



Meeting Agenda

City Council

City Hall
601 4th Avenue E
Olympia, WA 98501
Information: 360.753.8441

Tuesday, August 11, 2026

6:00 PM

**Council Chambers, Online and
Via Phone**

Watch the meeting at www.olytv3.com
Register for virtual public comment via Teams:
<http://olympiawa.gov/council0811>

IMPORTANT If joining the meeting on a mobile device or tablet, you will be required to
download the Microsoft Teams app

1. ROLL CALL

1.A ANNOUNCEMENTS

1.B APPROVAL OF AGENDA

2. SPECIAL RECOGNITION - None

3. PUBLIC COMMENT

(Estimated Time: 0-30 Minutes) (Sign-up Sheets are provided in the Foyer.)

During this portion of the meeting, community members may address the City Council regarding items related to City business, including items on the Agenda. In order for the City Council to maintain impartiality and the appearance of fairness in upcoming matters and to comply with Public Disclosure Law for political campaigns, speakers will not be permitted to make public comments before the Council in these two areas: (1) where the public testimony may implicate a matter on which the City Council will be required to act in a quasi-judicial capacity, or (2) where the speaker promotes or opposes a candidate for public office or a ballot measure.

Individual comments are limited to two (2) minutes or less. In order to hear as many people as possible during the 30-minutes set aside for Public Communication, the City Council will refrain from commenting on individual remarks until all public comment has been taken. The City Council will allow for additional public comment to be taken at the end of the meeting for those who signed up at the beginning of the meeting and did not get an opportunity to speak during the allotted 30-minutes.

COUNCIL RESPONSE TO PUBLIC COMMENT (Optional)

4. CONSENT CALENDAR

(Items of a Routine Nature)

4.A [26-0614](#) Approval of July 28, 2026 City Council Meeting Minutes

Attachments: [Minutes](#)

- 4.B [26-0606](#) Approval of Bills (May 28, 2026 - July 29, 2026) and Payroll (June 15, 2026 - July 15, 2026) Certification

Attachments: [Bills and Payroll](#)

- 4.C [26-0600](#) Approval of a Resolution Authorizing the City Manager to Reject All Bids and Re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project

Attachments: [Resolution](#)
 [Vicinity Map](#)

4. SECOND READINGS (Ordinances)

- 4.D [26-0571](#) Approval of an Ordinance Amending Ordinance 7468 (Second Quarter Budget Amendment)

Attachments: [Ordinance](#)

4. FIRST READINGS (Ordinances)

- 4.E [26-0607](#) Approval of an Ordinance Granting a Master Use Permit to Ezee Fiber

Attachments: [Ordinance](#)

5. PUBLIC HEARING - None

6. OTHER BUSINESS

- 6.A [26-0512](#) Approval of the Marj Yung Park Public Art Concept Design

Attachments: [Concept Plan Presentation](#)
 [Marj Yung Park Art Location Map](#)

- 6.B [26-0603](#) Approval of Use of Council Goal Funds and Economic Development Reserves for a Local Food Systems Plan

Attachments: [Draft Scope of Work](#)
 [Council Referral](#)

- 6.C [26-0599](#) Discuss City Housing Incentives to Encourage Affordable Housing Projects in Olympia

Attachments: [Affordable Housing Project Summary](#)
 [Affordable Housing Projects Flip Book](#)
 [MFTE Projects Summary](#)
 [Next Steps](#)

7. CONTINUED PUBLIC COMMENT

(If needed for those who signed up earlier and did not get an opportunity to speak during the allotted 30 minutes)

8. COUNCIL INTERGOVERNMENTAL/COMMITTEE REPORTS AND REFERRALS

- 8.A** [26-0611](#) Consideration of a Referral to Approve the Use of City Council Goal Funds to Support an Interfaith Works Community Event

Attachments: [Referral](#)
 [Resolution M-2490](#)
 [Event Flyer](#)

9. CITY MANAGER'S REPORT AND REFERRALS**10. ADJOURNMENT**

The City of Olympia is committed to the non-discriminatory treatment of all persons in employment and the delivery of services and resources. If you require accommodation for your attendance at the City Council meeting, please contact the Assistant to the City Manager at 360.753.8441 at least 48 hours in advance of the meeting. For hearing impaired, please contact us by dialing the Washington State Relay Service at 7-1-1 or 1.800.833.6384.



City Hall
601 4th Avenue E.
Olympia, WA 98501
360-753-8244

City Council

Approval of July 28, 2026 City Council Meeting Minutes

Agenda Date: 8/11/2026
Agenda Item Number: 4.A
File Number:26-0614

Type: minutes **Version:** 1 **Status:** Consent Calendar

Title

Approval of July 28, 2026 City Council Meeting Minutes



Meeting Minutes - Draft

City Council

City Hall
601 4th Avenue E
Olympia, WA 98501
Information: 360.753.8441

Tuesday, July 28, 2026

6:00 PM

**Council Chambers, Online and Via
Phone**

Watch the meeting at www.olytv3.com

Register for virtual public comment via Teams:

<http://olympiawa.gov/council0728>

***IMPORTANT* If joining the meeting on a mobile device or tablet, you will be required to download the Microsoft Teams app**

1. ROLL CALL

Present: 6 - Mayor Pro Tem Y  n Hu  nh, Councilmember Dani Madrone, Councilmember Robert Vanderpool, Councilmember Clark Gilman, Councilmember Kelly Green and Councilmember Paul Berendt

Excused: 1 - Mayor Dontae Payne

1.A ANNOUNCEMENTS

Mayor Pro Tem Hu  nh announced that the City Council will not meet next week and urged community members to vote in the primary election and participate in National Night Out neighborhood events.

Community Development Director Tim Smith, , introduced Ashley Chambers as the new Housing Director for Olympia, filling a long-vacant position. Ms. Chambers shared her enthusiasm for the role and her experience in housing strategy and homeless response. Councilmembers welcomed her to the role.

1.B APPROVAL OF AGENDA

The agenda was approved.

2. SPECIAL RECOGNITION

2.A [26-0550](#) Special Recognition - Proclamation Recognizing Parks and Recreation Month

Councilmember Berendt read a proclamation recognizing July 2026 as Parks and Recreation Month in Olympia. Director of Parks Planning Laura Keehan highlighted recent achievements and upcoming Parks Planning efforts.

The recognition was received.

3. PUBLIC COMMENT

The following people spoke: Norman Clark, Jenn Chernut, Chad Cate and Andrelyn Izquierdo.

COUNCIL RESPONSE TO PUBLIC COMMENT (Optional)**4. CONSENT CALENDAR**

- 4.A** [26-0583](#) Approval of July 14, 2026 City Council Meeting Minutes

The minutes were adopted.

- 4.B** [26-0582](#) Approval of July 21, 2026 Study Session Meeting Minutes

The minutes were adopted.

- 4.C** [26-0579](#) Approval of a Resolution Accepting the Transportation Benefit District 2025 Annual Report

The resolution was adopted.

- 4.D** [26-0565](#) Approval of a Resolution Authorizing an Agreement with Rockefeller Philanthropy Advisors for a Youth Climate Action Fund Grant

The discussion was completed.

4. SECOND READINGS (Ordinances) - None**4. FIRST READINGS (Ordinances)**

- 4.E** [26-0571](#) Approval of an Ordinance Amending Ordinance 7468 (Second Quarter Budget Amendment)

The ordinance was approved on first reading and moved to second reading.

Approval of the Consent Agenda

Councilmember Gilman moved, seconded by Councilmember Madrone, to adopt the Consent Calendar.

Aye: 6 - Mayor Pro Tem Huynh, Councilmember Madrone, Councilmember Vanderpool, Councilmember Gilman, Councilmember Green and Councilmember Berendt

Excused: 1 - Mayor Payne

5. PUBLIC HEARING - None**6. OTHER BUSINESS****6.A** [26-0584](#) Deschutes Estuary Restoration Project Update

Department of Ecology Southwest & Olympic Regional Director Bobbak Talebi and team provided a comprehensive update on the Deschutes Estuary Restoration project, including bridge design, community engagement, climate resiliency measures, funding strategies, and construction timelines,

Councilmembers asked clarifying questions.

The information was received.

6.B [26-0580](#) Quarterly Financial Report Briefing

Finance Director Mike Githens presented the quarterly financial report, highlighting the City's financial position, revenue and expense tracking, new dashboard features, and ongoing budget development for 2027.

Councilmembers asked clarifying questions.

The report was received.

7. CONTINUED PUBLIC COMMENT**8. COUNCIL INTERGOVERNMENTAL/COMMITTEE REPORTS AND REFERRALS**

Councilmembers reported on meeting and events attended.

9. CITY MANAGER'S REPORT AND REFERRALS

City Manager Burney had no reports.

10. ADJOURNMENT

The meeting adjourned at 8:04 p.m.



City Hall
601 4th Avenue E.
Olympia, WA 98501
360-753-8244

City Council

Approval of Bills (May 28, 2026 - July 29, 2026) and Payroll (June15, 2026 - July 15, 2026) Certification

Agenda Date: 8/11/2026
Agenda Item Number: 4.B
File Number:26-0606

Type: decision **Version:** 1 **Status:** Consent Calendar

Title

Approval of Bills (May 28, 2026 - July 29, 2026) and Payroll (June15, 2026 - July 15, 2026)
Certification

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 5/28/2026 to 6/3/2026

Total Approved for Payment

Fund	Amount
FND_001 GENERAL FUND	\$582,507.64
FND_003 SPECIAL ACCT CONTROL FUND	\$6,212.24
FND_006 DEVELOPMENT FEE REVENUE	\$79,267.84
FND_007 PARKING FUND	\$4,964.55
FND_014 LEOFF1 OPEB TRUST FUND	\$13,824.40
FND_026 MUNICIPAL ARTS FUND	\$1,263.82
FND_132 LODGING TAX FUND	\$14,937.08
FND_137 HANDS ON CHILDRENS MUSEUM	\$463.22
FND_143 CULTURAL ACCESS PROGRAM	\$40,573.43
FND_220 NON-VOTED GO DEBT FUND	\$495,675.01
FND_240 VOTED GO DEBT FUND	\$93,000.00
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT FUND	\$4,699.20
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$18,004.66
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$660,200.18
FND_401 DRINKING WATER UTILITY OPERATING	\$12,835.69
FND_402 WASTEWATER UTILITY OPERATING	\$32,094.15
FND_403 WASTE RESOURCES OPERATING	\$22,124.97
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$42,458.44
FND_461 DRINKING WATER CAPITAL IMPROVEMENT	\$77,771.09
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$451.60
FND_501 EQUIPMENT RENTAL	\$46.59
FND_502 EQUIPMENT RESERVE	\$68,989.27
FND_503 UNEMPLOYMENT COMPENSATION	\$500.00
FND_504 INSURANCE TRUST FUND	\$7,250.00
FND_505 WORKERS COMPENSATION	\$4,301.01
FND_506 FACILITIES	\$81,435.26
FND_630 CUSTODIAL	\$15,472.99
Non-Departmental / Payroll AP - Suppliers	\$420,706.83
Grand Total	\$2,802,031.16

Rhiannon Weilmunster

Prepared by:

Jean M. Smith

Reviewed by:

6/18/2026

Date

Jun 18, 2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens

Michael Githens (Jun 23, 2026 13:39:47 PDT)

Approved by/Finance Director

Jun 23, 2026

Date

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 6/4/2026 to 6/10/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$217,224.34
FND_003 SPECIAL ACCT CONTROL FUND	\$12,577.62
FND_006 DEVELOPMENT FEE REVENUE	\$8,207.25
FND_007 PARKING FUND	\$5,367.60
FND_014 LEOFF1 OPEB TRUST FUND	\$70,275.64
FND_026 MUNICIPAL ARTS FUND	\$9,049.45
FND_107 HUD FUND	\$247.00
FND_132 LODGING TAX FUND	\$13,867.25
FND_137 HANDS ON CHILDRENS MUSEUM	\$54.00
FND_142 HOME FUND	\$5,109.47
FND_143 CULTURAL ACCESS PROGRAM	\$2,600.00
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$50,141.01
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$1,340,434.04
FND_401 DRINKING WATER UTILITY OPERATING	\$102,912.14
FND_402 WASTEWATER UTILITY OPERATING	\$9,669.89
FND_403 WASTE RESOURCES OPERATING	\$24,876.33
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$4,342.63
FND_461 DRINKING WATER CAPITAL IMPROVEMENT	\$1,311.70
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$17,098.25
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$7,053.80
FND_501 EQUIPMENT RENTAL	\$10,774.14
FND_502 EQUIPMENT RESERVE	\$480,386.94
FND_506 FACILITIES	\$21,854.20
FND_507 Fire Fleet	\$19,213.72
Non-Departmental / Payroll AP - Suppliers	\$2,297,663.79
Grand Total	\$4,732,312.20

Rhiannon Weilmunster

Prepared by:

6/30/2026

Date


Kensey Wang (Jun 30, 2026 11:35:49 PDT)

Reviewed by:

30/06/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens
Michael Githens (Jun 30, 2026 11:47:19 PDT)

Approved by/Finance Director

30/06/2026

Date

City of Olympia
Expenditure Summary

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For Period 6/11/2026 to 6/17/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$207,932.65
FND_003 SPECIAL ACCT CONTROL FUND	\$95.00
FND_006 DEVELOPMENT FEE REVENUE	\$226,450.12
FND_007 PARKING FUND	\$19,055.01
FND_014 LEOFF1 OPEB TRUST FUND	\$3,807.66
FND_025 WASH CENTER MAINTENANCE	\$104,284.01
FND_107 HUD FUND	\$7,769.35
FND_132 LODGING TAX FUND	\$15,888.61
FND_138 TRANSPORTATION BENEFIT DISTRICT	\$40.00
FND_142 HOME FUND	\$708,267.69
FND_143 CULTURAL ACCESS PROGRAM	\$42,471.14
FND_220 NON-VOTED GO DEBT FUND	\$245,720.00
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT FUND	\$1,041,537.99
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$63,842.26
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$29,262.15
FND_401 DRINKING WATER UTILITY OPERATING	\$110,220.55
FND_402 WASTEWATER UTILITY OPERATING	\$1,340,357.54
FND_403 WASTE RESOURCES OPERATING	\$391,173.81
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$6,224.10
FND_461 DRINKING WATER CAPITAL IMPROVEMENT	\$5,787.30
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$368.48
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$3,865.14
FND_501 EQUIPMENT RENTAL	\$654.97
FND_502 EQUIPMENT RESERVE	\$352.50
FND_506 FACILITIES	\$58,937.49
FND_507 Fire Fleet	\$39,411.44
Non-Departmental / Payroll AP - Suppliers	\$2,528.27
Grand Total	\$4,676,305.23

Rhiannon Weilmunster

Prepared by:

6/30/2026

Date

Kensley Wang

Kensley Wang (Jun 30, 2026 11:36:46 PDT)

Reviewed by:

30/06/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens

Michael Githens (Jun 30, 2026 11:50:36 PDT)

Approved by/Finance Director

30/06/2026

Date

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 6/18/2026 to 6/24/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$459,355.95
FND_003 SPECIAL ACCT CONTROL FUND	\$94.32
FND_006 DEVELOPMENT FEE REVENUE	\$6,581.97
FND_007 PARKING FUND	\$337.50
FND_014 LEOFF1 OPEB TRUST FUND	\$11,165.68
FND_026 MUNICIPAL ARTS FUND	\$16,000.00
FND_107 HUD FUND	\$15,262.20
FND_132 LODGING TAX FUND	\$13,231.88
FND_143 CULTURAL ACCESS PROGRAM	\$27,618.84
FND_317 CAPITAL IMPROVEMENTS FUND	\$4,311.78
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT	\$144,232.33
FND_335 GENERAL FACILITIES CAPITAL IMPROVEME	\$77.64
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$165,678.10
FND_401 DRINKING WATER UTILITY OPERATING	\$11,440.97
FND_402 WASTEWATER UTILITY OPERATING	\$7,787.28
FND_403 WASTE RESOURCES OPERATING	\$3,749.58
FND_404 STORMWATER AND SURFACE WATER OPE	\$19,392.29
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$9,005.75
FND_501 EQUIPMENT RENTAL	\$27,588.70
FND_503 UNEMPLOYMENT COMPENSATION	\$250.00
FND_505 WORKERS COMPENSATION	\$7,418.00
FND_506 FACILITIES	\$48,368.11
FND_507 Fire Fleet	\$466.04
Non-Departmental / Payroll AP - Suppliers	\$352,512.07
Grand Total	\$1,351,926.98

Rhiannon Weilmunster

Prepared by:

6/30/2026

Date

Kensley Wang

Kensley Wang (Jun 30, 2026 11:42:52 PDT)

Reviewed by:

30/06/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens

Michael Githens (Jun 30, 2026 11:52:32 PDT)

Approved by/Finance Director

30/06/2026

Date

City of Olympia
Expenditure Summary

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For Period 6/25/2026 to 7/1/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$404,689.67
FND_003 SPECIAL ACCT CONTROL FUND	\$24,114.52
FND_006 DEVELOPMENT FEE REVENUE	\$3,160.05
FND_007 PARKING FUND	\$35,148.82
FND_014 LEOFF1 OPEB TRUST FUND	\$15,030.29
FND_025 WASH CENTER MAINTENANCE	\$1,642.87
FND_026 MUNICIPAL ARTS FUND	\$12,730.36
FND_107 HUD FUND	\$274.27
FND_132 LODGING TAX FUND	\$22,532.52
FND_137 HANDS ON CHILDRENS MUSEUM	\$458.39
FND_138 TRANSPORTATION BENEFIT DISTRICT	\$5.68
FND_141 OLY METRO PARK DISTRICT	\$2.84
FND_142 HOME FUND	\$16,569.77
FND_143 CULTURAL ACCESS PROGRAM	\$1,345.69
FND_220 NON-VOTED GO DEBT FUND	\$70.00
FND_318 HOME FUND CAPITAL	\$79,274.01
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT FUND	\$4,082.09
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$63,111.61
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$4,465.27
FND_401 DRINKING WATER UTILITY OPERATING	\$43,506.54
FND_402 WASTEWATER UTILITY OPERATING	\$25,424.26
FND_403 WASTE RESOURCES OPERATING	\$84,387.48
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$26,867.42
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$583.53
FND_501 EQUIPMENT RENTAL	\$237,401.97
FND_502 EQUIPMENT RESERVE	\$75,636.40
FND_505 WORKERS COMPENSATION	\$61.32
FND_506 FACILITIES	\$37,248.12
FND_507 Fire Fleet	\$75,167.19
FND_630 CUSTODIAL	\$45,442.41
Grand Total	\$1,340,435.36

Rhiannon Weilmunster

Prepared by:

Kensley Wang
Kensley Wang (Aug 3, 2026 07:52:35 PDT)

Reviewed by:

7/31/2026

Date

03/08/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens
Michael Githens (Aug 3, 2026 09:03:05 PDT)

Approved by/Finance Director

08/03/2026

Date

City of Olympia
Expenditure Summary

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For Period 7/2/2026 to 7/8/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$500,281.68
FND_003 SPECIAL ACCT CONTROL FUND	\$46,474.68
FND_006 DEVELOPMENT FEE REVENUE	\$11,824.98
FND_007 PARKING FUND	\$127.87
FND_026 MUNICIPAL ARTS FUND	\$380.19
FND_137 HANDS ON CHILDRENS MUSEUM	\$54.00
FND_138 TRANSPORTATION BENEFIT DISTRICT	\$5.68
FND_141 OLY METRO PARK DISTRICT	\$2.84
FND_142 HOME FUND	\$3,739.86
FND_143 CULTURAL ACCESS PROGRAM	\$784.26
FND_318 HOME FUND CAPITAL	\$80,000.00
FND_335 GENERAL FACILITIES CAPITAL IMPROVEME	\$1,722.32
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$1,969.17
FND_401 DRINKING WATER UTILITY OPERATING	(\$2,034.85)
FND_402 WASTEWATER UTILITY OPERATING	\$27,454.55
FND_403 WASTE RESOURCES OPERATING	\$3,607.30
FND_404 STORMWATER AND SURFACE WATER OPE	\$11,069.10
FND_501 EQUIPMENT RENTAL	\$17,880.38
FND_506 FACILITIES	\$4,381.35
FND_507 Fire Fleet	\$55,073.59
Non-Departmental / Payroll AP - Suppliers	\$461,025.00
Grand Total	\$1,225,823.95

Rhiannon Weilmunster

Prepared by:

7/31/2026

Date

Kensley Wang

Kensley Wang (Aug 3, 2026 08:00:37 PDT)

Reviewed by:

03/08/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens

Michael Githens (Aug 3, 2026 09:24:54 PDT)

Approved by/Finance Director

08/03/2026

Date

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 7/9/2026 to 7/15/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$300,335.97
FND_003 SPECIAL ACCT CONTROL FUND	\$31,983.21
FND_006 DEVELOPMENT FEE REVENUE	\$148,225.13
FND_007 PARKING FUND	\$23,952.00
FND_014 LEOFF1 OPEB TRUST FUND	\$73,150.82
FND_026 MUNICIPAL ARTS FUND	\$6,092.69
FND_107 HUD FUND	\$888.28
FND_132 LODGING TAX FUND	\$78,218.97
FND_135 PARKING BUSINESS IMPROVEMENT AREA	\$2,260.00
FND_142 HOME FUND	\$181,259.38
FND_143 CULTURAL ACCESS PROGRAM	\$143,369.87
FND_317 CAPITAL IMPROVEMENTS FUND	\$6,830.47
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT	\$2,872.78
FND_335 GENERAL FACILITIES CAPITAL IMPROVEME	\$13,924.42
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$9,473.24
FND_401 DRINKING WATER UTILITY OPERATING	\$70,041.02
FND_402 WASTEWATER UTILITY OPERATING	\$1,524,643.39
FND_403 WASTE RESOURCES OPERATING	\$25,133.73
FND_404 STORMWATER AND SURFACE WATER OPE	\$179,517.31
FND_461 DRINKING WATER CAPITAL IMPROVEMENT	\$3,565.33
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$2,774.12
FND_501 EQUIPMENT RENTAL	\$62,995.97
FND_502 EQUIPMENT RESERVE	\$62,647.00
FND_505 WORKERS COMPENSATION	\$193,773.98
FND_506 FACILITIES	\$21,607.40
FND_507 Fire Fleet	\$30,986.45
Non-Departmental / Payroll AP - Suppliers	\$2,335,153.71
Grand Total	\$5,535,676.64

Rhiannon Weilmunster

Prepared by:

7/31/2026

Date


Kensey Wang (Aug 3, 2026 08:02:14 PDT)

Reviewed by:

03/08/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens
Michael Githens (Aug 3, 2026 09:38:13 PDT)

Approved by/Finance Director

08/03/2026

Date

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 7/16/2026 to 7/22/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$518,177.75
FND_003 SPECIAL ACCT CONTROL FUND	\$12,012.63
FND_006 DEVELOPMENT FEE REVENUE	\$1,960.37
FND_007 PARKING FUND	\$1,830.71
FND_014 LEOFF1 OPEB TRUST FUND	\$11,454.90
FND_025 WASH CENTER MAINTENANCE	\$1,126.13
FND_026 MUNICIPAL ARTS FUND	\$17,226.60
FND_132 LODGING TAX FUND	\$12,804.82
FND_137 HANDS ON CHILDRENS MUSEUM	\$451.54
FND_142 HOME FUND	\$291,948.91
FND_143 CULTURAL ACCESS PROGRAM	\$317,379.08
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT FUND	\$595.00
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$40,411.09
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$12,675.90
FND_401 DRINKING WATER UTILITY OPERATING	\$70,943.43
FND_402 WASTEWATER UTILITY OPERATING	\$18,746.31
FND_403 WASTE RESOURCES OPERATING	\$432,299.79
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$7,949.71
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$2,043.59
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$16,451.80
FND_501 EQUIPMENT RENTAL	\$13,951.85
FND_505 WORKERS COMPENSATION	\$1,187.00
FND_506 FACILITIES	\$19,814.46
FND_507 Fire Fleet	\$51,049.30
FND_630 CUSTODIAL	\$29,864.48
FND_720 Impact Fees - Olympia Schools	\$53,848.00
Non-Departmental / Payroll AP - Suppliers	\$923,118.52
Grand Total	\$2,881,323.67

Rhiannon Weilmunster
Prepared by:

7/31/2026
Date


Reviewed by:

03/08/2026
Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens
Michael Githens (Aug 3, 2026 09:45:21 PDT)
Approved by/Finance Director

08/03/2026
Date

City of Olympia
Expenditure Summary

"I the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claims are just, due and unpaid obligations against the City of Olympia, and that I am authorized to authenticate and certify to said claims", and, "I, the undersigned, do hereby certify under penalty of perjury that claims for employee and officer expenses are just, due and unpaid obligations against the City of Olympia, and that I am authorized to certify said claims".

For Period 7/23/2026 to 7/29/2026

Total Approved for Payment

FUND	AMOUNT
FND_001 GENERAL FUND	\$219,915.83
FND_003 SPECIAL ACCT CONTROL FUND	\$17,674.56
FND_006 DEVELOPMENT FEE REVENUE	\$37,409.33
FND_007 PARKING FUND	\$239.66
FND_014 LEOFF1 OPEB TRUST FUND	\$15,545.85
FND_025 WASH CENTER MAINTENANCE	\$243.30
FND_026 MUNICIPAL ARTS FUND	\$1,614.92
FND_107 HUD FUND	\$87,105.45
FND_132 LODGING TAX FUND	\$35,000.00
FND_142 HOME FUND	\$57,350.06
FND_143 CULTURAL ACCESS PROGRAM	\$461,496.08
FND_220 NON-VOTED GO DEBT FUND	\$900.00
FND_240 VOTED GO DEBT FUND	\$350.00
FND_320 TRANSPORTATION CAPITAL IMPROVEMENT FUND	\$1,375,810.27
FND_335 GENERAL FACILITIES CAPITAL IMPROVEMENT FUND	\$987.49
FND_340 PARKS CAPITAL IMPROVEMENT FUND	\$1,727,187.93
FND_401 DRINKING WATER UTILITY OPERATING	\$30,457.00
FND_402 WASTEWATER UTILITY OPERATING	\$11,519.88
FND_403 WASTE RESOURCES OPERATING	\$4,964.71
FND_404 STORMWATER AND SURFACE WATER OPERATING	\$9,872.13
FND_461 DRINKING WATER CAPITAL IMPROVEMENT	\$6,408.37
FND_462 WASTEWATER CAPITAL IMPROVEMENT	\$11,212.58
FND_463 WASTE RESOURCES CAPITAL IMPROVEMENT	\$1,201.57
FND_464 STORMWATER AND SURFACE WATER CAPITAL IMPF	\$358.60
FND_501 EQUIPMENT RENTAL	\$17,841.54
FND_505 WORKERS COMPENSATION	\$97.33
FND_506 FACILITIES	\$656.05
FND_507 Fire Fleet	\$81,177.22
Non-Departmental / Payroll AP - Suppliers	\$1,209,847.27
Grand Total	\$5,424,444.98

Rhiannon Weilmunster

Prepared by:

7/31/2026

Date


Kensey Wang (Aug 3, 2026 08:03:30 PDT)

Reviewed by:

03/08/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that for period statement above has been examined and and are approved as recommended for payment.

Michael Githens
Michael Githens (Aug 3, 2026 10:18:23 PDT)

Approved by/Finance Director

08/03/2026

Date

CITY OF OLYMPIA

6/15/2026

NET PAY: (SEMI MONTHLY) \$ 2,295,827.64

FIRE PENSION: (MONTHLY) \$ 18,280.59

TOTAL NET PAY: \$ 2,314,108.23

Semi-monthly Payroll
Check Numbers: 94917 to 94920 \$ 4,123.36

Semi-monthly Payroll
Direct Deposit: \$ 2,291,704.28

Manual Payroll Check
Numbers: to

Manual Payroll Check
Numbers: to

Monthly Fire Pension
Check Numbers: to \$ -

Monthly Fire Pension
Direct Deposit: \$ 18,280.59

TOTAL NET PAY: \$ 2,314,108.23

Patricia Brassfield

Prepared by:

06/18/2026

Date

Jean M. Butts

Reviewed by:

06/26/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that the Payroll gross earnings, benefits and LEOFF I post-retirement insurance benefits for the pay cycle ending: **6/15/2026** have been examined and are approved as recommended for payment.

Michael Githens

Michael Githens (Jun 26, 2026 08:20:20 PDT)

Approved by/Finance Director

06/26/2026

Date

6.15.2026 Payroll Certification and 6.2026 Fire Pension Certification

Final Audit Report

2026-06-26

Created:	2026-06-25
By:	Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
Status:	Signed
Transaction ID:	CBJCHBCAABAAH7IG2kB--uphxxkHkC1fCi51h4HORJz8W

"6.15.2026 Payroll Certification and 6.2026 Fire Pension Certification" History

-  Document created by Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
2026-06-25 - 10:16:59 PM GMT
-  Document emailed to Joan Lutz (jlutz@ci.olympia.wa.us) for signature
2026-06-25 - 10:17:04 PM GMT
-  Email viewed by Joan Lutz (jlutz@ci.olympia.wa.us)
2026-06-26 - 3:06:51 PM GMT
-  Document e-signed by Joan Lutz (jlutz@ci.olympia.wa.us)
Signature Date: 2026-06-26 - 3:08:12 PM GMT - Time Source: server - Signature Appearance Selected: IMAGE
-  Document emailed to Michael Githens (mgithens@ci.olympia.wa.us) for signature
2026-06-26 - 3:08:14 PM GMT
-  Email viewed by Michael Githens (mgithens@ci.olympia.wa.us)
2026-06-26 - 3:19:45 PM GMT
-  Document e-signed by Michael Githens (mgithens@ci.olympia.wa.us)
Signature Date: 2026-06-26 - 3:20:20 PM GMT - Time Source: server - Signature Appearance Selected: TYPE
-  Agreement completed.
2026-06-26 - 3:20:20 PM GMT

CITY OF OLYMPIA

6/30/2026

NET PAY: (SEMI MONTHLY) \$ 2,426,722.94

FIRE PENSION: (MONTHLY)

TOTAL NET PAY: \$ 2,426,722.94

Semi-monthly Payroll

Check Numbers: 94921 to 94923 \$ 1,172.65

Semi-monthly Payroll

Direct Deposit: \$ 2,425,550.29

Manual Payroll Check

Numbers: to

Manual Payroll Check

Numbers: to

Monthly Fire Pension

Check Numbers: to \$ -

Monthly Fire Pension

Direct Deposit:

TOTAL NET PAY: \$ 2,426,722.94

Patricia Brassfield

Prepared by:

07/07/2026

Date

Jean M. Butts

Reviewed by:

07/08/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that the Payroll gross earnings, benefits and LEOFF I post-retirement insurance benefits for the pay cycle ending: **6/30/2026** have been examined and are approved as recommended for payment.

Michael Githens

Michael Githens (Jul 8, 2026 12:21:21 PDT)

Approved by/Finance Director

07/08/2026

Date

Payroll Certification 6.30.2026

Final Audit Report

2026-07-08

Created:	2026-07-07
By:	Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
Status:	Signed
Transaction ID:	CBJCHBCAABAAgli6sGr9285R0SSDetHKh7EjbQXsOU_P

"Payroll Certification 6.30.2026" History

-  Document created by Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
2026-07-07 - 7:56:59 PM GMT
-  Document emailed to Joan Lutz (jlutz@ci.olympia.wa.us) for signature
2026-07-07 - 7:57:04 PM GMT
-  Email viewed by Joan Lutz (jlutz@ci.olympia.wa.us)
2026-07-08 - 6:52:05 PM GMT
-  Document e-signed by Joan Lutz (jlutz@ci.olympia.wa.us)
Signature Date: 2026-07-08 - 6:53:01 PM GMT - Time Source: server - Signature Appearance Selected: IMAGE
-  Document emailed to Michael Githens (mgithens@ci.olympia.wa.us) for signature
2026-07-08 - 6:53:03 PM GMT
-  Email viewed by Michael Githens (mgithens@ci.olympia.wa.us)
2026-07-08 - 7:20:56 PM GMT
-  Document e-signed by Michael Githens (mgithens@ci.olympia.wa.us)
Signature Date: 2026-07-08 - 7:21:21 PM GMT - Time Source: server - Signature Appearance Selected: TYPE
-  Agreement completed.
2026-07-08 - 7:21:21 PM GMT

CITY OF OLYMPIA

7/15/2026

NET PAY: (SEMI MONTHLY) \$ 2,393,777.23

FIRE PENSION: (MONTHLY) \$ 18,841.36

TOTAL NET PAY: \$ 2,412,618.59

Semi-monthly Payroll
Check Numbers: _____ 94924 to _____ 94926 \$ 2,445.62

Semi-monthly Payroll
Direct Deposit: \$ 2,391,331.61

Manual Payroll Check
Numbers: _____ to _____

Manual Payroll Check
Numbers: _____ to _____

Monthly Fire Pension
Check Numbers: _____ to _____ \$ -

Monthly Fire Pension
Direct Deposit: \$ 18,841.36

TOTAL NET PAY: \$ 2,412,618.59

Patricia Brassfield

Prepared by:

07/28/2026

Date

Jason M. Smith

Reviewed by:

07/28/2026

Date

The Finance Director of the City of Olympia, Washington, hereby certifies that the Payroll gross earnings, benefits and LEOFF I post-retirement insurance benefits for the pay cycle ending: 6/30/2026 have been examined and are approved as recommended for payment.

Michael Githens

Michael Githens (Jul 28, 2026 13:14:59 PDT)

Approved by/Finance Director

07/28/2026

Date

7.15.2026 Payroll Certification and 7.2026 Fire Pension Certification

Final Audit Report

2026-07-28

Created:	2026-07-28
By:	Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
Status:	Signed
Transaction ID:	CBJCHBCAABAAyz3baEFDR3L2rx0L3Dhg6XLd98r1XJcd

"7.15.2026 Payroll Certification and 7.2026 Fire Pension Certification" History

-  Document created by Patricia Brassfield (pbrassfi@ci.olympia.wa.us)
2026-07-28 - 7:28:28 PM GMT
-  Document emailed to Joan Lutz (jlutz@ci.olympia.wa.us) for signature
2026-07-28 - 7:28:33 PM GMT
-  Email viewed by Joan Lutz (jlutz@ci.olympia.wa.us)
2026-07-28 - 7:41:14 PM GMT
-  Document e-signed by Joan Lutz (jlutz@ci.olympia.wa.us)
Signature Date: 2026-07-28 - 7:42:48 PM GMT - Time Source: server - Signature Appearance Selected: IMAGE
-  Document emailed to Michael Githens (mgithens@ci.olympia.wa.us) for signature
2026-07-28 - 7:42:49 PM GMT
-  Email viewed by Michael Githens (mgithens@ci.olympia.wa.us)
2026-07-28 - 8:07:27 PM GMT
-  Document e-signed by Michael Githens (mgithens@ci.olympia.wa.us)
Signature Date: 2026-07-28 - 8:14:59 PM GMT - Time Source: server - Signature Appearance Selected: TYPE
-  Agreement completed.
2026-07-28 - 8:14:59 PM GMT



City Council

Approval of a Resolution Authorizing the City Manager to Reject All Bids and Re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project

Agenda Date: 8/11/2026
Agenda Item Number: 4.C
File Number:26-0600

Type: resolution **Version:** 1 **Status:** Consent Calendar

Title

Approval of a Resolution Authorizing the City Manager to Reject All Bids and Re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project

Recommended Action

Committee Recommendation:

Not referred to a committee.

City Manager Recommendation:

Move to approve a resolution authorizing the City Manager to reject all bids and re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project.

Report

Issue:

Whether to reject all bids and direct staff to re-advertise the project.

Staff Contact:

Randy Wesselman, Project Manager, Public Works Engineering, 360.753.8477.

Presenter(s):

None - Consent Calendar Item.

Background and Analysis:

The City's 36-inch diameter water transmission main carries approximately 80% of the City's drinking water from the McAllister Wellfield, located approximately 8.3 miles away, to the Fir Street Reservoir. To improve the seismic resilience of this critical infrastructure, the City is installing seismic isolation and control valves at 10 locations along the transmission main (seven manual valves and three automatic valves). The project is divided into two bid packages: Bid Package 1 includes four valves and Bid Package 2 will include six valves.

On July 14, 2026, Rognlin's, Inc. submitted a bid for the Transmission Main Seismic Valves

Installation Bid Package 1 project and was identified as the apparent low bidder at bid opening. On July 16, 2026, Rognlin's, Inc. submitted the required Supplemental Bidder Responsibility (SBR) forms. On July 21, 2026, the City notified Rognlin's, Inc. that it had been determined to be a non-responsible bidder due to failure to meet the mandatory bidder responsibility criteria.

Per Section 1-02.14, Disqualification of Bidders, of the contract documents, a bidder will be deemed non-responsible if they do not meet the mandatory bidder responsibility criteria. The section also provides a process for bidders to appeal the determination and submit additional information for City review. Rognlin's, Inc. appealed the City's determination and provided additional information within the required two business days. The City reviewed the submitted documentation and obtained additional information from third-party and independent sources, as allowed under Section 1-02.14. In a letter dated July 23, 2026, the City notified Rognlin's, Inc. that it had been determined to be a non-responsible bidder due to failure to meet the mandatory criteria for this project.

Awarding the project to the lowest bidder when the bidder does not meet the mandatory criteria could expose the City to litigation and result in project delays. Staff reviewed the second lowest bidder but determined that the bid is approximately \$367,178 above the engineer's estimate and \$438,982 above the lowest bid, creating a significant impact to the project budget.

The City has the discretion to reject all bids. Rejecting all bids and re-advertising the project provides the lowest risk of litigation, significant project delays, and budget impacts.

If the Resolution is approved, the City Manager will be directed to reject all bids and re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project. Re-advertising the project is expected to result in minor additional costs, with construction anticipated to begin in early 2027.

Sufficient time remains to re-advertise the project and seek new bids. Staff recommends rejecting all bids and re-advertising the project.

Climate Analysis:

This item does not affect greenhouse gas emissions.

Equity Analysis:

This item does not affect issues of equity.

Neighborhood/Community Interests (if known):

The water transmission main provides approximately 80% of the City's drinking water supply. Improving the seismic resilience of this critical infrastructure benefits the entire community by supporting continued access to reliable drinking water during and after a major earthquake or other emergency.

Financial Impact:

Overall project costs for Bid Package 1:

Engineers Estimate	\$1,994,810
Contingency to Award (10%):	\$ 199,480
Engineering: Design, Inspection, Consultants	<u>\$ 535,080</u>
Total Estimated Cost:	\$2,729,370

Available Project Funding for

Bid Package 1 and Bid Package 2:

Federal Funds (FEMA):	\$3,937,266
Local Funds:	<u>\$ 437,474</u>
	\$4,374,740

The additional cost to re-advertise will be within anticipated project contingency.

Options:

1. Move to approve a resolution authorizing the City Manager to reject all bids and re-advertise the Transmission Main Seismic Valves Installation - Bid Package 1 Project.
2. Direct staff to take all steps necessary to award the Transmission Main Seismic Valves Installation - Bid Package 1 to the lowest bidder and waive non-responsive contractor experience issues.
3. Direct staff to take all steps necessary to award the Transmission Main Seismic Valves Installation - Bid Package 1 Project to the next lowest responsive and responsible bidder.

Attachments:

Resolution

Vicinity Map

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OLYMPIA, WASHINGTON, AUTHORIZING THE CITY MANAGER TO REJECT ALL BIDS FOR THE TRANSMISSION MAIN SEISMIC VALVES INSTALLATION – BID PACKAGE 1 PROJECT AND READVERTISE THE PROJECT

WHEREAS, the City has completed project design, published bid documents, and opened bids for the Transmission Main Seismic Valves Installation – Bid Package 1 project; and

WHEREAS, City staff determined the low bidder to be a non-responsible bidder for failing to meet the mandatory criteria for this project; and

WHEREAS, City staff reviewed and considered the second low bid and determined it is significantly higher than the engineer’s estimate and would have significant negative budget impacts if awarded; and

WHEREAS, City staff recommends that City Council reject all bids and readvertise the project;

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL DOES HEREBY RESOLVE as follows:

1. The Olympia City Council hereby authorizes the City Manager or his designee to take all necessary steps to reject all bids and re-advertise the Transmission Main Seismic Valves Installation – Bid Package 1 project; and
2. This Resolution is effective upon passage.

PASSED BY THE OLYMPIA CITY COUNCIL this _____ day of _____ 2026.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Mark Barber
CITY ATTORNEY

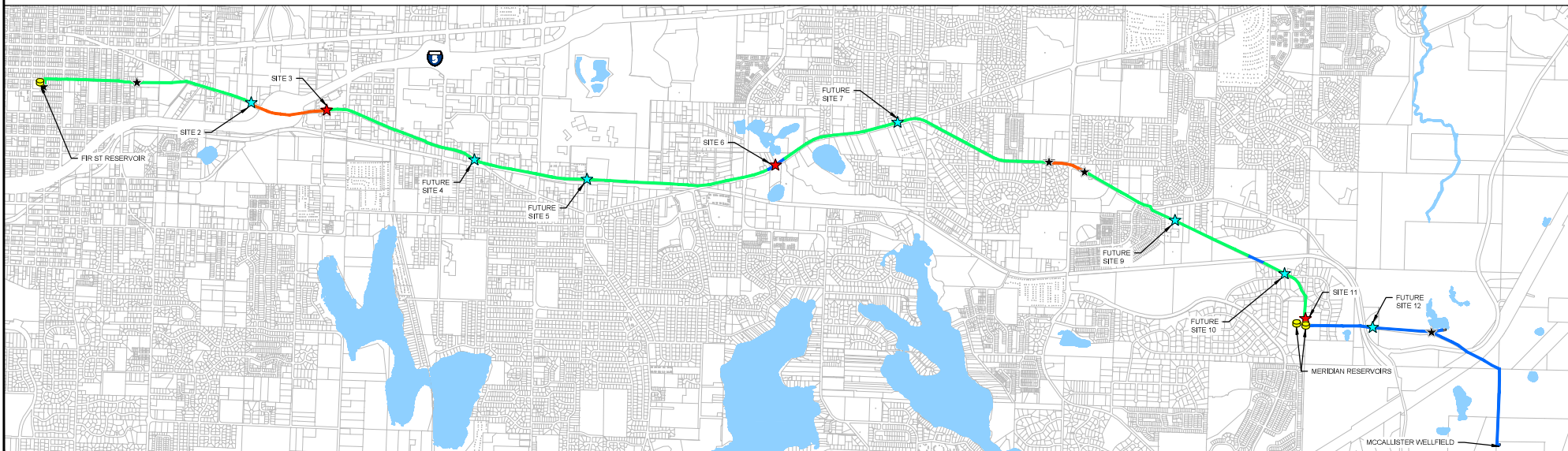
THURSTON COUNTY

CITY OF OLYMPIA

WASHINGTON



TRANSMISSION MAIN SEISMIC VALVES INSTALLATION - BID PACKAGE 1 PROJECT NO. PRJ-24-000221



LOCATION MAP
SCALE: NTS

THIS PROJECT IS PARTIALLY FUNDED THROUGH
FEMA HAZARD MITIGATION GRANT, WASHINGTON
STATE MILITARY DEPARTMENT AND THE CITY.


Gray & Osborne, Inc.
CONSULTING ENGINEERS
2102 CARRIAGE DRIVE SW, BUILDING L
OLYMPIA, WASHINGTON 98502 (360) 292-7481

LEGEND
★ = EXISTING VALVE
★ = BID PACKAGE 1 VALVE
★ = FUTURE VALVE

G&O NO. 25235.01
JUNE 2026



City Council

Approval of an Ordinance Amending Ordinance 7468 (Second Quarter Budget Amendment)

Agenda Date: 8/11/2026
Agenda Item Number: 4.D
File Number: 26-0571

Type: ordinance **Version:** 2 **Status:** 2d Reading-Consent

Title

Approval of an Ordinance Amending Ordinance 7468 (Second Quarter Budget Amendment)

Recommended Action

Committee Recommendation:

Not referred to a committee.

City Manager Recommendation:

Move to approve on second reading the proposed Ordinance amending Ordinance 7468 (Second Quarter Budget Amendment).

Report

Issue:

Whether to approve on second reading, the proposed Ordinance amending Ordinance 7468 (Second Quarter Budget Amendment).

Staff Contact:

Joan Lutz, Budget & Fiscal Manager, Finance Department, 360.753.8760

Presenter(s):

None - Consent Calendar Item.

Background and Analysis:

Background and analysis has not changed from first to second reading.

The City Council may revise the City's Budget by approving an ordinance. Generally, budget amendments are presented quarterly to the City Council for review and approval, however, they may be made at any time during the year. The amended ordinances appropriate funds and provide authorization to expend the funds.

The attached ordinance includes recommended amendments to the 2026 Operating Funds, Special Funds and Capital Funds for department requested carry-forward appropriations from 2025 and department requests for budget amendments for the second quarter of 2026.

Department requested carry-forward appropriations include requests representing 2025 obligations for purchase orders and contracts not completed in 2025 as well as capital project related appropriations. The carry-forward appropriation requests total \$0.

Department requests for budget amendments for the second quarter of 2026 represent new budget adjustments and associated transfers requested by departments. The appropriation requests total \$4,427,621.

Department requests for budget amendments for the second quarter of 2026 are specified in Exhibit B of the attached Ordinance.

Climate Analysis:

The Climate Analysis framework will be completed by staff, if applicable, for the individual work items funded by Council.

Equity Analysis:

The Equity Analysis framework will be completed, if applicable, for the individual work items funded by Council.

Neighborhood/Community Interests (if known):

Members of the community may have an interest in this agenda item as it deals with City finances and fiscal governance.

Financial Impact:

Total increase in appropriations of \$4,427,621. Funding sources are noted in Exhibit B of the attached Ordinance.

Options:

1. Move to approve on second reading the proposed Ordinance amending Ordinance 7468 (Second Quarter Budget Amendment).
2. Move to approve on second reading the proposed Ordinance amending Ordinance 7468 (Second Quarter Budget Amendment) with updates.
3. Do not approve the proposed ordinance amending Ordinance 7468. Staff will not have authorization to expend the funds.

Attachments:

Ordinance

Ordinance No. _____

AN ORDINANCE OF THE CITY OF OLYMPIA, WASHINGTON, APPROVING THE CONSOLIDATING BUDGET ADJUSTMENTS MADE BETWEEN APRIL 1, 2026, AND JUNE 30, 2026, REFLECTING A TOTAL BUDGET INCREASE ADJUSTMENT OF \$4,427,621 AND AMENDING ORDINANCE NO. 7468

WHEREAS, the Olympia City Council adopted the 2026 Operating, Special Funds and Capital Budgets and 2026-2031 Capital Facilities Plan (CFP) by passing Ordinance No. 7454 on December 21, 2025; and

WHEREAS, throughout the year, budget updates are required to recognize changes relating to adopted budget expense authority; and

WHEREAS, the CFP meets the requirements of the Washington State Growth Management Act, including RCW 36.70A.070(3); and

WHEREAS, the Olympia City Council amended Ordinance No. 7454 on June 2, 2026; and

WHEREAS, the following changes need to be made to Ordinance No. 7468;

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL ORDAINS AS FOLLOWS:

Section 1. The 2026 annual budget is amended to include necessary budget adjustments for the first quarter of 2026 from April 1 to June 30, as summarized and set forth in Exhibit “A” and Exhibit “B” which is attached and incorporated into this Ordinance. Except as amended by this Ordinance, all terms and provisions of the 2026 annual budget Ordinance No. 7468 shall remain unchanged.

Section 2. The 2026 FTE is amended to include necessary FTE increases for the first quarter of 2026 from April 1 to June 30, as summarized and set forth in Exhibit “C” which is attached and incorporated into this Ordinance.

Section 3. It is anticipated that the funding source and the construction schedule for projects identified in the CFP may be changed over the next year. Such changes shall not constitute an amendment to the Comprehensive Plan for purposes of RCW 36.70A.130.

Section 4. The Director of Finance is hereby authorized to bring forward into fiscal year 2026 all appropriations and allocations not otherwise closed, completed, or deleted from prior fiscal years’ capital budgets.

Section 5. Severability. The provisions of this Ordinance are declared separate and severable. If any provision of this Ordinance or its application to any person or circumstances is held invalid, the remainder of this Ordinance or application of the provision to other persons or circumstances shall be unaffected.

Section 6. Ratification. Any act consistent with the authority and prior to the effective date of this Ordinance is hereby ratified and affirmed.

Section 7. Effective Date. This Ordinance shall take effect five (5) days after passage and publication, as provided by law.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Mark Barber

CITY ATTORNEY

PASSED:

APPROVED:

PUBLISHED:

EXHIBIT A
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

Fund	Current Budget	2nd Q BA	Amended Budget
FND_001 GENERAL FUND	124,960,670	435,525	125,396,195
FND_003 SPECIAL ACCT CONTROL FUND	9,513,525	423,796	9,937,321
FND_137 HANDS ON CHILDRENS MUSEUM	2,975,367	42,000	3,017,367
FND_142 HOME FUND	5,152,832	2,150,000	7,302,832
FND_317 CAPITAL IMPROVEMENTS FUND	476,341	24,000	500,341
FND_318 HOME FUND CAPITAL	2,552,871	480,000	3,032,871
FND_340 PARKS CAPITAL IMPROVEMENT FUND	48,346,834	370,000	48,716,834
FND_403 WASTE RESOURCES OPERATING	18,423,617	75,000	18,498,617
FND_404 STORMWATER AND SURFACE WATER OPERATING	9,576,282	117,800	9,694,082
FND_464 STORMWATER AND SURFACE WATER CAPITAL	3,537,199	75,000	3,612,199
FND_506 FACILITIES	6,247,951	42,000	6,289,951
FND_707 Impact Fees - Parks	-	192,500	192,500
Total		4,427,621	

EXHIBIT B
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

FND 001 General Fund:

Amendment Requests

Additional appropriation for:

- Climate PSE Decarbonization program heat pump installation \$ 350,000
 - Funded by a State Grant from the Utilities and Transportation Commission
- Climate Extreme Heat and Smoke Pilot program professional services \$ 15,000
 - Funded by a State Grant from the Utilities and Transportation Commission
- Climate Extreme Heat and Smoke Pilot program professional services \$ 15,000
 - Funded by a grant from AARP (American Association of Retired Persons)
- Climate Electric Vehicle Charging program professional services \$ 25,000
 - Funded by a grant from RMI (Rocky Mountain Institute)
- Public Defense additional contractor services and support \$ 30,525
 - Funded by a State Grant from the Office of Public Defense

Amendment Requests total: \$ 435,525

FND 003 Special Acct Control Fund:

Amendment Requests

Additional appropriation for:

- Transfer 2024-2025 CP&ED Tech fee revenues to Development Fee Fund \$ 303,496
- Transfer anticipated 2026 CP&ED Tech fee revenues to Development Fee Fund \$ 120,300

Amendment Requests total: \$ 423,796

FND 137 Hands On Children's Museum Fund:

Amendment Request

Additional appropriation for:

- Transfer to Facilities Fund for elevator repairs \$ 42,000
 - Use of HOCCM fund balance

FND 142 Home Fund Operating:

Amendment Request

Additional appropriation for:

- Connecting Housing to Infrastructure Habitat for Humanity Boulevard Project \$ 2,000,000
 - Funded by a State Grant from the Department of Commerce
- Additional Jungle Encampment Clean Up costs \$ 150,000
 - Funded by transfers from Waste Resources and Stormwater Funds

Amendment Requests total: \$ 2,150,000

FND 317 Capital Improvement Fund:

Amendment Request

Additional appropriation for:

- 318 State Ave groundwater and well monitoring data analysis and reporting \$ 24,000
 - Use of Capital Improvement Fund balance

FND 318 Home Fund Capital:

Amendment Requests

Additional appropriation for:

- Plum Street Village Relocation costs (total estimate \$750,000) \$ 400,000
 - Use of fund balance
 - Other \$350,000 from 900 Plum sale proceeds
- Option to purchase agreement for the Jungle Encampment property \$ 80,000
 - Use of Home Fund Capital balance

Amendment Requests total: \$ 480,000

FND 340 Parks Capital Improvement Fund:

Additional Revenue:

- Puget Sound Energy Armory Project donation \$ 15,000
 - No associated increase to expenses

Amendment Request

Additional appropriation for:

- West Bay Cleanup Phase II project work \$ 385,000
 - Funded 50% by a State Grant from the Department of Ecology
 - Funded 50% by a transfer from Parks Impact Fee Fund

FND 403 Waste Resources Operating Fund:

Amendment Request

Additional appropriation for:

- Transfer to Home Fund for Jungle Encampment Cleanup \$ 75,000
 - Use of Waste Resources Operating Fund balance

FND 404 Stormwater and Surface Water Operating:

Amendment Request

Additional appropriation for:

- Urban Forest Management Plan intern and professional services \$ 117,800
 - Funded by a State Grant from the Department of Natural Resources

FND 464 Storm and Surface Water Capital Fund:

Amendment Request

Additional appropriation for:

- Transfer to Home Fund for Jungle Encampment Cleanup \$ 75,000
 - Use of Storm and Surface Water Capital Fund balance

FND 506 Facilities Operating Fund:

Amendment Request

Additional appropriation for:

- Hands On Children's Museum elevator repair \$ 42,000
 - Funded by a transfer from the Hands On Children's Museum Fund

FND 707 Parks Impact Fees:

Amendment Request

Additional appropriation for:

- Transfer to Parks Capital Improvement Fund for West Bay Cleanup Phase II \$ 192,500
 - Use of Parks Impact Fees Fund balance

EXHIBIT C
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

New 1.0 FTE Drinking Water Maintenance Worker I (Grade 440) in Drinking Water Operations

- In 2026, no additional budget appropriation is necessary
- Future year costs are offset by moving a position to other utility funds and reclassifying another open position down a pay grade



City Council

Approval of an Ordinance Granting a Master Use Permit to Ezee Fiber

Agenda Date: 8/11/2026
Agenda Item Number: 4.E
File Number:26-0607

Type: ordinance **Version:** 1 **Status:** 1st Reading-Consent

Title

Approval of an Ordinance Granting a Master Use Permit to Ezee Fiber

Recommended Action

Committee Recommendation:

Not referred to a committee.

City Manager Recommendation:

Move to approve on first reading, and forward to second reading, an Ordinance granting a Master Use Permit to Ezee Fiber.

Report

Issue:

Whether Move to approve on first reading, and forward to second reading, an Ordinance granting a Master Use Permit to Ezee Fiber.

Staff Contact:

Jeff Johnstone, P.E., City Engineer, Public Works Engineering, 360.753.8290

Presenter(s):

None - Consent Calendar Item.

Background and Analysis:

Ezee Fiber submitted a request to obtain a Master Use Permit from the City to provide communication and telecommunication services within the City. Per their application, Ezee Fiber is a rapidly growing Houston-based fiber telecommunications company that provides affordable and reliable internet service to residential, business, and government customers through its fiber optic network. Their services will include telecommunications, private lines, and internet access.

Ezee Fiber is requesting that the franchise area encompass the entire city. The company intends to construct, own, and operate its own fully underground fiber optic infrastructure and does not plan to rely on existing facilities owned or operated by other telecommunications providers.

City staff reviewed the application and determined that Ezee Fiber has demonstrated technical capability and meets the general qualifications required under Olympia Municipal Code (OMC) Chapter 11.06 to provide telecommunication services through a Master Use Permit. On June 23, 2026, public hearing regarding the proposed Master Use Permit was held.

Climate Analysis:

Ezee Fiber's proposal to construct and operate a fully underground fiber optic network may support climate resiliency by providing reliable telecommunication infrastructure that can improve connectivity during emergencies and extreme weather events.

The installation of fiber optic infrastructure may also support broader climate objectives by enabling access to high-speed internet services, which can facilitate remote work, reduce transportation related trips, and improve access to digital services. The proposed underground design may provide additional resiliency benefits by protecting infrastructure from certain weather-related impacts compared to above ground facilities.

Construction of the proposed facilities will result in temporary impacts associated with excavation, equipment uses, and construction activities. These impacts will be limited in duration and will be addressed through applicable city permitting requirements, construction standards, and restoration requirements.

Equity Analysis:

Access to reliable broadband is increasingly important for participation in education, employment, healthcare, government services, and other essential activities. The proposed fiber optic network may help address connectivity needs by expanding broadband infrastructure, increasing service availability, and providing residents and businesses with additional provider options, which may contribute to more affordable broadband services.

Ezee Fiber's proposal to construct its own underground fiber infrastructure may also reduce reliance on existing telecommunications facilities and support broader availability of service.

Neighborhood/Community Interests (if known):

Neighborhoods may be inconvenienced for short periods of time during construction of infrastructure associated with this proposed Master Use Permit but should welcome the availability of this telecommunications option. Service to existing telecommunication customers in neighborhoods will not be affected.

Financial Impact:

The approval of the Master Use Permit is not expected to result in a direct financial impact on the City. Ezee Fiber will be responsible for paying all applicable permit fees associated with construction, installation, and operation of telecommunications facilities within City rights-of-way and adjacent easements, as required under the Master Use Permit and applicable City regulations.

Any future work within the public right-of-way will be subject to applicable permitting requirements and associated fees.

Options:

1. Move to approve on first reading, and forward to second reading, an Ordinance granting a Master Use Permit to Ezee Fiber.
2. Delay approving an Ordinance granting Ezee Fiber a Master Use Permit until a future date.
3. Do not approve an Ordinance granting Ezee Fiber a Master Use Permit.

Attachments:

Ordinance

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF OLYMPIA, WASHINGTON, GRANTING A NON-EXCLUSIVE MASTER PERMIT TO EZEE FIBER Washington Assets, LLC, LEGALLY AUTHORIZED TO CONDUCT BUSINESS IN THE STATE OF WASHINGTON, FOR THE PURPOSE OF CONSTRUCTING, OPERATING, AND MAINTAINING TELECOMMUNICATIONS TRANSMISSION LINES IN CERTAIN PUBLIC RIGHTS-OF-WAY IN THE CITY; PROVIDING FOR SEVERABILITY; AND ESTABLISHING AN EFFECTIVE DATE

WHEREAS, Ezee Fiber Washington Assets, LLC, (“EZZE FIBER”) is a competitive telecommunications company providing communications and telecommunications services; and

WHEREAS, EZZE FIBER’s route through the City of Olympia (“City”) requires the use of certain portions of City rights-of-way for the installation, operation, and maintenance of a telecommunications system; and

WHEREAS, EZZE FIBER has applied to the City for a telecommunications master use permit pursuant to Olympia Municipal Code (“OMC”) chapter 11.06. EZZE FIBER, a Delaware limited liability company, holds a Competitive Telecommunications Company Registration Certificate issued by the Washington Utilities and Transportation Commission; and

WHEREAS, the City Council held a public hearing on June 23, 2026, where it was presented with information demonstrating that EZZE FIBER satisfies the requirements set forth in OMC 11.06.020. In particular, the City Council was presented with information confirming and demonstrating the following: That EZZE FIBER has submitted all required licenses, certificates, and authorizations from the Federal Communications Commission, the Washington Utilities and Transportation Commission, and any other federal or state agency with jurisdiction over the activities proposed by EZZE FIBER. That the capacity of the public ways can accommodate EZZE FIBER’S Facilities if the Master Permit is granted. That the City’s rights-of-way will accommodate additional utility and facilities if the Master Permit is granted. That EZZE FIBER confirms that there are currently no additional Facilities planned and there is no anticipated damage or disruption to the City’s rights-of-way. That construction of additional Facilities will comply with the City’s Engineering Design and Development Standards (“EDDS”). That there will be minimal effect, if any, on public health, safety, and welfare if the Master Permit requested is granted. That the proposed route of EZZE FIBER’s Facilities is appropriate; an alternate route is not needed. And that EZZE FIBER has agreed to comply with all federal, state, and local telecommunications laws, regulations, and policies; and

WHEREAS, the Revised Code of Washington (RCW) authorizes the City to grant and regulate nonexclusive Master Permits, for the use of public streets, rights-of-way, and other public property, for transmission of communications; and

WHEREAS, the insurance provisions of this Master Permit are updated and supersede the insurance provisions set forth in OMC 11.10.220; and

WHEREAS, this Master Permit contains the following:

- Section 1. Non-exclusive Master Permit Granted
- Section 2. Authority
- Section 3. Master Permit Term

Section 4. Acceptance of Terms and Conditions

Section 5. Construction Provisions and Standards

- A. Permit Required
- B. Coordination
- C. Construction Standards
- D. Underground Installation Required
- E. Relocation.
- F. Removal or Abandonment
- G. Bond
- H. "One-Call" Location & Liability
- I. As-Built Plans Required
- J. Recovery of Costs
- K. Vacation

Section 6. Master Permit Compliance.

- A. Master Permit Violations
- B. Emergency Actions.
- C. Other Remedies
- D. Removal of System

Section 7. Insurance

Section 8. Other Permits & Approvals

Section 9. Transfer of Ownership.

Section 10. Administrative Fees.

Section 11. Notices.

Section 12. Indemnification.

Section 13. Severability

Section 14. Reservation of Rights

Section 15. Police Powers

Section 16. Future Rules, Regulations, and Specifications

Section 17. Effective Date

Section 18. Law and Venue

Section 19. Ratification

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL ORDAINS AS FOLLOWS:

Section 1. Non-exclusive Master Permit Granted.

A. The City hereby grants to EZEE FIBER, subject to the terms and conditions of this Ordinance ("Master Permit"), the rights to construct, replace, repair, monitor, maintain, use, and operate the Facilities (as defined in OMC 11.02.020 O) necessary for an underground telecommunications transmission system, within the City-owned rights-of-way generally described in Exhibit A, and referred to as the "Master Permit Area."

B. The rights granted by this Master Permit are not exclusive to EZEE FIBER and the granting of this Master Permit does not in any way prohibit or limit the City's ability or authority to grant other Master Permits or rights along, over, or under the Master Permit area, provided that such other uses do not unreasonably interfere with EZEE FIBER's exercise of the rights granted in this Master Permit, as determined by the City. This Master Permit does not allow for interference with existing utilities or in

any way limit, prohibit, or prevent the City from using the Master Permit Area, and does not in any way affect the City's jurisdiction over that area.

Section 2. Authority. The City Manager or the City Manager's designee is hereby granted the authority to administer and enforce the terms and conditions of this Master Permit, and may develop such rules, policies, and procedures as deemed necessary to carry out this Master Permit.

Section 3. Master Permit Term. This Master Permit is effective for a period of five years from the effective date of this Ordinance. The effectiveness of this Master Permit is contingent upon EZEE FIBER's delivery of a written acceptance to the City pursuant to Section 4 of this Master Permit. If EZEE FIBER requests a Master Permit renewal prior to the expiration date, the City may, at the City's sole discretion, extend the term of this Master Permit beyond the expiration date to allow processing of the renewal. If the City elects to extend the term of this Master Permit, the City shall provide written notice of the extension to EZEE FIBER prior to the expiration date.

Section 4. Acceptance of Terms and Conditions. As required by OMC 11.10.020, EZEE FIBER shall, within 30 days of the effective date of this Ordinance or within such other time period as is mutually agreed by the parties, deliver to the City Manager for filing an unconditional acceptance of this Master Permit in the form attached as Exhibit B. EZEE FIBER's failure to deliver the acceptance within this time period voids and nullifies this Master Permit and terminates any and all rights granted under this Master Permit.

Section 5. Construction Provisions and Standards. EZEE FIBER shall abide by the following construction provisions and standards, and EZEE FIBER's failure to abide by any of the following construction provisions and standards constitutes non-compliance with the terms and conditions of this Master Permit and may result in imposition of some or all of the remedies specified in Section 6.

A. Permit Required. Neither EZEE FIBER, nor any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, may perform any construction, installation, maintenance, repair, or restoration activities (except for emergency repairs) in the Master Permit Area without first obtaining appropriate permits from the Community, Planning, and Economic Development Department (CPED). In case of an emergency, EZEE FIBER shall within 24 hours of the emergency, obtain a permit from CPED.

B. Coordination. All construction, installation, maintenance, repair, or restoration activities are subject to City inspection and approval, as provided in the OMC. EZEE FIBER shall arrange and allow for such inspection. EZEE FIBER shall coordinate all construction, installation, maintenance, repair, or restoration activities and inspections with CPED to ensure consistency with City infrastructure, future Capital Improvement Projects, all developer improvements, and pertinent codes and ordinances.

C. Construction Standards. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall perform all construction, installation, maintenance, repair, and/or restoration activities within the Master Permit Area so as to produce the least amount of interference with the free passage of pedestrian, bicycle, and vehicular traffic. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall perform all construction, installation, maintenance, repair, and/or restoration activities in conformance with the EDDS and with Title 11 of the OMC.

D. Underground Installation Required. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall install any new Facilities underground unless otherwise exempted from this requirement, in writing, by the City Manager, or the City Manager's designee.

E. Relocation.

1. EZEE FIBER shall, at its own expense, temporarily or permanently remove, relocate, place underground, change, or alter the position of any of its Facilities within the right-of-way whenever the City has determined that such removal, relocation, undergrounding, change, or alteration is reasonably necessary for the construction, repair, maintenance, installation, public safety, or operation of any City or other public improvement in or upon the rights-of-way. EZEE FIBER may seek reimbursement for relocation expenses from the City as provided for in the OMC.
2. EZEE FIBER may, after receipt of written notice requesting a relocation of its Facilities, submit to the City written alternatives to such relocation. Such alternatives must include the use and operation of temporary transmitting facilities in adjacent rights-of-way. The City shall evaluate such alternatives and advise EZEE FIBER in writing if one or more of the alternatives are suitable to accommodate the work, which would otherwise necessitate relocation of the Facilities. If requested by the City, EZEE FIBER shall submit additional information to assist the City in making such evaluation. The City shall give each alternative proposed by EZEE FIBER full and fair consideration. In the event the City ultimately determines that there is no other reasonable alternative, EZEE FIBER shall relocate its Facilities as otherwise provided in this Section.

F. Removal or Abandonment. Upon the removal from service of any of EZEE FIBER's Facilities, EZEE FIBER shall comply with all applicable standards and requirements prescribed by the OMC and the EDDS for the removal or abandonment of the Facilities. No Facilities constructed or owned by EZEE FIBER may be abandoned without the express written consent of the City.

G. Bond. Before undertaking any of the construction, installation, maintenance, repair, or restoration activities authorized by this Master Permit, EZEE FIBER shall upon the request of the City, furnish a bond executed by EZEE FIBER and a corporate surety authorized to operate a surety business in the State of Washington, in an amount determined by the City as sufficient to ensure performance of EZEE FIBER's obligations under this Master Permit. At EZEE FIBER's sole option, EZEE FIBER may provide alternate security in the form of an assignment of funds or a letter of credit, in the same amount as the bond. All forms of bond or alternate security must be in the form reasonably acceptable to the City. The bond must be conditioned so that EZEE FIBER shall observe all the terms and conditions and shall faithfully perform all of the obligations of this Master Permit, and to repair or replace any defective work or materials discovered in the City's roads, streets, or property. EZEE FIBER may not encumber a bond required by this Section for any other purpose.

H. "One-Call" Location & Liability. EZEE FIBER shall subscribe to and maintain membership in the regional "One-Call" utility location service and shall promptly locate any of its Facilities upon request. The City is not liable for any damages to EZEE FIBER's Facilities or for interruptions in service to EZEE FIBER's customers which are a direct result of work performed for any City project for which EZEE FIBER has failed to properly locate its Facilities within the prescribed time limits and guidelines established by One-Call. The City is also not liable for any damages to EZEE FIBER's Facilities or for interruptions in service to EZEE FIBER's customers resulting from work performed under a permit issued by the City.

I. As-Built Plans Required. EZEE FIBER shall maintain accurate engineering plans and details of all Facilities installed within the City limits and shall, at the City's request, provide such information in both paper form and electronic form using the most current AutoCAD version prior to close-out of any permits issued by the City and any construction, installation, maintenance, repair, or restoration activities performed by EZEE FIBER, or any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, pursuant to this Master Permit. The City shall determine the acceptability of any as-built submittals provided under this Section.

J. Recovery of Costs. EZEE FIBER is subject to all permit fees associated with activities undertaken through the authority granted in this Master Permit or under other ordinances of the City. Where the City incurs costs and expenses for review or inspection of activities undertaken through the authority granted in this Master Permit or any ordinances relating to the subject for which permit fees have not been established, EZEE FIBER shall pay such reasonable costs and expenses directly to the City.

K. Vacation. If, at any time, the City vacates any City road, right-of-way, or other City property which is subject to rights granted by this Master Permit and the vacation is for the purpose of acquiring the fee or other property interest in the road, right-of-way, or other City property for the use of the City, in either its proprietary or governmental capacity, then the City may, at its option and by giving 30 days written notice to EZEE FIBER, terminate this Master Permit with reference to such City road, right-of-way, or other City property vacated, and the City is not liable for any damages or loss to EZEE FIBER by reason of such termination other than those provided for in RCW chapter 35.99.

Section 6. Master Permit Compliance.

A. Master Permit Violations. If EZEE FIBER fails to fully comply with any of the provisions of this Master Permit, the City may provide written notice to EZEE FIBER, which describes the violation(s) of the Master Permit and requests remedial action within 30 days of receipt of the violation notice. If EZEE FIBER has not remedied the violation(s) identified in the violation notice at the end of the 30-day period following receipt of the violation notice, the City may declare an immediate termination of this Master Permit, provided that remedying the violation(s) was reasonably possible within that 30-day period. If the violation(s) identified in the violation notice could not possibly be remedied within the 30-day period, the City may declare an immediate termination of this Master Permit at the end of the period in which the violation could possibly have been remedied.

B. Emergency Actions.

1. If the City determines that any of EZEE FIBER's actions, or any failure by EZEE FIBER to act to correct a situation caused by EZEE FIBER, creates a threat to life or property, the City may order EZEE FIBER to immediately correct the threat or, at the City's discretion, the City may act to correct the threat; provided that, when possible, the City shall notify EZEE FIBER and give EZEE FIBER an opportunity to correct the threat before the City acts to correct the threat. EZEE FIBER is liable to the City for all costs, expenses, and damages resulting to the City from the threat or incurred by the City in acting to correct the threat to the extent that the threat was caused by EZEE FIBER. EZEE FIBER shall reimburse the City for any such costs within 30 days of written notice of the completion of such action or determination of damages by the City. The failure by EZEE FIBER to take appropriate action to correct a threat caused by EZEE FIBER and identified by the City is a violation of this Master Permit.

2. If during construction, installation, maintenance, repair, or restoration of any of EZEE FIBER's Facilities any damage occurs to an underground facility, and the damage results in the release of natural gas or other hazardous substance or potentially endangers life, health, or property, EZEE FIBER or any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction shall immediately call 911 or other local emergency response number.

C. Other Remedies. Nothing contained in this Master Permit limits the City's available remedies in the event of EZEE FIBER's failure to comply with this Master Permit, including the City's right to a lawsuit for specific performance, or damages, or both.

D. Removal of System. In the event that this Master Permit is terminated as a result of violations of this Master Permit, EZEE FIBER shall at its sole expense, promptly remove all Facilities, provided that the City, at its sole option, may allow EZEE FIBER to abandon some or all of its Facilities in place.

Section 7. Insurance.

A. EZEE FIBER shall maintain liability insurance written on an occurrence form during the full term of this Master Permit for bodily injuries and property damages. The policy must contain coverage in the amounts and conditions set forth in subsection D of this Section.

B. Such insurance must specifically name, as additional insured, the City, its officers (including its elected and appointed officials), employees, and agents (including its representatives, consultants, engineers, and volunteers); must apply as primary insurance; must stipulate that no insurance affected by the City will be called on to contribute to a loss covered thereunder; and must further provide that the policy may not be modified or canceled during the term of this Master Permit without giving advanced written notice to the City. Notice must be by certified mail to the City Manager, return receipt requested.

C. If the City determines that circumstances warrant an increase in insurance coverage and liability limits to adequately cover the risks of the City, the City may require additional insurance to be acquired. The City shall provide written notice should the City exercise its right to require additional insurance.

D. EZEE FIBER shall grant, secure, and maintain the following liability insurance policies insuring both EZEE FIBER and the City, and its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers as additional insured parties against claims for injuries to persons or damages to property which may arise from or in connection with the exercise of the rights granted to EZEE FIBER:

1. Comprehensive general liability insurance, written on an occurrence basis, with limits not less than:
 - a. \$3,000,000.00 for bodily injury or death to each person;
 - b. \$3,000,000.00 for property damage resulting from any one accident; and
 - c. \$5,000,000.00 per occurrence.

2. Automobile liability for owned, non-owned, and hired vehicles with a limit of \$3,000,000.00 for each person and \$3,000,000.00 for each accident;
3. Worker's compensation within statutory limits and employer's liability insurance with limits of not less than \$1,000,000.00;
4. Comprehensive form premises, operations, explosions and collapse hazard, underground hazard and products completed hazard with limits of not less than \$3,000,000.00;
5. The liability insurance policies required by this Section must be maintained by EZEE FIBER throughout the term of the Master Permit and such other period of time during which EZEE FIBER is operating without an authorization or is engaged in the removal of its Facilities. EZEE FIBER shall provide an insurance certificate, together with an endorsement naming the City, and its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers as additional insureds, to the City prior to the commencement of any work or installation of any Facilities pursuant to this Master Permit. Any deductibles or self-insured retentions must be declared to and approved by the City. EZEE FIBER shall pay and is solely responsible for any deductibles and self-insured retentions. The liability insurance policies required by this Section must contain a clause stating that coverage applies separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability. EZEE FIBER's insurance must be primary insurance as respects the City, its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers. Any insurance maintained by the City, its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers is in excess of EZEE FIBER's insurance and does not contribute with it; and
6. In addition to the coverage requirements set forth in this Section, the insurance certificate must state that should any of the required insurance be cancelled or not renewed, advanced written notice must be provided to the City Manager of such intent to cancel or not to renew. Within 30 days after receipt by the City of said notice, and in no event later than five days prior to said cancellation or intent not to renew, EZEE FIBER shall obtain and furnish to the City replacement insurance policies meeting the requirements of this Section.

Section 8. Other Permits & Approvals. Nothing in this Agreement relieves EZEE FIBER from any obligation to obtain approvals or permits from applicable federal, state, and City authorities for all activities in the Master Permit Area.

Section 9. Transfer of Ownership.

A. EZEE FIBER may not sell, transfer, assign, or otherwise encumber its rights provided by this Master Permit without the prior written consent of the City, which the City may not unreasonably withhold or delay. The City's consent is not required where EZEE FIBER's transfers or assigns its rights under this Master Permit for the purpose of securing a debt, or where the transfer or assignment is to another person or entity controlling, controlled by, or under common control with EZEE FIBER. EZEE FIBER may license the use of its Facilities to other users without the consent of the City, but EZEE FIBER remains solely responsible for complying with the terms and conditions of this Master Permit.

B. In any sale, transfer, or assignment of this Master Permit which requires the City's consent, EZEE FIBER shall demonstrate to the City's satisfaction that the recipient of such sale, transfer, or assignment has the technical ability, financial capability, and any other legal or general qualifications reasonably determined by the City to be necessary to ensure that the recipient can meet the terms and conditions of this Master Permit. The City Council's consideration of the qualifications of any proposed recipient will occur in a public hearing and the City Council will approve or deny the sale, transfer, or assignment by resolution. EZEE FIBER shall, within 30 days of any sale, transfer, or assignment, of this Master Permit reimburse the City for any actual and reasonable administrative costs incurred by the City in approving the sale, transfer, or assignment.

Section 10. Administrative Fees.

A. The City is precluded from imposing Master Permit fees for "telephone businesses," as defined in RCW 82.16.010, except that fees may be collected for administrative expenses related to a Master Permit. EZEE FIBER hereby warrants that its operations as authorized under this Master Permit are those of a telephone business as defined in RCW 82.16.010.

B. EZEE FIBER is subject to a reasonable administrative fee for reimbursement of costs associated with the preparation, processing, and approval of this Master Permit and for reimbursement of administrative costs for issuing any permits and for inspecting, monitoring, or supervising any actions required under Section 5 above. These costs include wages, benefits, overhead expenses, equipment, and supplies associated with such tasks as plan review, site visits, meetings, negotiations, and other functions critical to proper management and oversight of City's right-of-way. Administrative fees exclude normal permit fees as provided in Title 11 of the OMC.

C. In the event EZEE FIBER submits a request for work beyond the scope of this Master Permit, or submits a complex project that requires significant plan review or inspection, EZEE FIBER shall reimburse the City for costs incurred by the City associated with the request or project. EZEE FIBER shall pay such costs within 30 days of receipt of an invoice from the City.

D. Failure by EZEE FIBER to make full payment of invoices within the time specified is grounds for the termination of this Master Permit.

E. EZEE FIBER shall establish a permanent security fund with the City by depositing the amount of Twenty Thousand Dollars and No Cents (\$20,000.00), or such lesser amount as deemed necessary by the Community Planning and Economic Development Director, with the City in cash, an unconditional letter of credit, or other instrument acceptable to the City, which fund will be maintained at the sole expense of EZEE FIBER so long as any of EZEE FIBER's Facilities are located within the right-of-way of the City or upon City property.

F. The fund serves as security for the full and complete performance of this Chapter, including any costs, expenses, damages, or loss the City pays or incurs, including civil penalties, because of any failure attributable to EZEE FIBER to comply with the codes, ordinances, rules, regulations, or permits of the City.

G. Before any sums are withdrawn from the security fund, the City shall give written notice to the EZEE FIBER:

1. Describing the act, default, or failure to be remedied, or the damages, costs, or expenses which the City has incurred by reason of EZEE FIBER's act or default;

2. Providing a reasonable opportunity for EZEE FIBER to first remedy the existing or ongoing default or failure, if applicable;
3. Providing a reasonable opportunity for EZEE FIBER to pay any monies due the City before the City withdraws the amount thereof from the security fund, if applicable; and
4. That EZEE FIBER will be given an opportunity to review the act, default, or failure described in the notice with the City or the City's designee.

H. EZEE FIBER shall replenish the security fund within 14 days after written notice from the City that there is a deficiency in the amount of the fund.

Section 11. Notices. Each party shall deliver any notice to be served on the other party to the following addresses:

CITY:

City of Olympia
ATTN: City Manager
PO Box 1967
Olympia WA 98507

With a copy to:

City of Olympia
ATTN: City Attorney
PO Box 1967
Olympia WA 98507

EZEE FIBER:

Ezee Fiber Washington Assets, LLC
ATTN: SVP, Government Affairs
5959 Corporate Dr., Ste. 2000
Houston, TX 77036

With a copy to:

Ezee Fiber Washington Assets, LLC
ATTN: Legal Department
5959 Corporate Dr., Ste. 2000
Houston, TX 77036

Section 12. Indemnification.

EZEE FIBER hereby releases, covenants not to bring suit, and agrees to indemnify, defend, and hold harmless the City, its elected and appointed officials, officers, employees, agents, representatives, engineers, and consultants from any and all claims, costs, judgments, awards, or liability to any person, including claims by EZEE FIBER's own employees to which EZEE FIBER might otherwise be immune under Title [51](#) RCW, arising from injury or death of any person or damage to property of which the negligent acts or omissions of EZEE FIBER, its agents, servants, officers, or employees in performing under this master permit are the proximate cause. EZEE FIBER further releases, covenants not to bring suit, and agrees to indemnify, defend, and hold harmless the City, its elected and appointed officials, officers, employees, agents, representatives, engineers, and consultants from any and all claims, costs, judgments, awards, or liability to any person including claims by EZEE FIBER's own employees, including those claims to which EZEE FIBER might otherwise have immunity under Title [51](#) RCW, arising against the City solely by virtue of the City's ownership or control of the rights-of-way or other public properties, by virtue of EZEE FIBER's exercise of the rights granted in this master permit, or by virtue of the City's permitting EZEE FIBER's use of the City's rights-of-way or other public property, based upon the City's inspection or lack of inspection of work performed by EZEE FIBER, its agents and servants, officers or employees in connection with work authorized on the City's property or property over which the City has control, pursuant to this master permit, or pursuant to any other permit or approval issued in connection with this master permit, or lease. This covenant of indemnification includes claims against the City arising as a result of the negligent acts or omissions of EZEE FIBER, its agents, servants, officers, or employees in barricading, instituting trench safety systems, or providing other adequate warnings of

any excavation, construction, or work in any public right-of-way or other public place in performance of work or services permitted under this authorization, master permit, or lease.

Inspection or acceptance by the City of any work performed by EZEE FIBER at the time of completion of construction is not grounds for avoidance of any of these covenants of indemnification. Said indemnification obligations extends to claims which are not reduced to a suit and any claims which may be compromised prior to the culmination of any litigation or the institution of any litigation.

In the event that EZEE FIBER refuses the tender of defense in any suit or any claim, said tender having been made pursuant to the indemnification clauses contained in this master permit, and said refusal is subsequently determined by a court having jurisdiction (or such other tribunal that the parties agree to decide the matter), to have been a wrongful refusal on the part of EZEE FIBER, then EZEE FIBER shall pay all of the City's costs for defense of the action, including all reasonable expert witness fees and reasonable attorneys' fees, and the reasonable costs of the City, including reasonable attorneys' fees of recovering under this indemnification clause.

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 EZEE FIBER, and the City, its officers, employees, and agents, EZEE FIBER's liability hereunder is only to the extent of EZEE FIBER's negligence. It is further specifically and expressly understood that the indemnification provided in this section constitutes EZEE FIBER's waiver of immunity under Title [51](#) RCW, solely for the purposes of this indemnification. This waiver has been mutually negotiated by the parties.

The provisions of this Section survive the expiration or termination of this master permit.

Notwithstanding any other provisions of this Section, EZEE FIBER assumes the risk of damage to its facilities located in the City's rights-of-way, easements, and property from activities conducted by the City, its officers, agents, employees, and contractors. EZEE FIBER releases and waives any and all claims against the City, its officers, agents, employees, or contractors for damage to or destruction of EZEE FIBER's Facilities caused by or arising out of activities conducted by the City, its officers, agents, employees, and contractors, in the rights-of-way, easements, or property subject to this authorization, master permit, or lease, except to the extent any such damage or destruction is caused by or arises from the sole negligence or any willful or malicious action on the part of the City, its officers, agents, employees, or contractors. EZEE FIBER further agrees to indemnify, hold harmless and defend the City against any claims for damages, including business interruption damages and lost profits, brought by or under users of EZEE FIBER's Facilities as the result of any interruption of service due to damage or destruction of the user's Facilities caused by or arising out of activities conducted by the City, its officers, agents, employees, or contractors, except to the extent any such damage or destruction is caused by or arises from the sole negligence or any willful or malicious actions on the part of the City, its officers, agents, employees, or contractors.

Section 13. Severability. If a court with proper jurisdiction holds that any section, sentence, clause, or phrase of this Master Permit is legally invalid, the City may, at its sole option, deem the entire Master Permit to be affected and thereby nullified, or the City may elect to treat the portion declared invalid as severable and enforce the remaining provisions of this Master Permit. If the City elects to enforce the remaining provisions of this Master Permit, EZEE FIBER may elect to terminate this Master Permit.

Section 14. Reservation of Rights. This Master Permit is intended to satisfy the requirements of all applicable laws, administrative guidelines, rules, orders, and ordinances. Accordingly, any provision of this Master Permit or any local ordinance which may conflict with or violate the law is invalid and unenforceable, whether enacted before or after the effective date of this Master Permit, it being the intention of the parties to preserve their respective rights and remedies under the law, and that this Master Permit does not constitute a waiver of any rights or obligations by either party under the law.

Section 15. Police Powers. Nothing contained in this Master Permit affects the City's authority to exercise its police powers. EZEE FIBER does not by this Master Permit obtain any vested rights to use any portion of the City right-of-way except for the locations approved by the City and then only subject to the terms and conditions of this Master Permit. This Master Permit and the permits issued for work related to this Master Permit are governed by applicable City ordinances in effect at the time of application for such permits.

Section 16. Future Rules, Regulations, and Specifications. EZEE FIBER acknowledges that the City may develop rules, regulations, and specifications, including a general ordinance or other regulations governing telecommunications operations in the City. Such regulations, upon written notice to EZEE FIBER, thereafter govern EZEE FIBER's activities under this Master Permit; provided, however, that in no event may regulations:

A. Materially interfere with or adversely affect EZEE FIBER's rights pursuant to and in accordance with this Master Permit; or

B. Be applied in a discriminatory manner as it pertains to EZEE FIBER and other similar user of such facilities.

Section 17. OMC Title 18 Chapters Incorporated. Pursuant to OMC 11.10.340, The chapters of Title 18 of the Olympia Municipal Code are incorporated into this master permit. However, in the event of any conflict between the chapters of Title 18 OMC and this master permit, this master permit prevails.

Section 18. Corrections. The City Clerk and codifiers of this Ordinance are authorized to make necessary corrections to this Ordinance, including the correction of scrivener/clerical errors, references, ordinance numbering, section/subsection numbers and any references thereto.

Section 19. Effective Date. The City shall cause this Master Permit, or a summary, to be published in the official newspaper of the City, and this Master Permit takes effect five days after passage and publication as provided by law. Effectiveness of this Master Permit is subject to EZEE FIBER's acceptance of this Master Permit, as required by Section 4, above.

Section 20. Law and Venue. This Master Permit is issued under the laws of the State of Washington, and the exclusive forum for any dispute arising out of or relating to this Master Permit is in Thurston County state Superior Court.

Section 21. Ratification. Any act consistent with the authority and prior to the effective date of this Master Permit is hereby ratified and affirmed.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Michael M. Young

DEPUTY CITY ATTORNEY

PASSED:

APPROVED:

PUBLISHED:

ATTACHMENTS: ***EXHIBIT A**, EZEE FIBER Washington Assets, LLC system map (combination EZEE FIBER/ facilities)*
 ***EXHIBIT B**, Master Permit Acceptance Form,*
 EZEE FIBER Washington Assets, LLC

EXHIBIT A

Ezee Fiber's Proposed Service Area

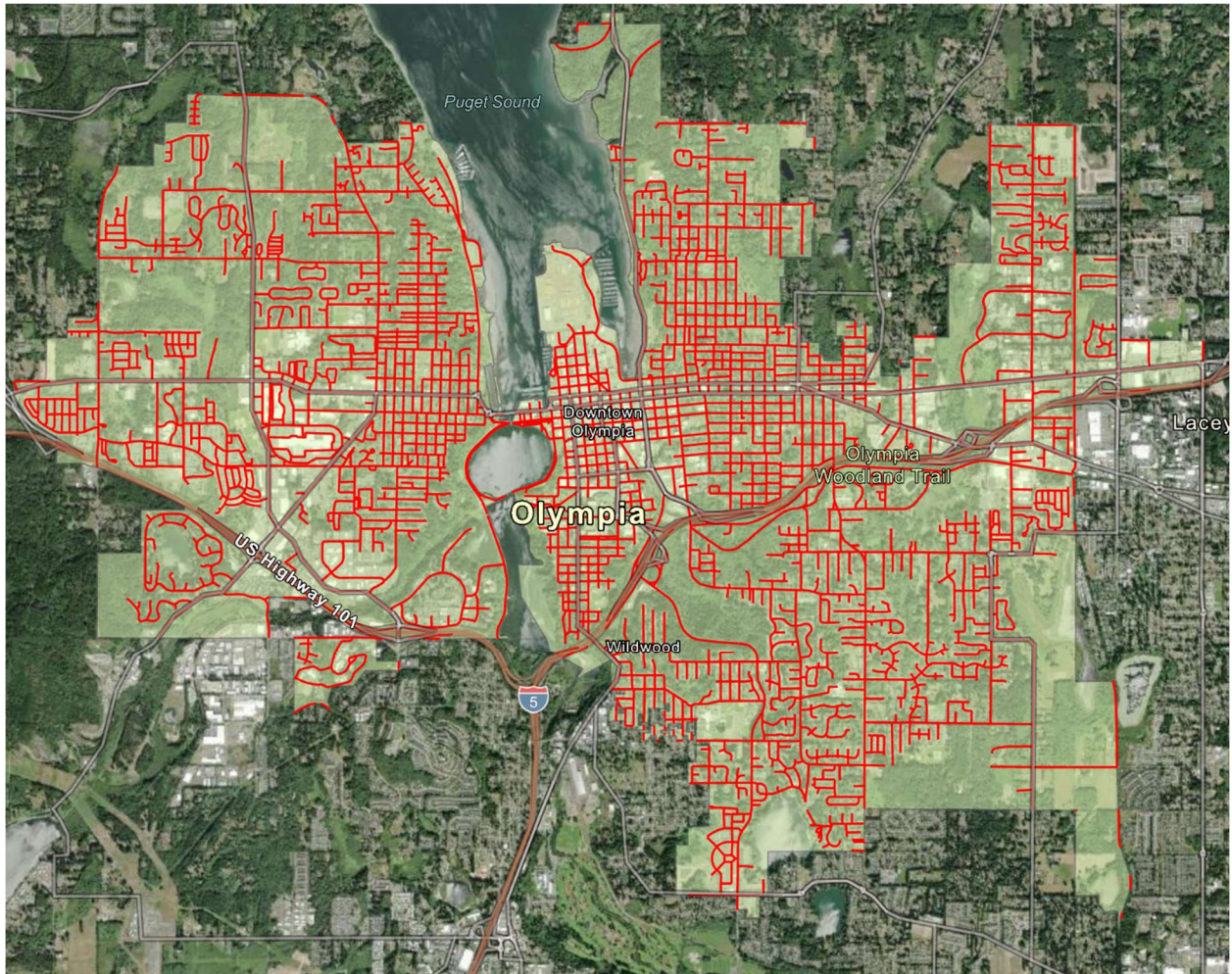


EXHIBIT B
MASTER PERMIT ACCEPTANCE FORM
EZEE FIBER Washington Assets, LLC

Date: _____

City of Olympia
City Clerk's Office
PO Box 1967
Olympia, WA 98507

Re: Ordinance No. _____
Adopted _____

In accordance with and as required by Section 4 of the City of Olympia Ordinance referenced above, EZEE FIBER Washington Assets, LLC hereby unconditionally accepts the terms, conditions, and obligations to be complied with or performed by it under the Master Permit.

I certify that I am duly authorized to execute this acceptance on behalf of EZEE FIBER Washington Assets, LLC.

Signature

Printed Name and Title



City Council

Approval of the Marj Yung Park Public Art Concept Design

Agenda Date: 8/11/2026
Agenda Item Number: 6.A
File Number:26-0512

Type: decision **Version:** 1 **Status:** Other Business

Title

Approval of the Marj Yung Park Public Art Concept Design

Recommended Action

Committee Recommendation:

Not referred by committee.

City Manager Recommendation:

Move to approve the Marj Yung Park Public Art Concept Design by Andrea Wilbur Sigo.

Report

Issue:

Whether to approve the Marj Yung Park Public Art Concept Design by Andrea Wilbur Sigo.

Staff Contact:

Stephanie Johnson, Arts Program Manager, Parks, Arts & Recreation, 360.709.2678

Presenter(s):

Stephanie Johnson, Arts Program Manager, Parks, Arts & Recreation
Andrea Wilbur Sigo, Northwest carver and artist (Squaxin Island and Skokomish)

Background and Analysis:

Artist Andrea Wilbur Sigo has been retained to work on a project with youth from the Squaxin Island Tribe, in the design and fabrication of 5 carved panels old growth cedar, approximately 5 feet tall x 18" wide x 3" deep. These carvings will be disbursed throughout the Marj Yung Park (formerly Kaiser Woods) bike trails, to be at first discoveries and then landmarks for park users.

At the June 9, 2026, Arts Commission meeting, Ms. Wilbur Sigo presented the concept designs for five carved cedar panels, developed in collaboration with middle school youth from the Squaxin Island Tribe, including her grandchildren. The panels illustrate the stories *How the Honey Bee Got Its Stinger*, *Grandfather Octopus*, *Native Butterfly Legend*, *Why the Salmon Return*, and *Dukabal and Grandmother Frog*. Each panel will feature a relief carving on the front and an adzed, painted weaving design on the reverse, similar to the *Unity* sculpture Ms. Wilbur Sigo created for the Art Crossing project.

During the presentation, Commissioners asked staff to explore ways to make the legends available to park visitors. Ms. Johnson will work with Park Design staff to incorporate that information into the project.

If the concept design is approved, the artist will return to the Arts Commission on September 10, 2026, with the final design, refined work plan, and technical details. Following final approval, the project will move into fabrication.

Climate Analysis:

Approval of these panel designs is not expected to impact the City's adopted climate goals and policies.

Equity Analysis:

This project offers the opportunity to engage youth artists, storytellers and carvers in the Squaxin Island Tribe. This project is part of the continuing effort of the 5-year accord, including the Squaxin flag over City Hall, Welcome Figure and the renaming of Squaxin Park to acknowledge the original inhabitants of this area who stewarded the lands and waters since time immemorial and whose descendants are still here today.

Neighborhood/Community Interests (if known):

Marj Yung Park is a well-used community park. The public art will enhance the park experience for community members by incorporating artwork and stories developed with Squaxin Island Tribal youth and reflects the City's ongoing partnership with the Squaxin Island Tribe.

Financial Impact:

\$30,000 was approved in the 2026 Municipal Art Plan for Marj Yung Park (formerly Kaiser Woods) public art.

Options:

1. Move to approve the Marj Yung Park Public Art Concept Design by Andrea Wilbur Sigo.
2. Do not approve the concept design and provide feedback to the artist.
3. Do not approve the concept design.

Attachments:

Concept Plan Presentation

Marj Yung Park Trails Map (Art Locations are red dots).



Marj Yung Park

LEARNING THRU OUR WRITTEN LANGUAGE

ANDREA WILBUR-SIGO



Teaching our Children thru our written Language. Our artwork is our ABC's

Meaning of Coast Salish Art and Artist

Salish sculpture and carving leave many questions to the public to ponder. It is full of history and culture of people whose written language was not necessarily written in a form on which others may understand. The written language has always been in the form of what is now called art. Our stories and lives were and are documented on and within these pieces.

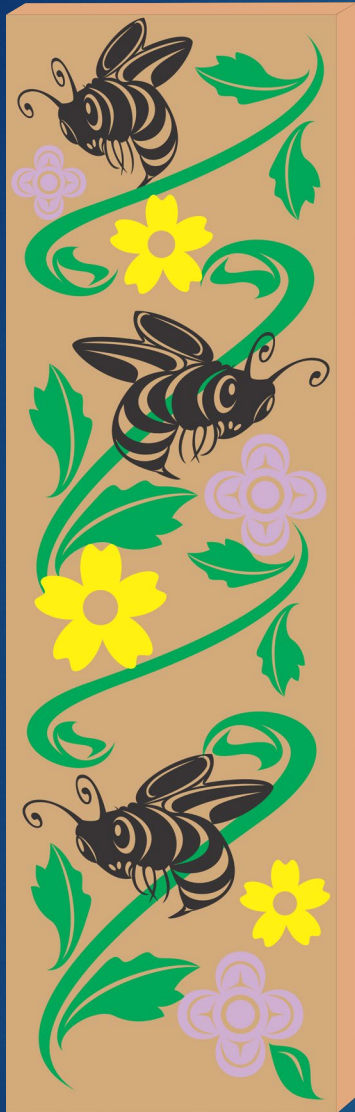
Today we may have cameras to capture what we are looking at and recording devices to tell the story. But there are still a few of us who leave a story behind for our grandchildren in the form of art.

Where do the stories come from? Many places, everyday life, old stories passed down from our grandparents, dreams or spiritual powers. Every native artist is different, and every native artist is the same. To explain this, it is impossible for someone like me to do. It is not my place nor is it my job to read into something that doesn't need to be read into. You see this is the life of my family.

Saying that I will explain why Salish art is Salish art in a way that I hope educates the people who are reading this or have interest in understanding co-Salish artwork and its people

"Art" is not part of our native language, art is a new word to our people, coming from the word "artist" which is also not recognized in our language. But saying that the concept is not new. Instead, it was common knowledge that individuals as well as family groups tended to be highly specialized. so much so that it is quite accurate to speak of hunters, harpooners, expert basket weavers or wood workers etc... as professionals who spent the major portion of their time in pursuits connected with their main occupation, just as it is today. They took care of everything connected with it, from engaging in the actual occupation to doing their special tools to complete their job.

How the Honey Bee got their Stinger



Back in ancient times, when the people were purer and could converse with the animals. The Creator would visit with them. The people asked the Creator for something that was "sweet" to the taste. So, the Creator sent the Bee, but the Bee had no stinger. Down came the Bee and it found a suitable tree in which, they could build their hive, live in, produce honey, multiply and feed its young. Soon the people came to the Bee and asked for some of the sweet syrup and the Bee gave each person a container full. The people loved the syrup and greedily ate it, then went back to the Bee for more.

But the Bee replied, "I have no more to give you for a while. You will have to wait." The people were not happy, as they craved the sweet syrup. So, they called upon the Creator, saying, "the Bee does not give us enough of the golden syrup. We want more!!!" The Creator listened and sent down the Flower People. The Flower People began to spread all types of flowers across the land giving the Bees greater access and variety of flowers to pollinate and make more honey. The Flower People spread all kinds of beautiful wild flowers around to attract the Bees; bright blue, red, orange, purple and yellow. More Bees were created to help pollinate the flowers. The hive grew to be very large. The people seeing how big the hive was, went to get more of the sweet syrup. So, the Bees gave all the syrup to the people but left enough to feed their young. The people devoured the syrup and wanted more. The Bee responded, "We don't have anymore, you will have to wait."

The people were angry and asked the Flower People to make more flowers, so they could have more of the golden syrup to eat. The Flower People responded, "we made all the flowers we could, and they are all pollinated. You will have to wait until spring. "No", said the people, "we want more now!!" So, they went back to the bee's hive and tore it apart killing almost all of the Bees and taking the syrup. The remaining Bees were angry. They asked the Creator what to do. The Creator was also annoyed at the behavior of the people, so he told the Flower People to create some "briar bushes" and for the Bees to eat the briars.

The Bees did as the Creator said, they ate the briars, and these were transformed into stingers. The Flower People created an entire briar patch around the Bee's tree. The next day, the people came back and started toward the Bee's hive for more syrup; but the briars around the tree scratched and tore at their bodies. Some of the people made it through the briars to the hive. Covered in welts, they yelled at the Bees, "Give us some more syrup now, or we will do the same as we did yesterday, kill your young and destroy your home!" The Bees became angry and a loud hum came from the hive in the tree, and out they swarmed. The Bees stung the people all over until they were covered in welts and sent them running.

After that day, the people treated the Bees, flowers, and plants with great respect and always promised to replace whatever they asked for and never be greedy or take more than they needed.

Grandfather Octopus

A long time back, there was a storm coming from the south wind! South wind was blowing and blowing, and Grandfather Octopus was getting worried for his grandchildren.

Grandfather was calling for his babies, but they were way out in the deep waters in the Hood Canal and Puget Sound the babies could not hear him, and the stronger the South wind blew the darker the waters became. Grandfather swam out to the deep water and started waving his arms and calling their names. As time went on, Grandfather was getting really worried and all of a sudden, his inter spirit was throwing light so that the babies could find their way back to their grandfather and safety! This light is now called phosphorus. And to this day Grandfather Octopus is watching over past, present and future grandbabies



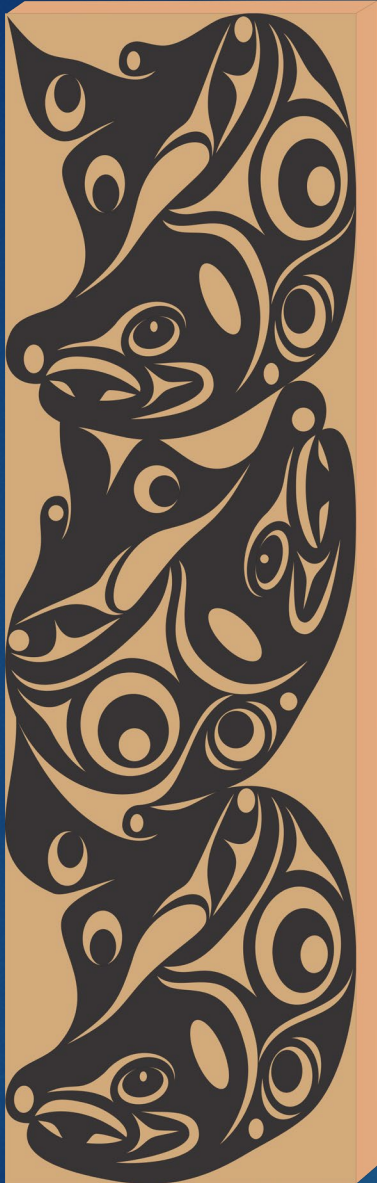


Native Butterfly Legend

As a gift to His human children, the Great Spirit created butterflies. He took black from the maiden's hair, yellow from the warm summer sun, and blues from the lake and sky. Once he gathered the most beautiful of colors, He made them into butterflies.

If you want a special wish to come true, capture a butterfly and whisper your heart's desire to it. Since butterflies make no sound, they cannot tell the wish to anyone but Him. Being so colorful, the butterflies will easily be seen and the heart's prayers quickly answered.

By making a wish and releasing the butterfly, it will be taken on the wings of love to the heavens and granted. Softly whisper your wish for their eternal love and bliss, then carefully release and free the beautiful creature.



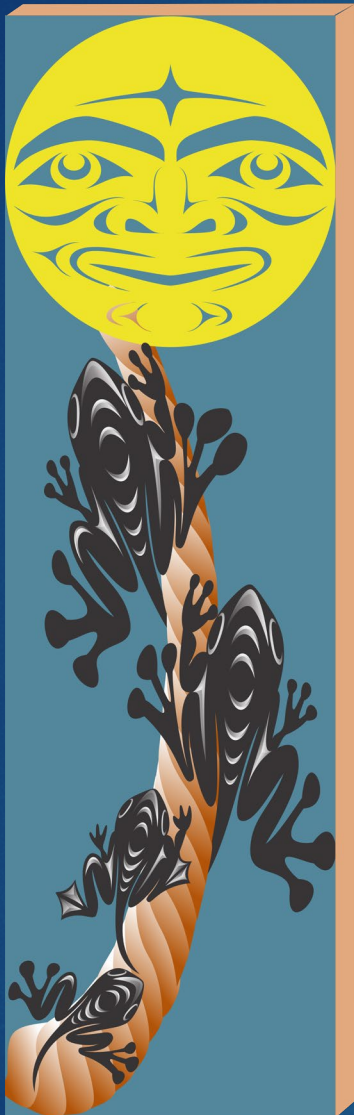
Why the Salmon Return

Long ago the salmon were actually people with superhuman abilities and eternal lives. The Salmon people lived in great houses under the ocean but since they knew that humans on land needed food, they offered themselves to the land-based tribes as food by turning into salmon fish. Their spirits were returned back to the ocean where they were reborn again. One tribe on land was short of food because the salmon never came to their waters. But they heard about the Salmon people. So, the chief sent out an expedition to find these Salmon people in order to ask them to come to their waters. After many days of travel, the expedition arrived in a new land where the Salmon people were. The chief of the Salmon people ordered four of their villagers to go into the sea where they became salmon as soon as the water reached their faces. He ordered others to retrieve these new salmon fish which were then cooked as a welcoming feast for the guests in the expedition.

The chief told the guests to eat as much but the bones of the salmon fish, even the smallest ones, were not to be thrown out. All of the salmon bones were collected by the villagers after the guests were careful enough to lay them into little piles. The Salmon people then threw these bones back into the water. Minutes later, the four individuals who originally turned into the salmon fish reappeared and joined the others.

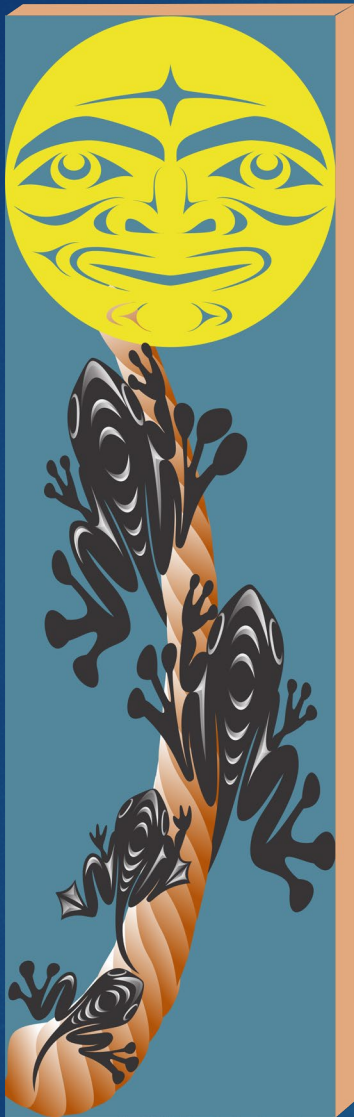
Over the next few days, the guests watched the Salmon people repeat this process with the salmon bones over and over again. However, during a subsequent feast, one of the guests from the expedition secretly held back some of the salmon bones. This time, when one of the Salmon people came back from out of the water, he was covering his face and said that some of the bones must be missing since his cheeks were gone. Another said that she was missing her chin. Alarmed by what had happened, the guest brought out the missing salmon bones he had previously held back. The two Salmon people with missing body parts then went back into the sea with these bones. Upon their return back to land, both Salmon people had their complete bodies again.

The expedition asked the chief to let some of his Salmon people visit their waters and streams to help supply much needed food. The chief agreed to do so as long as the tribe agreed to throw back all the salmon bones into the water so that the Salmon people could return home intact. If this was not respected, the tribe was told that the Salmon people would refuse to return to the tribe's waters. So the tribe always honored the return of the salmon to their streams every year and respected the rules set by the Salmon people chief. This ensured an adequate food supply for the tribe every year.

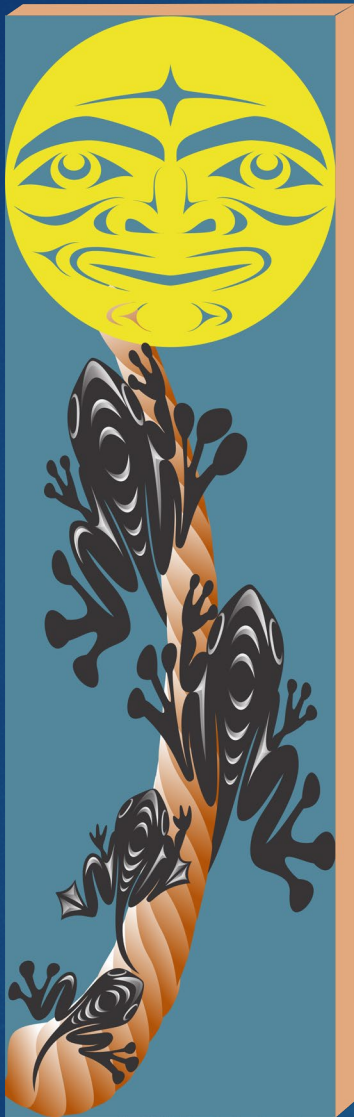


Dukabal and Grandmother Frog

Long ago there were two young sisters and one of them had a baby, they would leave the baby with their blind grandmother while they went to work gathering wood and roots. The grandmother was told to never call the child a boy or address him as her grandson! While the sisters were working the grandmother would keep the baby in a cradle board, this cradle board for some unknown reason would bounce the baby up and down all on its own. So, the grandmother would just set and sing to her grandchild. When grandmother would sing to the baby, she would refer to the baby as her granddaughter like the sisters had asked her to do. But one day while the sisters were out working, and grandmother was watching the baby she referred to her grandchild as her grandson.... Quickly she corrected herself and said oh granddaughter, my granddaughter. What grandmother did not know was that there were two women secretly watching and when the grandmother was taking a nap the women swept in and took the grandbaby and replaced him with a rotten piece of wood. So, when the sisters got home, they heard the grandmother singing away but it was a new song the grandmother was saying "oh my grandchild you smell like a rotten piece of wood, you smell so rotten ha-ha, oh how you smell so rotten" The sisters both looked at each other and thought what grandma is singing about so they went to check on the baby and the baby was gone.... Where had the baby went who has taken this baby.... So, they called on all the neighboring nations to please help find the baby and they searched and searched but after looking high and low for the baby they had no luck.... What they did not know was that the baby was taken to the Great Sky World because of his great Tamanmis powers. His mother went on to have another child but never lost hope in finding her son.

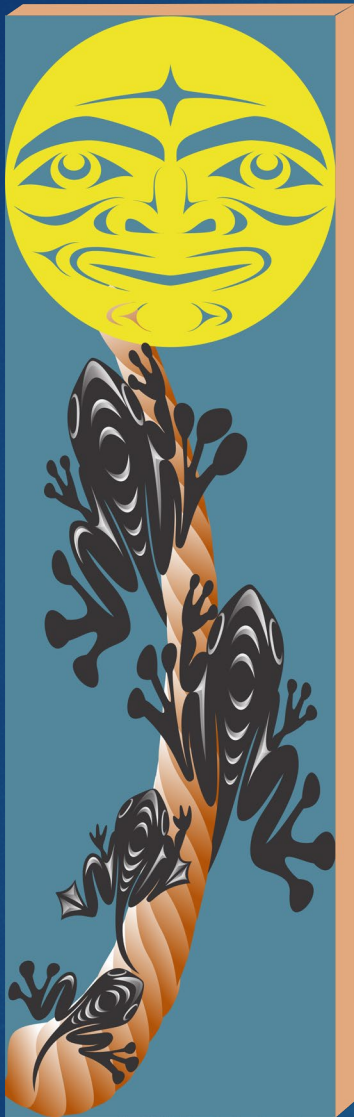


Her other son was born with health issues but always enjoyed retrieved water at the nearby spring. One day while there he was looking at his reflection and he seen two reflections he was so startled, so he quickly looked away and when he looked again sure enough there was a second reflection, but this one was much older about 10 years older. He Crawled home and told his mom... "Mom I seen two of me in the water. His mother just smiled and thought oh my son you have a great imagination" But the next day the same thing happened but, on this day, the older reflection touched him on the shoulder and for the first time he did not crawl home.... He was able to Run home. And say mom, mom look at me my reflection has healed me and with great surprise and happiness sure enough her son could walk for the first time.... The next day the son went to get water like he had done every day, but he danced all the way there and sang as loud as he could with pure love and happiness! When he got to the water once again, he seen his reflection, the older version of himself, but this time the older him could talk He said, "go home and tell our mom her oldest son has come home and to come see me tomorrow". The younger son turned and said, "what I thought it was just my reflection in this

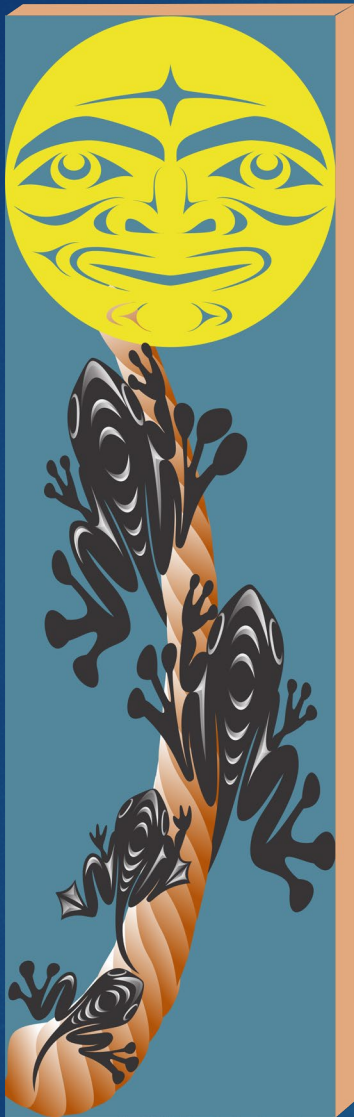


water I was seeing the past few days and you are here... the brother I have only heard of mom will no longer be sad". So, the younger brother ran and sang and danced all the way home with the great news that his brother was back and that he was the one who healed him and is the reason he could walk.

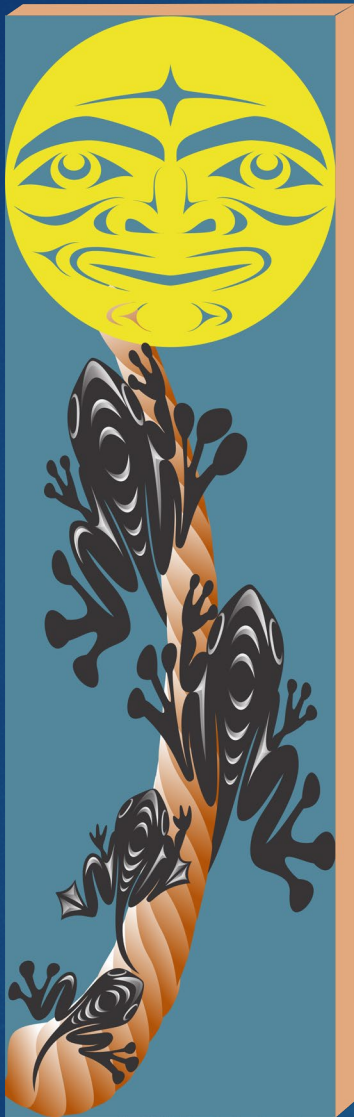
With much excitement the younger sister who were now older could not wait to go to the spring the next morning she always knew he was somewhere, she always felt he was nearby. So, first thing when the sun came up, they ran to the spring and loved on and hugged the baby who was now all grown, he was now a handsome mid aged man, her son had the great Tamanmis powers of being able to heal all people. He told his mom and aunt I am here to Clean the house so after he had done his work, they put on a big feast to let all know, the child has returned so everyone who had searched for him years earlier came to feast and celebrate together.



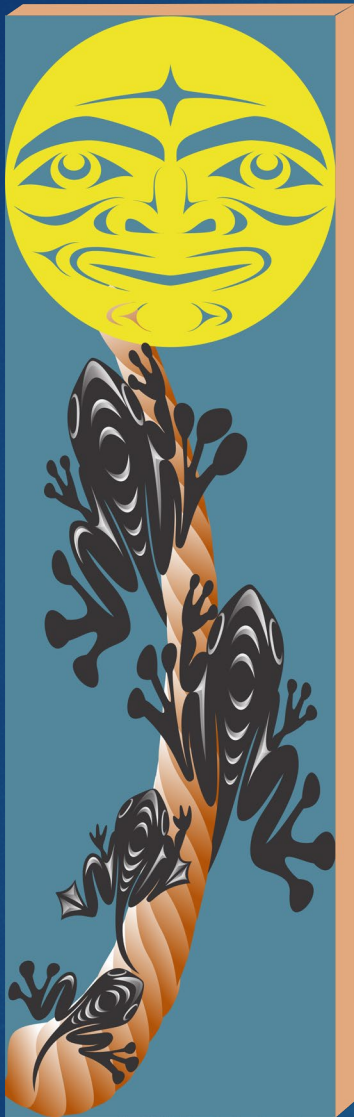
The oldest son explained to all that I have been raised in the sky world and I really miss it so much all I want to do is go home. Dukabal's Mother and sister just wept at the idea of him leaving them again. He then told his mother before I go, I must find me a wife, not just a wife but his life partner. So, he and his brother went into the house and made the announcement that he was here to find his bride. Well, all the unmarried women were already there and everyone there wanted to be the wife of the oldest son now known as Dukabal, the healer who was raised in the sky world. So, he said I have this huge bundle of spears and I will take for my bride the woman who can lift this bundle of spears.... Day turned into night one after another they tried picking up these spears to no avail. Nobody could even budge this bundle and the woman tried and tried. Suddenly the door to the Big house opened and everyone now full and tired stopped to look who could be opening that door as everyone who was anyone was already there from the richest to the poorest.... as word had traveled so fast as to this mysterious man from sky world with such great powers was wanting a partner.



So, they traveled over the mountains from the east as far east as Coeur D'Alene and over the mountains and threw the water from as far west as Quinault, they traveled from as far north as Nooksack and Lummi and as far south as Chinook.... but there stood in the doorway "The Woman of the Night.... Toad" with her granddaughter Frog woman! Everyone shook their head with disbelief as frog was a tiny little lady who never made a sound what was Toad thinking.... But toad had great powers and she said step aside I want my granddaughter to have her turn, and everyone laughed I mean how was a woman as quiet as frog going to be with Dukabal... But they all parted the room to humor grandmother Toad and along her side stood a shy little frog who followed her grandmother to the bundle of spears and as she looks around, she reaches over and picked up the bundle and threw it over her shoulder and onto her back with such ease and so gracefully. She turned and walked back and so gracefully. She turned and walked back to the door to where Dukabal was awaiting his bride. Everyone in shock had nothing to say and they quietly left the house leaving only Dukabal, his bride frog, his brother and his mother and his aunt.

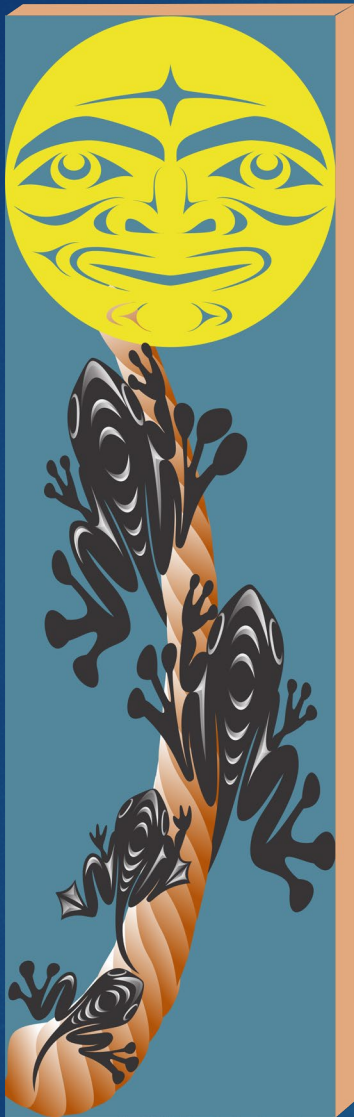


Dukabal's mother was so happy to see both of her sons so happy and healthy and then she realized that he has come and done what he was here to do. Dukabal had cleaned the house and found his bride and now he was going to return to the Skyworld where he had grown up. Knowing that he was going to be returning she began to cry she told him "my son, my oldest son, I've been looking years for you and I always knew you were ok and that I'd see you again.... but never did I think I would have to lose you again... how will I talk to you, how will I know that you are ok, my boy". As he looked at his mother's sad face, he said mom, I was only taken to the Skyworld because "You cooked me just right and gave me the strong roots". The day they took me I became known to all as Dukabal and I'm always around you I am the moon in the Sky I control the tide; I will always take care of you my mother.... I will bring you high water to help the fish get to you and I will give you low water to fill my peoples belly with the shellfish, that will show themselves to you during those low tides. You will always be able to look in the sky and I will be right there whether you see me or not, I will be dangling my feet from the nearest cloud on the days you can't see me in moon form, you need to know that I will always watch over you. Mother you need to know I've never left your side... But I came to find my bride, I needed to find my life partner to help with my loneliness, I felt I needed someone to talk to and to become my best friend, I want to spend nights talking and build a safe home together. Now she will return to the Skyworld with me and together we will fill our hearts with love.

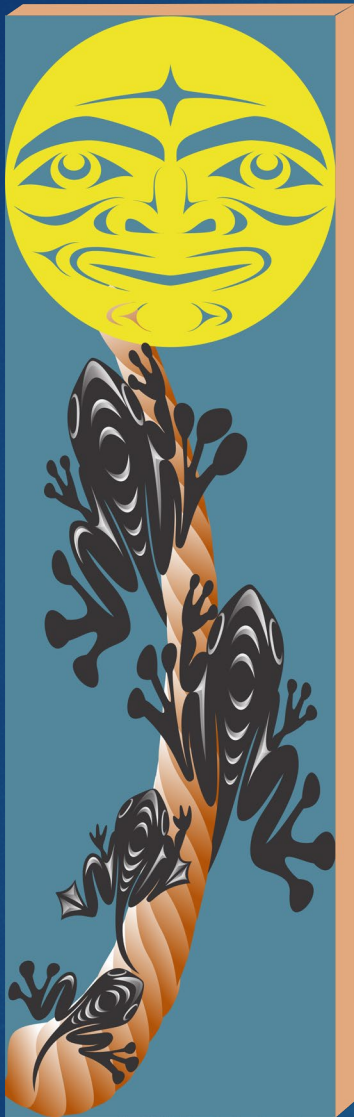


Dukabal's Mother said but son I always thought you would make me a grandmother and I than I would have time to enjoy my babies, just as your blind grandmother did with you. Dukabal smiled and leaned towards his mom with a sparkle in his eye and said ohhh mom that is part of why I'm here to find my wife, my partner, my best friend and he quietly said mom when I return to the Skyworld We will produce lots of children, your grandchildren and they will cover the sky and they will look like the phosphorus that you see in the water and we will call them our little stars. They will be right there for you to watch daily. Then next morning Dukabal and frog went to the sky world and started their family, one by one Dukabal's mother watched her grandchildren appear night after night her little stars.

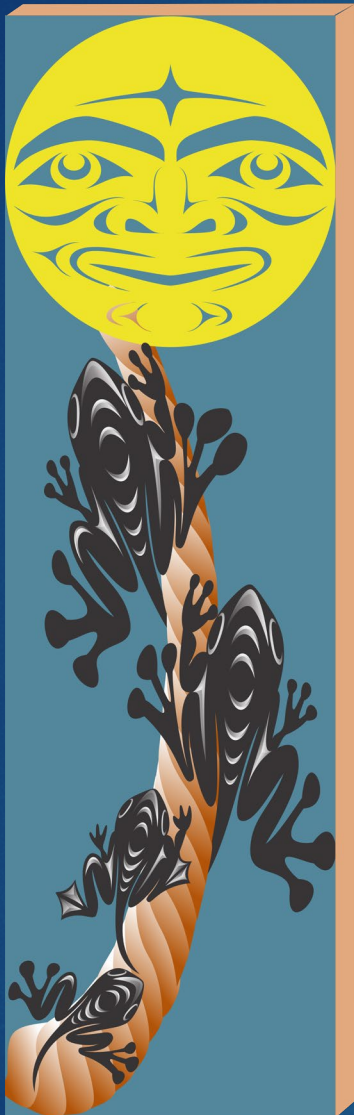
Frog is a great gatherer, and she would gather the camas roots and wood everyday just as she did in her birth world. But now she would teach her many children to do the same. There were three sisters that she so enjoyed watching for an unknown reason they never would never leave each other's side, they were best friends and they stayed together always every moment laughing, talking and singing never to be separated (the three sisters). Mother frog enjoyed watching her children grow and her and Dukabal loved the family they had created but as frog got older, she began to realize how much she missed her grandmother Toad.



Frog was getting older it was her time to relax, she needed to feed her soul, so she took the roots she had been gathering and decided she needed to start weaving and started playing a rope made of the roots she had been gathering. So, day after day she turned those roots into a beautiful long rope. One day while gathering more roots, she ran across a whole in the ground and after taking a closer look she realized she could see her old home which only made her miss her grandmother even more. She told Dukabal I need to go see my family and explained that she had found that hole and had made a rope long enough to climb home so they went home to visit and then she climbed back to sky world again. She stayed up all not night telling her husband how wonderful it was to see her grandmother and family and how wonderful their family has become.



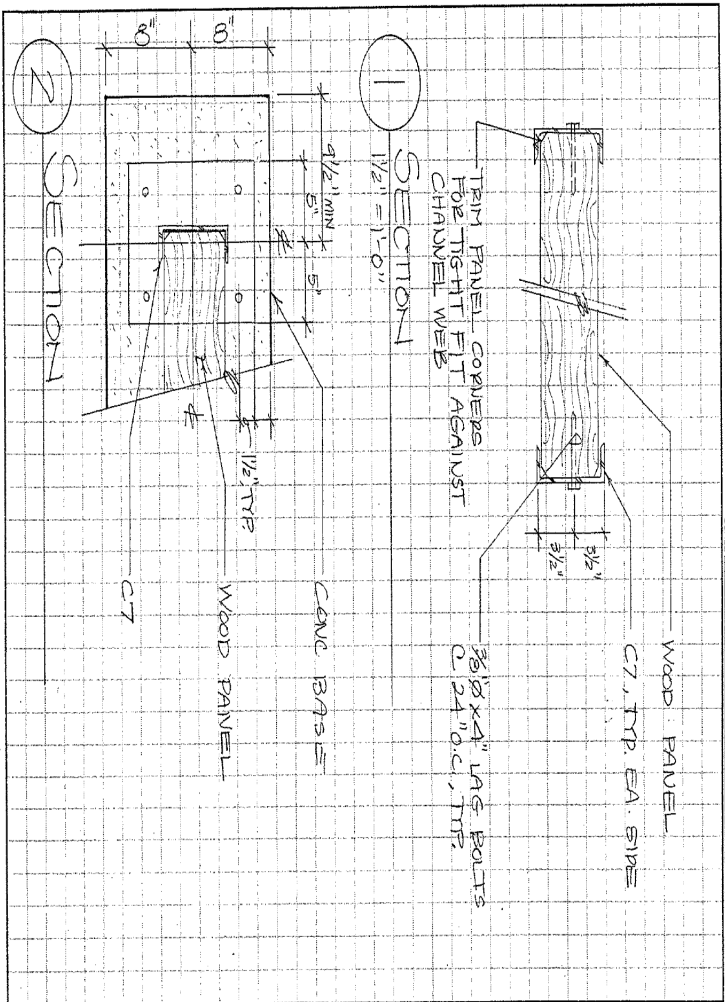
A few years later frog went to see her grandmother again but this time she asked Dukabal to go join her, but when it was time to leave frog told Dukabal who she deeply loved that she would not be returning to the home they made but at she needed to stay here with her grandmother she continued to explained "I'm going to be having our youngest children now, and I want to have them here so your mother and my grandmother can enjoy them and I'm ready now to add to my title. I am not only your wife, and our children's mother, but I'm soon to become a Grandmother Frog! Dukabal felt the feeling his mother had felt so many years earlier and said but wife how will I talk to you, how will I know you and my children here will be ok!" Frog smiled with a look of kindness and love and said "My silly husband I will be right here, I will talk to you every night, I will have our youngest children in the pond that appears when the tide comes high. Together we will nurture, reaffirm and renew the love that we have created and will continue to create until the end of time. Remember we will always be resilient and we will come together always as needed, a life were we once stood alone has now become a life that will always keep us together, we may need to change in time, but not only will we stand together, but we will stand even stronger, we together have joined 3 worlds The Skyworld, Land World, and Underwater World and we have reaffirmed to the next generation all things are possible together and together we are Dukabal and Grandmother Frog.... The great Creators..."



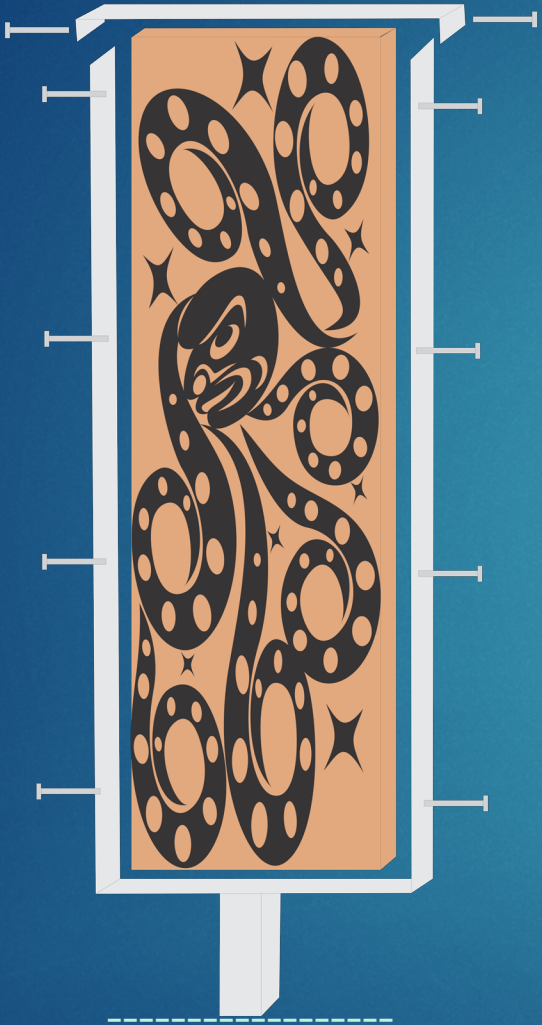
So, every night as you hear the frogs talking it is just grandmother reassuring Dukabal that her and the children and the grand children are doing great and will continue to be resilient and together as a family in a safe home.

DAYLE B. HOUK & COMPANY
11774 TWO TREES ROAD NW
BAINBRIDGE ISLAND WA 98110
(206) 842-5769

JOB _____ OF _____
SHEET NO. 4
CALCULATED BY _____
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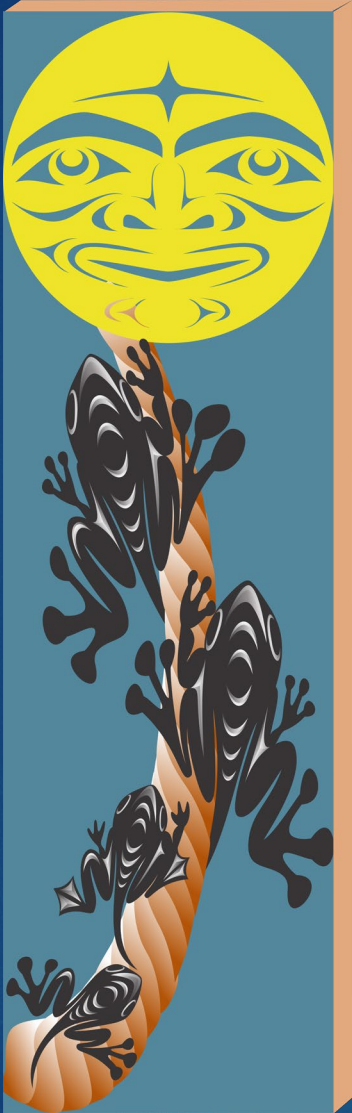
Metal
bracket
leg
bolted
on
edge
of
panels





These panels will all be caved and painted with an exterior paint they will be adzed on back which is accomplished by using a tool that can't be bought in store they are hand made to fit the artist this tool has always been used to naturally seal the fibers in the wood and protect it from the weather on top of the natural protection will seal the piece with x-100 sealant that is used for log cabins and is recommended in the handbook



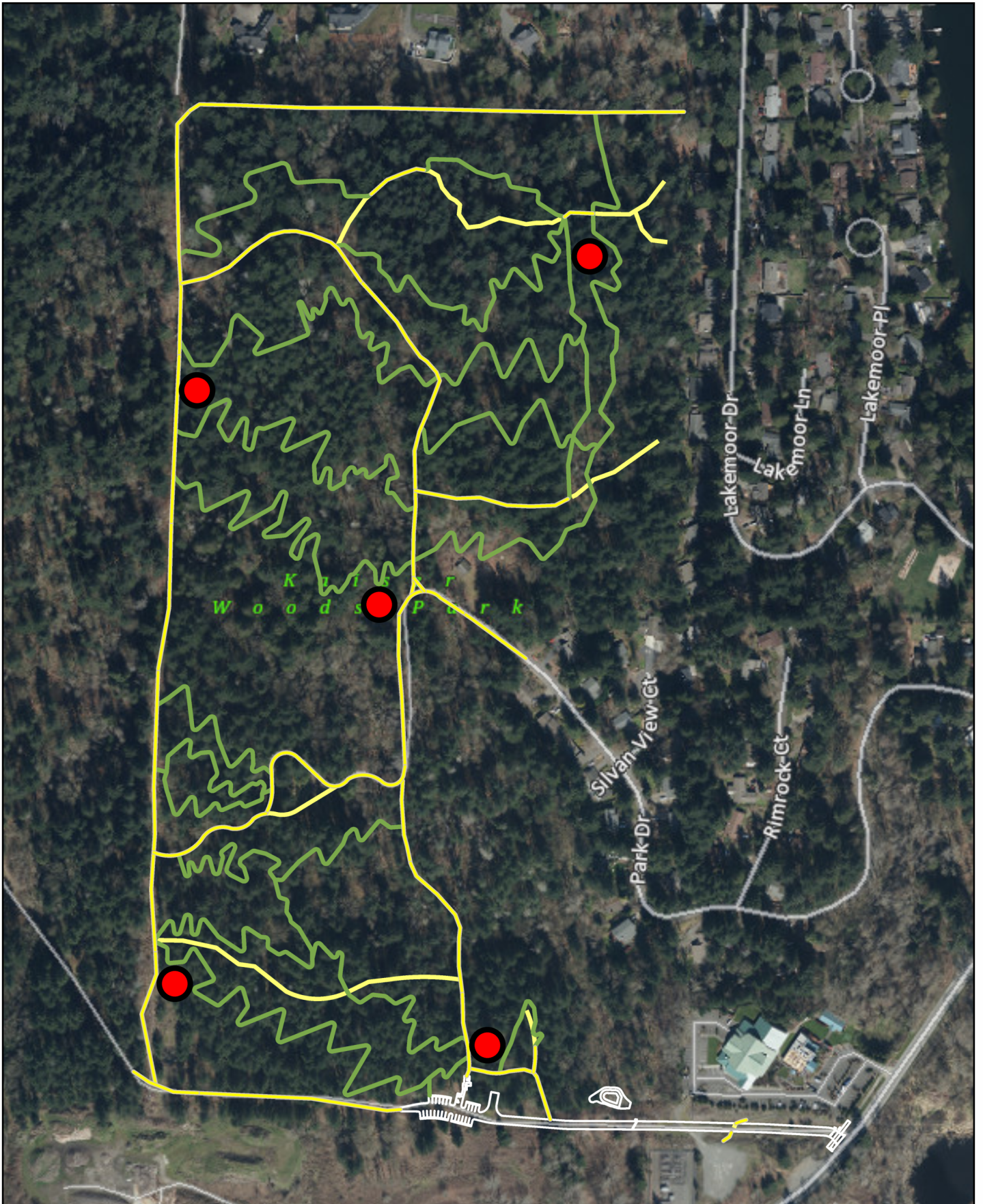


When creating all these pieces it started with a story, I worked with the youth of my tribe some being my grandchildren and we read and listened to these stories and ultimately choose these because we wanted to bring attention to some of the smallest of our family to some of our largest creatures

From our creation story, to our stories that keep us magical we have the responsibility to teach our children to dream larger than we do and together all dreams and wishes come true if you remember to be kind, respectful hard-working humans



Kaiser Woods Art Locations
(Yellow = existing trails, green = proposed trails)





City Council

Approval of Use of Council Goal Funds and Economic Development Reserves for a Local Food Systems Plan

Agenda Date: 8/11/2026
Agenda Item Number: 6.B
File Number:26-0603

Type: decision **Version:** 1 **Status:** Other Business

Title

Approval of Use of Council Goal Funds and Economic Development Reserves for a Local Food Systems Plan

Recommended Action

Committee Recommendation:

Not referred to a committee

City Manager Recommendation:

Move to Approve the Use of use \$50,000 of the Council Goal Fund and \$195,000 of Economic Development Reserves to fund a Local Food Systems Plan.

Report

Issue:

Whether to use \$50,000 of the Council Goal Fund and \$195,000 of Economic Development Reserves to fund a Local Food Systems Plan.

Staff Contact:

Sylvana Niehuser, Parks, Arts & Recreation Director, 360.753.8068

Presenter(s):

Sylvana Niehuser, Parks, Arts & Recreation Director

Background and Analysis:

Food security and the resilience of Olympia's local food system has received increasing attention in recent years. Supply chain disruptions during the COVID-19 pandemic, uncertainty surrounding federal food assistance programs, and rising food costs have underscored the importance of strengthening local food access and resilience.

The City has long supported local food systems through investments such as the Olympia Farmers Market and community gardens at Sunrise and Yaeger Parks. Olympia's Comprehensive Plan also includes goals related to local food production, urban agriculture, and food security. While these goals have guided individual initiatives, the City has not developed a comprehensive strategy to

coordinate its efforts to advance this work.

Recent efforts include partnering with the Thurston Conservation District to map agricultural soils and urban agriculture resources, updating City code to support urban agriculture, supporting additional community gardens managed by the Thurston Conservation District, and conducting a feasibility study for an urban farm park.

An actionable Local Food Systems Plan would build on this work by assessing community needs, identifying opportunities and gaps, and establishing a coordinated strategy to guide future policies, programs, partnerships, and investments. The planning process would engage community members, organizations, and food system partners to identify priorities, improve equitable access to healthy food, strengthen local economic opportunities, and inform future City actions.

Approval of this funding request would allow staff to initiate the planning process and develop a community-informed, actionable Local Food Systems Plan consistent with the City Council's referral.

Climate Analysis:

The Food Systems Plan does not advance the City's climate goals or policies significantly. though through implementation strategies, it is anticipated to support reducing greenhouse gas emissions through supporting local agriculture production.

Equity Analysis:

Food insecurity and access to healthy, affordable, and culturally appropriate food are not experienced equally across the community. A Local Food Systems Plan can advance equity by identifying barriers to food access, supporting culturally relevant food systems, increasing opportunities for community food production, and ensuring that historically underserved communities have meaningful opportunities to participate in planning and implementation.

Neighborhood/Community Interests (if known):

Interest in developing a Local Food Systems Plan has continued to grow among community members and organizations. Representatives from the Council of Neighborhood Associations, Southwest Neighborhood Association, Northeast Neighborhood Association, Thurston County Food Bank, GRuB, Olympia Co-op and other community partners have contacted the City to express support for the project and a desire to participate in its development.

Financial Impact:

The plan is estimated to cost \$245,000. The funding sources proposed are: \$50,000 from the Council Goal Fund and \$195,000 from the Economic Development Reserve.

Options:

1. Move to approve the use of \$50,000 from the Council Goal Fund and \$195,000 from the Economic Development Reserve to develop an actionable Local Food Systems Plan.
2. Move to approve a reduced amount of funding for the Local Food Systems Plan. A reduced budget would require a corresponding reduction in the project's scope, community engagement, technical analysis, and/or implementation strategy.
3. Do not approve funding for the Local Food Systems Plan at this time and direct staff to pause further work on the project.

Attachments:

Draft Scope of Work
Referral

PRELIMINARY Scope of WORK

OBJECTIVES

Develop a shared understanding of Olympia's current food system conditions and community priorities through broad, inclusive engagement. Phase I will result in an Existing Conditions and Community Priorities Report that informs Phase II.

TASKS

The preliminary scope of work for the first phase of the plan includes the following tasks:

1. Summary of Tasks, Deliverables and Schedule
2. Assess Olympia's Existing Conditions, Gaps, and Resiliency
 - a. Review relevant City plans, policies, and datasets
 - b. Review regional efforts (including Tumwater and Thurston County)
 - c. Compile and analyze data related to:
 - i. Food production and urban agriculture
 - ii. Food access and food security
 - iii. Healthy food opportunities
 - iv. Food distribution and retail
 - v. Food waste and recovery
 - d. Identify system gaps, barriers, inequities, and opportunities
 - e. Map key assets and service gaps (as feasible within budget)
 - f. Coordinate with regional partners to avoid duplication and align efforts
3. Public and Stakeholder Engagement
 - a. Prepare a comprehensive engagement strategy that includes a plan for engaging historically underrepresented communities
 - b. Conduct community and targeted outreach
 - i. Design and facilitate large-format, inclusive public forums
 - ii. Provide multilingual access and accessibility accommodations
 - iii. Utilize interactive engagement methods (e.g., small groups, visual tools, polling)
 - iv. Develop a community survey
 - c. Identify and meet with key stakeholders
 - d. Interview community-based organizations, producers, and food access providers (avoiding duplication with regional efforts)
 - e. Synthesize engagement findings into prioritized community values and needs

DELIVERABLES (PHASE I)

1. Project Management Plan
2. Public Engagement Plan
3. Existing Conditions Report
4. Community Engagement Summary
5. GIS Maps
6. Asset Inventory
7. Food Systems Assessment
8. Council Presentation

Phase II: Policy Development, Strategy and Plan Adoption

OBJECTIVES

Translate Phase I findings into actionable policies, implementation strategies, and Comprehensive Plan amendments (if applicable).

TASKS (PHASE II)

1. Develop goals, benchmarks and metrics
 - Develop clear and measurable goals aligned with Phase I priorities
 - Align goals with Comprehensive Plan policies
 - Prepare metrics for public facing platforms.
2. Develop Actionable Strategies
 - Identify and prioritize scalable, equity-centered strategies appropriate for Olympia
 - Define prioritization criteria and apply it to proposed strategies
 - Identify short-term and longer-term structural strategies
 - Evaluate governance models (e.g., food policy councils, advisory groups)
 - Identify funding, staffing, and resource needs, including revenue opportunities
 - Analyze economic development opportunities and relevant policy or legislative pathways
 - Align strategies with goals identified in prior phases
3. Develop preliminary plan based on community, stakeholder and staff input, current conditions, vision and goals.
 - Develop presentation materials for Council and Committee meetings. Incorporate data and analysis into graphic and written formats for presentation and discussion with the public, City Council and committees.

- The draft plan will go through Council Committees and to a Council Study Session for feedback.
- 4. Final Plan Development and Adoption
 - Prepare final comprehensive actionable Food Systems Plan for adoption by City Council.

DELIVERABLES (PHASE II):

1. Draft Plan
2. Final Plan
3. Executive Summary
4. Comprehensive Plan amendment language
5. Implementation Matrix
6. Funding Strategy
7. Performance Dashboard
8. Presentation materials
9. Final digital file

PROJECT SCHEDULE

Upon the City's request for professional services, it is expected that the consultant will be able to complete the requested service within 12-18 months. The first phase of the plan is estimated to take approximately 6-9 months. The second phase is anticipated to take an additional 6-9 months, and the project will be completed by December 31, 2027.



City Council Referral Request

Tracking Number
(Provided by Staff)

Click or tap
here to enter
text.

Date of
Referral

12/29/2025

Requester Councilmember Dani
Madrone, Councilmember
Clark Gilman, Mayor Pro
Tem Yến Huỳnh

Referral To ☒ Study Session

☐ Staff

☐ Community Livability & Public Safety

☐ Land Use & Environment Committee

☐ Work Session

☐ Committee of the Chairs

☐ Finance Committee

☐ Advisory Committee (type here)

Problem Statement

A clear concise description of the issue(s) that need(s) to be addressed.

Food security and its connection to our local food system has come up over the past several years with recent threats to federal food assistance, the empty shelves we experienced during the pandemic, and the City's purchase of Spooner's Farm to develop into soccer fields. Issues surrounding food security often rise to the surface during a crisis, but there are actions the City can take that can bolster the local food system and soften the impacts when there are disruptions.

Aside from some long-standing investments from the city, including the farmer's market and community gardens in two parks, for many years, the goals in Olympia's comprehensive plan pertaining to local food production, urban agriculture, and food security were largely unaddressed.

Recently, Olympia has advanced some work that addresses these issues, but in a piecemeal manner that needs a broader assessment of community needs and a coordinated approach. These efforts include: mapping of soils and urban agriculture resources with the Thurston Conservation District (TCD), community gardens (both the City-run gardens – Sunrise and Yauger – and those supported by TCD), updates to City code for urban agriculture, and the planning of an urban farm park that has led to conversations with the Olympia School District on the Freedom Farm

The local food system is important to all Olympians—we all have a role in participating.

Request

What is being requested to assist in addressing the issue described in the problem statement?

The development of a food system plan for Olympia that:

- Describes the importance of food to Olympia's culture and heritage
- Shares a snapshot of data that speaks to the current trends and needs of the food system, including food production, consumption, challenges with access (particularly for fresh and local foods), and the organizations currently engaged
- Reviews planning efforts by cities of comparable size/resources (examples include Cottage Grove, OR, Kingston, NY, Rochester, NY, Tumwater, WA, Guelph, Ontario, and others), while borrowing ideas from larger cities with scalable concepts
- Engages local organizations and neighborhood associations, building on the community engagement that has already been conducted by Olympia, Tumwater, and other organizations
- Leverages community engagement with opportunities to educate on our current food system, the importance of a resilient food system, and how people can help strengthen it
- Engages with the Squaxin Island Tribe and immigrant communities on needs for culturally relevant foods
- Considers how public land can be used for community food production, including pollinator habitat
- Proposes updated policies related to food that can be adopted into the Comp Plan via amendment
- Identifies clear next steps and resources needed for Olympia to support and advance this work, including partnership opportunities with community organizations

Relationship to City Business or Proposed City Business/Services

Describe how this will enhance what is already offered and/or what it will provide that is not currently available. Why is this the City's issue to address? How will this create a more adaptive and resilient organization? How will this enhance the City's work to further equity, climate, and social justice?

Food is an important component of our local culture and heritage. As an urban community, Olympia has a role in the local food system – from production to consumption. A food system plan will compliment and coordinate the efforts recently taken or currently underway. It will create more resilience for our community when there are disruptions to the food supply or to food assistance, ensuring that people have access to fresh and healthy foods. Additionally, more opportunities to participate in the local food system will give people greater appreciation for and more autonomy over what they consume.

Connection to Comprehensive Plan

Choose all that apply.

☐ **Public Safety**

Ensure that all Olympians feel safe and receive reliable, compassionate care.

☒ **Community Livability**

Enrich quality of life and foster belonging for all who live, work, or spend time in Olympia.

☒ **Environmental Stewardship**

Preserve and enhance Olympia's natural resources.

☒ **Economy**

Promote a thriving and diversified economy with pathways to prosperity for everyone.

☐ **Organizational Excellence**

Deliver exceptional services and programs that are responsive to the needs of the community.

☒ **Well-Planned City**

Plan for, construct and maintain a built environment that ensures the wellbeing of current and future generations.

Options

Describe proposed options for moving the idea or issue forward for the meeting body to consider.

This work will need the support of a consultant to design and carry out the planning process. This work should engage the full Council, as the Food Systems Plan will touch the work of all committees. There is broad interest across the Council.

Timing

Is this issue time sensitive, are there other timing factors to consider?

While Olympia's Comprehensive Plan has long held goals and policies that relate to local food production and food security, the most recent update includes a specific goal to develop a food system plan. This topic has risen in importance to the City Council because of treats to federal SNAP food assistance benefits. Additionally, local organizations continue to come forward with needs to support the local food system and access to healthy food, often due to lack of federal funding or general lack of access to space and resources.

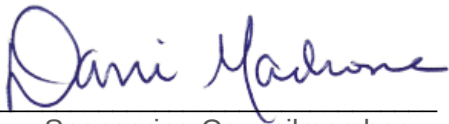
Supporting Documentation (Work Plan, Transportation Master Plan, Parks Plan, etc)

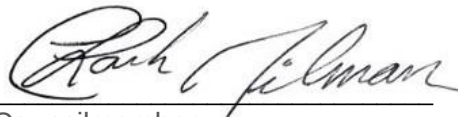
Are there documents that support your request or should be considered?

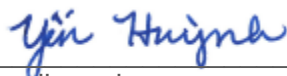
Comprehensive plan goal **PL29.16** Develop a Food System Plan for the Olympia Community

Councilmember Signatures

Two Councilmembers must support the request including the Chair of the Committee of referral. (Cannot be a committee quorum unless discussed at an open public meeting of the committee.)


Sponsoring Councilmember

1. 
Councilmember

2. 
Councilmember

Staff Supplement

Staff will review the request to generate administrative impacts to be considered as part of proposal (staff to initial after their review):

Budget Impacts: Click or tap here to enter text.

Legal Review (to include regulatory authority): Click or tap here to enter text.

Policy implications: Click or tap here to enter text.

Implementation Considerations: Click or tap here to enter text.

Staff Liaison: Click or tap here to enter text.



City Council

Discuss City Housing Incentives to Encourage Affordable Housing Projects in Olympia

Agenda Date: 8/11/2026
Agenda Item Number: 6.C
File Number: 26-0599

Type: discussion **Version:** 1 **Status:** Other Business

Title

Discuss City Housing Incentives to Encourage Affordable Housing Projects in Olympia

Recommended Action

Committee Recommendation:

Not referred to a Committee

City Manager Recommendation:

Discuss city housing incentives to encourage affordable housing projects in Olympia.

Report

Issue:

Whether to discuss city housing incentives to encourage affordable housing projects in Olympia.

Staff Contact:

Jacinda Steltjes, Housing Manager, Community Development, 360.753.8482

Presenter(s):

Jacinda Steltjes, Housing Manager, Community Development

Background and Analysis:

The City of Olympia has taken several actions intended to expand affordable housing options, increase the supply of permanently affordable housing, and reduce barriers to build housing.

Over the past five years, affordable housing development incentives have helped the City make substantial progress toward expanding housing opportunities. These incentives are one tool the City uses to support adopted plans, including the *One Community Plan* (2019), *Housing Action Plan* (2021), and *Olympia 2045 Comprehensive Plan* (2025).

The City's Comprehensive Plan calls for the development of 14,295 new housing units by 2045, including 7,616 units affordable to low-income households. Since 2022, development incentives have supported and helped encourage 1,318 housing units which have been fully constructed or are currently in the permitting phase. Of those units, 947 are affordable and 371 are market rate, spread across 18 development projects.

More information about these projects can be found in the attachments titled Affordable Housing Project Summary, Affordable Housing Project Flip Book, and Multi Family Tax Exemption (MFTE) Project Summary.

Goals of Affordable Housing Incentives

The City's housing incentives encourage increased supply of affordable housing by accomplishing three primary goals:

- Reduce the up-front cost of developing affordable housing;
- Reduce the amount of time it takes a project to be permitted; and
- Reduce the ongoing operating costs.

Reducing development and operating costs and decreasing the amount of time it takes to bring a project through permitting decreases the amount of revenue a housing developer or operator must make from rents to service the project's debt and sustain the project's operations. By reducing these costs, housing incentives help make it more possible for affordable housing developers to offer and maintain rents that remain affordable to tenants over time.

Eligibility Criteria

A low-income household is defined as one with an annual gross income at or below 80% of the area median family income, adjusted for household size. Housing is considered affordable when a household spends no more than 30% of its income on housing costs, including rent or mortgage payments and utilities.

In 2026, the area median family income in Thurston County is \$122,800. Under this standard, a household of four with an annual gross income of \$98,250 or less, or a household of two with an annual gross income of \$78,600 or less, is considered low-income.

To be eligible for most of the City's affordable housing development incentives, all units in a project must be affordable to low-income households. Developers must also enter into a restrictive covenant that maintains affordability for a minimum of 25 years. Many projects receiving the City's affordable housing incentives also receive state and/or federal funding, which may include additional affordability requirements that extend beyond the 25-year period required by the City.

The most notable exception to these eligibility criteria is the MFTE program, which is discussed later in this report.

Partial Impact Fee Exemptions

An 80% exemption of park, transportation and school impact fees were some of the first affordable housing development incentives enacted by the City. These incentives have been frequently applied in the last five years.

Partial impact fee exemptions are permitted by OMC 15.04.060.C. These exemptions reduce the up-front construction cost of development. Oftentimes, they also lower operating costs by decreasing the amount of debt a housing developer must take on to build the project. The amount of fees being exempted is heavily dependent upon the type and size of the housing being created and its geographic location.

Partial Water Connection Fee Exemptions

Other commonly applied incentives include fee exemptions for connections to local water, sewer, and stormwater systems. The City provides an 80% exemption of eligible development and capacity fees, including City general facility charges (GFCs), established through OMC 13.08.025, OMC 13.16.080.D, and OMC 13.04.375.E and enacted in 2024. LOTT's Affordable Housing Support Program provides a 50% exemption of LOTT capacity development charges (CDCs). The LOTT program began as a pilot in 2023 and continues to support affordable housing development.

These exemptions reduce upfront construction costs and can also lower long-term operating costs by reducing the amount of debt needed to finance a project. The amount of GFC and CDC fees exempted varies depending on the type and size of housing being developed and its location.

Affordable Housing Emergency Declaration

In December 2024, the Olympia City Council adopted Ordinance 7414, declaring the insufficient supply of affordable housing a public health emergency. The declaration established six strategies aimed at increasing the supply of affordable housing. These strategies address multiple barriers to affordable housing development, including reducing the upfront construction costs, lowering operating costs, and streamlining the permitting process.

The strategies are:

- Prioritize affordable housing projects in the permitting queue.
- Provide dedicated staff support to help affordable housing projects move efficiently through the permitting process.
- Authorize the City Manager to defer or waive certain City requirements for qualifying affordable housing projects.
- Create a permit fee grant program for affordable housing developments.
- Establish an infrastructure assistance grant to support affordable housing projects.
- Participate in 1033 tax exchange transactions with willing property owners to preserve affordability in projects at risk of conversion.

Other Affordable Housing Development Incentives

There are a handful of other affordable housing incentives accessible to developers constructing housing in Olympia. Staff regularly share information on how to access regional grant funds, including Olympia's 1/10th of 1% sales and use tax, distributed through the Regional Housing Council.

Olympia staff also assist, as needed, with efforts to secure state and federal funding for affordable housing projects. Staff have successfully supported housing developers in obtaining Connecting Housing to Infrastructure Program (CHIP) grants from the state, which can be used for drinking water, sewer, and wastewater infrastructure costs. Staff have also assisted with successful applications to other state funding programs, including the Housing Trust Fund, 4% Low Income Housing Tax Credit Program, and 9% Low Income Housing Tax Credit Program.

On several occasions, the City has also offered City-owned property at a discounted price in exchange for its use as permanently affordable housing.

Multi-Family Property Tax Exemption

The MFTE program reduces the ongoing cost of operating affordable housing. The program is authorized through RCW 84.14 and OMC 3.57. It exempts property taxes associated with residential improvements to a property for a period of 8, 12, or 20 years.

The 8-year exemption can be utilized for market-rate housing. The 12-year exemption can be used for affordable housing. The 20-year exemption is reserved for non-profit developers of affordable homeownership units. Land and non-residential portions of a property are not exempted from property taxes.

The City revised its MFTE program in late 2023 to better position it as an affordable housing program.

Revisions included:

- Expanding the existing eastside and westside residential target areas.
- Designating four neighborhood centers as new residential target areas.
- Adding a 20-year exemption option for nonprofit developers of affordable homeownership units.
- Establishing a fee-in-lieu option for projects developed as market-rate housing with an 8-year exemption. The fee is 5% ad valorem in the eastside and downtown areas, 25% in the westside area, and neighborhood centers are exempt.
- Requiring projects receiving a 12-year exemption to provide all units, rather than the state minimum of 20% of units, as affordable to households with incomes at or below 80% of area median income.

Since 2022, nine housing projects have been approved for a Multifamily Tax Exemption (MFTE) property tax exemption. Three projects were approved following the program changes.

Of the nine projects, six are market-rate developments receiving an 8-year exemption, two are affordable housing projects receiving a 12-year exemption, and one is a mixed-income project approved by the City Council for a 12-year exemption prior to the 2023 program changes.

Together, these projects represent 468 new housing units, including 371 market-rate units and 97 affordable units. The majority of projects are located within the downtown residential target area. See the MFTE Project Summary for additional information.

Next Steps

Beginning in late summer 2026, staff will work with the City's Strategic Communications team to launch a second education campaign to increase awareness of the City's affordable housing development incentives. Specific strategies for distributing information about incentives will be identified as part of this effort. The goal is to make it easier for both new and experienced affordable housing developers to understand the tools and resources available through the City to support housing development.

The Thurston Regional Housing Council (RHC) is also interested in this work. RHC's 2026 workplan calls for the identification of strategies to attract affordable housing developers to Thurston County.

Beginning in the third quarter of 2026, staff will also identify additional performance metrics to better evaluate the effectiveness of Olympia’s affordable housing development incentives, including the MFTE program. These metrics will help the City measure outcomes, identify successes, and share the impact of these incentives with the community. Additional information about regional collaboration and next steps is included in the attachment titled *Next Steps*.

Climate Analysis:

Discussing housing incentives has no impact on reducing greenhouse gas emissions. However, development of affordable housing projects do impact the climate. These projects are often funded by and rely upon state and federal resources.

These resources require projects to comply with development standards that safeguard health and safety, increase durability, promote sustainable living, preserve the environment, and increase energy and water efficiency. Additionally, affordable housing projects are commonly located along frequent transportation routes and thereby help to decrease greenhouse gas emissions.

Equity Analysis:

Affordable housing development incentives are intended to reduce the cost of developing affordable housing and increase the supply of housing affordable to low-income households. Low-income residents and people of color are disproportionately impacted by the limited availability of affordable housing. The Thurston Regional Planning Council’s 2021 Housing Needs Assessment found that approximately 7,600 Olympia households are cost burdened, meaning they spend more than 30% of their income on housing costs. Lower-income households are generally more likely to experience housing cost burden.

Neighborhood/Community Interests (if known):

Affordable housing has ranked as a top priority among Olympia community members in recent years. Respondents to a May 2023 City of Olympia public opinion survey overwhelmingly (74%) indicated housing and homelessness were concerns. Only 11% of the 531 respondents felt residents could access affordable and stable housing in Olympia.

Financial Impact:

Discussing housing incentives has no financial impact.

Options:

1. Discuss city housing incentives to encourage affordable housing projects in Olympia.
2. Do not discuss the City’s housing incentives to encourage affordable housing projects in Olympia.
3. Provide other direction to staff.

Attachments:

Affordable Housing Project Summary
Affordable Housing Flip Book
MFTE Project Summary
Next Steps

Affordable Housing Project Summary											
	Name of Project	Developer/Organization	Address	Status	# of total units	# of affordable units	Population Served	Affordability Mix	(Expected) Completion Year	Project Type	Notes
1	Unity Commons	LIHI	161 Pattison St NE	Completed	65	65	Formerly homeless	30% AMI	2022	New construction	This project features an emergency shelter operated by Interfaith Works on the ground floor with Permanent Supportive Housing operated by LIHI above. It occurred on land purchased by the City and sold to LIHI at a discounted rate. This project is located adjacent to Lotus Court.
2	The Landing	Family Support Services of South Sound	3524 7th Ave NW/620 Fieldstone Dr NW	Completed	62	62	DV survivors	50% AMI	2023	New construction	The project is built on land FSC purchased with the help of a City loan. A phase 2 and 3 are planned. The property received park, school, and transportation partial impact fee exemptions and a RHC grant award.
3	Olympia Crest III	HATC	204 Lilly Rd. NE	Completed	28	28	No population target	80% AMI	2023	New construction	This project is located near St. Peter's Hospital. The project benefitted from park, school, and transportation impact fee exemptions.
4	Lotus Court	LIHI	111 Pattison St. NE	Completed	64	64	Formerly homeless	30% AMI	2024	New construction	This project features Permanent Supportive Housing. It occurred on land purchased by the City and sold to LIHI at a discounted rate. This project is located adjacent to Unity Commons. The project benefits from a RHC grant award.
5	Lansdale Pointe	Southport Financial	1012 Burr Rd. SE	Completed	162	162	Families	60%	2026	New construction	This project received a 4% Low Income Housing Tax Credit (LIHTC) award from the state and is Southport Financial's first project in Thurston County. \$2.65 million in grant funding from City of Olympia and Thurston County acted as a match and helped the project attract the LIHTC award. The project also received partial exemptions of school, park, and transportation impact fees, partial exemption of city GFCs, and partial exemption of LOTT CDCs. Southport is looking to do more projects in Olympia and Thurston County. They are actively interested in Olympia School District property and city-owned property located in northwest Olympia.

6	Harbor Pines	Harbor Pines Manager LLC (Devco LLC)	4101 9th Ave NW	Permitting	272	272	Families	<60% AMI	2028	New construction	This project benefits from partial park and transportation impact fee exemptions, priority permitting, specialized staff assistance, and partial City GFC exemptions. The project also has a 4% LIHTC award from the state.
7	B&B Apartments	Behavioral Health Resources	2104 State Avenue NE	Permitting	19	19	Persons with disabilities	<30% AMI	2028	New construction	This project consists of demolition of existing apartments and reconstruction of 19 new ones. The project offers supportive housing and benefits from priority permitting, partial park and transportation impact fee exemptions, partial City GFC exemptions, and a permit fee grant. The project also benefits from a RHC grant award.
8	Franz Anderson PSH	Low Income Housing Institute	527 Franz Anderson Rd. SE	Permitting	71	70	Chronic homelessness	<50% AMI	2028	New construction	This permanent supportive housing project will create 70 units of housing for low income adults and will reserve 18 units for formerly homeless single adults and couples. The project is occurring on city land sold at a discounted price. The project also benefits from multiple RHC grant awards as well as general fund contributions from the City of Lacey, City of Tumwater, and Thurston County. Additional incentives include a partial exemption of transportation and park impact fees, a partial exemption of City GFCs, and a partial exemption of LOTT CDCs. The project's funding stack also includes a 9% Low Income Housing Tax Credit award, state Housing Trust Fund award, and project-based vouchers.

9	3900 Blvd	South Puget Sound Habitat for Humanity	3900 Blvd. Rd SE	Post-Permitting/Co	112	112	First-time homebuyers	<80% AMI	2030	New construction	This project will be completed in up to 4 phases and will provide affordable homeownership. The project is occurring on city property sold at a discounted price. The project received partial park and transportation impact fee exemptions, partial City GFCs exemptions, and an 8% LOTT CDC exemption (used the remaining balance of funds awarded to City for 2025/26 biennium). City requirement of perpetual affordability under the partial impact fee exemptions code was altered to reflect 25 years of affordability under the Emergency Housing Declaration. The project has benefits from multiple RHC grant awards as well as CHIP grant award.
Total Units Supported						854					

Affordable Housing Units Incentivized Since 2022



Unity Commons

161 Pattison St. NE

- Low Income Housing Institute
- 65 units
- Studio and 1-bd
- Permanent Supportive Housing
- Emergency Shelter operated by IFW on ground floor
- 30% AMI households
- Occurring on land purchased by City and sold at discounted rate
- Completed in 2022
- Olympia Home Fund grant award



The Landing

3524 7th Ave SW

- Family Support Center of South Sound
- 62 units, studios and 1-bds
- On site supportive services
- $\leq 50\%$ AMI households
- Completed in 2023
- 80% exemption of park, school and transportation impact fees
- City provided a loan to acquire property
- RHC and Olympia Home Fund grant awards

Olympia Crest III

204 Lilly Rd. NE

- Housing Authority of Thurston County
- 28 units, 1 and 2-bedrooms
- $\leq 80\%$ of Area Family Median Income households
- Completed in 2023
- 80% exemption of school, park and transportation impact fees





Lotus Court

111 Pattison St. NE

- Low Income Housing Institute
- 64 units
- Studio & 1-bd
- Supportive services
- 30% AMI households
- Homeless seniors
- Occurring on land purchased by City and sold at discounted rate
- RHC grant award
- Completed in 2024

Lansdale Pointe

1012 Burr Rd. SE

- Southport Financial
- 162 1, 2 and 3-bedroom units
- $\leq 60\%$ of Area Family Median Income households
- Completed in 2026
- 80% exemption of park, school and transportation impact fees
- 50% exemption of City GFCs
- 50% exemption of LOTT CDCs
- Olympia and Thurston County combined grant award match for 4% LIHTC



Franz Anderson PSH

527 Franz Anderson Rd. SE

- Low Income Housing Institute
- 70 studios, 1 on-site manager unit
- Permanent Supportive Housing
- $\leq 50\%$ AMI households
- In permitting, complete early 2028
- Specialized staff assistance
- Priority permitting
- 50% exemption of City GFCs
- 50% exemption of LOTT CDCs
- 80% exemption of park and transportation impact fees
- Discounted sale of City land
- RHC grant award
- 9% LIHTC award





Harbor Pines 4101 9th Ave. NW

- DevCo LLC
- 272 1, 2 and 3-bedroom units
- ≤60% AMI households
- 80% exemption of park and transportation impact fees
- Priority permitting
- Specialized staff assistance
- 50% exemption of City GFCs
- In discussion about CHIP application

3900 Blvd. Rd. SE

- South Puget Sound Habitat for Humanity
- 112 townhomes for homeownership
- In development
- $\leq 80\%$ AMI households
- Land sold by the City at discounted price
- Specialized staff assistance
- 80% exemption of park & transportation impact fees
- Priority permitting
- 8% exemption of LOTT CDCs
- 50% exemption of City GFCs
- CHIP award of \$2MM
- City Manager authority to waive or defer city requirements
- RHC grant award



B&B Apartments

2104 State Ave. NE

- Behavioral Health Resources
- Demolish existing structures, construct 19 new units
- Studios and 1-bds
- Supportive services offered
- In permitting
- $\leq 50\%$ AMI households
- 80% exemption of park & transportation impact fees
- Priority permitting
- 50% exemption of City GFCs & LOTT CDCs
- Permit fee exemption grant
- RHC grant award



St. Francis House

113 Devoe St.

- St. Francis House on Martin Way, LLC
- 4 units
- Units co-located with St. Vincent de Paul commercial location
- Available to households with incomes $\leq 80\%$ of Area Family Median Income
- Completed in 2024
- City's second 12-Year Multi-Family Property Tax Exemption project
- 80% exemption of park, school and transportation impact fees



The Gibson

505 Union Ave. SE

- 505 Union Ave., LLC
- 64 studios and 1-bds
- $\leq 80\%$ AMI households
- Completed in 2026, in lease-up
- adaptive re-use
- Priority in permitting queue
- Specialized staff assistance
- Third 12-Year exemption
- 80% exemption of park and transportation impact fees
- 50% reduction of City and LOTT water connection fees



Old 99 306 4th Ave E.

- Urban Olympia
- 48 units
- 29 units are affordable
- Mixed income
- In construction
- Occurring on formerly blighted property
- Property sold by city at discounted rate
- Fourth MFTE project



Multi-Family Property Tax Exemption Summary

	Name of Project	Developer/Organization	Address	Status	# of total units	# of affordable units	MFTE Exemption Period	Year Approved for MFTE Designation	(Expected) Completion Year	Project Type	Notes
1	13th & Cherry Townhomes	C13 Townhomes, LLC	526-532 13th Avenue SE	Completed	12	0	8-Years	2021	2026	New Construction	Townhomes located in the downtown MFTE residential target area. Some units will be operated as rental and others as homeownership. Project was originally designated as MFTE under another developer. C13 Townhomes LLC purchased the property in 2022. Two extensions on the final certificate were allowed and permitted under Olympia Municipal Code 3.87. This is the first MFTE project involving homeownership completed in Olympia.
2	Madrone Apts.	Urban Olympia	120 Water Street	Completed	60	0	8-Years	2022	2024	New Construction	Multi-family rental units located in the downtown MFTE residential target area.
3	St. Francis House Apt.	St. Francis House Apts, LLC	113 Devoe St. NE	Completed	4	4	12-Years	2023	2024	New construction	This was the city's second 12-year MFTE project. The property features 4 residential apartments, all of which are rented to households with incomes ≤80% AMI. The building features a commercial thrift and services store operated by a non-profit (St. Vincent de Paul). This project is located in the eastside residential target area.
4	Malt House	Urban Olympia	505 Legion Way SE	Completed	57	0	8-Years	2023	2025	New Construction	This is a multi-family rental property occurring in the downtown residential target area.
5	401 Union Apts.	Urban Olympia	401 Union Ave. SE	Completed	70	0	8-Years	2023	2025	New Construction	This is a multi-family rental property occurring in the downtown residential target area.
6	The Gibson	Commercial Property Services LLC	505 Union Ave. SE	Completed	64	64	12-Years	2024	2026	Adaptive Re-use	This project converted commercial office space to residential units. The project is the City's third 12-year MFTE project. It serves households with incomes up to 80% AMI. The project is benefiting from partial park and transportation impact fee exemptions, partial LOTT CDC exemption, and partial City GFC exemptions.

7	Old 99	Urban Olympia 12, LLC	306 4th Ave E	In construction	48	29	12-Years	2024	2026	New construction	This is a multi-family rental project occurring in the downtown residential target area on property owned by the City and sold at a discounted rate to incentivize housing. The real estate purchase and sale agreement permitted a 12-Year MFTE exemption under program criteria that applied at the time of the execution of the agreement. The property was vacant and left blighted by a fire for several years before the city purchased it and entered into an agreement to have it developed into housing. The number of affordable units decreases to 30% of units for a period of 3 years following 12 year MFTE status then further decreases to 20% of total units for a period of another five years.
8	The Cottage Apts.	Fourth Street's Cottages, LLC	414 and 422 Franz Anderson Rd. SE	In permitting	58	0	8-Years	2025	2027	New Construction	This is two multi-family rental buildings on the same property. The project is located in the eastside residential target area. A fee in lieu of building affordable units applies.
9	Legion & Jefferson Apts.	Urban Olympia	421 Legion Way SE	Permitted	95	0	8-Years	2025	2027	New Construction	This is a multi-family rental property occurring in the downtown residential target area. A fee in lieu of building affordable units applies.

Total Units

468

97

Next Steps

Next Steps

Beginning in late summer 2026, staff will work with the City's strategic communications team to launch a second education campaign to make development teams and the public aware of the City's affordable housing development incentives. Specific strategies for distributing this information will be identified with the Strategic Communications team. The effort is intended to attract affordable housing developers who may be unfamiliar with our community as well as those who are seasoned developers by making it easier to understand what the City can bring to the table to make housing development easier and increase affordable housing supply.

The Thurston Regional Housing Council (RHC) is also interested in this work. RHC's 2026 workplan calls for the identification of strategies to attract affordable housing developers to Thurston County and assigns the Thurston Affordable Housing Advisory Board (TAHAB) — an advisory board to the RHC— as the lead body and RHC technical staff team as the supporting body charged with developing the strategies and bringing them forward for RHC's approval. City Housing Staff serve as part of the RHC's technical staff team and share staffing administrative responsibilities of the TAHAB with County staff. Efforts to begin identifying strategies to achieve this workplan item began in July and will continue in the third quarter of 2026.

Through partnership with TAHAB, staff is currently exploring the development of an Affordable Housing Resource Guide, an electronic guidebook that could include helpful resources such as development incentives by jurisdiction (Olympia, Thurston County, Lacey, Tumwater, Yelm); the funding sources and uses available through the RHC; the timeline and process for being awarded RHC funding and placed on the Thurston Affordable Housing Capital Pipeline; maps showing high-frequency transportation routes in our communities; information about state resources and programs such as Opportunity Zone 2.0, Housing Trust Fund, Low-Income Housing Tax Credits, CHIP, and Rapid Capital Housing Acquisition; and important contacts such as Housing Authority of Thurston County. The strategies are in a very early stage of development and must ultimately be approved by the RHC. Housing staff will attend the Housing Washington conference in October and look for additional opportunities to further this work.

Beginning in the third quarter of 2026, staff will identify additional performance metrics to better gauge the success of Olympia's affordable housing development incentives, including the MFTE program, so the City may more effectively identify successes of the incentives and share the impact of the incentives on the public.



City Council

Consideration of a Referral to Approve the Use of City Council Goal Funds to Support an Interfaith Works Community Event

Agenda Date: 8/11/2026
Agenda Item Number: 8.A
File Number:26-0611

Type: referral **Version:** 1 **Status:** Referral

Title

Consideration of a Referral to Approve the Use of City Council Goal Funds to Support an Interfaith Works Community Event

Recommended Action

Committee Recommendation:

Not referred to a committee

City Manager Recommendation:

Move to approve the allocation of \$10,000 in Council Goal funding to Interfaith Works to support a community event featuring Palestinian and Israeli activists organizing for collective liberation.

Report

Issue:

Whether to approve the allocation of \$10,000 in City Council Goal funding to Interfaith Works to support a community event featuring Palestinian and Israeli activists organizing for collective liberation.

Staff Contact:

Melissa McKee, Assistant to the City Council, 360.753.8443

Presenter(s):

None - referral item

Background and Analysis:

Interfaith Works has collaborated with American Friends of Combatants for Peace to bring a series of events to Olympia titled *The Moment to Move - Palestinian and Israeli Activists on Organizing for Collective Liberation*. The presenters are activists from Combatants for Peace who will be touring the United States between mid-September and early October 2026.

According to the organizers, the event is intended to provide an opportunity for deeper engagement, resource sharing, and discussion of the collective struggle in response to escalating violence in the West Bank and increasing societal crisis in both Israel and the United States. Organizers emphasize

the need to transcend division and co-imagine a just future. Speakers will share their personal experiences and perspectives related to occupation, displacement, and peacebuilding.

Councilmember Madrone, with support from Councilmembers Gilman and Green, request consideration of approving \$10,000 in City Council Goal Funds for Interfaith Works to support this community event.

This request aligns with Resolution M-2490, adopted by the City Council in December 2023, calling for an immediate and permanent ceasefire in Israel and occupied Palestine. The Resolution also committed the City to partnering with community, faith, educational, and cultural leaders to reduce antisemitism, islamophobia, xenophobia, and anti-Arab bigotry, and to support opportunities for community connection and learning.

Interfaith Works has engaged in several years of intentional relationship building with local Muslim and Jewish communities to support this work.

Climate Analysis:

This action is not expected to impact carbon emissions.

Equity Analysis:

This item supports the City Council's stated goals of reducing antisemitism, islamophobia, xenophobia, and anti-Arab bigotry. This event provides space for shared learning, promotes interfaith and intercultural understanding, and supports the City's broader commitments to equity, social justice, and community healing.

Neighborhood/Community Interests (if known):

Interfaith Works has collaborated with leaders from the local Mosque, Temple, and other local partners. The event is intended to foster peace, dialogue, and collective healing within the Olympia community.

Financial Impact:

Council Goal Funds are an annual allocation of \$100,000 that the City Council may use to support emerging issues, opportunities, or community needs that arise during the year. If approved, \$10,000 in City Council Goal funds will be provided to Interfaith Works to support this community event.

Options:

1. Move to approve the allocation of \$10,000 in City Council Goal funds to Interfaith Works to support a community event featuring Palestinian and Israeli activists organizing for collective liberation.
2. Move to approve the allocation of another amount of City Council Goal funds to Interfaith Works to support a community event featuring Palestinian and Israeli activists organizing for collective liberation.
3. Do not approve the allocation of another amount of City Council Goal funds to Interfaith Works to support a community event featuring Palestinian and Israeli activists organizing for collective liberation.

Attachments:

Type: referral **Version:** 1 **Status:** Referral

Referral
Resolution M-2490
Event Flyer



City Council Referral Request

Tracking Number
(Provided by Staff)

*Click or tap
here to enter
text.*

**Date of
Referral**

*Click or tap to
enter a date.*

Requester Dani Madrone

Referral To ☐ **Study Session**

☒ **Staff**

☐ **Community Livability & Public Safety**

☐ **Land Use & Environment Committee**

☐ **Work Session**

☐ **Committee of the Chairs**

☐ **Finance Committee**

☐ **Advisory Committee (type here)**

Problem Statement

A clear concise description of the issue(s) that need(s) to be addressed.

In December 2023, the Olympia City Council approved a resolution supporting a ceasefire between Israel and Occupied Palestine. As part of that resolution, the Council committed to the following action:

A commitment to partner with local community, faith, educational, and cultural leaders to:

- Begin conversations and develop actions to reduce antisemitism, islamophobia, xenophobia, and anti-Arab bigotry.
- Engage the broader community together around understanding our shared values.

In developing the resolution, Councilmembers were in communication with Interfaith Works to seek partnership. After a couple of years of intentional relationship-building and deep listening with leadership from the Mosque and Temple, Interfaith Works has worked with American Friends for Combatants for Peace to bring a series of events to Olympia: *The Moment to Move – Palestinian and Israeli activists on organizing for collective liberation*. Planning is underway for this opportunity to foster peace and healing in our community.

Request

What is being requested to assist in addressing the issue described in the problem statement?

The request is for \$10,000 of Council goal money to support this event.

Relationship to City Business or Proposed City Business/Services

Describe how this will enhance what is already offered and/or what it will provide that is not currently available. Why is this the City's issue to address? How will this create a more adaptive and resilient organization? How will this enhance the City's work to further equity, climate, and social justice?

This is a unique opportunity from Interfaith Works that the Council can support to fulfill our goal stated in the ceasefire resolution.

Connection to Comprehensive Plan

Choose all that apply.

☐ **Public Safety**

Ensure that all Olympians feel safe and receive reliable, compassionate care.

☒ **Community Livability**

Enrich quality of life and foster belonging for all who live, work, or spend time in Olympia.

☐ **Environmental Stewardship**

Preserve and enhance Olympia's natural resources.

☐ **Economy**

Promote a thriving and diversified economy with pathways to prosperity for everyone.

☐ **Organizational Excellence**

Deliver exceptional services and programs that are responsive to the needs of the community.

☐ **Well-Planned City**

Plan for, construct and maintain a built environment that ensures the wellbeing of current and future generations.

Options

Describe proposed options for moving the idea or issue forward for the meeting body to consider.

1. Commit \$10,000 of Council goal money to Interfaith Works to support a series of events in Olympia.

Timing

Is this issue time sensitive, are there other timing factors to consider?

This is taking place September 22-24 (exact days to be confirmed, as planning is underway).

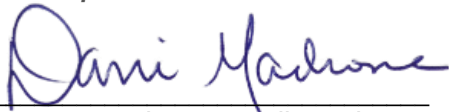
Supporting Documentation (Work Plan, Transportation Master Plan, Parks Plan, etc)

Are there documents that support your request or should be considered?

Resolution M-2490

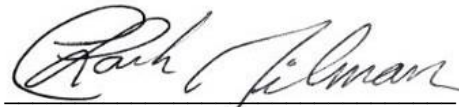
Councilmember Signatures

Two Councilmembers must support the request including the Chair of the Committee of referral. (Cannot be a committee quorum unless discussed at an open public meeting of the committee.)



Sponsoring Councilmember

1.



Councilmember

2.



Councilmember

Staff Supplement

Staff will review the request to generate administrative impacts to be considered as part of proposal (staff to initial after their review):

Budget Impacts: Click or tap here to enter text.

Legal Review (to include regulatory authority): Click or tap here to enter text.

Policy implications: Click or tap here to enter text.

Implementation Considerations: Click or tap here to enter text.

Staff Liaison: Click or tap here to enter text.

RESOLUTION NO. M-2490

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OLYMPIA, WASHINGTON, CALLING FOR AN IMMEDIATE AND PERMANENT CEASEFIRE IN ISRAEL AND OCCUPIED PALESTINE

WHEREAS, Palestinian and Israeli people have a shared future that is inseparable, and we affirm the right to exist for both Palestine and Israel; and

WHEREAS, all human life is precious, and the targeting of civilians, no matter their faith or ethnicity, is a violation of international humanitarian law; and

WHEREAS, since October 7, armed violence has caused the loss of a staggering number of lives and has wounded thousands in Israel and Palestine, and we urge the prevention of any further loss of life or harm; and

WHEREAS, hundreds of thousands of lives are at imminent risk if an immediate, sustainable, and agreed upon cease-fire and end to this war is not achieved and humanitarian life-saving aid is not delivered without delay; and

WHEREAS, the release of all Israeli hostages and all Palestinian prisoners who are unlawfully detained without due process must be prioritized; and

WHEREAS, this global violence may result in increased violence, antisemitism, islamophobia, xenophobia, and anti-Arab bigotry in Olympia; and

WHEREAS, the City of Olympia is committed to the safe and humane treatment of all of its residents; and

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL DOES HEREBY RESOLVE:

Section 1. To call for an immediate and permanent ceasefire in Israel and Occupied Palestine to end the current violence, for humanitarian aid to be given to those in Gaza, and for the release of all unlawfully detained civilians.

Section 2. To commit city resources in preventing and responding to hate crimes, such as acts of antisemitism, islamophobia, xenophobia, and anti-Arab bigotry, as outlined in our Reimagining Public Safety Plan.

Section 3. A commitment to partner with local community, faith, educational, and cultural leaders to:

- a. Begin conversations and develop actions to reduce antisemitism, islamophobia, xenophobia, and anti-Arab bigotry.
- b. Engage the broader community together around understanding our shared values.

Section 4. A copy of this resolution will be transmitted to members of Washington's Delegation to Congress and add our support for HR 786 and HR 3103 to our federal legislative agenda.

PASSED BY THE OLYMPIA CITY COUNCIL THIS 12th DAY OF December 2023.

Glady
MAYOR

ATTEST:

Sean Krier
CITY CLERK

APPROVED AS TO FORM:

Mark Barber
CITY ATTORNEY



American Friends of
Combatants for Peace
לוחמים לנגד
מقاتלון מן اجل السلام

The Moment to Move

Palestinian and Israeli activists
on organizing for collective liberation



Reality is changing quickly. In the West Bank, occupation, settler violence, and ethnic cleansing are escalating. In Israel and the U.S., corrupt and extremist governments are driving societies deeper into crisis. While more people around the world are waking up to the realities of injustice, awareness alone is not changing the trajectory.

People of conscience committed to action face growing challenges in working together. Fractures within the progressive movement too often diminish our collective power and, at times, reproduce the harms we seek to dismantle. This pivotal moment demands deeper engagement, shared resources, organized action, and collective struggle.

This fall, Combatants for Peace activists from Palestine and Israel will travel to the U.S. to share how they are organizing amid daily violence, occupation, and profound power asymmetry to forge a path toward collective liberation. This tour invites participants to transcend borders and lines of division—not only to co-imagine a future worthy of all people, but to discern how we can act together to build it, now.

These extraordinary activists are available mid-September through early October 2026. Suggested honorarium: \$2,500 (reduced rates or alternative arrangements available). To schedule a program, please contact Nicole at nicole@afcfp.org.



Jamil Qassas

Jamil is a Palestinian refugee whose family was displaced from their village in 1948, Jamil grew up in Dheisheh refugee camp and endured the harsh realities of the occupation during the First Intifada. Having lost his brother, mother, and many friends in the conflict, Jamil's early experiences as a combatant evolved into a deeper understanding of the cycle of violence. He is now the Palestinian General Coordinator of CfP and believes that nonviolent resistance is the only path forward.



Avner Wishnitzer

Avner is a co-founder of Combatants for Peace, and professor of history at Tel Aviv University. He was born and raised in Kibbutz Kvutsat Shiller. Between 1994-1998 he served as a combatant in the elite commando unit Sayeret Matkal. In late 2003, he was part of a group of reserve soldiers and officers that publicly refused to serve in the occupied territories. About a year later, he participated in the meetings that led to the formation of CFP. Since then, Avner served in a number of key roles in the movement, including the General Coordinator of the Israeli side. In 2010 he was awarded the Goldberg IEE Prize for Peace in the Middle East, together with CFP co-founder Bassam Aramin. He resides with his family in Jerusalem.



Mai Shaheen

Mai is a therapist, peace activist, and co-founder of the Satyam community with over 12 years of expertise in conflict resolution, specializing in nonviolent communication, nonviolent resistance, and war trauma-focused therapy. Based in Ezariya, navigating the challenging C area near the separation wall in East Jerusalem with grace and resilience. Mai is committed to fostering dialogue and healing, her work goes beyond personal dedication—making a substantial contribution to the broader mission of peace in Palestine/Israel.



RESOLUTION NO. M-2490

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OLYMPIA, WASHINGTON, CALLING FOR AN IMMEDIATE AND PERMANENT CEASEFIRE IN ISRAEL AND OCCUPIED PALESTINE

WHEREAS, Palestinian and Israeli people have a shared future that is inseparable, and we affirm the right to exist for both Palestine and Israel; and

WHEREAS, all human life is precious, and the targeting of civilians, no matter their faith or ethnicity, is a violation of international humanitarian law; and

WHEREAS, since October 7, armed violence has caused the loss of a staggering number of lives and has wounded thousands in Israel and Palestine, and we urge the prevention of any further loss of life or harm; and

WHEREAS, hundreds of thousands of lives are at imminent risk if an immediate, sustainable, and agreed upon cease-fire and end to this war is not achieved and humanitarian life-saving aid is not delivered without delay; and

WHEREAS, the release of all Israeli hostages and all Palestinian prisoners who are unlawfully detained without due process must be prioritized; and

WHEREAS, this global violence may result in increased violence, antisemitism, islamophobia, xenophobia, and anti-Arab bigotry in Olympia; and

WHEREAS, the City of Olympia is committed to the safe and humane treatment of all of its residents; and

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL DOES HEREBY RESOLVE:

Section 1. To call for an immediate and permanent ceasefire in Israel and Occupied Palestine to end the current violence, for humanitarian aid to be given to those in Gaza, and for the release of all unlawfully detained civilians.

Section 2. To commit city resources in preventing and responding to hate crimes, such as acts of antisemitism, islamophobia, xenophobia, and anti-Arab bigotry, as outlined in our Reimagining Public Safety Plan.

Section 3. A commitment to partner with local community, faith, educational, and cultural leaders to:

- a. Begin conversations and develop actions to reduce antisemitism, islamophobia, xenophobia, and anti-Arab bigotry.
- b. Engage the broader community together around understanding our shared values.

Section 4. A copy of this resolution will be transmitted to members of Washington's Delegation to Congress and add our support for HR 786 and HR 3103 to our federal legislative agenda.

PASSED BY THE OLYMPIA CITY COUNCIL THIS 12th DAY OF December 2023.

Glady
MAYOR

ATTEST:

Sean Krier
CITY CLERK

APPROVED AS TO FORM:

Mark Barber
CITY ATTORNEY

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF OLYMPIA, WASHINGTON, GRANTING A NON-EXCLUSIVE MASTER PERMIT TO EZEE FIBER Washington Assets, LLC, LEGALLY AUTHORIZED TO CONDUCT BUSINESS IN THE STATE OF WASHINGTON, FOR THE PURPOSE OF CONSTRUCTING, OPERATING, AND MAINTAINING TELECOMMUNICATIONS TRANSMISSION LINES IN CERTAIN PUBLIC RIGHTS-OF-WAY IN THE CITY; PROVIDING FOR SEVERABILITY; AND ESTABLISHING AN EFFECTIVE DATE

WHEREAS, Ezee Fiber Washington Assets, LLC, (“EZZE FIBER”) is a competitive telecommunications company providing communications and telecommunications services; and

WHEREAS, EZZE FIBER’s route through the City of Olympia (“City”) requires the use of certain portions of City rights-of-way for the installation, operation, and maintenance of a telecommunications system; and

WHEREAS, EZZE FIBER has applied to the City for a telecommunications master use permit pursuant to Olympia Municipal Code (“OMC”) chapter 11.06. EZZE FIBER, a Delaware limited liability company, holds a Competitive Telecommunications Company Registration Certificate issued by the Washington Utilities and Transportation Commission; and

WHEREAS, the City Council held a public hearing on June 23, 2026, where it was presented with information demonstrating that EZZE FIBER satisfies the requirements set forth in OMC 11.06.020. In particular, the City Council was presented with information confirming and demonstrating the following: That EZZE FIBER has submitted all required licenses, certificates, and authorizations from the Federal Communications Commission, the Washington Utilities and Transportation Commission, and any other federal or state agency with jurisdiction over the activities proposed by EZZE FIBER. That the capacity of the public ways can accommodate EZZE FIBER’S Facilities if the Master Permit is granted. That the City’s rights-of-way will accommodate additional utility and facilities if the Master Permit is granted. That EZZE FIBER confirms that there are currently no additional Facilities planned and there is no anticipated damage or disruption to the City’s rights-of-way. That construction of additional Facilities will comply with the City’s Engineering Design and Development Standards (“EDDS”). That there will be minimal effect, if any, on public health, safety, and welfare if the Master Permit requested is granted. That the proposed route of EZZE FIBER’s Facilities is appropriate; an alternate route is not needed. And that EZZE FIBER has agreed to comply with all federal, state, and local telecommunications laws, regulations, and policies; and

WHEREAS, the Revised Code of Washington (RCW) authorizes the City to grant and regulate nonexclusive Master Permits, for the use of public streets, rights-of-way, and other public property, for transmission of communications; and

WHEREAS, the insurance provisions of this Master Permit are updated and supersede the insurance provisions set forth in OMC 11.10.220; and

WHEREAS, this Master Permit contains the following:

- Section 1. Non-exclusive Master Permit Granted
- Section 2. Authority
- Section 3. Master Permit Term

Section 4. Acceptance of Terms and Conditions

Section 5. Construction Provisions and Standards

- A. Permit Required
- B. Coordination
- C. Construction Standards
- D. Underground Installation Required
- E. Relocation.
- F. Removal or Abandonment
- G. Bond
- H. "One-Call" Location & Liability
- I. As-Built Plans Required
- J. Recovery of Costs
- K. Vacation

Section 6. Master Permit Compliance.

- A. Master Permit Violations
- B. Emergency Actions.
- C. Other Remedies
- D. Removal of System

Section 7. Insurance

Section 8. Other Permits & Approvals

Section 9. Transfer of Ownership.

Section 10. Administrative Fees.

Section 11. Notices.

Section 12. Indemnification.

Section 13. Severability

Section 14. Reservation of Rights

Section 15. Police Powers

Section 16. Future Rules, Regulations, and Specifications

Section 17. Effective Date

Section 18. Law and Venue

Section 19. Ratification

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL ORDAINS AS FOLLOWS:

Section 1. Non-exclusive Master Permit Granted.

A. The City hereby grants to EZEE FIBER, subject to the terms and conditions of this Ordinance ("Master Permit"), the rights to construct, replace, repair, monitor, maintain, use, and operate the Facilities (as defined in OMC 11.02.020 O) necessary for an underground telecommunications transmission system, within the City-owned rights-of-way generally described in Exhibit A, and referred to as the "Master Permit Area."

B. The rights granted by this Master Permit are not exclusive to EZEE FIBER and the granting of this Master Permit does not in any way prohibit or limit the City's ability or authority to grant other Master Permits or rights along, over, or under the Master Permit area, provided that such other uses do not unreasonably interfere with EZEE FIBER's exercise of the rights granted in this Master Permit, as determined by the City. This Master Permit does not allow for interference with existing utilities or in

any way limit, prohibit, or prevent the City from using the Master Permit Area, and does not in any way affect the City's jurisdiction over that area.

Section 2. Authority. The City Manager or the City Manager's designee is hereby granted the authority to administer and enforce the terms and conditions of this Master Permit, and may develop such rules, policies, and procedures as deemed necessary to carry out this Master Permit.

Section 3. Master Permit Term. This Master Permit is effective for a period of five years from the effective date of this Ordinance. The effectiveness of this Master Permit is contingent upon EZEE FIBER's delivery of a written acceptance to the City pursuant to Section 4 of this Master Permit. If EZEE FIBER requests a Master Permit renewal prior to the expiration date, the City may, at the City's sole discretion, extend the term of this Master Permit beyond the expiration date to allow processing of the renewal. If the City elects to extend the term of this Master Permit, the City shall provide written notice of the extension to EZEE FIBER prior to the expiration date.

Section 4. Acceptance of Terms and Conditions. As required by OMC 11.10.020, EZEE FIBER shall, within 30 days of the effective date of this Ordinance or within such other time period as is mutually agreed by the parties, deliver to the City Manager for filing an unconditional acceptance of this Master Permit in the form attached as Exhibit B. EZEE FIBER's failure to deliver the acceptance within this time period voids and nullifies this Master Permit and terminates any and all rights granted under this Master Permit.

Section 5. Construction Provisions and Standards. EZEE FIBER shall abide by the following construction provisions and standards, and EZEE FIBER's failure to abide by any of the following construction provisions and standards constitutes non-compliance with the terms and conditions of this Master Permit and may result in imposition of some or all of the remedies specified in Section 6.

A. Permit Required. Neither EZEE FIBER, nor any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, may perform any construction, installation, maintenance, repair, or restoration activities (except for emergency repairs) in the Master Permit Area without first obtaining appropriate permits from the Community, Planning, and Economic Development Department (CPED). In case of an emergency, EZEE FIBER shall within 24 hours of the emergency, obtain a permit from CPED.

B. Coordination. All construction, installation, maintenance, repair, or restoration activities are subject to City inspection and approval, as provided in the OMC. EZEE FIBER shall arrange and allow for such inspection. EZEE FIBER shall coordinate all construction, installation, maintenance, repair, or restoration activities and inspections with CPED to ensure consistency with City infrastructure, future Capital Improvement Projects, all developer improvements, and pertinent codes and ordinances.

C. Construction Standards. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall perform all construction, installation, maintenance, repair, and/or restoration activities within the Master Permit Area so as to produce the least amount of interference with the free passage of pedestrian, bicycle, and vehicular traffic. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall perform all construction, installation, maintenance, repair, and/or restoration activities in conformance with the EDDS and with Title 11 of the OMC.

D. Underground Installation Required. EZEE FIBER, and any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, shall install any new Facilities underground unless otherwise exempted from this requirement, in writing, by the City Manager, or the City Manager's designee.

E. Relocation.

1. EZEE FIBER shall, at its own expense, temporarily or permanently remove, relocate, place underground, change, or alter the position of any of its Facilities within the right-of-way whenever the City has determined that such removal, relocation, undergrounding, change, or alteration is reasonably necessary for the construction, repair, maintenance, installation, public safety, or operation of any City or other public improvement in or upon the rights-of-way. EZEE FIBER may seek reimbursement for relocation expenses from the City as provided for in the OMC.
2. EZEE FIBER may, after receipt of written notice requesting a relocation of its Facilities, submit to the City written alternatives to such relocation. Such alternatives must include the use and operation of temporary transmitting facilities in adjacent rights-of-way. The City shall evaluate such alternatives and advise EZEE FIBER in writing if one or more of the alternatives are suitable to accommodate the work, which would otherwise necessitate relocation of the Facilities. If requested by the City, EZEE FIBER shall submit additional information to assist the City in making such evaluation. The City shall give each alternative proposed by EZEE FIBER full and fair consideration. In the event the City ultimately determines that there is no other reasonable alternative, EZEE FIBER shall relocate its Facilities as otherwise provided in this Section.

F. Removal or Abandonment. Upon the removal from service of any of EZEE FIBER's Facilities, EZEE FIBER shall comply with all applicable standards and requirements prescribed by the OMC and the EDDS for the removal or abandonment of the Facilities. No Facilities constructed or owned by EZEE FIBER may be abandoned without the express written consent of the City.

G. Bond. Before undertaking any of the construction, installation, maintenance, repair, or restoration activities authorized by this Master Permit, EZEE FIBER shall upon the request of the City, furnish a bond executed by EZEE FIBER and a corporate surety authorized to operate a surety business in the State of Washington, in an amount determined by the City as sufficient to ensure performance of EZEE FIBER's obligations under this Master Permit. At EZEE FIBER's sole option, EZEE FIBER may provide alternate security in the form of an assignment of funds or a letter of credit, in the same amount as the bond. All forms of bond or alternate security must be in the form reasonably acceptable to the City. The bond must be conditioned so that EZEE FIBER shall observe all the terms and conditions and shall faithfully perform all of the obligations of this Master Permit, and to repair or replace any defective work or materials discovered in the City's roads, streets, or property. EZEE FIBER may not encumber a bond required by this Section for any other purpose.

H. "One-Call" Location & Liability. EZEE FIBER shall subscribe to and maintain membership in the regional "One-Call" utility location service and shall promptly locate any of its Facilities upon request. The City is not liable for any damages to EZEE FIBER's Facilities or for interruptions in service to EZEE FIBER's customers which are a direct result of work performed for any City project for which EZEE FIBER has failed to properly locate its Facilities within the prescribed time limits and guidelines established by One-Call. The City is also not liable for any damages to EZEE FIBER's Facilities or for interruptions in service to EZEE FIBER's customers resulting from work performed under a permit issued by the City.

I. As-Built Plans Required. EZEE FIBER shall maintain accurate engineering plans and details of all Facilities installed within the City limits and shall, at the City's request, provide such information in both paper form and electronic form using the most current AutoCAD version prior to close-out of any permits issued by the City and any construction, installation, maintenance, repair, or restoration activities performed by EZEE FIBER, or any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction, pursuant to this Master Permit. The City shall determine the acceptability of any as-built submittals provided under this Section.

J. Recovery of Costs. EZEE FIBER is subject to all permit fees associated with activities undertaken through the authority granted in this Master Permit or under other ordinances of the City. Where the City incurs costs and expenses for review or inspection of activities undertaken through the authority granted in this Master Permit or any ordinances relating to the subject for which permit fees have not been established, EZEE FIBER shall pay such reasonable costs and expenses directly to the City.

K. Vacation. If, at any time, the City vacates any City road, right-of-way, or other City property which is subject to rights granted by this Master Permit and the vacation is for the purpose of acquiring the fee or other property interest in the road, right-of-way, or other City property for the use of the City, in either its proprietary or governmental capacity, then the City may, at its option and by giving 30 days written notice to EZEE FIBER, terminate this Master Permit with reference to such City road, right-of-way, or other City property vacated, and the City is not liable for any damages or loss to EZEE FIBER by reason of such termination other than those provided for in RCW chapter 35.99.

Section 6. Master Permit Compliance.

A. Master Permit Violations. If EZEE FIBER fails to fully comply with any of the provisions of this Master Permit, the City may provide written notice to EZEE FIBER, which describes the violation(s) of the Master Permit and requests remedial action within 30 days of receipt of the violation notice. If EZEE FIBER has not remedied the violation(s) identified in the violation notice at the end of the 30-day period following receipt of the violation notice, the City may declare an immediate termination of this Master Permit, provided that remedying the violation(s) was reasonably possible within that 30-day period. If the violation(s) identified in the violation notice could not possibly be remedied within the 30-day period, the City may declare an immediate termination of this Master Permit at the end of the period in which the violation could possibly have been remedied.

B. Emergency Actions.

1. If the City determines that any of EZEE FIBER's actions, or any failure by EZEE FIBER to act to correct a situation caused by EZEE FIBER, creates a threat to life or property, the City may order EZEE FIBER to immediately correct the threat or, at the City's discretion, the City may act to correct the threat; provided that, when possible, the City shall notify EZEE FIBER and give EZEE FIBER an opportunity to correct the threat before the City acts to correct the threat. EZEE FIBER is liable to the City for all costs, expenses, and damages resulting to the City from the threat or incurred by the City in acting to correct the threat to the extent that the threat was caused by EZEE FIBER. EZEE FIBER shall reimburse the City for any such costs within 30 days of written notice of the completion of such action or determination of damages by the City. The failure by EZEE FIBER to take appropriate action to correct a threat caused by EZEE FIBER and identified by the City is a violation of this Master Permit.

2. If during construction, installation, maintenance, repair, or restoration of any of EZEE FIBER's Facilities any damage occurs to an underground facility, and the damage results in the release of natural gas or other hazardous substance or potentially endangers life, health, or property, EZEE FIBER or any person or entity working on EZEE FIBER's behalf or at EZEE FIBER's direction shall immediately call 911 or other local emergency response number.

C. Other Remedies. Nothing contained in this Master Permit limits the City's available remedies in the event of EZEE FIBER's failure to comply with this Master Permit, including the City's right to a lawsuit for specific performance, or damages, or both.

D. Removal of System. In the event that this Master Permit is terminated as a result of violations of this Master Permit, EZEE FIBER shall at its sole expense, promptly remove all Facilities, provided that the City, at its sole option, may allow EZEE FIBER to abandon some or all of its Facilities in place.

Section 7. Insurance.

A. EZEE FIBER shall maintain liability insurance written on an occurrence form during the full term of this Master Permit for bodily injuries and property damages. The policy must contain coverage in the amounts and conditions set forth in subsection D of this Section.

B. Such insurance must specifically name, as additional insured, the City, its officers (including its elected and appointed officials), employees, and agents (including its representatives, consultants, engineers, and volunteers); must apply as primary insurance; must stipulate that no insurance affected by the City will be called on to contribute to a loss covered thereunder; and must further provide that the policy may not be modified or canceled during the term of this Master Permit without giving advanced written notice to the City. Notice must be by certified mail to the City Manager, return receipt requested.

C. If the City determines that circumstances warrant an increase in insurance coverage and liability limits to adequately cover the risks of the City, the City may require additional insurance to be acquired. The City shall provide written notice should the City exercise its right to require additional insurance.

D. EZEE FIBER shall grant, secure, and maintain the following liability insurance policies insuring both EZEE FIBER and the City, and its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers as additional insured parties against claims for injuries to persons or damages to property which may arise from or in connection with the exercise of the rights granted to EZEE FIBER:

1. Comprehensive general liability insurance, written on an occurrence basis, with limits not less than:
 - a. \$3,000,000.00 for bodily injury or death to each person;
 - b. \$3,000,000.00 for property damage resulting from any one accident; and
 - c. \$5,000,000.00 per occurrence.

2. Automobile liability for owned, non-owned, and hired vehicles with a limit of \$3,000,000.00 for each person and \$3,000,000.00 for each accident;
3. Worker's compensation within statutory limits and employer's liability insurance with limits of not less than \$1,000,000.00;
4. Comprehensive form premises, operations, explosions and collapse hazard, underground hazard and products completed hazard with limits of not less than \$3,000,000.00;
5. The liability insurance policies required by this Section must be maintained by EZEE FIBER throughout the term of the Master Permit and such other period of time during which EZEE FIBER is operating without an authorization or is engaged in the removal of its Facilities. EZEE FIBER shall provide an insurance certificate, together with an endorsement naming the City, and its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers as additional insureds, to the City prior to the commencement of any work or installation of any Facilities pursuant to this Master Permit. Any deductibles or self-insured retentions must be declared to and approved by the City. EZEE FIBER shall pay and is solely responsible for any deductibles and self-insured retentions. The liability insurance policies required by this Section must contain a clause stating that coverage applies separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability. EZEE FIBER's insurance must be primary insurance as respects the City, its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers. Any insurance maintained by the City, its elected and appointed officers, officials, agents, employees, representatives, engineers, consultants, and volunteers is in excess of EZEE FIBER's insurance and does not contribute with it; and
6. In addition to the coverage requirements set forth in this Section, the insurance certificate must state that should any of the required insurance be cancelled or not renewed, advanced written notice must be provided to the City Manager of such intent to cancel or not to renew. Within 30 days after receipt by the City of said notice, and in no event later than five days prior to said cancellation or intent not to renew, EZEE FIBER shall obtain and furnish to the City replacement insurance policies meeting the requirements of this Section.

Section 8. Other Permits & Approvals. Nothing in this Agreement relieves EZEE FIBER from any obligation to obtain approvals or permits from applicable federal, state, and City authorities for all activities in the Master Permit Area.

Section 9. Transfer of Ownership.

A. EZEE FIBER may not sell, transfer, assign, or otherwise encumber its rights provided by this Master Permit without the prior written consent of the City, which the City may not unreasonably withhold or delay. The City's consent is not required where EZEE FIBER's transfers or assigns its rights under this Master Permit for the purpose of securing a debt, or where the transfer or assignment is to another person or entity controlling, controlled by, or under common control with EZEE FIBER. EZEE FIBER may license the use of its Facilities to other users without the consent of the City, but EZEE FIBER remains solely responsible for complying with the terms and conditions of this Master Permit.

B. In any sale, transfer, or assignment of this Master Permit which requires the City's consent, EZEE FIBER shall demonstrate to the City's satisfaction that the recipient of such sale, transfer, or assignment has the technical ability, financial capability, and any other legal or general qualifications reasonably determined by the City to be necessary to ensure that the recipient can meet the terms and conditions of this Master Permit. The City Council's consideration of the qualifications of any proposed recipient will occur in a public hearing and the City Council will approve or deny the sale, transfer, or assignment by resolution. EZEE FIBER shall, within 30 days of any sale, transfer, or assignment, of this Master Permit reimburse the City for any actual and reasonable administrative costs incurred by the City in approving the sale, transfer, or assignment.

Section 10. Administrative Fees.

A. The City is precluded from imposing Master Permit fees for "telephone businesses," as defined in RCW 82.16.010, except that fees may be collected for administrative expenses related to a Master Permit. EZEE FIBER hereby warrants that its operations as authorized under this Master Permit are those of a telephone business as defined in RCW 82.16.010.

B. EZEE FIBER is subject to a reasonable administrative fee for reimbursement of costs associated with the preparation, processing, and approval of this Master Permit and for reimbursement of administrative costs for issuing any permits and for inspecting, monitoring, or supervising any actions required under Section 5 above. These costs include wages, benefits, overhead expenses, equipment, and supplies associated with such tasks as plan review, site visits, meetings, negotiations, and other functions critical to proper management and oversight of City's right-of-way. Administrative fees exclude normal permit fees as provided in Title 11 of the OMC.

C. In the event EZEE FIBER submits a request for work beyond the scope of this Master Permit, or submits a complex project that requires significant plan review or inspection, EZEE FIBER shall reimburse the City for costs incurred by the City associated with the request or project. EZEE FIBER shall pay such costs within 30 days of receipt of an invoice from the City.

D. Failure by EZEE FIBER to make full payment of invoices within the time specified is grounds for the termination of this Master Permit.

E. EZEE FIBER shall establish a permanent security fund with the City by depositing the amount of Twenty Thousand Dollars and No Cents (\$20,000.00), or such lesser amount as deemed necessary by the Community Planning and Economic Development Director, with the City in cash, an unconditional letter of credit, or other instrument acceptable to the City, which fund will be maintained at the sole expense of EZEE FIBER so long as any of EZEE FIBER's Facilities are located within the right-of-way of the City or upon City property.

F. The fund serves as security for the full and complete performance of this Chapter, including any costs, expenses, damages, or loss the City pays or incurs, including civil penalties, because of any failure attributable to EZEE FIBER to comply with the codes, ordinances, rules, regulations, or permits of the City.

G. Before any sums are withdrawn from the security fund, the City shall give written notice to the EZEE FIBER:

1. Describing the act, default, or failure to be remedied, or the damages, costs, or expenses which the City has incurred by reason of EZEE FIBER's act or default;

2. Providing a reasonable opportunity for EZEE FIBER to first remedy the existing or ongoing default or failure, if applicable;
3. Providing a reasonable opportunity for EZEE FIBER to pay any monies due the City before the City withdraws the amount thereof from the security fund, if applicable; and
4. That EZEE FIBER will be given an opportunity to review the act, default, or failure described in the notice with the City or the City's designee.

H. EZEE FIBER shall replenish the security fund within 14 days after written notice from the City that there is a deficiency in the amount of the fund.

Section 11. Notices. Each party shall deliver any notice to be served on the other party to the following addresses:

CITY:

City of Olympia
ATTN: City Manager
PO Box 1967
Olympia WA 98507

With a copy to:

City of Olympia
ATTN: City Attorney
PO Box 1967
Olympia WA 98507

EZEE FIBER:

Ezee Fiber Washington Assets, LLC
ATTN: SVP, Government Affairs
5959 Corporate Dr., Ste. 2000
Houston, TX 77036

With a copy to:

Ezee Fiber Washington Assets, LLC
ATTN: Legal Department
5959 Corporate Dr., Ste. 2000
Houston, TX 77036

Section 12. Indemnification.

EZEE FIBER hereby releases, covenants not to bring suit, and agrees to indemnify, defend, and hold harmless the City, its elected and appointed officials, officers, employees, agents, representatives, engineers, and consultants from any and all claims, costs, judgments, awards, or liability to any person, including claims by EZEE FIBER's own employees to which EZEE FIBER might otherwise be immune under Title [51](#) RCW, arising from injury or death of any person or damage to property of which the negligent acts or omissions of EZEE FIBER, its agents, servants, officers, or employees in performing under this master permit are the proximate cause. EZEE FIBER further releases, covenants not to bring suit, and agrees to indemnify, defend, and hold harmless the City, its elected and appointed officials, officers, employees, agents, representatives, engineers, and consultants from any and all claims, costs, judgments, awards, or liability to any person including claims by EZEE FIBER's own employees, including those claims to which EZEE FIBER might otherwise have immunity under Title [51](#) RCW, arising against the City solely by virtue of the City's ownership or control of the rights-of-way or other public properties, by virtue of EZEE FIBER's exercise of the rights granted in this master permit, or by virtue of the City's permitting EZEE FIBER's use of the City's rights-of-way or other public property, based upon the City's inspection or lack of inspection of work performed by EZEE FIBER, its agents and servants, officers or employees in connection with work authorized on the City's property or property over which the City has control, pursuant to this master permit, or pursuant to any other permit or approval issued in connection with this master permit, or lease. This covenant of indemnification includes claims against the City arising as a result of the negligent acts or omissions of EZEE FIBER, its agents, servants, officers, or employees in barricading, instituting trench safety systems, or providing other adequate warnings of

any excavation, construction, or work in any public right-of-way or other public place in performance of work or services permitted under this authorization, master permit, or lease.

Inspection or acceptance by the City of any work performed by EZEE FIBER at the time of completion of construction is not grounds for avoidance of any of these covenants of indemnification. Said indemnification obligations extends to claims which are not reduced to a suit and any claims which may be compromised prior to the culmination of any litigation or the institution of any litigation.

In the event that EZEE FIBER refuses the tender of defense in any suit or any claim, said tender having been made pursuant to the indemnification clauses contained in this master permit, and said refusal is subsequently determined by a court having jurisdiction (or such other tribunal that the parties agree to decide the matter), to have been a wrongful refusal on the part of EZEE FIBER, then EZEE FIBER shall pay all of the City's costs for defense of the action, including all reasonable expert witness fees and reasonable attorneys' fees, and the reasonable costs of the City, including reasonable attorneys' fees of recovering under this indemnification clause.

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 EZEE FIBER, and the City, its officers, employees, and agents, EZEE FIBER's liability hereunder is only to the extent of EZEE FIBER's negligence. It is further specifically and expressly understood that the indemnification provided in this section constitutes EZEE FIBER's waiver of immunity under Title [51](#) RCW, solely for the purposes of this indemnification. This waiver has been mutually negotiated by the parties.

The provisions of this Section survive the expiration or termination of this master permit.

Notwithstanding any other provisions of this Section, EZEE FIBER assumes the risk of damage to its facilities located in the City's rights-of-way, easements, and property from activities conducted by the City, its officers, agents, employees, and contractors. EZEE FIBER releases and waives any and all claims against the City, its officers, agents, employees, or contractors for damage to or destruction of EZEE FIBER's Facilities caused by or arising out of activities conducted by the City, its officers, agents, employees, and contractors, in the rights-of-way, easements, or property subject to this authorization, master permit, or lease, except to the extent any such damage or destruction is caused by or arises from the sole negligence or any willful or malicious action on the part of the City, its officers, agents, employees, or contractors. EZEE FIBER further agrees to indemnify, hold harmless and defend the City against any claims for damages, including business interruption damages and lost profits, brought by or under users of EZEE FIBER's Facilities as the result of any interruption of service due to damage or destruction of the user's Facilities caused by or arising out of activities conducted by the City, its officers, agents, employees, or contractors, except to the extent any such damage or destruction is caused by or arises from the sole negligence or any willful or malicious actions on the part of the City, its officers, agents, employees, or contractors.

Section 13. Severability. If a court with proper jurisdiction holds that any section, sentence, clause, or phrase of this Master Permit is legally invalid, the City may, at its sole option, deem the entire Master Permit to be affected and thereby nullified, or the City may elect to treat the portion declared invalid as severable and enforce the remaining provisions of this Master Permit. If the City elects to enforce the remaining provisions of this Master Permit, EZEE FIBER may elect to terminate this Master Permit.

Section 14. Reservation of Rights. This Master Permit is intended to satisfy the requirements of all applicable laws, administrative guidelines, rules, orders, and ordinances. Accordingly, any provision of this Master Permit or any local ordinance which may conflict with or violate the law is invalid and unenforceable, whether enacted before or after the effective date of this Master Permit, it being the intention of the parties to preserve their respective rights and remedies under the law, and that this Master Permit does not constitute a waiver of any rights or obligations by either party under the law.

Section 15. Police Powers. Nothing contained in this Master Permit affects the City's authority to exercise its police powers. EZEE FIBER does not by this Master Permit obtain any vested rights to use any portion of the City right-of-way except for the locations approved by the City and then only subject to the terms and conditions of this Master Permit. This Master Permit and the permits issued for work related to this Master Permit are governed by applicable City ordinances in effect at the time of application for such permits.

Section 16. Future Rules, Regulations, and Specifications. EZEE FIBER acknowledges that the City may develop rules, regulations, and specifications, including a general ordinance or other regulations governing telecommunications operations in the City. Such regulations, upon written notice to EZEE FIBER, thereafter govern EZEE FIBER's activities under this Master Permit; provided, however, that in no event may regulations:

A. Materially interfere with or adversely affect EZEE FIBER's rights pursuant to and in accordance with this Master Permit; or

B. Be applied in a discriminatory manner as it pertains to EZEE FIBER and other similar user of such facilities.

Section 17. OMC Title 18 Chapters Incorporated. Pursuant to OMC 11.10.340, The chapters of Title 18 of the Olympia Municipal Code are incorporated into this master permit. However, in the event of any conflict between the chapters of Title 18 OMC and this master permit, this master permit prevails.

Section 18. Corrections. The City Clerk and codifiers of this Ordinance are authorized to make necessary corrections to this Ordinance, including the correction of scrivener/clerical errors, references, ordinance numbering, section/subsection numbers and any references thereto.

Section 19. Effective Date. The City shall cause this Master Permit, or a summary, to be published in the official newspaper of the City, and this Master Permit takes effect five days after passage and publication as provided by law. Effectiveness of this Master Permit is subject to EZEE FIBER's acceptance of this Master Permit, as required by Section 4, above.

Section 20. Law and Venue. This Master Permit is issued under the laws of the State of Washington, and the exclusive forum for any dispute arising out of or relating to this Master Permit is in Thurston County state Superior Court.

Section 21. Ratification. Any act consistent with the authority and prior to the effective date of this Master Permit is hereby ratified and affirmed.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Michael M. Young

DEPUTY CITY ATTORNEY

PASSED:

APPROVED:

PUBLISHED:

ATTACHMENTS: ***EXHIBIT A**, EZEE FIBER Washington Assets, LLC system map (combination EZEE FIBER/ facilities)*
 ***EXHIBIT B**, Master Permit Acceptance Form,*
 EZEE FIBER Washington Assets, LLC

EXHIBIT A

Ezee Fiber's Proposed Service Area

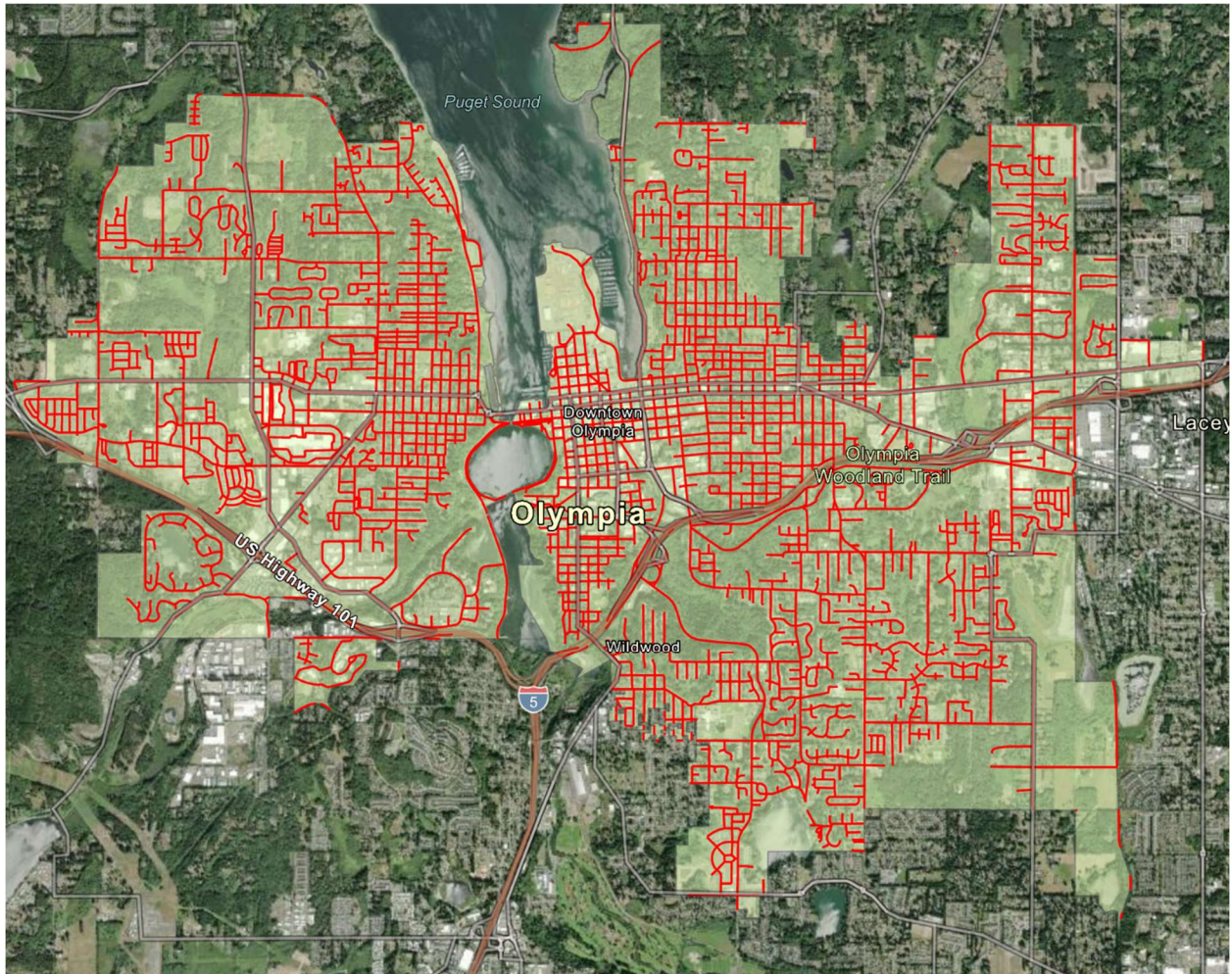


EXHIBIT B
MASTER PERMIT ACCEPTANCE FORM
EZEE FIBER Washington Assets, LLC

Date: _____

City of Olympia
City Clerk's Office
PO Box 1967
Olympia, WA 98507

Re: Ordinance No. _____
Adopted _____

In accordance with and as required by Section 4 of the City of Olympia Ordinance referenced above, EZEE FIBER Washington Assets, LLC hereby unconditionally accepts the terms, conditions, and obligations to be complied with or performed by it under the Master Permit.

I certify that I am duly authorized to execute this acceptance on behalf of EZEE FIBER Washington Assets, LLC.

Signature

Printed Name and Title

Ordinance No. _____

AN ORDINANCE OF THE CITY OF OLYMPIA, WASHINGTON, APPROVING THE CONSOLIDATING BUDGET ADJUSTMENTS MADE BETWEEN APRIL 1, 2026, AND JUNE 30, 2026, REFLECTING A TOTAL BUDGET INCREASE ADJUSTMENT OF \$4,427,621 AND AMENDING ORDINANCE NO. 7468

WHEREAS, the Olympia City Council adopted the 2026 Operating, Special Funds and Capital Budgets and 2026-2031 Capital Facilities Plan (CFP) by passing Ordinance No. 7454 on December 21, 2025; and

WHEREAS, throughout the year, budget updates are required to recognize changes relating to adopted budget expense authority; and

WHEREAS, the CFP meets the requirements of the Washington State Growth Management Act, including RCW 36.70A.070(3); and

WHEREAS, the Olympia City Council amended Ordinance No. 7454 on June 2, 2026; and

WHEREAS, the following changes need to be made to Ordinance No. 7468;

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL ORDAINS AS FOLLOWS:

Section 1. The 2026 annual budget is amended to include necessary budget adjustments for the first quarter of 2026 from April 1 to June 30, as summarized and set forth in Exhibit “A” and Exhibit “B” which is attached and incorporated into this Ordinance. Except as amended by this Ordinance, all terms and provisions of the 2026 annual budget Ordinance No. 7468 shall remain unchanged.

Section 2. The 2026 FTE is amended to include necessary FTE increases for the first quarter of 2026 from April 1 to June 30, as summarized and set forth in Exhibit “C” which is attached and incorporated into this Ordinance.

Section 3. It is anticipated that the funding source and the construction schedule for projects identified in the CFP may be changed over the next year. Such changes shall not constitute an amendment to the Comprehensive Plan for purposes of RCW 36.70A.130.

Section 4. The Director of Finance is hereby authorized to bring forward into fiscal year 2026 all appropriations and allocations not otherwise closed, completed, or deleted from prior fiscal years’ capital budgets.

Section 5. Severability. The provisions of this Ordinance are declared separate and severable. If any provision of this Ordinance or its application to any person or circumstances is held invalid, the remainder of this Ordinance or application of the provision to other persons or circumstances shall be unaffected.

Section 6. Ratification. Any act consistent with the authority and prior to the effective date of this Ordinance is hereby ratified and affirmed.

Section 7. Effective Date. This Ordinance shall take effect five (5) days after passage and publication, as provided by law.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Mark Barber

CITY ATTORNEY

PASSED:

APPROVED:

PUBLISHED:

EXHIBIT A
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

Fund	Current Budget	2nd Q BA	Amended Budget
FND_001 GENERAL FUND	124,960,670	435,525	125,396,195
FND_003 SPECIAL ACCT CONTROL FUND	9,513,525	423,796	9,937,321
FND_137 HANDS ON CHILDRENS MUSEUM	2,975,367	42,000	3,017,367
FND_142 HOME FUND	5,152,832	2,150,000	7,302,832
FND_317 CAPITAL IMPROVEMENTS FUND	476,341	24,000	500,341
FND_318 HOME FUND CAPITAL	2,552,871	480,000	3,032,871
FND_340 PARKS CAPITAL IMPROVEMENT FUND	48,346,834	370,000	48,716,834
FND_403 WASTE RESOURCES OPERATING	18,423,617	75,000	18,498,617
FND_404 STORMWATER AND SURFACE WATER OPERATING	9,576,282	117,800	9,694,082
FND_464 STORMWATER AND SURFACE WATER CAPITAL	3,537,199	75,000	3,612,199
FND_506 FACILITIES	6,247,951	42,000	6,289,951
FND_707 Impact Fees - Parks	-	192,500	192,500
Total		4,427,621	

EXHIBIT B
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

FND 001 General Fund:

Amendment Requests

Additional appropriation for:

- Climate PSE Decarbonization program heat pump installation \$ 350,000
 - Funded by a State Grant from the Utilities and Transportation Commission
- Climate Extreme Heat and Smoke Pilot program professional services \$ 15,000
 - Funded by a State Grant from the Utilities and Transportation Commission
- Climate Extreme Heat and Smoke Pilot program professional services \$ 15,000
 - Funded by a grant from AARP (American Association of Retired Persons)
- Climate Electric Vehicle Charging program professional services \$ 25,000
 - Funded by a grant from RMI (Rocky Mountain Institute)
- Public Defense additional contractor services and support \$ 30,525
 - Funded by a State Grant from the Office of Public Defense

Amendment Requests total: \$ 435,525

FND 003 Special Acct Control Fund:

Amendment Requests

Additional appropriation for:

- Transfer 2024-2025 CP&ED Tech fee revenues to Development Fee Fund \$ 303,496
- Transfer anticipated 2026 CP&ED Tech fee revenues to Development Fee Fund \$ 120,300

Amendment Requests total: \$ 423,796

FND 137 Hands On Children's Museum Fund:

Amendment Request

Additional appropriation for:

- Transfer to Facilities Fund for elevator repairs \$ 42,000
 - Use of HOCM fund balance

FND 142 Home Fund Operating:

Amendment Request

Additional appropriation for:

- Connecting Housing to Infrastructure Habitat for Humanity Boulevard Project \$ 2,000,000
 - Funded by a State Grant from the Department of Commerce
- Additional Jungle Encampment Clean Up costs \$ 150,000
 - Funded by transfers from Waste Resources and Stormwater Funds

Amendment Requests total: \$ 2,150,000

FND 317 Capital Improvement Fund:

Amendment Request

Additional appropriation for:

- 318 State Ave groundwater and well monitoring data analysis and reporting \$ 24,000
 - Use of Capital Improvement Fund balance

FND 318 Home Fund Capital:

Amendment Requests

Additional appropriation for:

- Plum Street Village Relocation costs (total estimate \$750,000) \$ 400,000
 - Use of fund balance
 - Other \$350,000 from 900 Plum sale proceeds
- Option to purchase agreement for the Jungle Encampment property \$ 80,000
 - Use of Home Fund Capital balance

Amendment Requests total: \$ 480,000

FND 340 Parks Capital Improvement Fund:

Additional Revenue:

- Puget Sound Energy Armory Project donation \$ 15,000
 - No associated increase to expenses

Amendment Request

Additional appropriation for:

- West Bay Cleanup Phase II project work \$ 385,000
 - Funded 50% by a State Grant from the Department of Ecology
 - Funded 50% by a transfer from Parks Impact Fee Fund

FND 403 Waste Resources Operating Fund:

Amendment Request

Additional appropriation for:

- Transfer to Home Fund for Jungle Encampment Cleanup \$ 75,000
 - Use of Waste Resources Operating Fund balance

FND 404 Stormwater and Surface Water Operating:

Amendment Request

Additional appropriation for:

- Urban Forest Management Plan intern and professional services \$ 117,800
 - Funded by a State Grant from the Department of Natural Resources

FND 464 Storm and Surface Water Capital Fund:

Amendment Request

Additional appropriation for:

- Transfer to Home Fund for Jungle Encampment Cleanup \$ 75,000
 - Use of Storm and Surface Water Capital Fund balance

FND 506 Facilities Operating Fund:

Amendment Request

Additional appropriation for:

- Hands On Children's Museum elevator repair \$ 42,000
 - Funded by a transfer from the Hands On Children's Museum Fund

FND 707 Parks Impact Fees:

Amendment Request

Additional appropriation for:

- Transfer to Parks Capital Improvement Fund for West Bay Cleanup Phase II \$ 192,500
 - Use of Parks Impact Fees Fund balance

EXHIBIT C
City of Olympia, WA
Second Quarter Expenditure Budget Adjustment Ordinance
April 1, 2026, through June 30, 2026

New 1.0 FTE Drinking Water Maintenance Worker I (Grade 440) in Drinking Water Operations

- In 2026, no additional budget appropriation is necessary
- Future year costs are offset by moving a position to other utility funds and reclassifying another open position down a pay grade

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OLYMPIA, WASHINGTON, AUTHORIZING THE CITY MANAGER TO REJECT ALL BIDS FOR THE TRANSMISSION MAIN SEISMIC VALVES INSTALLATION – BID PACKAGE 1 PROJECT AND READVERTISE THE PROJECT

WHEREAS, the City has completed project design, published bid documents, and opened bids for the Transmission Main Seismic Valves Installation – Bid Package 1 project; and

WHEREAS, City staff determined the low bidder to be a non-responsible bidder for failing to meet the mandatory criteria for this project; and

WHEREAS, City staff reviewed and considered the second low bid and determined it is significantly higher than the engineer’s estimate and would have significant negative budget impacts if awarded; and

WHEREAS, City staff recommends that City Council reject all bids and readvertise the project;

NOW, THEREFORE, THE OLYMPIA CITY COUNCIL DOES HEREBY RESOLVE as follows:

1. The Olympia City Council hereby authorizes the City Manager or his designee to take all necessary steps to reject all bids and re-advertise the Transmission Main Seismic Valves Installation – Bid Package 1 project; and
2. This Resolution is effective upon passage.

PASSED BY THE OLYMPIA CITY COUNCIL this _____ day of _____ 2026.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

Mark Barber
CITY ATTORNEY