


**City of Oak Harbor
City Council Agenda Bill**

Bill No. 7
Date: February 7, 2012 (1/17/12 meeting was cancelled due to weather)
Subject: Resolution- Wastewater Facility Plan

**FROM: Cathy Rosen, Public Works Director
Eric Johnston, City Engineer**

INITIALED AS APPROVED FOR SUBMITTAL TO THE COUNCIL BY:

 Scott Dudley, Mayor
Paul Schmidt, City Administrator
Doug Merriman, Finance Director
Margery Hite, City Attorney, as to form

PURPOSE

This agenda bill proposes adoption of a resolution related to candidate sites for a new wastewater treatment facility.

On September 20th, 2011 the agenda bill was moved to the November 15th, 2011 Council meeting by Council motion. On November 1st, 2011, recognizing that two council members had requested excused absences from the November 15th Council meeting, Council motioned for a special meeting on November 28th, 2011. This item was moved to the November 28th special Council meeting.

At the November 28th special council meeting a motion was made to delay further discussion to the January 17, 2012 regular council meeting

AUTHORITY

The City has authority under RCW 35A.11.020 to render governmental services including operating and supplying of utilities and municipal services commonly or conveniently rendered by cities or towns. The authority to provide sewer services is found in RCW 35.21.210 Chapter 35.67. Planning for those services as may be required under WAC 173-240 is included in this authority.

FISCAL IMPACT DESCRIPTION

Funds Required: \$ none

Appropriation Source: n/a

SUMMARY STATEMENT

On July 27, 2011, a workshop with the City Council was held to present and discuss the status of the wastewater facility planning process and to present three sites for further consideration. As discussed during the workshop, a resolution would be presented for consideration and adoption by the Council. The resolution considered authorizing and directing the project team to proceed with the three candidate sites. A public forum was subsequently held on August 24, 2011 at which the information presented at the Council workshop was presented and public input was sought.

Information presented at both the public forum and Council workshop was made available to the public via the 01/17/12 - Resolution, Wastewater Treatment Facility Plan

project website. Videos of both the forum and the workshop were broadcast on Channel 10.

Following the August public forum the resolution for the short list three sites was then discussed at City Council meeting on September 20, November 1 and November 28, 2012. This topic was also discussed at multiple city council committee meetings during the same time period. During the same time period, several Council members were able to participate in educational tours of wastewater facilities in Blaine, Carnation and King County.

In contrast to the resolutions presented at previous council meetings to narrow the number of sites, this resolution proposes to add a new area for consideration. If the resolution is adopted a new sixth site will be analyzed to the same level of detail and vetted through the public process in the same fashion as the previous 5 sites.

This sixth site is generally north of Crescent Harbor Road and east of Regatta Drive. In preparation for this meeting a letter from the Mayor was mailed to property owners in this area notifying them that the Council would consider this area at tonight's meeting. A figure showing the potentially affected properties and ownerships to whom letters were sent is attached to this agenda bill. Note the resolution is not explicitly limited to the area in this figure and that if additional areas warrant investigation that notification will be provided to the affected property owners.

In addition, more detailed cost information will be provided by the project team. This cost information is expected to address cost responsibility between the City and Navy, cost impacts resulting from the phasing of improvements and specific impacts to rate payers in comparison to the 2010 rate study.

Following the analysis and public process it is expected that the Council will discuss another resolution to narrow the candidate sites to a short list of 2 or 3 final sites.

STANDING COMMITTEE REPORT

This item was presented to the Public Works committee on January 5, 2012 and the Government Services committee on January 10, 2012

RECOMMENDED ACTION

A motion adopting Resolution 12-05

ATTACHMENTS

Resolution 12-05

Figure

RESOLUTION NO. 12-05

A RESOLUTION OF THE CITY OF OAK HARBOR DIRECTING THE EVALUATION OF POTENTIAL SITES FOR A FUTURE WASTEWATER TREATMENT FACILITY.

WHEREAS, the 2008 City of Oak Harbor Comprehensive Sewer Plan identifies the need for a new wastewater treatment facility to meet future growth needs and to replace aging and at-risk infrastructure; and

WHEREAS, recognizing that the City of Oak Harbor is connected to the pristine waters of Puget Sound, specifically Oak Harbor Bay and Crescent Harbor Bay, the City's goal is to obtain the highest level of water quality practical while recognizing the limitations of the rate payers of the City to fund the improvements; and

WHEREAS, the City of Oak Harbor Capital Improvement Plan of 2010-2015 specifically lists the Wastewater Treatment Plant Facilities Plan as a prioritized public project to be undertaken within the capital improvement plan time period; and

WHEREAS, on August 4, 2010 the City Council authorized the Mayor to enter into a contract with Carollo, Inc. for development of the aforementioned Facilities Plan required by RCW 90.48.110 and Chapter 173-240 WAC for a new wastewater treatment facility; and

WHEREAS, public input was sought, received and considered on potential wastewater treatment plant locations resulting in the identification of 13 potential locations; and

WHEREAS, input from the U.S. NAVY was sought, received and considered on potential wastewater treatment plant locations; and

WHEREAS, public input was sought, received and considered on the evaluation criteria to be used; and

WHEREAS, input from various stakeholder groups including the U.S. Navy, the Washington State Department of Ecology, Washington State Department of Health, was sought and incorporated into the evaluation criteria; and

WHEREAS, based on input from the public, various stakeholder groups, technical staff, engineering professionals and City staff, four equally weighted categories, being Social, Technical, Environmental and Financial, were developed for the evaluation of all potential site locations, and

WHEREAS, the Social criteria are as follows: 1) Protect Public Health and Safety, 2) Preserve/Enhance Public Amenities, and 3) Minimize Neighborhood Impacts; and

WHEREAS, the Environmental criteria are as follows: 1) Produce Best Water Quality, 2) Protect Environmental Sensitive Areas, and 3) Minimize Carbon Footprint; and

WHEREAS, the Technical criteria are as follows: 1) Reliable Performance, 2) Ease of Construction, and 3) Overall System Efficiency; and

WHEREAS, the Financial criteria are as follows: 1) Low Capital Cost, 2) Low Life Cycle Cost, and 3) Protect Assets for Future Development; and

WHEREAS, as directed by City Council Resolution 11-07, the 13 candidate sites were narrowed to 5 candidate sites; and

WHEREAS, Carollo, Inc., provided a report to the Council, on July 27, 2011 comparing the 5 candidate sites being Windjammer Park, Marina/Seaplane Base, Old City Shops Beachview Farm and Crescent Harbor; and

WHEREAS, public input has been sought, received and incorporated in the analysis of the aforementioned 5 sites; and

WHEREAS, the City Council has asked for additional and more detailed information on the cost of developing a new wastewater treatment plant than was provided during the analysis of the 5 sites in order to make a more informed decision, specifically as to the effect on the typical sewer customer rate and phasing opportunities; and

WHEREAS, the contract with Carollo includes scope of work elements sufficient to provide the detailed cost information desired; and

WHEREAS, the City Council has asked for evaluation of an additional candidate site generally located north of Crescent Harbor Road, east of Regatta drive and south of the intersection of Torpedo Road and Regatta Drive; and

WHEREAS, evaluation of an additional candidate site is consistent with Resolution 11-07, and

WHEREAS, to protect the integrity of the public process it is appropriate to evaluate any additional site to the same level of detail as all candidate sites so that all may be considered on an equal basis using the selection criteria and public process set forth by the City Council; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Oak Harbor as follows:

1. That Carollo, Inc., acting on behalf of the City and under the management of the City Engineer, is directed to further evaluate six locations for further consideration as part of the wastewater treatment facility planning process.
2. That the six locations to be evaluated further are generally shown on Exhibit A and are referred to as:
 - a. Windjammer Park
 - b. Marina/Seaplane Base
 - c. Old City Shops
 - d. Beachview Farm
 - e. Crescent Harbor
 - f. Crescent Harbor North
3. That Carollo is directed to provide additional cost information to assist in the decision making process

4. That both Membrane Bioreactor (MBR) and Activate Sludge treatment processes will be considered at all sites except for Windjammer Park where only MBR technology will be considered.
5. That an effluent outfall to Oak Harbor Bay will be considered for all sites.
6. That an effluent outfall to West Beach for the Beachview Farm site will be considered in addition to an Oak Harbor Bay outfall
7. That additional public input will be sought and incorporated in the analysis and development of all 6 alternative sites.
8. That a report will be provided to the City Council comparing the six candidate sites together with a recommendation for further consideration of at least two, but not more than three, candidate sites.
9. That, as appropriate, additional candidate sites, outfall locations and processes may be considered as may be directed by the City.

PASSED and approved by the City Council this 17th day of January, 2012.

THE CITY OF OAK HARBOR

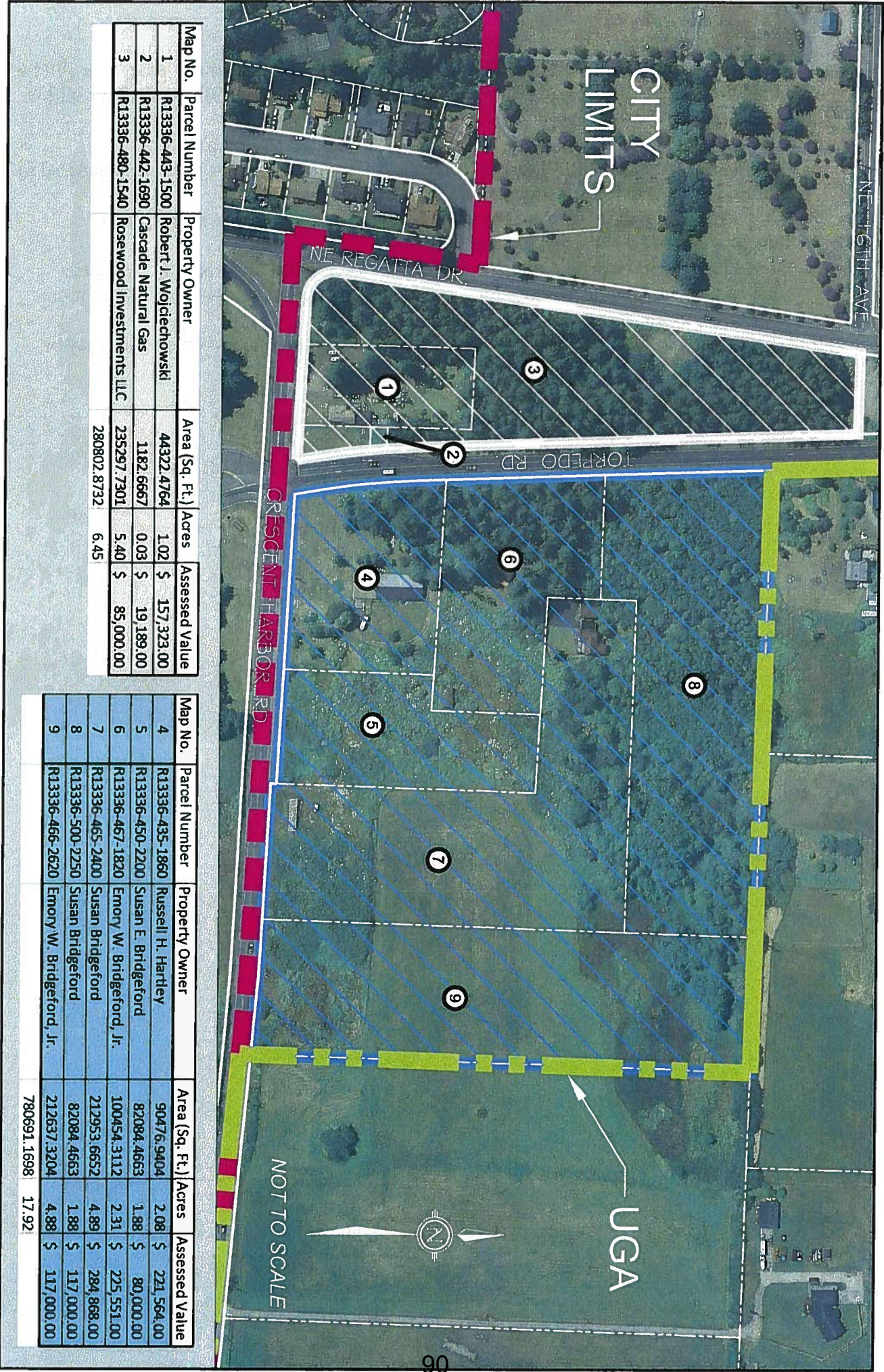
_____, Mayor

Attest:

City Clerk

Approved as to Form:

City Attorney



Map No.	Parcel Number	Property Owner	Area (Sq. Ft.)	Acres	Assessed Value
1	R13336-443-1500	Robert J. Wojciechowski	44322.4764	1.02	\$ 157,323.00
2	R13336-442-1690	Cascade Natural Gas	1182.6667	0.03	\$ 19,189.00
3	R13336-480-1540	Rosewood Investments LLC	235297.7301	5.40	\$ 85,000.00
			280802.8732	6.45	

Map No.	Parcel Number	Property Owner	Area (Sq. Ft.)	Acres	Assessed Value
4	R13336-435-1860	Russell H. Hartley	90476.9404	2.08	\$ 221,564.00
5	R13336-450-2200	Susan E. Bridgeford	82084.4663	1.88	\$ 80,000.00
6	R13336-467-1820	Emory W. Bridgeford, Jr.	100454.3112	2.31	\$ 225,551.00
7	R13336-465-2400	Susan Bridgeford	212953.6652	4.89	\$ 284,868.00
8	R13336-500-2250	Susan Bridgeford	82084.4663	1.88	\$ 117,000.00
9	R13336-466-2620	Emory W. Bridgeford, Jr.	212637.3204	4.88	\$ 117,000.00
			780691.1698	17.92	