal is a facility where material is transferred from one mode of transportation to another (e.g., truck to rail). An intermodal facility typically is used to change the mode of solid waste transport from highway to rail or barge. Intermodals are generally used to ship waste out-of-county. They must be capable of efficiently handling large amounts of waste on a timely basis.
- **Washington Utilities and Transportation Commission (UTC)** — a three-member board appointed by the governor of Washington. The UTC is responsible for regulating fees, services, and practices of privately owned utilities (solid waste haulers) and transportation companies.
- **WRRRA** — the Washington Refuse and Recycling Association is an association of solid waste companies and professionals that promote the private solid waste and recycling industry and their member companies.

- **WSRA** — the Washington State Recycling Association is a nonprofit membership organization dedicated to supporting waste reduction, reuse, recycling, and composting in Washington.
- **WACSWM** — the Washington Association of County Solid Waste Managers is an affiliate “caucus” of the Washington State Association of Counties (WSAC), that provides a collective voice for local solid waste officials in Washington State to advocate for a strong, effective and efficient solid waste system.
- **Waste**—items that are discarded and managed through either recycling, composting or garbage services
- **Waste reduction** — actions taken before waste is generated to either reduce or completely prevent the generation of waste. Some further divide this term into categories, such as waste prevention, avoidance and minimization. In this document, the term reduction includes all these other categories.
- **Waste Trends Analysis** — Pierce County's annual program that inventories items found in the municipal garbage. Waste is manually sorted and classified to help the system administrators better understand what is being discarded.
- **Yard waste** — natural yard debris that can be composted or ground-up for mulch, such as grass clippings, brush, leaves and tree limbs

Solid Waste Advisory Committee Involvement

Full meeting details including agenda, meeting summary, presentations, and handouts can be viewed [here](#).

September 9, 2020:

The planning team (Pierce County staff and EnviroIssues) gave a presentation on the SHWMP. It was the first presentation given to SWAC about the SHWMP so it was very high level. A discussion followed regarding SWAC's role in the plan development. Following the SWAC meeting, members received a comment form to provide input on the SHWMP planning process.

November 18, 2020:

The planning team gave a presentation on the SHWMP. The focus was on topics of policy to give SWAC a brief overview of what was being emphasized or discussed in the plan. An update on the progress of the plan's development was also given. There was discussion about food waste, extended producer responsibility, and more. A brief survey was sent out to SWAC following the meeting to inquire about topics of interest and preferred methods of engagement as we move forward.

Survey results can be viewed [here](#).

December 9, 2020:

Pierce County presented on the Contamination Reduction and Outreach Plan (CROP -an appendix of the SHWMP). Troy Rowan (Tacoma-Pierce County Health Department) gave a presentation on the hazardous waste aspect of the SHWMP.

March 10, 2021:

The planning team gave an update on the SHWMP. A survey was given to SWAC members asking for feedback on their experience with the solid waste system in Pierce County.

April 14, 2021:

April's meeting focused on the interconnection between the Sustainability 2030: Greenhouse Gas Reduction plan and the SHWMP. There was also a presentation on a life cycle assessment tool that may be utilized within the 20-year period of the SHWMP.

May 12, 2021:

SWAC was reminded of their role in the voting process, which will take place in June. They will have received and reviewed a draft of the SHWMP to vote on. An opportunity to ask for clarification or send comments was also provided prior to the vote.

June 9, 2021:

The June meeting was kicked off by a presentation of the SHWMP plan. Nicole Lobodzinski (EnviroIssues) discussed the chapter elements, Ryan Dicks presented on the actions implementation table, Lizzy Paul discussed the CROP, and Troy Rowan presented on the Local Hazardous Waste Management Plan. We felt these appendices would be most intriguing to SWAC members. After the presentation, there was an additional opportunity to discuss the plan and answer any questions. The vote was held and SWAC unanimously recommended Council's adoption of the plan.

Rules and Procedures for Pierce County Solid Waste Advisory Committee

Adopted: September 16, 2006

Revised: May 11, 2011

Revised: April 10, 2013

Revised: December 13, 2017

A Solid Waste Advisory Committee (SWAC) for Pierce County was created by the Pierce County Council and is described in Chapter 2.92 of the Pierce County Code. The SWAC adopts these General Rules and Procedures to supplement provisions of the County Code. Unless otherwise indicated in these Rules of Procedure the following terms apply:

“Department” means Pierce County Planning and Public Works Department;
and

“Staff” means an employee (or employees) assigned by the Planning and Public Works Director, or designee, to work with the SWAC.

Members

- 1) The SWAC is composed of voting and non-voting members, pursuant to Pierce County Code Chapter 2.92.
- 2) During the conduct of meetings, all members – voting and non-voting – shall have equal rights and privileges with two exceptions:
 - a) Non-voting members shall not be counted in the determination of a quorum and shall not vote on matters that require the SWAC to take a formal vote.
 - b) Only voting members shall be eligible to serve as Chair or Vice Chair.

Officers

- 1) The SWAC shall nominate candidates for the positions of Chair and Vice-Chair from the voting members at the first regular meeting scheduled on or after April 1st. Nominations may be for a slate of candidates or individual candidates for each position. After the Chair closes nominations, the SWAC shall elect its officers.
- 2) The roles of the Chair and Vice-Chair are as follows:
 - a) The Chair shall serve as the presiding officer of the SWAC.
 - b) The Vice-Chair shall serve as the presiding officer in the absence of the Chair.

- c) Together, the Chair and Vice-Chair shall regularly coordinate with Staff to propose meeting topics and agenda, evaluate the SWAC's performance against its work plan, propose training topics or tour opportunities for SWAC members, and schedule external reports and communications.
- 3) If the Chair is unable to fulfill a complete annual term position, the Vice-Chair shall serve as Chair for the remainder of the year.
- 4) If the Vice-Chair position becomes vacant before a regularly-scheduled election, the Chair shall call for nominations and election of a new Vice-Chair to serve for the remainder of the year.
- 5) Should both the Chair and Vice-Chair be absent from a meeting, the member present with the most seniority on the SWAC shall serve as Acting Chair during the meeting.

Meetings

- 1) The SWAC will meet at least four times a year.
- 2) Annually, the SWAC may consider and adopt a proposed meeting schedule and work plan or ask Staff to prepare the same.
- 3) To handle additional workload, the SWAC may schedule additional meetings, as long as sufficient public notice is provided.
- 4) The SWAC will use different types of meeting formats for various purposes:
 - a) A **Community Conversation** is a type of meeting hosted by the SWAC where the SWAC reaches out to the community to gather input on a specific topic before making a recommendation in a report to the County Council or County Executive. Generally at these meetings, the public will be given the opportunity to ask questions about the topic and brainstorm with the SWAC on solutions. The SWAC does not take formal action, such as a vote, at these meetings.
 - b) At regular SWAC meetings, the SWAC will act as a **Sounding Board** to provide guidance and advice on Department or Division proposals, and to provide opportunities for the general public to bring up and comment on solid waste issues. In these meetings the SWAC will use a consensus decision-making process when possible unless a formal vote has been requested.
 - c) When the SWAC has been requested to provide a formal position on an issue by the County Council, Executive, or Department, such as on updates to the Solid Waste Management Plan or on proposed resolutions, ordinances, or programs, the SWAC's purpose will be to provide **Formal Review** and adopt a report with recommendations. In these cases, the SWAC will vote on the recommendation.

There will be an opportunity for minority reports.

- 5) Unless otherwise noticed, meetings will be held in a public meeting room at the Tacoma Mall Plaza, 2702 S 42nd Street, Tacoma, Washington. The SWAC may choose to schedule meetings in alternate locations around the County particularly when hosting Community Conversation type of meetings.

Agenda and Notice

- 1) Staff, in consultation with the Chair, will prepare a proposed agenda for each scheduled meeting.
- 2) Agendas should provide an opportunity for the public to raise issues not already discussed at the meeting.
- 3) No less than one week prior to the date of the meeting Staff shall post meeting materials on a County webpage designed for SWAC communications and shall also send an e-mail to SWAC members and interested parties. The posting and e-mail shall serve as notice and include the date, time, and location of the meeting.
- 4) Special meetings should be announced with as much advance notice as possible.
- 5) SWAC members and other persons may request to receive meeting notices and meeting materials by U.S. Mail, or by picking up copies at the Department offices, or other methods mutually agreed to by SWAC Chair and Staff.
- 6) Telephone notice to SWAC members may be used to notify members of special meetings.
- 7) Topics may be added to the proposed agenda by telephoning or e-mailing the Chair and Staff prior to the meeting, or at the opening of the meeting.

Conduct of Meeting

- 1) Members and visitors at the meetings will treat each other with respect, will not monopolize meeting time, and will listen to and try to understand each other's views.
- 2) At Community Conversation meetings:
 - a) The Chair will open the meeting, introduce members and the topic of the meeting, and identify if a presentation is to be made.
 - b) The Chair should explain that no action will be taken at the meeting by the SWAC.
 - c) The audience members will then have the opportunity to ask questions and comment on the topic.

- d) If an audience member gets too far off the subject or complains about other solid waste issues, the Chair should remind the person of the meeting's topic and direct him or her to raise the topic at a regular SWAC meeting. Staff could be asked to explain to the person, after the meeting, how that particular issue could be handled.
- 3) The SWAC will conduct business by consensus whenever possible and will seek opportunities to develop group solutions and resolve conflicts. To reach a consensus decision, SWAC members will make proposals, hold additional discussion, and then the Chair will call for the consensus decision on the proposal. During the discussion of a topic, the Chair should provide opportunities for audience members to participate.
- 4) Robert's Rules of Order should be used for formal motions when a vote is needed, and may be used when consensus is not achievable.
- 5) Proxy votes are not permitted.

Review Process

- 1) The SWAC may engage in two types of formal review upon receiving requests, duly transmitted in writing, from the Chair of the County Council, the Chair of an appropriate Committee of the Council, the County Executive, or Staff:
 - a) The SWAC may review and make recommendations on resolutions, ordinances, plans, or programs relating to solid waste handling prior to final action by the Council.
 - b) The SWAC may also review and advise the Department on the design and implementation of plans and programs
 - c) After discussion in one or more meetings, the SWAC shall adopt recommendations by a majority vote of the SWAC voting members on the proposed resolution, ordinance, plan, or program they have been requested to review. The Chair, assisted by Staff, shall draft a written response transmitting the SWAC's recommendations.
 - d) If two or more members of the SWAC hold a minority opinion in opposition to the majority vote of the SWAC, those holding the minority opinion may, among themselves, draft a minority report which shall be transmitted at the same time as the Chair's written response.
- 2) The SWAC may engage in the following, less formal, advisory roles:
 - a) Holding community conversation meetings to solicit community input on solid waste topics
 - b) Acting as a sounding board, to research and discuss solid waste topics

- 3) When the Council, Executive, or Department request formal review or less formal review, the SWAC Chair shall notify SWAC members of the requested action and of any deadlines for completing review or providing advice. This notice may be provided during a regularly scheduled SWAC meeting or through other means of notice as allowed elsewhere in these Rules.
- 4) The Chair shall place the item on an upcoming agenda and/or may set a date for the SWAC to solicit comment from the community.
- 5) At the Chair's discretion, or by a majority vote of the SWAC voting members, the item may be transmitted to a subcommittee or an Advisory Group for review and comment. The Chair shall establish a deadline for subcommittee or Advisory Group review, provide members with direction or any specific review questions, and schedule regular updates from the subcommittee or Advisory Group Chair, as necessary. If the subcommittee or Advisory Group fails to meet the review deadline, the SWAC shall proceed to take action without subcommittee or Advisory Group comment.
- 6) Concerning items of less formal advice: after discussion in one or more meetings, the SWAC shall adopt, by consensus, a written report on the SWAC's findings.
- 7) SWAC members wishing to review issues not otherwise requested shall consult with the Chair to have the item placed on a future agenda.
- 8) If the SWAC, by a majority vote, wishes to propose an amendment to an adopted resolution, ordinance, or plan or wishes to request clarification of a Council action or direction, the SWAC Chair shall first prepare a written request with the assistance of Staff outlining the SWAC's reasons for desiring a review and asking the Council for direction.

Record of actions

- 1) Regular and special meetings of the SWAC, subcommittees and Advisory Groups shall be electronically recorded. Staff serving as Secretary shall record substantive motions in writing, record votes by roll call, and prepare a meeting summary which shall be considered, revised (if necessary), and adopted by the SWAC at its next regular meeting. Copies of the recording shall be maintained by the Department pursuant to a retention schedule approved by a Department Records Specialist and the State Archivist.

Communications

- 1) Formal communications or reports shall be made in writing.

- 2) The spokesperson at Council meetings for the SWAC shall be the Chair or his/her designee.
- 3) The spokesperson may, through oral presentation, clarify, but not expand upon, formal written communication.
- 4) When a SWAC member takes an independent action on a solid waste issue, such as testimony before the Council, conversation with the Department, or letters to public officials or a newspaper, the member must state on the record that the member expresses a personal opinion rather than a position of the SWAC or Advisory Group. The entire SWAC should be informed of the action.

Participation and Attendance

Pierce County Code 2.92.060 directs the SWAC to adopt "procedures by which the SWAC will notify the County Executive should any member of the SWAC demonstrate performance sufficient to cause his or her removal."

- 1) SWAC members will make every effort to attend all scheduled meeting. Members will notify the Chair and Staff if the member is unable to attend a SWAC meeting. The Chair, with assistance from Staff, shall document the excuse provided for the absences in question. If no excuse is giving for a particular absence, it shall be considered unexcused.
- 2) At the start of each meeting, the Chair will ask Staff to call the roll of SWAC members. For any member absent, the Chair shall announce whether the member's absence is excused or unexcused. Staff will record the roll call, and notify the Chair if a quorum is present.
- 3) Staff will maintain an ongoing attendance record for all SWAC members and provide this record to all SWAC members, in writing, at least quarterly.
- 4) Any member with three or more unexcused absences in any twelve-month period, or who misses greater than 50-percent of the scheduled meetings in any twelve-month period, shall automatically be considered for removal from the SWAC.
- 5) The SWAC may, by majority vote of the SWAC voting members, recommend that the County Executive, with the consent of the County Council, replace any voting member who has three or more unexcused absences, or who misses greater than 50-percent of the scheduled meetings in any twelve-month period. Prior to the SWAC's vote, the member shall have the opportunity to explain why he/she should remain on the SWAC.

- 6) Concerning non-voting members, the SWAC may, by majority vote, recommend to the respective appointing authority or organization, the replacement of any non-voting member who has three or more unexcused absences, or who misses greater than 50-percent of meetings in any twelve-month period.

Subcommittees and Advisory Groups

- 1) The SWAC may create one or more subcommittees or Advisory groups to advise the SWAC and better manage its work. Subcommittees shall be composed of no more than five voting members of the SWAC. Advisory Groups shall be composed of less than a quorum of SWAC members, and may include non-voting members of SWAC and individuals not serving on the SWAC, selected for subject matter interest or expertise.
- 2) The SWAC Chair shall appoint subcommittee and Advisory Group members, subject to confirmation by a majority of the SWAC voting members.
- 3) The SWAC Chair shall appoint the subcommittee or Advisory Group Chair.
- 4) Subcommittees and Advisory Groups shall be of an advisory nature only and shall make recommendations to the SWAC on matters specifically assigned by the SWAC.
- 5) All members of Advisory Groups share equal rights and privileges including participation in quorums and voting.
- 6) Subcommittees and Advisory Groups may meet informally, without minutes; however, the Subcommittee or Advisory Group Chair shall keep the SWAC Chair informed, and report to the full SWAC at each SWAC meeting which occurs while the subcommittee or Advisory Group exists.
- 7) All Subcommittee and Advisory Group meetings shall be announced to the SWAC, publicized as mutually agreed to by the SWAC Chair and Staff, and held in a location open and accessible to the public.

Conflict of Interest/Appearance of Fairness and Interaction

- 1) Members of the SWAC shall disclose personal and/or business interests to the committee that would tend to prejudice the member's recommendations to the Council or the Department.

Additional Powers and Duties

- 1) The SWAC, with assistance from Staff, shall provide orientation information to newly appointed members.

Role of the Planning and Public Works Department

- 1) The Department assists the SWAC in the review process through development of agendas, briefings on issues, transmittal of written communication, meeting logistics, and in maintenance of the records of SWAC actions. Records shall be maintained by the Department pursuant to a retention schedule approved by a Department Records Specialist and the State Archivist.
- 2) The Department Director, or designee, assigns an individual to serve as the primary staff contact for the SWAC.
- 3) Subject to staffing and budget constraints, the Department may make available additional staff to assist in staffing subcommittees or Advisory Groups.
- 4) Staff shall meet annually with the Chair and Vice-Chair to review staffing and budget constraints.

Amendments

- 1) These general rules and procedures may be amended by majority vote of the SWAC voting members at any regular or special meeting of the SWAC, provided a proposed amendment has been provided to SWAC members and other interested parties at least one week in advance.
- 2) An amendment may also be proposed at any SWAC meeting provided the vote is held until the next meeting.

*Adopted September 16, 2006
Revised May 11, 2011
Revised April 10, 2013
Revised December 13, 2017*

Pierce County Operators and Service Areas

Operator	Service Area
LeMay/Pierce County Refuse	Anderson Island Dupont Eatonville Graham Lakewood Parkland Roy Spanaway Steilacoom Puyallup— Zip codes: 98373 (S of 112th St.), 98375
City of Tacoma	City of Tacoma
University Place Refuse/ Westside Disposal	Fircrest University Place
Murrey's Disposal / American Disposal / DM Disposal	Bonney Lake Browns Point Buckley Carbonado Edgewood Fife Gig Harbor Key Peninsula Milton Orting Purdy South Prairie Sumner Wilkeson Puyallup Zip codes: 98371, 98372, 98373 (N of 112th St.), 98374
Murrey's Disposal	City of Ruston

Pierce County Education Efforts

Program Name	Program Description
<u>Business Technical Assistance Program</u>	The business technical assistance program exists as a resource for businesses in Pierce County to learn about how their business can benefit from recycling. The waste reduction and recycling team can offer assistance in getting started with recycling, choosing the appropriate service levels, and educating staff on proper recycling habits. So far, the program is mainly reactive, but hopes to be more proactive as it develops.
<u>Community Programs</u>	Community programs are offered regularly, or local groups (Rhododendron Society, scout groups, etc.) can reach out to request custom programming. An environmental educator works with the group to develop classes and workshops for the topic of choice. Regularly scheduled classes open to all residents are offered at least semi-annually. Some topics for community classes include composting, gardening, and sustainability education.
<u>EarthMatters Newsletter</u>	Pierce County's EarthMatters newsletter is mailed out on a semi-annual basis (this might be changing to annual basis in near future). Since 2015, the EarthMatters newsletter has been sent out to all single family and multi-family households in the County's solid waste system, which at last count was approximately 242,000 households. Topics covered in the newsletter include: environmental education programming, solid waste system updates, a recycling reminder small poster, and more. The Environmental Education E-News is also sent out via email quarterly.
Event Tabling	Each year Pierce County brings our community booth to events throughout the County as a way to directly answer questions about the recycling program and pass out resources. Over time we have honed the list of events we attend in order to have a broad geographic reach across the County. We attend various farmers markets (Puyallup, Lakewood, Steilacoom, Gig Harbor, Orting), live music concerts (Tunes at Tapps in Bonney Lake and Buckley Music in the Park) and community celebrations (Freddie Fest, Garfield Street Fair, Tahaleh Harvest Day, ABC Days). This outreach has been on hold due to COVID-19 but we plan to resume attending events when it is again safe to do so.
<u>Mailings</u>	Residents can request recycling reminder magnets and posters for free via our website. In 2020, we mailed out recycling reminder magnets to 110 Pierce County residents on average each month. In addition, we offer meal planning notepads targeted at reducing food waste at the source. In 2020 we mailed meal planners to over 850 residents, with the majority of requests coming in April after the main EarthMatters newsletter story focused on food waste reduction techniques.

Program Name	Program Description
Meet with Community Groups	Local community groups can request a member of the waste reduction and recycling team to speak with their group about recycling. This is a great resource during a time when many meetings are virtual and some normal work is put on hold due to the pandemic. Groups fill out a simple form on our website and a team member develops the appropriate content for the meeting.
Multifamily Support	We estimate that there are 196,000 single-family households and 46,000 multifamily households in Pierce County. Based on data from our Waste Trends Analysis project we know that apartment residents throw away about twice as many recyclables as single-family residents, which is why we provide additional support to multifamily households. County staff conduct field visits, visit with property managers to explain the County's recycling system, provide recycling information on magnets for property managers to give to new and existing tenants, distribute recycling information door-to-door, install recycling and garbage waste enclosure signage, and provide suggestions to Property Managers to help set up their apartment complex for successful recycling. Proactive support tends to focus on larger multifamily complexes but these services are available upon request to any multifamily property within Pierce County.
PCRecycle Mailbox and Phone Line	Residential support is available via the PCRecycle email or the sustainable resources phone line. Both options are checked daily and residents can expect a prompt response. This resource allows residents to ask any questions regarding recycling or the solid waste system and often times serves as an educational opportunity to go deeper into a topic.
Recycling Website	Pierce County Sustainable Resources maintains an informative website on solid waste, recycling, waste reduction, and more. Some popular resources include: recycling menu, "Why can't I recycle...?", advanced recycling information, and information on environmental education. The website is user friendly and serves as a great resource for residents, schools, and businesses. It is updated on a regular basis to ensure all information is accurate.
School Programs	Custom programming is available to teachers in all areas of Pierce County, excluding the City of Tacoma which has its own EnviroChallenger school program. Offerings include customized lesson plans with a focus on developing a community action project and green team and environmental club support. Programs are developed in coordination with teachers and topics include: waste reduction and recycling, natural resource conservation, gardening and composting, and general sustainability education. The community action projects developed with students can include waste reduction, developing and maintaining school gardens, waste diversion through worm composting, upcycled art projects, and other sustainability-based projects.

Program Name	Program Description
School Technical Assistance Program	<p>Fourteen public school districts, ranging in size from one school location to over 30 school locations, operate in Pierce County (outside of Tacoma) as well as multiple private schools. Our waste reduction and recycling team conducts hands-on recycling assessments at these schools and works directly with the schools to improve internal collection, update materials and teach students and staff what to put into the recycling bin and what goes into the garbage in Pierce County.</p> <p>For Pierce County schools (outside of Tacoma) that have been actively working to improve recycling and reduce waste within their school, we can partner to place a water bottle filling station at the school. This helps reduce the number of single-use water bottles in schools and spreads the message about the importance of waste reduction.</p>
Social Media	<p>Sustainable Resources is currently building our presence on Pierce County's social media channels. This year (2021), we introduced a 52-week long campaign called "Waste Less Wednesdays" to share tips on recycling, reducing waste, and more. These posts go out weekly on the Pierce County Planning and Public Works Facebook page. Additionally, we have started to develop short informational videos highlighting different aspects of our solid waste system. The first one is called "Beyond the Garbage Can" and sequential videos will be on topics like food waste, recycling, etc.</p>
LeMay - New Customer Welcome Kit	<p>The new customer welcome kit includes: UTC Consumer Guide, Waste Wizard Buck Slip, LeMay brochure, online payment instructions UTC annual letter (with service levels and rates) and the Pierce County Recycling Reminder flyer.</p>
LeMay - Annual UTC Letter	<p>The annual UTC letter is mailed out and calendars are available on the website.</p>
LeMay - ReCollect - Materials Search + Schedule Finder	<p>ReCollect is an active service feature on the website for customers to learn how to recycle or dispose of a specific material, learn their service day, set up reminders for service day, and more.</p>
LeMay - Facebook Page	<p>A Facebook page was launched in 2020.</p>
LeMay - Event Tabling	<p>LeMay staff attend community events such as ABC Days and Touch-a-Truck where a booth is set up and educational literature is passed out to participants.</p>

Program Name	Program Description
Murrey's - New Customer Welcome Kit	New customers receive a packet that includes: new service voucher, annual UTC letter, instructions for autopay online, Pierce County Recycling Reminders flier, and a calendar.
Murrey's - Annual UTC Letter	The annual UTC letter is sent to commercial, residential, multi-family, ad roll-off customers. This is required by the UTC.
Murrey's - ReCollect - Materials Search + Schedule Finder	ReCollect is an app that residential customers can view service days, schedules, and disposal methods for certain materials. It is available on the hauler website.
Murrey's - Facebook Page	Murrey's is on Facebook to share information.
Murrey's - Emails and Calls	Important messages can be sent via email or phone call blasts to customers.
UP Refuse - Annual Calendar and Newsletter + Welcome Packet (New Customers)	UP Refuse customers receive an annual calendar and newsletter. New customers also receive this information when signing up for service.
UP Refuse - Website	The UP Refuse website is maintained with news and announcements.
UP Refuse - Facebook Page	UP Refuse maintains a very active presence on Facebook with approximately 25% of their customer base following. UP Refuse is also active on Twitter and Instagram (somewhat).

City of Tacoma Public Education Efforts

Program Name	Program Description
Commercial Support	SWM education and outreach staff provides education opportunities for commercial recycling customers and commercial food waste customers. These visits usually consist on identifying areas for structural improvements to reduce contamination. In 2019, SWM hired an AmeriCorps member to lead a Food Saver Challenge for local restaurants that consisted of offering education on how to reduce their food waste, means for tracking progress, and offering promotion through the City's media channels.
Community Group Meetings Presentations	SWM staff regularly participates in community group meetings (Hilltop Action Coalition, Neighborhood Councils, Eastside Collaborative) and looks for opportunities for collaboration. Additionally, any community group may request a presentation regarding any aspects of SWM's programs via email, phone call, or letter.
EnviroChallengers	SWM partners with the City of Tacoma's Office of Environmental Policy and Sustainability to fund a team of environmental educators known as the EnviroChallengers. These educators primarily focus on developing engaging lessons that promote sustainable environmental practices. They currently have a lesson that teaches how to properly use your garbage, recycling, and food and yard waste containers that also discusses the benefits of recycling, composting, and waste reduction.
EnviroTalk	The City of Tacoma's Environmental Services Department mails a quarterly publication to all residential customers that highlights news within the department and provides resources to customers on how to properly use the City's utilities. This information includes how to recycle right, the benefits of participating in the food and yard waste program, and any upcoming services changes.
Event Tabling	SWM education and outreach staff participates in community booths at local events every year as a way to connect with residents, have deeper conversations about the recycling program, and provide resources on how to recycle right in Tacoma. Staff welcomes the opportunity to participate in all events, but recently has concentrated efforts on participating in both environmental-focus events (South Sound Sustainability Expo, Tacoma Ocean Fest, Zero Waste Washington's Fit-It-Fairs) and events that attract a diverse audience (MLK Day Celebration, Asia Pacific Cultural Center Lunar New Year Festival, Health Hilltop Kids and Families Festival, Taste of Tacoma, Tacoma Pride, Art on the Ave). This outreach has been on hold due to COVID-19 but we plan to resume attending events when it is again safe to do so.

Program Name	Program Description
Mailings	<p>Customers may request flyers for what is accepted in SWM's curbside recycling program (residential and commercial), food and yard waste program, and what is accepted at the Recycle Center. In 2020, the recycling flyers were available in the top six mostly widely spoken languages in Tacoma (English, Spanish, Vietnamese, Khmer, Korean, and Russian). Prior to implementing the Recycle Reset Surcharge in 2020, SWM mailed a Residential Recycling Guide to all 56,000+ residential customers that explained why the surcharge was being implemented, and included a flyer of what materials were accepted in the curbside recycling container. Additionally, SWM mailed 56,000+ postcards to all residential customers to notify them that starting in 2021, curbside collection of glass would be replaced with a glass drop-off collection methodology.</p>
Multifamily Support	<p>SWM currently has a dedicated staff member focused on multifamily education and outreach. Staff conducts field visits to multifamily properties that are experiencing issues with recycling contamination and works with the property manager to identify opportunities for reducing contamination and recycling right. We have a dedicated multifamily recycling toolkit that contains information specifically tailored to property managers and information specific to residents. In 2019, SWM received funding from The Recycling Partnership to expand our multifamily education and outreach program by providing resources to work with additional partners, facilitate focus groups to "transcreate" materials for top six mostly widely spoken languages in Tacoma (English, Spanish, Vietnamese, Khmer, Korean, and Russian), and facilitate focus groups for SWM collections staff and property managers to identify the barriers to reducing contamination at multifamily properties.</p>
Recycle Reset Community Ambassadors	<p>In 2019 SWM was awarded a grant through the Department of Ecology's Waste Reduction and Recycling Education Grant Program to support the development of a Recycle Reset Community Ambassador Program for residential customers. The aim of this program was to model the community healthcare promotora program developed in the Latinx community to develop community ambassadors that are knowledgeable about the SWM's recycling program to amplify communications in a way that would be culturally responsive for the various communities in Tacoma. SWM partnered with community based organizations to develop trainings in top six mostly widely spoken languages in Tacoma (English, Spanish, Vietnamese, Khmer, Korean, and Russian). In 2020, SWM was awarded funding from the U.S. Conference of Mayors to expand the Recycle Reset Community Ambassadors Program to include multifamily residents and trainings for the food and yard waste program with emphasis on food waste reduction. These trainings were also offered in the top six most widely spoken languages in Tacoma.</p>

Program Name	Program Description
School Presentations	The EnviroChallengers primarily lead the education efforts in the schools, however, occasionally SWM education and outreach staff will receive a request from a high school or university to present on the recycling program. Specifically, SWM outreach and education staff has presented at University of Washington-Tacoma and Tacoma Community College.
Sort the Sound Waste Game	In partnership with ReCollect, the City of Tacoma Solid Waste Management developed a waste sorting game specific to Tacoma. This game is available in six languages and incorporates Tacoma's skyline and features into the backdrop of the game. This game allows users to try to correctly sort a material into five streams (garbage, curbside recycling, food/yard waste, glass drop-off centers, or the Tacoma Recycle Center). After a user successfully complete all five levels, they can print out a certificate of achievement.
Tagging and Lid Lifts	<p>In early 2020, SWM's outreach and education staff coordinated with SWM's collections staff to conduct a targeted tagging campaign for the top contaminants in Tacoma's residential recycling stream, which were plastic bags and bagged recyclables. This effort aligned with the implementation of the Recycle Reset Surcharge, and with the removal of plastic bags from SWM's accepted curbside recycling material list. This campaign ran over the course of three collection cycles across the city and saw on average a 67% reduction in tagging for plastic bags or bagged recyclables across from the first collection to the third. The tags were strictly educational and not punitive.</p> <p>SWM's outreach and education staff used the data from the targeted tagging campaign to identify routes that did not mirror the same trends in reduction in tagging for plastic bag or bagged recyclables and saw either did not change or saw an increase in tagging over the course of three collection cycles. Staff used this information to identify one route to conduct a visual recycling audit, or "lid lift", and developed a plan for isolating various communication techniques over the course of four audits. The first technique was to tag the residents' recycling container for contaminants with specific feedback. The second was to promote geographically targeted social media posts for information on top contaminants on that route based on the first week's observations. The third was to mail the resident a personalized postcard with feedback on common contaminants found in their recycling container from the previous three observations. Staff determined that there was a 12% reduction in "extreme contamination" from the first observation to the last with the personalized postcard being the most effective form of communication on reducing contamination.</p>

Program Name	Program Description
Website	<p>The City's website includes information on our garbage collection, recycling (residential, multifamily, and commercial), food and yard waste program (residential and commercial), and our current rates. The information on recycling is a popular subpage (TacomaRecycles.org), and also features an integrated widget from the software program Recycle Coach called "What Goes Where", which allows customers to search for how to properly dispose of materials. Additionally, SWM offers resources on waste reduction techniques and reuse options through the Waste Free 253 subpage</p>

Pierce County Waste Reduction Programs

Program Name	Program Description
Reduce Waste Webpage	The Reduce Waste webpage houses information on waste reduction tips for individuals. It includes an educational video on the 304 th Street landfill, our Waste Less Wednesday tips, and in-depth recycling guides.
Waste Less Wednesday Tips	Waste Less Wednesday is our first weekly social media campaign and is an effort to create a larger social media presence and share simple tips weekly. The tips are designed to be easily applicable to people's lifestyles and touch on topics that are not always discussed in the low waste realm.
Water Bottle Filling Station Grant Program	Pierce County is proud to offer up to 15 water bottle filling stations to schools annually. All Pierce County school districts and private schools (outside of Tacoma) are welcome to apply. Priority is given to schools that can demonstrate they are actively working to reduce waste. Selected schools are expected to partner with Pierce County staff to evaluate their existing recycling and waste reduction programs and work on incorporating sustainability efforts school-wide.
Sustainability 2030: Greenhouse Gas Reduction Plan	<p>The Sustainability 2030: Greenhouse Gas Reduction Plan outlines a 10-year plan to reduce greenhouse gas emissions in Pierce County. Some action items that focus on waste reduction include:</p> <ul style="list-style-type: none"> • Create business technical assistance program to increase recycling and identify ways to reduce waste through local collaborative networks. (CWM-4) • Continue to support and expand gleaning and food recovery programs. (CWM-7) • Promote reuse of goods through sharing information for landfill alternatives including online platforms such as Buy Nothing groups. (EO-7)
Waste Reduction Classes	The Environmental Education team offers classes to schools and community members focused on waste reduction. Some examples include the Zero Waste Garden series and compost classes. These classes are offered online and in-person as appropriate.
What's for Dinner?	The What's for Dinner? program is an effort to educate residents on food waste reduction strategies. Residents can request a free meal planning notepad to encourage planned meals to help reduce unnecessary groceries.

City of Tacoma Waste Reduction Programs

Program Name	Program Description
Waste Free 253 Webpage	Waste Free 253 is a collection of resources to help Tacoma residents be more aware and responsible about personal waste prevention and reduction.
Preventing Wasted Food	This webpage hosts information regarding how to reduce your food waste, the differences between “wasted food” and “food waste”, information on food safety, and resources to help residents achieve food waste reduction goals. It also highlights the “Food: Too Good to Waste Challenge” program which challenges both restaurants and individuals to reduce their food waste.
Bring Your Own Mug (BYOM)	Beginning in October 2018, the City of Tacoma developed new partnerships with local coffee shops to reduce single-use coffee cup waste using monetary incentives for customers to bring their own to-go mugs to partners’ coffee shops.
Bring Your Own Bag (BYOB)	This webpage hosts information about the “Bring Your Own Bag” ordinance that was passed by the Tacoma City Council in 2016 and required retailers to charge a small fee for customers who did not bring their own bags. The webpage also contains information on Washington’s statewide plastic bag ban that was passed in 2020.
EnviroStars	EnviroStars was created in partnership with Tacoma-Pierce County Health Department. Tacoma businesses can go green and save money by joining EnviroStars, Washington’s green business program. With support from the City’s Office of Environmental Policy and Sustainability, EnviroStars participants are provided resources and information that help businesses take environmentally responsible actions and to promote their work.
Environmental Action Plan	<p>The Environmental Action Plan (EAP) is a list of meaningful, high-priority actions that the City of Tacoma, Tacoma Public Utilities (TPU), and our community will take between 2016 and 2020 to meet the environmental goals outlined in the Tacoma 2025 Strategic Plan. Areas of focus on waste reduction are:</p> <ul style="list-style-type: none"> • Decrease waste generation by 11% per capita, per day to reach 3.9 pounds by 2020 (Target Goal) • Support and advocate for strong product stewardship policies at the state and national levels, minimizing environmental impacts of product and packaging throughout all lifecycle stages, especially manufacturing. (M2) • Conduct and support education and outreach on waste prevention (including food) and toxic reduction, with focused outreach to communities of color. (M4) • Reduce disposable bag use by shoppers. (M9)

Recycling Centers and Transfer Stations

Six of the recycling centers are located at transfer stations in the County. One transfer station is owned and operated by the City of Tacoma, one is owned and operated by Pierce County Recycling Composting and Disposal LLC d/b/a LRI (LRI), and four stations are owned by Pierce County and operated by LRI. The other three recycling centers are located at the various private haulers' offices.

Location	Facility detail	Operating days/hours
Puyallup	Hidden Valley Transfer Station 17925 Meridian E.	7 days a week 9 a.m. – 4:45 p.m.
Bonney Lake	Prairie Ridge Transfer Station 11710 Prairie Ridge Dr. E	7 days a week 9 a.m. – 4:45 p.m.
Gig Harbor	Purdy Transfer Station 14515 54 th Ave. NW	7 days a week 9 a.m. – 4:45 p.m.
Key Peninsula	Key Center Transfer Station 5900 Key Peninsula Hwy.	Wednesday – Sunday 9 a.m. – 4:45 p.m.
Anderson Island	Anderson Island Transfer Station 9607 Steffensen Rd.	October 1 – March 31: Sunday: 10 a.m. – 2 p.m. Monday: 1 p.m. – 5 p.m. April 1 – September 30 Sunday: 10 a.m. – 6 p.m. Monday: 10 a.m. – 6 p.m.
Fife	Murrey's Disposal Offices 70 th Ave. E & 48 th St. E	Monday – Friday 7 a.m. – 5:00 p.m.
Frederickson	LeMay Offices 4111 192 nd St. E	Monday – Friday 8 a.m. – 5 p.m.
University Place	University Place Refuse 2815 Rochester St. W	Monday – Friday 8:30 a.m. – 4:30 p.m. Saturday 7 a.m. – 1:30 p.m.
Tacoma	Tacoma Recovery & Transfer Center 3510 S. Mullen St.	7 days a week 8 a.m. – 6:00 p.m.

Pierce County Contamination Reduction and Outreach Plan

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Introduction

This Contamination Reduction and Outreach Plan (CROP) for Pierce County is designed to fulfill the requirements of RCW 70A.205.045(10) which states that counties with a population of more than 25,000, and cities within these counties with independent Solid Waste Management Plans (SWMP), must include a CROP in their local SWMP by July 1, 2021. Local governments can either adopt the State CROP or create their own. Pierce County has chosen to create its own.

Under RCW 70A.205.045(10), a local jurisdiction's CROP must include the following elements:

1. A list of actions to reduce contamination in existing recycling programs for single-family and multifamily residences, commercial locations, and drop boxes.
2. A list of key contaminants identified by the jurisdiction or Ecology.
3. A discussion of problem contaminants and their impact on the collection system.
4. An analysis of the costs and other impacts on the recycling system from contamination.
5. An implementation schedule and details on conducting outreach. Contamination reduction outreach may include sharing community-wide messaging through newsletters, articles, mailers, social media, websites, community events, educating drop box customers about contamination, and improving signage.

The goal of this CROP is to identify and plan for appropriate community outreach, education and engagement strategies to reduce contamination and help optimize Pierce County's recycling system.

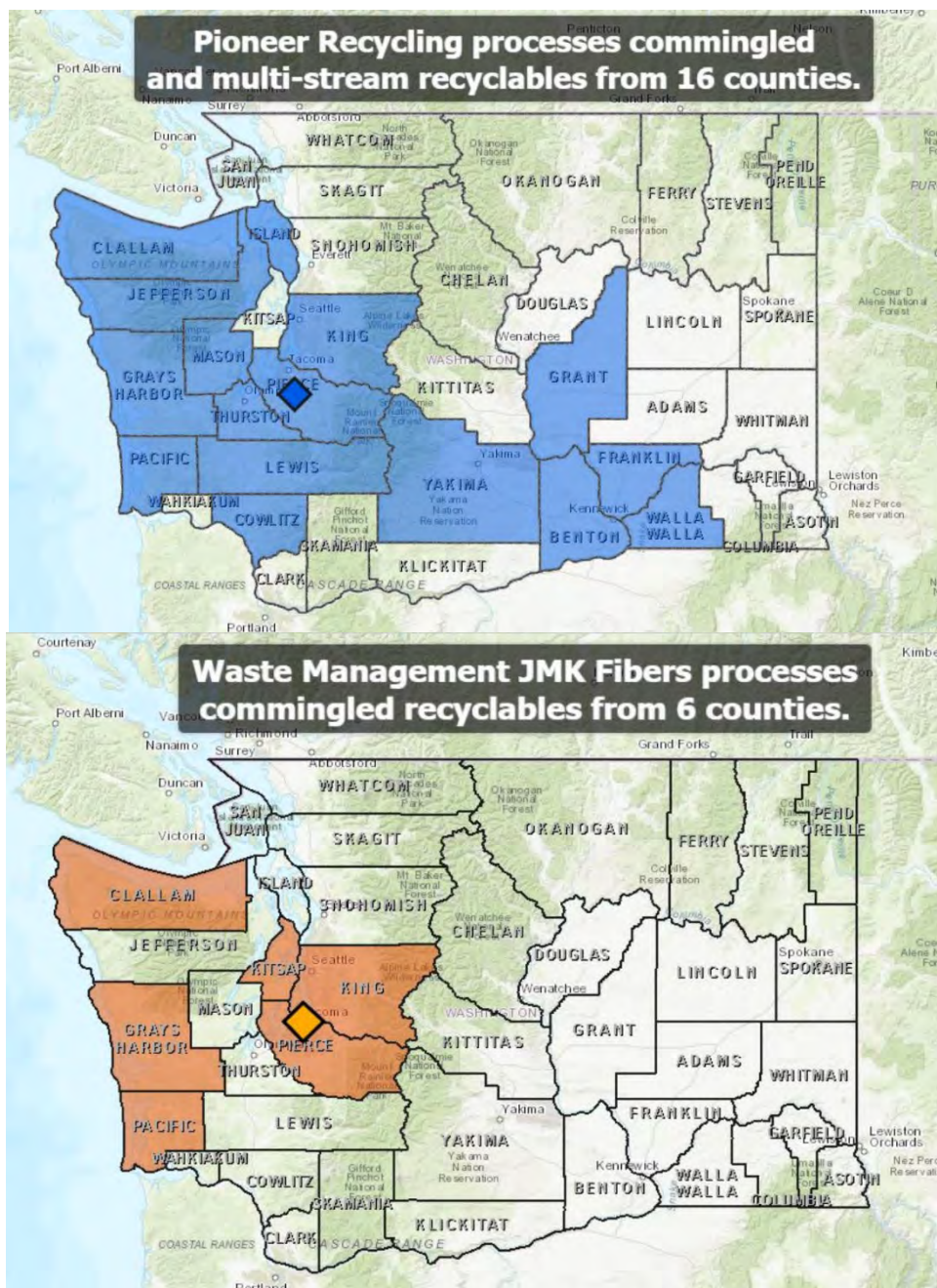
Background

Pierce County has a long history of focusing recycling education and outreach on materials that have the best chance of being turned into new products. Despite our focus on mainstream recyclables, contamination continues to be a problem. Pierce County has a large number of residents who live in Pierce County and work in other counties with a different list of recyclables, and we have a large military population, particularly in multifamily properties, who come from around the country and may not understand that what you can recycle depends on where you are.

For a complete description of the Recycling System in Pierce County, please refer to the Recycling Chapter of the SHWMP. What follows below are details most relevant to keep in mind when thinking about recycling contamination issues in Pierce County.

Materials Recovery Facilities

Collected recyclables from Pierce County flow to two separate Materials Recovery Facilities (MRFs). The recyclables collected by the three private waste haulers in the County are processed by Pioneer Recycling Services located in Frederickson and the recyclables collected by the City of Tacoma are processed by JMK Fibers, operated by Waste Management and located in the Port of Tacoma.



Pierce County and City of Tacoma staff have worked together so that our accepted materials lists are quite similar, but because the recyclables collected across Pierce County are processed in separate MRFs our County would benefit greatly from state efforts to harmonize recycling lists across the entire state. Pierce County and City of Tacoma would particularly like to see a statewide effort to remove glass from the commingled stream, since that causes confusion in our County where glass is collected separately at drop-off locations. We are fortunate to be located near a glass-to-glass recycling facility in Seattle but we recognize that in other areas of the state it is not environmentally beneficial to transport glass long distances. Ideally, a common list would only include items that are readily recyclable throughout the state, based on life cycle analysis. This effort to harmonize recycling lists could be led by Ecology, and would help reduce contamination in the recycling stream across the state, regardless of where recyclable materials are ultimately processed.

Accepted Recyclables

The Washington State Association of Counties Solid Waste Managers Affiliate, the Washington State Refuse and Recycling Association, and the Department of Ecology have supported the establishment of regional, and if possible, statewide uniformity in what materials are accepted for recycling and how they should be prepared. Pierce County and the City of Tacoma already focus on the four priority materials identified for statewide recovery:

1. Paper (including office and notebook paper, newspaper, mail, catalogues, magazines, and cereal or cracker boxes)
2. Cardboard
3. Plastic bottles and jugs (clear, colored, and natural)
4. Steel and aluminum cans

As of this writing, there are just a few differences in the list of accepted curbside recyclables in Pierce County and the City of Tacoma. Pierce County still accepts plastic buckets and coated paper freezer boxes while the City of Tacoma does not. The City of Tacoma does have a variety of materials that are accepted at their Recovery and Transfer Center that are not accepted in the curbside program. For a complete list of Accepted Materials both curbside and at Tacoma's Recovery and Transfer Center please see Appendix I and Appendix J of the SHWMP.

Unified Messaging

Pierce County and the local waste haulers partner to inform residents about Pierce County's curbside recycling program and solid waste system. In order to provide a consistent resource to residents, the County has always served as the primary source of outreach information. We do that through communication vehicles such as our website, our Earth Matters newsletter, and mailing out recycling reminders to residents. We promote the overall system, which is consistent across the County regardless of service provider. For a complete list of Public Education Programs please see Appendix E in SHWMP.

All of the waste haulers active in the County use and distribute the County's Recycling Reminder graphic in magnet or flyer form which shows what goes into recycling and what goes into garbage so we have consistent messaging throughout the County regardless of service provider. They also link to this graphic on their websites.

RECYCLING

PREPARATION
empty · clean (quick rinse) · no lids

PLASTIC
Recycle plastics by shape. Ignore numbers/symbols on packaging.

bottles (non-prescription ok) jugs tubs buckets (remove handle)

PAPER
mixed paper boxes and bags cardboard (flat)

METAL
aluminum cans metal cans

**NO GLASS
NO PLASTIC BAGS OR WRAP
NO BAGGED RECYCLABLES**

GARBAGE
Want to know why some things belong in the garbage?
piercecounitywa.gov/reminders

crinkly plastics all cartons plastic packaging foam trays and containers aluminum foil, pans and plates

SINGLE-USE ITEMS:
paper plates paper towels and napkins paper cups plastic cups utensils and straws coffee pods

all lids greasy pizza boxes shredded paper (use a shred event) prescription bottles

**NO ELECTRONICS
NO HAZARDOUS WASTE**

DROP-OFF
Find locations for these items plus options for electronics, appliances, mattresses, clothing, foam packaging and more: piercecounitywa.gov/recyclemenu

glass plastic bags and wrap (at participating grocery stores) household hazards

piercecounitywa.gov/recycle

Pierce County Recycling Reminder

While the waste haulers maintain their own websites and provide their customers with customer-specific information, they refer customers back to the County website for recycling information to help promote clear, consistent messaging.

In recent years, as recycling markets shifted in the wake of China's National Sword policy, Pierce County and the City of Tacoma have worked together across systems. The move towards harmonizing the systems is also leading Pierce County and the City of Tacoma to cross reference information about each system on websites and social media which improves access for all residents of Pierce County to correct recycling information. We have even collaborated so that images and terms describing accepted materials are the same across jurisdictions. For a more detailed look at efforts being made on this front, including the use of similar graphics, please refer to SHWMP Chapter 3 – Public Outreach, 3.1.1 Coordination Efforts. Going forward, all new outreach materials and messages will continue to be aligned and consistent across all platforms.

Cart Colors

Objective S-1 of the 2016 Supplement to the Tacoma-Pierce County Solid Waste Management Plan was to examine the feasibility of standardized collection, including color consistency of containers, throughout the County. Part of working towards meeting that objective was to inventory service options and container size, color and design across Pierce County. The County worked with our service providers to study those aspects where standardization was the most feasible.

For single-family residential curbside recycling, the majority of carts across Pierce County are a blue-grey speckled color but can also be blue or grey. The color of yard waste carts varies the most, with two service providers having dark blue yard waste carts, to one having green yard waste carts, and one having brown yard waste carts. Three of the four service providers offer green garbage containers for single-family customers, with the other service provider having brown or grey carts depending on the frequency of collection.

Single-Family Residential

Service Provider	Cart Size (in gallons)			Cart Color		
	Recycle	Yard Waste	Garbage	Recycle	Yard Waste	Garbage
LeMay	96	95	95	Blue/Grey Speckled	Blue	Green
	64		65			
			45 ¹			
			35			
Murrey's	96	90	95	Blue/Grey Speckled or Grey	Blue	Green
	64		65			
			35			
			20 ²			
UP Refuse & Recycling	96	96	96	Blue/Grey Speckled or Blue	Green	Brown ³ Grey ⁴
	64	64	64			
			48			
			24			
City of Tacoma	90	90	90	Blue	Brown	Green
	60	30	60			
	30		45			
			30			

¹ 45 gallon offered only in Dupont

² Some areas have a 10 gallon option available

³ Brown is every-other-week collection

⁴ Grey is weekly collection

LeMay	Murrey's
 <p>L to R: Yard Waste, Recycle, Garbage</p>	 <p>L to R: Yard Waste, Recycle, Garbage</p>
UP Refuse & Recycling	City of Tacoma
 <p>L to R: Yard Waste, Recycle, Garbage</p>	 <p>L to R: Yard Waste, Recycle, Garbage</p>

Pictures of Yard Waste, Recycling and Garbage carts from each service provider

Pierce County and our service providers (outside the City of Tacoma) worked together to determine that it made logical sense to extend the colors of green for garbage and blue for recycling to the large containers offered to multifamily and commercial customers (including schools). The service providers agreed that the containers at multifamily complexes would be the first ones to bring toward color consistency and new customers would receive containers with these consistent colors. As containers in the field need refurbishing or replacing they are also being changed to have green for garbage and blue for recycling. UP Refuse & Recycling also agreed to the consistent colors for containers, but it only affects their garbage containers since all multifamily and commercial customers use blue or blue and grey speckled carts for mixed recycling in the City of University Place and the Town of Fircrest. The City of Tacoma already has this consistent color scheme for their large containers.

Achieving further container color consistency, specifically for single-family yard waste containers, would be difficult since in early 2021 Murrey's and LeMay's combined have almost 100,000 single-family customers with blue carts for yard waste collection. Changing to blue carts for mixed recycling and another color for yard waste would be prohibitively expensive, create confusion among customers which would likely increase contamination, and result in unnecessary waste.

Container Labels

In conjunction with creating more consistency in container colors, Pierce County worked with our service providers to implement a consistent label on large containers for Mixed Recycling, Garbage and Cardboard. These labels are being used by all three service providers—Murrey's, LeMay and UP Refuse & Recycling—on large containers throughout the county. As large containers in the field get replaced by the service providers due to normal wear and tear all replacement containers have the consistent labels on them.



Container labels used by all waste haulers in Pierce County

The County developed the labels and used teams of Extra Hires during the summer of 2018 and 2019 to relabel containers at over 760 multifamily properties and all the schools around the county. The original design for Mixed Recycling included images, but after we removed three items from our accepted materials list in April 2019 we shifted away from images on Mixed Recycling labels and replaced them with reminders to not put glass, plastic bags or foam, or bagged recyclables into the containers.



Labeled Mixed Recycling and Garbage containers in Pierce County

The City of Tacoma has also worked to implement clear, consistent labels on its recycling containers in the field. The large container labels have minimal text and simple images.

Recycling

- Do not put items in plastic bags
- Set container at least 4 feet from other obstructions
- Place container with lid opening toward street
- Do not overfill container, lid must close completely

Solid Waste Management
(253) 902-2900
tacomarecycling.org

Only these items belong in your blue recycling container. Items must be empty, clean, and dry.

Cardboard & Paperboard	Mixed Paper	Aluminum & Tin Cans	Plastic Containers

NO: PLASTIC BAGS, GLASS, STYROFOAM, FOOD OR YARD WASTE, HAZARDOUS WASTE

City of Tacoma 30G, 60G, and 90G label

Cardboard & Paperboard

Mixed Paper

Aluminum & Tin Cans

Plastic Containers

Recycle Right

Empty, Clean, and Dry

Solid Waste Management
(253) 502-2100
tacomarecycling.org

City of Tacoma commercial castor box container label.

Multifamily Considerations

There are approximately 210,000 single-family households and 62,000 multifamily households in Pierce County's solid waste system (outside the City of Tacoma). The City of Tacoma provides recycling service to over 56,000 single-family households, and a portion of the 28,000 multifamily units in Tacoma. As of the writing of this plan, the City of Tacoma provides recycling services to 377 multifamily units out of a possible 1,354, which is approximately 28% of the multifamily units in Tacoma.

Pierce County's Minimum Levels of Service Ordinance defines "Multifamily residence" as any residential structure containing three or more dwelling units with the units joined to one another and where the structure is billed for solid waste collection service as a whole and not by individual dwelling units, which is in alignment with the City of Tacoma's definition. Being billed as a whole unit is a key point. There are townhome communities, for example, that have more than three units connected but still have individual service (carts) and those are not considered multifamily. Multifamily properties are currently not required to provide recycling.

Starting in 2015 Pierce County started focused outreach for multifamily properties, including creating an inventory of properties with more than 40 units and determining if they offered recycling. If they did not, or if they only offered recycling for cardboard, we worked with property managers and service providers to start mixed recycling service. We estimate that we have garbage and recycling container size information for over half of the 62,000 multifamily properties in the County. In order to expand multifamily outreach efforts beyond what we currently do we would need additional staff.

Pierce County provides the following free outreach materials and technical assistance to support multifamily recycling programs:

- Recycling enclosure signage
- Recycling reminder magnets for new move-in packets
- Door hangers showing what is recyclable in Pierce County for every unit in a complex
- Customized notices about starting or changing service levels
- Site visits and waste reduction consultation
- Recycling containers for multifamily complex office or common areas
- Presentations at community events



Recycling and Garbage signage erected by Pierce County at various multifamily properties



Based on our work, we know that:

- Apartment residents throw away twice as many recyclables as single-family residents.
- On average 20% of the trash collected in apartment complexes could be recycled.
- Pierce County's single family recycling contamination rate is approximately 20% and our best estimate is that the multifamily contamination rate is close to 30%.

Our contamination rate is based on two years' worth (2018 and 2019) of data from the County's Recycling Trends Analysis. Currently, we do not distinguish between single family and multifamily routes in our recycling audit so it all gets mixed together in the analysis. Based on visual inspections from the County and the service providers, there is always more garbage in multifamily recycling than single family. In future recycling audits we will attempt to separate out multifamily and single family recycling.

Commercial Recycling

In the state of Washington commercial recycling is a free market system, meaning that all permitted companies can compete to provide recycling service to any business. There are also no minimum service requirements for commercial recycling in Pierce County, which leads to a lot of recyclable material ending up in our landfill. Businesses have the choice to recycle or not. While Pierce County has very little influence on commercial recycling, we do try to support commercial recycling programs by creating outreach pieces and providing technical assistance for commercial locations. Our focus going forward is to start with large-volume commercial generators as our limited staff and resources allow.

Contamination Policies

Pioneer Recycling Services, where the recyclables collected in Pierce County are processed, reserves the right to charge supply customers for gross contamination but there have been no recent cases of this happening. In order for this to be justified, the incoming load would need to be severely contaminated. However, according to Pioneer, they see contamination in just about every load received but the quantities are not high enough to alarm the system when delivered.

In general, the various recycling service providers within Pierce County focus their efforts on education when they notice serious, ongoing contamination at a specific location. The private waste haulers can discontinue service for contamination but rarely do. The primary focus is on educating customers to use the service properly by tagging obviously heavily contaminated carts and following up with letters and calls. Customers who do not clean up the contamination may opt to have the contents emptied as garbage and are charged accordingly. Only after repeated, substantial contamination offenses and the driver noticing no change in the customers' recycling habits do the waste haulers consider pulling the carts completely.

The City of Tacoma uses a "three strikes and you're out" policy where the first major contamination offense results in a cart tag, the second offense results in a cart tag and a call from the route supervisor, and the third offense results in a cart tag and another call from the route supervisor who at this point has the right to remove the cart and the resident has to pay a setup fee to get it back.

Measuring Contamination

Contamination rate estimates vary greatly depending on the data source. Within Pierce County we have a contamination rate provided by our MRF, Pioneer Recycling, a rate based on the County's own Recycling Trends Analysis (RTA), and separate data provided by the City of Tacoma's MRF, JMK.

Pioneer Recycling Data

All curbside recyclables collected in Pierce County, excluding the City of Tacoma, ultimately end up at Pioneer Recycling Materials Recovery Facility in Frederickson, WA. Pioneer Recycling also receives material from 16 different counties in Washington. The data collected by Pioneer is not specific to Pierce County but rather accounts for incoming material from all customers. The most recent contamination rate for all incoming material sits at 12.3%.

According to Pioneer Recycling, the following is a list of the top 10 contaminants and the most problematic contaminants they find in the materials

Top 10 Contaminants:

1. Glass
2. Plastic Bags & Film
3. Textiles
4. Food Waste
5. Wood
6. Garden Hoses, Wire, & Rope
7. Diapers
8. Shredded Paper
9. Batteries*
10. Needles*

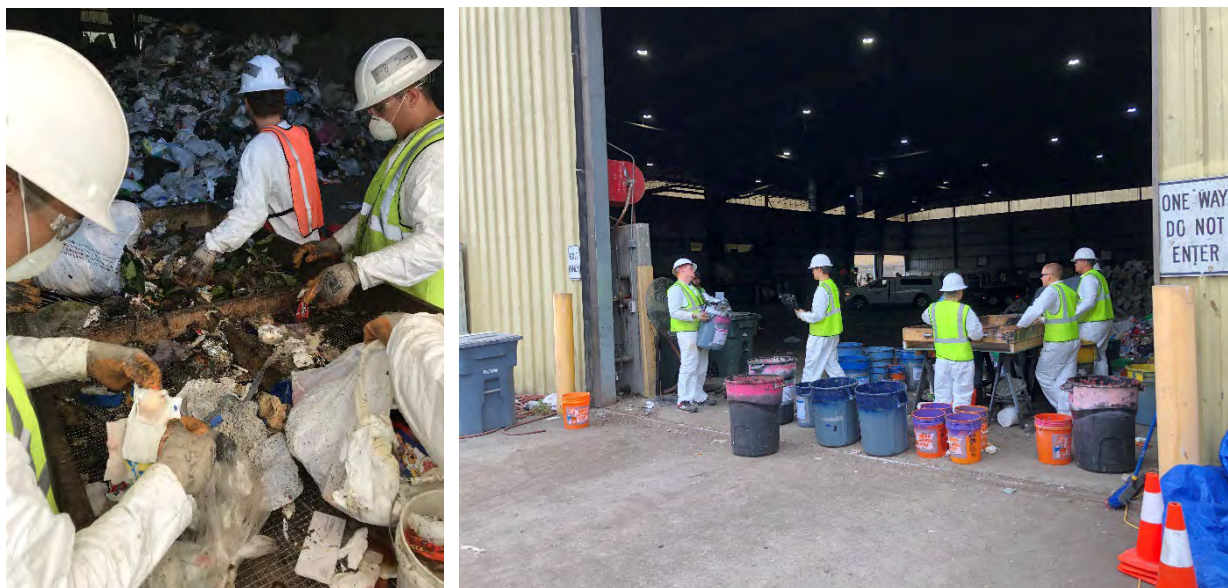
Most Problematic Contaminants:

1. Plastic Bags & Film
2. Diapers
3. Clothing & Shoes
4. Batteries & Needles

**While low in volume, these contaminants present significant safety hazards to staff.*

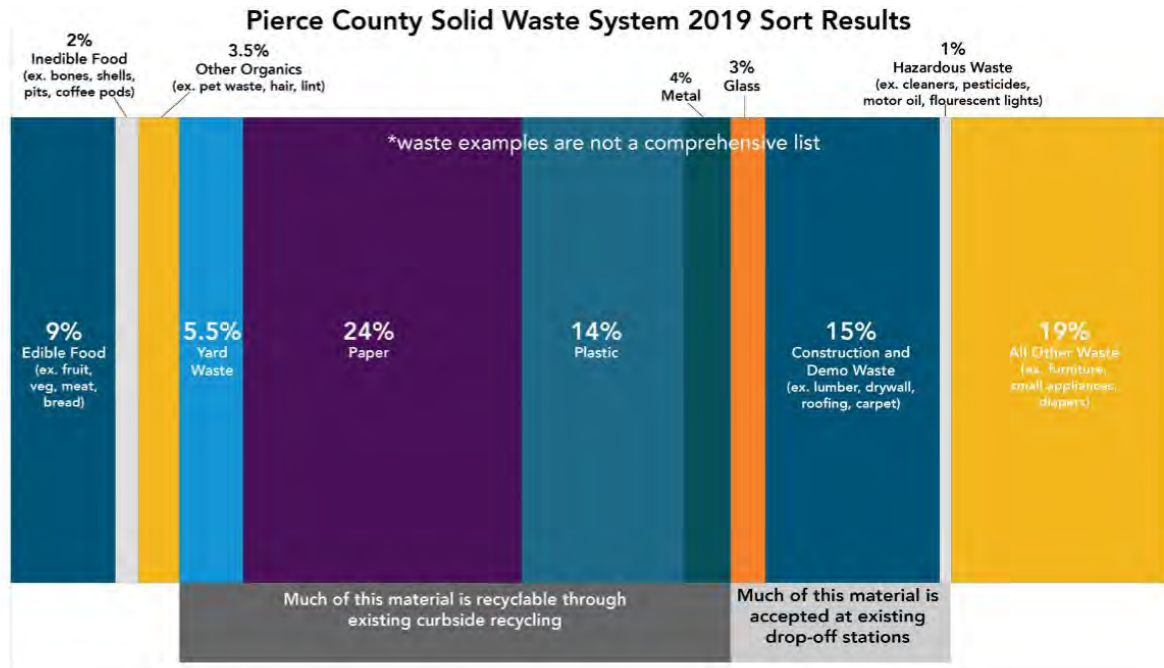
Pierce County Waste and Recycling Trends Analysis Data

Beginning in 2015, Pierce County launched an annual Waste Trends Analysis (WTA) project to document what goes into our landfill and how it changes over time. Starting in 2018, Pierce County also started conducting a Recycling Trends Analysis (RTA) to see what items County residents put into their recycling. For the WTA, County employees dig through and sort incoming garbage for three weeks; for the RTA, County employees sort incoming recycling for two weeks. Based on the data we collect we have solid information about the composition of our waste stream. The WTA and RTA are an integral part of the work we do and the data is often referred to in various efforts. Due to COVID-19, we have not been able to safely conduct these studies for 2020-21, but hope to resume this project in 2022.



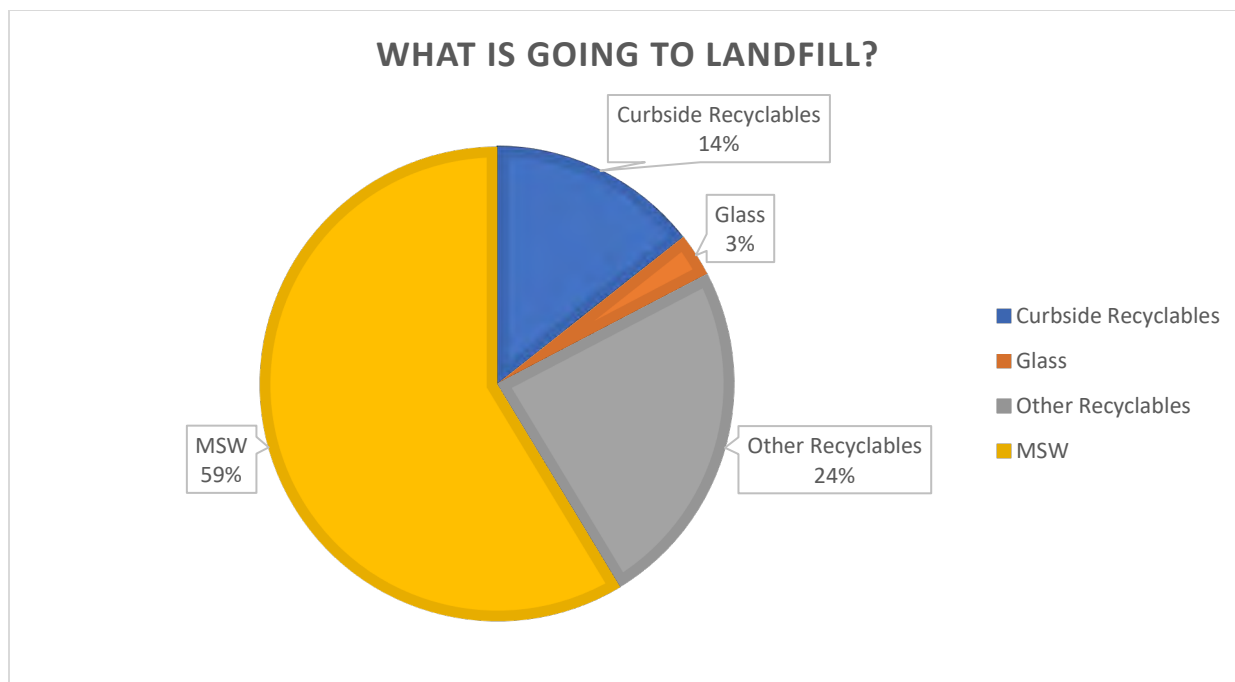
Pierce County employees participating in the 2019 Waste Trends Analysis

Waste Trends Analysis – 2019



Waste is sorted over a 3-week period into 68 different categories of material. The waste sort results above show the general categories, but it is important to note that pieces of each general category may or may not be recyclable. Paper, for example, comprises 24% of the waste system. Within that overarching paper category, paper is sorted into 9 different categories. Some of those categories are paper that is accepted in our recycling stream while other categories of paper are not.

Based on analysis of all 68 categories of material in the 2019 Waste Trends Analysis data, we estimate that **over 41% of our waste stream that is going to the landfill is potentially recyclable.**



We continue to work on changing people's recycling behavior to capture more of these easily recycled materials that are ending up in the garbage. Curbside recyclables that are accepted in our program like paper, plastics, and metals comprise 14% of what is going to landfill. Glass, which is accepted for recycling at drop-off sites throughout the County, makes up about 3% of what is going to the landfill. The 24% of "Other Recyclables" are things that residents would need to take to a specific location in order to dispose of properly. This includes:

- Plastics (Styrofoam, bags, film)
- Metal (Large appliances, other ferrous metals)
- Organics (Compatible yard waste)
- Construction and Demolition waste (Concrete, insulation, untreated lumber, treated wood waste, asphalt roofing, pallets)
- Other (Tires, mattresses)

To help residents find alternatives to the landfill for these items, Pierce County maintains a large Recycling Menu on its website. The website is user friendly and serves as a great resource for residents, schools, and businesses. It is updated on a regular basis to ensure all information is accurate.

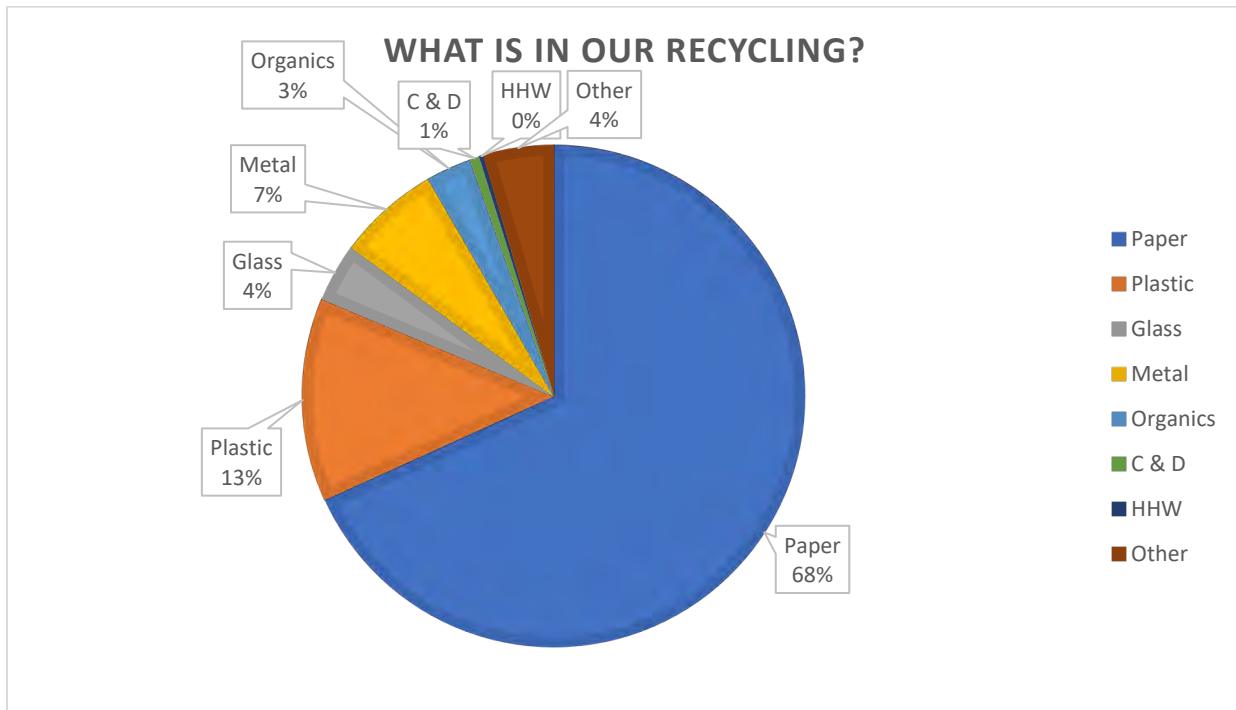
Recycling Trends Analysis – 2019



2018 Pierce County Recycling Trends Analysis

constraints of having a convenient location to sort collected recyclables before they were taken to the MRF.

Based on the data collected through the RTA, we have a good understanding of the recycling stream composition, including contamination amounts and types. Currently, our RTA data does not differentiate between customers (single family, multifamily, and commercial) which will be a recommended action for this plan. The RTA data we have collected so far also excludes UP Refuse customers due to logistical

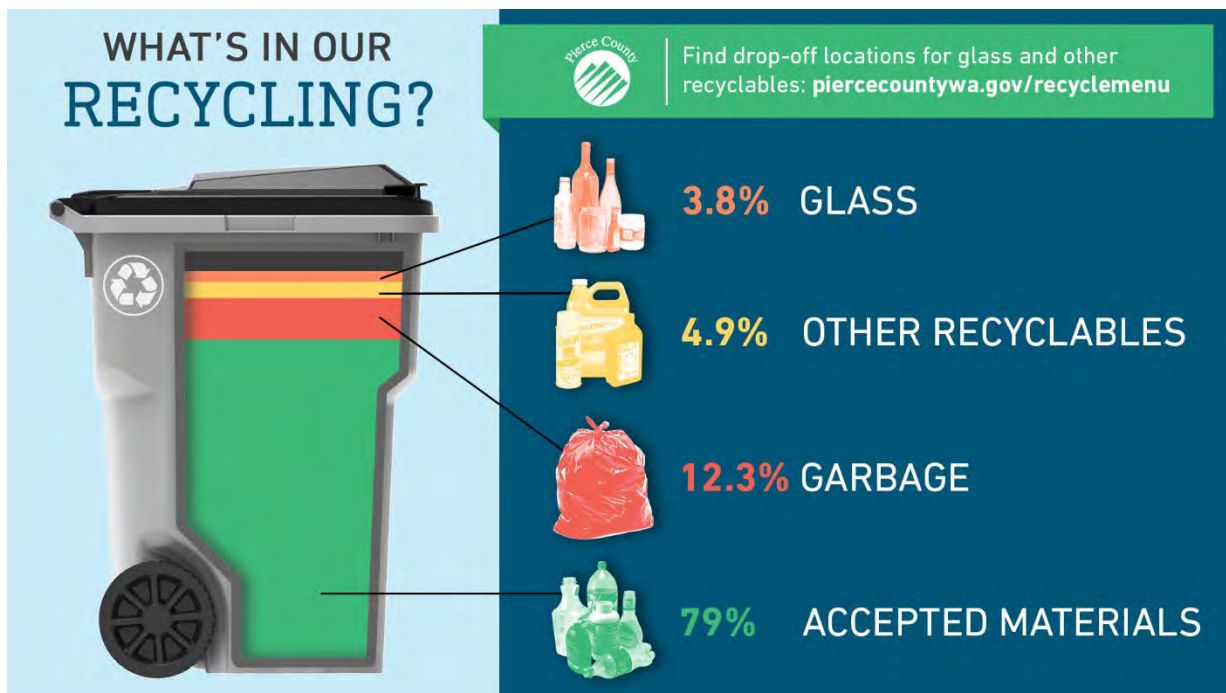


Recycling is sorted over a 2-week period into 31 different categories of material. Similar to the waste sort results, the 8 general categories shown above include items that may or may

not be recyclable in Pierce County's program. Based on analysis of all 31 categories of material in the 2019 Recycling Trends Analysis data, we **estimate that 21% of our recycling is contaminated.**

That 21% is comprised of the following:

- 3.8% is glass that should be taken to a glass drop-off
- 4.9% is other potentially recyclable items that should be taken to a specialized drop-off facility
- 12.3% is waste that should have been put in the garbage.



The most reliable data for contamination levels in Pierce County is obtained during our annual 2-week RTA project. The RTA results of 21% contamination differ significantly from the 12.3% contamination level provided by Pioneer Recycling. This discrepancy may be partially because their data is not specific to Pierce County. Pioneer Recycling accepts material from 16 different counties within Washington and material from out-of-state. Because the figure provided by Pioneer Recycling is not isolated by county, the data from our RTA has informed and will continue to inform our contamination reduction efforts moving forward. The RTA data, combined with customer feedback and information from other regional studies, will help us create and evaluate effective strategies for reducing waste and increasing the capture of valuable recyclables in Pierce County.

City of Tacoma Data

In May of 2021, the City of Tacoma worked with JMK to conduct a two-week audit of the residential recycling stream to better understand baseline contamination data. The audit consisted of 30 samples and included most routes across the service jurisdiction to ensure that the sample was representative of the overall stream of recyclables.

Through this audit **it was determined that contamination made up 22.2% of the total sample** and 77.8% was deemed “recyclable.” The contamination ranged from as low as 7.5% in one sample to as high as 82.8% in the most contaminated sample. JMK was unable to dedicate staff time and resources to separate out the different contaminants from the aggregate to better understand the proportionality of various contaminants. The City of Tacoma intends to contract out a waste characterization study in 2022 that will allow for a more granular analysis of contaminants in the recycling stream to help make strategic decisions on where to focus education and outreach resources to reduce contamination.

It is interesting to note that both Pierce County’s data and City of Tacoma’s data suggest a contamination rate in the low twenty percent range, while Pioneer’s reported contamination rate is significantly lower.

Initial Key Contaminants

Items identified as contaminants vary based on the data source. The table below illustrates the data we have available and provides a baseline for informing education and outreach efforts moving forward.

The data for Pierce County is the result of the 2019 Recycling Trends Analysis (RTA). Currently, this is the most recent contamination data we have as our RTA has been on hold due to the ongoing pandemic. We hope to continue these efforts in 2022.

Currently the City of Tacoma is relying on information provided to staff from JMK Fibers in December 2020 to determine common contaminants. The City asked JMK Fibers to complete a “MRF Survey” provided by The Recycling Partnership and lists problematic contaminants in the chart below.

Pioneer Recycling submitted a list of the most common and most problematic contaminants seen at the MRF. It is important to note again that the information from Pioneer Recycling is not specific to Pierce County because Pioneer Recycling receives material from 16 different counties. Finally, the information from the Recycling Partnership’s West Coast Contamination Initiative is also included in the table.

Items Identified as Contaminants				
Item	Pierce County	City of Tacoma	Pioneer Recycling	The Recycling Partnership
Aseptic Packages	✓	✓		
Bagged Material		✓		✓
Batteries		✓	✓	
Construction & Demolition	✓		✓	
Diapers	✓	✓	✓	
Food	✓	✓	✓	✓
Glass	✓	✓	✓	
Household Hazardous Waste	✓	✓		
Hypodermic Needles		✓	✓	✓
Liquids	✓			✓
Metals	✓			
Other Non-Program Plastics	✓	✓	✓	✓
Plastic Bags	✓	✓	✓	✓
Plastic Film	✓	✓	✓	✓
Shredded Paper	✓	✓	✓	✓
Tanglers		✓	✓	✓
Textiles	✓	✓	✓	

The table above shows items deemed as contaminants across four different groups: Pierce County RTA 2019, City of Tacoma, Pioneer Recycling (as of 2021), and the [Recycling Partnership's Study](#).

Impacts on the System

The Recycling Partnership identified some of the impacts that a contaminated recycling stream has on a MRF in their [West Coast Contamination Initiative in 2019](#). Having contaminants in the recycling stream can lead to slowing down the sorting and processing of materials, which has financial implications. Sometimes this means costly shutdowns to repair equipment damaged by contaminants, or shutdowns due to dangerous contaminants (batteries, needles) that injure employees. Contaminants can also reduce the quality and value of secondary material feedstocks. Additionally, when contaminants are successfully removed from the stream at the MRF, the MRF must then bear the cost for disposing of these materials.

According to the Recycling Partnership, the greatest costs associated with managing a contaminated recycling stream at MRFs nationally come from the following and represent 80% of total contamination-related costs: 40% for disposal of residuals; 26% in value lost from contaminated recyclables; 14% in labor to remove contamination from sorting equipment.

The information provided in the West Coast Contamination Initiative is similar to the feedback we received from Pioneer Recycling. According to Pioneer, significant amounts of contamination increase waste disposal volume and therefore costs. There are also extra labor costs associated with sorting out problem items safely and repairing any machinery. Finally, contaminated feedstock makes it incredibly difficult to achieve the level of quality that consuming mills are demanding today.

Current Contamination Reduction Efforts

Pierce County and the City of Tacoma have already implemented, or are in the process of implementing, many of the education and outreach strategies described by Ecology that are designed to fight recycling contamination. Our efforts are always balanced, however, by efforts to reduce the amount of readily recyclable material currently being put in the garbage. The MRFs are designed to deal with a certain amount of contamination and we try to have the greatest impact on the system with the least cost.

Contamination Reduction Strategy	Lead Entity	Status
Uniformity in cart and container colors	Pierce County, in partnership with Waste Haulers	Complete; Ongoing with new large containers
Visual, easy-to-understand signage using photos and universal pictures and symbols	Pierce County, Waste Haulers, LRI (for drop-off locations), City of Tacoma	Ongoing
Cart-tagging and cart rejection	Waste Haulers, City of Tacoma	Ongoing
On-route monitoring tools	Waste Haulers, City of Tacoma	Ongoing
Pairing right-sized recycling and trash bins	Waste Haulers, City of Tacoma	Ongoing
Up-to-date and easy-to-find and access websites with clear, consistent messaging	Pierce County, Waste Haulers, City of Tacoma	Ongoing
Social media posts, campaigns, mailings, brochures, and other communications	Pierce County and City of Tacoma	Ongoing

Contamination Reduction Strategy	Lead Entity	Status
Online apps for residents and businesses to get answers to their recycling questions	Waste Haulers, City of Tacoma	3 out of 4 offer this already
Community presentations, tabling at community events	Pierce County, City of Tacoma, Waste Haulers	Ongoing
School presentation and activities focused on recycling right	Pierce County, City of Tacoma, Waste Haulers	Ongoing
Translation and transcreation of educational materials and campaigns to ensure recycling information is clearly understood by all audiences	City of Tacoma	Ongoing
Social marketing campaign to effectively promote long-term behavior change	Pierce County, City of Tacoma	Ongoing

Recommended Contamination Reduction Actions and Implementation Schedule

Pierce County and the City of Tacoma will continue our current contamination reduction efforts listed above. In addition, Pierce County will take the lead on the following actions (except the City of Tacoma's waste characterization study) to help reduce contamination and optimize Pierce County's recycling system. Since there is no additional state money available to fund CROP activities, we will incorporate contamination reduction efforts into our normal operating activities which means that they will be combined with our focus on reducing the amount of readily recyclable material currently being put in the garbage. If state support for solid waste management programs were increased, either through LSWFA or other means, we would be able to do more to specifically address recycling contamination.

Action Identifier	Action	Program	2021	2022	2023	2024
1	Develop content about current top contaminants for use on website, sustainability newsletter and environmental education programs	SF, MF	●			
	Conduct annual Waste Trends and Recycling Trends Analysis Study to monitor contamination rates	SF, MF, C		●	●	●
	City of Tacoma conducts a waste characterization study	SF, MF		●		
	Separate single family and multifamily routes in Recycling Trends Analysis to determine different recycling contamination rates	S, MF		●	●	●
	Publish contamination information in Earth Matters newsletter	SF, MF		●	●	●

Action Identifier	Action	Program	2021	2022	2023	2024
2	Inventory current recycling collection services	SF, MF, DB, C	●			
	Present information and recommendation on which programs to prioritize to SWAC	SF, MF, C		●		
	Prioritize the recycling program(s) to focus on first	SF, MF, DB, C		●		
3	Update recycling signage at transfer stations and drop box sites	DB		●	●	
4	Develop single-category (paper, metals, plastics) campaigns to help reduce confusion	SF, MF, DB	●	●		
	Focus campaigns on materials with the highest GHG reduction impact (paper, metal, food waste)	SF, MF, DB		●		
5	Translate and transcreate educational materials and campaigns to ensure recycling information is clearly understood by all audiences	SF, MF	●	●	●	●
6	Focus on contamination reduction message at community events	SF, MF, DB		●	●	●
7	Expand technical assistance through education and resources to multifamily customers and large volume-generating commercial customers	MF, C			●	

Program Legend:

SF – Single Family; MF – Multi Family; DB - Drop Box; C - Commercial

Materials Accepted for Recycling in Pierce County

Materials accepted for recycling in Pierce County are defined in Pierce County Code – Chapter 8.29.030 “Minimum Levels of Curbside Recyclables Service for Single-family Residences.” It states that the following materials, at minimum, shall be collected:

1. Cardboard – corrugated cardboard and Kraft paper, including unbleached, unwaxed paper with a ruffled (“corrugated”) inner liner.
2. Metal cans – tin-coated steel cans and aluminum cans.
3. Mixed-waste paper – clean and dry paper, including: glossy papers, magazines, catalogs, phone books, cards, laser-printed white ledger paper, windowed envelopes, paper with adhesive labels, paper bags, non-metallic wrapping paper, packing paper, glossy advertising paper and chipboard such as cereal and show boxes.
4. Newspaper – printed groundwood newsprint, including glossy advertisements and supplemental magazines that are delivered with the newspaper.
5. Plastic bottles and jars – primarily polyethylene terephthalate (PET - #1), such as soft drink, water and salad dressing bottles; and high-density polyethylene (HDPE - #2), such as milk, shampoo, or laundry detergent bottles; but including any bottle with a neck narrower than its base.

Currently, Pierce County accepts the following recyclables in the curbside recycling program:

1. Plastic - bottles, jugs, tubs and buckets (recycle plastics by shape; ignore numbers/symbols on packaging)
2. Paper – mixed paper, boxes and bags, cardboard
3. Metal – aluminum cans and metal cans

Glass is also collected in the County program at glass drop-off sites.

When Pierce County and the City of Tacoma reviewed the list of recyclable items in response to the dramatic market shifts resulting from China Sword we brought the two lists into very close alignment. Currently, Pierce County’s program still accepts plastic buckets and frozen food boxes while the City of Tacoma does not.

Materials Accepted for Recycling in Tacoma

Tacoma Curbside Accepted List:

Materials accepted for curbside recycling are not defined in Tacoma Municipal Code and are based on the approval from the Solid Waste Division Manager and Environmental Services Director.

- Cardboard – corrugated cardboard
- Mixed Paper – Kraft bags, magazines, office paper, phone books, cards, paper bags, laser-printed white ledger paper, windowed envelopes, paper with adhesive labels, non-metallic wrapping paper, packing paper, glossy advertising paper and chipboard such as cereal and show boxes.
- Newspaper – printed groundwood newsprint, including glossy advertisements and supplemental magazines that are delivered with the newspaper
- Aluminum – Aluminum cans, pet food cans, tin-coated steel cans
- Steel – Cans, small scrap metal
- Plastics – Bottles, tubs, and jugs (looking for #1, #2, and #5)

All items must be empty, clean, and dry.

Curbside Glass Collection

The City of Tacoma discontinued its curbside glass collection for residential customers (single family homes and duplexes) in January 2021. In lieu of curbside glass collection the City transitioned to a drop-off collection methodology and set up drop-off stations at the locations below:

Site Name	Address	Hours	Materials Collected
Central Co-op	4502 N. Pearl St., Tacoma, WA 98407	7:30AM - 9:00PM; Monday - Sunday	Glass and household batteries
Center at Norpoint	4818 Nassau Ave. NE, Tacoma, WA 98422	7:30AM - 9:00PM; Monday - Sunday	Glass and household batteries
Stewart Heights Park	5715 Reginald Gutierrez Ln., Tacoma, WA 98404	7:30AM - 9:00PM; Monday - Sunday	Glass, household batteries, scrap metal, cardboard

Site Name	Address	Hours	Materials Collected
Tacoma Recycle Center	3510 S. Mullen St., Tacoma, WA 98409	8:00AM - 5:30PM; Monday - Sunday	Glass, household batteries, scrap metal, plastics, cardboard, paper, and more!
Hilltop Safeway	1112 M. St., Tacoma, WA 98405	7:30AM - 9:00PM; Monday - Sunday	Glass and household batteries

Tacoma Recycle Center (located at the Tacoma Recovery and Transfer Center):

Additional detail is available online through the City of Tacoma Recycle Center and Household Hazardous Waste Facility Customer Guide [here](#).

Paper

- Corrugated cardboard (flattened)
- Paperboard (like cereal boxes)
- Magazines and catalogs
- Newspaper and newspaper inserts
- Brown paper bags
- Mixed paper
- Phone books
- Paperback books (covers removed)
- Paper egg cartons
- Shredded paper (in a paper bag)
- Mail and junk mail (window envelopes OK)

Plastic

- Bottles and jars
- Tubs and jugs
- Clamshell-style containers
- Clean plastic cups
- Snap and screw-on lids
- Plastic bags
- Bubble wrap
- Overwrap packaging
- Clean food trays
- Storage tubs
- Clothing hangers

Metal

- Aluminum beverage cans
- Scrap metal
- Aluminum and tin cans
- Empty aerosol cans
- Metal screw-on lids
- Microwaves
- Most appliances (No refrigerators - Bring Freon-containing appliances to the Recovery & Transfer Building - disposal fees apply.)

Glass

- Empty glass bottles and jars (all colors accepted)

Other

- Styrofoam blocks
- FDS and LDPE foam blocks
- Used motor oil (up to 5 gallons)
- Broken holiday lights
- Electronic cords
- Batteries (alkaline, Ni-Cad, Li-Ion)
- Cell phones and chargers
- Printer and toner cartridges

Anderson Island

Anderson Island Transfer Station
9607 Steffensen Rd.
(253) 847-7555

Bonney Lake

Prairie Ridge Transfer Station
11710 Prairie Ridge Dr. E.
(253) 847-7555

Gig Harbor

Purdy Transfer Station
14515 54th Ave. NW
(253) 847-7555

Key Peninsula

Key Center Transfer Station
5900 Key Peninsula Hwy.
(253) 847-7555

Puyallup

Hidden Valley Transfer Station
17925 Meridian E.
(253) 847-7555

The following inventory was generated from the Washington State Department of Ecology database, listing all small, medium, and large quantity generators of hazardous waste in Pierce County. The data comes from the Hazardous Waste and Toxics Reduction Program's database, Turbo Waste. The database is populated with data provided by hazardous waste generators' annual reports to Ecology. State generator code designations (LQG/MQG/SQG/XQG) are based on Washington's dangerous waste rules (LQG= large quantity generator, MQG=medium quantity generator, SQG=small quantity generator, and XQG=non-generator). The SQG total is only those SQGs that have ID numbers. The XQGs have ID numbers but reported no waste in 2020.

HandlerId	Handler Name	Street Address	City	State	Zip	State Generator Code
WAD988499968	The Estate of Don Oline	1915 MARINE VIEW DR	TACOMA	WA	98422	LQG
WAH000044548	Penhall Co Tacoma	2323 E Q St #1	Tacoma	WA	98421	LQG
WAH000050638	US ENVIRONMENTAL PROTECTION AGENCY	192ND ST E, BETWEEN 38TH AVE AND CANYON RD	SPANAWAY	WA	98387	LQG
WAR000011445	Saint Gobain Performance Plastics Puyall	507 N LEVEE RD	PUYALLUP	WA	98371	LQG
WAH000034739	FEDEX FREIGHT INC TACOMA	3216 70TH AVE E	FIFE	WA	98424	LQG
WAH000024905	Specialty Products Inc	2410 104th St Ct S Ste D	Lakewood	WA	98499	LQG
WAH000018507	Cornforth Campbell Motors Inc	107 3RD ST SE	PUYALLUP	WA	98372	LQG
WAH000057860	Holman Logistics S1	2701 142nd Ave E Ste 300	Sumner	WA	98390	LQG
WAD009252719	US Oil & Refining Co	3001 MARSHALL AVE	TACOMA	WA	98421	LQG
WAD009241803	Bradken Atlas	3021 S Wilkeson St	Tacoma	WA	98409	LQG
WAH000028713	Bellmont Cabinet Company	13610 52nd St E	Sumner	WA	98390	LQG
WAH000024450	Milgard Manufacturing Inc Pultrusion Div	2935 70TH AVE E	TACOMA	WA	98424	LQG
WAD020257945	Burlington Environmental LLC Tacoma	1701 E ALEXANDER AVE	TACOMA	WA	98421	LQG
WAD988477873	Thriftway Properties LLC	608 N 1st St	TACOMA	WA	98403	LQG
WAH000046695	Amazon.com Services, LLC - BFI1	1800 140TH AVE E	SUMNER	WA	98390	LQG
WAH000036320	SUPERLON PLASTICS CO INC	2116 TAYLOR WAY	TACOMA	WA	98421	LQG

HandlerId	Handler Name	Street Address	City	State	Zip	State Generator Code
WAH000046929	Amazon.com Services, LLC - BF13	2700 Center Dr	DuPont	WA	98327	LQG
WAD981774151	Tacoma Dry Cleaners Inc	7502 CUSTER RD W	Lakewood	WA	98467	LQG
WAR000000950	Stripe Rite Inc	1725 137TH AVE E	SUMNER	WA	98390	LQG
WAD980984025	Fircrest Village Cleaners	1105 A Regents Blvd	Fircrest	WA	98466	LQG
WAD980984025	Fircrest Village Cleaners	1105 A Regents Blvd	Fircrest	WA	98466	LQG
WAD988482592	Boeing Company Frederickson	18001 CANYON RD E	PUYALLUP	WA	98373	LQG
WA0000148734	Arclin Surfaces Inc	2144 Milwaukee Way	Tacoma	WA	98421	LQG
WAH000030763	Apply A Line	175 Roy Rd SW Bldg C	Pacific	WA	98047	LQG
WAR000004879	Trident Seafoods Corp Tacoma	401 ALEXANDER AVE BLDG 592	TACOMA	WA	98421	LQG
WAD988478723	Northwest Etch Technology Inc Tacoma	2601 S HOOD ST	TACOMA	WA	98409	LQG
WAH000006213	PM Testing Lab Inc Pacific Hwy	3921 PACIFIC HWY E	TACOMA	WA	98424	LQG
WAD078216405	Multicare Medical Center	315 M L KING JR WAY	TACOMA	WA	98405	LQG
WAH000015016	Test America Tacoma	5755 8th St E	Tacoma	WA	98424	LQG
WAD144258779	SSA Terminals Tacoma LLC	1675 LINCOLN AVE, Transfer Facility	TACOMA	WA	98421	LQG
WAH000055679	Amazon.com Services LLC (DSE7)	2201 140th Ave E Ste 800	Sumner	WA	98390	LQG
WAH000012492	United Parcel Service Pacific	244 ROY RD SE	PACIFIC	WA	98047	LQG
WAD988504668	Clover Park Technical College	4500 STEILACOOM BLVD SW	TACOMA	WA	98499	LQG
WAH000052990	UPS Port of Tacoma	5200 12th St E Bldg B	Tacoma	WA	98424	LQG
WAD067166397	General Metals of Tacoma	1902 Marine View Dr	Tacoma	WA	98422	LQG
WAD988522603	Toray Composites Materials America	19002 50TH AVE E	TACOMA	WA	98446	LQG
WAD980980593	WA UW Tacoma Branch Campus	1920 S C ST	TACOMA	WA	98402	LQG
WAD980835771	General Plastics Mfg Co Tacoma	4910 BURLINGTON WAY	TACOMA	WA	98409	LQG
WA9214053465	Joint Base Lewis McChord	Bldg 2012 Liggett Ave Box 339500 MS 17	Joint Base Lewis-McChord	WA	98433	LQG
WAD008958357	McFarland Cascade Pole & Lumber Co	1640 E MARC ST	TACOMA	WA	98421	LQG
WAD981769110	Emerald Services, Inc. - Tacoma Facility	1825 ALEXANDER AVE	TACOMA	WA	98421	LQG

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WAD000643262	Shore Terminal LLC Tacoma	250 E D St	Tacoma	WA	98421	LQG
WAH000057995	415 St Helens Apts LLC	415 St Helens Ave	Tacoma	WA	98402	LQG
WAR000009399	Absher Const	1001 SHAW RD SE	PUYALLUP	WA	98372	LQG
WAD982821332	AIM Aerospace Sumner Inc	1516 FRYAR AVE	SUMNER	WA	98390	LQG
WAD981764434	Manke Lumber Co Inc Sumner	13702 Stewart Rd	SUMNER	WA	98390	LQG
WAD083734780	Carlson Formetec Inc	2202 A ST	TACOMA	WA	98042	MQG
WAH000053658	JB Hunt Transportation	1815 136th Ave	Sumner	WA	98390	MQG
WAH000050082	Elks Temple Properties LLC	565 BROADWAY	TACOMA	WA	98402	MQG
WAD009253782	Globe Machine Manufacturing Co	701 E D ST	TACOMA	WA	98421	MQG
WAD988477261	Spectra Laboratories Inc	2221 ROSS WAY	TACOMA	WA	98421	MQG
WAH000056900	Bethel School District	5625 192nd St E	Spanaway	WA	98387	MQG
WAH000057360	JB HUNT	540 142ND AVE E	SUMNER	WA	98390	MQG
WAR000009969	Home Depot 4709	303 35TH AVE	PUYALLUP	WA	98374	MQG
WAR000010009	Home Depot 4701	7050 TACOMA MALL BLVD	TACOMA	WA	98409	MQG
WAH000012674	Home Depot 4720	4602 S CENTER ST	TACOMA	WA	98409	MQG
WAH000024277	Home Depot 4728	5120 Borgen Blvd	Gig Harbor	WA	98332	MQG
WAH000035450	DBA Ozark Automotive Dist #26	1602 INDUSTRIAL PARK WAY	PUYALLUP	WA	98371	MQG
WAR000011411	Greenwood Motorlines dba R&L Carriers	2150 48TH AVE CT E	FIFE	WA	98424	MQG
WAH000031854	Home Depot USA HD 4747	101 E 52nd St	Tacoma	WA	98445	MQG
WAH000028546	Home Depot HD 8562	9602 214th Ave	Bonney Lake	WA	98391	MQG
WAH000056165	Unigen Inc Tacoma	2121 S State St Ste 400	Tacoma	WA	98405	MQG
WAH000046947	Milgard Manufacturing Inc - Fiberglass	1010 54th Ave E	Tacoma	WA	98424	MQG
WAH000051224	Office Depot Inc Sumner	2500 142ND AVE E	SUMNER	WA	98390	MQG
WAH000048875	Milgard Vinyl Corp Fife	1001 54th Ave E	Fife	WA	98424	MQG
WAH000004242	Performance Radiator Tacoma	2705 S Tacoma Way Ste D	Tacoma	WA	98409	MQG
WAH000034591	NORMS TRUCK INC	361 ROY RD SW	PACIFIC	WA	98047	MQG
WAH000039627	GKN Aerospace Sumner	1725 Puyallup St Ste 200	Sumner	WA	98390	MQG

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WAH000026614	XPO Logistics Freight Inc	7211 28th St E	Fife	WA	98424	MQG
WAH000036160	Northwest Traffic Inc Edgewood	622 W VALLEY HWY E	EDGEWOOD	WA	98372	MQG
WAD060033024	PROGRESS RAIL SERVICES	4012 SR 509 S FRONTAGE RD	TACOMA	WA	98421	MQG
WAH000052438	CarMax Auto Superstores W Coast Inc	202 Valley Ave NW	Puyallup	WA	98371	MQG
WAD071834287	Saint Joseph Medical Center	1717 S J ST	TACOMA	WA	98405	MQG
WAH000050866	HR Acquisition I Corporation	1112 6th Ave	Tacoma	WA	98405	MQG
WAH000046848	Northwest Precast	212 10TH ST SE	PUYALLUP	WA	98372	MQG
WAD071836019	Pacific Lutheran University	121ST & PARK AVE	TACOMA	WA	98447	MQG
WAD988470159	EMIN Puyallup	12314 MERIDIAN ST E STE D	PUYALLUP	WA	98373	MQG
WAH000049647	Electronic Recyclers International	3901 150th Ave Ct E	Sumner	WA	98390	MQG
WAD980975221	BNSF Railway Company Tacoma	610 E 21st St	TACOMA	WA	98421	MQG
WAD043451038	Seaport Sound Terminal LLC	2628 MARINE VIEW DR	TACOMA	WA	98422	MQG
WAH000013961	Chevron 208760	17305 MERIDIAN E	PUYALLUP	WA	98375	MQG
WAH000054618	Nordstrom Inc 006	4502 S Steele #800	Tacoma	WA	98409	MQG
WAH000013946	Chevron 207051	18321 HWY 410 E	BONNEY LAKE	WA	98390	MQG
WAH000035136	CHEVRON 307178	1275 CENTER DR	DUPONT	WA	98327	MQG
WAD055498232	Western Wood Preserving Co	1313 ZEHNDER ST	SUMNER	WA	98390	MQG
WAD180330961	UPS Tacoma	5001 20TH ST E	TACOMA	WA	98424	MQG
WAD079257119	University of Puget Sound	1500 N WARNER ST	TACOMA	WA	98416	MQG
WA1360007271	VA PSHCS American Lake Division	VETERANS DR AMERICAN LAKE	TACOMA	WA	98493	MQG
WAH000027979	Target Store 0341	3320 S 23rd St	Tacoma	WA	98405	MQG
WAH000026642	Target Store 0342	3310 S Meridian	Puyallup	WA	98373	MQG
WAH000054112	WILCOX FARMS INC	40400 HARTS LAKE VALLEY RD S	ROY	WA	98580	MQG
WAH000026688	Target Store 0349	5618 Lakewood Town Center Blvd	Lakewood	WA	98499	MQG
WAH000026804	Target Store 1957	9400 192nd Ave E	Bonney Lake	WA	98390	MQG

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WAD988484390	Nordlund Boat Co Marine View Dr	1626 MARINE VIEW DR	TACOMA	WA	98422	MQG
WAH000018473	Rainier Woodworking Co	2615 S 80TH ST	TACOMA	WA	98409	MQG
WAD000641522	Phillips 66 Co - South Tacoma	520 E D ST	TACOMA	WA	98421	MQG
WAD002290534	Founders Choice	6002 MCKINLEY AVE E	TACOMA	WA	98404	MQG
WAH000044499	Pierce Cnty Public Works & Util Rd Maint	4812 196th St E	Spanaway	WA	98387	MQG
WAH000026757	Target Store 1205	11400 51st Ave NW	Gig Harbor	WA	98332	MQG
WAH000033693	Target Store 2136	10302 156th St E	Puyallup	WA	98375	MQG
WAH000057260	Thermo Fisher Scientific	14302 24th St E	Sumner	WA	98390-9661	MQG
WAH000017061	Walmart Supercenter 3218	20307 Mountain Hwy E	Spanaway	WA	98387	MQG
WAH000043064	Carlisle Construction Materials INC	19727 57th Ave E	Puyallup	WA	98375	MQG
WAD988484796	Good Samaritan Hospital	407 14TH AVE SE	PUYALLUP	WA	98372	MQG
WAH000024491	Walmart Supercenter 5041	19205 SR 410 E	Bonney Lake	WA	98390	MQG
WAR000004382	Walmart Supercenter 2403	310 31ST AVE SE	PUYALLUP	WA	98374	MQG
WAH000029198	Walmart Supercenter 3525	16502 Meridian E	Puyallup	WA	98374	MQG
WAH000057905	FRED MEYER INC UST 478934	349 VALLEY AVE NW	PUYALLUP	WA	98371	MQG
WAH000041939	Walmart Supercenter 4137	1965 S UNION AVE	TACOMA	WA	98405	MQG
WAH000029649	Walmart Supercenter 3537	7001 Bridgeport Way W	Lakewood	WA	98499	MQG
WAH000000380	Lowes Home Centers LLC 0026	2701 S ORCHARD ST	TACOMA	WA	98466	MQG
WAH000004408	Harborlands 2C LLC	2216 E 11TH ST	TACOMA	WA	98421	MQG
WAD114685373	Tacoma Public Utilities Tacoma Power	3628 S 35TH ST	TACOMA	WA	98409	MQG
WAH000050564	Lowes Home Centers LLC 1081	5115 100TH ST SW	LAKEWOOD	WA	98499	MQG
WAD094633591	Johnson Millwork Inc	2319 S Tacoma Way	Tacoma	WA	98409	MQG
WAD082510595	WestRock CP LLC	801 E PORTLAND AVE	TACOMA	WA	98421	MQG
WAH000050739	Lowes Home Centers LLC 2734	3511 5TH ST SE	PUYALLUP	WA	98374	MQG
WAH000042136	Sherwin Williams 9833	7608 S Tacoma Way	Tacoma	WA	98409	MQG
WAH000008052	SHERWIN WILLIAMS CO 8088	3814 S CEDAR ST	TACOMA	WA	98409	MQG

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WAH000050796	Lowes Home Centers LLC 2895	19911 S PRAIRIE RD E	BONNEY LAKE	WA	98391	MQG
WAH000033909	Sterling Reference Laboratories	2617 E L ST Ste A	Tacoma	WA	98421	MQG
WAH000052850	CARLSON PAVING PRODUCTS INC 50TH AVE E	18425 50TH AVE E	TACOMA	WA	98446	MQG
WAH000045776	SAFEWAY Store 544	21301 HWY 410	BONNEY LAKE	WA	98391	MQG
WAH000022006	JR Reding and Refinishing Corp dba JR	3005 Chandler	Tacoma	WA	98409	MQG
WAD981772080	Bates Technical College South Campus	2201 S 78TH ST	TACOMA	WA	98409	MQG
WAH000057985	Amazon com Services LLC DWA9	3711 142nd Ave E	Sumner	WA	98390	MQG
WAH000011973	Costco Wholesale 95	2219 S 37TH ST	TACOMA	WA	98409	MQG
WAH000038140	COSTCO WHOLESALE DEPOT 171	4000 142ND AVE E STE B	SUMNER	WA	98390	MQG
WAH000031656	Costco Wholesale 624	10990 Harbor Hill Dr	Gig Harbor	WA	98335	MQG
WAH000012559	Costco Wholesale 660	1201 39TH AVE SW	PUYALLUP	WA	98374	MQG
WAH000000091	COSTCO BUSINESS CENTER 767	3900 20TH ST E	FIFE	WA	98424	MQG
WAH000054650	Costco Wholesale #1278	9801 204th Ave E	Bonney Lake	WA	98391	MQG
WAD071852545	Western Washington Fair Assoc	110 9TH AVE SW	PUYALLUP	WA	98371	MQG
WAD988468690	Precision Tune Auto Care Tacoma	303 S 72nd St	Tacoma	WA	98408	SQG
WAH000021420	Modern Door & Millwork Inc	10729 A St S	Tacoma	WA	98444	SQG
WAD988521571	Veterans Independent Ent of WA	4630 16TH ST E STE B15	FIFE	WA	98424	SQG
WAH000041538	West Marine 00024	3212 20th St E	Fife	WA	98424	SQG
WAH000041790	ST ANTHONY HOSPITAL	11567 CANTERWOOD BLVD	GIG HARBOR	WA	98332	SQG
WAH000041626	West Marine Express 05536	3119 Judson St, STE A	Gig Harbor	WA	98335	SQG
WAH000043312	Hydraulic Repair & Design Corp Puyallup	701 N LEVEE RD	PUYALLUP	WA	98371	SQG
WA0000073361	WA AGR	11 SCHUSTER PKWY LAB ONLY	TACOMA	WA	98402	SQG
WAD988518072	BP 07053	10216 224TH ST E	GRAHAM	WA	98338	SQG
WAH000054138	BP 07066	5515 38th Ave NW	Gig Harbor	WA	98335	SQG
WAD988511390	UNION PACIFIC RR FIFE	3330 20TH ST E	FIFE	WA	98424	SQG

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WAD980725568	USAR AMSA 137	401 E Alexander RD PIER 23	TACOMA	WA	98421	SQG
WAD988506010	Rainier Plywood	624 E 15TH ST	TACOMA	WA	98421	SQG
WAH000052693	COMPOSITE SOLUTIONS CORP SUMNER	14810 PUYALLUP ST Ste 100	SUMNER	WA	98390	SQG
WAD981764004	Narrows Plaza	2310 MILDRED ST W	TACOMA	WA	98466	SQG
WA0000049593	Tacoma Fire Boat Station	302 E 11TH ST	TACOMA	WA	98421	SQG
WA0000049619	Tacoma Fire Department Garage	3401B S ORCHARD ST	TACOMA	WA	98466	SQG
WAD988496527	Bakers Automotive	10206 16TH ST E	EDGEWOOD	WA	98372	SQG
WAD070972856	Commercial Sales Inc	6411 PACIFIC HWY E	TACOMA	WA	98424	SQG
WAH000020032	Plumb Signs Inc S 28th	909 S 28TH	Tacoma	WA	98221	SQG
WAD027542935	Lianga Pacific Inc	2120 PORT OF TACOMA RD	TACOMA	WA	98421	SQG
WAH000056235	Elite Resurfacing (Atkinson Investment Inc)	402 Valley Ave NW, STE 105	Puyallup	WA	98371	SQG
WAH000049683	ePower Systems & Battery Inc	10321 Lakeview Ave SW	Lakewood	WA	98499	SQG
WAH000056590	Petco 260	5700 100th St SW	Lakewood	WA	98499	SQG
WAD003825122	TUCCI & SONS INC	4224 WALLER RD E	TACOMA	WA	98443	SQG
WAH000056770	Arco 7039	10108 194th St E	Graham	WA	98338-9868	SQG
WAD988509162	Titus Will Chevrolet of Parkland	11011 PACIFIC AVE	TACOMA	WA	98444	SQG
WAH000050262	Cabelas Puyallup DC	1212 Valley Ave NW	Puyallup	WA	98371	SQG
WAD009253477	Concrete Technology Corp	1123 PORT OF TACOMA RD	TACOMA	WA	98421	SQG
WAH000056515	Petco 1207	5190 Borgen Blvd	Gig Harbor	WA	98332	SQG
WAH000056635	Petco 1214	3717 S Meridian St	Puyallup	WA	98373	SQG
WAH000034144	Wescraft RV & Truck Fife	3402 12th St E	Fife	WA	98424	SQG
WA0000016139	Precision Machine Works	4101 D INDUSTRY DR E	FIFE	WA	98424	SQG
WAD988490421	Precision Machine Works Inc	2024 PUYALLUP AVE	TACOMA	WA	98421	SQG
WAH000056420	Petco 1238	9311 192nd Ave E	Bonney Lake	WA	98391	SQG
WAH000056645	Petco 1245	4028 Tacoma Mall Blvd	Tacoma	WA	98409	SQG
WAH000056615	Petco 1267	5951 Sixth Ave	Tacoma	WA	98406	SQG

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WAH000044408	Niagara Bottling LLC	19820 57th Avenue	Puyallup	WA	98375	SQG
WAH000028686	Praxair Distribution Inc Tacoma 2	480 E 19th St Bldg 104	Tacoma	WA	98421	SQG
WAH000043983	Chihuly Inc	1401 St Paul Ave, Ste 200	Tacoma	WA	98421	SQG
WAD149982308	Macys Tacoma	4502 S STEELE #700	TACOMA	WA	98409	SQG
WAH000009381	Pep Boys 529	12228 MERIDIAN E	PUYALLUP	WA	98373	SQG
WAH000009738	White Cap Ltd Center St	3037 S Center St	Tacoma	WA	98409	SQG
WAD980834543	WA DOC McNeil Island Corrections Center	MCNEIL ISLAND CC	STEILACOOM	WA	98388	SQG
WAD067168492	Meridian Collision Center	15724 MERIDIAN AVE S	PUYALLUP	WA	98373	SQG
WAH000052828	MAJOR WIRE SCREEN MEDICA	7110 26TH ST E	FIFE	WA	98424	SQG
WAH000002089	South Hill Collision Inc II	16318 MERIDIAN S STE D	PUYALLUP	WA	98373	SQG
WAH000022168	Auto Warehousing Co Body Shop	2810 East Marshall Ave, #C	Tacoma	WA	98421	SQG
WA0001013291	Rite Aid 5255	4818 PT FOSDICK DR NW	GIG HARBOR	WA	98335	SQG
WAH000021691	Rite Aid 5256	900 E Meridian Ste 23	Milton	WA	98354	SQG
WA0001013333	Rite Aid 5262	1323 E MAIN AVE	PUYALLUP	WA	98372	SQG
WAH000010926	Rite Aid 5264	11220 E CANYON RD	PUYALLUP	WA	98373	SQG
WAH000010918	Rite Aid 5267	21302 SR 410 E	BONNEY LAKE	WA	98390	SQG
WAH000007419	Rite Aid Corp 5269	1912 N PEARL ST	TACOMA	WA	98406	SQG
WAH000007955	Rite Aid 5271	7041 PACIFIC AVE	TACOMA	WA	98408	SQG
WAH000040186	Rite Aid #5274	15801 Pacific Ave	Tacoma	WA	98444	SQG
WAH000022556	Rite Aid 5275	3840 Bridgeport Way	University Place	WA	98466	SQG
WAH000040179	Rite Aid #5276	1850 S Mildred St	Tacoma	WA	98465	SQG
WAH000020388	Rite Aid 5277	5700 100TH ST SW, Ste 100	LAKEWOOD	WA	98499	SQG
WAH000042970	Pierce County Fire Dist No 3 dba West Pi	9410 39th Ave Ct SW	Lakewood	WA	98499	SQG
WAH000006098	Rite Aid 6194	22311 MOUNTAIN HWY E	SPANAWAY	WA	98387	SQG
WAH000007864	Rite Aid 6232	12811 MERIDIAN ST E	PUYALLUP	WA	98373	SQG

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WAH000039898	Rite Aid #6493	9502 176th St E	Puyallup	WA	98375	SQG
WAH000039843	Rite Aid #6521	22201 Meridian Ave E	Graham	WA	98338	SQG
WAD021828207	Sonoco Products Co 1802 Steele	1802 STEELE AVE	SUMNER	WA	98390	SQG
WAD980978738	DOC Purdy Corrections Ctr	5409 96TH ST NW	GIG HARBOR	WA	98332	SQG
WAD027390111	Master Millwork Inc	11603 CANYON RD E	PUYALLUP	WA	98373	SQG
WAH000052412	Puyallup SD 003 Stahl Jr High School	9610 168th St E	Puyallup	WA	98375	SQG
WAH000052073	Lake Tapps Mini Mart	18215 9th St E	Lake Tapps	WA	98391	SQG
WAD070397955	TOTE Maritime Alaska, LLC	500 E ALEXANDER AVE	TACOMA	WA	98421	SQG
WAH000057135	Custom Choice Door and Millwork LLC	8607 Durango St SW Ste B	Lakewood	WA	98087	SQG
WAD988499174	MC Parcel Delivery Inc	1410 MARTIN LUTHER KING JR WAY	TACOMA	WA	98405	SQG
WAD988521001	St Clare Hospital	11315 BRIDGEPORT WAY SW	TACOMA	WA	98499	SQG
WAH000017806	Cardinal Health	6710 26TH ST E	FIFE	WA	98424	SQG
WA4180090033	USPS Tacoma S Warner St	3825 S WARNER ST	TACOMA	WA	98409	SQG
WAD988493342	Rays Auto Center Tacoma	5445 STEILACOOM BLVD SW	TACOMA	WA	98499	SQG
WAD004902334	Global Metal Works and Erectors Inc	1144 THORNE RD	TACOMA	WA	98421	SQG
WAD982655300	Penske Truck Leasing Co LP	4927 95TH ST SW STE A BLDG 5	TACOMA	WA	98498	SQG
WAD982655243	Penske Truck Leasing Co LP Sumner	2222 TACOMA AVE	SUMNER	WA	98390	SQG
WAD981769169	Penske Truck Leasing Co LP Thorne Rd	1460 THORNE RD	TACOMA	WA	98401	SQG
WAD988502530	Parkland Light & Water Co	12918 PARK AVE	TACOMA	WA	98444	SQG
WAD067549196	JCI Jones Chemicals Inc	1919 MARINE VIEW DR	TACOMA	WA	98422	SQG
WAH000044584	Innovative Repair LLC Transfer Facility	5225 7th St E Bldg 6, Transporter	Fife	WA	98424	SQG
WAR000000109	James Hardie	4615 192ND ST E	TACOMA	WA	98446	SQG
WAH000004903	James Hardie Building Products	18200 50TH AVE E	TACOMA	WA	98446	SQG
WAD981771439	Quality Cleaners	1229 MAIN ST	SUMNER	WA	98390	SQG
WAD981765316	Puyallup School Dist Maint Dept	324 9TH ST NW	PUYALLUP	WA	98371	SQG

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WAH000051310	Jorgenson Peninsula Optical Supply	1901 S Union Ave Ste B1001	Tacoma	WA	98405	SQG
WAD981774102	Puyallup WPCP	2028 RIVER RD	PUYALLUP	WA	98371	SQG
WAH000057490	WA AIR NATIONAL GUARD CAMP MURRAY	103 41st Division Way	Camp Murray	WA	95430	SQG
WAH000037027	Tacoma City Environmental Svs Lab	326 E D St	Tacoma	WA	98421	SQG
WAH000040286	Federal Way Automotive and Radiator	8116 Pacific Hwy E	Tacoma	WA	98422	SQG
WAH000014019	MultiCare Health System Allenmore Hosp	1901 S UNION ST	TACOMA	WA	98405	SQG
WAH000057545	Cummins Inc	1800 Fryar Avenue	Sumner	WA	98390	SQG
WAH000054140	Puget Sound Energy	1001 E. Alexander Ave	TACOMA	WA	98421	SQG
WAD988513347	Chambers Creek STP	10311 CHAMBERS CREEK RD W	UNIVERSITY PLACE	WA	98467	SQG
WAD083360164	J & J Autobody Repair Inc	6813 S TACOMA WAY	TACOMA	WA	98409	SQG
WAH000033580	Frank S Baker Center	316 Martin Luther King Jr Way	Tacoma	WA	98405	SQG
WAH000033599	Mary Bridge Childrens Health Center	311 S L St	Tacoma	WA	98405	SQG
WAH000052610	PMO SBCT Stryker Brigade Combat Team	3700 150th Ave Ct E	Sumner	WA	98390	SQG
WAH000038650	Wild West International LLC	11003 CANYON RD E	PUYALLUP	WA	98373	SQG
WAD027547660	Kay Parks Autobody Tacoma	3102 S 12TH ST	TACOMA	WA	98405	SQG
WAH000047313	UPS Fife	2205 70th Ave	Fife	WA	98424	SQG
WAH000005231	Titus Will Collision Center	2302 S 35TH	TACOMA	WA	98409	SQG
WAH000058320	Partner Oncology Puyallup	1519 3rd St SE Ste 260	Puyallup	WA	98372	SQG
WAH000057355	Safeway 2729	708 Shaw Rd E	Puyallup	WA	98372	SQG
WAH000002261	Truck Rail Handling Inc	457 E 18TH ST	TACOMA	WA	98421	SQG
WAD988501805	Buckley Automotive	336 S RIVER RD	BUCKLEY	WA	98321	SQG
WAR000007930	PSE Frederickson	4714 192ND ST E	TACOMA	WA	98446	SQG
WAH000045792	Safeway Store #3305	15805 Pacific Ave S	Tacoma	WA	98444	SQG
WAH000046034	Safeway Store 1246	6201 6th Ave	Tacoma	WA	98406	SQG
WAH000046108	SAFEWAY Store 1436	1624 72ND ST E	TACOMA	WA	98404	SQG
WAH000046116	Safeway Store 1437	1302 S 38th St	Tacoma	WA	98408	SQG

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WAH000044985	SAFEWAY Store 1645	10223 GRAVELLY LAKE DR	LAKEWOOD	WA	98494	SQG
WAD027555465	PSE Tacoma Office	3130 S 38TH ST	TACOMA	WA	98409	SQG
WAD067529024	PSE Puyallup SVC	5807 MILWAUKEE AVE E	PUYALLUP	WA	98372	SQG
WAD040179715	Western State Hospital	9601 STEILACOOM BLVD SE	TACOMA	WA	98498	SQG
WAD980725626	WA ARMY National Guard Camp Murray	CAMP MURRAY ARMY NATIONAL GUARD	TACOMA	WA	98430	SQG
WAH000016378	NC Machinery Company	2603 PACIFIC HWY E	FIFE	WA	98424	SQG
WAH000045071	SAFEWAY Store 1798	11501 CANYON RD E	PUYALLUP	WA	98373	SQG
WAH000045104	Safeway Store 1844	215 Whitesell St NW	Orting	WA	98360	SQG
WAH000045204	SAFEWAY Store 1978	2735 N PEARL ST	TACOMA	WA	98406	SQG
WAH000045240	SAFEWAY Store 2640	13308 MERIDIAN AVE E	PUYALLUP	WA	98373	SQG
WAD003824661	Solid Waste Systems Tacoma	13502 PACIFIC AVE S	TACOMA	WA	98444	SQG
WAD988516852	Miller Paint Co Inc Tacoma	5252 S WASHINGTON ST	TACOMA	WA	98409	SQG
WAH000048114	Miller Paint Company Inc Puyallup	14207 Meridian Ave E Ste 103	Puyallup	WA	98373	SQG
WA0000188706	Caliber Collision Center Fife 2907	3909 PACIFIC HWY E	FIFE	WA	98424	SQG
WAD988486072	Caliber Collision Center Lakewood WA 2925	12424 PACIFIC HWY SW	Lakewood	WA	98499	SQG
WAD988498960	Caliber Collision Center Puyallup River Road 2926	823 RIVER RD	PUYALLUP	WA	98371	SQG
WAD082501735	Caliber Collision Center Tacoma 2920	4112 S WASHINGTON ST	TACOMA	WA	98409	SQG
WAH000049269	Caliber Collision Center Yelm 2927	9015 350th St S	McKenna	WA	98558	SQG
WAH000029455	Jet Door LLC	1832 112th St E	Tacoma	WA	98445	SQG
WAD139400113	Smith Fire Systems Tacoma	1106 54TH AVE E	TACOMA	WA	98424	SQG
WAH000045334	Safeway Store 3228	5616 176th St E	Puyallup	WA	98375	SQG
WAH000045436	Safeway Store 329	1112 S M ST	TACOMA	WA	98405	SQG
WAH000045286	Safeway Store 3321	4831 Point Fosdick Dr NW	Gig Harbor	WA	98335	SQG
WAH000045350	Safeway Store 3424	2411 N Proctor	Tacoma	WA	98408	SQG
WAH000044725	Safeway Store 3545	900 E Meridian, Ste 12	Milton	WA	98354	SQG
WAH000030774	Safeway Store 422	611 S Meridian Ave	Puyallup	WA	98371	SQG

HandlerId	Handler Name	Street Address	City	State	Zip	State Generator Code
WAH000045597	Safeway Store 486	3842 Bridgeport Way	Tacoma	WA	98466	SQG
WAD988479465	Tacoma Community College	6501 S 19TH ST	TACOMA	WA	98466	SQG
WAR000010520	Zumar Industries Inc Steele St	12015 STEELE ST	TACOMA	WA	98444	SQG
WAH000054350	Clover Park Technical College	17214 110th Ave E	Puyallup	WA	98375	SQG
WAH000045783	SAFEWAY Store 547	10105 224TH ST E	GRAHAM	WA	98338	SQG
WAH000027283	Safeway Store and Fuel 1594	707 S 56th St	Tacoma	WA	98408	SQG
WAH000054295	RTC Aerospace - Fife Division	7215 45TH STREET CT E	FIFE	WA	98424	SQG
WAH000018846	TACOMA DPU MCMILLIN RES	12650 RESERVOIR RD E	PUYALLUP	WA	98374	SQG
WAD988467080	Tacoma Public Utilities Beltline Div	2601 SR 509 N FRONTAGE RD	TACOMA	WA	98421	SQG
WAD988485405	Tacoma Public Utilities Lagrande Dam	46502 MOUNTAIN HWY E	LA GRANDE	WA	98348	SQG
WAD988476933	Georgia Pacific Gypsum LLC Tacoma	1240 Alexandar Ave	Tacoma	WA	98421	SQG
WAH000056130	CVS Pharmacy 11023	9400 Gravelly Lake Dr SW	Lakewood	WA	98499	SQG
WAH000000067	Kaiser Permanente Tacoma Specialty	209 MARTIN LUTHER KING WAY	TACOMA	WA	98405	SQG
WAD988486239	Caliber Collision Center Canyon Road 2924	8312 CANYON RD E	PUYALLUP	WA	98371	SQG
WAH000012518	Albertsons 0493	104 Military Rd S	Tacoma	WA	98444	SQG
WAD067162586	Jesse Main Yard	1840 MARINE VIEW DR	TACOMA	WA	98422	SQG
WAH000010942	Albertsons 3106	11012 Canyon Rd E Ste 25	Puyallup	WA	98373	SQG
WAH000024358	Albertsons 3411	8611 Steilacoom Blvd SW	Lakewood	WA	98498	SQG
WAH000036562	WA UW CENTER FOR URBAN WATERS	326 E D ST 3RD FLOOR	TACOMA	WA	98421	SQG
WAD988467346	Puyallup School Dist 003 Puyallup Sr HS	105 7TH ST SW	PUYALLUP	WA	98371	SQG
WAD980976468	WA WSU Puyallup Res & Ext Center	7612 PIONEER WAY E	PUYALLUP	WA	98371	SQG
WAH000032630	Albertsons 406	11330 NW 51st Ave	Gig Harbor	WA	98332	SQG
WAH000047576	Peak Dental Tacoma	3602 6th Ave #104	Tacoma	WA	98406	SQG
WAH000056135	Viking Cabinets Inc	24215 Mountain Hwy E	Spanaway	WA	98387	SQG
WAD981770266	Pierce Transit	3701 96TH ST SW	TACOMA	WA	98499	SQG
WA0000998286	FedEx Express TCM	2503 FRANK ALBERT RD BLDG A	FIFE	WA	98424	SQG

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WAD027554070	Titus Will Ford Toyota Sales Inc	3606 S SPRAGUE AVE	TACOMA	WA	98409	SQG
WAH000050232	CARAUSTAR	808 E 26TH ST	TACOMA	WA	98421	SQG
WAH000048721	Pick N Pull Tacoma	2416 112th St S	Tacoma	WA	98499	SQG
WAH000057900	ST Fabrication	13322 142nd Ave E	Orting	WA	98360	SQG
WAD980987101	Cyphers & Kallander	5014 S WASHINGTON ST	TACOMA	WA	98409	SQG
WAD037992500	Bates Technical College Downtown Campus	1101 S YAKIMA AVE	TACOMA	WA	98405	SQG
WAH000056830	Hylebos Marina Inc	1940 MARINE VIEW DR	TACOMA	WA	98422	SQG
WAH000039570	Relia Safe Transport LLC dba RST Hazmat	5225 7TH ST E	Fife	WA	98424	XQG
WAD988482923	Veneer Chip Transport	2205 PACIFIC HWY E	TACOMA	WA	98424	XQG
WAD982653230	Sumner National Auto Parts Inc	16008 60TH ST E	SUMNER	WA	98390	XQG
WAH000043082	T & T Trucking Inc	1107 140th Ave Ct E	Sumner	WA	98390	XQG
WAH000033080	Electric Motor Service & Controls LLC	1928 Milwaukee Way	Tacoma	WA	98421	XQG
WAH000033171	Schilling Graphics	2340 E 11th St	Tacoma	WA	98421	XQG
WAD027535434	Metro Auto Rebuild South	3845 S WARNER ST	TACOMA	WA	98409	XQG
WAH000027276	Swift Transportation Sumner	4720 142nd Ave	Sumner	WA	98390	XQG
WAH000052753	GIG HARBOR SPORTSMAN CLUB	9721 BURNHAM DR NW	GIG HARBOR	WA	98332	XQG
WAH000049057	Genoa Pharmacy in Greater Lakes Med Ctr	9330 59th Ave SW Ste 179	Lakewood	WA	98499	XQG
WAH000033260	Matson Navigation Company of Alaska LLC	1675 Lincoln Ave Bldg 300, TRANSFER FACILITY	Tacoma	WA	98421	XQG
WAH000019935	Qwest Puyallup Power Crew Office	5104 85TH AVE E BLDG 7	PUYALLUP	WA	98372	XQG
WAH000008912	Western Peterbilt LLC	3443 20TH ST E	FIFE	WA	98424	XQG
WAH000015362	PCRCO LLC	17925 MERIDIAN ST E	PUYALLUP	WA	98373	XQG
WAD988489324	LKQ Foster Auto Parts Inc dba LKQ of Was	28520 SR 410 E	BUCKLEY	WA	98321	XQG
WAH000038493	RoadrunnerTransportation Services	3520 142ND AVE E, STE 100	SUMNER	WA	98390	XQG
WAD027532761	Carlson Brothers Jewelers Inc	861 S 38TH ST	TACOMA	WA	98418	XQG
WA4141707154	US DOI NPS Mount Rainier National Park	E END SR 706	LONGMIRE	WA	98397	XQG
WAH000043591	Rogers Rubber Manufacturing Inc	2810 Meridian Ave E	Edgewood	WA	98371	XQG

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WAD988495453	SPECIALTY WOOD MFG	7717 PORTLAND AVE E	TACOMA	WA	98404	XQG
WAD988488359	P+S Painting Inc dba Pederson Painting	4220 112th St E	Tacoma	WA	98446	XQG
WAH000050338	ADT LLC Tacoma	6102 N 9th St Ste 700	Tacoma	WA	98406	XQG
WAH000008292	Guardian Industrial Svcs Inc 99th St E	1813 99TH ST E	TACOMA	WA	98445	XQG
WAD027545664	Lakewood Auto Body Inc	12126 PACIFIC HWY	TACOMA	WA	98499	XQG
WAH000049255	Franklin Pierce SD 402 Early Learning Ct	12223 A St S	Tacoma	WA	98444	XQG
WAD980835102	Franklin Pierce SD Support Services	11807 24TH AVE E	TACOMA	WA	98445	XQG
WAH000056925	SEPA 1 LLC	5709 134TH ST CT E	Puyallup	WA	98373	XQG
WAD982656381	Meridian Square LLC	11916 MERIDIAN S	PUYALLUP	WA	98373	XQG
WAH000050018	Omada International - Sumner Division	14513 32nd St E	Sumner	WA	98390	XQG
WAD980724280	Plaza Cleaners Lakewood	12509 PACIFIC HWY SW	LAKEWOOD	WA	98499	XQG
WAD092875830	Rainier School	2120 RYAN RD	BUCKLEY	WA	98321	XQG
WAD988506812	Metro Freight Systems Inc	805 140TH AVE CT E	SUMNER	WA	98390	XQG
WAD988479846	Modutech Marine Inc	2218 MARINE VIEW DR NE	TACOMA	WA	98422	XQG
WAH000055208	EQ Industrial Services Tacoma Servc Ctr	TRANSFER FACILITY, 5207 1/2 187th Street East	Tacoma	WA	94446	XQG
WAD988514006	Pepsi Beverages Company	3101 S PINE ST	TACOMA	WA	98409	XQG
WAH000042012	USF Reddaway Inc Tacoma	802 E 11TH ST	TACOMA	WA	98421	XQG
WAD009491770	Manke Lumber Co Inc Tacoma Saw Mill	1717 MARINE VIEW DR	TACOMA	WA	98422	XQG
WAD980985402	Tacoma School Dist 10 Bldg & Grounds	3223 S UNION AVE	TACOMA	WA	98409	XQG
WAR000007310	Foss High School	2112 S TYLER ST	TACOMA	WA	98405	XQG
WAR000007377	Wilson High School	1202 N ORCHARD ST	TACOMA	WA	98406	XQG
WAR000011122	Certified Cleaning Svcs Inc	2103 E 112TH ST FRONT SHOP	TACOMA	WA	98445	XQG
WAD053524690	Lincoln High School	701 S 37TH ST	TACOMA	WA	98408	XQG
WAH000052224	FOUNDERS CHOICE INC	1517 S TACOMA WAY	TACOMA	WA	98409	XQG
WAR000007393	Mount Tahoma High School	6227 S TYLER ST	TACOMA	WA	98409	XQG
WAR000007385	Stadium High School	111 N E ST	TACOMA	WA	98403	XQG

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WAH000041673	Arcom Oil Transporter	10013 Lakeview Ave SW	Lakewood	WA	98499	XQG
WAD988515334	Arcom Oil	97TH ST E & 16TH AVE E	TACOMA	WA	98445	XQG
WAH000039221	Fastenal Company	9725 47th Ave SW Bldg 20 Ste A	Lakewood	WA	98499	XQG
WAR000004713	Burlington Northern & Santa Fe Railway	513 T20N R2EWM E 1/2	TACOMA	WA	98421	XQG
WA0000998575	Sumner School Dist	19605 104TH ST E	SUMNER	WA	98390	XQG
WAH000056280	Ruston Way Seawall	Ruston Way & N 49th St	Tacoma	WA	98409	XQG
WAH000002030	Relm West Inc Lakewood	4620 95TH SW STE C	LAKEWOOD	WA	98499	XQG
WAH000043770	Combined Carriers dba Machine Carriers	5630 163rd St E	Puyallup	WA	98375	XQG
WAH000053709	Bunzl Seattle	4501 W Valley Hwy E	Sumner	WA	98390	XQG
WAH000049169	American Fast Freight	7400 45TH STREET CT E	FIFE	WA	98424	XQG
WAD075160051	Graymont Western US Inc	1220 ALEXANDER AVE	TACOMA	WA	98421	XQG
WAH000056870	Motive Power Marine E Port Shipyard	401 E Alexander Ave, Lot behind bldg 407	Tacoma	WA	98421	XQG
WAH000057375	Jemstone Grandview	2505 Grandview Dr W	University Place	WA	98466	XQG
WAH000056935	Prairie Pit	1600 Block of Waller Rd	Tacoma	WA	98446-1336	XQG
WAD988475323	Thermo Fluids Inc	1517 PEASE AVE	SUMNER	WA	98390	XQG
WAH000029533	Thermo Fluids Inc Warehouse	14221 29th St E Ste 101	Sumner	WA	98390	XQG
WAR000007229	Thermo Fluids Inc Warehouse Alexander Ave	1851 ALEXANDER AVE	TACOMA	WA	98421	XQG
WAH000019836	Tacoma City Thea Foss Waterway	THEA FOSS WATERWAY N OF SR 509	TACOMA	WA	98421	XQG
WAH000025778	Tacoma City Puyallup River Side Channel	1801 Portland Ave	Tacoma	WA	98421	XQG
WAD159142249	Puyallup School Dist Ferrucci Jr High	3213 WILDWOOD PARK DR	PUYALLUP	WA	98374	XQG
WAR000001743	Burlington Environmental LLC	1629 E ALEXANDER AVE, Upper level	Tacoma	WA	98421	XQG
WAD037991999	Commencement Bay Corrugated	13414 142ND AVE E	ORTING	WA	98360	XQG
WAD027543032	Pacific Functional Fluids LLC	2244 PORT OF TACOMA RD	TACOMA	WA	98421	XQG
WA0000915355	Frederickson Power LP	18610 50TH AVE E	TACOMA	WA	98446	XQG

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WAD153822028	Maximum Performance Inc	16603 MERIDIAN E	PUYALLUP	WA	98375	XQG
WAD980979553	Cornforth Campbell Motors Inc Body Shop	200 E PIONEER AVE	PUYALLUP	WA	98372	XQG
WAD980987226	CC Motors North Inc	407 MAIN AVE E	PUYALLUP	WA	98372	XQG
WAH000051124	Taft Properties LLC	1201 PUYALLUP AVE	TACOMA	WA	98421	XQG
WAH000012898	PSE Buckley	600 N RIVER AVE	BUCKLEY	WA	98321	XQG
WAD089344246	Linde Inc Fife	2902 20TH ST E	FIFE	WA	98424	XQG
WAD980511729	Petroleum Reclaiming Service Inc	3003 TAYLOR WAY	TACOMA	WA	98421	XQG
WAD982651473	Puyallup City Parks Department	1201 4TH ST NW	PUYALLUP	WA	98371	XQG
WAD988500625	Puyallup Public Works	1100 39TH AVE SE	PUYALLUP	WA	98374	XQG
WAD988467361	Puyallup School Dist 003 Ballou Jr High	9916 136TH ST E	PUYALLUP	WA	98373	XQG
WAD100567460	Puyallup School Dist Aylen Junior High	101 15TH ST SW	PUYALLUP	WA	98371	XQG
WAT540012671	Qwest Corporation W00260	317 3RD ST SW	PUYALLUP	WA	98371	XQG
WAD980985253	Qwest Corporation W00681 & W00B69	7850 S TRAFTON	TACOMA	WA	98409	XQG
WAH000022735	Qwest Corporation W0070Q	5018 85th Ave E	Puyallup	WA	98371	XQG
WAH000019109	Multicare Health System IS Building	124 TACOMA AVE S	TACOMA	WA	98402	XQG
WAH000026432	PRO VAC	6622 112th ST E	PUYALLUP	WA	98737	XQG
WAH000049752	UPS Sumner	4123 142th Ave E	Sumner	WA	98390	XQG
WAH000053595	Alaska West Express Inc Tacoma	2902 Taylor Way, Transporter	Tacoma	WA	98421	XQG
WAD988471744	Peninsula Light Co	13315 GOODNOUGH DR NW	GIG HARBOR	WA	98335	XQG
WAD988467387	Puyallup School Dist 003 Trans Dept	323 12TH ST NW	PUYALLUP	WA	98371	XQG
WAD988484580	Time Oil Co Fife St	3011 S FIFE ST	TACOMA	WA	98409	XQG
WAD981773849	US EPA Time Oil Tmt System 12a	3018 FIFE ST	TACOMA	WA	98406	XQG
WAH000057200	Heritage Crystal Clean LLC	9612 47th Ave SW	Lakewood	WA	98499	XQG
WAH000016212	Heritage Crystal Clean LLC D St	1901 E D St	Tacoma	WA	98421	XQG
WAH000028604	Core and Main LP	602 Valley Ave NE	Puyallup	WA	98371	XQG
WAH000033008	Northstar Chemical Inc	1919 Marine View Dr Ste B	Tacoma	WA	98422	XQG
WAD988487757	CHEVRON 97135	5319 20TH ST E	TACOMA	WA	98424	XQG

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WAD988489563	CHEVRON 94860	11722 MERIDIAN S	PUYALLUP	WA	98371	XQG
WAD988509121	Former Unocal 351437	7051 PACIFIC AVE	TACOMA	WA	98408	XQG
WAD988482154	Chevron 95851	17519 PACIFIC AVE	SPANAWAY	WA	98387	XQG
WAD988485652	Chevron 93914	4401 S 19TH ST	TACOMA	WA	98405	XQG
WAD988497798	Automotive Specialists	11111 GOLDEN GIVEN RD E	TACOMA	WA	98445	XQG
WAH000023921	Medley Vacant Property	3819 Center St	Tacoma	WA	98409	XQG
WAH000018432	Rainier Lighting & Electric Supply Inc	12511 PACIFIC HWY SW	LAKEWOOD	WA	98499	XQG
WAD988491668	Tacoma Tent & Awning Co Inc	121 N G ST	TACOMA	WA	98403	XQG
WAH000052080	Nordlund Boat Co Inc Tacoma	2408 Port of Tacoma Rd	Tacoma	WA	98421	XQG
WAH000018747	Carlile Transportation Systems LLC	2301 Taylor Way Transporter	Tacoma	WA	98421	XQG
WAD097249411	Phillips 66 Co Tacoma Terminal - North	516 E D ST	TACOMA	WA	98421	XQG
WAD988467379	Puyallup School Dist 003 Kalles Jr High	515 3RD ST SE	PUYALLUP	WA	98372	XQG
WAD988505483	Puyallup School Dist Warehouse	8723 112TH ST E	PUYALLUP	WA	98373	XQG
WAH000019158	WA AGR King 3	45224B 284TH AVE SE	ENUMCLAW	WA	98022	XQG
WAD988523684	WA AGR Pierce 1	7611 PIONEER WAY E LOT 1104	PUYALLUP	WA	98371	XQG
WAH000055424	GEODIS	14801 Spring Street	Lakewood	WA	98439	XQG
WAD002799260	Lynden Transport Inc	5410 12TH ST E	FIFE	WA	98424	XQG
WA0000932665	Miller Paint Co Inc - Gig Harbor	6876 KIMBALL DR	GIG HARBOR	WA	98335	XQG
WAD075744748	Pierce College Ft Steilacoom	9401 FARWEST DR SW	Lakewood	WA	98498	XQG
WAH000000224	Pierce College Puyallup	1601 39TH AVE SE	PUYALLUP	WA	98374	XQG
WAH000004770	Fife Vehicle Div & Dept of Public Works	3725 PACIFIC HWY E	FIFE	WA	98424	XQG
WA0000284273	Flowserve Corporation	2007 STEWART ST	TACOMA	WA	98421	XQG
WAD988474144	WA DOT Narrows Bridge	SR 16 Tacoma Narrows Bridge	TACOMA	WA	98406	XQG
WAH000009001	Hood St Reservoir	3110 I ST S	TACOMA	WA	98409	XQG
WAH000022650	Tacoma Power Pearl Substation	2312 N Pearl St	Tacoma	WA	98406	XQG
WAD988523445	Tacoma Public Utilities Loveland Center	3002 224TH ST E	GRAHAM	WA	98338	XQG
WAH000041814	Tacoma Public Utilities SW Substation	4124 S 74th St	Tacoma	WA	98409	XQG

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WAH000051778	TACOMA Public Utilities Water Dept	11617 214TH AVE E	SUMNER	WA	98390	XQG
WAH000022634	Tacoma Water Bismark Standpipe	819 E 64th St	Tacoma	WA	98404	XQG
WAD000641720	Olympic Pipe Line Co Tacoma DF	706 E F ST	TACOMA	WA	98421	XQG
WAR000001164	Olympic Pipe Line Co Tacoma Station	4420 180TH ST E	SPANAWAY	WA	98387	XQG
WAD981768021	Dept of Public Assembly Fac Tacoma Dome	2727 E D ST	TACOMA	WA	98421	XQG
WAH000042913	ICON Materials	1508 VALENTINE AVE SE	PACIFIC	WA	98047	XQG
WAH000019786	Clover Park High School	11023 GRAVELLY LAKE DR SW	LAKEWOOD	WA	98499	XQG
WAH000023234	CLOVER PARK SCHOOL DISTRICT 400	9219 LAKEWOOD DR SW ASC	LAKEWOOD	WA	98499	XQG
WAH000019794	Lakes High School	10320 FARWEST DR	LAKEWOOD	WA	98499	XQG
WAD980511851	WA UW Pack Forest Facility	9010 453RD ST E	EATONVILLE	WA	98328	XQG
WAD010187896	Point Ruston LLC	Ruston Way & N 51st St	Tacoma	WA	98407	XQG
WAH000050893	Regence Blue Shield	1501 Market St	Tacoma	WA	98402	XQG
WAH000037559	Dayton Superior Corp Sumner	13605 52nd St E	Sumner	WA	98390	XQG
WAH000052422	Puyallup SD 003 Emerald Ridge HS	12405 184TH ST E	PUYALLUP	WA	98374	XQG
WAD988505475	Puyallup School Dist Print Shop	211 10TH ST SE	PUYALLUP	WA	98372	XQG
WAD988467353	Puyallup School Dist Rogers HS	12801 86TH AVE E	PUYALLUP	WA	98373	XQG
WAH000057245	Sunrise Elementary	2323 39th Ave SE	Puyallup	WA	98374	XQG
WAH000051693	MIDLAND AUTO WRECKING FORMER	10324 PORTLAND AVE E	TACOMA	WA	98445	XQG
WAD988500302	Consolidated Press Tacoma	2521A PACIFIC HWY E	TACOMA	WA	98424	XQG
WAH000039211	Northern Environmental LLC	7517 Portland Ave E Ste B	Tacoma	WA	98404	XQG
WAD094629367	Glenn Springs Holdings Inc	709 ALEXANDER AVE	TACOMA	WA	98421	XQG
WAD009242314	OCCIDENTAL CHEMICAL CORP	605 ALEXANDER AVE	TACOMA	WA	98421	XQG
WA0000758979	Occidental Chemical Pitarcik	PACIFIC HWY E & PORT OF TACOMA	TACOMA	WA	98424	XQG
WAD988475190	Fairweatherr Masonry Co Inc	400 142nd Ave E	Sumner	WA	98390	XQG
WAD988467395	Puyallup School Dist Edgemont JH	10909 24 ST E	PUYALLUP	WA	98372	XQG
WAD009484049	Dickson Co	3315 S PINE ST Transporter	TACOMA	WA	98409	XQG

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WAH000052404	Port of Tacoma Port Parcel 2	1001 Alexander Ave	Tacoma	WA	98421	XQG
WAD980984850	TACOMA PORT MAINTENANCE FACILITY	802 PORT CENTER RD	TACOMA	WA	98401	XQG
WAD988507562	William Drury Co	2220 E 11TH ST	TACOMA	WA	98421	XQG
WAH000054832	Sound Transit Steilacoom Blvd SW	3980 Steilacoom Blvd SW	Lakewood	WA	98498	XQG
WAH000049999	SOUND TRANSIT TACOMA LINK OPS	802 E 25TH ST	TACOMA	WA	98421	XQG
WAD000642157	Northwest Pipeline GP Sumner CS	3104 166TH AV E	SUMNER	WA	98390	XQG
WAH000004747	Baker Manufacturing Inc Puyallup	11121 VALLEY AVE E	PUYALLUP	WA	98372	XQG
WAH000044552	Atlas Supply INC	4823 95th St SW, Ste B	Lakewood	WA	98499	XQG
WAD009260050	Buffelen Woodworking Co	1901 TAYLOR WAY	TACOMA	WA	98421	XQG
WAH000047370	PACIFIC NORTHWEST TERMINALS INC	1749 Marine View Dr Transfer Facility	Tacoma	WA	98422	XQG
WAD067661553	Safe Boats International Tacoma	401 ALEXANDER AVE BLDG 326	TACOMA	WA	98421	XQG
WAD988485470	Rolfs Import Auto Service	3122 96TH ST S	TACOMA	WA	98409	XQG
WAD988472239	Rainier Veneer Inc	8220 EUSTIS HUNT RD	SPANAWAY	WA	98387	XQG
WAD982658122	Bethel High School	22215 38TH AVE E	SPANAWAY	WA	98387	XQG
WAD085196053	Bethel School Dist No 403	516 E 176TH	SPANAWAY	WA	98387	XQG
WAH000021097	Bethel SD Spanaway Lake High School	1305 168th St E	Spanaway	WA	98387	XQG
WAD988471439	Bethel Public Schools 403 Transp Dept	4015 E 224TH ST	SPANAWAY	WA	98387	XQG
WAD988506903	EcoLube Recovery LLC	401 E ALEXANDER AVE Bldg 407, Bay 10	TACOMA	WA	98421	XQG
WAH000057920	EcoLube Recovery Puyallup	213 10TH ST SE	PUYALLUP	WA	98372-3404	XQG

Inventory of Listed Hazardous Sites

The Hazardous Sites List is published by the Washington State Department of Ecology's Toxics Cleanup Program. It includes all sites that have been assessed and ranked using the Washington Ranking Method. Also listed are National Priorities List (NPL) sites. Additions to the list, changes in remedial status of sites on the list, and removals from the list are published twice a year in February and August.

[Hazardous Sites List for- February 24, 2021 \(wa.gov\)](#)

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
AK2170027245	US - NARL	N71 19 30 W156 41 00	BARROW	AK	99723
AK9690330742	USDHS/USCG Base Support Kodiak	Anton Larson by Rd/Rezanof Hwy	KODIAK	AK	99619
AK9690502001	US DOT FAA ARTCC ZAN	700 N BONIFACE PKWY	ANCHORAGE	AK	99506
AKD000834861	CROWLEY MARINE SERVICES	940 THIRD STREET	KOTZEBUE	AK	99752
AKD002848372	Weaver Brothers Inc	1611 East First Avenue	Anchorage	AK	99501
AKD002848372	WEAVER BROTHERS, INC.	1611 E. 1ST AVENUE	ANCHORAGE	AK	99501
AKD003845526	NORTHERN AIR CARGO	3900 W. INT'L AIRPORT ROAD	ANCHORAGE	AK	99502
AKD980665061	NANA LYNDEN LOGISTICS	6441 SOUTH AIRPORT PLACE, P.O. BOX 1230	ANCHORAGE	AK	99502
AKD981767403	ALASKA RAILROAD CORPORATION	327 WEST SHIP CREEK AVENUE	ANCHORAGE	AK	99501
AKD983066390	TECK ALASKA INC (9056-9056)(RE	RED DOG MINE	KOTZEBUE	AK	99752-0000
AKD983075557	EVERTS AIR CARGO	P.O. Box 60908	Fairbanks	AK	99706
AKR000004184	EMERALD ALASKA			AK	99501
AKR000005611	Carlile Transportation Systems Inc	1800 East 1st Avenue	Anchorage	AK	99501
AKR000005611	CARLILE TRANSPORTATION SYSTEMS, INC.	1800 E 1ST AVE	ANCHORAGE	AK	99501
AKR000200105	ALASKA MARINE TRUCKING LLC	100 MOUNT ROBERTS ST	JUNEAU	AK	99801
AKR000200295	Alaska Central Express, Inc.	5901 Lockheed Ave.	Anchorage	AK	99502
ALD067138891	Robbie D Wood Incorporated	1051 Old Warrior River Road	Dolomite	AL	35061
ALD981020894	CLEAN EARTH OF ALABAMA	402 WEBSTER CHAPEL ROAD	GLENCOE	AL	35905
ALR000007237	ACTION RESOURCES INC	14935 ALABAMA HWY 91	HANCEVILLE	AL	35077
ALR000007237	Action Resources Incorporated	40 County Road 517	Hanceville	AL	35077
ALR000007237	ACTION RESOURCES, INC.	40 COUNTY ROAD 517	HANCEVILLE	AL	35077
ARD069748192	CLEAN HARBORS EL DORADO , LLC	309 American Circle	EL DORADO	AR	71730
ARD069748192	TERIS LLC	309 AMERICAN CIRCLE	EL DORADO	AR	71730
AZR000003681	Thermo Fluids, Inc	4301 W Jefferson Street	Phoenix	AZ	85043
AZR000516211	SALT RIVER EXTRACTION TRANSPORTATION	3230 E. BROADWAY	PHEONIX	AZ	85040
AZT050010008	CHEMICAL TRANSPORTATION INC	11105 N CASA GRANDE HWY	RILLITO	AZ	85654
CAD006912620	Matson Navigation Company	P. O. BOX 7452	SAN FRANCISCO	CA	94120

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
CAD008488025	PHIBRO TECH, INC.	8851 Dice Road	SANTA FE SPRINGS	CA	90670
CAD082699562	NRC Environmental Services	20500 Richmond Beach Dr.	Seattle	WA	98177
CAD980891352	STERICYCLE, INC. - VERNON	2775 E 26TH ST	VERNON	CA	90058
CAD981692809	DILLARD ENVIRONMENTAL INC.	3291 BYER RD	BYRON	CA	94514
CAD982463994	CHEMICAL TRANSFER COMPANY INC	3105 S El Dorado Ave #B	Stockton	CA	95206
CAD982523433	DILLARD ENVIRONMENTAL SERVICES	3120 CAMINO DIABLO	BYRON	CA	94514
CAD983609678	Black Gold Indsutries	527 North Rice Avenue	BYRON	CA	94514
CAD983609678	BLACK GOLD TRANSPORT	527 N. RICE AVENUE	Oxnard	CA	93030
CAD983620402	Advanced Cleanup Technologies	20928 LAMBERTON AVENUE	OXNARD	CA	93030
CAR000030114	NRC ENVIRONMENTAL	1605 FERRY PT	CARSON	CA	90810
CAR000030114	NRC ENVIRONMENTAL SERVICES, INC.	1605 FERRY POINT	ALAMEDA	CA	94501
CAR000070540	Advanced Chemical Transport	600 Iowa St	ALAMEDA	CA	94501
CAR000070540	ADVANCED CHEMICAL TRANSPORT INC	1210 ELKO DRIVE	ALAMEDA	CA	94501
CAR000157511	Mesa Environmental	1444 East Burnett Street	ALAMEDA	CA	94501
CAR000179747	Ingenium	2255 Barham Driver	Redlands	CA	92373
CAR000179747	INGENIUM GROUP LLC	2255 BARHAM DR STE A	SUNNYVALE	CA	94089
CAT000624247	M.P. Environmental Services	3400 Manor St	SUNNYVALE	CA	94089
CAT000624247	MP Environmental Services Inc.	3400 Manor Street	Signal Hill	CA	90755
CAT983466509	MP ENVIRONMENTAL SVCS INC-PHX	3045 S 51ST AVE, Suite A	Escondido	CA	92029
FCCANADA0101	Clean Harbors Canada, Inc.	7842 Progress Way	ESCONDIDO	CA	92029
FL0000702985	STERICYCLE SPECIALTY WASTE SOLUTIONS INC	8505 NW 74TH STREET	Bakersfield	CA	93308
FLR000006353	STERICYCLE SPECIALTY WASTE SOLUTIONS,INC	314-B LANDSTREET ROAD	Bakersfield	CA	93308
FLR000012823	NRC	901 McClosky Blvd	PHOENIX	AZ	85043-6204
HI6170024719	PACIFIC MISSILE RANGE FACILITY	B/412 ORDANCE SHOP	Delta	BC	V4G 1A4
HI8690390036	USCG BASE HONOLULU VESSEL	400 SAND ISLAND PARKWAY	MIAMI	FL	33166-2327
HID006927123	PACIFIC SHIPYARDS INTERNATIONAL	PIER 24/25 HONOLULU HARBOR	ORLANDO	FL	32824
HID982040578	Pacific Commercial Services LLC	91-254 Olai Street	Tampa	FL	33605

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
HID982040578	PACIFIC COMMERICAL SERVICES, LLC	5 SAND ISLAND ACCESS ROAD	KEKAHA	HI	96252
HID984467530	Pacific Environ. PENCO	65 N Nimitz Hwy Pier 14 PENCO	HONOLULU	HI	96819
HID984467712	MARISCO LTD	91-607 MALAKOLE ROAD	HONOLULU	HI	96817
HIR000046029	CONEN'S FREIGHT TRANSPORT INC	60 KUHIO ST.	Kapolei	HI	96707
HIR000050336	Cameron Chemical Corp.	94-110A Leokane Street	HONOLULU	HI	96819
HIR000060046	YOUNG BROTHERS	1331 N NIMITZ HIGHWAY	Honolulu	HI	96817
HIR000137935	ENVIROSERVICES & TRAINING CTR	560 N NIMITZ HIGHWAY	KAPOLEI	HI	96707
HIR000141663	AKW ENVIRONMENTAL, LLC.	190 KUAWA ST.	HILO	HI	96720
HIR000144212	SOH/DOH/KALAUPAPA SETTLEMENT	P.O BOX 4444	Waipahu	HI	96797
HIR000145060	CAMERON CHEMICAL CORP MAUI	120 KANE ST.	HONOLULU	HI	96817
HIT000139634	HONOLULU FREIGHT SERVICES	933A N NIMITZ HWY	HONOLULU	HI	96817
HIT000140756	OASIS ENVIRONMENTAL GROUP, LLC	96-1333C WAIHONA ST.	HILO	HI	96720
HIT000143735	TRI ISLE, INC	830 EHA ST.	KALAUPAPA	HI	96742
HIT000144147	PINERIDGE FARMS	611 MIDDLE ST, BUILDING 1	KAHULUI	HI	96732
HIT000145961	ISLAND FREIGHT SERVICES	875 ALUA ST.	HONOLULU	HI	96817
IDD073114654	US ECOLOGY IDAHO INC SITE B	20400 LEMLEY ROAD	PEARL CITY	HI	96782
IDR000000406	US ECOLOGY IDAHO INC RTF	SIMCO RD	WAILUKU	HI	96793
IDR000205625	Steve Forler Trucking	1843 Broadway AVE Ste. 203B	HONOLULU	HI	96819-2330
IDR000205625	Steve Forler Trucking	21075 NW Empire Dr	WAILUKU	HI	96793
IDR000205625	Steve Forler Trucking Co.	PO Box 1479	GRAND VIEW	ID	83624
IDR000205625	Steve Forler Trucking, Inc.	21075 NW Enprise Dr, 12 MI W OF MTN HOME	MOUNTAIN HOME	ID	83647
ILR000130062	HERITAGE CRYSTAL CLEAN LLC	2250 POINT BLVD STE 250	Boise	ID	83706
IND058484114	HERITAGE TRANSPORT LLC	1626 RESEARCH WAY	Mountain Home	ID	83647
IND058484114	HERITAGE TRANSPORT,LLC	7901 WEST MORRIS STREET	Mountain Home	ID	83647
KS0000336891	SAVANNAH TRANSP INC	4425 NW HWY 24	Mountain Home	ID	83647
KS0000336891	Savannah Transport Inc.	4490 NW 17th St	Mountain Home	ID	83647
KSD031209851	SKOL RAILROAD	123 N DEPOT ST	Mountain Home	ID	83647

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
MA5000000034	CLEAN HARBORS KINGSTON FACILITY CORP	100 JOSEPH ST	Mountain Home	ID	83647
MAD039322250	CLEAN HARBORS ENV SERVICES INC	42 LONGWATER DR	Mountain Home	ID	83647
MAD039322250	CLEAN HARBORS ENVIRONMENTAL SERVICES INC	100 JOSEPH ST	Mountain Home	ID	83647
MAD039322250	CLEAN HARBORS ENVIRONMENTAL SERVICES INC	150 WASHINGTON ST	Mountain Home	ID	83647
MAD039322250	CLEAN HARBORS ENVIRONMENTAL SERVICES INC	42 Longwater Drive	Mountain Home	ID	83647
MAD039322250	Clean Harbors Environmental Services, In	42 Longwater Drive	Mountain Home	ID	83647
MAD039322250	Clean Harbors, Inc.	42 Longwater Drive	Mountain Home	ID	83647
MIK435642742	EQ INDUSTRIAL SERVICES	17440 COLLEGE PARKWAY	Mountain Home	ID	83647
MIK435642742	EQ INDUSTRIAL SERVICES	17440 College Parkway, Ste 300	Mountain Home	ID	83647
MIK435642742	EQ INDUSTRIAL SERVICES	17440 College Pkwy	Orting	WA	98360
MIK435642742	EQ INDUSTRIAL SERVICES	6500 Georgia Street	Boise	ID	83716
MIK435642742	EQ OKLAHOMA	17440 College Parkway	ELGIN	IL	60123
MIK455642742	EQ INDUSTRIAL SERVICES	5001 UNDERWOOD ROAD	INDIANAPOLIS	IN	46231
MND044176113	PIONEER TANK LINES, INC.	12501 HUDSON RD S	INDIANAPOLIS	IN	46231
MND048341788	BNSF Railway Co - St Paul	176 5th St E Ste 110	TOPEKA	KS	66618
MND048341788	Burlington Northern Santa Fe	2500 Lou Menk Drive	TOPEKA	KS	66618
MNS000110924	Clean Earth Specialty Waste Solution	2850 100th Court NE	Topeka	KS	66618
MNS000110924	Clean Earth Specialty Waste Solutions	1701 E. Alexander Avenue	CHERRYVALE	KS	67335
MNS000110924	CLEAN EARTH SPECIALTY WASTE SOLUTIONS	2850 100th Ct NE	KINGSTON	MA	2364
MNS000110924	Stericycle Specialty Waste Solutions	2850 100th CT NE	NORWELL	MA	2061
MNS000110924	STERICYCLE SPECIALTY WASTE SOLUTIONS INC	2850 100TH CT NE	KINGSTON	MA	2364
MNS000110924	Stericycle Specialty Waste Solutions, In	2850 100th Court NE	KINGSTON	MA	2364
MNS000110924	SWDI LOGISTICS LLC	2850 100TH CT NE	KINGSTON	MA	2364
MOD095038998	BED ROCK INC DBA TRI STATE MOTOR	8141 E 7TH ST	KINGSTON	MA	2364
MOD095038998	Tri State Motor Transit	8141 East 7th Street	KINGSTON	MA	2364
MOD095038998	TRI-STATE MOTOR TRANSIT CO	8141 E 7TH ST	KINGSTON	MA	2364

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
MOD095038998	TRI-STATE MOTOR TRANSIT, CO	8141 EAST 7TH STREET	KINGSTON	MA	2364
MOD981123391	WASTE EXPRESS	6300 STADIUM DRIVE	KINGSTON	MA	2364
MOD981728504	ENVIRONMENTAL WORKS, INC.	1455 EAST CHESTNUT EXPRESSWAY	KINGSTON	MA	2364
MOR000501973	R & R TRUCKING INC	302 THUNDER ROAD	KINGSTON	MA	2364
NED001792910	Union Pacific Railroad	1416 Dodge Street BBMC	KINGSTON	MA	2364
NED001792910	UNION PACIFIC RAILROAD CO.	1416 DODGE STREET	KINGSTON	MA	2364
NED001792910	UNION PACIFIC RAILROAD COMPANY	1400 DOUGLAS STREET	KINGSTON	MA	2364
NED981723513	CLEAN HARBORS - ENVIRONMENTAL SERVICES	2247 SOUTH HIGHWAY 71	KINGSTON	MA	2364
NED981723513	CLEAN HARBORS ENV SERVICES INC	2247 S Highway 71	KINGSTON	MA	2364
NED981723513	CLEAN HARBORS ENVIRONMENTAL SERVICES INC	2247 S HWY 71	KINGSTON	MA	2364
NED981723513	Clean Harbors Environmental Services,inc	2247 South Highway 71	KINGSTON	MA	2364
NJD080631369	ONYX ENVIRONMENTAL SERVICE LLC	3 GOLD MINE ROAD	KINGSTON	MA	2364
NJD080631369	VEOLIA ES TECHNICAL SOLUTIONS	1 EDEN LANE	KINGSTON	MA	2364
NJD080631369	VEOLIA ES TECHNICAL SOLUTIONS	1 EDEN LN	KINGSTON	MA	2364
NJD080631369	VEOLIA ES TECHNICAL SOLUTIONS	9131 EAST 96TH AVE	KINGSTON	MA	2364
NJD080631369	Veolia ES Technical Solutions LLC	1 Eden Lane	KINGSTON	MA	2364
NJD080631369	VEOLIA ES TECHNICAL SOLUTIONS LLC	1 EDEN LN	KINGSTON	MA	2364
NJD080631369	Veolia ES Technical Solutions, LLC	53 State Street	KINGSTON	MA	2364
NVD980895338	21ST CENTURY ENVIRONMENTAL	2095 Newlands Drive East	KINGSTON	MA	2364
NVT330010000	US ECOLOGY NEVADA, INC.	Hwy 95, 11 Miles S. Of Beatty	BRAINTREE	MA	2184
OHD048415665	ROSS INCINERATION SERVICES INC	36790 Giles Road	BRAINTREE	MA	2184
OHD980614374	ROSS TRANSPORTATION SERVICES, INC	36790 GILES ROAD TRANSPORTER	Norwell	MA	2061
OKD982289035	KIAMICHI RAILROAD	PO Box 786	Norwell	MA	2061
OKR000031492	Basin Transporation	1971 N George Nigh Expressway	Norwell	MA	02061-9149
OKR000031492	Basin Transportation	130 Express Ln	LIVONIA	MI	48152
OKR000031492	BASIN TRANSPORTATION	1917 N GEORGE NIGH EXPRESS	Livonia	MI	48152
OKR000031492	Basin Transportation LLC	130 Express Lane	Livonia	MI	48152

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
OKR000031492	BASIN TRANSPORTATION LLC	130 EXPRESS LN	Livonia	MI	48152
ORD080452353	Chemical Waste Management of the N.W	17629 Cedar Springs Lane	Livonia	MI	48152
ORD089452353	Chemical Waste Management	17629 Cedar Springs Lane, Ste 300	Livonia	MI	48152
ORD089452353	CHEMICAL WASTE MANAGEMENT OF T	17629 Cedar Springs Lane, Ste 300	Livonia	MI	48152
ORD089452353	CHEMICAL WASTE MANAGEMENT OF T	17629 CEDAR SPRINGS LN	Livonia	MI	48152
ORD089452353	CHEMICAL WASTE MANAGEMENT OF THE NW	17629 CEDAR SPRINGS LANE, Ste 300	Livonia	MI	48152
ORD987173457	COLUMBIA RIDGE LANDFILL	18177 CEDAR SPRINGS RD., Ste 300	Livonia	MI	48152
ORD987173457	COLUMBIA RIDGE LDFL & RECYCLIN	18177 CEDAR SPRING LN, Ste 300	Livonia	MI	48152
ORQ000015735	NWFF ENVIRONMENTAL	106 S 11TH STREET	Detroit	MI	48211
ORQ000018200	CLEARWATER ENVIRONMENTAL SERVI	30240 SW PARKWAY AVE STE 3	Livonia	MI	48152
ORQ000018200	CLEARWATER ENVIRONMENTAL SERVICES	30240 SW PARKWAY AVE STE 3	PASADENA	TX	77507
ORQ000023150	Waste Xpress	11618 N. Lombard Ave	AFTON	MN	55001-9751
ORQ000023150	WASTEXPRESS	11618 N LOMBARD	St Paul	MN	55101
ORQ000023150	WASTEXPRESS	11618 N LOMBARD ST	Fort Worth	TX	76131
ORQ000032743	Environmental Compliance Consultants	6215 NW St Helens Rd	Blaine	MN	55449
PAD982661381	REPUBLIC ENV SYS (TRANS GROUP) LLC	21 CHURCH ROAD	Tacoma	WA	98421
PAR000521740	AMERICAN TRANSPORTATION SOLUTIONS, LLC	310 seven fields boulevard su0	Blaine	MN	55449
TXD000747402	Safety Kleen Inc	5243 Sinclair Road	Blaine	MN	55449
TXD000838896	VEOLIA ES TECHNICAL SOLUTIONS	Highway 73, 3.5 Miles West of	BLAINE	MN	55449
TXD069452340	US ECOLOGY TEXAS	3277 County Road 69	BLAINE	MN	55449
TXD981153364	Port Terminal Railroad Assoc	7298 Clinton Dr	BLAINE	MN	55449
TXD981153364	PORT TERMINAL RAILROAD ASSOCIATION	7298 CLINTON DR	BLAINE	MN	55449
TXD982290140	CLEAN HARBORS - LA PORTE LLC	500 INDEPENDENCE PARKWAY	BLAINE	MN	55449
TXR000048504	CERTIFIED RECYCLING	1147 VZ COUNTRY ROAD 3702	BLAINE	MN	55449
TXR000081205	Safety-Kleen Systems, Inc	2600 North Central Expressway	BLAINE	MN	55449
TXR000081205	Safety-Kleen Systems, Inc.	1722 Cooper Creek Road	BLAINE	MN	55449
TXR000081205	Safety-Kleen Systems, Inc.	2600 North Central Expressway	BLAINE	MN	55449

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
UTD981552177	CLEAN HARBORS - ARAGONITE LLC	11600 N APTUS ROAD EXIT 56	BLAINE	MN	55449
UTD981552177	CLEAN HARBORS ARAGONITE LLC	11600 NORTH APTUS ROAD	Blaine	MN	55449
UTD981552177	CLEAN HARBORS ARAGONITE, LLC	11600 N Aptus Road	BLAINE	MN	55449
UTD991301748	CLEAN HARBORS - GRASSY MOUNTAIN	EXIT 41 OFF OF 1-80 3 MILES E 7 MILES N	Blaine	MN	55449
UTR000010306	H2O Environmental Inc	170 West 3440 South	Blaine	MN	55449
WA7890008967	US DEPT ENERGY - WTP-200 AREA	2355 STEVENS DRIVE P.O.BOX 550	BLAINE	MN	55449
WAD002788347	Oak Harbor Freight	1225 37th Street NW	Blaine	MN	55449
WAD009492877	EMERALD SERVICES	6851 E MARGINAL WAY S	BLAINE	MN	55449
WAD009492877	EMERALD SERVICES INC	6851 E MARGINAL WAY S	BLAINE	MN	55449
WAD009492877	EMERALD SERVICES INC E MARGINAL WAY	6851 E MARGINAL WAY S	BLAINE	MN	55449
WAD009492877	Emerald Services, Inc.	6851 E. Marginal Way South	BLAINE	MN	55449
WAD009492877	Shultz Distributing Inc Marginal Way	6851 E MARGINAL WAY S	BLAINE	MN	55449
WAD020257945	BURLINGTON ENVIRONMENTAL LLC - TACOMA	1701 EAST ALEXANDER AVE	BLAINE	MN	55449
WAD020257945	Burlington Environmental LLC Tacoma	1701 E ALEXANDER AVE	BLAINE	MN	55449
WAD058364647	Emerald Services	7343 E. MARGINAL WAY S.	BLAINE	MN	55449
WAD058367152	EMERALD SERVICES - AIRPORT WAY	1500 AIR PORT WAY SOUTH	BLAINE	MN	55449
WAD058367152	Emerald Services Inc Airport Way	1500 Airport Way S	BLAINE	MN	55449
WAD070397955	TOTE Maritime Alaska	PO Box 24908	BLAINE	MN	55449
WAD070397955	TOTEM OCEAN TRAILER EXPRESS IN	500 EAST ALEXANDER AVE	BLAINE	MN	55449
WAD092300250	BEI WASHOUGAL PLANT	625 S 32ND ST	BLAINE	MN	55449
WAD980974521	Marine Vacuum Service	1516 south Graham Street	BLAINE	MN	55449
WAD980976906	HALLMARK REFINING CORP	1016 DALE LANE	BLAINE	MN	55449
WAD980981849	SAMSON TUG & BARGE	7400 8th Avenue South	BLAINE	MN	55449
WAD980982532	Environmental Transport, Inc.	54 South Dawson	BLAINE	MN	55449
WAD981769110	EMERALD SERVICES	1825 ALEXANDER AVE	BLAINE	MN	55449
WAD981769110	Emerald Services Inc Alexander Ave	1825 ALEXANDER AVE	BLAINE	MN	55449
WAD981772957	ART BRASS PLATING	5516 3RD AVE SOUTH	BLAINE	MN	55449

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
WAD988467080	Tacoma Municipal Belt Line Railway	8934 Manchester Street	JOPLIN	MO	64801
WAD988507430	TEK-LINE CONSTRUCTION	754 S CHICAGO ST PO BOX 68888	JOPLIN	MO	64801
WAD991281767	BURLINGTON ENVIRONMENTAL, LLC.	20245 77th Avenue South	JOPLIN	MO	64801
WAD991281809	ALASKA MARINE LINES	5615 W. MARGINAL WAY	JOPLIN	MO	64801
WAD991281809	Alaska Marine Lines	5615 West Marginal Way SW	JOPLIN	MO	64801
WAH000002261	TRUCK RAIL HANDLING, INC.	457 EAST 18TH STREET	JOPLIN	MO	64801
WAH000008292	GUARDIAN INDUSTRIAL SERVICES	1813 99TH St E	JOPLIN	MO	64801
WAH000011486	Jore Marine Services	6700 West Marginal Way SW	JOPLIN	MO	64801
WAH000011486	NORTHLAND SERVICES, INC.	6700 WEST MARGINAL WAY SW	JOPLIN	MO	64801
WAH000012781	TRUCK RAIL HANDLING INC	457 E 18TH STREET	JOPLIN	MO	64801
WAH000014944	CCS	60 INTERNATIONAL WAY	JOPLIN	MO	64801
WAH000014944	COWLITZ CLEAN SWEEP INC (CCS)	340 OREGON WAY	JOPLIN	MO	64801
WAH000015750	BRUSCO TUG AND BARGE	548 14TH AVE	JOPLIN	MO	64801
WAH000018747	Carlile Transportation System Inc	2301 Taylor Way	JOPLIN	MO	64801
WAH000018747	CARLILE TRANSPORTATION SYSTEMS INC.	35225 Enchanted Pkwy. S	JOPLIN	MO	64801
WAH000022628	Jammie's Environmental, Inc.	PO BOX 1120	JOPLIN	MO	64801
WAH000022628	JAMMIES ENV.	128 INDUSTRIAL WAY	JOPLIN	MO	64801
WAH000026371	ECOLIGHTS NORTHWEST	1915 South Corgiat Drive	Joplin	MO	64802
WAH000028338	R Transport Inc	300 Washington Way	JOPLIN	MO	64801
WAH000029517	Ingenium Group LLC Transfer Facility	8206 S 192nd St	JOPLIN	MO	64801
WAH000039211	NORTHERN ENVIRONMENTAL	7517 PORTLAND AVE E	KANSAS CITY	MO	64129
WAH000039211	Northern Environmental LLC	1128 Lenore Dr	SPRINGFIELD	MO	65802
WAH000039267	Veolia ES Technical Solutions LLC	22429 76th Ave S Transfer Facility	DUENWEG	MO	64841
WAH000042987	EMERALD SERVICES	1825 E ALEXANDER AVE	Omaha	NE	68179
WAH000047217	DH ENVIRONMENTAL	1011 SW KCLICKITAT WAY STE 210	OMAHA	NE	68179
WAH000047217	DH Environmental Inc Seattle	1011 SW Klickitat Way Ste 210	OMAHA	NE	68179
WAH000048438	Wyman Transport, Inc	3717 E Everett Ave	OMAHA	NE	68179

Offsite Handler Id	Offsite Name	Address 1	City	State	Zip
WAH000055713	Graymar Environmental Services	601 S Pioneer Way	OMAHA	NE	68179
WAH000055713	Graymar Environmental Services Inc	1329 E Wheeler Rd	OMAHA	NE	68179
WAH000056160	TOTAL RECLAIM	7021 SOUTH 220TH STREET	KIMBALL	NE	69145
WAR000001263	Steve Forler Trucking Inc	1843 Broadway Ave Suite 103	KIMBALL	NE	69145
WAR000001263	Steve Forler Trucking Inc	19827 150TH AVE E	KIMBALL	NE	69145
WAR000001743	BURLINGTON ENVIRONMENTAL INC DBA PHILIP	1629 E ALEXANDER AVE UPPER LEV	KIMBALL	NE	69145
WAR000001743	Burlington Environmental LLC Tacoma Tran	1629 E Alexander Ave Upper Level	Kimball	NE	69145
WAR000011122	CERTIFIED CLEANING SERVICES	2103 EAST 112th Street	FLANDERS	NJ	7836
WIR000000356	WM MERCURY WASTE, INC.	21211 Durand Avenue	FLANDERS	NJ	7836

This list includes facilities that may process, transport, transfer, or store used oil or dangerous waste. Some are commercially permitted. The table below includes the facility's name, link to their website, type of dangerous waste they handle, and their facility ID number with a link to [EPA's ECHO](#) (Enforcement and Compliance History Online) database.

Region	Facility name (link to website)	Facility type	City	Facility ID (link to ECHO)
NW	Thermo Fluids - Sumner	Used oil processor	Sumner	WAD988475323
SW	Emerald Services, Inc.	Commercial permitted dangerous waste storage and treatment; used oil re-refinery	Tacoma	WAD981769110
SW	Petroleum Reclaiming Services	Used oil processor	Tacoma	WAD980511729
SW	Clean Earth - Tacoma	Commercial permitted dangerous waste storage and treatment	Tacoma	WAD020257945

Name	Address	City	Zip
City of Tacoma Recycling Center	3510 S Mullen ST	Tacoma	98409
Hidden Valley Transfer Station	17925 Meridian E	Puyallup	98375
Purdy Transfer Station	14515 54th Ave NW	Gig Harbor	98332
Pierce County Airport (Thun Field)	16715 Meridian S	Puyallup	98375
D & D Automotive	2718 Pacific Ave	Tacoma	98402
Napa Auto Parts	9433 Pacific Ave	Tacoma	98444
Pet Boys Auto Supply	12228 Meridian E	Puyallup	98373
Auto Zone	3801 6th Ave	Tacoma	98406
Auto Zone	1217 S 38th ST	Tacoma	98418
Auto Zone	5622 S Tacoma Way	Tacoma	98409
Auto Zone	2620 Bridgeport Way W	University Place	98466
Auto Zone	7001 Pacific Ave	Tacoma	98408
Auto Zone	9522 Bridgeport Way	Lakewood	98499
Auto Zone	5216 Point Fosdick Dr	Gig Harbor	98335
Auto Zone	11202 Pacific Ave	Tacoma	98444
Auto Zone	413 Meridian Ave E	Edgewood	98371
Auto Zone	623 River Road	Puyallup	98371
Auto Zone	8308 Berkeley Ave SW	Lakewood	98498
Auto Zone	126 173rd ST S	Spanaway	98387
Auto Zone	17716 Canyon RD E	Puyallup	98375
Auto Zone	14123 Meridian E	Puyallup	98373
Auto Zone	22119 S Meridian E	Graham	98338
Auto Zone	21513 SR 410 E	Bonney Lake	98391
O'Reilly Auto Parts	3026 S 38th ST	Tacoma	98409
O'Reilly Auto Parts	6110 6th Ave	Tacoma	98406
O'Reilly Auto Parts	2901 6th Ave	Tacoma	98406
O'Reilly Auto Parts	5605 Pacific AVE	Tacoma	98408
O'Reilly Auto Parts	8404 Steilacoom BLVD	Lakewood	98498
O'Reilly Auto Parts	7214 Portland Ave	Tacoma	98404
O'Reilly Auto Parts	10915 Bridgeport Way SW	Tacoma	98499
O'Reilly Auto Parts	10901 Pacific Highway SW	Lakewood	98499
O'Reilly Auto Parts	9910 Pacific Ave S	Tacoma	98444
O'Reilly Auto Parts	4928 Point Fosdick DR	Gig Harbor	98335
O'Reilly Auto Parts	5306 Pacific Highway E	Fife	98424

Name	Address	City	Zip
O'Reilly Auto Parts	14926 Pacific Ave S	Tacoma	98444
O'Reilly Auto Parts	11012 Canyon Road E	Puyallup	98373
O'Reilly Auto Parts	505 Meridian Ave E	Edgewood	98371
O'Reilly Auto Parts	1412 East Main St	Puyallup	98372
O'Reilly Auto Parts	12310 E Meridian	Puyallup	98373
O'Reilly Auto Parts	16222 Meridian Ave E	Puyallup	98375
O'Reilly Auto Parts	22013 Mountain Hwy	Spanaway	98387
O'Reilly Auto Parts	6611 166th Ave E	Sumner	98390
O'Reilly Auto Parts	9727 214 Ave E	Bonney Lake	98391
O'Reilly Auto Parts	215 Whitesell St NW	Orting	98360
O'Reilly Auto Parts	22024 Meridan Ave E	Graham	98338

Infectious or Biomedical Waste

Medical waste consists of both infectious and noninfectious wastes generated by hospitals; laboratories; medical, dental, and veterinary clinics. Residential users of syringes and home health care also generate medical waste. Non-infectious medical waste requires no special treatment and are part of the regular municipal solid waste stream. Approximately 5-15 percent of the medical waste stream, from clinical settings, is considered infectious.

Infectious or biomedical wastes contain pathogens or other biologically active materials in enough concentration that exposure to the waste creates a significant risk of disease to humans. Infectious wastes include cultures; laboratory waste; needles and other sharps; human and animal blood, tissue, and body parts. These wastes require special handling and disposal practices to protect the health and safety of both medical and solid waste disposal personnel.

Infectious waste may include combination wastes where multiple hazards are present (toxic, radioactive, or other hazardous chemicals). These wastes are segregated from the general infectious waste stream when additional or alternative treatment is required. An example of a combination waste includes comingled state-only dangerous waste pharmaceuticals and medical sharps. This waste is managed by incineration only.

Regulation

Infectious or biomedical wastes are regulated under local, state and federal authority.

In 1989, the Tacoma-Pierce County Health Department (Health Department) first passed rules regulating infectious wastes that are generated, stored, transported or treated in Pierce County. This rule was subsequently adopted within Pierce County and City of Tacoma Municipal Codes. The infectious waste regulation is administered and enforced under the authority of Chapter 70.05 of the Revised Code of Washington. Most recently updated in 2019, Environmental Health Code Chapter 6- Infectious Waste (2019-4601), establishes the following:

- Provides broad powers of regulation to Tacoma-Pierce County Health Department and its appointed health officer, relating to infectious waste management.
- Designates infectious wastes that are potentially dangerous to public health and environment;
- Provides rules to establish infectious waste management plans;
- Establishes operational and monitoring requirements for infectious waste generators, transporters, storage and treatment facilities.

- Administration of a permit program for infectious waste generators, transporters and storage and treatment facilities.
- Provide surveillance and monitoring of infectious wastes until wastes are rendered non-infectious and properly disposed.

Other authorities that oversee infectious or biomedical waste include:

- State of Washington's RCW 70A.228 establishes a uniform statewide definition for medical waste. The Washington Utilities and Transportation Commission (WUTC) regulates the hauling of medical wastes under RCW 81.77 authority. Rules relating to the safe transportation of biohazardous or biomedical waste are found in WAC 480-70. The United States Department of Transportation also regulates the transportation of regulated medical waste over the highways in jurisdictions that fall beyond the WUTC in Title 49, Code of Federal Regulation, Parts 170-189. Incinerator burn requirements are found in RCW 70.95D and RCW 70.95.710.

Permit and Inspection

Tacoma-Pierce County Health Department currently permits and inspects hospitals, medical and dental clinics, laboratories and other health care facilities. There are an estimated 1,200 facilities in the Pierce County that have the potential to contribute to the biomedical waste stream. Approximately 900 facilities are permitted based on quantity and types of infectious wastes generated. These facilities are inspected by the Health Department every two years. It is estimated that over 990 tons of infectious wastes are generated annually in Pierce County (2019).

Treatment and Disposal

Approved treatment methods for infectious waste include incineration, autoclave, chemical treatment or encasement. Generating facility may treat wastes onsite through one of these approved methods. More often, a certificated hauler will transport infectious waste to an offsite treatment facility. Currently, no commercial treatment facilities are operation within Pierce County. Once biomedical waste has been treated, it is no longer considered "infectious" and may be disposed of within the municipal solid waste stream. Any alternative treatment method for infectious waste must be first approved by Health Department. Alternative treatment methods include, but are not limited to, chemical disinfection, thermal inactivation, gas/vapor sterilization and irradiation.

Residential Sharps

Generators of residential sharps are currently required to containerize sharps prior to disposal. Tacoma-Pierce County Health Department has developed educational materials

describing proper collection and disposal practices for residential generators. In addition, the Health Department has developed sharps response kits to assist the public in the collection and management of found sharps. Drop off locations for residential sharps are found at city and county solid waste transfer stations. Public education is provided through public facing websites, distribution of materials to medical clinics, informational fairs/festivals and a public call line. In 2020, extended producer responsibility legislation was proposed to create a Washington State sharps waste stewardship program. Similar regulations have been established in California and in other jurisdictions.

MSW Tonnage - Maximum Need with No Action

Year	Population	Tonnage
2021	902,714	762,016
2022	913,998	751,362
2023	925,423	761,506
2024	936,991	771,786
2025	948,703	782,205
2026	960,562	792,765
2027	972,569	803,467
2028	984,726	814,314
2029	997,035	825,307
2030	1,009,498	836,449
2031	1,022,117	847,741
2032	1,034,894	859,186
2033	1,047,830	870,785
2034	1,060,928	882,540
2035	1,074,189	894,455
2036	1,087,617	906,530
2037	1,101,212	918,768
2038	1,114,977	931,171
2039	1,128,914	943,742
2040	1,143,026	956,482
Total Tonnage:		16,747,819

For the purposes of projecting long-term capacity needs for MSW¹, Pierce County maintains a 20-year forecast for the entire County, including the Tacoma and JBLM waste management systems. It is reviewed each year as part of the Landfill Capacity Analysis and checked against official population increases and actual disposed MSW and non-MSW tonnages.

Population forecasting is based on actual population for the current year of 2021 and increased at a rate of 1.25% per year. The population estimates represent long-term trends but do not include projections of short-term or seasonal patterns.

This chart is the No Action Scenario representing tonnage disposal needs if the three solid waste systems fail to reduce the amount of waste generated. This projection uses a blended rate of disposal per capita based on the system, a trend that is higher for JBLM. This approach ensures that sufficient capacity is planned for in case population grows faster than expected or the disposal rate increases.

This scenario shows that the LRI landfill in Pierce County would fill up by 2030. As shown in the next appendix, the landfill could remain open for a short while longer if some of the non-MSW waste going to the landfill was reduced. There would still be a need to plan for more capacity or to move to long hauling the extra MSW to a larger regional landfill located in central Oregon.

¹ These projections are solely for contracted municipal solid waste (MSW). A substantial amount of non-MSW waste, such as contaminated soils, is also disposed at the LRI Landfill.

MSW Tonnage – Mix of Current
Diversion &
Long-Haul

Year	Population	Tonnage
2021	902,714	762,016
2022	913,998	762,016
2023	925,423	652,016
2024	936,991	652,016
2025	948,703	652,016
2026	960,562	652,016
2027	972,569	652,016
2028	984,726	652,016
2029	997,035	652,016
2030	1,009,498	652,016
2031	1,022,117	652,016
2032	1,034,894	652,016
2033	1,047,830	652,016
2034	1,060,928	652,016
2035	1,074,189	652,016
2036	1,087,617	652,016
2037	1,101,212	652,016
2038	1,114,977	652,016
2039	1,128,914	652,016
2040	1,143,026	652,016
Total Tonnage:		13,260,320

This chart uses the same population forecasts as the first chart, but this projection uses a constant rate of disposal per capita across the three systems, a trend that had remained steady for Pierce County for approximately 4 years prior to COVID-19.

This scenario also calls for a cap on the amount of material from each system going to the landfill each year. The excess would then be long hauled by rail starting as early as 2023 to help lengthen the life of the landfill in Pierce County by as many as 6 years over that of the first chart.

This also takes into consideration a reduction in some of the non-MSW waste at the landfill to help keep it open until 2036, as is in the 2008 Pierce County – LRI Waste Handling Agreement.

MSW Tonnage - Increased
Reduction & Long-Haul

Year	Population	Tonnage
2021	902,714	762,016
2022	913,998	723,915
2023	925,423	687,719
2024	936,991	653,333
2025	948,703	620,667
2026	960,562	589,633
2027	972,569	560,152
2028	984,726	532,144
2029	997,035	505,537
2030	1,009,498	480,260
2031	1,022,117	456,247
2032	1,034,894	433,435
2033	1,047,830	411,763
2034	1,060,928	391,175
2035	1,074,189	371,616
2036	1,087,617	353,035
2037	1,101,212	335,384
2038	1,114,977	318,614
2039	1,128,914	302,684
2040	1,143,026	287,549
Total Tonnage:		9,776,880

This scenario is the best approach to keeping the landfill open as long as possible. This blends the objectives and actions of the plan to reduce greenhouse gases, food waste, Commercial & Demolition (C&D) waste by half and pursue product stewardship and extended producer responsibility opportunities in combination with long hauling as much non-MSW waste as is possible.

This projection calls for a 5% annual reduction in the overall waste that is disposed of at the LRI landfill. This would help us meet many state standards that are being implemented as well as reducing our greenhouse gas production.

This chart again follows the same population forecasts as the other charts and could potentially keep the landfill open beyond the agreed upon 2032.

Six-year Capital and Operations Financing

None of the objectives, nor related actions, contained in the 2021 Plan require immediate planning or implementation of new capital projects. The following objectives might, upon further analysis as discussed in the associated actions, call for a need for capital improvements (facility expansions, collection systems, etc.). There are objectives that could call for significant new capital projects further out than 6 years and are also listed in the following table for possible planning purposes.

Objective	Project Description	New Capital Project or Capital Improvement	Implementation	Responsible Party	Funding Source
SI2	Pierce County, the City of Tacoma, and LRI evaluate the need for a new Intermodal facility for long hauling waste in preparation for life after the landfill	Intermodal Facility	2030 or later	Pierce County, City of Tacoma, LRI	Solid Waste Rates for City and County
SI2	Pierce County & LRI will work together to long haul by rail to maximize the life of the landfill	Intermodal Facility	2024 or later	Pierce County, LRI	Solid Waste Tipping Fee
S2	Maximize the amount of GHG captured at all landfills	GHG collection system improvements	2022 or later	Pierce County, LRI	Solid Waste Tipping Fee

Separate from the formal solid waste management planning process, both Pierce County and the City of Tacoma prepare six-year capital improvement plans affecting their agency operations. Rather than repeating those plans within the 2021 Plan, we direct readers to the following websites:

- **Pierce County Capital Plan**
www.piercecountywa.gov/DocumentCenter/View/45110/Capital_Facilities_Plan-2020-2025-Final?bidid= (see page 131)
- **Tacoma Capital Plan**
<https://cms.cityoftacoma.org/finance/budget/2021-2022/CFP/2021-2026%20Final%20CFP.pdf> (see pages 209-214)

Solid Waste Management Fund

In Pierce County, people, businesses and agencies work together to reuse resources and waste little, according to the vision statement in the 2016 Supplement to the Tacoma-Pierce County Solid Waste Management Plan (2016 SWMP) adopted by the Pierce County Council on March 21, 2017. Supporting that vision, the Planning and Public Works Department empowers residents and businesses to reduce wasteful consumption, conserve natural resources, save money, and build a more livable community. The Solid Waste Management Fund finances capital improvements necessary for sustaining the comprehensive solid waste system that serves unincorporated Pierce County and 19 cities and towns. Associated programs include waste reduction and recycling, environmental education, and sustainability.



Current Facility Inventory

Pierce County contracts with private companies to operate five County-owned solid waste facilities, and to gain access and capacity at an additional four facilities. Existing facilities provide sufficient capacity to handle both garbage requiring disposal and organic materials suitable for composting throughout the six years covered by this Capital Facilities Plan (CFP).

Transfer and Disposal

All non-recycled municipal solid waste from the Pierce County waste management system is disposed under contract by Pierce County Recycling, Composting, and Disposal, LLC (d/b/a LRI). The privately-owned/operated LRI Landfill is located southeast of the intersection of 304th Street East and Meridian Avenue East. In 2020, LRI disposed 450,155 tons of waste compared to 420,450 in the previous year. Factoring in population, on a per capita basis, disposal increased from 3.46 to 3.60 pounds per person per day. Tonnage disposed was more than the targeted level of service of 3.33 pounds per person per day.

Composting

LRI operates two facilities for the composting of yard and garden debris: The Pierce County Composting Facility in Purdy and the LRI Compost Factory at Hidden Valley. In 2020, LRI composted 162,330 tons of yard and garden debris, a .5% decrease from the previous year. LRI was closed to yard waste customers for five weeks due to COVID-19, which is the

reason for the decrease. Normal operations during that time would have resulted in a 2% increase over 2019.

Current Facility Capacity - Disposal

Facility	Current Capacity	Location
Anderson Island Residential Drop Box	1,170 tons per year	9607 Steffenson Rd, Anderson Island
Key Center Residential Drop Box	2,925 tons per year	5900 Blk Key Peninsula Hwy N, Lakebay
Prairie Ridge Residential Drop Box	12,285 tons per year	11710 Prairie Ridge Dr. E, South Prairie
Purdy Transfer Station	82,125 tons per year	14515 54th Ave. NW, Gig Harbor

For 2022 to 2027, In-County Disposal Capacity (at the privately-owned landfill) will need to average 777,182 tons per year based on providing disposal for 4.5 pounds of waste per capita per day for all Pierce County residents. This represents a “worst case scenario” and is indicative of the maximum amount of local landfill space that would need to be available to the County during this planning period. If Pierce County residents and businesses – as well as other users of the landfill – disposed of waste at that pace, the LRI Landfill would close in 2030.

Using new and current reduction and recycling programs described in the 2016 SWMP along with long-hauling of a portion of Pierce County and Tacoma solid waste, soils, and special waste, the County’s need for in-county disposal. Capacity will average 635,000 tons per year between 2022 and 2027. The long-term impact of this Level of Service (LOS) Scenario, combined with similar reductions by the County’s planning partners, would extend the life of the landfill to 2036 and possibly longer.

The 2016 SWMP and the 2008 Waste Handling Agreement allow for the long-haul of up to 25% of the County’s waste to supplement and further extend the longevity of local capacity. Long-haul of 25% of County waste would add three to four years to local capacity. More aggressive strategies, including those involving the City of Tacoma and Joint Base Lewis McChord, could have a more dramatic impact.

Pierce County and the City of Tacoma are currently working on a new Solid and Hazardous Waste Management Plan that will continue to call for reductions that the 2016 Supplement has called for. It will also emphasize long-haul and more aggressive strategies to improve infrastructure for the future as population in the County grows in order to keep the landfill open until 2040.

Waste from the Prairie Ridge Residential Drop Box and the Purdy, Hidden Valley, LeMay (Lakewood), and Murrey's (Fife) Transfer Stations (the last three are owned and operated by Waste Connections, the County's system operator) could be long-hauled to replace or supplement In-County Disposal Capacity

Current Facility Capacity - Composting

Facility	Current Capacity	Location
Pierce County Yard Waste Composting Facility	29,200 tons per year	14515 54th Ave. NW, Gig Harbor

The County-owned facility handles less than a quarter of the County's needs for composting capacity. Per the County's Waste Handling Agreement, LRI provides composting capacity at company-owned facilities in Pierce and Thurston Counties and contracts for additional capacity, when needed, at other private facilities.

Prior Year Major Accomplishments

Initiatives designed to reduce the need for new or larger capital facilities include:

- Charging for Commercial Yard Waste Volumes from self-haulers.
- Refocused messaging designed to help customers "recycle right" that will reduce the collection and processing of materials which contaminate viable recyclables.
- New marketing campaigns designed to help with waste reduction.

Non-Capital Alternatives

The following non-capital alternatives discuss strategies, programs, technologies and other alternatives that do not require capital improvement projects to achieve and maintain level of service standards for Solid Waste facilities. At present there does not appear to be a need to investigate any of the alternatives in greater detail.

Accelerated Implementation of Solid Waste Management Plan Goals: If transfer station or disposal capacity were depleted, the County could accelerate programs to assist residents and businesses in the adoption of waste reduction measures and add materials to recycling programs.

Mandatory Garbage Collection: Subscription to garbage collection and recycling programs is currently voluntary for households and businesses in unincorporated Pierce County. Eliminating self-haul as an alternative to garbage collection would translate into increased capacity at the drop boxes and transfer stations as proportionally more waste could be handled as garbage trucks tip loads in areas now reserved for the general public. Self-haul would remain available for residents and businesses to dispose waste that does not fit in a standard garbage can.

Mandatory Recycling: Mandatory participation in recycling programs (implemented through bans on the collection and disposal of recyclable materials or imposition of severe fees for non-participation in collection) could also reduce disposal capacity pressures.

Capital Projects

All Capital Projects will be budgeted and managed by LRI and Waste Connections through the Solid Waste Tipping Fee.

Future Needs

No funding currently available.

Relation to Growth Management Act

The level of service (LOS) for Solid Waste Disposal Capacity is set in Appendix E of the 2016 SWMP. The 2016 SWMP reaffirms waste reduction as the County's highest solid waste priority and renewed the goal to reduce per capita waste disposal needs from 4.5 pounds per day (2007 level) to less than 1.1 pounds per day by 2040. The Planned LOS and Actuals for 2015-2020 (shown in the next chart) along with future years' LOS are both related to the 2016 SWMP.

Solid Waste Level of Service

Year	Planned LOS	Actual / Projected Disposal Per Capita
2015	3.69	3.40 (actual disposal 8% less than plan)
2016	3.58	3.40 (actual disposal need 5% less than plan)
2017	3.46	3.45 (actual disposal in line with plan)
2018	3.33	3.42 (actual disposal 3% greater than plan)
2019	3.21	3.46 (actual 6% greater than plan)
2020	3.10	3.6 (actual disposal, 14% greater than plan)
2021	2.99	3.4 (projected disposal, 12% greater than plan)
2022	2.83	
2023	2.69	
2024	2.55	
2030	1.85	
2036	1.34	
2040	1.09	

COST ASSESSMENT QUESTIONNAIRE

General Information

Plan prepared for the County of: Pierce County

Plan prepared for the City of: N/A

Prepared by: Pierce County PPW
Ryan Dicks - Sustainable Resources Administrator
Chris Brown – Management Analyst

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Chris.brown@piercecountywa.gov

Date: 08/03/21

Years

Throughout this document:

Year 1 equals	Year 2	Year 3	Year 4	Year 5	Year 6
2021	2022	2023	2024	2025	2026

Each year shall refer to (check one):

☐ Calendar year January 1 – December 31

1. Demographics

1.1. Population

- 1.1.1. Provide the total population of your County (excluding cities choosing to develop their own SWMP) for the base year and each of the following five years.

Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
902,714	913,998	925,423	936,991	948,703	960,562

1.2. References and Assumptions

Population projections are based on population projection data from OFM for 2021 and increased at a rate of 1.35% (trend of growth for Pierce County over the last 5 years) per year. The population estimates represent long-term trends and do not include projections of short-term or seasonal patterns.

2. Waste Stream Generation

2.1. Tonnage of Solid Waste Disposed

- 2.1.1. Provide the total tonnage of solid waste disposed of in the base year and each of the following five years.

Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
648,557	657,312	666,186	675,179	684,294	693,532

2.2. Tonnage of Recyclable Materials

- 2.2.1. Provide the tonnage of recyclable materials recycled in the base year and each of the following five years.

Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
291,851	295,790	299,784	303,831	307,932	312,089

2.3. References and Assumptions

The totals in this section include MSW only for both the Pierce County and the City of Tacoma systems. There is an assumption of a constant disposal rate of 3.9%, the average of the two systems. Solid waste not included in this number include commercial & demolition, special wastes, land clearing debris, contaminated soils, and alternative daily cover as they are not directly managed as part of the solid waste system. The recycle rate is assumed to be 45% of the waste, which is a 3-year trend.

3. Collection Programs

3.1. Regulated Solid Waste Collection Programs

Provide information for each UTC-regulated solid waste collection company operating in your jurisdiction for the base year and each of the following five years.

UTC Hauler		Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
LeMay	Customers	65,398	66,379	67,375	68,385	69,411	70,452
G-98	Tonnages	125,695	127,580	129,494	131,437	133,408	135,409
Murrey	Customers	67,728	68,744	69,775	70,822	71,884	72,962
G-9	Tonnage	130,201	132,154	134,136	136,148	138,191	140,263
Total	Customers	133,126	135,123	137,150	139,207	141,295	143,415
	Tonnages	255,896	259,734	263,630	267,585	271,599	275,673

3.2. Cost & Funding for Solid Waste Programs

Provide information for solid waste programs that have been implemented and/or proposed. Include costs and proposed funding mechanism. If these programs are discussed in the SWMP, provide the page number in the draft plan on which it is discussed.

Program	Cost	Funding
HHW Diversion	\$530,000	LSWFA Ecology Grant & County Program Cost of the SW Tipping Fee
Environmental Education	\$475,000	County Program Cost of the SW Tipping Fee
Community Cleanups	\$150,000	County Program Cost of the SW Tipping Fee
Youth Summit	\$20,000	County Program Cost of the SW Tipping Fee
PC Master Gardner's	\$45,000	County Program Cost of the SW Tipping Fee

GHG Inventory	\$30,000	County Program Cost of the SW Tipping Fee
Right-of-Way Litter Pickup	\$50,000	CLCP Ecology Grant
Waste Trends Analysis	\$40,000	County Program Cost of the SW Tipping Fee
Partnership Opportunities	\$25,000	County Program Cost of the SW Tipping Fee

3.3. References and Assumptions

The totals for this section are for the Pierce County Solid Waste system only and do not include the City of Tacoma. These totals also only include the totals for the G-Certificate areas. For section 3.1, the growth rate has not been greater than those of the cities and towns over the last 5-years and therefore is assumed at a constant increase of 1.5%. The growth rate for tonnages is assumed constant to customers, another trend that is consistent. In section 3.2, these are the programs minus employee salaries and benefits that have the biggest impact to our budget for Solid Waste Programs.

4. Waste Reduction (Recycling and Organics)

4.1. Recycling

4.1.1. Regulated Recycling Collection Programs

Provide information for each UTC-regulated recycling company operating in your jurisdiction for the base year and each of the following five years.

UTC Hauler		Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
LeMay	Customers	65,398	66,379	67,375	68,385	69,411	70,452
G-98	Tonnages	14,655	14,875	15,098	15,324	15,554	15,788
Murrey	Customers	67,728	68,744	69,775	70,822	71,884	72,962
G-9	Tonnage	19,742	20,038	20,339	20,644	20,953	21,268
Total	Customers	133,126	135,123	137,150	139,207	141,295	143,415
	Tonnages	34,397	34,913	35,437	35,968	36,508	37,055

4.1.2. Recyclable Materials

Provide a list of recyclable materials to be collected in accordance with the SWMP. For each item, indicate if there is an active market and if the revenues exceed the cost of processing.

Recyclable Material	Active Market (Yes/No)	Revenues > Processing Costs (Yes/No)
Mixed Paper	Yes	No
Cardboard	Yes	Yes
Paper Bags	Yes	No
Plastic Bottles	Yes	No
Plastic Jugs	Yes	No
Plastic Buckets	Yes	No
Aluminum Cans	Yes	Yes
Metal Cans	Yes	Yes
Glass	Yes	No
HHW	Yes	No
C&D	Yes	No
Shredded Paper	Yes	No

4.1.3. Costs & Funding for Recycling

Provide information for recycling programs that have been implemented and/or proposed. Include costs and proposed funding mechanism. If these programs are discussed in the SWMP, provide the page number in the draft plan on which it is discussed.

Program	Cost	Funding
Water Bottle Filling Stations	\$10,000	County Program Cost of the SW Tipping Fee
Earth Matters Newsletter	\$100,000	County Program Cost of the SW Tipping Fee
Shred Events	\$25,000	County Program Cost of the SW Tipping Fee
Recycling Outreach & Technical Assistance	\$85,000	County Program Cost of the SW Tipping Fee

4.2. Other Waste Reduction Programs (Organics, such as Yard Waste and Food Waste)

4.2.1. Regulated Organics Collection Programs

Provide information for each UTC-regulated company collecting organics operating in your jurisdiction for the base year and each of the following five years.

UTC Hauler		Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
LeMay	Customers	65,398	66,379	67,375	68,385	69,411	70,452
G-98	Tonnages	17,208	17,466	17,728	17,994	18,264	18,538
Murrey	Customers	67,728	68,744	69,775	70,822	71,884	72,962
G-9	Tonnage	21,150	21,467	21,789	22,116	22,448	22,785
Total	Customers	133,126	135,123	137,150	139,207	141,295	143,415
	Tonnages	38,358	38,933	39,517	40,110	40,712	41,322

4.2.2. Costs & Funding for Organics Collection Programs

Provide information for programs for collecting organics that have been implemented and/or proposed. Include costs and proposed funding mechanism. If these programs are discussed in the SWMP, provide the page number in the draft plan on which it is discussed.

Program	Cost	Funding
Gleaning & Community Composting	\$51,000	County Program Cost of the SW Tipping Fee
Environmental Education	\$10,000	County Program Cost of the SW Tipping Fee
Harvest Pierce County	\$130,000	County Program Cost of the SW Tipping Fee

4.3. References and Assumptions

The customer counts follow the same assumptions for growth that are in Section 3.3. The rate of recycling for each company is slightly different as not all customers have enrolled in recycling and organics curbside. The growth rate for tonnages are assumed constant using the base rate.

5. Disposal

5.1. Energy Recovery & Incineration (ER&I) Disposal Programs

There are no waste to energy or incinerator facilities handling waste generated within the Pierce County Solid Waste System.

5.2. Land Disposal Program

All waste generated within the Pierce County and Tacoma Solid Waste system is disposed of in the LRI landfill at 31317 Meridian St. E., Graham, WA 98338.

6. Administration Program

6.1. Costs & Funding for Administration Programs

Provide information for administration programs that have been implemented and/or proposed. Include costs and proposed funding mechanism. If these programs are discussed in the SWMP, provide the page number in the draft plan on which it is discussed.

Program	Cost	Funding
Tacoma-PC Health Department	\$714,000	County Program Cost of the SW Tipping Fee
Washington Association of Solid Waste Administrators	\$25,000	County Program Cost of the SW Tipping Fee

7. Other Programs

7.1. Costs of Other Programs

Provide information for other programs that have been implemented and/or proposed. Include costs and proposed funding mechanism. If these programs are discussed in the SWMP, provide the page number in the draft plan on which it is discussed.

Program	Cost	Funding
Sustainability	\$250,000	County Program Cost of the SW Tipping Fee
Code Enforcement	\$1,965,000	County Program Cost of the SW Tipping Fee

8. Funding Mechanisms

This section relates specifically to the funding mechanisms currently in use and the ones that will be implemented to incorporate the recommended programs in the draft plan. Because the way a program is funded directly relates to the costs a resident or commercial customer will have to pay, this section is crucial to the cost assessment process. Please fill in each of the following table

8.1. Facility Inventory

Facility Name	Type of Facility	Tip Fee	Transfer Cost	Location	Final Disposal Location	Total Tons	Total Revenue (Tip Fee x Tons)
Purdy	Transfer Station	\$168.51	Included in Tip Fee	Purdy, WA	LRI Landfill	450,155	\$75,855,619
Prairie Ridge	Drop Box	\$168.51	Included in Tip Fee	Bonney Lake, WA	LRI Landfill		
Key Center	Drop Box	\$168.51	Included in Tip Fee	Key Center, WA	LRI Landfill		
Anderson Island	Drop Box	\$168.51	Included in Tip Fee	Anderson Island	LRI Landfill		
Hidden Valley	Transfer Station	\$168.51	Included in Tip Fee	Fredrickson, WA	LRI Landfill		
LRI Landfill	Landfill	\$168.51	Included in Tip Fee	Graham, WA	LRI Landfill		

8.2. Tip Fee Component

Tip Fee Component	Tip Fee
Component A – Transfer Facilities, Recycling, Transportations Services	\$50.89
Component B – County Diversion Program	\$35.61
Component C – Disposal Services	\$64.58
Component D – Capital Projects	\$2.18
County Program Cost	\$15.25
Total	\$168.51

8.3. Tip Fee Forecast

Facility	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
All Facilities	\$168.51	\$170.34	\$171.64	\$171.22	\$172.82	\$174.71

8.4. References and Assumptions

The time frame for the tipping fee in Pierce County is from March 1 through Feb 28 each year. The rates are set annually through a rate setting guideline that is in the Waste Handling Agreement between Pierce County and LRI. The rates are typically negotiated in late August and sent to the Pierce County Executive and the County Council for approval. In section 3.2, the increase each year is due to CPI for Components A & C. Component B will reduce over that time as yard waste decreases due to the commercial charge that was introduced in January 2021. Component D will fluctuate up or down within a dollar based on capital projects that are added and ones that come off. The County Program Cost will remain the same throughout this 6-year period.

The following table is a breakdown of the County budget (revenues and expenditures by program).
(000's)

Program	Rev/Exp Type	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
Gen Admin	Rev – Fees	\$6,660	\$6,781	\$6,677	\$6,975	\$7,130	\$7,285
Waste Reduction & Recycling	Rev - Grants	\$125	\$600	\$545	\$600	\$600	\$600
Sustainability	Rev – Grants	\$0	\$586	\$32	\$250	\$325	\$275
Total Revenue		\$7	\$8	\$7	\$8	\$8	\$8
Gen Admin	Expenditures	\$3,329	\$3,113	\$3,138	\$3,000	\$3,025	\$3,100
Sustainability	Expenditures	\$0	\$1,314	\$1,216	\$1,275	\$1,300	\$1,350
Environmental Education	Expenditures	\$622	\$642	\$658	\$775	\$800	\$825
Waste Reduction & Recycling	Expenditures	\$2,437	\$2,480	\$2,528	\$2,550	\$2,600	\$2,625
Post Closure	Expenditures	\$470	\$460	\$467	\$290	\$275	\$290
Total Expenditures		\$7	\$8	\$8	\$8	\$8	\$8

This budget has increases year to year based on COLA and staff increases in Sustainability (Year 4) and Environmental Education (Year 4). This also assumes an increase in the County Program Cost by \$.25 in Year 4.

SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist:

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for Lead Agencies:

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

:

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B plus the [SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS \(part D\)](#). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in Part B - Environmental Elements –that do not contribute meaningfully to the analysis of the proposal.

A. Background

1. Name of proposed project:

2021 Tacoma-Pierce Co. Solid & Hazardous Waste Mgmt. Plan

2. Name of applicant:

Pierce County Planning & Public Works Department

3. Address and phone number of applicant and contact person:

Ryan Dicks, Sustainable Resources Administrator
9850 64th St W,
University Place, WA 98467
(253) 798-8603

4. Date checklist prepared:

5/29/2021

5. Agency requesting checklist:

Planning & Public Works Department

6. Proposed timing or schedule (including phasing, if applicable):

The Planning & Public Works Department requests the completion of environmental review by July 31, 2021 with adoption of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan occurring in 3rd or 4th quarters of 2021. Implementation of objectives will occur until the completion of the first Supplement to this plan.

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

RCW Chapter 70A-205 requires local governments to maintain solid waste plans in a "current Condition" with periodic updates (approximately every five years). The Planning & Public Works Department will begin working on a Supplement to take effect in 2027 with work to begin in 2025 or 2026.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

No environmental information has been prepared for this proposal. A Programmatic Final Environmental Impact Statement (FEIS) to the Tacoma-Pierce County Solid Waste Management Plan was adopted in July, 1989 and Addenda were issued in October, 1999, february 2008, and June, 2016.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

No. As a non-project action, this does not apply.

10. List any government approvals or permits that will be needed for your proposal, if known.

The Washington Department of Ecology and the Washigton Utilities and Transportation Commission are each charged by state law to review and comment upon the draft. After considering agency and public comments, the Piere County Council must adopt the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan. Following Coundil action, all cities and towns participating in Pierce County's solid & hazardous waste management systems must adopt the plan, issue a letter of concurrence, or notify the County that it no longer wishes to participate in the solid waste management system.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

The 2021 Plan provides strategic direction to reduce greenhouse gases and continue efforts to implement aggressive waste reduction and diversion (recycling) programs. The intent is to reduce the amount of solid wastes both generated and disposed. Over the next several years, the County and the City of Tacoma will work cooperatively in support of the plan's Vision "A solid waste system that is more equitable, protects environmental health and is more resilient to the known and unforeseen changes that are coming our way". The Goals in five interconnected and interdependent areas provide foundational support for the vision. The goals are in the areas of

Sustainability, Resources, Communication & Education, Partnerships, and system and Infrastructure.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

Adopting the Tacoma-Pierce County Solid & Hazardous Waste Management Plan is a non-project action. The vision, goals, objectives and actions contained within the Plan apply to all of Pierce County except Auburn and Pacific.

B. Environmental Elements

1. Earth

a. General description of the site:

(circle one): Flat, rolling, hilly, steep slopes, mountainous, other _____

As a non-project action, there is no specific site.

b. What is the steepest slope on the site (approximate percent slope)?

As a non-project action, there is no specific site.

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

As a non-project action, there is no specific site.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

No. As a non-project action, there is no specific site.

- e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

As a non-project action, there is no specific site.

- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

As a non-project action, there is no specific site.

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

As a non-project action, there is no specific site.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

As a non-project action, there are no impacts to be reduced, controlled, or mitigated.

2. Air

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.

As a non-project action, there are no emissions to the air.

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

As a non-project action, there is no specific site.

- c. Proposed measures to reduce or control emissions or other impacts to air, if any:

As a non-project action, there are no emissions to reduce or control.

3. Water

a. Surface Water:

- 1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

As a non-project action, there is no specific site.

- 2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

As a non-project action, there is no specific site.

- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

As a non-project action, there is no specific site.

- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

As a non-project action, there is no specific site.

- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

As a non-project action, there is no specific site.

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

As a non-project action, there is no specific site.

b. Ground Water:

- 1) Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to

groundwater? Give general description, purpose, and approximate quantities if known.

As a non-project action, there is no specific site.

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

As a non-project action, there is no specific site.

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

As a non-project action, there is no specific site.

- 2) Could waste materials enter ground or surface waters? If so, generally describe.

As a non-project action, there is no specific site.

- 3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

As a non-project action, there is no specific site.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

As a non-project action, there is no specific site.

4. *Plants*

a. Check the types of vegetation found on the site:

- ___deciduous tree: alder, maple, aspen, other
- ___evergreen tree: fir, cedar, pine, other
- ___shrubs
- ___grass
- ___pasture
- ___crop or grain
- ___ Orchards, vineyards or other permanent crops.
- ___ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ___water plants: water lily, eelgrass, milfoil, other
- ___other types of vegetation

As a non-project action, there is no specific site.

- b. What kind and amount of vegetation will be removed or altered?

As a non-project action, there is no specific site.

- c. List threatened and endangered species known to be on or near the site.

As a non-project action, there is no specific site.

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

As a non-project action, there is no specific site.

- e. List all noxious weeds and invasive species known to be on or near the site.

As a non-project action, there is no specific site.

5. *Animals*

- a. List any birds and other animals which have been observed on or near the site or are known to be on or near the site.

Examples include:

birds: hawk, heron, eagle, songbirds, other:
 mammals: deer, bear, elk, beaver, other:
 fish: bass, salmon, trout, herring, shellfish, other _____

- b. List any threatened and endangered species known to be on or near the site.

As a non-project action, there is no specific site.

- c. Is the site part of a migration route? If so, explain.

As a non-project action, there is no specific site.

- d. Proposed measures to preserve or enhance wildlife, if any:

As a non-project action, there is no specific site.

- e. List any invasive animal species known to be on or near the site.

As a non-project action, there is no specific site.

6. *Energy and Natural Resources*

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

As a non-project action, there is no specific site.

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

As a non-project action, there is no specific site.

- b. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:

As a non-project action, there is no specific site.

7. *Environmental Health*

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

As a non-project action, there is no specific site.

- 1) Describe any known or possible contamination at the site from present or past uses.

As a non-project action, there is no specific site.

- 2) Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.

As a non-project action, there is no specific site.

- 3) Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.

As a non-project action, there is no specific site.

- 4) Describe special emergency services that might be required.

As a non-project action, there is no specific site.

- 5) Proposed measures to reduce or control environmental health hazards, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

b. Noise

- 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

As a non-project action, there is no specific site.

- 2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

As a non-project action, there is no specific site.

3) Proposed measures to reduce or control noise impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

8. *Land and Shoreline Use*

a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

As a non-project action, there is no specific site.

b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

As a non-project action, there is no specific site.

1) Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how:

As a non-project action, there is no specific site.

c. Describe any structures on the site.

As a non-project action, there is no specific site.

d. Will any structures be demolished? If so, what?

As a non-project action, there is no specific site.

e. What is the current zoning classification of the site?

As a non-project action, there is no specific site.

f. What is the current comprehensive plan designation of the site?

As a non-project action, there is no specific site.

- g. If applicable, what is the current shoreline master program designation of the site?

As a non-project action, there is no specific site.

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.

As a non-project action, there is no specific site.

- i. Approximately how many people would reside or work in the completed project?

As a non-project action, there is no specific site.

- j. Approximately how many people would the completed project displace?

As a non-project action, there is no specific site.

- k. Proposed measures to avoid or reduce displacement impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

9. Housing

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

As a non-project action, there is no specific site.

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

As a non-project action, there is no specific site.

- c. Proposed measures to reduce or control housing impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

As a non-project action, there is no specific site.

- b. What views in the immediate vicinity would be altered or obstructed?

As a non-project action, there is no specific site.

- c. Proposed measures to reduce or control aesthetic impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

11. Light and Glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

As a non-project action, there is no specific site.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

As a non-project action, there is no specific site.

- c. What existing off-site sources of light or glare may affect your proposal?

As a non-project action, there is no specific site.

- d. Proposed measures to reduce or control light and glare impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?

As a non-project action, there is no specific site.

- b. Would the proposed project displace any existing recreational uses? If so, describe.

As a non-project action, there is no specific site.

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

13. Historic and cultural preservation

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers ? If so, specifically describe.

As a non-project action, there is no specific site.

- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.

As a non-project action, there is no specific site.

- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

As a non-project action, there is no specific site.

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

14. *Transportation*

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.

As a non-project action, there is no specific site.

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?

As a non-project action, there is no specific site.

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?

As a non-project action, there is no specific site.

- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).

As a non-project action, there is no specific site.

- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

As a non-project action, there is no specific site.

- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and non-passenger vehicles). What data or transportation models were used to make these estimates?

As a non-project action, there is no specific site..

- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.

As a non-project action, there is no specific site.

- h. Proposed measures to reduce or control transportation impacts, if any:

As a non-project action, there are no impacts to be reduced, controlled, or mitigated.

15. Public Services

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.

As a non-project action, there is no specific site.

- b. Proposed measures to reduce or control direct impacts on public services, if any.

As a non-project action, there are no impacts to be reduced, controlled or mitigated. As described in the 2021 plan, greenhouse gas and waste reduction and diversion measures will extend the life of the privately owned and operated landfill (which is designated an essential public facility).

16. Utilities

- a. Circle utilities currently available at the site:

electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system,
other _____

As a non-project action, there is no specific site.

- b. Describe the utilities that are proposed for the project, the utility providing the service,
and the general construction activities on the site or in the immediate vicinity which might
be needed.

As a non-project action, there are no impacts to be reduced, controlled or mitigated.

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: _____

Name of signee _____

Position and Agency/Organization _____

Date Submitted: _____

D. Supplemental sheet for nonproject actions

(IT IS NOT NECESSARY to use this sheet for project actions)

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

The 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan will continue the development and implementation of systems, programs, projects, and policies identified in the Programmatic FEIS first adopted in 1989.

The core alternative that Pierce County has been pursuing since 1989 is reduction and recycling. The 2021 plan reinforces that approach while also introducing greenhouse gas reduction and product stewardship and equity. These additional alternatives fall in line with Alternative 3 of the FEIS. All of these approaches are in addition to education and outreach programs, residential and multi-family recycling and yard waste curbside collection services.

The goals and objectives of the 2021 plan support waste and greenhouse gas reductions of 50% by 2040. This reduction will result in less waste transported to and disposed of in the solid waste landfills which in turn reduces the risk of discharges to water, emissions to air, less hazardous waste needing to be stored and transported, and potentially less noise with fewer hours of operations necessary.

Proposed measures to avoid or reduce such increases are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing a change in consumer behavior and not just a change in operations from reduction to recycling. This change will result in a reduction in the overall impact in regards to water, air, noise, and land.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

The 2021 plan's emphasis on greenhouse gas and waste reduction through culture shifts and greater stakeholder input and decision making will result in improved waste management practices which will help prevent impacts to plants, animals, fish, or marine life.

Proposed measures to protect or conserve plants, animals, fish, or marine life are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing a change in consumer behavior and not just a change in operations from reduction to recycling. This change will result in a reduction in the overall impact in regards to plants, animals, fish and marine life.

3. How would the proposal be likely to deplete energy or natural resources?

The 2021 plan is designed to reduce the amount of waste and greenhouse gases in our systems. These reductions will result in less wasted energy and natural resources.

Proposed measures to protect or conserve energy and natural resources are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing a change in consumer behavior and not just a change in operations from reduction to recycling. This change will result in a reduction in the overall impact in regards to energy and natural resources.

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection; such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

The 2021 plan is designed to reduce the amount of waste and greenhouse gases in our systems. These reductions will result in less wasted energy and natural resources.

Proposed measures to protect such resources or to avoid or reduce impacts are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing

a change in consumer behavior and not just a change in operations from reduction to recycling. This change will result in a reduction in the overall impact in regards to energy and natural resources.

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?

The 2021 plan is designed to reduce the amount of waste and greenhouse gases in our systems. The plan does not propose the development or expansion of facilities that could impact land or shorelines.

Proposed measures to avoid or reduce shoreline and land use impacts are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing a change in consumer behavior and not just a change in operations from reduction to recycling. A smaller waste stream will reduce the potential for shoreline and land use impacts.

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

The 2021 plan is designed to reduce the amount of waste and greenhouse gases in our systems. The plan does not propose new collection systems or facilities.

Proposed measures to reduce or respond to such demand(s) are:

The emphasis on greenhouse gas and waste reduction is intended to achieve a total reduction in the size and volume of the solid waste stream. This strategy will reduce waste and greenhouse gases by forcing a change in consumer behavior and not just a change in operations from reduction to recycling. This will allow the existing privately owned and operated landfill to remain open longer. Discussion to explore making garbage collection services mandatory, at least within the Urban Growth Area, would make

existing waste and recycling transportation systems more efficient by reducing the number of properties bypassed by collection routes.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

The 2021 Plan is designed to comply with the state's solid waste planning laws found in RCW Chapter 70A-205. The Washington Department of Ecology and the Washington Utilities and Transportation Commission also review the plan to ensure compliance.

ADDENDUM

to the

Programmatic Final Environmental Impact Statement (FEIS)

Year 2021

Tacoma-Pierce County Solid & Hazardous Waste Management Plan

JUNE 15, 2021

Pierce County Planning & Public Works Department

Sustainable Resources Division

9850 64th St. W

University Place, Washington 98467

(253) 798-2179

INTRODUCTION

The purpose of this addendum is to describe the information provided in the *2020 Tacoma-Pierce County Solid Waste Management Plan*. The 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan will replace the 2000 Solid Waste Plan. New information has been included within this Plan to meet the State requirements that a solid waste plan be kept updated or “current.” The new information does not change the analysis of likely significant impacts or alternatives described in the *Programmatic Final Environmental Impact Statement* adopted in July 1989.

BACKGROUND

Pierce County

Code Chapter 8.28:

- On December 12, 2000, Pierce County adopted the *Tacoma-Pierce County Solid Waste Management Plan* which updated the previous solid waste plan adopted in 1992. The County issued an Addendum on October 4, 1999 to the Programmatic Final Environmental Impact Statement (FEIS) which was first adopted in July 1989 and re-adopted in 1992.
- On November 18, 2008, Pierce County adopted the *2008 Supplement to the Tacoma-Pierce County Solid Waste Management Plan* which updated the 2000 Plan. The County issued an Addendum to the Programmatic FEIS on February 28, 2008.
- On March 22, 2016 Pierce County adopted the *2015 Supplement to the Tacoma-Pierce County Solid Waste Management Plan* which updated the 2000 Plan and 2008 Supplement. The County issued an Addendum to the Programmatic FEIS on May 13, 2016.
- All cities and towns adopted the Solid Waste Plan and signed new Interlocal Agreements with the County in 2001. In 2009, the cities and towns either readopted the 2008 Supplement or issued letters of concurrence. The cities and towns issued letters of concurrence for the 2015 Supplement as they did in 2008.

- The Washington Department of Ecology approved the Year 2000 Tacoma-Pierce County Solid Waste Management Plan on August 22, 2001, the 2008 Supplement on September 4, 2009, and the 2015 Supplement on September 7, 2016.

State regulations: Chapter 70A.205 Revised Code of Washington (RCW) requires counties, in coordination with their cities and towns to adopt comprehensive solid waste plans for the management, handling, and disposal of solid waste, and to keep those plans in a 'current' status through periodic review and update. State law specifies the required contents of a comprehensive solid waste plan. Among the many requirements are: estimated needs for solid waste handling facilities for 20 years of disposal capacity; a six-year construction and capital acquisition program; a comprehensive waste reduction and recycling element; and an assessment of the plan's impact on the costs of solid waste collection prepared in conformance with the guidelines established by the Washington Utilities and Transportation Commission (WUTC).

FEIS: The County's 1989 Programmatic Final Environmental Impact Statement (FEIS) evaluates a complex series of alternatives for waste handling, recycling, and disposal, plus alternatives for handling special wastes, such as wood waste, land clearing and construction debris. The FEIS was re-adopted in 1992 (Ord. #92-130). Addenda were issued October 4, 1999 and February 29, 2008.

Since 1989, Pierce County has been pursuing the FEIS's MMSW Alternative 3 which focuses on tripling waste reduction and recycling rates; disposing of remaining MSW in a landfill; and recycling of wood waste, construction debris, and land clearing debris. Alternative 3 targets a 60% or greater recycling and waste reduction rate. Among the waste reduction and recycling measures discussed within Alternative 3 are: the need to develop food waste and other organic diversion or composting programs and facility capacity; a need to develop model product purchasing programs; and a need to work with businesses to implement comprehensive waste reduction and recycling collection. These are in addition to education and outreach

programs and, residential recycling and yard waste curbside collection services.

To implement state regulations and the Solid Waste Management Plan, the Public Works Department offers an extensive range of public education and outreach programs about waste reduction and recycling. The County adopted minimum levels of services to provide residential curbside recycling and yard waste services; built a yard waste composting facility; and maintains the contract for meeting long-term disposal and other waste handling facility capacity. The Public Works Department provides funding support for the enforcement actions and regulatory activities of the Tacoma-Pierce County Health Department which administers the State's solid waste permit regulations, WAC 173-350 and WAC 173-351.

To carry-out the Year 2000 Plan's direction about illegal dumping problems, the Public Works Department created and funded programs to address illegal dumping and nuisance vehicle issues, and to cleanup illegal dump sites. In 2009, the Public Works Department absorbed into its functions and operations the enforcement of additional public nuisances and certain violations of the County's Development Regulations, Shorelines Regulations and Sign Code.

2021 PLAN CONTENT

Proposal: The *2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan* replaces the *2000 Tacoma-Pierce County Solid Waste Management Plan* adopted by the Pierce County Council in 2000 and amended in 2008 and 2016.

Structure: Where the 2000 Plan focused attention on individual aspects of the solid waste system (e.g. recycling, processing, landfilling, etc.) and the 2008 Supplement examined "courses of action" that could support multiple aspects of the system with a variety of outcomes, the 2021

Plan follows the format of the 2015 Supplement and is written specifically as a strategic document. The 2021 document proposes a community vision emphasizing sustainability, equity, and resiliency and identifies goals, objectives, and actions necessary to achieve that vision.

Vision:

At least since the late 1980s, waste reduction has been the preferred method for the collection, handling, and management of solid waste. (RCW 70A.214.010) With the 2021 Plan, Pierce County proposes a clear vision for its future:

VISION: **A solid waste system that is equitable, protects environmental and human health, and is resilient to the known and unforeseen changes that are coming our way.**

Goals:

Goals in five interconnected and interdependent areas provide foundational support for the vision:

SUSTAINABILITY: **Implement economically feasible and sustainable waste management practices.**

RESOURCES: **Identify fiscally responsible, self-sustaining funding and other resources for an integrated SHWM system.**

COMMUNICATION & EDUCATION:

Empower communities to help transform our solid and hazardous waste management system through inclusive collaboration, accessible communication and meaningful education.

PARTNERSHIPS: Foster strong working relationships among the agencies and partners responsible for managing the solid and hazardous waste system.

SYSTEM & INFRASTRUCTURE:

Provide the infrastructure and other resources to meet our growing solid waste needs

Objectives: Each goal will be reached through specific and measurable objectives (eleven in total) that, with accompanying action steps, can be achieved between 2021 and 2040.

The *Sustainability* objectives (S1, S2, S3) call on Pierce County and the City of Tacoma to reduce greenhouse gases and provide solid waste services that meet basic recycling, composting and disposal needs for all customers, with waste reduction as an increasing area of focus.

S1: Reduce waste and improve recycling effectiveness

S2: Protect the environment and human health by reducing greenhouse gas emissions and delivering solid waste services.

S3: Make the solid and hazardous waste system more accessible for all Pierce County Residents.

In the *Resources* objectives (R1, R2), Pierce County will explore ways of securing funding and resources to make sure the solid waste system

can grow and operate for each person throughout the County. To do this, it will require the implementation of new strategies to make sure both Tacoma and Pierce County are ready for unforeseen changes.

R1: Develop plans for securing adequate funding and resource to build, operate and maintain a solid and hazardous waste management system for the next 20 years.

R2: Develop systems and strategies for prioritizing what services should be provided, how they are to be funded and resourced, and recognize and respond quickly to rising costs due to unforeseen conditions.

The *Communication & Education* (CE1, CE2, CE3) objectives are designed to provide customers in Pierce County information in an equitable and easily accessible way about new programs and decisions as they relate to sustainability and solid waste.

CE1: Proactively engage and collaborate with impacted stakeholders (Including businesses, residents, and agencies) to make informed decisions and improve our recycling and solid waste system.

CE2: Ensure any communications regarding the solid waste management system are clear and accessible to all people.

CE3: Establish meaningful topics of education that equip participants with valuable knowledge to better understand and engage in the solid and hazardous waste system.

The *Partnerships* Goal (P1) has an objective that pulls stakeholders from different sectors of Pierce County to regularly review procedures and programs for effectiveness and sustainability.

P1: Support collaboration and coordination across key partners, stakeholders, and community members in Pierce County.

The final set of objectives from *System and Infrastructure* (SI1, SI2) are setup for continuous evaluation of our current system. The evaluations will address possible expansion of transfer stations as well as life after the landfill.

SI1: Regularly assess and identify future system expansion needs, improve services, and address impacts.

SI2: Collaborate with LRI to determine where new facilities are needed and how these facilities could be developed.

System Performance

Target: The 2021 Plan calls for an increase to waste reduction and greenhouse gases. These reductions, along with the waste diversion efforts maintains the intent to achieve (and exceed) the 60% recycling and reduction rate of the FEIS Alternative 3.

Systems and

Other Issues: The 2021 Plan provides a high-level overview of the operational aspects of the Pierce County and Tacoma solid waste systems. There are two sections of this plan that have been added to conform with the Department of Ecology's guidelines, the Hazardous Waste Plan and the CROP.

Cost Assessment: RCW 70A.205.045 requires each solid waste plan to include an "assessment of the plan's impact on the costs of solid waste

collection” with special emphasis on the rates charged by garbage haulers regulated by the Washington Utilities and Transportation Commission. The 2021 Plan includes the Cost Assessment in Appendix T and reports four primary findings:

1. The 2021 Plan does not propose policies or programs which will directly or immediately impact regulated services or rates.
2. The 2021 Plan proposes efforts to dramatically decrease per capita waste disposal needs.
3. Solid Waste system fees (which are not regulated by the Commission) will increase as the overall waste stream shrinks; but the 2021 Plan anticipates flat or declining per capita costs relative to inflation for those households and businesses that choose to reduce and recycle waste.
4. County government funding is designed to “live within our means” with the impact as measured on a per capita basis remaining below the rate of inflation.

Capital Facilities:

A discussion of capital facilities is a state-required element of a Solid Waste Plan. None of the objectives, nor related actions, contained in the 2021 Plan require immediate planning or implementation of new capital projects. Two objectives could require capital improvements in 2025 or later. Along with the discussion in Appendix S, the 2021 Plan cross-references the most recent capital facilities plans adopted by Pierce County and the City of Tacoma.

Disposal Need and

Landfill Capacity:

The 2021 Plan forecasts Pierce County’s (including Tacoma, Ruston and Joint Base Lewis Mc Chord) need for solid waste disposal and the ability of the privately owned and operated LRI Landfill to continue meeting that need.

Successful implementation of the objectives and actions contained in the 2021 Plan (reduction goals along with long hauling) will allow our landfill to potentially last the entire 20 years of this plan.

Under a worst-case scenario in which waste disposal remains at the same rate it is today and no long hauling occurs for anything, the landfill will fill up before 2030 and Tacoma and Pierce County will have to long haul all garbage out of state.

CONCLUSIONS

- ▶ The additional information does not change analysis of likely significant impacts or alternatives in the 1989 Programmatic FEIS. The alternatives and mitigations remain the same as summarized in the FEIS.
- ▶ The 2021 Plan contains the State’s required information to create a solid waste plan including: status updates about all programs; priority actions to take for the next 20 years; a six-year capital facility plan; and a WUTC Cost Assessment which analyzes the plan’s impact on the costs of solid waste collection.
- ▶ The 2021 Plan calls for equity and sustainability for all the customers of Pierce County.
- ▶ No additional significant adverse impacts have been identified from expansion of the waste reduction and recycling outreach and education programs and continued use of existing private sector collection and processing capacity.
- ▶ The 2021 Plan continues to support diversion of recyclables through established curbside collection programs, drop-off centers, buy-back and recycling processing businesses and compost facilities, and through diversion alternatives at existing transfer stations.
- ▶ Additional solid waste disposal or transfer station facility capacity has been identified as a possible need in the future depending on how well the goals of this plan are achieved.

AVAILABILITY

Consistent with the plan’s vision, the 2021 Plan will be published online at www.piercecountywa.org/swplan. Paper copies – or copies on flash drives – may be obtained by contacting the Public Works Department at (253) 798-2179.

Anyone wishing to review the 1989 Programmatic Final Environmental Impact Statement may contact the Public Works Department at (253) 798-2179.



Determination of Nonsignificance (DNS) **For Nonproject Legislative Actions**

Environmental Application Number: 972925

Project ID Number: 587689

Family Application Number(s): N/A

Parcel Number(s): N/A

Action: Adoption of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan

Description: A new 20 year Solid & Hazardous Waste Management Plan that partners with the City of Tacoma that emphasizes equity, protecting human and environmental health, and resiliency. The proposed plan identifies goals, objectives, and actions to be implemented by Pierce County, the City of Tacoma and their partners in order to reduce waste, lower greenhouse gas emissions, and lengthen the life of the Pierce County landfill.

Location: Unincorporated Pierce County, City of Tacoma, 20 cities and towns in the Pierce County Solid Waste System.

Proponent(s): Pierce County Planning & Public Works

Purpose of Announcement: The purpose of this announcement is to invite comments on the determination of non-significance (DNS) for a proposed new Solid & Hazardous Waste Management Plan.

The new plan contains several retained policies that are being carried forward from the 2000 Solid Waste Management Plan that help to mitigate environmental impacts. The new plan also introduces several actions that will further reduce any environmental impacts, such as:

- A reduction in greenhouse gas
 - This is being done in coordination with Sustainability 2030 which has set a goal of reducing emissions by 45%. Our solid waste system can help achieve that through this Solid & Hazardous Waste Management Plan that focuses on reduction, resiliency, and equity.
- An emphasis on waste reduction over diversion
 - This change to a reduction focus will decrease the amount of waste that is generated through individual decision making, extended producer responsibilities, and outreach and education for residential and commercial sectors. This will add life to our landfill, keep transportation impacts down and lower environmental impacts on air and water quality by reducing the odors and leachate being generated today.

- Creating a commercial recycling program
 - This program will help to remove recyclable items from the waste stream furthering the efforts of waste reduction and adding more reusable material to certain industries to help keep our natural resources intact.
- Establishing a more equitable solid waste system
 - This effort is designed to give underserved and underrepresented areas in Pierce County the same opportunities when it comes to disposing of solid waste. Working with these communities will lead to a reduction in illegal dumping, littering, and individual solid waste code violations.
- Reducing Food Waste
 - This effort to cut food waste in half could reduce the total amount of solid waste in Pierce County by 10%, thereby reducing several environmental factors like odors and methane gas production.

Pierce County, the lead agency for this proposal, has determined that this proposal will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

Pierce County has determined that the requirements for environmental analysis, protection, and mitigation measures have been adequately addressed in the original EIS statement adopted in 1989 and the addendums that have followed in 1992, 2000, 2008, and 2016, the development regulations and comprehensive plan adopted under Chapter 36.70A RCW, WAC 197-11-600, WAC 197-11-330(2)(c), and in other applicable local, state, or federal laws or rules, as provided by RCW 43.21C.240 and WAC 197-11-158, and WAC 197-11-330(1)(c). Local regulations include but are not limited to Pierce County code Chapters 8.29, 8.30, 8.31, 8.38, 18A.33, 18J.15, 13.04 and 13.06. Pierce County will not require any additional mitigation measures under SEPA.

☐ There is no comment period for this DNS.

☒ This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for 14 days from issue date. Comments must be submitted within 14 days of the issue date.

SEPA Responsible Official: Jen Tetatzin

Position/Title: Director, Planning and Public Works

Address: 2401 South 35th Street, Suite 2, Tacoma, WA 98409

Staff Contact: Chris Brown, Management Analyst
chris.brown@piercecountywa.gov | (253) 798-4659

Issue Date: October 11, 2021



Jen Tetatzin, Responsible Official

Appeal:

Pierce County Code Chapter 1.22 does not provide for an administrative appeal of legislative actions taken by the County Council. See WAC 197-11-680(4) for procedures regarding SEPA judicial appeals.

Note: The issuance of this Determination of Nonsignificance does not constitute approval. The applicant must comply with all other applicable requirements of Pierce County, federal, and state agencies.

Pierce County Online Permit Information:

<https://pals.piercecountywa.gov/palsonline/#!/permitSearch/permit/departmentStatus?applPermitId=972925>



PIERCE COUNTY
NOTICE OF DETERMINATION OF NONSIGNIFICANCE

Adoption of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan
Proponent: Pierce County Planning and Public Works
SEPA Application: 972925

Notice is hereby provided in accordance with WAC 197-11 that Pierce County has issued a Determination of Nonsignificance (DNS) on the following proposal:

A new 20 year Solid & Hazardous Waste Management Plan that partners with the City of Tacoma that emphasizes equity, protecting human and environmental health, and resiliency. The proposed plan identifies goals, objectives, and actions to be implemented by Pierce County, the City of Tacoma and their partners in order to reduce waste, lower greenhouse gas emissions, and lengthen the life of the Pierce County landfill.

Pierce County, the lead agency for this proposal, has determined that this proposal will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

This DNS is issued under WAC 197-11-340(2). Pierce County may not act on this proposal prior to October 26, 2021. Comments must be submitted by close of business on October 25, 2021.

Pierce County has determined that the requirements for environmental analysis, protection, and mitigation measures have been adequately addressed in the original EIS statement adopted in 1989 and the addendums that have followed in 1992, 2000, 2008, and 2016, the development regulations and comprehensive plan adopted under Chapter 36.70A RCW, WAC 197-11-600, WAC 197-11-330(2)(c), and in other applicable local, state, or federal laws or rules, as provided by RCW 43.21C.240 and WAC 197-11-158, and WAC 197-11-330(1)(c). Local regulations include but are not limited to Pierce County code Chapters 8.29, 8.30, 8.31, 8.38, 18A.33, 18J.15, 13.04 and 13.06. Pierce County will not require any additional mitigation measures under SEPA.

THANK YOU for your legal submission!

Your legal has been submitted for publication. Below is a confirmation of your legal placement. You will also receive an email confirmation.

ORDER DETAILS

Order Number:
IPL0044899
Order Status:
Submitted
Classification:
Legals & Public Notices
Package:
TAC - Legal Ads
Final Cost:
99.36
Payment Type:
Account Billed
User ID:
IPL0019393

ACCOUNT INFORMATION

PIERCE COUNTY IP
2401 S 35TH ST RM 2
TACOMA, WA 98409-7960
253-798-7200
jeff.huxton@piercescountywa.gov
PIERCE COUNTY

TRANSACTION REPORT

Date
October 11, 2021 2:51:22 PM EDT
Amount:
99.36

SCHEDULE FOR AD NUMBER IPL00448990

October 12, 2021
The News Tribune (Tacoma)

PREVIEW FOR AD NUMBER IPL00448990

**PIERCE COUNTY
NOTICE OF DETERMINATION
OF NONSIGNIFICANCE**

Adoption of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan Proponent: Pierce County Planning and Public Works
SEPA Application: 972925

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W00000000
Publication Dates

Interlocal Agreement for Comprehensive Solid and Hazardous Waste Management Planning within Pierce County

Pursuant to Chapter 39.34 RCW and RCW 70A.205.040(3)(c), this Interlocal Agreement (Agreement) is entered into between Pierce County, a municipal corporation and a political subdivision of the State of Washington ("County"), and the cities and towns of Bonney Lake, Buckley, Carbonado, DuPont, Eatonville, Edgewood, Fife, Fircrest, Gig Harbor, Lakewood, Milton, Orting, Puyallup, Roy, Ruston, South Prairie, Steilacoom, Sumner, University Place, and Wilkeson, all Washington State authorized municipal corporations (Collectively, the "Signatory Cities" and individually, the "Signatory City") establishing the obligations of the Parties for comprehensive solid and hazardous waste management planning.

WHEREAS, RCW 70A.205.040 and RCW 70A.300.350 require or authorize counties, in cooperation with the various cities located within such county, to prepare a coordinated, comprehensive solid & hazardous waste management plan; and

WHEREAS, under RCW 70A.205.075, all solid waste management plans must be maintained in current condition by periodic updates that include the estimated long-range planning needs for solid waste handling facilities projected twenty years into the future and local governments may also periodically update their hazardous waste plans; and

WHEREAS, RCW 70A.205.040 requires cities to either 1) prepare their own solid waste management plans for integration into the county plan or 2) agree with the county to participate in a joint city-county solid waste management plan or 3) authorize the county to prepare a city plan for inclusion in the comprehensive county solid waste management plan; and

WHEREAS, County and many of the Signatory Cities previously entered into an Interlocal Agreement for the purpose of implementing the 2000 Tacoma-Pierce County Solid Waste Management Plan, which plan must now be replaced; and

WHEREAS, the Parties wish to develop and implement environmentally sound and cost-effective solid waste management programs including waste reduction and recycling programs that reduce greenhouse gas emissions as appropriate from the disposed waste stream; and

WHEREAS, the Parties wish to adopt, maintain, and enforce minimum levels of service for residential source separation and collection of recyclables, including residential curbside recycling programs, multi-family recycling programs, and residential yard waste collection programs; and

WHEREAS, the Parties wish to agree to a coordinated system for the management and disposal of solid waste in Pierce County; and

WHEREAS, RCW 39.34.030 authorizes governments to enter agreements to jointly or cooperatively exercise their powers;

NOW, THEREFORE, in consideration of the mutual benefits and covenants contained herein, it is hereby agreed:

I. PURPOSE OF AGREEMENT

The Parties intend this Agreement to provide for creation of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan, implementation of that plan, and periodic updates or replacement of that plan, all in compliance with Chapters 70A.205 and 70A.300 RCW.

II. AUTHORITY

- A. The planning process that is the subject of this Agreement is required by and governed by Chapters 70A.205 and 70A.300 RCW.
- B. The Signatory Cities hereby choose, under RCW 70A.205.040(3)(c), to authorize Pierce County to prepare a plan for the Signatory Cities' solid waste management and to incorporate Signatory City plans in the County's comprehensive 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan ("Plan").
- C. The Signatory Cities agree that County will coordinate development of the Plan through the Pierce County Solid Waste Advisory Committee (SWAC), an advisory citizen board which includes Signatory City representation.

III. OBLIGATIONS

A. County

- 1. County, at its own expense, will prepare, and maintain in a current condition, the Plan, including plans for the Signatory Cities. As part of this obligation, County will circulate drafts to the Signatory Cities for review and comment and will circulate final drafts to the Signatory Cities for approval or rejection.
- 2. The County will coordinate planning activities with the City of Tacoma and incorporate materials submitted by Tacoma into the Plan.
- 3. County will implement and comply with applicable elements of an adopted Plan and any updates thereto.

B. Signatory Cities

- 1. Each Signatory City, at its own expense, will review and respond to draft versions of the Plan and updates thereof.
- 2. Each Signatory City, at its own expense and following its own procedures, will either approve the final draft of the Plan or of any update or will instead prepare and deliver to the Pierce County Auditor that Signatory City's own solid waste management plan for integration into the Plan.
- 3. Signatory Cities will implement and comply with applicable elements of an adopted Plan and any updates thereto.

C. Budget and property

No financing, joint budget, or joint property acquisition is required for the joint and cooperative exercise of local government powers under this Agreement. Each Party is responsible for the expenses listed as its obligation above and shall also be responsible to acquire, hold, or dispose of any real or personal property needed to meet its obligations under this Agreement.

IV. DISPUTE RESOLUTION

- A. Any disputes arising under the terms of this agreement shall be resolved through a negotiated effort to reach consensus. The disputing Parties may agree to mediation as part of such effort. If the Parties are unable to resolve the dispute, the Parties hereby agree to arbitration. The disputing Parties shall attempt to agree on an arbitration administrator, a set of arbitration rules, and a single arbitrator. If they cannot, then the Parties hereby agree to select the arbitrator or arbitration panel and to conduct the arbitration under the administration and rules of JAMS Seattle Mediation, Arbitration and ADR Services. The decision of the arbitrator or arbitration panel shall be considered final. In any dispute, each Party shall be responsible for its own attorney fees and other costs, and each disputing Party shall pay an equal share of the costs of arbitration, mediation, or other alternative dispute resolution.

V. ADMISSION OF NEW PARTIES

- A. Additional municipal entities may be added to this Agreement if that municipal entity's governing body agrees to the then current terms (including any amendments) pursuant to RCW 39.34.030(2) and executes a copy of the Agreement.

VI. PLAN DEVELOPMENT PROCESS

- A. The Parties agree to the following process for development of the Plan, updates to the Plan, and replacement of the Plan.

B. Process

1. With input from SWAC, County staff will develop a draft and circulate that draft to Signatory Cities and to the Washington State Department of Ecology (Ecology).
2. Signatory Cities will provide responsive comments, if any. If a Signatory City has not provided a response 30 days after receiving the draft, County may presume that Signatory City has no response and is not seeking any change to the draft.
3. After good faith consideration of any responses from Signatory Cities and Ecology, County staff will prepare a final draft. County has discretion to decide whether to change the final draft as a result of a Signatory City response.
4. County will provide the Signatory Cities with the final draft for each Signatory City to consider for approval under that City's own governing procedures.
5. Upon adoption, as defined herein, County will submit the adopted final draft to Ecology.

C. Initiating Amendments and Updates

1. Either the County or any Signature City may propose amendments to the Plan to keep the Plan in a current condition. Upon such proposal, County shall conduct the Plan development process as outlined in this section.
2. The County shall prepare Plan updates as required by Chapter 70A.205 RCW or by Ecology.

VII. PLAN OR UPDATE ADOPTION

The Plan, any Plan update, and any replacement Plan are adopted when the Plan or update has been fully approved, under each approving Party's governing procedures, by Parties

representing 75% of the population living within the Pierce County Solid Waste Management System's geographic area. The Pierce County Solid Waste Management System includes all of Pierce County except the City of Tacoma and Joint Base Lewis McChord. To determine the 75% threshold, the Parties agree to use the population numbers maintained by the Washington State Office of Financial Management. Each Party hereby agrees to be bound by and comply with any Plan or update that is so approved, even if that Party has not itself approved it, reserving such a Party's right to end its participation in this Agreement as set forth herein.

VIII. TERM

- A. Commencing on the Effective Date, as defined herein, the term of this Agreement is twenty (20) years.
- B. A Signatory City may withdraw from this Agreement before expiration of the term, but only upon submission of its own solid waste management plan and its own hazardous waste plan, satisfying all requirements for such plans under Washington State law. To allow time to prepare and obtain approval of those required plans, a Signatory City must provide 12 month's advance written notice to all Parties before the proposed withdrawal date. Withdrawal will not be effective until that proposed withdrawal date or until full approval of the required plans, whichever date is later.
- C. Notwithstanding any other terms of this Agreement, if sufficient funds are not appropriated or allocated by any Party's legislative body for that Party's obligations under this Agreement for any future fiscal period, that Party will not be required to meet those obligations after the end of the fiscal period through which funds have been appropriated and allocated, unless authorized that Party's legislative body, PROVIDED THAT, each Party is and remains obligated to comply with an adopted Plan and any updates thereto regardless of fund allocation or appropriation. No penalty or expense shall accrue to the affected Party in the event this provision applies.
- D. The Parties do not anticipate that this Agreement will result in the joint ownership or possession of any real or personal property. Upon expiration or earlier termination, there will be no jointly held property needing disposition. Each Party will remain responsible for its own costs, whether incurred during this Agreement or otherwise.

IX. EFFECTIVE DATE

- A. This Agreement shall be effective after it is approved by the Pierce County Council and executed by the Pierce County Executive, which shall occur only after all Signatory Cities have fully executed it.

X. NOTICE

- A. Notices required by or related to this Agreement shall be in writing and sent by either: (a) United States Postal Service first class mail, postage pre-paid; (b) personal delivery; or (c) by email to the email addresses designated below, if the subject line indicates that the email is formal notice under this Agreement and also references the Pierce County contract number designation. The notice shall be deemed delivered on the earlier of: (a) Actual receipt; (b) Three (3) business days from deposit in the United States mail; or (c) the day and time the email message is received by the recipient's email system, but emails received between 5:00

PM and 8:00 AM will be considered delivered at the start of the next business day. Notices shall be sent to the following addresses:

[Insert County and City reps, with physical and email addresses. Preferable to use titles, rather than names of current staff]

B. Any Party, by written notice to the others in the manner herein provided, may designate a physical or email address different from that set forth above.

XI. ADMINISTRATOR

No separate entity or joint board is established by this Agreement. The manager of the Sustainable Resources Division of the Pierce County Planning and Public Works Department shall be the Agreement Administrator. If a Division of that name ceases to exist, the manager of whatever County office succeeds to its responsibilities shall be the Agreement Administrator.

XII. MUTUAL INDEMNIFICATION

To the extent of its comparative liability, each Party agrees to indemnify, defend and hold the other Party, its elected and appointed officials, employees, agents, and volunteers, harmless from and against any and all claims, damages, losses, and expenses, including but not limited to court costs, attorney's fees, and alternative dispute resolution costs, for any injury or damage of any kind which are alleged or proven to be caused by an act or omission, negligent or otherwise, of the indemnifying Party, its elected and appointed officials, employees, agents, or volunteers.

A Party shall not be required to indemnify, defend, or hold the other Party harmless if the claim, damage, loss, or expense for any injury or damage of any kind is caused by the sole act or omission of the other Party.

The parties agree to maintain a consolidated defense to claims made against them and to reserve all indemnity claims against each other until after liability to the claimant and damages, if any, are adjudicated. If any claim is resolved by voluntary settlement and the Parties cannot agree upon apportionment of damages and defense costs, they shall submit apportionment to binding arbitration.

With respect to the performance of this Agreement and as to claims against the other Party, its officers, agents and employees, the indemnifying Party expressly waives its immunity under Title 51 of the Revised Code of Washington, the Industrial Insurance Act, for injuries to its employees and agrees that the obligations to indemnify, defend and hold harmless provided in this Agreement extend to any claim brought by or on behalf of any employee of the indemnifying Party. This waiver is mutually negotiated by the parties to this Agreement.

XIII. ENTIRE AGREEMENT AND MODIFICATION

This Agreement embodies the entire agreement and understanding between the Parties hereto with respect to its subject matter and supersedes all prior agreements and understandings, whether written or oral, relating to its subject matter. No amendment or modification of this Agreement shall be valid unless made in writing and signed by each of the Parties.

XIV. CHOICE OF LAW, VENUE AND RESPONSIBILITY FOR ATTORNEY FEES AND COSTS

This Agreement and all issues relating to its validity, interpretation, and performance shall be governed by and interpreted under the laws of the State of Washington without regard to conflict of law provisions. In the event any suit, arbitration, or other proceeding is instituted to enforce any term of this Agreement, the Parties specifically understand and agree that venue will be in Pierce County, Washington. In the event of any dispute related to this Agreement, whether pursued in court or otherwise, each Party shall be responsible for its own actual attorney fees and costs.

XV. SEVERABILITY

If any provision of this Agreement is held to be illegal, invalid, or unenforceable, such provision shall be fully severable, and the remainder of this Agreement shall remain in full force and effect.

XVI. RECORDING OR PUBLIC LISTING

The Parties agree that this Agreement, after full execution, either will be recorded with the Pierce County Auditor or listed by subject on Pierce County's web site or other electronically retrievable public source, as required by RCW 39.34.040.

XVII. COUNTERPARTS

This Agreement may be executed in as many counterparts as may be deemed necessary or convenient, each of which, when so executed, shall be deemed an original, but all such counterparts shall constitute but one and the same instrument. Digital signatures, including those transmitted by e-mail (PDF attachment) or facsimile transmission shall be acceptable.

[Signature pages, with dates on each signature line]

Programmatic Guidelines Retained from the 2000 Solid Waste Plan

The following are policy support recommendations retained from the 2000 Solid Waste Plan. Most of them provide guidance for actions to take if an event should occur or they offer basic support for the system.

Waste Reduction and Recycling (Chapter 4)

#4-1 For the cities and towns using the County's waste management system, the Pierce County Solid Waste Division* should continue to serve as the agency responsible for promoting county-wide waste reduction and recycling activities; to provide educational resources and technical assistance; and to evaluate efforts of these activities. The County should continue to coordinate its public outreach with the City of Tacoma, the Tacoma-Pierce County Health Department and other agencies.

#4-2 Pierce County should continue to provide adequate funding and staffing to assist cities and towns in implementing waste reduction and recycling activities discussed in the Plan. The Pierce County Solid Waste Division* should remain the coordinator of these programs for the County and those cities and towns using the County's waste management system.

#4-32 Pierce County should retain the use of rate-based incentives in promoting waste reduction and recycling. The County should work closely with private collection companies serving the County to identify equitable, implementable rate strategies that will be acceptable to the Washington Utilities and Transportation Commission. Pierce County should also continue to work directly with the Commission to identify and implement these types of alternatives.

#5-4 The City of Tacoma will continue to provide solid waste collection and disposal services within its corporate city limits. The City shall retain the right to determine all minimum service levels and collection and disposal rates as adopted by the Tacoma City Council, pursuant to RCW 35.21.120.

#7-4 As becomes necessary to ensure sufficient transfer facilities, Pierce County should obtain the use of additional transshipment facilities, public or private, for transferring waste to out-of-county disposal facilities.

#7-5 Pierce County encourages private transfer facilities located within Pierce County to reserve transfer capacity for waste generated within Pierce County.

Solid Waste Processing Technologies (Chapter 6)

#6-3 Pierce County encourages private recycling, composting, and processing facility operators located within Pierce County to reserve processing capacity for materials generated within Pierce County.

#6-5 Only those technologies with demonstrated reliability should be implemented as primary processing alternatives of the solid waste management system. However, governments and the private sector may wish to conduct pilot programs and explore new and innovative ideas. The appropriate regulatory agencies shall determine whether or not any potential technology meets the requirements of this Plan.

#6-6 Only processing technologies that are protective of human health and the environment (for example those that create no adverse odor impacts to neighboring properties) should be deemed to be in compliance with the Solid Waste Management Plan. As new processing technologies emerge, the environmental and health impacts should be carefully considered.

#6-8 With any alternative technology project, the operating vendor must provide sufficient financial assurances to minimize financial risk to the public for environmental and technical performance. Each city, town, and the County Council will independently determine the level of financial and environmental assurances that will be required for projects under their own jurisdiction.

Disposal and Landfilling (Chapter 8)

#8-1 If there is a lack of landfill capacity in Pierce County for solid waste generated in the Pierce County solid waste management system in the future or if the county determines by resolution that out-of-county disposal options are cost effective, the County may contract for the use of an out-of-county landfill.

#8-3 When the Tacoma-Pierce County Health Department and the Pierce County Planning and Public Works Department review permit applications to site, develop, and operate new MSW landfills, or to expand existing MSW landfills in Pierce County or whenever Pierce County is considering decisions to contract for MSW disposal, the agencies must include in the decision-making process an evaluation of:

- Effect on public health and safety;
- Protection of the environment, including aquifers and waters of the State;
- Pierce County's waste generation habits and trends with an assurance that options are adequate for meeting Pierce County's waste generation needs;
- Competition for disposal services;
- Meeting the potential emergency needs should a primary disposal site suddenly become unavailable; and

- The costs of using various alternatives which will be analyzed and verified through the use of publicly available data published by other government organizations, formal requests for proposals, qualification or information (RFP, RFQ, or RFI), or through another method as recommended by the Solid Waste Advisory Committee.

The Solid Waste Division* shall have primary responsibility for the evaluation, but will work with the Planning and Public Works Department, the Tacoma-Pierce County Health Department, and the applicant to minimize duplication of effort.

#8-4 MSW landfill expansions within unincorporated Pierce County shall undergo a permitting process with adequate public notice and opportunity for public comment. Expansions shall be required to meet the regulations in effect at the time of expansion and to protect public health and safety and the environment. Expansions shall be prohibited for any landfill that is in violation of existing surface water or groundwater standards.

#8-5 The County shall require, to the extent allowed by law, private MSW disposal companies located within unincorporated Pierce County to reserve existing disposal capacity to handle MSW generated within the Pierce County solid waste management systems. When negotiating disposal contracts with any such facility owner/operator, the County shall propose terms which:

- Reserve adequate disposal capacity to serve the Pierce County solid waste disposal system as projected in the 'County-wide' column of Table 8-2, 'Projected Long Term Disposal Needs;'
- Require the mutual agreement of the contracting parties before the contractor can bring in waste from outside the County solid waste management system.

#8-6 No municipal solid waste landfill located within unincorporated Pierce County shall accept waste from outside the Pierce County solid waste management systems without addressing the impacts of that action. The impacts under the facility's conditional use permit shall be reviewed by the Pierce County Hearing Examiner. The impacts under the facility's solid waste handling permit shall be reviewed by the Tacoma-Pierce County Health Department. These reviews shall be conducted as a public process and follow the applicable laws and regulations governing the conditional use permit and the solid waste handling permit processes. The results of the review shall be reported at a Pierce County Council meeting.

#8-7 While this Plan recognizes and describes the complex authorities and regulation of waste disposal, nothing in the Plan specifically authorizes or specifically prohibits the importation of solid waste from outside the County solid waste management systems to MSW landfills located in unincorporated Pierce County.

#8-8 Before approving the acceptance of municipal solid waste from outside the Pierce County solid waste management systems or before approving a substantial change in the design or operation of a municipal solid waste landfill within unincorporated Pierce County, the TPCHD shall give the public notice of the issue and provide the public an opportunity to be heard.

Enforcement and Administration (Chapter 10)

#10-4 When Pierce County and the Cities and Towns (excepting Tacoma and Ruston**) enter into Interlocal Agreements to implement this plan, those Agreements shall require the planning partners to work cooperatively in a common solid waste transfer and disposal system. This is necessary to: provide economies of scale; avoid unnecessary and costly duplication of services; and minimize the number of solid waste related facilities which must be developed and permitted to implement this plan.

#10-5 Where practical, the solid waste management system should be advanced through an open competitive procurement process to benefit public interest.

#10-8 The Tacoma-Pierce County Health Department shall implement ways to increase public notice, input, and involvement in the solid waste handling facility permit application review process. The following issues were identified as particular areas the Health Department should review:

- Formal public notice and comment periods when issuing and modifying solid waste handling facility permits.
- Public meetings on the basis of requests, a significant degree of public interest, or to clarify one or more aspects important to compliance with the requirements of applicable permit; and
- Identification of impacts which may occur across jurisdictional boundaries.

#10-9 When an applicant applies for a Solid Waste Permit, the Tacoma-Pierce County Health Department shall notify the property owner(s) and verify that the owners understand they will be responsible for clean-up of any waste left by any solid waste facility or activity on their property.

*The Pierce County Solid Waste Division is now known as Sustainable Resources.

**Ruston is no longer serviced by the City of Tacoma and therefore now included in this exception.

SHWMP Amendments

Amendments are changes made to the SHWMP within each planning cycle of the original document or its updates. Typically, these are minor adjustments to the plan such as updating planning information, changing the list of designated recyclables, or adding language to an existing management action to target grant funding. Amendments do not create major structural changes to the county's solid waste program. A plan amendment does not alter the five-year requirement for review and update. The following procedures guide the amendment process:

1. Proposed amendments to the plan may originate from any partner in the Solid & Hazardous Waste Management Plan or the SWAC.
2. The SWAC will be responsible for reviewing all proposed amendments and forwarding a recommendation to the Pierce County Council.
3. Upon receiving the SWAC recommendation, the Pierce County Council may approve, approve with changes, disapprove, or remand it back to the SWAC for further consideration.
4. The county shall forward all approved amendments to the Department of Ecology within 45 days of adoption.

SHWMP Updates

RCW 70A.205.075 requires solid waste management plans to undergo review and update every five years. The update process provides the county an opportunity to review the entire solid waste program. This should include reviewing data on county waste generation and collection and diversion; evaluating progress in achieving SHWMP management actions; analyzing changes in county social and economic conditions; and integrating changes related to new local and state laws. The following planning process steps described below are a general guide for updating the SHWMP.

1. Pierce County Solid Waste Program staff will:
 - a. Update or include new data critical for evaluating the program
 - b. Identify past, current, and future key trends in county, state, and regional solid waste management

- c. Develop or update management actions that respond to trends and achieve the program's mission statement.
2. County Solid Waste Program staff will prepare a SHWMP first draft with a Washington Utilities and Transportation (WUTC) Cost Assessment Form for review by the SWAC, the cities, and the public.
3. An optional informal review of the first draft SHWMP by staff at the Department of Ecology (ECY) Solid Waste Management Program is beneficial for identifying and resolving potential issues before submittal of the preliminary draft.
4. County Solid Waste Program staff will incorporate appropriate changes based on the comments received on the first draft. This version of the document now becomes the preliminary draft.
5. The SWAC will make a recommendation on the preliminary draft SHWMP for consideration by the Pierce County Council (PCC).
6. The PCC will consider the SWAC recommendation and the preliminary draft of the SHWMP. The PCC may approve, approve with changes, or send it back to the SWAC for further consideration. Once the PCC is satisfied with the preliminary SHWMP draft, the county then forwards it to the Department of Ecology to initiate their formal review.
7. A SHWMP preliminary draft package to submit to the Department of Ecology must include the following additional items:
 - a. Transmittal letter requesting review of the preliminary draft
 - b. Washington Utilities and Transportation (WUTC) Cost Assessment Questionnaire
 - c. The interlocal agreements agreeing to joint solid waste planning through the SWMP
 - d. SEPA checklist and threshold decision
 - e. Minutes from the SWAC meeting recommending the preliminary draft SWMP to the PCC for their consideration
 - f. SWAC bylaws and list of participants

8. Upon receipt, the Department of Ecology, the WUTC, and the Washington State Department of Agriculture have 120 days to review and provide comments on the preliminary draft.

9. The Department of Ecology will forward its comments on the preliminary draft to the county. The county will then consider the comments (there is no time limit imposed on the county) and prepare a final draft and a submittal package that includes all items in Step 8, with the addition of the following items:

- a. Minutes from the SWAC meeting approving the final draft SWMP;
- b. Resolutions by the county and the cities adopting the SWMP; and
- c. A response summary to the comments to the preliminary draft.

10. There is a 45-comment period for the Department of Ecology to review the final draft SWMP and send notice to the county that it approves or denies the final draft. If the Department of Ecology does not respond, the final draft is approved.

11. If approved, there is no further action required of the county.

Comment Number	Comment Received	Pierce County Response
Public Outreach Process		
1	We need a permanent drop off site in Sumner for hazmat materials. Hidden Valley is too far to go.	Chapter 7: Moderate Risk Waste (page 55) describes the existing collection facilities. In the next 20 years additional facilities may be necessary based on population growth, but will be dependent on additional funding for HHW collection.
2	I am middle aged to older and very committed to a sustainable environment. I am a medical professional and extremely busy. I tried to load your plan on my phone and it took a long time, so I moved on. I bet most people won't take the time to view it. I would like to continue curbside recycling and add curbside glass recycling. I hope you have an aggressive plan to continue recycling. You should educate and promote repurposing, reusing, and donating items as well to eliminate landfill waste. Thank you.	Pierce County's 20-year SHWMP is a lengthy document, with many elements required by The Washington State Department of Ecology. Chapter 5: Recycling (page 42) describes how curbside recycling is available throughout Pierce County and how glass has never been accepted in the County's commingled recycling system. We will add text stating that recycling industry best practices show that the proper way to collect glass is separately from other recyclables in order to maximize the value of all the recyclables (page 45). It does not make environmental sense to drive separate glass routes with multiple trucks and their associated greenhouse gas emissions around the entire county just for this material. Chapter 4: Waste Reduction (page 37) describes our commitment to promoting waste reduction and lists many existing waste reduction programs.
3	I'm concerned about PFAs in the landfill. Much of the trash has forever chemicals, so how is this being handled? What can customers do to help?	PFAs in the landfill is an emerging issue. At this time, EPA and Ecology are working to better understand the implications of these chemicals. We anticipate this issue to be discussed in our five-year update.

4	<p>I think you should move the "get energy from garbage" item in the upside down triangle image up in priority. More emphasis should be put on using the materials to get energy, especially since the price of electricity is constantly going up and eco-fanatics are constantly attempting to force the removal of more dams in our state and unlike Florida (who has five times the number of nuclear power plants than we do) we are not a nuclear-friendly state for some reason. "Cutting off the nose to spite the face."</p> <p>You should take more time to vet and inspect how the garbage disposal companies treat their customers. I understand this covid situation was treated with knee-jerk reactions by all government agencies and administrations at both the state and federal level, however a lack of employees should not preclude treating your customers with respect and civility. I had never been so badly treated by Murray as during the previous year and a half.</p> <p>We are locked into their monopoly and have no choice of which company we use for garbage pick-up; they were chosen by YOU for us and YOU have a responsibility to ensure that customers are treated properly. During the past year and a half there were promises made by the garbage company that were never fulfilled. The lack of caring and ignoring of duties were explained away due to "lack of garbage drivers". While this may be a symptom, it does not excuse the lack of follow-through. As an example, Even before covid, when they say they will send a truck back out to pick up missed cans (not due to customer fault) then they should follow up and ensure it was done.</p> <p>Most of the so-called customer service representative's promises over the phone were not completed and were never followed up on, and only excuses, after sometimes five calls, were offered. Complaints to the companies directly is akin to the chickens complaining to the fox in the pen with them. It is almost worth dropping their expensive pick-up service and taking a bi-weekly trip to the dump myself...and I'm sure I'm not the only one thinking this way.</p> <p>In summation, while you will probably gloss over the specifics of my comments, I'm hoping that at least the tone has made a point. Just like in the 2016 presidential election when *everybody just knew* who was going to win, and then were stunned to be proven wrong, you simply cannot assume that all county citizens are fine with whatever you do just because they don't communicate to you--it is the definition of "conservative" to (among other things) not cause waves, not march or riot, and not draw attention to yourself. This should temper your decisions that impact our daily lives.</p> <p>Thank you for your time reading this missive.</p>	<p>In <i>Introduction: Emerging Issues</i> (page 9) the Materials Management Hierarchy, which ranks the various management strategies from most to least environmentally preferred, comes from the United States Environmental Protection Agency and a citation for this has been added.</p> <p>The County does not have oversight of the service providers. <i>Chapter 9: Solid Waste Collection</i> (page 73) explains that the companies providing solid waste collection service in the county have exclusive rights in their service areas to collect residential and commercial garbage and residential recycling through contracts with local cities and towns and through permits issued by the Washington Utilities and Transportation Commission (WUTC). Per the WUTC, if a customer has a dispute with a regulated utility or transportation company the customer should first try to resolve it with the company. If the customer is unable to resolve the issue with the company the customer may file a complaint with the UTC.</p>
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5	There are several things we would like. a) Composting of food products with available bins and pick up, b) Glass recycling with pick up.	<i>Chapter 9: Organics Management</i> (page 49) describes how Pierce County does not have the appropriate infrastructure to handle food waste in our existing facilities, which are at capacity. If funding becomes available, we will explore new technologies to handle food waste. <i>Chapter 5: Recycling</i> (page 42) describes how it does not make environmental sense to have separate curbside glass routes.
6	As low [sic] glass to be picked up on recycle days. Also allow shredded paper to recycled in Garden waste.	<i>Chapter 5: Recycling</i> (page 42) describes how it does not make environmental sense to have separate curbside glass routes. Our composting system is designed for yard waste, not paper. <i>Chapter 5: Recycling</i> (page 46) describes the shred events the County hosts.
7	Suggest food establishments serve smaller portions. We usually by one entree and share. Hard to purchase food is grocery stores for 2 older people. Everything is super sized. Lots of waste. Need to have local places to leave glass, styrofoam, plastic plant containers, etc and other items not allowed in recycle bins to be left. Our town removed all of the recycling bins. More free classes/education on home composting. We already compost in our yard but space is limited. We also use reusable grocery bags, never buy water in single use containers. We use our own liquid reusable containers. Watch people buying cases of single use bottled water. Need to find ways to encourage others to do the same. Need more local year round farmer's markets. Ours is mostly crafts and food trucks not much in the way of fruits and vegetables.	<i>Appendix G</i> contains a full list of recycling centers in the County. <i>Appendix E</i> contains a description of our public education programs and <i>Appendix F</i> contains a description of our waste reduction programs. As part of our work to support state efforts in reducing food waste we plan to continue offering education classes about at-home composting.

8	<p>1- the photos in your report are stunning; if you print poster size or larger prints, I would buy several for my home or office; you could generate profit toward a project or issue if you own the copyrights. 2- I was disheartened at the huge number of hazardous waste generators in the appendix. 3- I agree, it is vital that racial and economic disadvantages should not create a higher financial cost, nor longer trip to transfer stations, etc. 4- I'm concerned about long-term environmental damage from landfill sites, as well as concern about where the next landfill will be located for 2036 or before; 5- I wish yard waste pickup was free to Univ. Place residents. 6- I will recycle my old mattresses with SpringBack in Tacoma, was glad to learn about them through your site; I wish you, and like-minded people, would discover more items/ways that other objects could be re-used, perhaps creating a few jobs locally, not filling landfills and not needing transport away from PNW; 7- Thank you for the info on MedProject, I was concerned about whether there was a new program for TakeBack of medications, since it was so hard to take them back on a single, shortened Saturday twice a year; 8- Please increase the number of Shred collection dates, lately the trucks are full before the end of 3 hours and some of us in line are turned away; 9- Glad to hear about the plan to find a better way to collect paints and varnish etc.</p>	<p><i>Chapter 10: Transfer and Disposal</i> (page 86) describes the long-haul provisions in the existing contract that will keep the landfill open through 2036. The Planning Issues for that chapter (page 88) also states that a new MSW facility is not being considered as an alternative once the landfill reaches capacity. <i>Chapter 6: Organics Management</i> (page 52) explains how yard waste collection is already available for a minor fee based on transportation costs. In addition to county-sponsored shred events, we do link to other community-based shred events on our website. We refer to previous event data to determine capacity needs for future events. 2021 events were equipped with more trucks than usual as a surge in participation was anticipated due to the previously canceled events. We are also trying to discourage the shredding of unnecessary items and trying to educate residents better on what items are high priority to shred. More information can be seen on the shred event webpage.</p>
9	<p>Do you really expect the average person to read and understand all 242 pages? Really! A one or two page synopsis of the plan would make more sense. If an individual wanted to get into the minute details, he or she could refer back to the core document. I did not take the time to read it.</p>	<p>Comment noted</p>

10	<p>The SHWMP doesn't relate to the 2008 Pierce County – PCRCD dba LRI Waste Handling Agreement [R2008-117 Exa] AGREEMENTS:</p> <p>(1 – Section 9 Research and Development) the parties jointly manage a Research & Development Program (Annually, the R&D Program will update the R & D Program Work Plan for inclusion in the Rate Setting and Services Guidelines & Annually, LRI will document that the level of spending on the R&D Program equaled the amount required in Section 9.2 and provide such documentation to the County);</p> <p>(2 – Section 10 Environmental Management System (ISO 14001)) implement an Environmental Management System (ISO 14001);</p> <p>(3 – Section 11 Performance Excellence) generate an annual report (the “Performance Excellence Report”) for publication, for posting on the County’s and LRI’s websites, and for circulation to the Pierce County Solid Waste Advisory Committee;</p> <p>(4 – Section 12 Education and Community Outreach) LRI will design and construct an Environmental Education Center on the LRI Landfill property (the “Education Center”); and,</p> <p>(5 – Section 13 Flow Control/Waste Diversion) As of March 1, 2009, the County Diversion Material shall consist of Yardwaste, but once the Company demonstrates to the County that it has the capability and capacity to handle Foodwaste, Foodwaste shall become a part of the County Diversion Program.</p>	<p>The 2008 Pierce County -- PCRCD dba LRI Waste Handling Agreement is the contract that helps Pierce County maintain the state waste disposal requirements.</p> <p>The County’s SHWMP is the policy document required by the state. RCW.70A.205.045 requires each county within Washington to prepare a coordinated, comprehensive solid waste management plan to arrange for solid waste and materials reduction, collection, and handling and management services and programs throughout the state, designed to meet the unique needs of each county in the state.</p>
11	<p>I come from Southern California and my Recycling was Paying CRV fee on each and every Beverage Purchased. California has Recycle Centers that allow News Papers, Plastics Bottles, Glass Bottles and Foil to be sold to the Recycle Center, which means not only would we get back the CRV fees we paid but extra for Recycling Foil, News Paper, Glass and Plastic Bottles.</p> <p>I believe the State of Washington should visit California and asked for Information regarding their Recycling Program.</p>	<p><i>Chapter 5: Recycling</i> describes how all recycling systems are local. Pierce County will continue to follow legislation in the State of Washington that could affect local recycling programs.</p>
12	<p>PLEASE add pick up service for recyclable glass!!!!!! It is very difficult to get the glass to my recycling center by myself, and every other garbage service I've had in WA state offers glass pick up.</p>	<p><i>Chapter 5: Recycling</i> (page 45) describes how it does not make environmental sense to have separate curbside glass routes.</p>
13	<p>We don't agree that plastic grocery bags are "single-use." We use them for all sorts of things, including storing our pairs of shoes in luggage when we travel.</p>	<p>Plastic bags that are thinner than the 2.25 mil gauge, commonly known as t-shirt grocery bags, are defined as "single-use." RCW 70A.530.010 defines "single-use plastic carryout bag" as any carryout bag that is made from plastic that is designed and suitable only to be used once and disposed.</p>
14	<p>We would like to "receive" email updates. . .</p>	<p>Comment noted</p>
State of Washington - Department of Agriculture		

15	After reviewing the preliminary draft of the <i>2021 Tacoma-Pierce County Solid and Hazardous Waste Management Plan (Plan)</i> , our agency does not see any current conflicting compliance issues related to the apple maggot quarantine, as prescribed in chapter 16-470-124 WAC.	Comment noted. Complete letter included in appendix.
Washington Utilities and Transportation Commission		
16	The Washington Utilities and Transportation Commission (Commission) has completed its review of the revised cost assessment questionnaire for the preliminary draft of the Tacoma-Pierce County Solid Waste Management Plan (Plan) submitted on September 14, 2021. While this plan does have a cost impact on customers, Tacoma-Pierce County is taking steps to improve its waste stream by studying what contamination is in the stream and where it is coming from so that the County can find ways to address it. This should help preserve the County's solid waste infrastructure. Commission staff has no further comment on the cost assessment questionnaire.	Comment noted. Complete letter included in appendix.
Department of Ecology - Section A: Revisions Required for Plan Approval		
17 (ECY 1)	Revised Code of Washington (RCW) 70A.205.045 (3) (c) & 7 (d) Six-year capital and acquisition projection and financing plan for capital and operational costs for the proposed programs: Incorporation of the web link to the updated Tacoma 2021-2026 Capital Improvement Plan 2021-2026 Final CFP.pdf (cityoftacoma.org) , and a specific reference to the solid waste section (pages 209-214) within appendix S, will fully address the above RCW. Appendix S also needs to be cross-referenced within chapter 1, Administration.	Updated link included and specific solid waste section referenced in <i>Appendix S</i> . <i>Appendix S</i> is also cross-referenced on page 23.
Department of Ecology - Section B: Recommended Revisions		
18 (ECY 2)	Referencing the Plan's applicable five-year time frame: To make it clear what years the Plan covers, we recommend the years in the Plan title be changed to 2022 to 2027. This will act as a reminder that the Plan needs to be reviewed at least every five years RCW 70A.205.075 As an alternative option, the 5-year time frame could be referenced in the Plan Introduction chapter within the "Process of Updating the Plan" subsection.	Added language about the Plan being revised every 5-years on page 6, end of second paragraph.
19 (ECY 3)	Background and context: It would be helpful to include more discussion of the operating and authorizing environment that helps define how solid waste is managed in the County. This could include descriptions of relevant legislation, including recently enacted laws related to plastics, the bag ban, the HEAL act, the Climate Commitment Act, etc. A good summary of some of these new developments can be found here - https://ecology.wa.gov/Waste-Toxics/Reducing-recycling-waste . Most plans also include some discussion of ECY's solid and hazardous waste planning guidelines (that are woefully out of date, but what we have for now), etc. These	Recent relevant legislation is mentioned on page 10 and we have linked to Ecology's summary of legislation. Solid and hazardous waste guidelines are also linked to on page 6.

	help provide some context for what issues and topics are addressed in the Plan.	
20 (ECY 4)	<p>Emerging Issues: Recommend updating sections related to recent state plans, studies, and SW-related legislation: Senate Bill 5022, and the Plastic Bag Ban. Please add information to the Plan describing recently enacted solid waste related-legislation.</p> <p>Senate Bill 5397, RCW 70A.245 Recycling, Waste, and Litter Reduction: You can add the new information about plastic packaging rules and timelines for the bans. Update information on “Plastic Packaging Senate Bill 5397” Senate Bill 5397 precedes Senate Bill 5022 which was codified in 2021 as Chapter 70A.245 RCW Recycling, Waste, and Litter Reduction. In addition to other regulations, this new law sets the following notable requirements:</p> <ul style="list-style-type: none"> • Minimum Post-Consumer Recycled Content (PCR) Requirements. Minimum PCR content requirements are established for plastic beverage containers, trash bags, and household cleaning and personal care product containers. • Expanded Polystyrene Prohibitions. It is prohibited to sell or distribute in or into Washington three types of expanded polystyrene products: Portable containers designed for cold storage; Food service products; and Void filling packaging products. <p>These restrictions apply beginning June 1, 2023, for void filling packaging products, and June 1, 2024, for cold storage containers and food service products.</p> <ul style="list-style-type: none"> • Food Service Products on Request. Beginning January 1, 2022, food service businesses may only provide single-use utensils, straws, condiment packaging, and beverage cup lids only after affirming that the customer wants the product. • Information on Washington’s single-use plastic bag ban can be found here: https://ecology.wa.gov/Waste-Toxics/Reducing-recycling-waste/Waste-reduction-programs/Plastics/Plastic-bag-ban Note that the statewide bag ban went into effect on October 1st, 2021. 	A general overview of state legislation is now provided via the link on page 10.
21 (ECY 5)	A locally defined plan amendment process is needed. I have attached an example from the 2021, Grays Harbor County SHWM plan. Recommend incorporation into the Administration Chapter or an additional appendix.	Amendment process is mentioned on page 6 and included in <i>Appendix X</i> .

22 (ECY 6)	Regionalization: The County/Tacoma relationship is highlighted throughout the plan and in section 1.2.13. We recommend including more discussion of the opportunities and potential benefits of regional planning between the County and its many other cities and between cities. Some of this is referenced in the CROP. This discussion and possibly new recommendations to explore these opportunities could be included in the Planning Area or Administrative Chapters.	Added more language about cities and towns on page 23 under section 1.2.13.
23 (ECY 7)	Chapter 7 (MRW) specifically section 7.5 (EPR Mercury Containing Lights) The following update is needed: Reference the sun setting of the LightRecycle program in the Plan. The LightRecycle product stewardship law will likely end in July 2026. We recommend including language that address this likely change. Some sample draft language and additional guidance on this topic can be found here.	Sunsetting of program mentioned on page 58.
24 (ECY 8)	<p>Tires: Recommend expanding this section to highlight existing regulated tire storage facilities and current problems with unregulated sites. It is good to highlight L&S Tire recycling; the additional information would help complete the tire section.</p> <p>The additional below applicable laws and web link should also be referenced.</p> <ul style="list-style-type: none"> •RCW 70A.205.400 – RCW 70A.205.460 — Solid Waste Management, Reduction and Recycling statute. Waste Tire Sections. These sections describe the funding for the waste removal account, waste tire storage and carrier requirements and pertinent penalties. •Washington Administrative Code (WAC) 173-350-355 — Solid Waste Handling Standards rule. Waste tire transportation section. This section details waste tire carrier requirements. <p>Ecology’s waste tire page: https://ecology.wa.gov/Waste-Toxics/Business-waste/Manage-your-waste/Waste-tires</p> <p>Tire disposal is a problem across the State and more information would provide a more complete picture of how it is being address in Pierce County The additional RCW and WAC citations provided will provide the regulatory context for this work.</p>	Additional information added on page 70, including link to Ecology's waste tire page.
25 (ECY 9)	Include a list of certified hauler phone numbers in Table 6 (Collection in Varying Jurisidictions...).	Phone numbers are included on page 76.
26 (ECY 10)	Include a periodic Plan check-up in your implementation plan: To ensure the Plan is kept in current condition, we recommend you include an action item in your implementation plan to periodically perform a “Plan check-up” during its implementation period. We suggest this be done annually with your SWAC and that you share the results of your checkup with Ecology. More details on the value of this kind of review and some suggested items to cover during the check-up can be found here.	Mentioned on page 22 in SWAC section under 1.2.6.

Department of Ecology - Section C: Minor Edits		
27 (ECY 10 - repeated)	<ul style="list-style-type: none"> • 7.3.1 first paragraph – SGQ should be SQG • 7.3.2 first paragraph – Grammar – UWRs or The UWR is intended? • 7.6.1 second paragraph – MWRs should be MRWs • 7.6.3 third paragraph first sentence - May want to add - not to exceed the accumulation of 2,200 pounds. • 7.6.3 Pierce County-Purdy second paragraph – First sentence is awkward - The site is owned by Pierce County and managed by LRI collection services were discontinued in 2017 due to limited funding. – Collection services were discontinued in 2017 due to limited funding should either be a new sentence or there should be a coma after LRI. • 7.6.6 Digital Resources and Guidance – last sentence - Grammatical – electronic should be electronics • 7.6.8 Business Technical Assistance – LSWFA - I do not believe that this acronym has been identified yet in this chapter - Local Solid Waste Financial Assistance. May also want to add - this grant is discussed further in 7.6.11 Program Financing. • 7.7 third paragraph – and EPR should be an EPR 	All edits completed.
28 (ECY 11)	<ul style="list-style-type: none"> • 10.2.5 end of second sentence –typo – the-ounty • 10.3.2 Scenario 1 first sentence – Is it supposed to be 2040? • 10.4 How can Pierce County and the City of Tacoma continue to meet the system’s solid waste transfer needs as population grows? - It is already in County-owned and is expected – Reword 	Necessary edits completed.
Cities and Towns		
29	City of Lakewood: Consider including Action Items directly addressing both illegal dumping and the need to service refuse produced by homeless encampments.	Addressed in Administration Action 7 about illegal dumping.
30	City of Lakewood: Action Items related to public outreach campaigns for targeted audiences, such as low-income communities, echo the City’s recent efforts in climate change public outreach in low-income communities. The City has found the process challenging and expensive, with limited outcomes. A collaborative, inter-governmental approach is needed.	Comment noted. This is talked about broadly in <i>Chapter 3: Public Outreach</i> on page 36.
31	City of Lakewood: As garbage rates increase, the City would like to see what rates look like and how rates are applied to ratepayers, especially if a fee structure is implemented where low-income ratepayers receive a discount. The City has seen a rise in illegal dumping and the use of haulers in violation of current waste contracts due to rate increases over the years.	This will be part of Administration Action 6.
32	City of Lakewood: The stakeholder roundtable (Administrative Action 3) and the Solid Waste Advisory Committee should convene together, at least twice annually, in order to ensure alignment between the two bodies.	The Introduction addresses this on page 17 under "Stakeholder Roundtable." Results of condition and trends analyses or recommendations resulting from the stakeholder roundtable sessions

		should be summarized and shared with the Pierce County Solid Waste Advisory Committee (SWAC) and published for community review and education.
33	City of Lakewood: More details in the future concerning the use of rail to divert refuse from the County landfill, such as logistics, cost, construction of new transfer stations, inter-state agreement terms, and political feasibility.	This is the focus of Transfer and Disposal Action 2.
34	City of Lakewood: The City recently adopted a climate change comprehensive plan element, which interfaces with the Plan along key dimensions such as waste reduction, recycling, energy efficiency, and education of public on improving the waste stream. There are opportunities for the Plan's Action Items and the City's climate change programs to interact and provide synergy with each other.	Comment noted.
35	City of Lakewood: Finally, the City acknowledges that solid and hazardous waste management is a multidimensional issue that incorporates political, institutional, social, environmental, and economic aspects. Improving waste management requires significant efforts to raise public awareness, increase funding, build expertise, and invest in infrastructure. To make progress the County will need to work with communities, especially underserved and underrepresented communities, and embrace new systems that are participatory, integrated, complex, and adaptive. The County should prioritize flexibility and agility, as a community's waste management needs are subject to change. Overall, the Plan incorporates these elements, but will require regular review and revisions throughout the 20-year timeframe.	This is one of our core principles - "Resilient." Also, in accordance with RCW.70A.205.075 this plan will be reviewed and revised every five years.



STATE OF WASHINGTON
DEPARTMENT OF AGRICULTURE
Division of Plant Protection
P.O. Box 42560 • Olympia, Washington 98504-2560 • (360) 902-1800

October 7, 2021

Ryan Dicks
Sustainable Resources Administrator
Pierce County Sustainable Resources Division
2702 S 42nd St, Suite 201
Tacoma, WA 98409-7322

David Pater
Solid Waste Management Program
Ecology SW Regional Office
300 Desmond Drive SE
Lacey, WA 98503

Dear Mr. Dicks and Mr. Pater,

After reviewing the preliminary draft of the *2021 Tacoma-Pierce County Solid and Hazardous Waste Management Plan (Plan)*, our agency does not see any current conflicting compliance issues related to the apple maggot quarantine, as prescribed in chapter 16-470-124 WAC.

Thank you for providing our agency with the opportunity to comment on the Tacoma-Pierce County Plan. RCW 70A.205.060 requires the Washington State Department of Agriculture to review preliminary draft solid waste management plans for any increased risks of introducing a quarantine plant pest or disease into a pest free area.

Regards,

A handwritten signature in cursive script, appearing to read "Amy Clow".

Amy Clow
Quarantine and Rules Coordinator
WSDA Plant Protection Division

cc:
Greg Haubrich, WSDA Pest Program Manager
Peter Guttchen, Department of Ecology
Peter Lyon, Department of Ecology

Service Date: October 28, 2021



STATE OF WASHINGTON
UTILITIES AND TRANSPORTATION COMMISSION

621 Woodland Square Loop S.E. • Lacey, Washington 98503

P.O. Box 47250 • Olympia, Washington 98504-7250

(360) 664-1160 • TTY 1-800-833-6384 or 711

October 28, 2021

Ryan Dicks
Pierce County Sustainable Resources Administrator
2702 S 42nd St, Suite 201
Tacoma, WA 98409

**RE: Tacoma-Pierce County Solid Waste Management Plan Cost Assessment Questionnaire
TG-210724**

Dear Ryan Dicks:

The Washington Utilities and Transportation Commission (Commission) has completed its review of the revised cost assessment questionnaire for the preliminary draft of the Tacoma-Pierce County Solid Waste Management Plan (Plan) submitted on September 14, 2021.

The cost assessment questionnaire in the 2021-2026 Plan proposes changes to tip fees at the transfer stations located in Tacoma-Pierce County. As a result, there will be rate impacts to ratepayers served by regulated solid waste collection companies in Tacoma-Pierce County the impacts are shown in the table below.

	2021	2022	2023	2024	2025	2026	Total
Projected Disposal Fees							
Per Ton Disposal Cost	\$168.51	\$170.34	\$171.64	\$171.22	\$172.82	\$174.71	
Per Ton Increase		\$1.83	\$1.30	\$-0.42	\$1.60	\$1.89	\$6.20
Projected Rate Increases							
<i>Residential</i>							
Monthly rate for one 32-gallon can per week service		\$0.13	\$0.10	\$0.00	\$-0.03	\$0.14	\$0.47
<i>Commercial</i>							
Monthly rate for one-yard per pick up service		\$0.69	\$0.49	\$0.00	\$-0.16	\$0.72	\$2.44

Existing collection services are solid waste, curbside recycling, and compostable waste (yard waste). Single stream recycling is in place throughout the county, but glass is now only collected at the county recycling drop off locations (the county has 32 such locations) and is no longer part of the curbside collection. The glass that is collected by the county is taken to a processor who

Respect. Professionalism. Integrity. Accountability.

uses it to produce new glass products. Pierce County Code Chapter 8.29.030 specifies the minimum levels of curbside service within the County and requires cardboard, metal cans, mixed-waste paper, newspaper, plastic bottles, and jars are to be collected in curbside recycling within the County.

Tacoma-Pierce County has produced a Contamination Reduction and Outreach Plan. This plan identifies issues within the recycling stream so that cities and the county can address these items. Since 2015, the County has focused on creating a uniform messaging of recycled materials, having similar coloring of collection containers, so it is easy to identify what items should be placed in the collection container. There has also been targeted outreach to multi-family residences as the study found multi-family residences throw away twice as many recyclables as a single-family household and that on average 20 percent of multifamily solid waste could be recycled. In the City of Tacoma a “three strikes and you’re out” policy where the first major contamination offense results in a cart tag, the second offense results in a cart tag and a call from the route supervisor, and the third offense results in a cart tag and another call from the route supervisor who at this point has the right to remove the cart, and the resident has to pay a setup fee to get it back.

While this plan does have a cost impact on customers, Tacoma-Pierce County is taking steps to improve its waste stream by studying what contamination is in the stream and where it is coming from so that the County can find ways to address it. This should help preserve the County’s solid waste infrastructure.

Commission staff has no further comment on the cost assessment questionnaire. Please direct questions or comments to Scott Sevall at (360) 664-1230 or by email at ssevall@utc.wa.gov.

Sincerely,

AMANDA MAXWELL
Executive Director and Secretary

cc: David Pater, Department of Ecology, Solid Waste Planner

Chapter 8.28

SOLID WASTE MANAGEMENT

Sections:

8.28.010 Adoption of Comprehensive Solid Waste Management Plan.

8.28.020 Review and Revision.

8.28.030 Copies Available.

Cross-reference: Chapter 70.95-70A.205 RCW

8.28.010 Adoption of Comprehensive Solid Waste Management Plan.

Pursuant to the provisions of Chapter 70.95-70A.205 RCW, the ~~Year 2000 Update to the Tacoma-Pierce County Solid Waste Management Plan as amended by the 2016 Supplement~~ 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan is hereby adopted as the County's comprehensive solid waste management plan.

8.28.020 Review and Revision.

The 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan shall be maintained, reviewed and revised as required periodically by Chapter 70.95-70A.205 RCW. All revisions for Pierce County shall be adopted by and through the ordinance procedure of the Pierce County Council.

8.28.030 Copies Available.

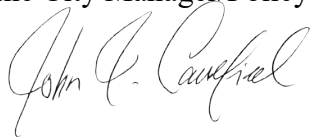
The most recent version of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan shall be available for inspection and copying at the offices of the Pierce County Planning and Public Works Department during normal business hours or shall be available for purchase for the cost of printing or as determined by the Pierce County Executive.





TO: Mayor, Deputy Mayor, and City Councilmembers

FROM: Michael Vargas, Assistant to the City Manager/Policy Analyst

THROUGH: John Caulfield, City Manager 

DATE: August 15, 2022

SUBJECT: 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan Memorandum

Purpose: The purpose of this memorandum is to provide a summary of the 2021 Tacoma-Pierce County Solid & Hazardous Waste Management Plan (“the 2021 Plan”).

Background: Chapter 70A.205 of the Revised Code of Washington requires counties, in coordination with their cities and towns, to adopt comprehensive solid waste plans for the management, handling, and disposal of solid waste, and to keep those plans in a “current” status through periodic review, update, and amendment. The Pierce County Council adopted the 2021 Plan on April 5, 2022. Pierce County Executive Bruce Dammeier signed the ordinance into law, with an effective date of April 21, 2022. The 2021 Plan is in effect until 2040, with periodic updates about every five years are required.

Pierce County, the City of Tacoma and Washington State Department of Ecology worked with the Pierce County Solid Waste Advisory Committee (SWAC) to prepare the 2021 Plan. The SWAC consists of volunteers who provide a wide variety of interests, representing citizens, businesses, municipalities, public interest groups and waste management companies. All the meetings were open to the public, with a Community Conversation element specifically involved with developing the 2021 Plan. The City of Lakewood participated in this process and provided feedback and input.

Vision: The 2021 Plan proposes a vision for the future of waste management in Pierce County, which is consistent with Pierce County’s long-standing practices and policies: *A solid waste system that is equitable, protects human and environmental health, and is resilient to the known and unforeseen changes that are coming our way.*

Vision Principles: There are three interconnected and interdependent principles that provide foundational support for the 2021 Plan vision. Each of these principles will be achieved through

specific and measurable objectives that, with accompanying action steps, can be achieved by 2040. The three principles are as follows:

- *Equitable*: Actions that dismantle systems of racism and oppression that have led to inequitable decision-making and uneven distribution of benefits, resources, and burdens in our communities.
- *Protects Human and Environmental Health*: Actions specifically aim to protect human and environmental health, primarily through pollution prevention, including GHG emissions, and toxics reductions.
- *Resilient*: Actions that improve the ability to survive, recover, cope and be flexible amid unforeseen changes in environment, markets, and conditions.

Implementation Structure: The 2021 Plan identifies *goals, objectives* and *actions* necessary to achieve Plan’s Vision, without making policy pronouncements.

The five goals are as follows:

- 1) *Sustainability*: Implement economically feasible and sustainable waste management practices.
- 2) *Resources*: Identify fiscally responsible, self-sustaining funding and other resources for an integrated solid and hazardous waste management system.
- 3) *Communication and Education*: Foster strong working relationships among the agencies and partners responsible for managing the solid and hazardous waste system.
- 4) *Partnerships*: Foster strong working relationships among the agencies and partners responsible for managing the solid and hazardous waste system.
- 5) *System and Infrastructure*: Provide the infrastructure and other resources to meet our growing solid waste needs.

Each goal has corresponding objectives that each have a set of associated actions. The full list of objectives and actions is found in the 2021 Plan.

Topic Structure: The 2021 Plan consists of ten chapter. Each chapter contains background information, a current conditions assessment, planning issues, and a set of actions. The ten chapters and important topics contained therein are as follows:

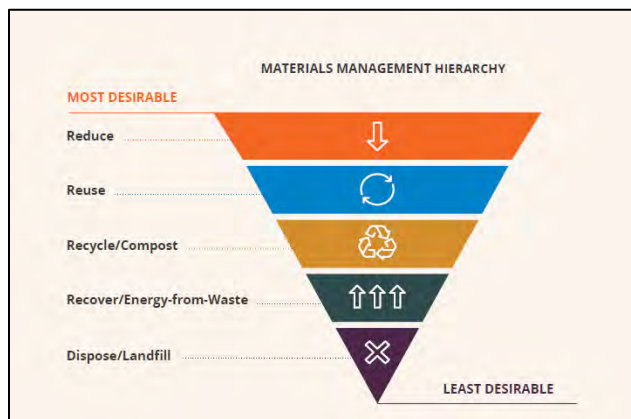
- 1) Administration: *Interaction with other plans, state laws, and county ordinances; process for creating, approving, and amending the 2021 Plan; current fee schedules*
- 2) The Planning Area: *Facility locations in Pierce County; waste data by type*

- 3) Public Outreach: *List of Pierce County programs for waste management; strategies for increasing recycling awareness*
- 4) Waste Reduction: *List of Pierce County programs for waste reduction; waste life cycle analysis; holding manufacturers accountable for waste reduction instead of consumers*
- 5) Recycling: *Current Pierce County recycling system; impact of China's National Sword Policy; Extended Producer Responsibility legislation; Recycling center locations in Pierce County; Contamination Reduction and Outreach Plan (CROP)*
- 6) Organics Management: *Reduction of food waste; yard waste and composting efforts*
- 7) Moderate Risk Waste: *Interactions with federal and state laws concerning hazardous waste disposal; collection of hazardous waste; safe disposal education for households and businesses*
- 8) Miscellaneous Waste Streams: *Description of non-standard waste streams; addressing growing construction debris waste stream*
- 9) Solid Waste Collection: *Waste collection in cities and unincorporated communities; minimum collection service levels; waste collection service types provided; adequate recycling for multi-family and commercial customers; alternative fuel for garbage fleets*
- 10) Transfer and Disposal: *Different transfer station types; current landfill management; current landfill closure projection and scenario analysis*

Emerging Issues: The 2021 Plan was designed to address the following emerging issues that impact the waste management systems in Pierce County:

Waste Reduction

The majority of environmental impacts occur long before a material's end of life. As such, the 2021 Plan focuses on reducing waste entirely, summarized by the materials management hierarchy graphic below.



Graphic 1: Materials Management Hierarchy

Source: 2021 Plan

Shifting Responsibility from Government and Consumers to Producers

Pierce County and the City of Tacoma are preparing for significant policy change on the horizon for product stewardship, sometimes called Extended Producer Responsibility (EPR). Currently, the state legislature is considering EPR legislation. In this strategy, the manufacturer takes responsibility for managing its product and packaging throughout its whole life cycle. While others along the supply chain (suppliers, retailers and consumers) have roles and responsibilities, the producer has the greatest ability to minimize environmental, social and economic impacts.

Sustainability and Response to Climate Change

Pierce County and the City of Tacoma realize that the previous form of waste measurement (i.e., diversion rate measured in tons) is not reflective of the overall environmental and/or social benefit. This became especially apparent in the wake of China's National Sword policy, which banned the import of most plastic and other materials in 2018. China previously handled nearly half of the world's recyclable waste. The recently adopted Sustainability 2030: Pierce County's Greenhouse Gas Reduction Plan sets a goal of reducing GHG emissions by 45% by 2030. Consumption and waste reduction comprise one of the plan's primary areas of focus.

Reducing Food Waste

Reducing food waste is critical to reducing GHG emissions and edible food comprises approximately 10% of solid waste disposed in Pierce County. Pierce County does not currently have a processing system that can accept most food, and the City of Tacoma is working to improve the capture rate of food waste in their system. In April 2019, the Washington Legislature passed the Food Waste Reduction Act. This law tasks the Washington State Department of Ecology to write a food waste prevention plan, to determine 2015 baseline data figures, and annually measure progress towards the food waste reduction goals. While there is still much to learn about Washington's food system, it is clear there are actionable priority recommendations that will help build momentum towards reducing food waste by 50% by 2030.

Relevant Statewide Legislation and Programs

Pierce County and the City of Tacoma work together to stay up to date on relevant statewide legislation or solid waste developments. Connecting on new and anticipated statewide legislation such as laws related to plastics, the HEAL act, the Climate Commitment Act, and more and programs is essential to providing residents with additional opportunities.

Improving Equitable Outcomes

Pierce County and the City of Tacoma recognize the importance of centering underrepresented and underserved communities in identifying ongoing priorities for the solid waste system. The Pierce County Sustainability 2030: Greenhouse Gas Reduction Plan calls for an equity assessment to be complete by 2023. This equity assessment will inform which actions throughout the plan should be prioritized. The results from the sustainability equity assessment will be applicable to the 2021 Plan and guide efforts to evolve into a more equitable solid waste system.

Recommendation: It is recommended that the City Council pass the resolution to adopt the 2021-2040 Tacoma-Pierce County Solid & Hazardous Waste Management Plan as the City of Lakewood's waste management plan.



TO: City Council
FROM: Tiffany Speir, Long Range & Strategic Planning Manager
TROUGH: John Caulfield, City Manager *John F. Caulfield*
DATE: August 15, 2022
SUBJECT: 2022 Pierce County Countywide Planning Policies
ATTACHMENTS: PPT slides re new proposed Countywide Planning Policies (Attachment A); Pierce County Council Ordinance 2022-29 and its Exhibit B, including the 2022 CPPs and associated Interlocal Agreement (Attachment B)

BACKGROUND:

The Pierce County Countywide Planning Policies (CPPs) are regularly updated in order to maintain consistency with the Central Puget Sound Multicounty Planning Policies (currently named VISION 2050) as well as the Growth Management Act (GMA.) Cities are able to ratify updates to the CPPs as adopted by the Pierce County Council via either no action or approval of an Interlocal Agreement (ILA.)

DISCUSSION:

Following a multi-year process by the Growth Management Coordinating Committee (GMCC) to draft updated CPPs in response to the adoption of VISION 2050 and amendments to the (GMA), on December 16, 2021 the Pierce County Regional Council (PCRC) forwarded a recommendation to adopt updated CPPs to Pierce County. Since then, the County's Planning Commission and Community Development Committee has also forwarded recommendations of approval to the full County Council, and on May 17, 2022 the Council adopted the 2022 CPPs per Ordinance 2022-29 with an effective date of June 6, 2022. Because of the amount of changes made, the document replaces rather than edits earlier versions of the CPPs.

The recommended 2022 CPPs incorporate three types of changes to the document:

- (1) the document is reformatted as sections are moved within the document, policies are renumbered, and sidebar text boxes and hyperlinks to informational source documents are added;
- (2) background text is updated to reference policy direction from Vision 2050, changes to the Growth Management Act (GMA), and incorporate information related to the topics; and
- (3) existing policies are refined and new policies added for consistency with GMA and Vision 2050.

The recommended 2022 CPPs incorporate policies that:

- (1) support equity and inclusion in the planning for, and investment in, communities;
- (2) encourage strategies to create communities affordable to its residents;
- (3) support coordination between jurisdictions and governmental agencies, with a focus on tribes and military installations;
- (4) support strategies to slow and mitigate impacts of climate change;
- (5) address potential displacement of residents and businesses resulting from housing and commercial/industrial development and redevelopment; and
- (6) encourage the development of healthy communities.

Attached are:

- PPT slides summarizing the changes to the 2022 CPPs (**Attachment A**); and
- County Council Ordinance 2022-29 and its Exhibit B, including the 2022 CPPs and the associated ILA (**Attachment B.**)

NEXT STEPS

Cities have 180 days after the adoption of the CPPs to ratify them either by:

- 1) taking no action; or
- 2) signing an Interlocal Agreement (ILA) with Pierce County.

RECOMMENDATION

It is recommended that the Lakewood City Council approve the 2022 Countywide Planning Policies Interlocal Agreement on September 6.



SUMMARY OF UPDATES TO PIERCE COUNTY COUNTYWIDE PLANNING POLICIES (CPPS)

Tiffany Speir, Long Range & Strategic Planning Manager
July 26, 2022

CPP Background-General Purpose

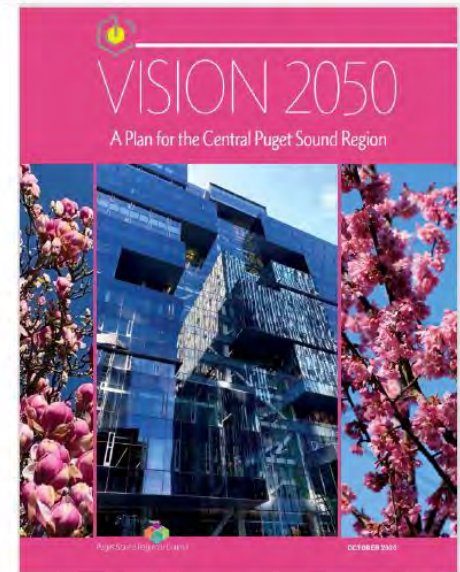
- Establishes a countywide policy framework for local comprehensive plans
- Complement multicounty policies
- Provide specific level of detail to guide county and local comprehensive planning



CPP Background-Update Objective

Amendments intended for consistency with:

- Growth Management Act (GMA) state law
- Multi-county Planning Policies – Vision 2050
- Puget Sound Regional Council (PSRC) Countywide Planning Policy Certification
 - PCRC consistency checklist tool



Types of Changes

Incorporates three types of changes:

- ☒ Reformatting
- ☒ Background text
- ☒ Policy direction



Policy Topics

- Affordable housing
- Agricultural conservation and lands
- Amendments and Transitions
- Buildable lands
- Centers
- Community urban design
- Economic development and employment
- Education
- Environment
- Essential public facilities
- Fiscal
- Growth targets
- Healthy communities
- Historic / cultural preservation
- Military installation and compatibility
- Rural areas
- Transportation
- Tribal consultation, coordination and lands compatibility
- Urban growth areas

New Affordable Housing Policies

- Focuses on the need for affordable housing in historically underserved communities
- Recognizes the need to mitigate for potential impacts to low-income households and marginalized communities
- Promotes the use of a range of strategies to prevent and minimize cultural and physical displacement
- Encourages jurisdictions to consider different types of housing development

New Environment Policies

- Encourages more coordination and collaboration with stakeholders with expertise
- Supports exploring the creation of a Pierce County coalition to address the impacts of climate change
- Strengthens sustainability efforts
- Directs Jurisdictions to:
 - Consider impacts to the health of the Puget Sound
 - Address impacts from climate change

Healthy Communities Policies

- Encourages consideration of health and equity impacts
- Promotes meaningful public engagement with a focus on underserved communities
- Calls for the use of evidence-based health data
- Encourages the incorporation of health considerations into each Comprehensive Plan chapter

Military Installation Coordination Policies

- Promotes recognition of benefits and challenges associated with JBLM
- Allows for transportation projects to be included in countywide infrastructure evaluation processes
- Recognizes State requirement for coordination



Tribal Coordination Policies

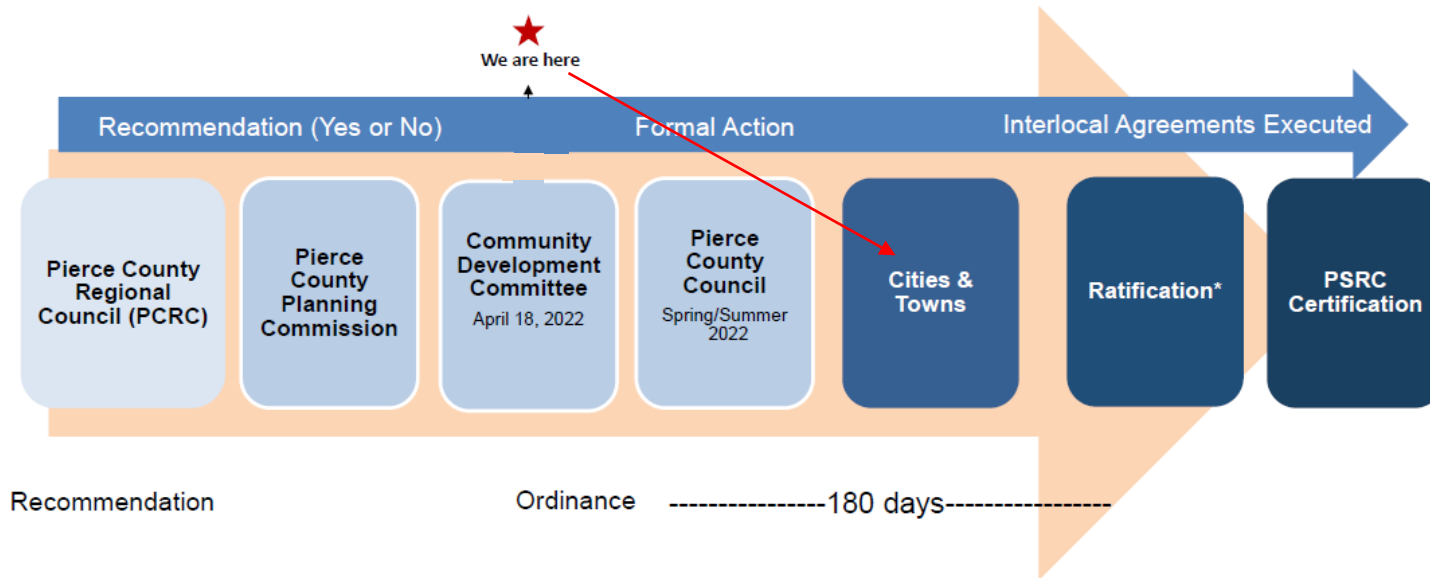
- Promotes:
 - Notification and consultation on significant land use decisions
 - Early and continuous Tribal involvement
 - Coordination
- Acknowledges opportunity for agreements between the Tribes and jurisdictions
- Strives to protect Tribal reservation lands from encroachment by incompatible land uses and development

New Transportation Policies

- Supports coordination with Ports
- Encourages prioritizing investments in historically underserved populations
- Directs jurisdictions to promote and develop options that support health and well-being
- Promotes capital facility prioritization and investments where growth is planned
- Promotes new technology for sustainable environmental approach



Approval Process



*A jurisdiction is deemed as casting an affirmative vote if it has not taken legislative action to disapprove a proposed amendment

CPP Ratification by the Numbers



- A minimum of **14** jurisdictions (Pierce County + Cities/Towns) that have a minimum total population of **687,825** (based on 2021 OFM estimates)

Ratification Process

Demonstration of ratification shall be by execution of an interlocal agreement **or** the absence of a legislative action to disapprove a proposed amendment. A jurisdiction shall be deemed as casting an affirmative vote if it has not taken legislative action to disapprove a proposed amendment within 180 days from the date the Pierce County Council formally authorizes the Pierce County Executive to enter into an interlocal agreement.

Ratification Deadline = November 12, 2022

Sponsored by: Councilmembers Ryan Mello and Derek Young
Requested by: County Executive/Planning and Public Works Dept.

ORDINANCE NO. 2022-29

An Ordinance of the Pierce County Council Acknowledging its Approval of Proposed Policies for Consistency with Vision 2050 and the Growth Management Act as Recommended by the Pierce County Regional Council; Authorizing the Pierce County Executive to Execute Interlocal Agreements with the Cities and Towns of Pierce County to Ratify the Proposed Amendments; Amending Chapter 19D.240 of the Pierce County Code, "Pierce County Countywide Planning Policies," Upon Ratification; and Adopting Findings of Fact.

Whereas, the Pierce County Regional Council (PCRC) was created in 1992 by interlocal agreement among the cities and towns of Pierce County and Pierce County, and charged with responsibilities, including: serving as a local link to the Puget Sound Regional Council, promoting intergovernmental cooperation, facilitating compliance with the coordination and consistency requirements of the Growth Management Act (GMA) and the Regional Transportation Planning Organization (Chapter 47.80 Revised Code of Washington [RCW]), and developing a consensus among jurisdictions regarding the development and modification of the Countywide Planning Policies; and

Whereas, on January 31, 1995, the PCRC passed Resolution No. R95-17 affirming the commitment of the County to continue discussions with other local jurisdictions to resolve implementation of the Growth Management Act; and

Whereas, the Pierce County Countywide Planning Policies (CPPs) are written policy statements which are to be used solely for establishing a countywide framework from which the County and municipal comprehensive plans are developed and adopted; and

Whereas, the CPPs were originally adopted on June 30, 1992, and amended on April 9, 1996, December 17, 1996, November 18, 2004, November 17, 2008, June 26, 2012, August 27, 2012, July 11, 2014, July 27, 2014, November 13, 2018, and May 10, 2020; and

Whereas, the GMA requires the adoption of multi-county planning policies for the Puget Sound Region; and



1 **Whereas**, the Puget Sound Regional Council (PSRC) membership is comprised
2 of central Puget Sound counties (King, Pierce, Snohomish, and Kitsap), cities and
3 towns, ports, tribes, and transit agencies; and
4

5 **Whereas**, the PSRC is the regional authority to adopt multi-county planning
6 policies; and
7

8 **Whereas**, the PSRC adopted Vision 2050 at its October 2020 General Assembly
9 meeting; and
10

11 **Whereas**, Vision 2050 is the central Puget Sound region's multi-county planning
12 policies; and
13

14 **Whereas**, the CPPs are required to be consistent with Vision 2050; and
15

16 **Whereas**, the Pierce County Growth Management Coordinating Committee
17 (GMCC) is a technical subcommittee to the PCRC, and the GMCC includes staff
18 representatives from the County and the cities and towns within Pierce County; and
19

20 **Whereas**, the PSRC has created a VISION Consistency Tool for Countywide
21 Planning Policies that provides a checklist for evaluation of consistency; and,
22

23 **Whereas**, the GMCC used this checklist in formulating policy amendments to the
24 CPPs; and,
25

26 **Whereas**, in review of this checklist, the proposed CPPs address all the policy
27 topics required for consistency with Vision 2050.
28

29 **Whereas**, the GMCC reviewed Vision 2050 and forwarded its proposed
30 recommendation to amend the CPPs for consistency with Vision 2050 for consideration
31 at PCRC's December 16, 2021, meeting; and
32

33 **Whereas**, the PCRC, based upon the recommendation from the GMCC and its
34 own discussions, recommended approval of the amendments at its December 16, 2021,
35 meeting; and
36

37 **Whereas**, amendments to CPPs must be adopted through amendment of the
38 original interlocal agreement or by a new interlocal agreement ratified by 60 percent of
39 member jurisdictions in Pierce County representing 75 percent of the total population;
40 and
41

42 **Whereas**, demonstration of ratification shall be by execution of an interlocal
43 agreement or the absence of a legislative action to disapprove a proposed amendment;
44 and
45
46



1 **Whereas**, a jurisdiction shall be deemed as casting an affirmative vote if it has
2 not taken legislative action to disapprove a proposed amendment within 180 days from
3 the date the Pierce County Council formally authorizes the Pierce County Executive to
4 enter into an interlocal agreement; and

5
6 **Whereas**, when ratified by the necessary number of cities and towns, Chapter
7 19D.240 of the Pierce County Code (PCC), "Pierce County Countywide Planning
8 Policies," shall be amended, without a subsequent ordinance of the County Council, to
9 incorporate the recommended proposal; and

10
11 **Whereas**, the Pierce County Planning Commission, at its February 22, 2022,
12 regular public hearing, reviewed the proposed amendments to the Countywide Planning
13 Policies; and

14
15 **Whereas**, an environmental review of the proposed amendments to the CPPs
16 was conducted pursuant to Chapter 43.21C RCW and an Addendum to the Vision 2050
17 Environmental Impact Statement was issued on March 23, 2022; and

18
19 **Whereas**, the Community Development Committee of the Pierce County Council
20 held a public hearing on April 18, 2022, where it considered oral and written testimony
21 and forwarded its recommendation to the full County Council; and

22
23 **Whereas**, the County Council held a public hearing on May 17, 2022, where oral
24 and written testimony was considered; and

25
26 **Whereas**, the County Council finds that it is in the public interest to authorize the
27 Pierce County Executive to execute the interlocal agreement; **Now Therefore**,

28
29 **BE IT ORDAINED by the Council of Pierce County:**

30
31 Section 1. The Pierce County Council acknowledges its approval of the
32 amendments to the Pierce County Countywide Planning Policies, through an update
33 and replacement, as recommended by the Pierce County Regional Council, as set forth
34 in Exhibit A, which is attached hereto and incorporated herein by reference.

35
36 Section 2. The Pierce County Council authorizes the Pierce County Executive to
37 execute Interlocal Agreements as set forth in Exhibit B, which is attached hereto and
38 incorporated herein by reference, thereby ratifying the attached amendments as an
39 update and replacement to the Pierce County Countywide Planning Policies, and
40 amending Chapter 19D.240 of the Pierce County Code as recommended by the Pierce
41 County Regional Council.



1 Section 3. Findings of Fact are hereby adopted as shown in Exhibit C, which is
2 attached hereto and incorporated herein by reference.

3
4 PASSED this 17th day of May, 2022.

5
6
7 ATTEST:

8
9
10 Denise D. Johnson
11
12 **Denise D. Johnson**
13 Clerk of the Council

PIERCE COUNTY COUNCIL
Pierce County, Washington

Derek Young
Derek Young
Council Chair

Bruce F. Dammeier
Bruce F. Dammeier
Pierce County Executive
Approved ☒ Vetoed _____, this
27th day of May,
2022.

14
15
16
17
18
19
20
21
22
23 Date of Publication of
24 Notice of Public Hearing: April 13, 2022
25
26 Effective Date of Ordinance: June 6, 2022
27



INTERLOCAL AGREEMENT**AMENDMENTS TO THE PIERCE COUNTY
COUNTYWIDE PLANNING POLICIES**

This Agreement is entered into by and among the cities and towns of Pierce County and Pierce County (collectively referred to as "Parties"). This Agreement is made pursuant to the provisions of the Interlocal Cooperation Act of 1967, Chapter 39.34 RCW. This Agreement has been authorized by the legislative body of each jurisdiction pursuant to formal action and evidenced by execution of the signature page of this Agreement.

BACKGROUND:

- A. The Pierce County Regional Council (PCRC) was created in 1992 by interlocal agreement among the cities and towns of Pierce County and Pierce County. The organization is charged with responsibilities, including: serving as a local link to the Puget Sound Regional Council, promoting intergovernmental cooperation, facilitating compliance with the coordination and consistency requirements of the Growth Management Act (Chapter 36.70A RCW) and the Regional Transportation Planning Organization (Chapter 47.80 RCW), and developing a consensus among jurisdictions regarding the development and modification of the Countywide Planning Policies (CPPs).
- B. The Pierce County Countywide Planning Policies provide for amendments to be adopted through amendment of the original interlocal agreement or by a new interlocal agreement. The Pierce County Countywide Planning Policies may be amended upon the adoption of amendments by the Pierce County Council and ratification by 60 percent of the jurisdictions in Pierce County representing 75 percent of the total Pierce County population as designated by the State Office of Financial Management at the time of ratification.
- C. Demonstration of ratification shall be by execution of an interlocal agreement or the absence of a legislative action to disapprove a proposed amendment. A jurisdiction shall be deemed as casting an affirmative vote if it has not taken legislative action to disapprove a proposed amendment within 180 days from the date the Pierce County Council formally authorizes the Pierce County Executive to enter into an interlocal agreement.
- D. The Pierce County Council formally authorized the Pierce County Executive to enter into an interlocal agreement on May 17, 2022.
- E. The amendment proposes changes to policies for consistency with Vision 2050, the central Puget Sound region's multi-county planning policies, and the Growth Management Act. The amendment incorporates three types of changes to the document, 1) reformatting of the document, 2) editing background text and 3) editing of existing policies and addition of new policies. The extent of these



1 changes necessitates the replacement of the existing CPPs with updated CPPs
2 that shall supersede the current CCPs. The Parties agree that the prior CCPs are
3 hereby replaced in their entirety upon effectiveness of this Agreement and shall
4 supersede and replace the CCPs dated May 10, 2020, and that the prior CPPs
5 shall have no further force or effect.

6
7 F. The Pierce County Regional Council recommended adoption of the proposed
8 policy changes at its December 16, 2022 meeting.
9

10 PURPOSE:

11
12 This Agreement is entered into by the Parties for the purpose of ratifying and approving
13 the attached amendment to the Pierce County Countywide Planning Policies
14 (Attachment).
15

16 DURATION:

17
18 This Agreement shall become effective upon execution by 60 percent of the jurisdictions
19 in Pierce County, representing 75 percent of the total Pierce County population as
20 designated by the State Office of Financial Management at the time of the proposed
21 ratification. This Agreement will remain in effect until subsequently amended or
22 repealed as provided by the Pierce County Countywide Planning Policies.
23

24 SEVERABILITY:

25
26 If any of the provisions of this Agreement are held illegal, invalid or unenforceable, the
27 remaining provisions shall remain in full force and effect.
28

29 FILING:

30
31 A copy of this agreement shall be filed with the Secretary of State, Washington
32 Department of Commerce, the Pierce County Auditor and each city and town clerk.
33

34 IN WITNESS WHEREOF, this agreement has been executed by each member
35 jurisdiction as evidenced by the signature page affixed to this agreement.
36

1
2
3 **INTERLOCAL AGREEMENT**
4 **AMENDMENTS TO THE PIERCE COUNTY**
5 **COUNTYWIDE PLANNING POLICIES**

6 Signature Page
7

8
9 The legislative body of the undersigned jurisdiction has authorized execution of
10 the Interlocal Agreement, adopting Amendments updating the Pierce County
11 Countywide Planning Policies.
12

13 IN WITNESS WHEREOF
14

15 This agreement has been executed by _____
16 (Name of City/Town/County)
17

18
19 BY: _____
20 (Mayor/Executive)
21

22
23 DATE: _____
24

25 Approved:
26

27
28 BY: _____
29 (Director/Manager/Chair of the Council)
30

31 Approved as to Form:
32

33
34 BY: _____
35 (City Attorney/Prosecutor)
36

37 Approved:
38

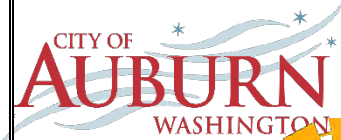
39
40 BY: _____
41 (Pierce County Executive)
42
43
44
45
46
47



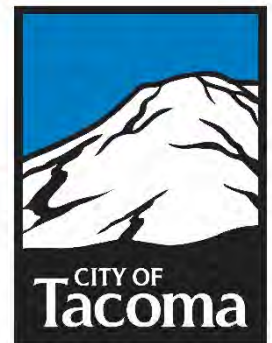
Attachment

Proposed Countywide Planning Policies (CPPs) Document
to update and replace existing CPPs
for
Consistency with Vision 2050 and the Growth Management Act

Pierce County Countywide Planning Policies



PUYALLUP
TRIBE OF INDIANS



Acknowledgements Page

City of Auburn – Mayor Nancy Backus
City of Bonney Lake – Deputy Mayor Justin Evans
City of Buckley – Mayor Pat Johnson
Town of Carbonado – Mayor Wally Snover
City of DuPont – Councilmember Leo Gruba
Town of Eatonville – Councilmember Emily McFadden
City of Edgewood – Councilmember Nate Lowry
City of Fife – Deputy Mayor Bryan Yambe
City of Fircrest – Councilmember Shannon Reynolds
City of Gig Harbor – Councilmember Bob Himes
City of Lakewood – Deputy Mayor Jason Whalen
City of Lakewood – Councilmember Paul Bocchi
City of Milton – Councilmember Susan Johnson
City of Orting – Mayor Joshua Penner
City of Pacific – Councilmember David Storaasli
Pierce County Executive Bruce Dammeier
Pierce County Council – Councilmember Derek Young
Pierce County Council – Councilmember Dave Morell
Pierce County Council – Councilmember Ryan Mello
Port of Tacoma – Commissioner Deanna Keller
City of Puyallup – Councilmember Cynthia Jacobsen
City of Puyallup – Councilmember Net Witting
City of Roy – Councilmember Yvonne Starks
Town of Ruston – Mayor Bruce Hopkins
Town of South Prairie
Town of Steilacoom – Councilmember Roger Neal
City of Sumner – Councilmember Patrick Reed
City of Tacoma – Councilmember John Hines
City of Tacoma – Councilmember Catherine Ushka
City of Tacoma – Councilmember Robert Thoms
City of University Place – Councilmember Denise McCluskey
City of University Place – Councilmember Stan Flemming
Town of Wilkeson – Councilmember Mark Zumba

Ex-Officio Members:

Pierce County Library District
Pierce Transit
Puget Sound Regional Council
Puyallup Tribe of Indians
South Sound Military & Communities Partnership
Tacoma-Pierce County Health Department
Washington State Department of Transportation



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Introduction

Pierce County at a Glance

Pierce County is located in the south Puget Sound region of Washington State and spans an area of approximately 1,800 square miles, including portions of the Sound. It is bound by Kitsap and King Counties to the north, Mason and Thurston Counties to the west/southwest, Yakima County to the east, and Lewis County to the south. Formed out of Thurston County on December 22, 1852 by the legislature of Oregon Territory, Pierce County was named for U.S. President Franklin Pierce.

There are 23 cities and towns within Pierce County, in addition to the unincorporated urban, rural, and resource lands, tribal lands, and the military land

associated with Joint Base Lewis-McChord and Camp Murray. It is the second most populous county in the State of Washington and is home to 12% of the total State population as of the 2020 Census. The 2020 Census reported a total population of 921,130 persons and a population density of 552 persons per square mile of land. The incorporated jurisdictions range from a large metropolitan city of over 200,000 in population, to mid-range cities of 20,000-70,000 in population, to smaller cities and towns with a few hundred or thousands in population. The majority of incorporated jurisdictions are under 13,000 in population as of 2020. [U.S. Census Bureau, 2020 and 2010 Census Redistricting Data (Public Law 94-171) Summary File].

Pierce County's moderate climate, combined with a contrasting geography of water and mountains, encourages a wealth of year-round outdoor activities. There are miles of Puget Sound waterfront, Mount Rainier National Park, numerous fresh-water lakes, alpine and cross-country skiing, and nationally ranked year-round golf courses. Major industries include aerospace, healthcare, technology, agriculture, timber products, and military installations at Joint Base Lewis-McChord. The Port of Tacoma serves as a major contributor to the movement of goods with direct connection to the Interstate 5 corridor, industry operations, and maritime activity as well as general regional job creation within and outside the physical boundary of the Port.

Pierce County Regional Council (PCRC)

PCRC is the county's body of elected leaders from the county and each city and town, for regional coordination of countywide policies. PCRC is responsible for coordinating planning efforts among jurisdictions, agencies, federally recognized tribes, ports and adjacent regions, where there are common border or related regional issues to facilitate a common vision. PCRC monitors implementation of VISION 2050 to evaluation the progress in achieving the Regional Growth Strategy, as well as the regional collaboration, environment, climate change, development patterns, housing, economy, transportation and public service provisions of the CPPs. PCRC is supported by two staff committees: the Growth Management Coordination Committee (GMCC) and the Transportation Coordinating Committee (TCC).

Interlocal Agreement

In the early 1990s, per RCW 36.70A.210, Pierce County and its cities and towns entered into an Interlocal Agreement that provided for a framework for the development, and adoption of Countywide Planning Policies (CPPs). This original agreement was initiated through Pierce County Council Resolution No. 91-172. The initial CPPs were developed and ratified in accordance with the provisions of the interlocal agreement as of June 30, 1992 as documented through Pierce County Ordinance No. 92-74. The CPPs provide additional guidance in the development of local comprehensive plans. Updates to the CPPs have

PLACEHOLDER FOR MAP OR ORTHO PHOTO
OF PIERCE COUNTY



since been implemented through ratification per the interlocal agreement.

Adoption and Ratification

Per the interlocal agreement, the adoption of the initial CPPs and subsequent amendments are approved through ratification by Pierce County and its cities and towns. For a proposed amendment to be approved, 60 percent of the jurisdictions, representing a minimum of 75 percent of the population must support it. Evidence of a jurisdiction's ratification can be through 1) the execution of an interlocal agreement, or 2) through a jurisdiction taking no action indicating opposition within a 180-day timeframe.

Background and Statutory Framework – Growth Management Act

Under the Growth Management Act (GMA), RCW Chapter 36.70A, the comprehensive plan of each county or city that is adopted pursuant to RCW 36.70A.040 shall be coordinated with, and consistent with, the comprehensive plans adopted pursuant to RCW 36.70A.040 of other counties or cities with which the county or city has, in part, common borders or related regional issues. Under RCW 36.70A.130, counties and cities are required to take action periodically to review and, if needed, revise their comprehensive plans and development regulations to ensure the plan and regulations comply with the requirements of the Growth Management Act (GMA.)

RCW 36.70A.210 establishes the requirement for Countywide Planning Policies (CPPs.) A "countywide planning policy" is a written policy statement or statements used solely for establishing a countywide framework from which county and city comprehensive plans are developed and adopted. CPPs ensure that city and county comprehensive plans are consistent as required in RCW 36.70A.100. CPPs do not alter the land-use powers of cities. RCW 36.70A.210 (3) lays out the minimum policies that must be included in CPPs.

While counties are not required to update their countywide planning policies (CPPs) in [RCW 36.70A.130](#), it is important for counties to regularly review existing CPPs to see if any changes are needed and, if so, to revise as necessary in collaboration with cities. For instance, such a review is needed when the multicounty planning policies are updated, when the GMA or other statutes affecting land use planning are adopted or amended. In addition, per [RCW 36.70A.215](#), amendments to CPPs must be considered if any new information or analysis that impacts the "Buildable Lands Program" is identified during such a review, per [RCW 36.70A.215](#)(2)(d).

VISION 2050 – A Plan for the Central Puget Sound Region

[VISION 2050](#) is the long range growth management, environmental, economic and transportation strategy for the central Puget Sound region, adopted in October 2020 by the Puget Sound Regional Council (PSRC) General Assembly.

The [Puget Sound Regional Council](#) (PSRC) is a body representing local jurisdictions, governments and agencies from Pierce, Kitsap, Snohomish and King Counties. Representatives from these governments and agencies convene to make decisions on transportation, growth management and economic development.

The PSRC, together with the Multicounty Planning Policies (MPPs) adopted in VISION 2050, fulfill the Washington State Growth Management requirement of developing MPPs, and serve to implement guidelines and principles required by RCW 47.80 – "Regional Transportation Planning Organizations". VISION 2050 begins by stating:

"Puget Sound is the largest marine estuary by volume in the United States. It connects the region to the Pacific Ocean and joins Washington and British Columbia together as part of the greater Salish Sea. The Snohomish, Puyallup, Green, Duwamish, Cedar, and many other rivers and streams flow through the central Puget Sound region and define distinct river basins that encompass cities, farms, forests, and mountains. It is this unique and remarkable natural environment that has drawn people to Puget Sound and sustained them for thousands of years"

"Puget Sound is a part of a larger area that has been the traditional aboriginal territory of the Coast Salish peoples, who live around the Salish Sea in what is now Washington State and the Canadian province of British Columbia. The Coast Salish Tribes have lived here since time immemorial and while each tribe is unique, all share in having a deep historical connection and



legacy of respect for the land and natural resources. These sovereign tribal nations enrich the region through environmental stewardship, cultural heritage, and economic development, and collaborate with local governments to shape the region's future"

"From vibrant urban neighborhoods to charming small towns, the region is rich with a diversity of distinct communities that are now home to more than 4 million people. From timber to shipbuilding, aviation to tech, the region's economy continues to innovate, transform, and attract people from across the U.S. and world."

An overarching vision for 2050 is identified as:

"The central Puget Sound region provides an exceptional quality of life and opportunity for all, connected communities, a spectacular natural environment, and an innovative, thriving economy"

To this end, the Multicounty Planning Policies (MPPs) contained within VISION 2050 support and implement the Regional Growth Strategy, the [Regional Transportation Strategy](#) and the [Regional Economic Strategy](#).

In order to achieve the stated Vision and implement the Regional Strategies, the MPPs provide background context, data analysis and policy direction related to 14 specific areas:

- Climate
- Community
- Diversity
- Economy
- Environment
- Equity
- Health
- Housing
- Innovation
- Mobility and Connectivity
- Natural resources
- Public Facilities and services
- Resilience
- Rural Areas

The Pierce County CPPs are intended to be consistent with the MPPs and are one of the primary mechanisms for VISION 2050 to be implemented at the local level.

Each of chapters below discuss the MPPs in more detail, how VISION 2050 is applicable to the CPPs, and provides a framework and policy guidance for the jurisdictions of Pierce County.

Jurisdictions are required by VISION 2050 to individually update their local Comprehensive Plans and other long range planning documents for consistency with VISION 2050.



Users Guide and Rules of Interpretation

Applicability

The Countywide Planning Policies are intended to be the consistent "theme" of growth management planning among Pierce County jurisdictions. The policies also establish processes and mechanisms designed to foster open communication and feedback among the jurisdictions.

CPPs apply only to jurisdictions located within Pierce County. The vast majority of the CPPs apply to both the county and the cities and towns within the county. However, some policies apply only to the County, such as the rural lands chapter, and some policies apply only to cities and towns.

Some of the CPPs direct and encourage jurisdictions to cooperate and participate with other agencies and entities that are not bound to the CPPs. The CPPs are not intended to remove the local authority of the jurisdictions to rely on their own local input and unique circumstances as the guiding principles when cooperating and participating with other agencies. If desired by the local jurisdiction, the CPPs may be used as a framework for jurisdictions to draw from in these efforts.

Expectations of Jurisdictions

The local comprehensive plans of the county and the cities and towns are expected, and required by GMA, to be consistent with the CPPs. How a jurisdiction chooses to comply with the policies of the CPPs is left to the local control of the jurisdictions. It is the expectation that jurisdictions will review their local comprehensive plans and update them for consistency with the CPPs during each GMA mandated "periodic update", at a minimum.

In order for the CPPs to be implemented, all jurisdictions must take certain actions to further the goals and policies. However, not every CPP requires every jurisdiction to undertake every action listed below. When not explicit in the policies, it is up to the local control of the jurisdictions to determine which local action are necessary and appropriate, based on the applicability of the policy and the local resources and circumstances of the jurisdiction.

These actions may take a number of forms including but not limited to: adoption and/or amendments of long range plans and regulations, studying of issues, mapping of areas, creation and/or implementation of programs, participation/coordination by elected officials and staff in various arenas, expenditure of funds, public participation, education and outreach, and other appropriate and legal governmental actions.

Definitions and Use of Terms

Words and terms used in the Countywide Planning Policies shall be defined as set forth in the Policies and in the Growth Management Act to the extent defined therein. To the extent not defined therein, words and terms shall be given their plain and ordinary meanings.

The use of the terms "jurisdictions" and "municipalities" are synonymous with "county" and "cities and towns".

The term "shall" is intended to be mandatory; the terms "may" and "should" are advisory only. While the terms "shall" and "will" are mandatory, it shall be understood and implied that the policy statement in which they are used is applicable to a municipality and/or the County only when, through objective determination, the circumstances on which the Policy is premised are relevant.

When a policy does not use the term "shall" or have specific applicability direction, it is intended that said policy will be implemented to the best of the ability of each jurisdiction, based on applicability of the circumstances in which the policy is premised, and the resources and ability of the jurisdiction to address the issue.

The term "Consider" is used throughout the CPPs and uses the plain and ordinary meaning, "to think about something carefully, typically before making a decision".

The term "Coordinate" is meant to encourage, and require where appropriate, a jurisdiction to participate in conversations and other forums at an inter-jurisdictional level. Coordination may be necessary, to achieve the intent of a policy or to address a regional issue. "Coordination" in itself, does not require the



1 adoption or creation of policies or regulations. A jurisdiction may, or not, find it in their best interest, and
2 choose to adopt policies or regulations as a result of their coordination efforts.
3 Terms such as “Assist”, “In conjunction with”, “Cooperatively”, and the like, are similar in nature to the
4 concept of “Coordinate” in that they are usually associated with an issue that requires participation at in
5 inter-jurisdictional level. These terms, however imply a more active role in the conversation by providing
6 local perspective, data and analysis, and staff time to achieve the intent of the policy.
7 Terms such as “Plan for”, “Adopt”, “Designate”, and the like, imply that an action may be necessary to
8 assure the policy is implemented and are usually associated with requirements of the Growth
9 Management Act or VISION 2050. It is up to the local control of the jurisdiction to determine the scope
10 and content of the plan, adopted material, or designated item.
11 Terms such as “Support”, “Encourage”, “Promote”, “Advance”, and the like, are usually associated with
12 an issue or scenario that requires an inter-jurisdictional approach to achieve the intent of the policy.
13 Jurisdictions are expected to, as local circumstances and applicability allow, give credence to the issue or
14 scenario and assist where possible, to further the intent of the policy.
15
16



Affordable Housing

Introduction

Housing determines health. Whether one has accessible, affordable, safe, healthy, and stable housing affects one's ability to attain full health potential. Those with fair and equitable access to attainable and stable housing experience less stress and better mental well-being. Conversely, individuals and families experiencing homelessness are constantly exposed to high health and safety risks. Housing location has a direct link to access to opportunities. Co-locating affordable and attainable housing with living wage jobs, schools, parks, and other amenities can reduce cost burdens for every household, improve our economy, enrich social life, support health, and improve quality of life. Healthy and adequate housing meets basic human needs and minimizes threats to health and safety, such as allergens and other hazards. Resilient housing located away from potential hazards can lessen the stresses of the changing climate, increase household and community resiliency, and prevent negative health impacts.

Background - Growth Management Act

The Washington State Growth Management Act mandates that counties and cities encourage the availability of affordable housing to all economic segments of the population, promote a variety of residential densities and housing types, and encourage preservation of the existing housing stock. [RCW 36.70A.020(4)]. The term

"affordable housing" is defined in RCW 36.70A.030(2) as follows:

- (2) "Affordable housing" means, unless the context clearly indicates otherwise, residential housing whose monthly costs, including utilities other than telephone, do not exceed thirty percent of the monthly income of a household whose income is:
 - (a) For rental housing, sixty percent of the median household income adjusted for household size, for the county where the household is located, as reported by the United States department of housing and urban development; or
 - (b) For owner-occupied housing, eighty percent of the median household income adjusted for household size, for the county where the household is located, as reported by the United States department of housing and urban development.

The Washington State Growth Management Act requires the adoption of countywide planning policies establish a consistent county-wide framework from which county and city comprehensive plans are developed and adopted. RCW 36.70A.210 requires each county to adopt policies for housing which, .3, at a minimum, "consider the need for affordable housing, such as housing for all economic segments of the population and parameters for its distribution" [RCW 36.70A.210(3)(e)].

A countywide housing planning policy shall at a minimum, address the following:

"Policies that consider the need for affordable housing, such as housing for all economic segments of the population and parameters for its distribution;"

The Washington State Growth Management Act also identifies mandatory and optional plan elements. [RCW 36.70A.070 and .080]. A Housing Element is a mandatory plan element that must at a minimum comply with 2021 E2SHB 1220.

Since the comprehensive plan of every city and county must be an internally consistent document [RCW 36.70A.070] and all plan elements must be consistent with the future land use map prepared as part of the required land use element [RCW 36.70A.070], these other plan elements will, to a great extent, dictate what will be in the housing element.

Thus, the land use element, relying upon estimates of future population, growth, average numbers of persons per household, and land use densities, and assumptions about what type of housing each economic segment will need will indicate how much (and where) land needs to be made available to accommodate the identified housing needs. The capital facilities, transportation and utilities elements then provide choices about when and how public facilities will be provided to accommodate the projected

Resource:

This [Housing and Health Logic Model](#) provides a menu of evidence-based policies and strategies to improve health, well-being and quality of life.



housing, by type, density and location and other factors such as equitable distribution of public investments.

Background - VISION 2050

The Multicounty Planning Policies (MPPs), named VISION 2050 and produced by the Puget Sound Regional Council (PSRC), include policies and actions as well as the Regional Growth Strategy, which promotes a focused regional growth pattern and serves as a guide for counties and cities as they set local growth targets through their countywide processes to implement the strategy. PSRC and local jurisdictions are expected to address these actions through their planning and work programs.

Policies

AH-1 Explore and identify opportunities to reutilize and redevelop existing parcels where rehabilitation of the buildings is not cost-effective, provided the same is consistent with the countywide policy on historic, archaeological, and cultural preservation and with Policy AH-8 regarding displacement.

AH-2 Plan to meet their affordable and moderate-income housing needs goal by utilizing a range of strategies that may include a Housing Action Plan and will result in the preservation of existing housing, and the production of new, affordable and moderate-income housing that is safe and healthy.

Washington State is consistently considering new legislation related to affordable housing and mandates on City's regulatory authority. Jurisdictions are expected to adhere to this legislation regardless of the CPPs. The CPPs should be updated if mandated by State legislation.

Jurisdictions should consider the availability and proximity of public transportation, governmental and commercial services necessary to support residents' needs, and prioritize density and investment in these areas.

2.1 Jurisdictions should consider adopting reasonable measures and innovative techniques (e.g., moderate density housing, clustering, accessory dwelling units, cottage housing, small lots, planned urban developments, and mixed use) to stimulate new higher- density affordable and moderate-income housing stock on residentially zoned vacant and underutilized parcels.

AH-3 Determine the extent of the need for housing affordable for all economic segments of the population, with special attention paid to the historically underserved, both existing and projected for its jurisdiction over the planning period, and shall encourage the availability of housing affordable to all economic segments of the population for each jurisdiction.

3.1 Affordable housing needs not typically met by the private housing market should be addressed through more coordinated countywide and regional approaches/strategies.

3.2 Each jurisdiction may adopt plans and policies for meeting its affordable and moderate income housing needs in a manner that reflects its unique demographic characteristics, comprehensive plan vision and policies, development and infrastructure capacity, location and proximity to job centers, local workforce, and access to transportation.

3.2.1 Jurisdictions with designated regional centers should consider incorporating affordable housing allocations as part of their adopted allocations for these centers.



3.3 Each jurisdiction should plan to accommodate a sufficient supply of permanent supportive housing as defined in RCW 36.70A.030 (16), foster care housing, and those requiring special needs housing (i.e., the elderly, developmentally disabled, chronically mentally ill, physically disabled, homeless, persons participating in substance abuse programs, persons with AIDS, and victims of domestic violence) that is equitably and rationally distributed throughout the County.

AH-4 Establish a countywide housing affordability program by an organization capable of long-term consistent coordination of regional housing planning, design, development, funding, and housing management. All jurisdictions should cooperatively maximize available funding opportunities and leverage private resources in the development of affordable housing for households.

In the fall of 2018, local elected leaders began holding roundtable discussions to address housing affordability in Pierce County. In 2019, this 'Mayor's Roundtable' group began calling itself the **South Sound Housing Affordability Partners (SSHAP)**. In late 2021, 14 governments signed an interlocal agreement which established an Executive Board of the member governments, an Advisory Board of key housing stakeholders, a budget for SSHAP staff, and the potential for a capital fund. As a regional coalition of cities, the Puyallup Tribe of Indians, and Pierce County, SSHAP aims to support a vision of affordable, attainable, and accessible housing in Pierce County. <https://www.piercecountywa.gov/SSHAP>

4.1 All jurisdictions should jointly explore opportunities to develop a countywide funding mechanism and the potential for both voter-approved measures (bond or levy), and nonvoter approved sources of revenue to support the development of housing affordable to all economic segments.

4.2 All jurisdictions should jointly pursue state legislative changes to give local jurisdictions the authority to provide tax relief to developers of affordable housing.

4.3 All jurisdictions should explore opportunities to dedicate revenues from sales of publicly owned properties, including tax title sales, to affordable housing projects.

4.4 All jurisdictions should explore the expansion of existing non-profit partnerships, increased coordination with local public housing authorities, a county-wide land trust, as well as future involvement of larger County employers, in the provision of housing assistance for their workers.

4.5 Jurisdictions should evaluate inclusionary or incentive zoning measures as a condition of major rezones and development.

4.6 New fully contained communities- in unincorporated Pierce County shall contain a mix of dwelling units to provide for the affordable and moderate-income housing needs that will be created as a result of the development.

AH-5 Explore and identify opportunities to reduce land costs for non-profit and for-profit developers to build affordable housing.

5.1 Jurisdictions should explore options to dedicate or make available below market-rate surplus land and also identify opportunities to assemble, reutilize, and redevelop existing parcels for affordable housing projects.

5.2 All jurisdictions should review and streamline development standards and regulations to advance their public benefit, provide flexibility, and minimize costs to housing.



1 AH-6 Jurisdictions, shall periodically monitor and assess their success in meeting the housing needs to
2 accommodate their 20-year population allocation.

3 6.1 Jurisdictions should utilize the available data and analyses provided by federal, state, and
4 local sources to monitor their progress in meeting housing demand as part of the required
5 Growth Management Act comprehensive plan update process.

6 6.2 Countywide housing allocations shall be monitored with each Buildable Lands Report and
7 evaluated to determine if countywide needs are being adequately met; the evaluation should
8 identify all regulatory, programmatic, and financial measures taken to address the allocation
9 need.

10 6.2.1 Each jurisdiction should provide, if available, the quantity of affordable housing
11 units created, preserved, or rehabilitated since the previous Buildable Lands
12 Report.

13 6.2.2 Jurisdictions should consider using a consistent reporting template for their
14 evaluations to facilitate the countywide monitoring and assessment.

15 6.2.3 In conjunction with the Buildable Lands Report, a report should be forwarded from
16 GMCC to the Pierce County Regional Council (PCRC) addressing the progress in
17 developing new affordable housing.

18 AH-7 Support and encourage homeownership opportunities for low-income, moderate-income, and
19 middle-income families and individuals while recognizing historic inequities in access to
20 homeownership opportunities for communities of color.

21 AH-8 Jurisdictions should identify potential physical, economic, and cultural displacement of low-
22 income households and marginalized populations that may result from planning, public
23 investments, private redevelopment, and market
24 pressure, and use a range of strategies to prevent and
25 minimize, the cultural and physical displacement and
26 mitigate its impacts to the extent feasible.

27 8.1 Metropolitan Cities, Core Cities, and High-
28 Capacity Transit Communities will develop and
29 implement strategies to address displacement in
30 coordination with the populations identified of
31 being at risk of displacement, including residents, local community groups, and
32 neighborhood-based small business owners.
33
34

See VISION 2050 Background in “Growth
Targets” Chapter and “Urban Growth
Areas” Chapter for additional information
on the Regional Growth Strategy and
regional geographies.



Agricultural Conservation and Lands

Introduction

Agricultural lands serve an important purpose to Pierce County and the region at large. Accessible food and goods sources are necessary to support a growing population. There are ongoing pressures to develop agricultural lands, so preservation of these lands is crucial because once they are developed with improvements there is often not an opportunity to return the land for agricultural purposes in the future. While most remaining agricultural lands are within the unincorporated rural area, the preservation of agricultural lands impacts the well-being within all jurisdictions. Pierce County's Comprehensive Plan outlines the requirements to be designated as Agricultural Resource Lands to meet the Growth Management Act (GMA) requirements; however, cities and towns may also adopt their own policies to preserve Agricultural Resource Lands within their respective jurisdictions. These natural resources are an important part of the regional economy, providing jobs, tax revenue, valuable products, and raw materials for local use and export. Agricultural lands also provide aesthetic, recreational, and environmental benefits to the public while contributing to the diverse character of Pierce County.

Background - Growth Management Act

The Washington State Growth Management Act identifies the maintenance and enhancement of natural resource-based industries, including productive agricultural industries, and the conservation of productive agricultural lands as planning goals to guide the development and adoption of comprehensive plans and development regulations. [RCW 36.70A.020(8)]. While the expression of planning goals in the Growth Management Act is linked to "natural resource industries," including productive timber and fisheries, a separate policy for Agricultural Lands has been developed because of their unique importance in Pierce County and their relationship to urban growth area boundaries and policies. The designation of agricultural lands per the Growth Management Act includes lands "that are not already characterized by urban growth and that have long-term significance for the commercial production of food or other agricultural products." [RCW 36.70A.170(1)(a)]. The Washington Administrative Code Section 365-196-480 includes guidelines for designating agricultural lands pursuant to RCW 36.70A.050. Although the Growth Management Act does not expressly require a countywide planning policy on agricultural lands, the requirement was added by the Interlocal Agreement: Framework Agreement for the Adoption of the Countywide Planning Policy (Pierce County Council Resolution No. R91-172, September 24, 1991).

Background - VISION 2050

VISION 2050 recognizes agricultural resource lands under the Natural Resource Lands regional geography. Since the agricultural land in the central Puget Sound region is among the most productive in Washington State VISION 2050 also recognized that the loss of these lands, along with their productivity, has impacts on the environment, including air and water quality and quantity, our economy, and ultimately the health of the region's people. Under the Regional Growth Strategy, they are to be permanently protected from incompatible uses and fragmentation. VISION 2050 identifies threats to the region's agricultural lands, including urban development, incompatible adjacent land uses, and the loss of supporting services. VISION 2050 seeks to permanently protect these key agricultural resource lands. The Multicounty Planning Policies calls for conserving the region's natural resource lands, establishing best management practices that protect the long-term integrity and productivity of these lands, limiting the conversion of these lands, and ensuring that development does not adversely impact these lands.

Policies

AG-1 Jurisdictions choosing to designate agricultural lands of long-term commercial significance, shall do so using the methodology and criteria stated in WAC 365-190-050. Cities are encouraged to coordinate their agricultural resource lands designations with the County and adjacent jurisdictions and are encouraged to adopt the same criteria.



1.1 Consistency with WAC 365-190-050 shall be based on the following factors:

1.1.1 The land is not already characterized by urban growth;

1.1.2 The land is used or capable of being used for agricultural production; and

1.1.3 The land has long-term commercial significance for agriculture.

1.2 Consider food security issues, including providing food supplies for food banks, schools and institutions, vocational training opportunities, and preserving heritage or artisanal foods.

1.3 Consider the minimum amount of agricultural land county-wide necessary to maintain economic viability for the agricultural industry, and retain businesses supporting agriculture such as processors, suppliers, distributors, and equipment dealers.

1.4 Agricultural lands should be designated through consultation with the public and stakeholders such as, local conservation districts, and organizations promoting farming and local agricultural producers.

AG-2 Jurisdictions choosing to designate agricultural land, shall achieve agricultural preservation through:

2.1 Implementing agricultural area zoning that maintains large minimum lot sizes in agricultural areas, prohibition of conversion to non-farm uses and urban scale development, and flexible approaches such as clustering;

2.2 Buffering agricultural areas from urban development;

2.3 Avoiding location of major new roads or capacity expansions in agricultural areas unless management is controlled to inhibit intrusion of non-farming uses;

2.4 Purchase of development rights;

2.5 Transfer of development rights within the jurisdiction, including the designation of receiving zones for agricultural development rights and between jurisdictions, including the designation of receiving zones by local agreement;

2.6 Lease of development rights for a term of years;

2.7 "Anti-nuisance" laws to protect agricultural activities from being defined as a public nuisance;

2.8 Preferential tax treatment ("use value assessment");

2.9 Other innovative techniques including, but not limited to, purchase-leaseback through issuance of bonds, university purchase for research, and prevention of the formation of improvement districts or the creation of benefit assessments within designated agricultural preservation areas; or

2.10 Reduced fee structure for agricultural related permitting.

AG-3 Jurisdictions choosing to designate agricultural lands, shall address the effect of practices on non-point source pollution and groundwater impacts including the use of "best management practices" to reduce pesticides and fertilizers, and minimize risk to human health and the environment.

AG-4 Jurisdictions choosing to designate agricultural lands, shall work to:



- 1 4.1 Protect agricultural areas from encroachment by incompatible uses;
- 2 4.2 Encourage related development such as farmers markets and roadside stands;
- 3 4.3 Protect smaller-sized agricultural parcels which are not individually viable for agricultural
- 4 Production but, which are within a large area of more viable parcels should be considered for
- 5 designation; and
- 6 4.4 Provide agricultural surface water drainage and avoid draining of water from high-density
- 7 residential areas to agricultural lands.
- 8 AG-5 Jurisdictions choosing to designate agricultural lands, shall address the conversion of agricultural
- 9 land from agricultural to non-agricultural use by:
- 10 5.1 Establishing criteria for zoning changes and comprehensive plan amendments; and
- 11 5.2 Establishing legal and financial mechanisms so that property owners realize economic value
- 12 that would have accrued from conversion, but land remains in agricultural use if within Urban
- 13 Growth Areas.
- 14 AG-6 Jurisdictions choosing to designate agricultural lands, shall ensure that prime agricultural lands
- 15 are preserved and protected by the enactment of appropriate land use controls; or by including the
- 16 land in the urban growth area boundary of a municipality only if the municipality has delineated
- 17 standards and criteria relating to preserving the agricultural lands, and transfer and purchase of
- 18 development right programs.
- 19 AG-7 Jurisdictions choosing to designate agricultural lands, shall coordinate agricultural land
- 20 preservation policies with other Countywide Planning Policies through:
- 21 7.1 Correlating agricultural land preservation policies with urban growth area policies and with
- 22 public facility and service provision policies to avoid the extension of urban services to areas
- 23 intended for continued agricultural use;
- 24 7.2 Ensuring that public facility and service extension, even if not directly serving the
- 25 agricultural lands, do not stimulate the conversion of agricultural land or make its
- 26 preservation and protection more difficult; and
- 27 7.3 Joint jurisdictional planning of agricultural land.
- 28 AG-8 Encourage the development and implementation of community plans and programs, such as
- 29 community gardens and farmers' markets, to support agricultural farmland, and aquatic uses that
- 30 facilitate the production and distribution of fresh and minimally processed healthy foods, and
- 31 encourage equitable access to those resources.



Amendments and Transitions

Introduction

The Pierce County Countywide Planning Policies is a living document that fosters coordination between jurisdictions within Pierce County. It is anticipated that the Countywide Planning Policies will be amended periodically to address current topics and needs. The Amendments and Transition policies establish the framework to amend and ratify the Countywide Planning Policies.

Policies

AT-1 Countywide Planning Policies adopted pursuant to the Growth Management Act may be amended by Pierce County and ratified by the municipalities in the county.

1.1 Ratification of amendments to the Countywide Planning Policies requires the affirmative vote of 60% of the affected governments in the county representing a minimum of 75% of the total Pierce County population as designated by the State Office of Financial Management at the time of the proposed ratification.

1.2 Demonstration of ratification shall be by execution of an interlocal agreement or the absence of a legislative action to disapprove a proposed amendment.

1.2.1 A jurisdiction shall be deemed as casting an affirmative vote if it has not taken legislative action to disapprove a proposed amendment within 180 days from the date the Pierce County Council formally authorizes the Pierce County Executive to enter into an interlocal agreement.

1.3 An amendment to the Countywide Planning Policies or to any individual policy (all hereinafter referred to as proposed amendments) may be initiated by the County or any municipality in the county or by the Pierce County Regional Council. The proposed amendment shall include the following:

1.3.1 The exact language of the proposed amendment (shown in "strike out" for deletions and "highlight" for additions); and

1.3.2 A brief explanation of the need for the proposed amendment, including the factors, data or analyses that have changed since the original adoption of the Countywide Planning Policies and/or the experiences with the existing Countywide Planning Policies that have prompted the proposed amendment.

1.4 A proposed amendment to the Countywide Planning Policies shall be initially referred to the Pierce County Regional Council (PCRC) for analysis and recommendation.

AT-2 The PCRC shall have the following responsibilities in addition to those already specified in the Interlocal Agreement: Framework Agreement for the Adoption of the Countywide Planning Policy (Pierce County Council Resolution No. R2006-8, dated March 21, 2006):

2.1 Development of model, uniform implementation methodologies for the County, and all cities in the County, to be used at their discretion;

2.2 Assistance in resolution of interjurisdictional disputes;

2.3 Input to joint planning issues in Urban Growth Areas;

2.4 Input with respect to Countywide facilities;

2.5 Advice and consultation on phased development, short plats, vested rights and related issues;



Amendments and Transitions

- 1 2.6 Coordination of these responsibilities with the Puget Sound Regional Council;
- 2 2.7 Making a recommendation on the respective location of municipal and the County Urban
- 3 Growth Area boundaries consistent with these policies;
- 4 2.8 Making a recommendation with regard to dissolution of the Boundary Review Board;
- 5 2.9 Monitoring development in the County, including population and employment growth and its
- 6 effect on the development capacity within urban growth areas; and
- 7 2.10 Advice and consultation on population, housing, and employment growth targets.
- 8



Buildable Lands

Introduction

While the County is the administrator of the Buildable Lands Program per the Growth Management Act, the cities and towns are necessary partners and major contributors to the monitoring and evaluation program and use the information in their local comprehensive planning. It is important to have consistent policies and coordination within the Countywide Planning Policies to implement the Program across all jurisdictions. Background – Growth Management Act

RCW 36.70A.215 requires seven counties, including Pierce County, to evaluate whether a county and its municipalities are achieving urban densities within urban growth areas and housing production rates consistent with adopted growth targets. To do this, the counties and municipalities are to compare growth and development assumptions, targets, and objectives contained in the Countywide Planning Policies and the County and city and town comprehensive plans with actual growth and development that has occurred. At a minimum, the evaluation is to determine if there is sufficient suitable land to accommodate the countywide population projection and determine the density of housing that has been constructed and amount of land developed for commercial and industrial uses within the urban growth area, and identify regulations that impact the achieved densities. Detailed procedures, standards, and definitions for implementing this policy and complying with RCW 36.70A.215 are found in the current report titled Pierce County Buildable Lands, Procedures for Collecting and Monitoring Data, hereinafter referred to as the Procedures Report.

Policies

BL-1 Pierce County in cooperation with Pierce County cities and towns shall establish a Pierce County Buildable Lands Program to provide a Countywide monitoring and analysis mechanism to meet the requirements of 36.70.A.215 Buildable Lands.

1.1 The Program shall be coordinated through Pierce County Planning and Land Services.

1.2 The focus of the Buildable Lands Program shall be an analysis of annual development data as related to locally adopted comprehensive plan goals and policies and targets, the calculation of residential and employment land capacity as compared to the 20-year need, and identification of actions to rectify inconsistencies.

1.3 The primary product of the Buildable Lands Program shall be the publication of a Buildable Lands Report in the timeframe required by RCW 36.70.A.215, the first being by September 1, 2002.

BL-2 Each municipality within Pierce County shall provide information on land development activities to the County and assist in an inventory of buildable lands. The County and municipalities shall follow the guidelines specified in the Procedures Report for the collection, monitoring, and analysis of development activity and potential residential/employment capacity.

2.1 Municipalities are encouraged to submit the annual development data by June 1 of each year.

2.2 Pierce County shall summarize the submitted annual development data by zoning classification for each jurisdiction.



2.3 Prior to the publication of submitted annual development data, representatives from each municipality shall have an opportunity to review and suggest refinements to summarized development data.

BL-3 Each municipality within Pierce County shall assist the County in conducting an inventory of buildable lands. The County and municipalities shall follow the guidelines specified in the Procedures Report for the collection, monitoring, and analysis of development activity and potential residential/employment capacity.

The **Buildable Lands Report** is created by the County, in coordination with the Cities and Towns. By reviewing past development trends and assumptions, together with vacant land and current development regulations, the Buildable Lands Report creates a point in time analysis of the capacity of Pierce County, and cities and towns, to accommodate future growth.

<https://www.piercecountywa.gov/923/Buildable-Lands>

3.1 Pierce County shall confer with each municipality to identify the appropriate criteria for each of its zoning classifications to identify buildable lands: vacant - subdividable, vacant - not subdividable, underdeveloped residential and re-developable lands.

3.2 Pierce County shall forward the preliminary results of the buildable lands inventory to representatives of each municipality for local review and modification.

BL-4 Pierce County, in consultation with its municipalities, shall conduct an analysis of inventoried buildable lands to evaluate the County's ability to accommodate its 20-year population and employment land needs.

BL-5 Pierce County, in cooperation with the municipalities, shall prepare a Buildable Lands Capacity Report in the timeframe required by RCW 36.70.A.215, with the first report completed by September 2002. The report will detail growth, development, and the ability to accommodate future population and employment land needs.

5.1 The Buildable Lands Report shall include a summary of housing production rates, development activity by zoning classification, and detailed assumptions incorporated in the residential and employment capacity analysis for each jurisdiction.

5.2 The report must include an analysis of and assumptions for applicable environmental regulations (such as tree retention, stormwater, or critical area regulations) impacting development, other regulations that prevent assigned densities from being achieved, and infrastructure gaps (including but not limited to transportation, water, sewer, and stormwater).

5.3 Prior to the publication of a draft report, representatives from each municipality shall have an opportunity to review and suggest modifications to information associated with their jurisdiction.

BL-6 Pierce County, in cooperation with the municipalities, shall conduct a consistency evaluation between the Pierce County Countywide Planning Policies, comprehensive plan goals, adopted targets, housing and employment capacity, housing production rates, and actual densities of built-out projects within the observation period since the previous Buildable Lands Report for Pierce County and the municipalities within it.

6.1 The results of the consistency evaluation may be reported in a separate report.

6.2 The consistency evaluation should be completed within one year of the publication of the latest Buildable Lands Report if it is not included in the report.



- 6.3 Pierce County shall be the responsible agency for conducting the evaluation.
- 6.4 The consistency evaluation shall address if the observed density resulted in a jurisdiction achieving at least the average net density of 4 dwelling units per acre as stipulated in Urban Growth Areas, Promotion of Contiguous and Orderly Development and Provision of Urban Services to Such Development – policy 8.1 of these Countywide Planning Policies.
- 6.5 The consistency evaluation shall address if the observed density within a jurisdiction was consistent with the density assumption incorporated within the residential capacity analysis.
- 6.6 The consistency evaluation shall compare the housing needs associated with the allocated population with the housing unit capacity calculated through the residential capacity analysis.
- 6.7 The consistency evaluation shall compare the land needs associated with the employment targets with the employment capacity calculated through the employment capacity analysis.
- 6.8 The consistency evaluation shall compare the observed housing production rates to the adopted housing targets.
- 6.9 The consistency evaluation report shall be forwarded to the respective jurisdictions for review and comment.

BL-7 The results of the consistency evaluation shall be used to determine inconsistencies between observed and planned housing production rates and densities and ensure suitable land to accommodate future population and employment needs. In addressing the inconsistencies, the County and municipalities shall identify reasonable measures other than adjusting urban growth areas, that may be taken to comply with the requirements of RCW 36.70A.215. Each respective jurisdiction shall be responsible for taking action as necessary to rectify the inconsistency as determined by that jurisdiction.

If the Buildable Lands Report identifies a lack of capacity, jurisdictions may be required to take “**reasonable measures**” necessary to assure a jurisdiction can accommodate allocated growth. Reasonable measures may include updating and/or clarifying development regulations, rezoning property, increasing density, and other actions aimed at assuring growth can be accommodated.

BL-8 Disputes between and among jurisdictions regarding inconsistencies in the collection and analysis of land development activities and residential and employment capacity analysis findings, shall be resolved by first attempting to reach an agreement through negotiation or through a designated mediation process agreeable to all parties. In case of an impasse, the matter shall be referred to the Pierce County Regional Council for review and resolution.

BL-9 The County should establish an opportunity for stakeholders to be informed and provide feedback on the various aspects of the Buildable Lands Program.

- 9.1 An ad hoc committee should be re-established every time the Buildable Lands Report is developed to review appropriate development information, assumptions, and methodology applied to calculate the residential and employment capacity analysis.

BL-10 Pierce County and its cities and towns are not obligated to fulfill the countywide planning policies for the Buildable Lands Program if GMA is amended with provisions suspending the requirements of RCW 36.70A.215.



Centers

Introduction

The Puget Sound regional growth strategy identifies Centers as an integral feature for accommodating residential and employment growth. The strategy describes Regional Growth Centers and other Centers that may be designated. Regional Growth Centers, once regionally designated, are located either in Metropolitan Cities or in Core Cities. The strategy also identifies Regional Manufacturing/Industrial Centers, which consist primarily of manufacturing and industrial uses. Centers are areas of concentrated employment and/or housing within Urban Growth Areas (UGAs) which serve as the hub of transit and transportation systems. Centers and connecting corridors are integral to creating compact, urban development that conserves resources and creates additional transportation, housing, and shopping choices. Centers are an important part of the regional strategy for urban growth and are required to be addressed in the Countywide Planning Policies. Centers are, or will become, focal points for growth within the county's UGA and are areas where public investment is directed.

C-1 The purpose of Regional Growth Centers and Countywide Centers is to:

- 1.1 Prioritize locations for accommodating growth;
- 1.2 Strengthen existing development patterns;
- 1.3 Promote housing opportunities close to employment;
- 1.4 Support development of an extensive multimodal transportation system which reduces dependency on automobiles;
- 1.5 Reduce congestion and improve air quality; and
- 1.6 Maximize the benefit of public investment in infrastructure and services.

C-2 The purpose of Manufacturing/Industrial Centers is to:

- 2.1 Recognize strategically located concentrations of industrial activity as essential resources for the local economy;
- 2.2 Protect and leverage critical and difficult-to-replace freight infrastructure;
- 2.3 Preserve the industrial land base in the long term;
- 2.4 Support family/living wage jobs;
- 2.5 Emphasize the importance of freight movement; and
- 2.6 Preserve the county's supply of industrial land.

C-3 Regional Growth Centers and Countywide Centers function as anchors within the region for a high-density mix of business, residential, public, cultural and recreational uses, and day and night activity that provide a sense of place and community. They are characterized by their role as the central business districts and regional centers of commerce. Centers may also serve national or international roles.



C-4 Manufacturing Industrial Centers (MICs) preserve lands for family-wage jobs in basic industries and trade and provide areas where that employment may grow in the future. MICs form a critical regional resource that provides economic diversity, supports national and international trade, generates substantial revenue for local governments, and offers higher than average wages.

Resource:

This [Land-use & Community Design and Health Logic Model](#) provides examples of evidence-based policies and strategies that jurisdictions may incorporate into local plans to create healthy natural and built environments for various types of centers

C-5 Transportation and economic development funds should be prioritized for transportation and infrastructure supporting Centers in Pierce County. Projects that support Regional Growth and/or Manufacturing Industrial Centers (and Candidates), support more than one center, and benefit a variety of user groups will be given higher consideration.

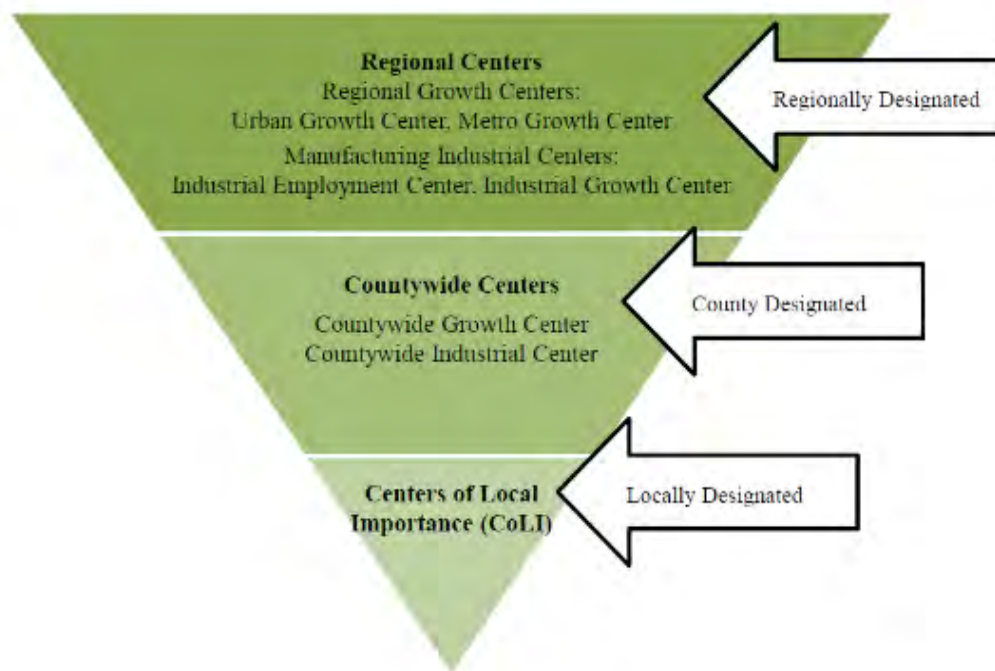
C-6 Centers must be identified in a Comprehensive Plan with information about the type of Center and the specific geographic boundaries. Capital improvements must be present and available, or be planned and financed, consistent with the expected rate of growth. Such improvements include, but are not limited to, roads, sewers and other utilities, schools, parks, and open space. In order to provide balance between higher intensity of use within Centers, public and/or private open space shall be provided.

Types of Centers

Centers must meet minimum designation criteria, which includes the criteria of the lower category Center type. For example, a Regional Center must meet the designation criteria for a Regional Center as well as the criteria for a Countywide Center.

In March 2018, the Puget Sound Regional Council (PSRC) adopted the Regional Centers Framework Update that established new eligibility and criteria for Regional Centers. Jurisdictions must adhere to the latest eligibility and designation criteria for new Regional Centers as adopted by PSRC.





Center Designation Authority

Regional Centers must be approved by Puget Sound Regional Council (PSRC), in addition to Pierce County Regional Council (PCRC), by amending the Countywide Planning Policies (CPPs). Countywide Centers and Centers of Local Importance (CoLI) are approved by the Pierce County Regional Council by amending the Countywide Planning Policies.

Center Designation Process

Pierce County and any municipality in the County that is planning to include a county or regionally designated Center within its boundaries shall specifically define the area of such Center within its Comprehensive Plan. The Comprehensive Plan shall include policies aimed at focusing growth within the Center and along corridors consistent with the applicable criteria contained within the Countywide Planning Policies. The County or municipality shall adopt regulations that reinforce the Center's designation.

Beginning in 2019, and once every two years thereafter, the Pierce County Regional Council (PCRC) shall invite jurisdictions to submit requests for designation of new Centers. Said request shall be processed in accordance with established procedures for amending the Countywide Planning Policies. Each jurisdiction seeking to designate a new Countywide Center shall provide the PCRC with a report demonstrating that the proposed Center:

1. Meets the basic standards for designation;
2. Is characterized and defined in the local Comprehensive Plan;
3. Is consistent with the applicable Countywide Planning Policies; and
4. Is supported and served by adopted local development regulations.

The minimum criteria report and statement shall be reviewed by the Growth Management Coordinating Committee (GMCC) for consistency with Countywide Planning Policies, the Transportation Coordinating Committee (TCC) for consistency with transportation improvements plans of WSDOT, and with Pierce Transit's Comprehensive Plan. The coordinating committees shall provide joint recommendation to the PCRC.

Once included in the Countywide Planning Policies, the jurisdiction where a Center is located may go on to seek regional designation of the Center from the Puget Sound Regional Council (PSRC). Jurisdictions



must adhere to the latest eligibility, designation criteria, and process for new Regional Growth Centers as adopted by PSRC as they prepare applications for new Center designation. Countywide Centers should be reviewed for consistency and countywide concurrence prior to submitting for regional designation.

After the Center is designated as a Countywide Center within the Countywide Planning Policies, and until regional-level designation by the PSRC occurs, the Center shall be considered a “candidate” Regional Growth Center or Manufacturing/Industrial Center.

Each jurisdiction which designates a Regional Growth Center shall establish 20-year household and employment growth targets for that Center. The expected range of targets will reflect the diversity of the various Centers and allow communities to effectively plan for needed services. The target ranges not only set a policy for the level of growth envisioned for each Center, but also for the timing and funding of infrastructure improvements. Reaching the target ranges will require careful planning of public investment and providing incentives for private investments.

Amending an Existing Countywide Center

Once a Center has been designated in the Countywide Planning Policies, the affiliated jurisdiction may request an amendment to the Center. The Center amendment process shall be limited to a vote of the PCRC through submission of a report explaining the requested amendment and affirming that the amended Center will be consistent with the Countywide Center basic standards and the Countywide Planning Policies.

Urban Growth Outside of Centers

A variety of urban land uses and areas of growth will occur outside of designated Centers but within the Urban Growth Area (UGA). Local land use plans will guide the location, scale, timing, and design of development within UGAs. The UGA will be where the majority of future growth and development will be targeted. Development should be encouraged which complements the desired focus of growth into Centers and supports a multimodal transportation system. For example, policies which encourage infill and revitalization of communities would help to achieve the regional and statewide objectives of a compact and concentrated development pattern within urban areas. The Countywide Planning Policies provide guidance for development and the provision of urban services to support development within the UGA. Jurisdictions with Centers should plan connections with adjacent neighborhoods and other centers to encourage access to Centers and connectivity across the county.

Regional Growth Centers

Regional Growth Centers are locations of more compact, pedestrian-oriented development with a mix of housing, jobs, retail, services, and other destinations. The region’s plans identify Centers as areas that should receive a significant share of the region’s population and employment growth compared with other parts of the urban area, while providing improved access and mobility, especially for walking, biking, and transit.

Regional Growth Centers are locations that include a dense mix of business, commercial, residential, and cultural activity within a compact area. Regional Growth Centers are targeted for employment and residential growth, and provide excellent transportation service, including fast, convenient, high-capacity transit service, as well as investment in major public amenities. The following Pierce County Regional Growth Centers have been adopted into the PSRC Regional Growth Strategy:

- Tacoma Central Business District
- Tacoma Mall
- Lakewood
- Puyallup Downtown
- Puyallup South Hill
- University Place

C-7 Jurisdictions that designate a Center within its Comprehensive Plan shall encourage density and development to achieve targeted growth. Any of the following approaches could be used to implement Center development by:

- 7.1 Encouraging higher residential densities within Centers;



- 7.2 Avoiding creation of large blocks of single-use zones;
 - 7.3 Allowing for greater intensity of use within Centers;
 - 7.4 Increasing building heights, greater floor/area ratios within Centers;
 - 7.5 Minimizing setbacks within Centers;
 - 7.6 Allowing buildings to locate close to street to enhance pedestrian accessibility;
 - 7.7 Encouraging placement of parking to rear of structures; or
 - 7.8 Reducing parking requirements based on type of use, demographics, and other factors.
- C-8 Designated Centers are expected to receive a significant share of projected growth in conjunction with periodic disaggregation of Countywide population allocations.
- C-9 Centers shall provide necessary capital facilities needed to accommodate the projected growth in population and employment.
- C-10 Streetscape amenities (landscaping, furniture, etc.) should be provided within Centers to create a walkable environment. Street cross-sections should incorporate planters, street trees, sidewalks, traffic-calming features, and other features to promote walking.
- C-11 Agencies should coordinate efforts and cooperate in the development of Centers to ensure that services and infrastructure are designed to promote physical, mental, and social health in both the natural and built environments.
- C-12 Jurisdictions should incorporate strategies into plans and regulations for Regional Growth Centers and Countywide Growth Centers that encourage affordable housing, especially near High-Capacity Transit areas.
- C-13 To encourage transit use within Centers, jurisdictions should establish mechanisms to limit the use of single-occupancy vehicles. Such mechanisms could include:
- 13.1 Charging for parking;
 - 13.2 Limiting the number of off-street parking spaces;
 - 13.3 Establishing minimum and maximum parking requirements;
 - 13.4 Implementing Commute Trip Reduction (CTR) measures and other transportation demand management measures;
 - 13.5 Developing commuter programs for multiple employers not otherwise affected by the CTR law; or
 - 13.6 Providing nonmotorized transportation facilities.
- C-14 Centers receive a high priority for the location of high-capacity transit stations and/or transit centers.
- C-15 Higher residential densities and uses that support high-density residential should be located close to transit stops within Centers and seek opportunities to:
- 15.1 Create a core area to support transit and high occupancy vehicle use;



1 15.2 Allow/encourage all types of transit facilities (transit Centers, bus pullouts, etc.) within
2 Centers; and

3 15.3 Establish incentives for developers to provide transit and transportation demand
4 management supportive amenities.

5 C-16 Provisions for nonmotorized transportation shall be provided, such as:

6 16.1 Bicycle-friendly roadway design;

7 16.2 Wider outside lane or shared parking/bike lanes;

8 16.3 Bike-activated signals;

9 16.4 Covered, secure bicycle parking at all places of employment;

10 16.5 Bicycle racks; or

11 16.6 Pedestrian pathways.

12 C-17 Jurisdictions should consider incentives for development within Centers, such as:

13 17.1 Streamlined permitting;

14 17.2 Financial incentives;

15 17.3 Density bonuses or transfer of development rights;

16 17.4 Using SEPA provisions to streamline environmental review; and

17 17.5 Shared mitigation, such as stormwater detention and joint parking.

18 C-18 Regional Growth Centers should be planned to have fast and frequent high-capacity transit, as
19 well as other modes of transportation options.

20 C-19 Jurisdictions should individually and collectively coordinate with transit agencies to improve
21 transit service infrastructure and efficiency within and between Countywide and Regional
22 Centers.

23 C-20 Roadways and nonmotorized networks should be designed to promote efficient transit services,
24 including the provision for facilities such as bus stops.

25 C-21 Regional Growth Centers, Countywide Centers and employment centers should be connected to
26 each other via multiple modes of transit in order to strengthen the region's economy and connect
27 communities, housing and jobs.

28 C-22 Support the transition to zero-emission vehicles by encouraging private and public development
29 of the infrastructure needed to support electrification of the transportation system within and
30 between Centers.

31 C-23 Support transportation investments that provide alternatives to single-occupancy vehicle travel
32 and increase travel options to and within Centers and along corridors connecting Centers.

33 C-24 Designation requirements for Regional Growth Centers (RGCs):

34 24.1 Consistency with specific criteria for Centers adopted in the Countywide Planning
35 Policies.



- 24.2 Consistency with the Puget Sound Regional Council's current Regional Growth Center criteria.
- 24.3 The Center's location in the County and its potential for fostering a logical and desirable Countywide transportation system and distribution of Centers.
- 24.4 Consideration of the total number of Centers in the County that can be reasonably developed based on projected growth over the next twenty years.
- 24.5 Environmental analysis, which shall include demonstration that urban services, including an adequate supply of drinking water, are available to serve projected growth within the Center and that the jurisdiction is capable of ensuring concurrent urban services to new development.
- 24.6 If a jurisdiction designates a Center, it must also adopt the Center's designation and provisions in its Comprehensive Plan and development regulations to ensure that growth targeted to Centers is achieved and urban services will be provided.
- 24.7 Centers shall be characterized by all of the following:
- 24.7.1 Clearly defined geographic boundaries;
 - 24.7.2 Intensity/density of land uses sufficient to support high-capacity transit;
 - 24.7.3 A diversity of land uses;
 - 24.7.4 Pedestrian-oriented land uses and amenities;
 - 24.7.5 Pedestrian connections shall be provided throughout;
 - 24.7.6 Urban design standards which reflect the local community;
 - 24.7.7 Provisions to reduce single-occupancy vehicle use, especially during peak hours and commute times;
 - 24.7.8 Provisions for bicycle use;
 - 24.7.9 Sufficient public open spaces and recreational opportunities, including placemaking and public gathering places;
 - 24.7.10 Uses which provide both daytime and nighttime activities; and
 - 24.7.11 Located in urban growth areas.

Regional Manufacturing/Industrial Centers (MIC)

Regional Manufacturing/Industrial Centers are areas where employee- or land-intensive uses are located. These Centers differ from Regional Growth Centers in that they consist of an extensive land base and the exclusion of non-manufacturing or manufacturing-supportive uses is an essential feature of their character. These areas are characterized by a significant amount of manufacturing, industrial, and advanced technology employment uses. Large retail and non-related office uses are discouraged. Other than caretakers' residences, housing is prohibited within Manufacturing/Industrial Centers. However, these Centers should be linked to high-density housing areas by an efficient multimodal transportation system. The efficiency of rail and overland freight to markets is the critical element for manufacturers and industries located in these Centers.

The following Manufacturing/Industrial Centers have been adopted into the Regional Growth Strategy for



Pierce County:

- Frederickson
 - Port of Tacoma
 - Sumner/Pacific
 - South Tacoma – Candidate Manufacturing/Industrial Center (not adopted – targeting 2024 for regional designation by PSRC)
- C-25 Focus a significant share of employment growth in designated regional manufacturing/industrial centers.
- C-26 Provisions to achieve targeted employment growth should include:
- 26.1 Preservation and encouragement of the aggregation of vacant land parcels sized for manufacturing/industrial uses;
 - 26.2 Prohibition of land uses which are not compatible with manufacturing/industrial, manufacturing/industrial supportive, and advanced technology uses;
 - 26.3 Limiting the size and number of offices and retail uses as accessory use and only to serve the needs of employees within a Center; and
 - 26.4 Reuse and/or intensification of the land use consistent with the mix of uses envisioned for the MIC.
- C-27 The transportation network within Manufacturing/Industrial Centers should provide for the needs of freight movement and employees by ensuring a variety of transportation modes, such as roads, rail, and various trucking facilities. Nonmotorized facilities and transit services should be creatively provided when it makes sense and is safe, providing the MIC with alternative transportation to single- occupancy vehicles (SOVs) and transportation demand management strategies if transit is unavailable or is not feasible.
- C-28 Manufacturing/Industrial Centers should be connected to centers of concentrated employee housing, via a transportation network that prioritizes transit, facilities for carpooling, and other alternative modes of transportation.
- C-29 The transportation system, including, but not limited to, road, rail, dock, and port terminal, within Manufacturing/Industrial Centers shall be built, protected, and maintained to accommodate existing and future industrial uses.
- C-30 All jurisdictions should support transportation capital improvement projects which improve access and movement of goods to, in, and from Manufacturing/Industrial Centers.
- C-31 Encourage private and public development of the infrastructure needed to support the transition of freight carriers and delivery fleets to alternative fuels and technologies, such as electrification of vehicles and conversion to renewable fuels.
- C-32 To support the health and well-being of employees in employment centers, encourage the development of nearby rest and recreation opportunities for employees, such as on-site exercise facilities, outdoor recreation areas, and trail and sidewalk systems that promote walking/biking and community connections.
- C-33 Encourage the development of accessory uses in MICs that provide services for employees that are close to work sites, such as food services, health services, etc. to better serve the needs of large daytime population and to reduce vehicle miles traveled. Accessory uses should complement, not compete with industrial uses.



- C-34 To be designated as a Regional Manufacturing/Industrial Center (MICs), the following criteria shall be met:
- 34.1 Consistency with specific criteria for Manufacturing/Industrial Centers adopted within the Countywide Planning Policies and the Multicounty Planning Policies.
 - 34.2 Consideration of the Center's location in the County and region, especially relative to existing and proposed transportation facilities.
 - 34.3 Consideration of the total number of Manufacturing/Industrial Centers in the County that are needed over the next twenty years based on projected need for manufacturing/industrial land to satisfy regional projections of demand for manufacturing/industrial land uses.
 - 34.4 Environmental analysis, which shall include demonstration that the jurisdiction is capable of concurrent service to new development.
 - 34.5 Adoption within the jurisdiction's Comprehensive Plan of the Center's designation and provisions to ensure that job growth targeted to the Manufacturing/Industrial Center is achieved.
 - 34.6 Manufacturing/Industrial Centers shall be characterized by:
 - 34.6.1 Clearly defined geographic boundaries;
 - 34.6.2 Intensity of land uses sufficient to support alternatives to single-occupancy vehicle use;
 - 34.6.3 Direct access to regional highway, rail, air, and/or waterway systems for the movement of goods;
 - 34.6.4 Provisions to prohibit housing; and
 - 34.6.5 Identified transportation linkages to high-density housing areas.
 - 34.7 Jurisdictions having a designated Manufacturing/Industrial Center shall:
 - 34.7.1 Plan for and fund capital facility improvement projects which support the movement of goods;
 - 34.7.2 Coordinate with utility providers to ensure that utility facilities are available to serve such Centers;
 - 34.7.3 Facilitate land assembly;
 - 34.7.4 Assist in recruiting appropriate businesses;
 - 34.7.5 Encourage employers to participate in Commute Trip Reduction programs; and
 - 34.7.6 Ensure that land uses in MICs are of the appropriate types to promote employment growth, and that MICs are protected from incompatible adjacent uses, through zoning, buffers and other mechanisms.

Countywide Centers

Through the 2018 Centers Framework Update, designation of Countywide Centers remains delegated to a



Countywide process, while a baseline of consistent regional standards for each county to use was adopted. PSRC reviews and certifies Countywide planning policies, but PSRC's role does not include review of Countywide Centers.

Designated Centers may vary substantially in the number of households and jobs they contain today. The intent of the Countywide Planning Policies is that Centers become attractive places to live and work, while supporting efficient public services, such as transit and being responsive to the local market for jobs and housing.

Countywide Growth Centers serve important roles as places for concentrating jobs, housing, shopping, and recreational opportunities. These are often smaller downtowns, high-capacity transit station areas, or neighborhood Centers that are linked by transit, provide a mix of housing and services, and serve as focal points for local and county investment.

Countywide Industrial Centers serve as important local industrial areas. These areas support living wage jobs and serve a key role in the county's manufacturing/industrial economy.

Within Pierce County, a limited number of additional Centers may be designated through amendment of the Countywide Planning Policies consistent with the basic standards and process included below.

C-35 Countywide Growth Centers are local focal points where people come together for a variety of activities, including business, shopping, living, and recreation. These Centers may include the core of small- to medium-sized cities and may also be located in unincorporated urban areas. Often, Countywide Centers include a strong public presence because they are the location of city hall, main street, and other public spaces.

C-36 Countywide Growth Centers should be developed as complete neighborhoods to allow residents and workers in the centers to walk to daily necessities, amenities and services.

C-37 Encourage focused growth and infill in Countywide Growth Centers by streamlining development standards and regulations for residential and commercial development and public projects, especially around high-capacity transit station areas.

C-38 A jurisdiction may apply for status as a Candidate Countywide Center if it satisfies all required criteria included below, has a minimum of 7 activity units per acre, and is planning for at least 16 activity units per acre. The application for Countywide Center would not be regionally designated until the Center achieves at least 10 activity units per acre. Activity units means the sum of population and job units per gross acre, per PSRC.

C-39 Countywide Centers are potential candidates for designation as Regional Centers.

Pierce County has the following Countywide Growth Centers:

- | | |
|---|----------------------------------|
| • Sumner Town Center | • Proctor (Tacoma) |
| • 6 th Avenue (Tacoma) | • South Tacoma Way (Tacoma) |
| • Lincoln (Tacoma) | • Tacoma Central (Tacoma) |
| • Lower Pacific (Tacoma) | • Upper Pacific (Tacoma) |
| • McKinley (Tacoma) | • Upper Portland Avenue (Tacoma) |
| • Narrow (Tacoma) | • Ruston Point (Tacoma/Ruston) |
| • James Center (Tacoma/Fircrest/University Place) | • Downtown Bonney Lake |

C-40 To be designated as a Countywide Center, the following criteria shall be met.

Countywide Growth Center

Countywide Industrial Center



Center must meet each of the following criteria:

- Identified as a Center in the local Comprehensive Plan and adopted regulations.
- Identified as a Countywide Center in the Countywide Planning Policies.
- Located within a city, multiple adjacent cities, or unincorporated urban area.

Demonstration that:

The Center is a local planning and investment priority:

- Identified as a Countywide Center in a local Comprehensive Plan; Subarea Plan recommended
- Clear evidence that area is a local priority for investment, such as planning efforts or infrastructure.

The Center is a location for compact, mixed-use development, including:

- A minimum existing activity unit density of 10 activity units per acre
- Planning and zoning for a minimum mix of uses of 20 percent high-density residential and 20 percent employment, unless unique circumstances make these percentages not possible to achieve
- Capacity and planning for additional growth of 16 activity units per acre or more.

The Center supports multimodal transportation, including:

- Transit service**
- Pedestrian infrastructure and amenities
- Street pattern that supports walkability
- Bicycle infrastructure and amenities
- Compact, walkable size of one-quarter mile squared (160 acres); the size may increase to up to half-mile transit walkshed (500 acres) if more than two points within the center are served by transit services.

*“Core industrial uses”: Core industrial zoning is characterized by allowing, and preferring, most industrial uses. Incompatible land uses are generally prohibited but may be allowed in limited instances.

**Transit is defined as existing or planned options, such as bus, train, or ferry service.

Center must meet each of the following criteria:

- Identified as a Center in the local Comprehensive Plan and adopted regulations.
- Identified as a Countywide Center in the Countywide Planning Policies.
- Located within a city, multiple adjacent cities, or unincorporated urban area.

Demonstration that:

The Center is a local planning and investment priority:

- Identified as a Countywide Center in a local Comprehensive Plan; Subarea Plan recommended
- Clear evidence that area is a local priority for investment, such as planning efforts or infrastructure.

The Center supports industrial sector employment:

- Minimum 1,000 existing jobs and/or 500 acres of industrial land
- Defined transportation demand management strategies in place
- At least 75% of land area zoned for core industrial uses*
- Industrial retention strategies in place
- Capacity and planning for additional growth
- Important county role and concentration of industrial land or jobs with evidence of long-term demand.



Centers of Local Importance (CoLIs)

CoLIs are designated for the purpose of identifying local Centers and activity nodes that are consistent with PSRC Multicounty Planning Policies. Such areas promote compact, pedestrian- oriented development with a mix of uses, proximity to diverse services, and a variety of appropriate housing options, or be in an established industrial area.

A CoLI is characterized by a concentration of land uses or activities that provide a sense of place or gathering place for the community and neighborhood residents. A CoLI should include two or more of the following characteristics:

- Civic services
- Commercial areas
- Recreational areas
- Industrial areas
- Cultural facilities/activities
- Historic buildings or sites
- Residential areas

C-41 CoLIs may only be located in a town or city without a Countywide or Regional Center located in Pierce County. CoLIs may be allowed in an urban unincorporated area.

C-42 Local comprehensive plans should include policies that direct development regulations, including zoning, of the CoLI to uses that provide a focal point or sense of place for a community and its surrounding area.

C-43 The size of a CoLI and the mix and density of uses are to be locally determined to meet community goals.

C-44 Each jurisdiction defines the role that the CoLI plays in supporting planned growth.

C-45 A variety of appropriate transportation options and walkable design should be available or planned within a CoLI.

A CoLI shall be locally adopted; approval by the PCRC or other regional organization shall not be required.

1. A jurisdiction shall document how an area meets the design features of a CoLI in its Comprehensive Plan.
2. The documentation should include examples, plans, or other information that supports the designation of a CoLI.
3. An area adopted as a CoLI shall be definitively delineated on a map within a jurisdiction's Comprehensive Plan.
4. A CoLI shall have appropriate land use designations, zoning regulations, and infrastructure plans for existing and planned development.
5. A Comprehensive Plan that utilizes an alternative label to refer to a CoLI shall be accompanied with adopted findings of fact that recognizes the area as a CoLI per the Pierce County CPPs.

A jurisdiction shall provide the PCRC notice of its intention to locally adopt a CoLI or recognize formally adopted CoLIs that meet the criteria:



- 1 1. The notice shall be provided to the PCRC 60 days (minimum) prior to the expected date of
2 adoption.
- 3 2. The notice shall provide information that identifies the location of the proposed CoLI and
4 documents how the location meets the CoLI policies.

5 A locally adopted CoLI will be recognized in the Countywide Planning Policies Appendix. Jurisdictions
6 shall forward a map of locally adopted CoLIs, together with the Comprehensive Plan citations, to the
7 PCRC for inclusion into Appendix B. The adopted CoLIs shall be attached to the CPP publications as
8 Appendix B for ease of reference. Appendix B shall not be considered a component of the CPPs and,
9 accordingly, an update to Appendix B shall not constitute an amendment to the CPPs requiring
10 ratification by Pierce County jurisdictions.



Community and Urban Design

Introduction

Urban design is the careful planning and shaping of a community's built environment in such a way that maintains the objectives and interests of the community. Traditionally combining the practices of architecture together with planning and landscape design, urban design addresses the way people perceive and interact with the built environment to achieve a unique sense of place and community. Additionally concepts of transportation compatibility, increased density, equity, plan implementation, and environmental protection can be addressed through community and urban design policies and regulations. Community and Urban design principles can be used by jurisdiction to assure the local history and uniqueness of a community is not lost to the accommodation of future growth.

Background - Growth Management Act

The Washington State Growth Management Act identifies as a planning goal to encourage development in urban areas and to reduce the inappropriate conversion of undeveloped land into sprawling, low-density development. To encourage this type of urban development that has increased density, and is compact and serviced by multiple transportation alternatives, it requires close attention to the urban design, community context and character, in order to function effectively and consistent with the vision of an individual community. The Growth Management Act does not expressly require that the County adopt a planning policy on urban design; however, VISION 2050 and the Multicounty Planning Policies provide goals and policies related to regional design and urban design.

Background - VISION 2050

VISION 2050 called for identifying and protecting significant visual and cultural resources that preserve community character. It calls for designing facilities throughout the region that advance community development, and for creating parks and civic spaces. VISION 2050 also advances redevelopment and infill as opportunities for revitalizing communities, including along linear corridors (such as low-scale retail strips along the thoroughfares). Open space and parks at a variety of scales create public amenities, contribute to the character of communities, and provide opportunities for recreation and physical activity.

Policies

CU-1 Incorporate community and urban design principles consistent with VISION 2050 to create communities that:

1.1 Impart a sense of place;

1.2 Preserve local character;

1.3 Provide for mixed uses and choices in housing types;

1.4 Encourage walking, bicycling, and transit use; and

1.5 Provide for access to healthy food purveyors such as grocery stores, farmers markets, and community food gardens in proximity to residential areas and centers.

Resource:

This [Land Use & Community Design and Health Logic Model](#) contains a menu of strategies and policies to support placemaking and built form, universal design, and biophilic principles to improve a sense of place, health and well-being, and livability.

CU-2 Design public buildings and public spaces that contribute to the unique sense of community and a sense of place.

CU-3 Design transportation projects and other infrastructure to achieve community development objectives and improve the community.



- 1 CU-4 Promote context-sensitive design of transportation facilities, both for facilities to fit in the context
2 of the communities in which they are located, as well as applying urban design principles for
3 projects in centers and transit station areas.

Economic Development and Employment (Urban)

Introduction

The prosperity of a region's economy relies on thriving natural and built environments, healthy people, and a supportive business climate. Our region's outstanding environment and location relative to international markets are key elements for economic success. Land-use policies that encourage job growth in the communities where people live, promote a better jobs/housing balance across the region. Abundant natural resources, a beautiful setting, and vibrant communities with housing affordable to local workers make communities more attractive to businesses operating in a global economy. Infrastructure planning must consider future e-commerce, information, and data needs. Capitalizing on the region's competitive advantages while maintaining healthy and vibrant communities requires policies throughout Pierce County that balance conservation and growth while avoiding displacement and fragmentation of marginalized communities.

Background - Growth Management Act

The Washington State Growth Management Act mandates that counties and cities encourage economic development throughout the state that is consistent with adopted comprehensive plans, promote economic opportunity for all citizens of the state, especially for unemployed and disadvantaged persons, promote the retention and expansion of existing businesses and recruitment of new businesses, recognize regional differences impacting economic development opportunities, and encourage growth in areas experiencing insufficient economic growth, all within the capacities of the state's natural resources, public services, and public facilities [RCW 36.70A.020(5)]. Additionally, the Growth Management Act expressly requires that the County adopt a planning policy on countywide economic development and employment [RCW 36.70A.210(3)(g)].

Background - VISION 2050

VISION 2050 recognizes that a robust economy is integral to our environmental, social, and financial well-being. It acknowledges that a healthy and diverse economy is vital for paying for public services, supporting arts and cultural institutions, and building our communities. The Multicounty Planning Policies for economic development in VISION 2050 focus on business, people, and places. An emphasis is placed on a better balance of equitable job creation among the counties to broaden opportunity and create a better jobs-housing balance. Importance is also placed on small and locally owned businesses, because they create jobs, can offer family-wage jobs, and make vital contributions to the sustainability of the region's economy and prosperity. VISION 2050 recognizes the region's economic well-being is also dependent upon the safe and reliable movement of people, goods and services, and information and includes provisions for prioritizing economic development and transportation funding to centers.

Policies

- EC-1 Jurisdictions will work to achieve a prospering and sustainable regional economy by supporting business and job creation, investing in all people, sustaining environmental quality, and creating great central places, diverse communities, and high quality of life. This will involve assuring consistency between economic development plans and policies and adopted comprehensive plans by:
- 1.1 Providing within the areas designated for urban development, sufficient land to accommodate projected development including both housing and commerce;
 - 1.2 Striving for a balance and match of local jobs and local housing;

Resource:

The Pierce County [Economic Development & Health Logic Model](#) includes strategy and policy ideas aimed at creating inclusive economies and improving human and environmental health.



Economic Development and Employment (Urban)

- 1.3 Providing adequate public facilities and services to employment centers and an adequate supply of housing with good access to employment centers;
 - 1.4 Separating, buffering, or leaving natural buffers between residential development and areas of non-residential development where necessary, due to the type, characteristics and impacts of the development activity;
 - 1.5 Evaluating federal, state, and local regulatory, taxing, facility financing and expenditure practices striving for equitable investment at appropriate locations;
 - 1.6 Leveraging the region's and county's position as an international gateway by supporting businesses, ports, and agencies involved in trade-related activities;
 - 1.7 Encouraging the private, public, and nonprofit sectors to incorporate environmental and social responsibility into their practices;
 - 1.8 Maximizing the use of existing designated Manufacturing and Industrial Centers [see Centers chapter for policies] by focusing appropriate types and amounts of employment growth in these areas and by protecting them from incompatible adjacent uses; and
 - 1.9 Preserving industrial zoning where the appropriate infrastructure exists or is planned.
- EC-2 Promote diverse economic opportunities for all citizens of the County, especially the unemployed, disadvantaged persons, minorities and small businesses. Where appropriate, the following measures are examples of actions that may be used to accomplish this policy:
- 2.1 Determining a reasonable "jobs/housing" balance and then coordinating land use and development policies to help achieve the designated balance of adequate affordable housing attainable to local workers and accessible to areas of employment, in a way that avoids the placement of incompatible land uses next to each other and does not lead to the fragmentation of existing communities;
 - 2.2 Identifying urban land suitable for the accommodation of a wide range of non-residential development activities;
 - 2.3 Utilizing state and federal programs and financial assistance to the maximum extent appropriate;
 - 2.4 Encouraging redevelopment of underutilized commercial and industrial areas;
 - 2.5 Encouraging flexibility in local zoning and land use controls, such as performance-based zoning, to permit a variety of economic uses, but doing so without sacrificing sound performance, design, and development standards;
 - 2.6 Encouraging programs, in conjunction with other public, quasi-public and private entities, to attract appropriate businesses and industries, particularly those that diversify the economic base and provide living-wage jobs;
 - 2.7 Encouraging the location of investment in areas served by public transit and adequate transportation facilities, with emphasis on connecting underserved populations with jobs;
 - 2.8 Maintaining and enhancing natural resource-based industries, including productive timber, agriculture, fishing and mining;



Economic Development and Employment (Urban)

- 1 2.9 Targeting the appropriate creation and retention of specific firms and industries within
2 established and emerging industry clusters that export goods and services, import capital, and
3 have growth potential;
- 4 2.10 Promoting high-quality and accessible educational, job training, and cultural opportunities,
5 particularly for those facing unique obstacles and/or those with special needs;
- 6 2.11 Steering investments to community and economic development initiatives that elevate
7 economic opportunity for those communities most marginalized and impacted by
8 disinvestment and economic disruptions; or
- 9 2.12 Fostering opportunities and a supportive environment for business startups, small businesses,
10 and women- and minority-owned businesses.
- 11 EC-3 Plan for sufficient growth and development balancing fiscal/economic costs and benefits derived
12 from different land uses by:
- 13 3.1 Ensuring an appropriate mix and balance of land uses;
- 14 3.2 Reducing inefficient, sprawling development patterns;
- 15 3.3 Encouraging developments that include active transportation options and access to transit
16 reducing pressures on transportation facilities with limited capacities;
- 17 3.4 Coordinating the provision of public facilities and services and/or ensuring that new
18 development supports the cost of public facility and service expansions made necessary by
19 such development;
- 20 3.5 Promoting development in areas with existing available public facility capacity;
- 21 3.6 Encouraging joint public/private development as appropriate;
- 22 3.7 Concentrating, and planning for, a significant amount of investment in designated Centers
23 [see Centers chapter for policies]; and
- 24 3.8 Planning for the efficient flow of people, goods, services, and information throughout the
25 region with infrastructure investments, particularly in and connecting designated Centers [see
26 the Centers chapter for policies].
- 27 EC-4 Work to strengthen existing businesses and industries and to add to the diversity of economic
28 opportunity and employment by:
- 29 4.1 Assisting in maintaining a viable market for existing businesses;
- 30 4.2 Utilizing public financing mechanisms, where appropriate, to strengthen existing businesses;
- 31 4.3 Making information, technical assistance, and loans available for business expansion,
32 innovation, and job creation;
- 33 4.4 Protecting existing viable businesses from incompatible neighbors and from displacement;
- 34 4.5 Streamlining permit processing;
- 35 4.6 Striving to maintain adequate public facilities and service levels;



Economic Development and Employment (Urban)

- 1 4.7 Evaluating regulatory and other constraints to business investment and operations and
2 minimizing the effect of such constraints;
- 3 4.8 Supporting the contributions of the region's and county's culturally and ethnically diverse
4 communities in fostering local businesses and helping the region and the county continue to
5 expand its international economy;
- 6 4.9 Identifying, supporting, and leveraging the retention of key regional and local assets to the
7 economy unique to our region's position as an international gateway, such as seaports,
8 airports, educational facilities, research institutions, health care facilities, military
9 installations, long-haul trucking facilities, and manufacturing facilities; and
- 10 4.10 Supporting the regional food economy including the production, processing, wholesaling, and
11 distribution of the region's agricultural food and food products to all Pierce County
12 communities. Emphasize improving access for those communities with limited healthy,
13 affordable, culturally-relevant food options.
- 14 EC-5 Provide both the private sector and the public sector with information necessary to support and
15 promote economic development by:
- 16 5.1 Coordinating the collection and dissemination of information with various local governments;
17 and
- 18 5.2 Cooperating with private and quasi-private entities and sharing information to attract new
19 industries.



Education

Introduction

A high-quality educational system is integral to a thriving, livable community, and is key to the health of its residents. Educational facilities are an important part of public infrastructure; not only do they provide space for students, but they also provide open space, recreation areas, and community gathering space. Further, access to education increases economic and social opportunity in underserved areas and populations, supporting goals toward equity for all residents. In turn, a well-educated population supports a healthy economy through both a skilled work force and the desirability for businesses to locate in the region.

Background - Growth Management Act

The Washington State Growth Management Act does not identify education as a planning goal to guide the development and adoption of comprehensive plans and development regulations. Neither is education listed as a planning policy requirement in the Growth Management Act. However, the list of topics identified in the Growth Management Act is intended to delineate only the minimum policy requirements. Education is identified as an additional policy area in the Interlocal Agreement: "Framework Agreement for the Adoption of the Countywide Planning Policy (Pierce County Council Resolution No. R91-172, September 24, 1991)".

Background - VISION 2050

VISION 2050 contains policies related to education obtainment, services, and the siting of education facilities. It calls for ensuring accessible and high quality education and skills-training programs to all of the region's residents and integrates the provision of education facilities and services with care for the environment. VISION addresses the provision of educational facilities and services that are provided to both urban and rural populations by calling for the siting of schools, institutions, and other community facilities that primarily serve urban populations within the urban growth area in locations where they will promote the local desired growth plans. It also calls for locating schools, institutions, and other community facilities serving rural residents in neighboring cities and towns and design these facilities in keeping with the size and scale of the local community.

Policies

ED-1 "Educational Facilities" means all public and private educational facilities.

ED-2 Strive to achieve excellence in education and to offer diverse educational opportunities to be made available to all residents of the County, cities, and towns by:

2.1 Developing a broad tax base;

2.2 Encouraging coordination between educational and employment requirements; and

2.3 Working to ensure that the region and the county has high quality and accessible training programs that give people opportunities to learn, maintain and upgrade skills necessary to meet the current and forecast needs of the regional and global economy.

ED-3 Coordinate with other institutions or governmental entities responsible for providing educational services, in order to ensure the provision of educational facilities along with other necessary public facilities and services and along with established and planned growth patterns through:

3.1 The capital facilities plan element;

3.2 The land use element;

3.3 School site location decisions;



- 1 3.4 Coordination and, if necessary, formal interlocal agreements between school districts and
- 2 other governmental entities exercising land use planning, regulation, and capital improvement
- 3 planning functions;
- 4 3.5 The possible use of impact fees, voluntary advancements, and regulatory requirements for a
- 5 portion of school facility financing;
- 6 3.6 Encouraging of joint (municipal/school district) use of playgrounds, parks, open-spaces and
- 7 recreational facilities;
- 8 3.7 Supporting for sufficient funding of educational facilities and services; and
- 9 3.8 Supporting for the provision of educational facilities and services to meet specialized needs.
- 10 ED-4 Coordinate with educational facilities by:
- 11 4.1 Incorporating school facility location criteria, developed in conjunction with the local school
- 12 district, in the local comprehensive plan;
- 13 4.2 Including school districts in the comprehensive planning process;
- 14 4.3 Developing a common base of data and sharing the data with school districts concerning
- 15 population, household, and school-age population projections, non-educational capital facility
- 16 needs, and land uses; and
- 17 4.4 Initiating dialogues with school districts about school district boundaries and service areas in
- 18 relation to municipal boundaries, designated urban growth areas, annexation plans, and
- 19 service extension plans and policies.
- 20 ED-5 Determine specific siting requirements for all public and private educational facilities and meet
- 21 specific educational facility needs by:
- 22 5.1 Locating schools in a manner that is consistent with the local comprehensive plan, including
- 23 the capital facilities element;
- 24 5.2 Deciding all facility locations, types and sizes with consideration for the provision of other
- 25 necessary public facilities and services and the compatibility and effect of the provision of
- 26 such facilities on land use and development patterns; and
- 27 5.3 Working toward standards that would prioritize the location of these facilities to be in urban
- 28 areas, with consideration to existing facilities in rural areas.

Environment

Introduction

The quality of life and natural beauty of Pierce County are inherently tied to the environment and its protection for future generations. Open spaces, natural resource lands, environmentally sensitive areas, and clean air and water all play an important role in the quality of life and outdoor activities enjoyed by all the residents of Pierce County. Further, it is recognized that active recreation opportunities, natural resource protection, and the attraction of open space, contribute to the economic well-being of the county; both through direct spending and through the desirability of property near recreation, open space, and natural resources

No single entity can adequately protect all aspects of the environment. Water flows from the easternmost portion of the County at the summit of Mt Rainier through the County and its Municipalities, across both privately and publicly owned lands, and flows into the Puget Sound. This is just one example of the necessity for comprehensive and consistent countywide policies related to protecting the environment. The health of the natural environment directly impacts human health. Contact with and access to a healthy natural environment has the ability to provide a host of benefits to overall human health. Conversely, a polluted environment can cause equally as much damage to human health.

Resource:

This [Natural Environment and Health Logic Model](#) provides a menu of evidence-based policies and strategies to improve the environmental and human health. This [Parks, Recreation & Open Space Logic Model](#) offers research-backed policies and strategies to improve physical activity, social interaction, health, and well-being.

Background – Growth Management Act

The Washington State Growth Management Act identifies the following as planning goals related to protection of the environment:

- Maintain and enhance natural resource-based industries, including productive timber, agricultural and fisheries industries.
- Encourage the conservation of productive forest lands and productive agricultural lands, and discourage incompatible uses.
- Encourage the retention of open space and development of recreational opportunities, conserve fish and wildlife habitat, increase access to natural resource lands and water, and develop park.
- Protect the environment and enhance the state's high quality of life, including air and water quality, and the availability of water.

Although the Growth Management Act does not expressly require a countywide planning policy on natural resources, open space, and protection of environmentally sensitive lands, the addition of such a policy is specifically identified in the Pierce County Interlocal Agreement: “Framework Agreement for the Adoption of the Countywide Planning Policy (Pierce County Council Resolution No. R-91-172, September 24, 1991)”.

Background – VISION 2050

VISION 2050 provides numerous policies for protection of the environment, all aimed at implementing the stated Environmental Goal - *“The region cares for the natural environment by protecting and restoring natural systems, conserving habitat, improving water quality, and reducing air pollutants. The health of all residents and the economy is connected to the health of the environment. Planning at all levels considers the impacts of land use, development, and transportation on the ecosystem.”*

The 2018 Regional Open Space Conservation Plan maps the regionally important open spaces and identifies regionally important access and improvement opportunities. Recovery of the Puget Sound and implementation of the Puget Sound Partnership’s Action Agenda are emphasized by VISION 2050. Beyond preparing for the impacts of climate change by implementing resilience and mitigation strategies,



VISION 2050 identifies “substantially reduces emissions of greenhouse gases that contribute to climate change in accordance with the goals of the Puget Sound Clean Air Agency (50% below 1990 levels by 2030 and 80% below 1990 levels by 2050).”

Policies

ENV-1 Act in a coordinated manner to identify, designate, and conserve resources, and to protect open space and environmentally sensitive lands, and to reduce the production of greenhouse gases and the effects of climate change.

ENV-2 Countywide natural resources identified and designated pursuant to this chapter shall be maintained and enhanced through one or more of the following means:

- 2.1 Conservation;
- 2.2 Conservation combined with planned use;
- 2.3 Planned use;
- 2.4 Enhancement;
- 2.5 Education;
- 2.6 Preservation;
- 2.7 Purchase/acquisition;
- 2.8 Regulatory approaches;
- 2.9 Compensable approaches;
- 2.10 Transfer of development rights programs; or
- 2.11 Mitigation banking.

ENV-3 Environmentally sensitive lands, for the purpose of the Policy includes all designated critical areas pursuant to RCW 36.70A.030(6) including, but not limited to, wetlands, aquifer recharge areas, fish and wildlife habitat, geologically hazardous lands and shall also include water supply areas, shorelines, creeks, streams, lakes, rivers, deltas, frequently flooded areas, estuaries, and unique geologic features such as canyons. Jurisdictions shall maintain the following relationships, as applicable, between environmentally sensitive lands and development:

- 3.1 Give priority to protection of environmentally sensitive lands.
- 3.2 Develop standards and criteria for limiting development, if allowed, in the County or in municipal comprehensive plans.
- 3.3 Provide protection for environmentally sensitive lands through the provision of appropriate buffers where development is allowed.



- 3.4 Adopt a “no net loss” approach.
 - 3.5 Utilize positive incentives for conservation.
 - 3.6 Utilize transfer of development rights, purchase of development rights, or other flexible, clustered or compensatory regulatory approaches.
 - 3.7 Designate environmentally sensitive lands of local, county and statewide significance.
 - 3.8 Educate all segments of the community concerning the importance of these Policy objectives.
 - 3.9 Utilize market-based incentives, such as wetland banking and other mechanisms, to encourage innovation and market driven environmental stewardship and protection.
- ENV-4 Solicit the input and expertise of the Puget Sound Partnership and/or other entities with expertise who are working to protect the species, habitat, and biodiversity of the Puget Sound, during review and update of applicable plans and regulations.
- Inter-jurisdictional Coordination**
- ENV-5 Recognizing the economic, human health, and natural benefits of maintaining and improving environmental quality, all jurisdictions shall work cooperatively and consistently with each other to implement the policies in this chapter through measures such as:
- 5.1 Identifying, designating, maintaining, conserving, enhancing, and/or protecting, as appropriate, natural resources through the adoption of specific elements in the county and municipal comprehensive plans;
 - 5.2 Developing appropriate implementation strategies and regulations;
 - 5.3 Adopting local capital improvement programs designed to achieve the objectives of this chapter;
 - 5.4 Coordinating standards and criteria among the programs of governmental entities, including where necessary the use of inter-governmental agreements, so as to be consistent with the objectives of this chapter;
 - 5.5 Using integrated and interdisciplinary approaches for environmental planning and assessment; or
 - 5.6 Using the best information available at all levels of planning, especially scientific information, when establishing and implementing environmental standards established by the local, state, or federal government.
- ENV-6 All jurisdictions in the County should explore the opportunities, benefits, challenges, political will and logistics of creating a Pierce County coalition to address the impacts of climate change on a regional scale. Recognize the clear and present danger posed by climate change, and its potential to drastically impact quality of life, the natural and built environment, and human health and safety for future generations.

“No net loss” is intended to halt the introduction of new impacts resulting from new development. This standard aims to maintain, or improve, function of environmental systems, through implementation of appropriate policies and regulations. Both protection and restoration may be appropriate to achieve “no net loss”.

- 1 ENV-7 Consider the following regarding natural resources:
 - 2 7.1 Placing a primary emphasis on maintaining, enhancing, conserving, and/or protecting, as
3 appropriate, designated and identified natural resources including lands of local, county, and
4 statewide significance;
 - 5 7.2 Developing and applying criteria for limiting development (where development may be
6 allowed) so as to maintain, enhance, and conserve identified and designated important,
7 productive or economically viable natural resources or natural resource-based industries;
 - 8 7.3 Ensuring the provision of buffers to protect environmentally sensitive lands where economic
9 use of natural resource lands will cause adverse impacts;
 - 10 7.4 Adopting a "no net loss" approach where applicable;
 - 11 7.5 Utilizing positive incentives to ensure conservation over time;
 - 12 7.6 Utilizing transfer of development rights; purchase of development rights; conservation
13 easements; or other compensable approaches (see CPPs for Agricultural Lands and Open
14 Space);
 - 15 7.7 Educating all segments of the community concerning the importance of the CPP objectives;
 - 16 7.8 Emphasizing the prevention of air and water quality degradation;
 - 17 7.9 Establish best management practices that protect the long-term integrity of the natural
18 environment, adjacent land uses, and the long-term productivity of resource lands;
 - 19 7.10 Support the sustainability of designated resource lands. Conversion of lands to other uses is
20 strongly discouraged; and
 - 21 7.11 Ensure that resource lands and their related economic activities are not adversely impacted by
22 development on adjacent non-resource lands.
- 23 ENV-8 Determine the amount of development permitted on environmentally sensitive lands according
24 to the nature of the area sought to be protected and do so on a case-by-case basis in conjunction
25 with SEPA and critical areas regulations. Enhancements to environmentally sensitive lands,
26 consistent with these policies, may be allowed.
- 27 ENV-9 All jurisdictions are encouraged to exceed federal, state and regional environmental quality
28 standards where possible.
- 29 ENV-10 Recognizing the unique interconnectedness between a healthy environment and a healthy
30 economy, all jurisdictions, as well as other governmental entities, shall consider policies on
31 environmentally sensitive lands in conjunction with other Countywide Planning Policies,
32 including, but not limited to, policies which address:
 - 33 10.1 Urban growth areas;
 - 34 10.2 Contiguous orderly development and the provision of urban services to such development;
 - 35 10.3 Capital facility siting;
 - 36 10.4 Transportation efficiency;
 - 37 10.5 Siting of transportation facilities;



- 10.6 Operations and maintenance of transportation facilities;
- 10.7 Infill development;
- 10.8 Affordable housing;
- 10.9 State and local Shoreline Master Programs;
- 10.10 Goals and mandates of federal and state land jurisdiction agencies including the Washington State Department of Natural Resources, the U.S. Forest Service, the National Park Service and Tribal governments; and
- 10.11 Watershed management.

Open Space

ENV-11 Open space, for the purpose of this Policy, includes federal, state, and local parks, recreation areas, greenbelts/natural buffers, scenic and natural amenities, or unique geological features or unique resources.

ENV-12 Plan for and provide access to open space for all segments of the population regardless of race, social, physical ability or economic status.

12.1 Consider adoption of increased measures to ensure the creation and retention of adequate nearby (within ½ mile proximity) access to open space for residents of urban areas.

“Underserved populations” generally refers to people who are impacted by the action at hand but are often (usually unintentionally) missing from the planning process and plan implementation.

12.2 Consider adoption of proactive measures to increase equity in access to open space for underserved populations.

ENV-13 Plan for the provision and designation of open space considering and including the following:

13.1 Environmentally sensitive lands may also include open space and/or greenbelt areas.

13.2 Open space areas planned, created, maintained, and/or enhanced within urban growth areas.

13.3 Open space is defined in conjunction with recreation and facilities.

13.4 Open space and environmentally sensitive lands can create linkages across jurisdictional boundaries and coordination needs to occur between entities.

13.5 Open space cluster design should be included in development regulations.

13.6 Natural buffering should be included as part of development design.

ENV-14 Jurisdictions may make the following uses of open space:

14.1 Recreational areas, including parks (golf courses, picnic areas, bicycle, equestrian and walking trails) and general recreation;

14.2 Uses as considered on a case-by-case basis; and

14.3 Uses derived from community definition (i.e., greenbelts).



ENV-15 Encourage new housing to locate outside of designated open spaces, or in a compatible fashion (i.e., clustered design) with open space designations.

ENV-16 Regulate open space through tools such as:

16.1 Zoning and subdivision ordinances, including but not limited to cluster and minimum lot size zoning with required open space, overlay zones and/or open space, and adequate off-site public facility regulations;

16.2 Development impact fees for park and open space acquisition;

16.3 Dedication of land or money in-lieu of land;

16.4 Designation of open space corridors;

16.5 Soil conservation measures;

16.6 Wetlands, shorelines, floodplain, or other environmentally sensitive lands ordinances;

16.7 Development agreements; or

16.8 Protection and encouragement of urban tree canopy coverage.

ENV-17 Cooperatively inventory existing and potential open space by creating local and regional planning inventories.

ENV-18 Authorize the following, or other similar methods of retaining open space land or wildlife corridors:

18.1 Public acquisition of property in fee simple or through development easement acquisition;

18.2 Private acquisition with covenants, conditions and/or restrictions limiting the use of the property to open space;

18.3 Alternatives to public purchase, including, but not limited to:

18.3.1 Flexible zoning, subdivision and regulatory approaches designed for protection or preservation;

18.3.2 Land trust;

18.3.3 Conservation easement;

18.3.4 Transfer of development rights, purchase of development rights, and other compensable regulatory approaches;

18.3.5 Rails-to-trails;

18.3.6 Donations;

18.3.7 Preferential assessments;

18.3.8 Planned developments;

18.3.9 Dedications;

18.3.10 Impact fees;



- 18.3.11 View easements; or
- 18.3.12 Use value assessments.
- 18.4 Retention of existing open space through:
 - 18.4.1 The designation of natural resource lands of statewide significance;
 - 18.4.2 Required open space preservation within and without Urban Growth Boundaries established by Pierce County;
 - 18.4.3 Coordination with agricultural landowners and right to farm policies; and
 - 18.4.4 Preserving and enhancing significant regional open space networks and linkages across jurisdictional boundaries.

Natural Habitat and Watershed

ENV-19 Recognizing that almost all surface water in Pierce County flows to the Puget Sound, consider impacts to the health of the Puget Sound in long range planning efforts and the adoption of development and stormwater regulations.

ENV-20 Support implementation of the Puget Sound Partnership's action agenda.

The **Puget Sound Partnership** is the state agency leading the region's collective effort to restore and protect Puget Sound. The Puget Sound Partnership brings together hundreds of partners to mobilize partner action around a common agenda, advance Sound investments, and advance priority actions by supporting partners.
<https://www.psp.wa.gov/>

ENV-21 Preserve, protect, and aim to restore natural habitat critical for the conservation of salmonid species, southern resident orcas and other species listed under the federal Endangered Species Act, whenever practicable, through actions such as:

- 21.1 Adopting comprehensive plan policies that seek to protect, maintain, or restore aquatic ecosystems and associated upland habitat;
- 21.2 Considering creation of a Public Benefit Rating System under the Current Use Assessment Program (RCW 84.34) or other Tax Incentive Programs that includes a higher priority for fish and wildlife habitat conservation areas;
- 21.3 Considering fish and wildlife habitat conservation areas when designating land use designations and companion zoning regulations;
- 21.4 Amending existing critical area regulations, as necessary, to protect fish and wildlife habitat conservation areas from development impacts;
- 21.5 Addressing fish passage barriers and retrofit with fish friendly passages, as part of publicly funded projects;
- 21.6 Retrofitting storm water systems associated with public infrastructure to meet current standards, as part of publicly funded projects;
- 21.7 Utilizing low impact development standards and techniques;
- 21.8 Reconnecting floodplains and creation of off channel habitat; or

21.9 Partnering with others who are seeking to promote species recovery and to protect, enhance, and restore critical habitat such as the tribes, federal and state entities, non-profit organization, and private sector groups and businesses.

ENV-22 Adopt comprehensive plan policies and regulations to protect and enhance natural ecosystems, and reflect natural constraints and protect sensitive features, such as:

22.1 Preserving and enhancing habitat to prevent species from inclusion on the endangered species list and to accelerate their removal from the list;

22.2 Identifying and protecting wildlife corridors both inside and outside the urban growth area;

22.3 Preserving and restoring native vegetation to protect habitat, especially where it contributes to the overall ecological function and where invasive species are a significant threat to native ecosystems; or

22.4 Reducing the use of pesticides and chemical fertilizers to the extent feasible and identify alternatives that minimize risks to human health and the environment.

ENV-23 Coordinate watershed planning and land use planning activities and implementation activities within a watershed boundary by undertaking actions such as:

23.1 Participating in local watershed council meetings and planning processes;

23.2 Recognizing that watershed planning may be useful in analyzing changes in stream hydrology, flooding, water quality and capital facilities under different land use scenarios;

23.3 Evaluating the use of vegetation retention, tree conservation, and maximum impervious surface standards;

23.4 Utilizing watershed boundaries instead of jurisdictional boundaries for plans and studies whenever possible;

23.5 Considering the implications of planning and implementation activities on natural environmental and built systems that are located outside jurisdictional boundaries but within the shared watershed; or

23.6 Updating land use plans and regulations, in consideration of the information that is contained within watershed plans.

ENV-24 Coordinate on watershed planning for the purposes of:

24.1 Maintaining natural hydrological functions, ecosystems and watersheds and, where feasible, restore to a more natural state;

24.2 Restoring, when feasible, freshwater and marine shorelines, watersheds, and estuaries to a natural condition for ecological function and value;

24.3 Identifying and addressing the impacts of climate change and sea level rise on hydrological systems; and

24.4 Maintaining and enhancing the ecological, social, and economic benefits provided by a healthy Puget Sound.

ENV-25 Work together to identify and protect natural habitat corridors that cross jurisdictional boundaries.



25.1 Establish informational sharing workshops or present information at established coordinating committees.

25.2 Whenever possible, utilize watershed boundaries instead of jurisdictional boundaries for plans and studies.

25.3 Establish a common method for assessing the habitat needs for sensitive species.

ENV-26 Coordinate watershed/aquatic restoration planning and implementation activities within a watershed.

26.1 Consider the implications of planning and transportation projects, and implementation activities not only within jurisdictional boundaries, but also the implications of decisions and activities on habitat for critical fish species that is located outside jurisdictional boundaries but within the shared watershed.

26.2 Encourage involvement with local drainage districts and watershed councils in planning process.

Built Environment

ENV-27 Maintain or enhance water quality through adoption of stormwater regulations to control runoff and best management practices to maintain natural aquatic communities and beneficial uses.

ENV-28 Encourage green building (LEED), low impact development, and other similar technique to reduce the production of greenhouse gases and the impact to climate change, from construction materials, methods, and maintenance of the resulting built environment.

ENV-29 Consider the need for, and encourage electric and alternative fuel vehicle infrastructure in private and public development projects and long range planning efforts.

29.1 New public facilities should provide for electric vehicle charging stations or at a minimum the infrastructure necessary to readily upgrade the facility when appropriate.

29.2 Establish parking regulations and development standards that support electric and alternative fuel vehicle infrastructure and active transportation infrastructure.

ENV-30 Support and incentivize, where feasible, development that:

30.1 Offers new and innovative inter-disciplinary approaches to address climate change, greenhouse gas production and environmental stewardship; and

30.2 Utilizes biophilic principles for exterior and/or interior design to encourage construction of healthy buildings and facilities to promote healthy people.

“Biophilic design” is a concept used within the building industry to increase occupant connectivity to the natural environment through the use of direct nature, indirect nature, and space and place conditions. Used at both the building and city-scale, this idea has health, environmental, and economic benefits for building occupants and urban environments, with few drawbacks.

Monitoring, Best Available Science, and Adaptive Management

ENV-31 Work cooperatively toward creating and implementing methodologies designed to determine the effectiveness of enhancement and recovery strategies for listed species. (The term recovery is applied to species and not to habitat.)



31.1 Monitoring and evaluation strategies should be designed to develop data and information that can be used to evaluate future policy choices and management actions.

31.2 Whenever practicable, adoption of local plans, which include conservation plans or watershed basin plans, should include monitoring and evaluation criteria.

31.3 Use the best information available at all levels of planning, especially scientific information.

“Best available science” means current scientific information used in the process to designate, protect, or restore critical areas, that is derived from a valid scientific process as defined by WAC 365-195-900 through 365-195-925.

ENV-32 Recognize that the best available science to address listed species recovery issues is evolving. Each jurisdiction should apply an adaptive management strategy to determine how well the objectives of listed species recovery and critical habitat preservation/restoration are being achieved.

32.1 Consider the results of pilot developments in land use planning.

ENV-33 Ensure that all residents, regardless of social or economic status, live in a healthy environment with minimal exposure to pollution.

ENV-34 Locate development in a manner that minimizes impacts to natural features and promote the use of innovative environmentally sensitive development practices, including design, materials, construction, and on-going maintenance.

Under GMA, all jurisdictions in Pierce County are required to adopt **“Critical Areas Ordinance”** to identify and protect wetlands, aquifer recharge areas, fish and wildlife habitat conservation areas, frequently flooded areas, and geologically hazardous areas. (RCW 36.70A.060

ENV-35 Mitigate noise caused by traffic, industries, and other sources or adjust land uses as appropriate to secure the same result.

ENV-36 Jurisdictions, shall cooperatively work together to create and adopt modifications to their Critical Areas Regulations that include the best available science for the protection of existing habitat, wetlands, estuaries, and riparian areas by avoiding negative impacts.

36.1 Encourage the removal of invasive species and the replanting of natural vegetation.

36.2 Encourage local community groups in critical habitat restoration and enhancement efforts.

36.3 Utilize incentives to encourage landowners to retain, enhance, or restore critical habitat.

36.4 Develop complementary, coordinated, integrated, and flexible approaches for the collection, analysis, and sharing of monitoring information (e.g., GIS data, hydrologic and hydraulic analysis).

“Stream typing” is a Washington State Department of Natural Resources (DNR) classification system of streams and other water bodies that identifies whether or not streams/waterbodies are used by fish, and whether or not streams experience perennial or seasonal flow.

ENV-37 Utilize a single system for stream typing, accepted as the best available science.

<https://www.dnr.wa.gov/forest-practices-water-typing>



Air Quality

- ENV-38 Reach and maintain air pollution attainment level/standards for carbon monoxide, greenhouse gases, particulates, and toxics as determined by the Environmental Protection Agency or the Puget Sound Clean Air Agency.
- ENV-39 Strive to improve the countywide overall air quality for greenhouse gases, particulates, and toxics through measures such as:
- 39.1 Providing education to the community about the sources and implications of particulate matter, greenhouse gases, and air toxics;
 - 39.2 Coordinating and partnering across jurisdictional boundaries on air quality issues, strategies, funding opportunities, and education efforts;
 - 39.3 Employing methods to reduce particulates by improving indoor and outdoor wood burning activities, reducing wood as a primary source of heat, and encouraging the use of low or no emission heat sources;
 - 39.4 Strengthening efforts to reduce pollutants from construction activities (i.e., fugitive dust);
 - 39.5 Strengthening efforts to reduce pollutants from transportation activities by:
 - 39.5.1 Including pollution reduction methods through technologies such as the use of cleaner fuels and vehicle programs, for example, electric charging stations, bike and pedestrian infrastructure, and partnering to construct intra-jurisdictional trails and non-motorized facilities, linear trails, and low speed vehicles;
 - 39.5.2 Reducing vehicle miles traveled and auto dependency; and
 - 39.5.3 Designing and prioritizing compact communities and neighborhood accessibility for daily goods and services.
 - 39.6 Reducing air toxics emissions through freight infrastructure investment, diesel retrofits, woodstove change-out programs, and various community-scale projects; or
 - 39.7 Reviewing the use and duty-specific needs of publicly owned vehicles and consider the benefits of transitioning to electric vehicles or hybrid vehicles, where appropriate.

Climate Change

- ENV-40 Jurisdictions, individually or through cooperation with coalitions, state, and/or regional agencies, shall assess existing plans and regulations, and update as necessary, to address impacts from climate change, sea level rise, and climate resiliency, as applicable to each jurisdiction's unique circumstances.

“Climate Change” is defined by the Oxford Dictionary as *"a change in global or regional climate patterns, in particular a change apparent from the mid to late 20th century onwards and attributed largely to the increased levels of atmospheric carbon dioxide produced by the use of fossil fuels"*.

- 40.1 Consider planning actions and implementing regulations to address impacts from climate change, such as:



- 1 40.1.1 Addressing adaptation and mitigation strategies from the effects of climate change
2 and sea level rise in applicable long range
3 planning documents such as shoreline master
4 plans, comprehensive plans, subarea plans,
5 planned actions, transportation improvement
6 plans, utility plans, etc;
-
- 7 40.1.2 Requiring the incorporation of climate resiliency
8 measures in all new development, especially new
9 critical infrastructure and public facilities; and
-
- 10 40.1.3 Adopting measures to avoid, mitigate, and
11 reverse climate change impacts on disproportionately impacted communities,
12 including Black, Indigenous, and communities of color, populations without
13 permanent shelter, and low-income residents.
- 14 40.2 Consider adopting regulations to avoid impacts from sea level rise by undertaking such
15 actions as:
- 16 40.2.1 Strengthening regulations for 500-year flood plains and other at-risk areas to prevent
17 location of essential public facilities and hazardous uses;
- 18 40.2.2 Locating critical infrastructure outside flood plains, shorelines, and other at-risk
19 locations to the extent possible; where not possible, design and construct
20 infrastructure to withstand climate change impacts; and
- 21 40.2.3 Adopting regulations to require climate-responsive measures when redevelopment
22 or improvements to existing development take place.
- 23 ENV-41 Plan to meet State mandates on climate change and the reduction of greenhouse gases, and
24 support achievement of regional greenhouse gas emission reduction goals.
- 25 ENV-42 Jurisdictions, individually or through coordination with coalitions, state, and/or regional entities,
26 shall work to identify, address and mitigate the adverse impacts of climate change on people's
27 health, particularly that of populations at a greater risk of climate change impacts.
- 28 ENV-43 Encourage, incentivize, and require where appropriate, the development community to reduce
29 impacts of proposed projects on climate change by undertakings such actions as:
- 30 43.1 Promote green development building standards (e.g., LEED and equivalent) in both public
31 and private development and operations;
- 32 43.2 Utilize low impact development techniques;
- 33 43.3 Incentivize projects that exceed minimum standards, and/or provide for low carbon power
34 sources;
- 35 43.4 Coordinate with the development community to encourage the use of pilot projects and new
36 and innovative approaches to address climate change and greenhouse gas production; and
- 37 43.5 Include an analysis (i.e., supplemental greenhouse gas/climate change impact worksheet) of
38 climate change impacts and potential mitigation when conducting an environmental review
39 process under the State Environmental Policy Act.
- 40 ENV-44 Work to protect and restore the carbon sequestration potential of environmentally sensitive lands,
41 natural resources, and open space through actions such as:

- 1 44.1 Direct development into urban areas and centers to prevent and reduce the urbanization of
- 2 ecologically sensitive areas and natural resources; and
- 3 44.2 Encourage countywide carbon sequestration through:
- 4 44.2.1 Increasing the amount of vegetation and canopy cover in urban areas by coordinating
- 5 the preservation and growth of open space; and
- 6 44.2.2 Developing a comprehensive strategy to maintain and restore vegetation and increase
- 7 canopy cover in rural areas.
- 8 ENV-45 Support energy management technologies as well as zero emission and renewable energy sources.
- 9 45.1 Cooperate with regional initiatives and efforts toward the development and use of energy
- 10 management technologies.
- 11 45.2 Reduce greenhouse gases by expanding the use of biofuels, energy efficiency/conservation,
- 12 zero emission and renewable energy sources within municipal and private development and
- 13 operations.
- 14 45.3 Investigate and pursue opportunities for district heating (thermal energy on a neighborhood
- 15 scale).
- 16 45.4 Investigate and pursue opportunities for landfill methane sequestration.
- 17 45.5 Adjust development standards to allow, encourage, and preserve opportunities for renewable
- 18 energy infrastructure.
- 19 45.6 Encourage the electrification of transportation systems.
- 20 ENV-46 Include climate change mitigation strategies in local transportation planning through actions such
- 21 as:
- 22 46.1 Cooperating with regional and countywide transportation initiatives to develop strong
- 23 regional public transportation options;
- 24 46.2 Increasing alternatives to driving alone;
- 25 46.3 Encouraging private and public development of transit-oriented development adjacent to
- 26 transit stations and transit areas, to reduce the need for personal vehicle use;
- 27 46.4 Prioritizing transportation investments that reduce vehicle miles traveled and greenhouse gas
- 28 emissions; or
- 29 46.5 Considering the electrification of agency owned fleets.

Essential Public Facilities

Introduction

There are certain types of land use, buildings, and infrastructure that are necessary for a well-functioning society but that often receive little or no public support when they are proposed or sited or improved. The primary components of the definition of an “essential public facility” (EPF) is that it (1) provides a public service; and (2) is difficult to site. In order to ensure that they are able to be established and then to operate, the GMA identifies planning for EPFs as required, and sets out the processes by which they must be allowed.

RCW 36.70A.200 and WAC 365-196-550 discuss how essential public facilities are identified and must be addressed in county and city comprehensive plans. Consistent with countywide planning policies, counties and cities should create their own lists of “essential public facilities,” to include at a minimum those set forth in RCW 36.70A.200. EPFS do not have to be publicly owned, and include both new and existing facilities. In addition, EPFs may include the expansion of existing essential public facilities or support activities and facilities necessary for an essential public facility.

Background - Growth Management Act

The Washington State Growth Management Act requires that the comprehensive plan of the County and of each municipality in the County include a process for identifying and siting essential public facilities [RCW 36.70A.200(1)]. “Essential public facilities” include those facilities that are typically difficult to site, such as airports, marine port facilities, state education facilities and state or regional transportation facilities as defined in RCW 47.06.140, regional transit authority facilities as defined in RCW 81.112.020, state and local correctional facilities, solid waste handling facilities, and inpatient facilities including substance abuse facilities, mental health facilities, group homes, and secure community transition facilities as defined in RCW 71.09.020. The State Office of Financial Management is required to maintain a list of essential state public facilities that are required or likely to be built within the next six (6) years. Facilities may be added to the list at any time. The Growth Management Act further mandates that no local comprehensive plan or development regulation may preclude the siting of essential public facilities [RCW 36.70A.200(5)].

The GMA requires coordination between cities and large ports, which are designated essential public facilities under [RCW 36.70A.200](#) and RCW [47.06.140](#). [WAC 365-196-550](#) further defines requirements for the process for identifying and siting essential public facilities, both existing and new, and on how they should be incorporated into local comprehensive plans and permitting approaches.

Policies

EPF-1 Adopt a policy in local comprehensive plan, regarding the siting of essential public capital facilities of a Countywide or statewide nature.

1.1 Essential public facilities include airports, marine port facilities, large ports, state education facilities and state or regional transportation facilities as defined in RCW 47.06.140, regional transit authority facilities as defined in RCW 81.112.020, state and local correctional facilities, solid waste handling facilities, and inpatient facilities including substance abuse facilities, mental health facilities, group homes, and secure community transition facilities as defined in RCW 71.09.020. They must have a useful life of 10 years or more and be either:

1.1.1 A Countywide facility which has the potential for serving the entire County or more than one jurisdiction in the County; or

1.1.2 A statewide facility which serves or has the potential for serving the entire state, or which serves less than the entire state, but more than one county.



- 1 EPF-2 Identify lands useful for public purposes and incorporate such designations in local
2 comprehensive plans.
- 3 EPF-3 Incorporate a policy and process in local comprehensive plans to identify and site essential
4 public facilities. The process and policy shall include the following components:
- 5 3.1 A requirement that the state provide a justifiable need for the public facility and for its
6 location in Pierce County based upon forecasted needs and a logical service area, and the
7 distribution of facilities in the region and state; and
- 8 3.2 A requirement that the state establish a public process by which the residents of the County
9 and of affected and "host" municipalities have a reasonable opportunity to participate in the
10 site selection process.
- 11 EPF-4 Local Comprehensive Plan policies shall be based upon the following criteria:
- 12 4.1 Specific facility requirements:
- 13 4.1.1 Minimum acreage;
- 14 4.1.2 Accessibility;
- 15 4.1.3 Transportation needs and services;
- 16 4.1.4 Supporting public facility and public service needs and the availability thereof;
- 17 4.1.5 Health and safety;
- 18 4.1.6 Site design;
- 19 4.1.7 Zoning of site;
- 20 4.1.8 Availability of alternative sites;
- 21 4.1.9 Community-wide distribution of facilities; and
- 22 4.1.10 Natural boundaries that determine routes and connections.
- 23 4.2 Impacts of the facility:
- 24 4.2.1 Future land use compatibility;
- 25 4.2.2 Existing land use and development in adjacent and surrounding areas;
- 26 4.2.3 Existing zoning of surrounding areas;
- 27 4.2.4 Existing Comprehensive Plan designation for surrounding areas;
- 28 4.2.5 Present and proposed population density of surrounding area;
- 29 4.2.6 Environmental impacts and opportunities to mitigate environmental impacts;
- 30 4.2.7 Physical, social, emotional and mental health impacts and opportunities to mitigate
31 health impacts of those living in the vicinity;
- 32 4.2.8 Effect on agricultural, forest or mineral lands, critical areas and historic,
33 archaeological and cultural sites;



- 1 4.2.9 Effect on areas outside of Pierce County;
- 2 4.2.10 Effect on designated open space corridors;
- 3 4.2.11 "Spin-off" (secondary and tertiary) impacts; and
- 4 4.2.12 Effect on the likelihood of associated development being induced by the siting of the
- 5 facility.
- 6 4.3 Impacts of the facility siting on urban growth area designations and policies:
- 7 4.3.1 Urban nature of facility;
- 8 4.3.2 Existing urban growth near facility site;
- 9 4.3.3 Compatibility of urban growth with the facility;
- 10 4.3.4 Compatibility of facility siting with respect to urban growth area boundaries; and
- 11 4.3.5 Timing and location of facilities that guide growth and development.
- 12 EPF-5 Ensure that the facility siting is consistent with the adopted County and municipal
- 13 comprehensive plans, including:
 - 14 5.1 The future land use map and other required and optional plan elements not otherwise listed
 - 15 below;
 - 16 5.2 The identification of lands for public purposes in the land use element;
 - 17 5.3 The capital facilities plan element and budget;
 - 18 5.4 The utilities element;
 - 19 5.5 The rural element;
 - 20 5.6 The transportation element;
 - 21 5.7 The housing element;
 - 22 5.8 The comprehensive plans of adjacent jurisdictions that may be affected by the facility siting;
 - 23 and
 - 24 5.9 The regional general welfare considerations.
- 25 EPF-6 Local policies may include standards and criteria related to:
 - 26 6.1 The time required for construction;
 - 27 6.2 Property acquisition;
 - 28 6.3 Control of on- and off-site impacts during construction;
 - 29 6.4 Expediting and streamlining necessary government approvals and permits if all other
 - 30 elements of the County or municipal policies have been met;

- 6.5 The quasi-public or public nature of the facility, balancing the need for the facility against the external impacts generated by its siting and the availability of alternative sites with lesser impacts;
 - 6.6 Zoning of area around site to protect against encroachment;
 - 6.7 Impacts of climate change, economic, and health impacts when siting and building essential public services and facilities;
 - 6.8 Addressing rising sea water by siting and planning for relocation;
 - 6.9 Facility operations;
 - 6.10 Health and safety (consider use of health impact assessment tools when developing and evaluating planning projects to identify possible impacts of projects on community health);
 - 6.11 Nuisance effects;
 - 6.12 Maintenance of standards congruent with applicable governmental regulations, particularly as they may change and become more stringent over time; and
 - 6.13 Sustainable development practices.
- EPF-7 Locally adopted policies on facility siting shall be coordinated with and advance other planning goals including, but not necessarily limited to, the following:
- 7.1 Reduction of sprawl development;
 - 7.2 Promotion of economic development and employment opportunities;
 - 7.3 Protection of the environment;
 - 7.4 Positive fiscal impact and on-going benefit to the host jurisdiction;
 - 7.5 Serving population groups needing affordable housing;
 - 7.6 Receipt of financial or other incentives from the state and/or the County or other municipalities;
 - 7.7 Fair distribution of such public facilities throughout the County and state; and
 - 7.8 Requiring state and federal projects to be consistent with this policy.



Fiscal Impact

Introduction

The Washington State Growth Management Act requires that the Countywide Planning Policies address “an analysis of fiscal impact” [RCW 36.70A.210(3)(h)]. However, the legislature did not define the scope of the required fiscal impact analysis. During the legislative proceedings a number of alternatives were discussed, ranging from fiscal analysis of the policies themselves, fiscal analysis of the comprehensive plans and implementing regulations, fiscal analysis of governmental decisions affecting jurisdictional responsibilities and/or boundaries and fiscal analysis of significant public and private development projects. From these alternatives, the County, and each municipality, has determined that at the Countywide Planning Policy level fiscal impact analysis will be required only for governmental decisions affecting jurisdictional responsibilities and/or boundaries and significant public and private development projects.

Policies

- FI-1 The purposes of fiscal impact analysis are to assess the relative costs of providing public facilities and services, with the public revenues that will be derived from: (a) decisions affecting jurisdictional responsibilities and/or boundaries and (b) significant public and private development projects.
- FI-2 Use the results of any required fiscal impact analysis as one of the factors in determining acceptance, modification, or rejection of the proposal/project.



Growth Targets

Introduction

Countywide growth targets are informed by the Washington State Office of Financial Management (OFM) per the Growth Management Act and by the Regional Growth Strategy within VISION 2050. It is necessary for the County and all 23 cities and towns to participate in and coordinate the allocation of growth targets using information from the OFM and Puget Sound Regional Council while considering the unique characteristics and needs of each jurisdiction.

Background –Growth Management Act

The Growth Management Act (GMA) requires comprehensive plans to be consistent with the twenty-year population forecast from the Office of Financial Management (OFM). VISION 2050 builds on GMA and establishes Multicounty Planning Policies for the Puget Sound region. The Regional Growth Strategy set forth in VISION 2050, provides guidance for the distribution of future population and employment growth over 30 years through the year 2050 within the Central Puget Sound Region. This strategy, in combination with the OFM's population forecasts, provides a framework for establishing growth targets consistent with the requirements of the GMA. Consistent with VISION 2050, these growth targets are the minimum number of residents, housing units, or jobs a given jurisdiction is planning to accommodate within the appropriate planning horizon and are informational tools integrated into local land use plans to assist in addressing future residential and employment land needs. These targets are to be developed through a collaborative countywide process that ensures all jurisdictions are accommodating a fair share of growth.

The population projections developed by OFM are based on previous growth trends that are projected over the next 20 years and represent a population increase based on existing policy and development trends. The growth targets developed by PSRC are based on a forecast consistent with the OFM projections for the four counties and their jurisdictions so they are within the scope of GMA; however, the growth targets are allocated to regional geographies based on policy direction to focus growth in areas with planned or funded high-capacity transit, regional growth centers, and manufacturing/industrial centers.

Background –VISION 2050

The Regional Growth Strategy (RGS) in VISION 2050 distributes growth targets to six regional geographies based on their size, function, and access to high-capacity transit, shown below in descending order of accommodating the highest to lowest shares of growth:

- Metropolitan Cities – Tacoma
- Core Cities – Auburn, Lakewood, Puyallup, University Place.
- High-Capacity Transit Communities – DuPont, Fife, Fircrest, Sumner, Mid-County Community Planning Area, Parkland-Spanaway-Midland Community Plan Area, and South Hill community Plan Area.
- Cities and Towns – Bonney Lake, Buckley, Carbonado, Eatonville, Edgewood, Gig Harbor, Milton, Orting, Pacific, Roy, Ruston, South Prairie, Steilacoom, Wilkeson.
- Urban Unincorporated Areas – Pierce County Urban Unincorporated Areas.
- Rural Areas – Pierce County Rural.

The RGS also recognizes Natural Resource Lands as a geography that is not allocated growth and two other regional geographies that plan for their own respective growth:

- Major Military Installations
- Indian Reservation Lands

Countywide growth targets should be adopted consistent with VISION 2050 as reasonably possible in an effort to “bend the trend” of future growth to more closely conform to the Regional Growth Strategy. Achievement of the future envisioned by VISION 2050 will be challenging. Jurisdictions in some



regional geographies will likely be planning for growth targets that are above or below the policy direction set by the Regional Growth Strategy. There may be factors outside a jurisdiction's control that cause the actual growth to exceed or not achieve the adopted target. These factors may create a need to recognize front- or back-loaded growth scenarios. GMA comprehensive plans and associated development projects implemented and vested prior to 2008 also affect the ability to shift trends toward the policy-adjusted growth targets as set by the Multicounty Planning Policies

To recognize the challenges in achieving the policy-adjusted growth targets, a regional geography and/or jurisdiction(s) may provide documentation to acknowledge constraints related to achieving VISION 2050 guidance. If a jurisdiction's adopted target is lower or higher than expected from a straight-line application of the Regional Growth Strategy, certification by the Puget Sound Regional Council (PSRC) will be based on the actions and measures taken or proposed to be put in place to bend the trend, not just on an assessment of the adopted targets.

Policies

GT-1 Jurisdictions shall cooperatively develop and propose objective standards and criteria to develop growth targets for housing and employment within the range set by the State Office of Financial Management's Countywide growth forecasts and taking into account the VISION 2050 Regional Growth Strategy forecasts and the availability and concurrency of public facilities and services with the impact of development.

1.1 The County shall work with cities and towns to allocate targets within each regional geography based on the VISION 2050 Regional Growth Strategy.

1.1.1 The Growth Management Coordinating Committee (GMCC) may establish working groups based on the regional geographies identified in VISION 2050 to allocate draft targets to their respective jurisdiction.

1.1.1.1 The GMCC will forward recommended targets to Pierce County Regional Council (PCRC), including any documentation that supports the recommendation to be considered as findings.

1.1.2 The PCRC shall review and make a recommendation to the Pierce County Council on proposed growth targets, including any documentation that supports the recommendation to be considered as findings.

1.1.2.1 The PCRC may conduct public meetings to review the proposed designation and, at such meetings, may accept oral or written comments and communications from the public.

1.1.2.2 If the Pierce County Council amends the PCRC's growth target recommendation, the PCRC shall be provided time to review and comment on the modifications prior to Council adoption.

1.1.2.3 In the case of an impasse, the affected jurisdiction may appeal the adopted target to the GMHB after the growth targets are adopted.

GT-2 The Pierce County Council shall be the responsible body for adopting housing and employment targets for Pierce County jurisdictions, subject to appeal to the Growth Management Hearings Board (GMHB).



2.1 The adopted targets shall be attached to the Countywide Planning Policy (CPP) publications as Appendix A for ease of reference.

2.1.1 Appendix A shall be updated to reflect future County Council action.

2.1.2 Appendix A shall not be considered a component of the CPPs and, accordingly, an update to Appendix A shall not constitute an amendment to the CPPs requiring ratification by Pierce County jurisdictions.

GT-3 Jurisdictions should incorporate adopted growth targets when updating their local comprehensive plans.

3.1 Growth targets are the minimum number of residents, housing units, or jobs a given jurisdiction is planning to accommodate within the appropriate planning horizon and are to be developed through a collaborative countywide process that ensures all jurisdictions are accommodating a fair share of growth.

3.2 The adopted growth targets are based on jurisdictional boundaries at time of adoption, any annexations made after adoption of the growth targets would require reconciliation of growth targets for the affected jurisdictions per GT-5.

3.3 Targets are informational tools integrated into local land use plans to assist in formulating future residential and employment land needs.

GT-4 Jurisdictions with Regional Growth Centers and/or Regional Manufacturing/Industrial Centers shall establish targets for the applicable centers in their local comprehensive plans consistent with VISION 2050.

GT-5 If local projections are different than the adopted targets based on VISION 2050, potential modifications to comprehensive plans may be necessary to align with the adopted targets and Regional Growth Strategy.

5.1 The County and its cities and towns shall monitor the local projections to determine if the projections are shifting to align with the adopted targets over time.

GT-6 Once the GMA comprehensive plan updates of jurisdictions in Pierce County are adopted, jurisdictions may review and, if necessary, make a request to the Pierce County Council to adjust the population, housing, and employment growth targets.

6.1 Once a jurisdiction makes such a request, the County should survey the other jurisdictions to determine if other requests will be made. If so, the County may wait until other requests are made before moving forward with the reconciliation process.



Health, Healthy Communities, and Healthy Community Planning

Introduction

Health is a state of complete physical, mental, and social well-being, and not merely the absence of disease ([World Health Organization](#)).

The way we design and build our communities can affect our physical, social and mental health. Not every neighborhood across our County offers health-promoting opportunities, such as connected sidewalks, reliable public transit, affordable housing, safe parks and open space, healthy foods, and other amenities. As a result, not every County resident is given a fair opportunity to attain one's full health potential.

To enable everyone to enjoy a good quality of life, we need healthy communities. These are places where all individuals have access to healthy social, economic, built and natural environments that give everyone the opportunity to live to the fullest, regardless of race and ethnicity, gender, income, age, abilities, or other socially defined circumstances.

Background - Washington State Growth Management Act

There's a strong research evidence showing that urban sprawl adversely reduces our quality of life. The Washington State Growth Management Act (GMA) (Chapter 36.70A RCW) was adopted to acknowledge the fact that uncoordinated and unplanned growth poses a threat to the environment, sustainable economic development, and the quality of life in Washington.

The two-fold purpose of the GMA is to protect the environment by encouraging development in urban areas while reducing sprawling into undeveloped lands, and to enhance the state's high quality of life. Each GMA goal has a bearing on our health and a potential to improve community livability. How we plan for urban growth, transportation, housing, economic development, parks and open, etc., impacts our physical, social and mental well-being. Thus, the Countywide Planning Policies apply a health-in-all-policies approach to integrate health into individual planning elements.

Relationship between GMA Goals and Health—A Few Examples:

- Urban growth: Compact growth can improve walkability to access daily services and enhance community interactions to build social capital of its residents.
- Reduce sprawl: Research evidence shows that sprawling low-density developments have significant negative health impacts from increased obesity, poor diets, death from vehicular crashes, reduced physical activity, lower community involvement, and increased stress.

Social Determinants of Health are those social, economic, and environmental factors or conditions in which people are born, live, work, and age. ([Healthy People 2020](#) and [US Centers for Disease Control and Prevention](#)). These factors or conditions in our neighborhoods significantly affect our health.

Health disparity is the gap or difference in health status between different groups of people, including race, income, education and geographic location. It's a particular type of health difference that is closely linked with social, economic, and/or environmental disadvantage. ([Healthy People 2020](#)).

Health equity is the attainment of the highest level of health for all people. ([Healthy People 2020](#)).

Quality of Life is a broad multi-dimensional concept comprised of two domains—"individual health and well-being" and "neighborhood livability". The first domain includes physical health and social, emotional and mental well-being. The second relates to those rich opportunities in our neighborhoods affording one to fully enjoy life, such as access to living wage jobs, affordable housing, reliable transit, good schools, safe parks and protected natural areas, etc. ([US Centers for Disease Control and Prevention](#)).



Health, Healthy Communities, and Healthy Community Planning

- Transportation: Physical and social connectivity and walkability benefit individual health and well-being as well as improve neighborhood livability.
- Housing: The affordability, location, and quality of housing have all been independently linked to health.
- Economic development: Research indicates a direct linkage between the income and economic opportunities of a community and individual health outcomes. Access to living-wage jobs and greater economic opportunities can improve financial stability and make individuals healthier.
- Open space and recreation: Trails, parks, and green space provide opportunities for individuals to escape the concrete built environments, recreate and socially interact, and connect with the nature.
- Environment: Clean air and water are crucial to the health of the ecosystem and region's population.
- Citizen participation and coordination: Civic engagement and citizen participation in both the planning process and the community at large can empower communities and instill a sense of belonging and ownership, which in turn benefit health.

Background - VISION 2050

Puget Sound Regional Council's Vision 2050 envisages that the Central Puget Sound region provides an exceptional quality of life and opportunity for all, connected communities, a spectacular natural environment, and an innovative, thriving economy. The region will be made up of healthy people living and working in places and neighborhoods offering diverse opportunities for people of all backgrounds and incomes to attain their full health potential. Among others, it calls out "health and equity" as desired outcomes for the region to achieve. Thus, policies and strategies ensuring health and equity are incorporated throughout the Countywide Planning Policies.

Policies

Each planning element in the Countywide Planning Policies is vital to human health and well-being. Specific policies relating to each planning element, like transportation, housing, economic development, environment, etc. are integrated into topic-specific chapters throughout the Countywide Planning Policies.

Equity and health are two desirable outcomes specifically targeted to address public health. Vision 2050 operationalizes these two outcomes for planners to achieve: Equity: All people can attain the resources and opportunities to improve their quality of life and enable them to reach their full potential. Health: Communities promote physical, social, and mental well-being so that all people can live healthier and more active lives. Vision 2050 embeds health discussions throughout different chapters of the Multicounty Planning Policies. Specifically, under "Development Patterns", the goal is to create walkable, compact, and equitable transit-oriented communities to promote physical health and social well-being, build strong communities with a sense of identity, and make healthy communities more accessible for all



Health, Healthy Communities, and Healthy Community Planning

This chapter provides the high-level, overarching policies that support healthy community planning practices to achieve healthy communities and improve quality of life.

H-1 Incorporate human health considerations into each planning element of comprehensive plans, including subarea plans. Prioritize planning practices (e.g. processes, policies, programs, projects and investment decisions) to support mental, social and physical well-being for all.

H-2 Apply a “Health-In-All-Policies” framework that considers and integrates healthy community planning when making planning and other policy decisions.

H-3 Identify and mitigate health and equity impacts of policy, regulation, or development proposals. This may include:

3.1 Seeking to consider the health ramifications of physical and built environment impacts when conducting SEPA reviews;

3.2 Utilizing a Health Impact Assessment when Environmental Impact Statement (EIS) is required;

3.3 Applying equity tools or other data-informed analyses to assess health and equity impacts, with particular emphasis on negative impacts to underserved populations;

3.4 Identifying, integrating, and implementing mitigation actions in collaboration with the affected populations;

3.5 Developing public investment evaluation criteria to prioritize public investments to address health disparities; or

Healthy community planning is both an “approach” and a “process” which integrates evidence-based health strategies into community planning, transportation and land-use decisions. Its purpose is to create vibrant, equitable and safe places with abundant opportunities for all to live, work and play ([American Planning Association](#)). Its evidence-informed approach helps develop or prioritize planning practices (such as processes, policies, programs and projects, etc.) that support mental, social, and physical well-being for all. Its process simultaneously generates livable natural and built environments, viable economic development, and equitable societies to improve those non-medical (i.e. social, economic and environmental) factors affecting one’s health.

Health-in-all-policies is a collaborative approach that integrates and articulates health considerations into policy-making across sectors to improve the health of all communities and people. ([US Centers for Disease Control and Prevention](#))

Health Impact Assessment (HIA) is a process that helps evaluate the potential health effects of a plan, project, or policy before it is built or implemented. HIA brings potential positive and negative public health impacts and considerations to the decision-making process for plans, projects, and policies, such as transportation and land use. An HIA provides practical recommendations to increase positive health effects and minimize negative health effects. ([US Centers for Disease Control and Prevention](#)). It typically involves six steps: screening, scoping, assessment, recommendations, reporting and monitoring. It’s an opportunity for the affected communities and vulnerable populations to address health disparities. CDC provides a [Health Impact Assessment Tool and Other Types of Health Assessments](#). APA has a [Health Impact Assessment’s Role in Planning and Toolkit](#). [Tacoma-Pierce County Board of Health adopted Resolutions](#) recommending the use of HIA in conjunction with SEPA



Health, Healthy Communities, and Healthy Community Planning

3.6 Implementing development standards and conditions to prevent, minimize, and mitigate potential negative health impacts from development activities.

H-4 Meaningfully engage and empower all people, particularly the underserved, in planning for communities. This may include:

4.1 Increasing familiarity with health data, community-based/grassroots organizations, social and environmental determinants of health, and health inequities;

4.2 Making special efforts to outreach and understand community needs and the aspirations of underserved populations;

4.3 Working with populations experiencing health disparities and strengthen their capacity for collective efficacy;

4.4 Including special needs and diverse populations representative of your jurisdiction demographics or historically underserved; or

4.5 Helping communities understand how short- and long-range policy, land use, infrastructure, and other decisions affect the public health of the entire community, and how to effectuate ongoing positive health outcomes.

H-5 Promote cooperation and coordination among public service providers, local government, the local health department, developers, community organizations, and all segments of the community to encourage healthy developments that promote and improve physical and social well-being for all.

H-6 Apply evidence and performance-based planning practices to carry out healthy community planning. This may include:

6.1 Conducting livability needs assessment to help identify needs, opportunities and threats, including, but not limited to, health and equity issues, to inform local comprehensive or subarea plan development;

6.2 Collecting, analyzing and interpreting health and other evidence-based data to support comprehensive or strategic planning;

6.3 Identifying health-supporting policies and strategies based on well-founded research evidence;

6.4 Developing, monitoring and managing meaningful built environment metrics and health outcomes to gauge implementation progress in collaboration with the public; or

The differences in one's opportunity and freedom to "control over destiny" often lead to health disparities. Engaging the underserved populations, either under-represented or low-income, in the planning process by hearing, understanding and responding to their concerns can improve their health

Resource:

TPCHD's [Healthy Community Planning Toolbox](#) includes [Planning Process Tools](#), [Policy Intervention Tools](#), [Health-in-all-policies Tools](#) and a [Health Lens Analysis Tool](#). It also contain resources such as Community Profiles, [Livability Needs Assessment](#), and [Built Environment Performance Measure Samples](#). For data or other assistance, contact Tacoma-Pierce County Health Department



Health, Healthy Communities, and Healthy Community Planning

- 1
2
- 6.5 Periodically revisiting goals and evaluating related policies and action strategies based on performance outcomes to improve health in collaboration with the affected public.



Historic, Archaeological, and Cultural Preservation

Introduction

The preservation of historic, archaeological, and cultural resources is integral to a community's identity and sense of place. The protection, access to, use, and public awareness of Tribal Cultural Resources is vitally important to the continuation of traditional cultural ways of Sovereign Nations. Tribal Cultural Resources are recognized as non-renewable resources that require management to assure their benefit to past, present, and future Tribal History. Cultural resources are generally defined as prehistoric and historic sites, structures, landscapes, districts, and any other physical evidence associated with human activity considered important to a culture, a subculture, or a community for scientific, traditional, religious, or any other reason determined by the Tribe. Tribes have a substantial interest in protecting, accessing, and controlling their cultural resources. Many of these resources may be protected by tribal, state, or federal laws.

- Purpose is to establish a meaningful consultation process with local Federally recognized tribes.
- Consideration of Tribal Cultural Values in determination of project impacts and mitigation.
- Consultation ends when either parties agree to mitigation measures or avoid a significant effect on Tribal Cultural Resources or a party, acting in good faith and after reasonable effort concludes that mutual agreement cannot be reached.
- Public agencies shall, when feasible, avoid damaging effects to Tribal Cultural Resources.
- Mitigation measures agreed upon during consultation shall be recommended for inclusion in environmental document.

Background – Growth Management Act

The Washington State Growth Management Act mandates that counties and cities identify and encourage the preservation of lands, sites, and structures that have historical or archaeological significance. [RCW 36.70A.020(13)]. The term "significance" is not defined. However, it is well-recognized that the federal and state governments have programs that have been in operation for some time by which land, sites, structures and districts of national or state significance may be placed on the National Register of Historic Places or State Register of Historic Places, respectively. Certain cities have also adopted local programs to designate land, sites, and structures of local significance. Although the Growth Management Act does not require a countywide planning policy on historic, archaeological and cultural preservation, that requirement was added by the Interlocal Agreement: "Framework Agreement for the Adoption of the Countywide Planning Policy (Pierce County Council Resolution No. R91-172, September 24, 1991)".

Background – VISION 2050

VISION 2050 promotes the preservation of significant visual and cultural resources, in addition to historic and archeological resources, and also contains policies that promote urban design techniques to preserve these assets in recognition of the economic value of sense of place. Furthermore, VISION 2050 recognizes the importance of culturally significant sites and coordination between tribes and local jurisdictions, including a new policy that recognizes how development could impact those sites and the importance of interjurisdictional coordination.

The **Department of Archaeology and Historic Preservation (DAHP)** is Washington State's primary agency with knowledge and expertise in historic preservation. We advocate for the preservation of Washington's irreplaceable historic and cultural resources - significant buildings, structures, sites, objects and districts - as assets for the future. <https://dahp.wa.gov/>

Historical, archeological and cultural resources are valuable community capitals that can knit communities together, improve walkability, and help people relates to the past and their roots. They can also help reduce stress and crime.

Resource: This [Land Use & Community Design and Health Logic Model](#) offers a menu of strategies and policies to support historic, architectural, arts and cultural resources that would ultimately improve a sense of place and identity.



Policies

HAC-1 Utilizing applicable federal, state, and local designations, and in cooperation with the Indian tribes, all jurisdictions shall identify the presence of federal, state, and local historic, archaeological and cultural lands, sites, and structures, of significance within their boundaries.

1.1 In instances where the County or municipalities are making land use decisions resulting in more intense development, those jurisdictions should contact tribal historic preservation officers to identify potential cultural resource impacts.

The “**Tribal Consultation, Coordination and Lands Compatibility**” Chapter provides additional guidance to protect invaluable Tribal historical resources.

HAC-2 Consider the potential impacts of development to culturally significant tribal sites.

2.1 The County and each municipality should reach out to the Department of Archaeology and Historic Preservation to verify the presence of cultural resources through available databases.

2.2 The County and each municipality should contact local tribal historic preservation officers to determine likelihood of impact to potential cultural resources when reviewing development proposals that involve ground disturbance.

HAC-3 Jurisdictions may, utilizing County standards or locally-developed standards, identify and designate local historic, archaeological and cultural lands, sites, and structures of significance within their boundaries.

3.1 Recommendations for local designations may be made by any person or entity or by any municipality or governmental body.

3.2 The municipality may designate an individual, commission or committee to be responsible for review of recommendations and to forward such recommendations on to the legislative body.

3.3 Designations shall only be made by the local legislative body if the land, site, or structure has only local significance.

3.4 All such designations shall be reflected in the land use element of the comprehensive plan.

3.5 Any municipality may request that the County's Landmarks Commission and/or staff provide assistance in designating land, sites, or structures; if sought, such assistance may be provided pursuant to an interlocal agreement.

3.6 Preservation of significant lands, sites, and structures shall be encouraged or accomplished by the County, and each municipality in the County, through any one or a combination of the following techniques, as determined to be appropriate by the local legislative body:

3.6.1 Designation;

3.6.2 Incentives for preservation;

3.6.3 Loans and grants;

3.6.4 Public purchase;

3.6.5 ‘on-development’ easement;

3.6.6 Development rights transfer;



Historic, Archaeological, and Cultural Preservation

- 3.6.7 Restrictive covenants;
- 3.6.8 Regulations for protection, maintenance, and approval of appropriate development;
- 3.6.9 Plans/policies/standards for preservation as set by the U.S. Department of the Interior; and/or
- 3.6.10 Certified local government designation.
- 3.7 Jurisdictions may utilize one or more of the following criteria, or others as may be determined to be appropriate, to make designation decisions for recommended lands, sites, or structures:
 - 3.7.1 Archaeological, historic, or cultural "significance";
 - 3.7.2 Condition;
 - 3.7.3 Uniqueness;
 - 3.7.4 Accessibility;
 - 3.7.5 Cost/benefit;
 - 3.7.6 Extent to which land, site, or structure is undisturbed;
 - 3.7.7 Presence of incompatible land uses or activities;
 - 3.7.8 Presence of environmental, health, or safety hazards;
 - 3.7.9 Tourism potential;
 - 3.7.10 Educational value; and/or
 - 3.7.11 Consent of owner.
- 3.8 The legislative body of the County, and each municipality in the County, may utilize one or more of the following criteria or others as may be determined to be appropriate, to make a designation decision:
 - 3.8.1 Error in historical/archaeological/cultural research for the original designation.
 - 3.8.2 Economic hardship for the owner leaving no reasonable use of the land, site, or structure.
 - 3.8.3 Deterioration of lands, site, or structure.
 - 3.8.4 Discovery of other (better) examples of lands, sites, or structures.
 - 3.8.5 Presence of land, site, or structure on state or federal registers.
- HAC-4 Encourage public education programs regarding historic, archaeological, and cultural lands, sites, and structures as a means of raising public awareness of the value of maintaining those resources.
- HAC-5 Utilize urban design strategies and approaches to ensure that changes to the built environment preserve and enhance the region's and the county's unique attributes and each community's distinctive identity in recognition of the economic value of sense of place.



Military Installations and Compatibility

Introduction

Military readiness can be severely impacted by growth and general congestion near bases, and access is important to maintain for installations and surrounding communities. Installations serve as hubs for both employment and population, and it is important to work together on growth planning in and around bases. This ensures the welfare, safety, and security of community members and military personnel. Limiting incompatible uses adjacent to military installations can take several forms, from adopting development guidelines that restrict height or land uses to analyzing how transportation impacts from new development affect military transportation routes. Background - Growth Management Act

Military installations are of particular importance to the economic health of the state of Washington and it is a priority of the state to protect the land surrounding our military installations from incompatible development. A comprehensive plan, amendment to a plan, a development regulation or amendment to a development regulation, should not allow development in the vicinity of a military installation that is incompatible with the installation's ability to carry out its mission requirements. (RCW [36.70A.530\(3\)](#).)

Per RCW [36.70A.530\(4\)](#), as part of the requirements of RCW [36.70A.070\(1\)](#), each county and city planning under RCW [36.70A.040](#) that has a federal military installation that employs one hundred or more personnel and is operated by the United States department of defense within or adjacent to its border, including Joint Base Lewis-McChord (JBLM), shall notify the commander of the military installation of the county's or city's intent to amend its comprehensive plan or development regulations to address lands adjacent to military installations to ensure those lands are protected from incompatible development. The county or city shall follow notice requirements as stated in RCW [36.70A.530\(5\)](#).

Per RCW [36.70A.085\(3\)](#), cities that include all or part of a port district with annual operating revenues in excess of twenty million dollars may include a marine industrial port element. Such port elements must be developed collaboratively between the city and the applicable port. All 23 cities and towns in Pierce County are located with the Port of Tacoma District.

WAC [365-196-430\(2\)\(b\)](#) states that local comprehensive plan transportation elements' goals and policies should address freight mobility including port facilities, truck, air, rail, and water-based freight.

The Port of Tacoma has been classified as one of 23 strategic ports for the US military and is part of the [National Port Readiness Network \(NPRN\)](#) designed to ensure readiness of commercial ports to support deployment.

Background – VISION 2050

Per the VISION 2050 Regional Centers Framework, regional expectations for Major Military Installations include:

- Ongoing coordination between the military installation, countywide planning forum, and neighboring jurisdictions regarding planned growth, regional impacts, and implementation of multimodal transportation options;
- Support for multimodal commute planning and mode split goals for the installation; and
- Completed Joint Land Use Study or similar coordinated planning effort.

Policies

MI-1 Recognize the beneficial land use, housing, and transportation impacts of Joint Base Lewis-McChord (JBLM) as well as the land use, housing, and transportation challenges for adjacent and nearby communities in local comprehensive plans and policies.

The **South Sound Military Community Partnership (SSMCP)** is a partnership of more than 50 members: cities, counties, tribes, nonprofits, corporations, organizations, and Joint Base Lewis-McChord who seek to bridge military and civilian communities through innovative and flexible partnerships and performing mutually beneficial work in the South Sound. <https://cityoflakewood.us/south-sound-military-and-communities-partnership/>



Military Installations and Compatibility

- 1 MI-2 Protect military lands from encroachment by incompatible uses and development on adjacent land
2 in local comprehensive plans and polices and implementing regulations.
- 3 MI-3 Notify JBLM regarding regional and local planning actions, recognizing the mutual benefits and
4 potential for impacts between growth occurring within and outside installation boundaries.
- 5 MI-4 Project Selection Criteria: Incorporate criteria into countywide infrastructure evaluation processes
6 that would allow for the inclusion and funding of transportation projects, identified in a
7 completed local or regional transportation study, that relate to and potentially benefit access to
8 military installations and surrounding jurisdictions. Funding for such projects will be consistent
9 with the goals and policies of VISION 2050, including support for regional centers and progress
10 toward greenhouse gas emissions reductions targets.
- 11 MI-5 Recognize in local comprehensive plans that the Port of Tacoma has been classified as one of 23
12 strategic ports for the US military and is part of the National Port Readiness Network (NPRN)
13 designed to ensure readiness of commercial ports to support deployment.



Rural Areas

Introduction

A major cornerstone of the Growth Management Act and VISION 2050 is to concentrate growth in the urban areas and preserve rural areas and resource lands. Rural lands are located outside of the urban growth area and are separate from natural resource lands. While the GMA assigns responsibility for adopting a rural element to counties, all jurisdictions in a county, particularly those surrounded by or adjacent to rural lands, have an interest in what occurs on rural lands.

Background - Growth Management Act

The Washington State Growth Management Act requires that county comprehensive plans include a rural element that includes lands that are not designated for urban growth, agriculture, forest, or mineral resources. This element is guided by multiple sections in the GMA related to rural areas, including RCW 36.70A.030 (Definitions), RCW 36.70A.011 (Findings - Rural lands), RCW 36.70A.070 (5) (Comprehensive plans - Mandatory elements - Rural Element); and others.

Rural elements are intended to recognize the importance of rural lands and rural character to Washington's economy, its people, and its environment, while respecting regional differences. In the rural element, counties are to foster land use patterns and develop a local vision of rural character that will: help preserve rural-based economies and traditional rural lifestyles; encourage the economic prosperity of rural residents; foster opportunities for small-scale, rural-based employment and self-employment; permit the operation of rural-based agricultural, commercial, recreational, and tourist businesses that are consistent with existing and planned land use patterns; be compatible with the use of the land by wildlife and for fish and wildlife habitat; foster the private stewardship of the land and preservation of open space; and enhance the rural sense of community and quality of life.

Background – VISION 2050

VISION 2050 identifies rural lands as permanent and vital parts of the region. It recognizes that rural lands accommodate many activities associated with natural resources, as well as small-scale farming and cottage industries. VISION 2050 emphasizes the preservation of these lands and acknowledges that managing rural growth by directing urban-type development into designated urban lands helps to preserve vital ecosystems and economically productive lands.

VISION 2050 also acknowledges recent successes in directing growth away from rural lands. However, it acknowledges that conversion pressures from urban development continue today, particularly through vesting, and calls for continued use of rural lands for farming, forestry, recreation, and low-density development supported by rural services. The Multicounty Planning Policies reinforce this and call for minimizing environmental impacts to rural lands, while providing long-term solutions for the environmental and economic sustainability of rural-based industries.

Policies

Overarching Goal

RUR-1 The County will sustain the ecological functions, resource value, lifestyle, and character of rural lands for future generations by limiting the types and intensities of development in rural areas.

Development Patterns

RUR-2 Ensure that development in rural areas is consistent with the countywide and regional vision.

RUR-3 Prohibit urban densities in rural areas.

RUR-4 Avoid creating new fully contained communities outside of the designated urban growth area because of their potential to create sprawl and undermine local, countywide, regional, and State growth management goals.



4.1 In the event that a proposal is made for creating a new fully contained community, the County shall make the proposal available to the Pierce County Regional Council, other counties, and Puget Sound Regional Council for advance review and comment on countywide and regional impacts.

RUR-5 Explore the application of tools and strategies to address vested development and better align future growth with the expectations envisioned within the Puget Sound Regional Council VISION 2050 Regional Growth Strategy.

RUR-6 Ensure that development occurring in rural areas is rural in character.

RUR-7 Direct commercial, retail, and community services that serve rural residents into neighboring cities and existing activity areas.

RUR-8 Support economic activity in rural and natural resource areas at a size and scale that is compatible with the long-term integrity and productivity of these lands.

RUR-9 Minimize impacts to rural lands and contribute to improved ecological functions and more appropriate use of rural lands through innovative and environmentally sensitive land use management and development practices.

RUR-10 Support long-term solutions for the environmental and economic sustainability of agriculture and forestry within rural areas.

Public Services

RUR-11 Do not provide urban services in rural areas. Design services for limited access when they are needed for schools or to solve isolated health and sanitation problems, so as not to increase the development potential of the surrounding rural area.

RUR-12 Encourage the design of public facilities and utilities in rural areas to be at a size and scale appropriate to rural locations, so as not to increase development pressure.

RUR-13 Work with schools, institutions, and other community facilities serving rural residents in neighboring cities and towns and design these facilities in keeping with the size and scale of the local community.



Transportation Facilities and Strategies

Introduction

The population and employment growth in the Puget Sound region poses challenges to the functionality and sustainability of the transportation system. It is paramount that Pierce County jurisdictions work together, and with adjacent Counties and regional partners to address transportation with environmentally sound and equitable multimodal solutions.

Transportation connects people to people, places and resources. It can either be a conduit or a barrier for people of different backgrounds to access employment, medical care, recreation and other opportunities. Effective, equitable and affordable mobility choices integrated into our transportation network support a cleaner environment, better quality of life, a healthy economy, social justice, and positive health outcomes.

Background – Growth Management Act

The Washington State Growth Management Act identifies transportation facilities planning and, specifically, encouraging efficient multimodal transportation systems based on regional priorities and coordinated with local comprehensive plans, as a planning goal to guide the development and adoption of comprehensive plans and development regulations [RCW 36.70A.020(3)]. In addition, it identifies a transportation element as a mandatory element of a county or city comprehensive plan [RCW 36.70A.070(6)]. The transportation element must include: (i) land use assumptions used in estimating travel; (ii) traffic impacts to state-owned transportation facilities resulting from land use assumptions (iii) facilities and services needs; (iv) financial analysis; (v) intergovernmental coordination efforts, including an assessment of the impacts of the transportation plan and land use assumptions on the transportation systems of adjacent jurisdictions; (vi) demand management strategies; and (vii) a pedestrian and bicycle component.

The Commute Reduction Efficiency Act of 2006 (RCW 70A.15.4000) goal is to reduce congestion on the roadway network and help address the air pollution issues within the urban areas. This act requires local governments to work with their larger employers to develop and implement strategies for reducing their single occupant auto trips. Jurisdictions affected by the [commute trip reduction](#) (CTR) law are required to develop local CTR plans that include the documenting of local transportation setting of the affected work sites and the strategies by which the rate of single occupant vehicle use may be reduced.

Background – VISION 2050

VISION 2050 is the shared regional plan for moving toward a sustainable and more equitable future. The goal statement of the Vision 2050 multicounty transportation planning policies is “the region has a sustainable, equitable, affordable, safe, and efficient multimodal transportation system, with specific emphasis on an integrated regional transit network that supports the Regional Growth Strategy and promotes vitality of the economy, environment, and health.

VISION 2050 offers an integrated approach to addressing land use and transportation, along with the environment, economic development and equity. It calls for a clean, sustainable transportation future that supports the regional growth strategy. Sustainable transportation involves the efficient and environmentally sensitive movement of people, information, goods and services – with attention to safety, health and access to opportunity. Sustainable transportation minimizes the impacts of transportation activities on our air, water, and climate. It includes the design of walkable cities and bikeable neighborhoods, as well as using alternatives to driving alone. It relies on cleaner, renewable resources for energy.

The transportation-related multicounty planning policies in VISION 2050 are presented in four groups. The first group of policies speaks to the Regional Transportation Plan and calls for maintaining, preserving, and operating the existing transportation system in safer, cleaner, more efficient, and equitable ways. The second group of policies call for developing the multimodal transportation system to support the economy of the region by investing in a transportation system that attracts and retains businesses and skilled labor in the region, including freight, rail, and aviation infrastructure. The third group of policies



addresses protection of the environment, including investment in zero emission vehicles, low carbon fuels and other clean energy options along with providing infrastructure sufficient to support widespread electrification of the transportation system. This section also speaks to resiliency in preparing the transportation system for disaster, reducing stormwater pollution, and enhancing fish passage. The fourth and final group of policies focuses on innovation, by preparing for changes in transportation technologies and mobility patterns, to support communities with a sustainable and efficient transportation system. GMA and VISION 2050 contain requirements and guidance for creating and implementing sound transportation solutions. [RCW 36.70A.210](#) describes the requirements for CPPs, which include “policies for countywide transportation facilities and strategies.” The following policies are intended to meet the intent of GMA and VISION 2050 and provide guidance to the County, Cities and Towns, and other public agencies in guiding their comprehensive planning.

Policies

General

TR-1 Promote a sustainable and coordinated multi-modal transportation system that aligns with the Regional Transportation Plan and the Regional Growth Strategy and provides current and future generations with transportation infrastructure and services that offer mobility for all users in an equitable, efficient, clean, and cost effective manner.

1.1 Plan and implement programs for the design, construction, and operation of transportation facilities for all users, including motorists, freight, transit users, pedestrians, bicyclists, and other active transportation modes.

1.2 Jurisdictions shall consider the interrelationship of their transportation and land use planning and implementation on neighboring jurisdictions’ transportation systems.

1.2.1 Coordinate roadway functional classifications across jurisdictional lines and promote predictability in design and character of roadways.

1.3 Identify solutions to address deficiencies on regional facilities, including collaboration with the Washington State Department of Transportation (WSDOT) when the deficiency is on a State Highway.

TR-2 Improve safety in the transportation system by working toward the State’s “[Target Zero](#)”, zero death and disabling injury goal.

TR-3 For the purpose of this Policy, consistent with definitions of essential public facilities in the CPPs, WAC 365-196-550 and facilities of statewide significance in RCW 47.06.140, the following existing and new transportation services and facilities are part of the Countywide multimodal network and should be addressed in local Comprehensive Plans, as applicable:

3.1 State and federal highways;

3.2 Roads, including major highways, arterials and collectors, and any local streets that are part of the national system and designated by the Federal Highway Administration as National Highway System Intermodal Connectors or Critical Urban or Rural Freight Corridors;

Active Transportation Modes
Include:
Bicycles/Unicycles/E-Bikes
Walking
Scooters/E-Scooters
Skateboards/Longboards
Mobility Assist Devices
Other human-powered devices



- 3.3 Transit facilities and services including bus, rail, vanpool, paratransit, park and ride lots, and transit hubs and stations;
- 3.4 Waterborne transportation (ferries, cargo shipping);
- 3.5 Airports (passenger and freight);
- 3.6 Rail systems and facilities (passenger and freight);
- 3.7 Active transportation facilities;
- 3.8 Major passenger intermodal terminals excluding all airport facilities and services;
- 3.9 Marine port facilities and services that are related solely to marine activities affecting international and interstate trade;
- 3.10 Key freight transportation corridors serving these marine port facilities;
- 3.11 Regional transit authority facilities as defined under RCW 81.112.020;
- 3.12 Parking facilities;
- 3.13 Facilities related to carpooling and transportation demand management; and
- 3.14 Port cargo facilities.

Inclusiveness and Equity

TR-4 Consider, whenever feasible, equity, inclusion, and access to opportunity when developing and implementing programs and actions.

- 4.1 Prioritize investments for historically underserved populations to improve affordable and convenient access to jobs, education, health care, social services, recreation, and culture.
 - 4.1.1 Target active transportation and transit investments in communities of color and areas with higher concentrations of low-income, non-English speaking, seniors, youth, and disabled populations.
- 4.2 Consider current and past inequities in infrastructure development when planning and programming new investment.
- 4.3 Consider using PSRC's Opportunity Index and/or the Countywide Equity Index, when adopted, to identify underserved communities in order to prioritize transportation improvements and service delivery.



4.4 Mitigate negative impacts of the transportation system on historically underserved communities when developing plans and programs.

4.5 Develop plans to meet Americans with Disabilities Act (ADA) requirements and guidance, including facilitating ease of access for the disability community and retrofitting non-compliant sidewalks and walkways.

4.6 Coordinate with tribal governments on joint planning and project implementation consistent with the policies under the Tribal Consultation, Coordination, and Lands Compatibility Chapter.

PRSC’s Opportunity Index and Mapping:

Areas of opportunity is based on an “Opportunity Index”, which combines measures of five key elements of neighborhood opportunity and positive life outcomes: education, economic health, housing and neighborhood quality, mobility and transportation, and health and environment. The level of opportunity score (very low, low, moderate, high, very high) is determined by sorting all census tracts into quintiles based on their index scores <https://www.psrc.org/opportunity-mapping>

Healthy Communities and Transportation Systems

TR-5 Promote and develop policies and comprehensive transportation system options that support health and well-being, such as improving the design of local street patterns to support walking, bicycling, and transit use, placemaking, connectivity, physical activity, health and well-being.

5.1 Adopt complete streets policies based on best practices and implement capital improvements to support a safe and inviting multimodal environment such as:

“Complete Streets” are policy and design principles to plan for, design, operate and maintain, streets that are accessible, safe, convenient and comfortable for all users and abilities regardless of their form of transportation.

5.1.1 Traffic calming and other measures to increase safety and visibility for active transportation modes;

5.1.2 Connecting on-street facilities to trails;

5.1.3 Green spaces and other pedestrian-friendly amenities; and

5.1.4 A corridor approach that looks for opportunities on parallel facilities when a single roadway cannot accommodate all modes.

5.2 Work with School Districts to enhance safety at and near school sites.



5.2.1 Create Safe Routes to School Plans that identify capital improvements around school sites.

5.2.2 Identify and pursue funding sources for improvements around schools.

5.3 Consider a wide range of strategies and policies aimed at improving health and well-being, including universal design standards, safe routes to destinations, etc.

Safe Routes to School is a Washington state and Federal Highway Administration funded program which was created to enable and encourage children to walk and bicycle to school safely, thereby encouraging a healthy and active lifestyle from an early age.

Land Use/Transportation Integration

TR-6 Address compatibility between land use and community development objectives and transportation facilities by:

6.1 Requiring new transportation facilities and/or services in areas in which new growth is appropriate or desirable to be phased within a twenty-year time frame consistent with the Regional Growth Strategy.

6.1.1 Prioritizing multimodal transportation improvements to support the land development patterns of the Regional Growth Strategy, especially within Regional Growth Centers and Manufacturing/Industrial Centers and on corridors serving these Centers.

Resource:

This [Transportation and Health Logic Model](#) contains a host of transportation strategies and policies to improve human and environmental health.

6.1.2 Focusing capital projects, particularly improvements for active transportation, near high-capacity transit stations and stops, in regional and local centers and along corridors connecting centers.

6.2 Discouraging the extension of new roadways and road capacity expansion into designated rural and resource areas, unless there is a proven need to serve travel between two urban areas or between a satellite rural city or town and the urban area and/or another city or town.

6.2.1 Access management strategies should be implemented with such roadway improvements in order to prevent unplanned growth in rural areas.

6.3 Using regulations to ensure that development does not create demands exceeding the capacity of the transportation system, including mitigation that includes supporting transit and other modes if consistent with land use plans and the Regional Growth Strategy.

6.4 Using land use regulations to increase the share of travel in modes other than the automobile, such as implementing the following strategies:



- 6.4.1 Encouraging or requiring mixed use development and Transit Oriented Development (TOD) in Centers;
- 6.4.2 Designating high density land uses in transit/transportation corridors and designated TOD sites;
- 6.4.3 Considering dedications and impact fees to provide public transit capital improvements within the public right-of-way such as exclusive bus lanes and signal improvements as allowed by state law; or
- 6.4.4 Requiring construction of sidewalks, bike facilities, trails, and/or other active transportation facilities.

According to the Institute for Development and Transportation Policy: **Transit Oriented Development (TOD)**, means integrated urban places designed to bring people, activities, buildings, and public space together, with easy walking and cycling connection between them and near-excellent transit service to the rest of the city. It means inclusive access for all to local and citywide opportunities and resources by the most efficient and healthful combination of mobility modes, at the lowest financial and environmental cost, and with the highest resilience to disruptive events.

TR-7 Promote cooperation and coordination among transportation providers, local government, and developers, wherever feasible, to ensure that joint- and mixed-use developments are designed to promote and improve physical, mental, and social well-being and improve the natural and built environments.

Ports, Freight, and Aviation, and Military Installations

TR-8 Work in cooperation with WSDOT and Port authorities to plan and implement projects and programs to meet freight mobility and access needs, including planning for needed capital improvements, and the establishment of programs designed to maintain, preserve and expand freight rail capacity.

- 8.1 Participate in interjurisdictional efforts to improve access to regional airports and rail facilities.
- 8.2 Participate in interjurisdictional efforts to improve access within and to Manufacturing Industrial Centers and Port facilities on connecting corridors and roadway systems for efficient movement of goods movement by trucking and rail, while minimizing impacts and conflicts with other transportation modes.
- 8.3 Develop plans or planning provisions, where appropriate, to protect the continued operation of military airfields and general aviation airports by using adopted land compatibility standards such as those published by the Federal Aviation Administration (FAA) and the Washington State Department of Transportation (WSDOT) to discourage incompatible land uses and development on adjacent land.
- 8.3.1 Implement compatibility measures recommended in Joint Base Lewis-McChord (JBLM) [Joint Land Use Study \(JLUS\)](#), as described in the Essential Public Facilities section of these Countywide Planning Policies.

Sustainability and the Environment

TR-9 Jurisdictions shall address environmental impacts of transportation policies, project implementation, and operations wherever practicable through:



9.1 Programming capital improvements and transportation facilities designed to alleviate and mitigate impacts on land use, air quality and energy consumption such as high-occupancy vehicle lanes, public transit infrastructure, bicycle/pedestrian facilities, and designated truck freight corridors;

9.2 Locating and/or constructing transportation improvements so as to discourage adverse impacts on water quality and other environmental resources;

9.3 Retrofitting fish passages and storm systems to meet best available science and standards of practice as part of publicly and privately funded transportation improvement projects;

9.3.1 Prioritize improvements to deficient structures that contribute to fish blockage.

9.4 Combining infrastructure projects where possible, for instance, constructing road and sewer projects in same time window; and

9.5 Strengthening efforts to reduce pollutants from transportation activities by:

9.5.1 Including pollution reduction methods through technologies such as the use of cleaner fuels and vehicle programs, for example, electric charging stations, bike and pedestrian infrastructure, intersection control strategies such as roundabouts and signal modifications and bike and pedestrian infrastructure partnering to construct (including trails and other active transportation facilities);

An **intelligent transportation system** is an advanced application which aims to provide innovative services relating to different modes of transport and traffic management and enable users to be better informed and make safer, more coordinated, and 'smarter' use of transport networks.

9.5.2 Reducing vehicle miles traveled and auto dependency;

9.5.3 Designing and prioritizing compact communities and neighborhood accessibility for daily goods and services; and

TSMO is a set of strategies that focus on operational improvements that can maintain and even restore the performance of the existing transportation system before extra capacity is needed. This may enable transportation agencies to "stretch" their funding to benefit more areas and customers. TSMO also helps agencies balance supply and demand and provide flexible solutions to match changing conditions.

9.5.4 Implementing and coordinating Intelligent Transportation Systems (ITS) and Transportation Systems Management and Operations (TSMO) technology to reduce congestion.

TR-10 Use low-impact development practices or environmentally appropriate approaches for the design, construction and operation of transportation facilities to reduce and mitigate environmental impacts, including, but not limited to, greenhouse gas emissions and storm water runoff from streets and roadways.



- 10.1 Use vegetative installations such as bioswales, rain gardens, green spaces and other features to assist with carbon uptake and reduction of stormwater runoff.

TR-11 Jurisdictions, in cooperation with transit agencies, shall strive to reduce environmental impacts by implementing and promoting facilities and services to encourage alternatives to automobile travel and/or to reduce the number of vehicle miles traveled (modal split, trip generation and trip length) including:

- 11.1 Structural alternatives such as grade separated guideways and exclusive lanes for bus and rail; construction of new high-occupancy vehicle lanes; carpool/vanpool facilities; and constructing active transportation facilities; and

- 11.2 Non-structural/regulatory alternatives such as concurrency-based measures to focus or phase growth; limiting the size of urban growth areas and other measures to limit sprawl; road/congestion pricing; auto-restricted zones; parking management; site design; active transportation programs and promotion, ridesharing incentives, and transportation systems and demand management.

Transit

TR-12 Jurisdictions that receive transit service shall work with transit agencies in the creation and implementation of their long-range plans to ensure consistency between entities.

- 12.1 Implement transit supportive zoning and land use actions that accommodate transit service and facilities and create demand for ridership in targeted residential, commercial, and mixed-used growth areas.

12.1.1 Consider reducing parking requirements for new development along transit corridors with frequent service and consideration of developer mitigation requirements that improve nearby transit facilities.

12.1.2 Consider siting new and relocated public facilities/offices to areas with transit service.

12.1.3 Identify and attempt to preserve property for park-and-ride facilities in areas at or near the end of transit routes.

12.1.4 Look for opportunities to densify jobs and create workforce development opportunities in Regional Growth Centers.

12.1.5 Involve transit agencies in the pre-application process for large development proposals.

12.1.6 Consider dedication of a percentage of Transportation Impact Fees for transit related infrastructure improvements within the public right-of-way to increase efficiency, such as exclusive bus lanes and transit signal priority as allowed by state law.

- 12.2 Look for opportunities to densify jobs and create workforce development opportunities in/next to Manufacturing/Industrial Centers.

TR-13 Jurisdictions shall work with transit agencies to ensure consistency and efficiency of existing and future transit service and timely expansion of all types of service to serve the urban area.



- 13.1 Identify, acquire, and preserve rights-of-way to better accommodate existing and future transit alignments.
- 13.2 Coordinate expansion of public transit benefit area boundaries as development occurs and new growth areas are planned.
- 13.3 Work collaboratively to increase transit ridership and instill a sense of safety for riders by requiring transit stop improvements (if near existing or planned route), or other multimodal needs to improve access to transit as part of SEPA transportation mitigation requirements.
- 13.4 By coordinating Capital Infrastructure planning with transit agencies to ensure a safe operation of transit throughout the system for the users and fleet. The County and Cities will contact the transit agency when considering capital infrastructure improvements or revisions along an existing service route that apply to:
 - 13.4.1 Curb radius adjustments;
 - 13.4.2 Intersection improvements (adjustments to signal phasing/timing, and type of intersection control); and
 - 13.4.3 Sidewalk/Crosswalk additions.
- 13.5 Plan for the interrelationship and connectivity of different agencies and modes of transit including commuter rail, light rail, bus rapid transit, and local transit.
- 13.6 Work collaboratively and pursue funding for bus rapid transit, including the Pacific Avenue/SR 7 line and additional routes, to support regional and local growth plans, particularly in designated Regional Growth Centers and High-Capacity Transit Communities.

Performance Standards and Concurrency

TR-14 Consider the impacts of local planning activities on neighboring jurisdictional (inclusive of WSDOT) roadway facilities when developing and administering a jurisdiction's performance standards or level of service (LOS) standards.

- 14.1 Designate or adopt performance standards or LOS per RCW 36.70A.108, such as:
 - 14.1.1 Roadways and intersections;
 - 14.1.2 Existing and planned measures used for transit performance standards or LOS (e.g., hours of service, headways, pedestrian environment, accessibility, safety, rider comfort, reliability, transfer necessity, cost, and travel time);
 - 14.1.3 Performance standards or LOS that measure multiple modes of travel, including active transportation; or
 - 14.1.3.1 Seek regional guidance and agreement on the application of multimodal measures.
- 14.2 Enter into interlocal agreements, where necessary, to establish uniform, coordinated performance standards or service levels between jurisdictions for countywide facilities.

TR-15 Adopted performance standards or LOS may be:



15.1 Set below existing levels thereby allowing reserve capacity for growth and minimizing the need for new capital investment;

15.2 Set above existing levels (thereby increasing comfort and convenience of travel, enhancing economic development and minimizing some environmental impacts;

15.3 Set at existing levels (thereby allowing new development to mitigate full marginal impacts;

15.4 Set at different levels of service in different zones, especially in designated centers and on transit and freight corridors;

15.5 Set at different levels of service based on facility classifications;

15.6 Set to measure multiple modes of travel (e.g. transit, bicycling and/or walking); or

15.7 Taken directly from standards developed by the Washington State Department of Transportation for Highways of Statewide Significance and directly from standards developed by the Puget Sound Regional Council for regionally significant state highways.

TR-16 Determine the adequacy of transportation facilities, taking into account existing development, approved but unbuilt development, current and future roadway conditions, and multiple modes of transportation through utilization of one or more of the following:

16.1 Capacity-to-demand thresholds;

16.2 A regionally agreed upon method for measuring the availability of person and freight carrying capacity based on current and future demand including phased capacity; and/or

16.3 Appropriate standards of design across jurisdictional lines.

TR-17 Address substandard performance or LOS for existing facilities by one or more of the following:

17.1 Designating funding mechanisms;

17.2 Prioritizing facility needs in capital improvement and transportation improvement programs to correct existing deficiencies;

17.3 Using transportation demand management;

17.4 Using transportation systems management to promote cost effective methods of moving people and goods such as:

17.4.1 Exclusive lanes, signal priority, queue jumps and/or other measures to expedite transit and freight travel; or

17.4.2 Traffic management such as ramp meters and travel time notices to maximize the performance of the system.

17.5 Providing infrastructure to allow for travel by active transportation modes; or

17.6 Addressing regional facilities through inter-jurisdictional collaboration and coordinated strategies for addressing deficiencies, including involvement from WSDOT when the issue is on a State Highway.

TR-18 Address concurrency through the following methods:



- 18.1 Provide transportation facilities needed to accommodate new development within six years of development approval.
- 18.2 Limit new development to a level that can be accommodated by existing facilities and facilities planned for completion over the next six years.
- 18.3 Encourage new and existing development to implement measures to decrease congestion and enhance mobility through transportation demand and congestion management.
- 18.4 Identify solutions to address deficiencies on regional facilities, including collaboration with WSDOT when the deficiency is on a State Highway.

Maintenance, Operations, and Preservation

TR-19 Protect transportation investments and assets through the proper operations, maintenance, and preservation to provide safe, efficient, and reliable movement of people, goods, and services.

- 19.1 Reduce life-cycle costs through effective preservation and maintenance programs.
- 19.2 Implement best practice recommendations including those contained in the Regional Transportation Plan.
- 19.3 Promote increased funding for maintenance, operations, and preservation.

Resiliency and Disaster Preparedness

TR-20 Advance the resilience of the transportation system by incorporating redundancies, preparing for disasters and other impacts, and coordinated planning for system recovery by using transportation-related preparedness, prevention, mitigation, response, and recovery strategies and procedures adopted in the emergency management plans and hazard mitigation plans of the County and Cities, Ports, and those contained in the Washington State Comprehensive Emergency Management Plan.

- 20.1 Plan for resilience in the transportation system to prepare for a variety of imminent and potential disaster events, including but not limited to:
 - 20.1.1 Pandemics;
 - 20.1.2 Earthquakes;
 - 20.1.3 Tsunamis;
 - 20.1.4 Flooding;
 - 20.1.5 Lahars;
 - 20.1.6 Fires;
 - 20.1.7 Windstorms;
 - 20.1.8 Winter storms;
 - 20.1.9 Terrorism;
 - 20.1.10 Cyberattacks; and
 - 20.1.11 Climate change impacts.



1 **Transportation Technologies**

2 TR-21 Incorporate technological advances into transportation system planning that is coordinated among
3 jurisdictions and transit agencies where feasible and applicable:

4 21.1 Participate in efforts to expand electrification and other zero emissions technology in vehicle
5 fleets, transit, and freight mobility. (including unmanned aerial delivery, maritime vessels,
6 and aircraft).

7 21.2 Participate in efforts to expand infrastructure for electric vehicles, consistent with
8 improvements to the power infrastructure in utility provider plans.

9 21.2.1 Implement and encourage new electric and other zero emissions vehicle charging
10 or fueling stations at public and private locations.

11 21.2.2 Incorporate provisions for charging stations into development regulations and
12 building codes.

13 21.3 Plan for the deployment of autonomous vehicles in the transportation system.

14 21.4 Expand corridor systems management efforts by implementing and coordinating Intelligent
15 Transportation Systems (ITS) and Transportation Systems Management and Operations
16 (TSMO) technology, including the use and installation of information systems for operating
17 conditions on roads and at rail crossings.

18 21.4.1 Coordinate with private mapping vendors to integrate accurate roadway
19 representations and real-time information into wayfinding apps.

20 21.5 Expand and coordinate incident response team efforts along State highways and arterials
21 serving as alternate routes for state facilities.

22 **Funding**

23 TR-22 Strive for sustainable funding sources and consider a number of financing measures, including
24 but not limited to:

25 22.1 General revenues;

26 22.2 Fuel taxes;

27 22.3 Toll roads and other user fees;

28 22.4 Bonding;

29 22.5 Congestion pricing;

30 22.6 Public/private partnerships, and public/public partnerships;

31 22.7 Assessment and improvement districts, transportation benefit districts, facility benefit
32 assessments, traffic transportation impact fees, tax increment financing, dedication of right-
33 of-way and voluntary funding agreements;

34 22.8 Grants; or

35 22.9 Others, as may be appropriate.



Tribal Consultation, Coordination, and Lands Compatibility

Introduction

There are several Tribes within Pierce County with reservations and/or federally adjudicated treaty rights within the County. These Tribes are parties to treaties with the United States Government in which certain rights and privileges both on and off reservation were articulated and remain in effect. Through the Treaty of Medicine Creek (1854) and Treaty of Point Elliot (1855) tribes ceded their land which allowed for Pierce County and local jurisdictions to incorporate. The responsibility of local jurisdictions to uphold aspects of those treaties is essential to Tribes. Tribes have, responsibilities, interests, and treaty rights that are not only on reservation but can extend well off reservation boundaries. Not having Tribes as part of the regional picture of growth has led to historical conflict over the impact development sometimes has over treaty resources. Including Tribes in the framework of local planning will better characterize how the Pierce County region grows collectively and deliver more certainty to our communities.

As sovereign governments, Tribes have jurisdiction and interests over several areas throughout the County. The Federal Government designated reservations through the signing of treaties where Tribes relinquished all claim to their traditional territory. The purpose of these reserves was to provide housing, the ability to hunt and fish, and the opportunity to provide facilities for education and healthcare. Most of these responsibilities were first placed on the Federal Government, but now have been moved in the interest of self-determination to Tribal Governments. Treaty Rights, like fishing and hunting occur both within the Reservation & Usual and Accustomed areas where Tribes ceded their traditional territory. That is why it is important that in order to maintain the integrity of treaties, local governments should recognize the complex issues related to land use and planning when considering Tribal lands and treaty resources.

Background – Growth Management Act

As part of RCW 36.70A.210(4) Federal agencies and Indian Tribes may participate in and cooperate with the countywide planning policy adoption process. Adopted countywide planning policies shall be adhered to by state agencies.

Background – VISION 2050

Puget Sound is a part of a larger area that has been the traditional aboriginal territory of the Coast Salish peoples, who live around the Salish Sea in what is now Washington State and the Canadian province of British Columbia. The Coast Salish Tribes have lived here since time immemorial and while each tribe is unique, all share in having a deep historical connection and legacy of respect for the land and natural resources. These sovereign Tribal nations enrich the region through environmental stewardship, cultural heritage, and economic development, and collaborate with local governments to shape the region's future.

As part of Vision 2050 Federally recognized Indian Tribes were included as part of many regional planning processes. Like all governments, Tribes engage in land use planning and economic development to provide jobs, housing, and services, as well as the infrastructure to support and plan for growth of their land base and reservations. As sovereign nations, Tribes are not required to plan under the Growth Management Act but recognize the importance of coordination and cooperation with all governments to deal with the challenges and benefits of growth and development.

Policy Intent

Treaties are the highest law of the land. [The Treaty of Medicine Creek \(1854\)](#) and [The Treaty of Point Elliot \(1855\)](#) are the Treaties that encompass the ceded land of Pierce County. The Treaties and the designation of reservations guaranteed specific rights. Those rights can extend beyond reservations throughout the ceded areas as usual and accustomed grounds and stations.



The following Countywide Planning Policies formulate best practices to consult and coordinate land use matters between Tribes and local jurisdictions. Local jurisdictions should continue to follow notification and consultation protocols where State and Federal laws exist (For example Section 106 cultural resources, project specific Federal permits conditioning consultation with Tribes, specific laws requiring consultation like the 1989 Settlement Agreement). The purpose of these policies is to support both formal and informal communication between each government and provide flexibility in handling land use matters where there is no existing guidance. They follow recommendations outlined by the Washington State Centennial Accord and the Millennium Agreement.

Additionally, the chapter addresses Tribal land compatibility and Treaty Rights. As the trustee for Tribes, the Federal Government may intervene when Federal obligations to Tribes are not being fulfilled. These policies recognize the unique designation of reservation land and provide proactive measures working with local jurisdictions to protect treaty rights. The policies serve the mutual interest to resolve conflicts before development occurs.

[The Washington State Centennial Accord](#) (1989) and [Millennium Agreement](#) (1999) are Tribal-State agreements that provide a framework for government-to-government relationships and implementation procedures to assure the execution of that relationship.

Tribes Definition

For the purposes of following and implementing the following countywide planning policies “Tribe” is defined as all Federally recognized Tribes with reservations and adjudicated rights within the exterior boundaries of Pierce County.

Consultation Definition

Consultation means the process of seeking, discussing, and considering the views of other participants, and, where feasible, seeking agreement. The process may be formally outlined by State and Federal law. Consultation may also be conducted informally over matters related to the normal planning process. This definition is supportive of both acts. The goal of consultation is to further the government-to-government relationship with Tribes and local jurisdictions, and ensure the mutual respect for the rights, interests, and obligations of each government.

Policies

TC-1 Tribes and jurisdictions should notify each other when making significant land use decisions that may have potential impacts to the other jurisdiction and provide opportunity for consultation.

- 1.1 Meaningful and substantial opportunities for early and continuous Tribal government participation and consultation should be incorporated into regional and local planning activities.
- 1.2 The County and each municipality are encouraged to work with Tribes to understand common interests and issues of concern over development and planning. Tribal and local governments should seek regular input from one another so they are properly consulted on significant land use decisions of interest.
- 1.3 A Tribe, the County, or municipality may request on a government-to-government basis to develop a memorandum of agreement that defines how and under what circumstances the local governments and Tribe will formally consult with each other when making significant land use decisions.
- 1.4 These agreements will recognize the importance of early and continuous Tribal government participation in regional and local planning activities, acknowledging a Tribe’s status as a



Tribal Consultation, Coordination, and Lands Compatibility

- sovereign government with a unique history and interest in the land and natural environment while providing the framework for opportunities to promote the open communication regarding land uses and development that may impact the other jurisdiction.
- 1.5 Jurisdictions are encouraged to review the Treaty of Medicine Creek, Treaty of Point Elliot, Puyallup Land Claims Settlement Agreement, Centennial Accord and Millennium Agreement, and other relevant governing authorities when developing these agreements.
- 1.6 Tribal consultation is commonly cited in Federal and State legislation or through preexisting agreements. The purpose of this policy is to support those existing agreements and legislation. Some municipalities may have no agreements in place regarding Tribal consultation. It is encouraged that those municipalities work with local Tribes to develop guidelines for notification and consultation over significant land use decisions.
- TC-2 Separate from any other obligation to consult with each other, Tribes, the County, and each municipality should coordinate planning efforts and notify each other of opportunities to comment regularly.
- 2.1 All Tribal, County, and municipal government agencies shall be included in public notice and comment procedures of other jurisdictions. Examples of this include adding interested Tribes to SEPA notification lists or streamlining project notifications to be sent to Tribes when a project may be near a reservation or Tribal land.
- 2.2 Tribal, County, and municipal governmental agencies should coordinate planning efforts among jurisdictions, agencies, federally recognized Tribes, ports, and adjacent regions, where there are common borders or related regional issues, to facilitate a common vision.
- 2.3 All Tribal, County, and municipal governmental agencies are encouraged to keep one another informed about matters of local and regional interest by mutually agreeable means and schedule.
- TC-3 Upon the request of a Tribal Council, The County and each applicable municipal government within a Tribal reservation will explore with the requesting Tribe voluntary agreements for coordinated land use permitting and code enforcement with Tribes.
- 3.1 As part of these agreements, the County and each applicable municipal government on a Tribal reservation may work with Tribes to develop ongoing administrative processes to jointly discuss and comment on permit applications, including and not limited to development activities on reservations and development impacting Tribal treaty rights; and may identify enhanced opportunities to include Tribal governments in joint comprehensive and other long-range planning activities.
- 3.2 As part of these agreements, the County and each municipal government shall provide an opportunity to include Tribal governments in joint comprehensive and other long-range planning activities.
- TC-4 Strive to protect Tribal reservation lands from encroachment by incompatible land uses and development both within reservation boundaries and on parcels abutting the reservation boundary.
- 4.1 Recognize adopted Tribal land use plans within or adjacent to their respective jurisdiction.



Tribal Consultation, Coordination, and Lands Compatibility

- 1 4.2 Recognize the unique Federal designation and purpose of reservation lands for Tribes to
2 provide a diversity of services, housing, jobs, and preserving the rights to hunt, fish, and
3 gather.
- 4 4.3 Consider amendments that identify approaches to provide consistency and compatibility
5 between their respective comprehensive plan's land use designations and policies and
6 comprehensive plan.
- 7 4.4 Jurisdictions shall regularly coordinate with Tribes regarding regional and local planning
8 within reservation boundaries and on parcels abutting the reservation boundary, recognizing
9 the mutual benefits and the possible potential for impacts.
- 10 4.5 Tribes and jurisdictions will work with one another to seek solutions for resolving
11 inconsistencies between local comprehensive plans and Tribal plans, within the requirements
12 of Federal, State, and local laws.
- 13 TC-5 Jurisdictions shall update their comprehensive plan during its next amendment cycle to
14 incorporate ways to preserve Tribal treaty rights when notified by Tribes of their presence in a
15 particular location.
- 16 5.1 All Jurisdictions shall consider the potential impacts to Tribal treaty fishing, hunting, and
17 gathering grounds, which may include the development patterns in their comprehensive
18 plans.
- 19 5.2 Consideration of impacts may appear in in a variety of ways such as goals, policies,
20 implementation measures, and other forms of documentation.



Urban Growth Areas

Introduction

When following the goals and requirements of the Growth Management Act, it is important to balance coordination of focusing growth within the urban growth area with protection of the individual identities and spirit of the cities towns, the rural areas and unincorporated urban communities.

The Countywide Planning Policies are intended to be the consistent "theme" of growth management planning among Pierce County jurisdictions. The policies also establish processes and mechanisms designed to foster open communication and feedback among the jurisdictions.

Background - Growth Management Act

The Washington State Growth Management Act has as planning goals the encouragement of development in urban areas where adequate public facilities and services exist or can be provided in an efficient manner [RCW 36.70A.020(1)], the reduction of sprawl (i.e., the inappropriate or premature conversion of undeveloped land into low-density development) [RCW 36.70A.020(2)], and the provision of adequate public facilities and services necessary to support urban development at the time the development is available for occupancy and use (without decreasing current service levels below locally established minimum standards) [RCW 36.70A.020(12)] as planning goals.

The Growth Management Act further requires (1) that the County designate an "urban growth area" (UGA) or areas within which urban growth shall be encouraged and outside of which growth shall occur only if it is not "urban" in character; (2) that each municipality in the County be included within an UGA; (3) that an UGA include territory outside of existing municipal boundaries only if such territory is characterized by urban growth or is adjacent to territory that is already characterized by urban growth. [RCW 36.70A.110(1); for definition of "urban growth" see RCW 36.70A.030(17).]

The designated UGAs shall be of adequate size and appropriate permissible densities so as to accommodate the urban growth that is projected by the State Office of Financial Management to occur in the County for the succeeding 20-year period. While each UGA shall permit urban densities, it shall also include greenbelt and open space areas [RCW 36.70A.110(2)].

As to the timing and sequencing of urban growth and development over the 20-year planning period, urban growth shall occur first in areas already characterized by urban growth that have existing public facility and service capacities to service such development, second in areas already characterized by urban growth that will be served by a combination of both existing public facilities and services and any additional needed public facilities and services that are provided by either public or private sources [RCW 36.70A.110(3)]. Urban government services shall be provided primarily by cities, and it is not appropriate that urban governmental services be extended to or expanded in rural areas except in those limited circumstances shown to be necessary to protect basic public health and safety and environment and when such services are financially supportable at rural densities and do not permit urban development [RCW 36.70A.110(4)].

The Growth Management Act Amendments expressly require that countywide planning policies address the implementation of UGA designations [RCW 36.70A.210(3)(a)], the promotion of contiguous and orderly development, the provision of urban services to such development [RCW 36.70A.210(3)(b)], and the coordination of joint county and municipal planning within UGAs [RCW 36.70A.210(3)(f)].

Background - VISION 2050

VISION 2050 calls for a more efficient, sustainable, and strategic use of the region's land. It identifies urban lands as a critical component to accommodate population and employment growth in a sustainable way. VISION 2050 calls for directing development to the region's existing urban lands, especially in centers and near transit, while limiting growth on rural lands. The Regional Growth Strategy found in VISION 2050 allocates 98 percent of the region's future population growth and 99 percent of its employment growth into the existing urban growth area. Urban Areas are divided into five distinct groups: Metropolitan Cities, Core Cities, High-Capacity Transit Communities, Cities and Towns, and Unincorporated Urban (outside of High-Capacity Transit Communities). Additional geographies include Rural, Natural Resources Lands, and Military Installations. Tribal lands are acknowledged as overlapping the various geographies. VISION 2050 recognizes that unincorporated urban lands are often similar in character to cities they are adjacent to, calling for them to be affiliated with adjacent cities for joint planning purposes and future annexation.



VISION 2050 recognizes that transit oriented compact development creates vibrant, livable, and healthy urban communities that offer economic opportunities for all, provide housing and transportation choices, and use our resources wisely. The Multicounty Planning Policies support the effective use of urban land and include provisions that address brownfield and contaminated site clean-up, the development of compact communities and centers with pedestrian-friendly, transit-oriented locations and a mix of residences, jobs, retail, and other amenities, and the siting of facilities and major public amenities in compact urban communities and centers.

VISION 2050 recognizes that centers provide easy access to jobs, services, shopping, and entertainment. With their mix of uses and pedestrian-friendly design, they can rely less on forms of transportation that contribute to air pollution and greenhouse gas emissions. VISION 2050 identifies 29 regional growth centers. These places play an important role as locations of the region's most significant business, governmental, and cultural facilities. The 18 jurisdictions that have one or more regional growth centers are expected to accommodate a significant portion of the region's residential growth (64 percent) and employment growth (79 percent).

VISION 2050 calls for local jurisdictions with regional growth centers to adopt housing and employment targets for each center. Ten regional manufacturing/industrial centers have also been designated. These are locations for more intensive commercial and industrial activity. Both regional growth centers and regional manufacturing/industrial centers are focal points for economic development and transportation infrastructure investments. Subregional centers, including downtowns in suburban cities and other neighborhood centers, also play an important role in VISION 2040's Regional Growth Strategy. These, too, are strategic locations for concentrating jobs, housing, shopping, and recreational opportunities. VISION 2050 calls for each of the region's cities to develop one or more central places as compact mixed-use hubs for concentrating residences, jobs, shops, and community facilities.

Urban services addressed in VISION 2050 include wastewater and stormwater systems, solid waste, energy, telecommunications, emergency services, and water supply. An overarching goal of VISION 2050 is to provide sufficient and efficient public services and facilities in a manner that is healthy, safe, and economically viable. Conservation is a major theme throughout VISION 2050. The Multicounty Planning Policies address increasing recycling and reducing waste and encouraging more efficient use of water, low-impact development techniques, and renewable and alternative energy. The Multicounty Planning Policies also address siting of public facilities and the appropriateness and scale of particular public services.

VISION 2050 calls for jurisdictions to invest in facilities and amenities that serve centers and restrict urban facilities in rural and resource areas. The Multicounty Planning Policies also discourage schools and other institutions serving urban residents from locating outside the urban growth area.

Growth Targets

The Regional Growth Strategy set forth in VISION 2050 provides guidance for the distribution of future population and employment growth through the year 2050 within the Central Puget Sound Region. This strategy in combination with the Office of Financial Management's population forecasts provide a framework for establishing growth targets consistent with the requirements of the Growth Management Act. Consistent with VISION 2050, these growth targets are the minimum number of residents, housing units, or jobs a given jurisdiction is planning to accommodate within the appropriate planning horizon and are informational tools integrated into local land use plans to assist in formulating future residential and employment land needs. These targets are to be developed through a collaborative countywide process that ensures all jurisdictions are accommodating a fair share of growth.

It is recognized that some of the urban growth areas in existence prior to the adoption of VISION 2040 may contain more potential housing and employment capacity based upon zoning, allowed density, land division patterns, and other factors than is needed to accommodate the growth target of the associated geography. In many cases, these urban growth areas have been in existence for a decade or more, contain existing development patterns which are urban in character, and are served by sanitary sewer and other urban infrastructure. These areas are largely expected to remain within the urban growth area consistent with their urban character. Expansion of these urban growth area boundaries that do not comply with provisions in the Amendments and Transition section of these policies is acknowledged to be inconsistent with CPPs and is strongly discouraged.

Urban Growth Outside of Centers

A variety of urban land uses and areas of growth will occur outside of designated centers but within the UGA. Local land use plans will guide the location, scale, timing and design of development within UGAs. The UGA will be where the majority of future growth and development will be targeted. Development should be encouraged which



complements the desired focus of growth into centers and supports a multimodal transportation system. For example, policies which encourage infill and revitalization of communities would help to achieve the regional and statewide objectives of a compact and concentrated development pattern within urban areas. The Countywide Planning Policies provide guidance for development and the provision of urban services to support development within the UGA.

Urban Facilities and Services

Beyond inter-jurisdictional coordination, services provided within our communities by special purpose districts are of vital importance to our residents. Consistent with the adopted regional strategy, these districts will be part of future individual and group negotiations under the Countywide Planning Policies.

While the Growth Management Act defines sewer service as an urban service, Pierce County currently is a major provider of both sewer transmission and treatment services. The County and municipalities recognize that it is appropriate for the County and municipalities to continue to provide sewer transmission and treatment services.

Freestanding Cities and Towns

Freestanding cities and towns are incorporated communities separated from the contiguous urban growth area and surrounded by unincorporated rural areas. These communities are a significant part of Pierce County's diversity and heritage. They have an important role as local trade and community centers. These communities continue to be the primary providers of shopping, job and service needs of both their residents and residents in neighboring rural areas. Development patterns in these communities reflect the size and scale appropriate for smaller towns and should continue to support their walkable town centers. They also contribute to the variety of development patterns and housing choices within the county. As municipalities, these cities and towns provide many urban services. Under the Growth Management Act, these communities are a designated urban growth area.

Freestanding Cities and Towns:

Buckley
Carbonado
Eatonville
Roy
South Prairie
Wilkeson

Policies

Designating Urban Growth Areas

UGA-1 The County shall designate the countywide Urban Growth Area and Potential Annexation Areas within it, in consultations between the County and each municipality.

1.1 County referral of proposed Urban Growth Area and Potential Annexation Area designations to the Pierce County Regional Council (PCRC).

1.1.1 The PCRC may refer the proposed designations to the Growth Management Coordinating Committee (GMCC), or its successor entity for technical advice and for a report.

1.1.2 The PCRC may conduct public meetings to review the proposed designation and, at such meetings, may accept oral or written comments and communications from the public.

1.1.3 At the conclusion of its review and analysis, the PCRC shall make a recommendation to the County and to the municipalities in the County.

1.2 The Urban Growth Area and Potential Annexation Area designations shall only be changed in accordance with Countywide Planning Policy UGA-3.

1.2.1 A jurisdiction shall not be required to modify existing Urban Growth Area boundaries or Potential Annexation Areas in order to reduce the residential or employment capacity to conform to adopted growth targets reflecting VISION 2050's Regional Growth Strategy. Jurisdictions shall, however, consider the adopted growth targets when updating their local comprehensive plans.

UGA-2 The following specific factors and criteria shall dictate the size and boundaries of urban growth areas:



2.1 Size

- 2.1.1 Urban growth areas must be of sufficient size to accommodate the urban growth projected to occur over the succeeding 20-year planning period taking into account the following:
- 2.1.1.1 Land with natural constraints, such as critical areas (environmentally- sensitive land);
 - 2.1.1.2 Greenbelts and open space;
 - 2.1.1.3 Maintaining a supply of developable land sufficient to allow market forces to operate and precluding the possibility of a land monopoly but no more than is absolutely essential to achieve the above purpose;
 - 2.1.1.4 Existing projects with development potential at various stages of the approval or permitting process (i.e., the "pipeline");
 - 2.1.1.5 Land use patterns created by subdivisions, short plats or large lot divisions;
 - 2.1.1.6 Build-out of existing development and areas which are currently only partially built out; and
 - 2.1.1.7 Follow existing parcel boundary lines.

2.2 Boundaries

- 2.2.1 Any of the following shall be considered in determining the location of urban growth area boundaries:
- 2.2.1.1 Geographic, topographic, and manmade features;
 - 2.2.1.2 Public facility and service availability, limits and extensions;
 - 2.2.1.3 Jurisdictional boundaries including special improvement districts;
 - 2.2.1.4 Location of designated natural resource lands and critical areas;
 - 2.2.1.5 Avoidance of unserviceable islands of County land surrounded by other jurisdictional entities; and
 - 2.2.1.6 Destination 2030 urban/rural line and PSCAA burn ban line.

Urban Growth Area Capacity and Bank

The Growth Management Act requires Pierce County to designate an Urban Growth Area (UGA) that is sufficient in size to accommodate the projected urban population growth for the 20-year planning period. Expansion of the UGA requires a demonstrated countywide need for additional residential or employment capacity, or that the expansion results in a no net gain in capacity within the countywide UGA. It is expected that Pierce County and its cities and towns, collectively, will continue to contain an adequate amount of buildable land needed to accommodate the planned growth, as documented in the past Buildable Lands Reports. Effectively, until there is a demonstrated need, any application to expand the UGA to accommodate new growth would need an accompanying application to reduce the UGA in another area. This is a difficult endeavor for individuals and jurisdictions. To address this, the following policies establish a UGA Capacity Bank (Bank) that allows for credits of residential and employment capacity to be formally established and deposits made associated with areas removed from the UGA. A jurisdiction may make a request to the Pierce County Regional Council to use all or a portion of the capacity credits deposited in the Bank to offset additional capacity associated with a proposed UGA expansion.



- UGA-3 Urban Growth Area boundaries designated by the County pursuant to the Growth Management Act may be amended by Pierce County and accepted by the municipalities in the county pursuant to the same process by which the Urban Growth Areas were originally adopted and pursuant to subpolicies UGA-1. and UGA-2.
- 3.1 An amendment to Urban Growth Area boundaries may be initiated by the County or any municipality in the County.
- 3.2 A proposed amendment to Urban Growth Area boundaries shall include:
- 3.2.1 A map indicating the existing Urban Growth Area boundary and the proposed boundary modification;
- 3.2.2 A statement indicating how, and the extent to which, the proposed boundary modification complies with each of the factors listed in subpolicies UGA-2.2, 2.4, 2.5 and 2.6;
- 3.2.3 A statement indicating the factors, data or analyses that have changed since the designation of the initial Urban Growth Area boundaries and/or the experience with the existing Urban Growth Area boundaries that have prompted the proposed amendment; and
- 3.2.4 Documentation, if applicable, that an adequate number of capacity credits have been authorized to be withdrawn from the Urban Growth Area Capacity Bank as set forth in UGA 3.5
- 3.3 The Urban Growth Area of a jurisdiction may be expanded only if:
- 3.3.1 The jurisdiction's observed development densities are consistent with the planned density assumptions as documented in the most recently published Buildable Lands Report as required by RCW 36.70A.215; and
- 3.3.2 There is a demonstrated need for additional residential or employment capacity within the Urban Growth Area affiliated with an individual jurisdiction and a demonstrated need countywide; the expansion results in a no net gain to the countywide Urban Growth Area; or an adequate number of capacity credits from the Urban Growth Area Capacity Bank are available and have been authorized to be used; and
- 3.3.3 The consistency evaluation, as required through the Countywide Planning Policies on Buildable Lands, policies BL-6. and BL-7., identifies an inconsistency between the observed and planned densities, the jurisdiction shall either:
- 3.3.3.1 demonstrate reasonable measures were adopted to rectify the inconsistencies. Documentation shall also be submitted that summarizes the monitoring results of the effectiveness of the measures in rectifying density inconsistencies; or
- 3.3.3.2 document updated development data that indicates consistency.
- 3.4 To ensure the orderly development of urban lands, predictability in the provision of urban services, and the eventual annexation of Urban Growth Areas, Pierce County may incorporate criteria into its Comprehensive Plan policies for evaluating amendments proposing to remove properties from the Urban Growth Area. The criteria should, at a minimum, include the existing development pattern and density, vested development applications, and infrastructure and service needs to accommodate the existing and future residents. In general, any lands proposed to be removed from the Urban Growth Area shall be rural in character and not require any urban level infrastructure or service needs.



- 3.5 Pierce County, in conjunction with its cities and towns, may establish and utilize an Urban Growth Area Capacity Bank for unincorporated lands that are removed from the Urban Growth Area.
- 3.5.1 Portions of the existing Urban Growth Area, which are rural in character or where it has been determined that urban services will not be available, may be removed from the Urban Growth Area.
- 3.5.2 The land capacity associated with undeveloped or underutilized properties removed from the Urban Growth Area may be placed in the Urban Growth Area Capacity Bank in the form of housing and/or employment capacity credits.
- 3.5.2.1 The land capacity for underdeveloped and underutilized properties shall be calculated using the methodology and assumptions incorporated in the most recent Pierce County Buildable Lands Report.
- 3.5.3 The Urban Growth Area may be expanded using capacity credits from the Urban Growth Area Capacity Bank.
- 3.5.3.1 The banked capacity credits should only be utilized for the expansion of the Urban Growth Area when the area is affiliated with a city or town through the designation of a Potential Annexation Area.
- 3.5.4 Pierce County Regional Council is the body for authorizing distribution of capacity credits from the Urban Growth Area Capacity Bank.
- 3.5.5 The Pierce County Regional Council shall establish an application and review process for authorizing use of capacity credits.
- 3.5.6 The Pierce County Regional Council shall consider the following preference in the distribution of capacity credits:
- 3.5.6.1 Cities and towns that have not had a Potential Annexation Area since 1996;
- 3.5.6.2 Cities and towns that have had a reduction in their Potential Annexation Area that has resulted in deposits into the Urban Growth Area Capacity Bank;
- 3.5.6.3 Cities and towns that have annexed all of their associated Potential Annexation Areas; and
- 3.5.6.4 The creation of logical city or town boundaries.
- 3.5.7 Cities and towns utilizing capacity credits to expand its Urban Growth Area must demonstrate a commitment to annex the associated property.
- 3.5.8 Pierce County will provide an annual report to the PCRC identifying the number of available capacity credits in the Urban Growth Area Capacity Bank.
- 3.5.9 Participation in the Pierce County Transfer of Development Rights (TDR) program is not required when the Urban Growth Area is expanded using capacity credits from the Urban Growth Area Capacity Bank.
- 3.6 A proposed amendment to the Urban Growth Area boundaries shall be referred to the PCRC for its review and recommendation.

Annexation within the Urban Growth Area

The County recognizes that unincorporated lands within UGAs are often Potential Annexation Areas for cities.



Although annexation is preferred, these are also areas where incorporation of new cities could occur. The County will work with existing municipalities and emerging communities to make such transitions efficiently. The identification of “Potential Annexation Areas” (PAAs) is intended to serve as the foundation for future strategies to annex areas within the urban growth area. A Potential Annexation Area refers to an unincorporated area within the designated urban growth area which a city or town has identified as being appropriate for annexation at some point in the future. A Potential Annexation Area designation does not obligate a jurisdiction to annex an area within a defined timeline. It is the County’s authority, in consultation with cities and towns, to adopt the urban growth area(s), and identify individual Potential Annexation Areas.

In order to promote logical, orderly, and systematic annexations of the urban growth area(s), the County in partnership with cities and towns, should establish joint planning agreements and annexation plans prior to expanding or adding to existing PAAs. Creation of new PAAs prior to the annexation of existing PAAs may directly impact Pierce County government and its service obligations, and may undermine the transition of existing unincorporated lands into cities and towns.

The County encourages cities and towns to annex land within its respective PAAs. The County recognizes cities and towns may not have a financial incentive to annex areas that will require more expenditures than the revenue produced through property or sales tax. Jurisdictions need to be creative in identifying potential financial incentives, in addition to establishing partnerships to overcome the financial obstacles. As a means to allocate resources, the County should prioritize the PAAs, with the highest being unincorporated “islands” between cities and towns. Pierce County shall support future annexations for areas in which a joint planning agreement exists between the County and appropriate city or town.

At the same time, annexations and incorporations have direct and significant impacts on the revenue of county government, and therefore, may affect the ability of the County to fulfill its role as a provider of certain regional services. The municipalities will work closely with the County to develop appropriate revenue sharing and contractual services arrangements that facilitate the goals of GMA.

UGA-4 Potential Annexation Areas shall be designated through the Pierce County Comprehensive Plan in consultation with cities and towns.

4.1 A city or town shall first identify a Potential Annexation Area(s) within its respective Comprehensive Plan.

4.2 Potential Annexation Area boundaries shall be determined with consideration for the following additional factors:

4.2.1 The VISION 2050 document, including Multicounty Planning Policies;

4.2.2 The carrying capacity of the land considering natural resources, agricultural land, and environmentally-sensitive lands;

4.2.3 Population, housing, and employment projections;

4.2.4 Financial capabilities and urban services capacities;

4.2.5 Consistency and compatibility with neighborhood, local and regional plans;

4.2.6 The existing land use and subdivision pattern; and

4.2.7 Property access and ownership.

4.3 Potential Annexation Areas should not overlap or leave unincorporated urban islands between cities and towns.

4.3.1 Future requests to establish a new Potential Annexation Area shall not result in an overlap with an existing Potential Annexation Area or create islands between cities and towns.



- 1 4.3.2 Cities and towns with existing Potential Annexation Area overlaps should work toward
2 resolving the existing overlaps.
- 3 4.4 The urban service areas and freestanding urban growth areas as designated through the Pierce County
4 Comprehensive Plan as of June 30, 2013 shall be recognized as designated Potential Annexation Areas.
- 5 4.4.1 Urban service area designations approved by the Pierce County Council through its 2013
6 Comprehensive Plan Amendment Cycle shall be recognized as a Potential Annexation Area.
- 7 4.4.2 Boundaries of the Potential Annexation Areas should not split parcels. Efforts should be put
8 forth to resolve split parcels prior to the initial designation of Potential Annexation Areas.
- 9 UGA-5 Pierce County, in conjunction with its cities and towns, shall establish a strategy for future annexations
10 within the urban growth area.
- 11 5.1 Annexation is preferred over incorporation within the urban growth area.
- 12 5.2 The Potential Annexation Areas as identified in the Pierce County Comprehensive Plan shall be the
13 foundation to an annexation strategy.
- 14 5.2.1 Cities and towns are allowed to annex territory only within their adopted Potential Annexation
15 Area as identified in the Pierce County Comprehensive Plan.
- 16 5.2.2 Annexation of an area should be phased to coincide with a city or town's ability to coordinate
17 the provision of a full range of urban services to the areas proposed for annexation.
- 18 5.3 The County and its cities and towns should proactively coordinate the annexation of unincorporated
19 areas within the urban growth area that are within each respective city or town's Potential Annexation
20 Area.
- 21 5.3.1 The County and each city and town should work towards the establishment of annexation plans
22 and joint planning agreements, with an exception for lands associated with Joint Base Lewis
23 McChord and Camp Murray.
- 24 5.3.1.1 A joint planning agreement is to serve as a mechanism where the County or a city
25 can, prior to notice of annexation, identify potential objections and resolutions.
- 26 5.3.1.2 An annexation plan should identify a potential schedule for annexation of areas with
27 a city or town.
- 28 5.3.2 The County should explore and implement financial incentives for a city or town to annex areas
29 associated with its respective Potential Annexation Area.
- 30 5.3.2.1 Financial incentives may include the establishment of a County level grant fund to
31 assist in financial challenges a city or town may have in annexing an area.
- 32 5.3.2.2 Financial incentives may include the elimination or reduction in a fee associated
33 with a County service to a city or town in exchange for annexing an area.
- 34 5.3.3 The County, and cities and towns, should explore potential partnerships in grant funding
35 opportunities to overcome obstacles associated with annexing specific areas.
- 36 5.3.4 Cities and towns should recognize the financial impacts experienced by the County when
37 annexation only encompasses commercial or greenfield areas and avoids existing residential
38 development.



5.3.4.1 Cities and towns are encouraged to include a mix of existing commercial, residential, and greenfield areas, where appropriate, in future annexation proposals.

5.4 The County should prioritize the adopted Potential Annexation Areas for annexation.

5.4.1 The County's highest priority should be Potential Annexation Areas representing unincorporated "islands" between cities and towns; and,

5.4.2 The County shall support annexation for areas in which a joint planning agreement exists between the County and appropriate city or town.

Phasing of Development within the Urban Growth Area

UGA-6 Seek to direct growth as follows:

6.1 First to cities and towns, centers and urbanized areas with existing infrastructure capacity;

6.2 Second to areas that are already urbanized such that infrastructure improvements can be easily extended; and

6.3 Last to areas requiring major infrastructure improvements.

6.3.1 The County's urban growth area may be extended to allow for build-out of newly developed areas only if development capacity within Potential Annexation Areas and growth in the areas determined to be inadequate to meet total population and employment projections consistent with the other policies set forth herein.

6.4 Encourage efficient use of urban land by maximizing the development potential of existing urban lands, such as advancing development that achieves zoned density.

6.5 The Urban Growth Areas in existence prior to the adoption of VISION 2040 may contain capacity beyond that needed to accommodate the growth target per regional geography for the succeeding 20-year planning period based upon existing zoning designations, allowed density, existing land division patterns, and similar factors. It is permissible for such areas to continue to be designated as Urban Growth Areas. Expansion of these Urban Growth Area boundaries is acknowledged to be inconsistent with the CPPs and strongly discouraged if the Urban Growth Area expansion is not in accordance with policy UGA-3.3.

UGA-7 Adopt policies within their respective comprehensive plans, to ensure that development within the urban growth area uses land efficiently, provides for a wide variety of uses, conserves natural resources, and allows for the connection of communities to an efficient, transit-oriented, multimodal transportation system. Policies shall:

7.1 Provide for more choices in housing types, including missing middle housing like duplexes, triplexes, fourplexes, rowhouses and townhomes, and moderate increases in density to achieve at least an average net density of four units per acre;

7.2 Support infill and compact development; and

7.3 Provide for land uses that encourage travel by foot, bike and transit.

UGA-8 Provide for conveniently located, appropriately scaled commercial development to serve the immediate local needs of the surrounding community by encouraging revitalization of underused commercial areas before establishing new areas.



UGA-9 Adopt plans to encourage concentrated development within the urban growth area which will accommodate the twenty-year population and employment growth targets.

Joint Planning

Joint planning between local governments can provide numerous possible benefits, including but not limited to:

- More efficient delivery of services;
- Shared use of public facilities;
- Coordinated permitting processes;
- Cost-sharing for planning and construction of public facilities (e.g., water, sewer infrastructure, parks, etc.);
- Consistent development standards;
- Shared regional data, including GIS data;
- Proactive identification of potential issues.

UGA-10 Joint planning may be municipal-municipal as well as municipal-County. The County and each municipality shall jointly plan for the designated urban growth area of that municipality (outside of municipal corporate limits) and may include municipal utility service areas. Joint municipal-municipal planning may occur in those other areas where the respective jurisdictions agree such planning would be beneficial.

10.1 Any jurisdiction initiating joint planning with one or more other jurisdictions shall do so by submitting a written proposal from its legislative authority to the legislative authority of the other jurisdiction(s). In forming its proposal, the initiating jurisdiction should consider the Joint Planning Framework recommended by the Pierce County Regional Council, April 15, 1993, and adopted by Resolution No. R93-127 of the Pierce County Council, July 13, 1993. The proposal shall include, but not be limited to, the following:

- 10.1.1 Size of the proposed joint planning study area;
- 10.1.2 Location of the proposed study area in relation to urban growth boundaries;
- 10.1.3 Description of the issues proposed to be addressed in the joint planning process;
- 10.1.4 Proposed end-product of the joint planning process (e.g., amendments to comprehensive plans or implementing ordinances of each jurisdiction, interlocal agreement, etc.);
- 10.1.5 Proposed resources (e.g., staff, funding, technology, etc.) to be provided by the initiating jurisdiction toward completing the joint planning process; and
- 10.1.6 Evidence that notification of the joint planning process will be provided to residents, property owners, businesses, service providers, special districts, or other parties affected by the proposed joint planning process.

10.2 A jurisdiction receiving a proposal for joint municipal-County planning shall respond by either:

- 10.2.1 Issuing a resolution of its legislative authority indicating an intent to enter into a joint planning process as proposed;
- 10.2.2 Entering into discussions with the proposing jurisdiction regarding alternatives to joint planning proposal; or
- 10.2.3 Proposing to Pierce County that the proposal be included as part of an appropriate community planning process, if mutually agreeable to all jurisdictions involved.



10.3 If at any time Pierce County receives more proposals for participation in joint planning than its resources will provide, the County shall forward the proposals to the Pierce County Regional Council (PCRC) for consideration and a recommendation on prioritization based on planning needs. The PCRC shall consider proposals for joint planning that have been forwarded to them and prioritize the proposals according to the probable benefit to the County as a whole. Prioritization shall be based on the information included in the proposal, plus other criteria agreed upon by the PCRC. These criteria could include, but are not limited to:

10.3.1 Rate of growth in the proposed study area;

10.3.2 Scope of existing municipal utility provision in the proposed study area;

10.3.3 Existence of special districts serving both the proposed study area and the municipality;

10.3.4 Degree to which development standards or comprehensive plan policies may differ between jurisdictions within the proposed study area; and

10.3.5 Criteria 10.4.1 through 10.4.3 below.

10.4 When joint planning is required, the joint planning effort shall determine and resolve issues including, but not limited to, the following:

10.4.1 How zoning, subdivision and other land use approvals in designated urban growth areas of municipalities will be coordinated;

10.4.2 How appropriate service level standards for determining adequacy and availability of public facilities and services will be coordinated;

10.4.3 How the rate, timing, and sequencing of boundary changes will be coordinated;

10.4.4 How the provision of capital improvements to an area will be coordinated; or

10.4.5 To what extent a jurisdiction(s) may exercise extra jurisdictional responsibility.

10.5 Joint planning may be based upon factors including, but not limited to, the following:

10.5.1 Contemplated changes in municipal and special purpose district boundaries;

10.5.2 The likelihood that development, capital improvements, or regulations will have significant impacts across a jurisdictional boundary; or

10.5.3 The consideration of how public facilities and services are and should be provided and by which jurisdiction(s).

UGA-11 The County and each municipality shall enter into an interlocal cooperation agreement providing for the approval and delivery of public facilities and services in the Urban Growth Area. Such further agreements shall include, where appropriate, provisions relating to services such as law enforcement and schools and the services of special purpose districts and other service providers.

Public Facilities and Services

UGA-12 Capital facilities plans shall identify existing, planned, and future infrastructure needs within Urban Growth Areas.

12.1 The County and each municipality in the County should identify appropriate levels of service and concurrency standards that address schools, sewer, water, and parks.



12.2 The County and each municipality in the County shall identify appropriate levels of service and multimodal concurrency standards that address roads.

UGA-13 Within the delineated urban growth areas, the County, and each municipality in the County, shall adopt measures to ensure that growth and development are timed and phased consistent with the provision of adequate public facilities and services.

13.1 "Adequacy" shall be defined by locally established service level standards for local facilities and services both on the site and off-site. For facilities and services provided by other agencies, adequacy shall be defined by level of service standards mutually agreed upon by the service provider and the jurisdiction served. The definition of levels of service standards may allow for the phasing-in of such standards as may be provided in the capital facilities element of County or municipal comprehensive plans.

13.2 "Public facilities" include:

13.2.1 Streets, roads, highways, sidewalks, street and road lighting systems, and traffic signals;

13.2.2 Domestic water systems;

13.2.3 Sanitary sewer systems;

13.2.4 Storm sewer systems;

13.2.5 Park and recreational facilities; and

13.2.6 Schools.

13.3 "Public services" include:

13.3.1 Fire protection and suppression;

13.3.2 Law enforcement;

13.3.3 Public health;

13.3.4 Education;

13.3.5 Recreation;

13.3.6 Environmental protection;

13.3.7 Access to broadband internet; and

13.3.8 Other governmental services, including power, transit, and libraries.

13.4 Public Sanitary Sewer Service. The following policies shall be applicable to the provision of public sanitary sewer service in the County and its municipalities:

13.4.1 Relationship of Sewer Interceptors to Comprehensive Plans. The timing, phasing and location of sewer interceptor expansions shall be included in the capital facilities element of the applicable municipal or County comprehensive plans and shall be consistent with Countywide Planning Policies, the Urban Growth Area boundaries and the local comprehensive land use plan. The phased expansions shall be coordinated among the County and the municipalities therein and shall give priority to existing unserved urbanized areas within the Urban Growth Area except as provided in 13.4.2 a. and b. below.



13.4.2 Public Sewer Interceptor and Service Extensions/Expansions.

- a. Public sewer interceptors shall only extend or expand outside of Urban Growth Areas where:
 - (i) Sewer service will remedy ground water contamination and other health problems by replacing septic systems;
 - (ii) A formal binding agreement to service an approved planned development was made prior to the establishment of the Urban Growth Area; or
 - (iii) An interceptor will convey wastewater originating within a designated Urban Growth Area to sewerage facilities in another designated Urban Growth Area.
- b. New sanitary sewer service inside Urban Growth Areas must follow phasing of capital facilities as provided in the municipality's adopted comprehensive plan or any adopted Sewer Master Plan unless:
 - (i) Sewer service will remedy ground water contamination and other health problems by replacing septic systems and community on-site sewage systems;
 - (ii) A new municipality incorporates;
 - (iii) A formal binding agreement to service an approved planned development was made prior to the establishment of the Urban Growth Area; or
 - (iv) An interceptor will convey wastewater originating within a designated Urban Growth Area to sewerage facilities in another designated Urban Growth Area.
- c. New sanitary sewer service connections from interceptors shall not be made available to properties outside the Urban Growth Area except as provided in (a) above.
- d. Sanitary Sewer service shall not be provided in areas designated "rural," except as provided in 13.4.2(a)(i)(ii).
- e. A sewer interceptor or trunk line constructed or planned for construction through a rural area to convey wastewater from a designated Urban Growth Area to sewerage facilities in a designated Urban Growth Area shall not constitute a change of conditions that can be used as the basis for a change in land use designation or urban/rural designation, either for adjacent or nearby properties.

13.4.3 On-Site and Community Sewage Systems.

- a. In order to protect the public health and safety of the citizens of Pierce County and of the municipalities in the County, to preserve and protect environmental quality including, but not limited to, water quality and to protect aquifer recharge areas, to work toward the goal of eliminating the development of new residential and commercial uses on on-site and community sewage systems within the urban areas in the unincorporated County or within municipal boundaries consistent with the Countywide Planning Policies, the County and each municipality shall adopt policies on the use of on-site and community sewage including:
 - (i) The most current Tacoma-Pierce County Board of Health Land Use Regulations for On-Site and Community Sewerage Systems.
 - (ii) Policies which require connection to sanitary sewers when they are available in the following circumstances:



- a. If a septic system fails;
- b. For all new development except existing single-family lots; and
- c. For development with dry sewer systems.

(iii) If sewer service is not available, dry sewer facilities shall be required unless the local jurisdiction has adopted criteria that otherwise must be met.

b. New industrial development on community or on-site sewage systems shall not be allowed in urban areas in the unincorporated County or within municipal boundaries. Sanitary facilities necessary for recreation sites may be exempt from this policy.

c. It is not the intent of these policies to require any individual property owner on an existing, properly permitted and functioning septic system to connect to a public sewer unless:

(i) The septic system fails;

(ii) The system is not in compliance with the most current version of the Tacoma-Pierce County Board of Health Land Use Regulations or the current use of the property changes;

(iii) The density of development on the property increases;

(iv) The existing septic system was originally permitted as an interim system to be abandoned when sewers became available; or

(v) A municipality had a mandatory policy.

13.4.4 Achieving an adopted Level of Sewer Service.

a. The County, each municipality, and sewer providers shall work together to achieve adopted levels of service for sewers. All sewer service providers shall work with municipalities to process sewer permits in a manner that allows municipalities to comply with timelines imposed under RCW 36.70B.080(1).

b. The County, each municipality, and their sewer providers shall work to secure funding sources to achieve the adopted levels of sewer service such as:

(i) Grants;

(ii) Public Works Trust Fund;

(iii) State Revolving Fund;

(iv) Centennial Clean Water Fund; or

(v) Municipally imposed surcharges to fund sewer improvements in the jurisdictions where the surcharges are collected.

13.4.5 The availability or potential for availability of sewer treatment plant capacity shall not be used to justify expansion of the sewer system or development in a manner inconsistent with the Countywide Planning Policy, Urban Growth Area boundaries and the applicable municipal or County comprehensive land use plans.

13.5 Non-Municipal Service-Provision Entities.



- 13.5.1 Special purpose districts shall conform their capital facility and service plans so as to be consistent with the capital facility element of the County or municipal comprehensive plans.
- 13.5.2 Where facilities and services will be provided by special purpose, improvement or facility service provision entities, such entities shall coordinate the provision of facilities and services with the County, and each affected municipality in the County, so that new growth and development is, in fact, served by adequate public facilities and services at the time of development.
- 13.6 Urban government services shall be provided primarily by cities and urban government services shall not be provided in rural areas.
- 13.7 Public facilities and services will be considered available "at the time of development" as follows:
- 13.7.1 As to all public facilities and services other than transportation, if the facility or service is in place at the time demand is created, or if the County or municipality has made appropriate provision to meet the demand for the public facility or service through one or more of the following techniques:
- a. Inclusion of the public facility or service in the applicable County or municipal capital facilities plan element and specification of the full source of the funding for such project;
 - b. Impact fees;
 - c. Required land dedication;
 - d. Assessment districts;
 - e. Users fees and charges;
 - f. Utility fees; or
 - g. Other.
- 13.7.2 As to transportation facilities, if needed transportation improvements are within the then existing 6-year capital facilities plan element and program, but only if a specific financial commitment to the transportation improvement project has been made.
- 13.7.3 Public facilities and services will not be considered available at the time of development unless they are provided consistently with the applicable level of service standards adopted in the capital facilities element of the Comprehensive Plan.
- 13.8 Public facility and service adequacy shall be determined by the County, and each municipality in the County, based upon:
- 13.8.1 The specific public facility or service;
- 13.8.2 The adopted or established level of service standard;
- a. Established by each municipality for local facilities and services;
 - b. By mutual agreement between provider and municipality served for other facilities and services; or
 - c. Established through interlocal agreements for cross-jurisdictional facilities and services.



- 13.8.3 The current usage of the existing public facilities and services, existing development commitments and obligations, the vested or non-vested status of pipeline approvals or existing lots of record, and new development applications; and
- 13.8.4 Where development projects partially meet adequacy of public facilities and services standards, development approval may be authorized for that portion of the project that meets the adequacy standards or the project may be phased to coincide with the phasing of future availability of adequate public facilities and services.
- 13.9 Facility and service provision/extension to new development areas shall be subject to the following:
- 13.9.1 Imposition of requirement for payment of the full, but fair, share of costs of needed facilities and services on the new development through:
- a. Impact fees;
 - b. Assessment districts;
 - c. User fees and charges;
 - d. Surcharges;
 - e. Dedication;
 - f. Utility fees; or
 - g. Other, as appropriate.
- 13.9.2 Consideration of the total impact of the facility or service extension on the achievement of other policies, goals and objectives, in addition to the impact on the area being served.
- 13.9.3 If necessary to minimize off-site impacts, specify that such service extensions (e.g., sewer, water) are not subject to connection by intervening landowners.

Freestanding Cities and Towns

UGA-14 Freestanding Cities and Towns are local focal points where people come together for a variety of activities, including business, shopping, living and recreation. Often, Freestanding Cities and Towns include a strong public presence because they are the location of city hall, main street, and other public spaces.

- 14.1 Freestanding cities and towns should provide the majority of services and jobs for surrounding rural residents.

UGA-15 Freestanding Cities and Towns will be characterized by a compact urban form that includes a moderately dense mix of locally oriented retail, jobs and housing that promotes walking, transit usage, when feasible, and community activity.

- 15.1 Freestanding Cities and Towns will be developed at a higher density than surrounding urban and rural areas.
- 15.2 Small scale forms of intensification such as accessory housing units and development of vacant lots and parking lots help achieve the qualities of centers while preserving the neighborhood character.
- 15.3 Freestanding cities and towns should provide more concentrated and varied housing options than surrounding rural areas.



UGA-16 At a minimum, Freestanding Cities and Towns will be served by State Routes which connect them to other centers and to the regional high-capacity transit system. In some instances, Freestanding Cities and Towns may have direct connections to the local public transportation system.

(Insert the Final CPPs clean version document)



FINDINGS OF FACT

The Pierce County Council finds that:

1. The Pierce County Regional Council (PCRC) was created in 1992 by interlocal agreement among the cities and towns of Pierce County and Pierce County Government (the County), and charged with responsibilities, including: serving as a local link to the Puget Sound Regional Council (PSRC), promoting intergovernmental cooperation, facilitating compliance with the coordination and consistency requirements of the Growth Management Act (GMA) (Chapter 36.70A Revised Code of Washington [RCW]) and the Regional Transportation Planning Organization (Chapter 47.80 RCW), and developing a consensus among jurisdictions regarding the development and modification of the Countywide Planning Policies.
2. The GMA required the County to adopt a countywide planning policy in cooperation with the cities and towns located within Pierce County.
3. The Countywide Planning Policies are to be used for establishing a county-wide framework from which the comprehensive plans for Pierce County and the cities and towns within Pierce County are developed and adopted.
4. On June 30, 1992, the Pierce County Council passed Ordinance No. 92-74 adopting the initial Pierce County Countywide Planning Policies (CPPs).
5. The GMA requires the central Puget Sound region to adopt multi-county planning policies.
6. The PSRC membership is comprised of central Puget Sound counties (King, Pierce, Snohomish, and Kitsap), cities and towns, ports, tribes, and transit agencies.
7. The PSRC is the regional authority to adopt multi-county planning policies.
8. The PSRC adopted VISION 2050 at its October 2020 General Assembly meeting.
9. VISION 2050 is the central Puget Sound region's multi-county planning policies.
10. The CPPs are required to be consistent with VISION 2050.
11. The PSRC has created a VISION Consistency Tool for Countywide Planning Policies that provides a checklist for evaluation of consistency. The Pierce County Growth Management Committee (GMCC) used this checklist in formulating policy amendments to the CPPs. In review of this checklist, the proposed CPPs address all the policy topics required for consistency with Vision 2050.



- 1 12. The GMCC met in 2020 and 2021 to develop and refine policy language to reach
2 consistency between the CPPs and VISION 2050.
- 3
- 4 13. PSRC staff participated in the GMCC discussions in 2020 and 2021.
- 5
- 6 14. The GMCC completed its package of recommendations reflected in the proposed
7 amendment language to the PCRC at its December 8, 2021, meeting.
- 8
- 9 15. The PCRC, based upon the recommendation from the GMCC and its own
10 discussions, recommended approval of the proposal at their December 16, 2021,
11 meeting.
- 12
- 13 16. The Pierce County Planning Commission recommended approval of the proposals
14 at its February 22, 2022, meeting.
- 15
- 16 17. An environmental review of the proposed amendments to the CPPs was
17 conducted pursuant to Chapter 43.21C RCW and an Addendum to the Vision 2050
18 Environmental Impact Statement was issued on March 23, 2022.
- 19
- 20 18. The amendment to the CPPs incorporates three types of changes to the
21 document: (1) the document is reformatted as sections are moved within the
22 document, policies are renumbered, and sidebar text boxes and hyperlinks to
23 informational source documents are added, (2) background text is updated to
24 reference policy direction from Vision 2050, changes to the Growth Management
25 Act (GMA), and incorporate information related to the topics, and (3) existing
26 policies are refined and new policies added for consistency with GMA and Vision
27 2050.
- 28
- 29 19. The proposed amendments to the CPPs incorporate policies that: (1) support
30 equity and inclusion in the planning for, and investment in, communities, (2)
31 encourage strategies to create communities affordable to its residents, (3) support
32 coordination between jurisdictions and governmental agencies, with a focus on
33 tribes and military installations, (4) support strategies to slow and mitigate impacts
34 of climate change, (5) address potential displacement of residents and businesses
35 resulting from housing and commercial/industrial development and redevelopment,
36 and (6) encourage the development of healthy communities.
- 37
- 38 20. The extent of the changes to the CPPs support the update and replacement of the
39 existing policy document.
- 40
- 41 21. The CPPs include provisions addressing procedures for amending the Countywide
42 Planning Policies.
- 43
- 44 22. The CPPs require amendments to the Countywide Planning Policies to be adopted
45 through an amendment of the original Interlocal Agreement or by a new interlocal
46 agreement. The amendment will become effective when 60 percent of the cities,
47 towns and the County representing 75 percent of the total population as



designated by the State Office of Financial Management at the time of the proposed ratification become signatories to the agreement.

23. The ratification of the recommend amendments shall modify the ratification process for future amendments to the CPPs. Future amendments shall be automatically ratified after 180 days if the sufficient number of jurisdictions do not take action in opposition of a recommended proposal. The 180 days shall start on the date the Pierce County Executive forwards an interlocal agreement to cities and towns for ratification purposes. This date provides the longest opportunity for a jurisdiction to consider a proposal as compared to the date in which the Pierce County Regional Council takes formal action to recommend an amendment and the date in which the Pierce County Council takes formal action to authorize the County Executive to inter into an interlocal agreement(s).
24. When ratified by the necessary number of cities and towns, Chapter 19D.240 of the Pierce County Code (PCC), "Pierce County Countywide Planning Policies", shall be amended through update and replacement, without a subsequent ordinance of the County Council, to incorporate the recommended proposal
25. The Community Development Committee of the County Council, after a properly noticed public hearing, considered oral and written testimony and forwarded its recommendation to the full Council.
26. The County Council held a public hearing on May 17, 2022, where oral and written testimony was considered.
27. It is in support of the amendment for providing increased consistency between the Pierce Countywide Planning Policies and VISION 2050 and the Growth Management Act.
28. The proposed amendments to the CPPs satisfy the requirements of RCW 36.70A.210.
29. The Countywide Planning Policies are intended to recognize and provide consistency with the requirements of RCW 36.70A.211 through RCW 36.70A.213.
30. The Pierce County Comprehensive Land Use Plan shall be amended through its next GMA compliance update to ensure consistency with the amended CPPs.
31. It is in the public interest to authorize the Pierce County Executive to execute the interlocal agreements.

