Capital Facilities Plan

2024-2029 Financial Plan

Adopted December 19, 2023
City of Olympia's Comprehensive Plan - Volume II

The City wishes to acknowledge the many individuals who contributed to the preparation of this document. In addition to the required review by the Planning Commission, the following advisory groups also provide technical review of the CFP:

- Bicycle and Pedestrian Advisory Committee
- Parks and Recreation Advisory Committee
- Utility Advisory Committee

The Capital Facilities Plan is Volume II of the Olympia Comprehensive Plan developed in compliance with the Washington State Growth Management Act.

City of Olympia's Comprehensive Plan – Volume II

Prepared by the City of Olympia, Finance Department

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Information Resources

LOTT Clean Water Alliance: www.lottcleanwater.org
Olympia Comprehensive Plan: olympiawa.gov/compplan
Transportation Master Plan: olympiawa.gov/tmp
Water System Plan: olympiawa.gov/drinkingwater

A Message from Jay Burney,

Olympia City Manager

December 1, 2023

City Council and Community Members of Olympia,

I am pleased to present the *Final Capital Facilities Plan, 2024-2029 Financial Plan* (CFP). This CFP demonstrates the City's commitment to the community's vision for a vibrant, healthy and beautiful Capital City. In 2014, the Olympia City Council adopted a new and ambitious community vision to guide how the City grows and develops over the next 20 years. This year's capital improvements move us even closer toward our vision.

The capital projects described in this year's CFP have been planned for years in advance. The CFP is the product of many separate but coordinated planning documents or Master Plans, each focusing on a specific type of facility (drinking water, wastewater, stormwater, parks, transportation, etc.). The City's Comprehensive Plan establishes the goals and policies, along with projected population growth and future land uses. Then various Master Plans are developed to identify the specific need, location and timing of future projects.

I want to acknowledge the work and dedication of the City of Olympia's Planning Commission. The Planning Commission is responsible for reviewing the plan, holding a Public Hearing, and providing comments to the City Council. Additional contributions are provided by the Utility, Parks and Recreation, and Bicycle and Pedestrian Advisory Committees, and members of the community, to help ensure we are working to achieve our shared vision.

In 2024-2029, our new and ongoing capital projects support the community's vision as embodied in the City's Comprehensive Plan. I am confident this CFP responsibly addresses and supports the infrastructure needs for Olympia. The projects strike an appropriate balance between building new projects and maintaining existing infrastructure. They incorporate creative and efficient solutions to complex challenges and advance the community's priorities.

Respectfully Submitted,

Jay Burney
City Manager

Executive Summary

The 2024-2029 plan is a multi-year plan of capital projects with projected beginning and completion dates, estimated costs and proposed methods of financing. The plan is reviewed and updated annually according to the availability of resources, changes in City policy and community needs, unexpected emergencies and events and changes in cost and financial strategies.

It is important to understand that a multi-year Capital Facilities Plan does not represent a financial commitment beyond the current year. City Council approval does not automatically authorize funding. It does approve the program in concept and provides validity to the planning process. Appropriations are made in the capital budget as part of the City's annual budget process. The capital budget represents the first year of the Capital Facilities Plan. Projects beyond the current year capital budget should not be viewed as a commitment to fund the project. Instead, they are an indication that given the information available at the time, the City plans to move forward with the project in the future.

Planning for Capital Facilities

The CFP is the element that makes the rest of the Comprehensive Plan come to life. By funding projects needed to maintain levels of service and for concurrency, the CFP helps shape the quality of life in Olympia. The requirement to fully finance the CFP provides a reality check for the vision of the Comprehensive Plan.

Planning for capital facilities is a complex task. First, it requires an understanding of future needs. Second, it must assess the various types of capital facilities that could be provided and identify the most effective and efficient array of facilities to support the needed services. Finally, it must address how these facilities will be financed.

Planning what is needed is the first step. Planning how to pay for what is needed is the second step. Only so much can and will be afforded. Securing the most effective array of facilities in light of limited resources and competing demands requires coordination of the planned facilities and their implementation. It also requires a thorough understanding of the fiscal capacity of the City to finance these facilities. Financial planning and implementation of capital facilities cannot be effectively carried out on an annual basis, since oftentimes the financing requires multi-year commitments of fiscal resources. As such, this plan is long-range in its scope.

The CFP assumes receipt of outside granting assistance, and if grants are not received, projects may be delayed, phased, or revised. The CFP is therefore a planning document, not a budget for all estimated expenditures. Prioritization of the projects among programs is difficult; however, prioritization between programs is even more difficult. Which is more important, parks maintenance or street maintenance? Therefore, the Council established the following general guidelines for prioritizing Capital projects:

- Maintenance or general repair of existing infrastructure
- A legal or statutory requirement
- A continuation of multi-year projects (contractual obligations, etc.)
- Implementation of legislative (Council) goals and objectives

- Ability to leverage outside sources such as grants, mitigation, impact fees and low interest loans
- An acquisition or development of new facilities

2024-2029 CFP Overview

The capital projects described in this year's six-year CFP have been planned for years in advance. The CFP is the product of many separate but coordinated planning documents, each focusing on a specific type of facility (drinking water, wastewater, stormwater, parks, transportation, etc.). The City's Comprehensive Plan establishes the goals and policies along with projected population growth. Then the various Master Plans are developed to identify the specific need, location, and timing of future projects.

The cost of the 2024 CFP projects total $46.7 million, a $6.1 million or 14.9% increase over 2023. The increase is primarily related to the cost of Transportation, Wastewater, Drinking Water, Waste ReSources and General Facilities projects for the year.

The 2024-2029 CFP totals $260.8 million. This is an increase of $34.7 million or 15.3% from the 2023-2028 plan. The overall variance is due to increases in the Fire Department of 241.4% due to anticipation of a new fire station, Wastewater for 51.1%, Waste ReSources for 30.9% and General Facilities for 24.0%.

The specific chapters of this document provide more detailed information on each of the sections. Below is a summary of those sections.

2024 CFP Changes

This year's CFP includes minor changes to continue improving communication around project implementation, providing a 20-year project outlook, and providing consistency with governmental accounting standards.

Parks

The Olympia Metropolitan Park District (OMPD) is a separate taxing authority and generates revenue through a property tax for park land acquisition, development, improvements and maintenance of the new parks. In 2023, the 2 percent voter-approved utility tax and 1% of non-voted utility tax (on electric, gas and telephone utilities) is also dedicated to park land acquisition. In 2024, a few highlights of the $15.7 million Parks capital program include: Armory Creative Campus Phase 1 Improvements, Yelm Highway Community Park Phase 1 Construction, and Grass Lake Nature Park Trail Construction.

The Parks Master Plan update was completed in 2022.

Transportation

Transportation projects for 2024-2029 improve access and safety for all users of the transportation system and invest in maintaining the system's existing infrastructure. Highlights for 2024 from Transportation's $10.8 million capital projects include: Fones Road (Pacific Avenue to 18th Avenue) Major Reconstruction, Bicycle and Pedestrian Safety Improvements at 4th Avenue and Plum Street, Sidewalk Repair, and the annual chip sealing projects for pavement preservation. Projects are drawn from the Transportation Master Plan, which is updated every 6 to 8 years.

Drinking Water Utilities

In the Drinking Water Utility, significant investments are planned in the future to develop adequate and redundant water sources and maintain water quality in compliance with Federal and State safe drinking water standards. In 2024, highlights of the $5.9 million projects include replacement of small diameter water pipes, Boulevard Road Reservoir Rehabilitation, and the Fones Road Water Main Improvement Project.

The Drinking Water Master Plan is currently being updated.

Stormwater Utility

The Stormwater Utility is responsible for correcting flooding problems, protecting water quality and enhancing aquatic habitat. The $2.1 million Stormwater CFP includes property acquisition for aquatic habitat improvements, Frederick Street Culvert Construction, Multiple Flood Mitigation Projects, and Water Quality Improvements.

The next Stormwater Master Plan update is scheduled for 2024.

Wastewater Utility

To reduce the risk of sewage releases, the Wastewater Utility has projects in three main categories: repair and replacement of aging and damaged transmission and collection pipes, rehabilitation of lift stations, and sewer pipe extension projects.

To improve reliability and reduce the potential for sewage releases, the Wastewater Utility plans to rehabilitate at least one lift station every two years. Rehabilitation brings aging lift stations up to current standards, typically by increasing pumping capacity, providing backup power generators and providing emergency bypass pumping capabilities.

In 2024, highlights of the $7.2 million capital Wastewater projects include Old Port 1 Lift Station upgrade, 6th Avenue Septic to Sewer Conversion, CIPP Sewer Pipe Lining, and 4th Avenue Sewer Pipe Capacity upgrade.

The next Wastewater Master Plan update is scheduled for 2025.

Waste ReSources Utility

Waste ReSources provides municipally operated solid waste collection, disposal and diversion services, including education and outreach to residents, businesses and visitors. In 2006, the City Council adopted a Zero Waste Resolution that set forth a new direction for the Utility and guided the development of the *Toward Zero Waste: Olympia's Waste ReSources Management Plan*.

In the 2024 CFP, Waste ReSources continues the facility planning, design and construction of a new maintenance facility. The facility is currently planned to be located on Carpenter Road within a few miles of the Thurston County Waste and Recovery Center.

The Waste ReSources Master Plan was updated in 2023.

General Capital Facilities

General government facilities are designed to meet a broad spectrum of needs including City-owned buildings and improvements related to the Americans with Disabilities Act (ADA) Program. Based on the 2019 Building Condition Assessment, the City's future facility repair and replacement costs are estimated to exceed $32 million over the next five years and $63 million over the next 20 years.

In 2024, $1.3 million will be allocated to replace aging HVAC equipment and flooring, as well as ADA improvements at The Olympia Center. In addition, $300K is earmarked for siding replacement at the Hands On Children's Museum.

In 2025, $900K will be invested in the replacement of the fire alarm system, generator, stucco, and wood trim at the 108 State Building, formerly known as the Family Support Center. The new roof at the Timberland Library will cost $1.8 million. A building electrification impact assessment will also be included in the 2025 Building Condition Assessment. The assessment will identify opportunities for retrofit solutions in existing facilities and develop an implementation plan for transitioning from fossil fuel heating to electric heating to meet the City's climate action goals.

This CFP allocates nearly $2.5 million to address some of the most critical repairs.

Fire Department

This will be the third year the Fire Department's capital projects are included in the CFP, including large fire apparatus. Projects identified for the years 2024 through 2029 include new or replacement fire apparatus and aid units as well as a new Fire Station.

Home Fund Capital Fund

In 2018, voters approved raising the sales tax 1/10 of 1% for housing and housing-related services. Sixty-five percent of the new sales tax revenue is being used to increase the supply of affordable housing and shelter. This is accomplished by financially supporting partners with funding through a competitive process. The other 35 percent is used for the operation of homeless and housing programs.

Over the next several years, projects that have already been awarded funding by the City Council will draw from the Home Fund. Projects include the Family Support Center, 2828 Martin Way Phase II, Thurston County Housing Authority OYO Hotel, Franz Anderson Property, and Homes First. In 2023,

sales tax revenue from the Home Fund Capital Fund was transferred to the Thurston County Regional Housing Council by interlocal agreement in order to fund larger regional housing projects.

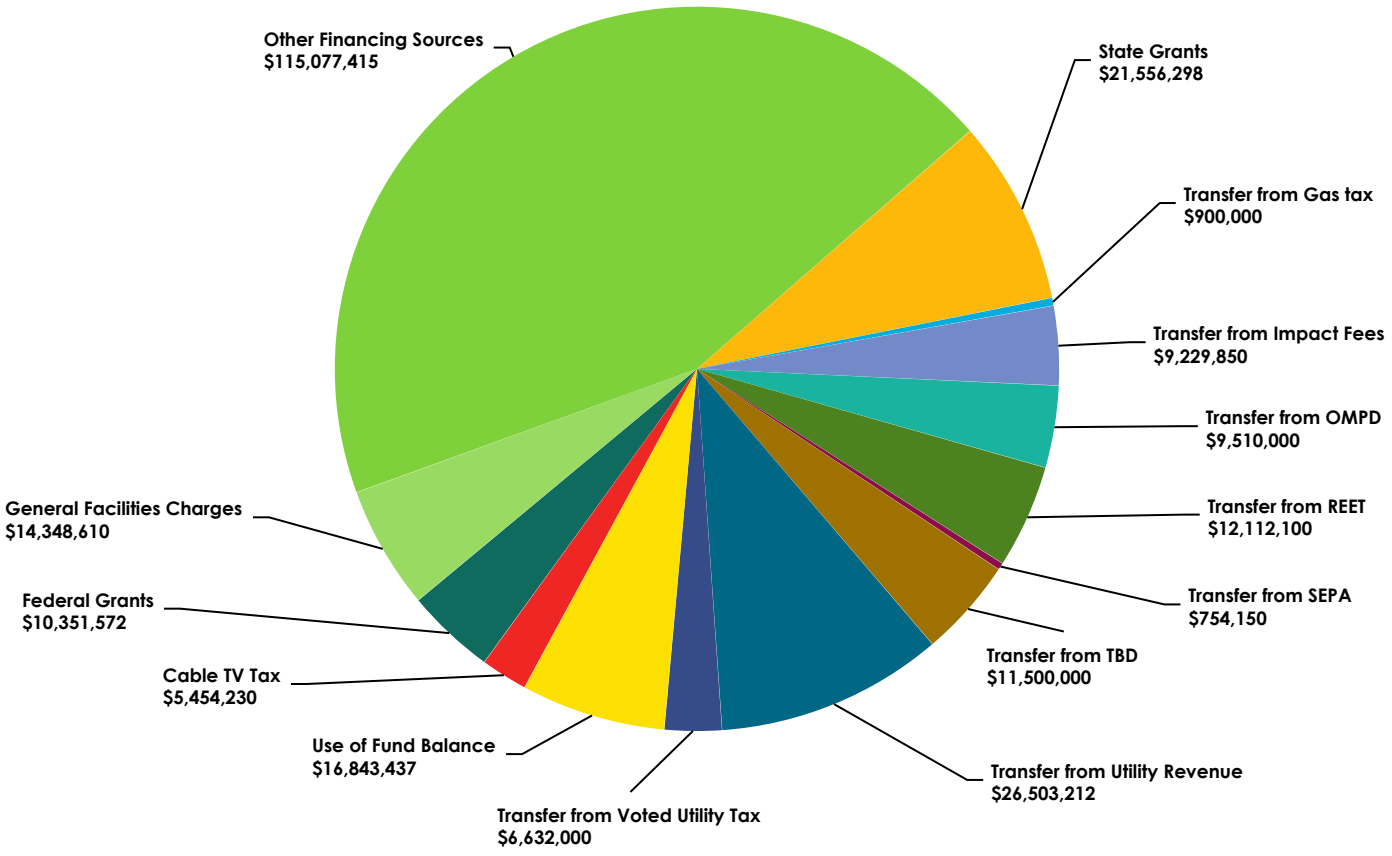
Revenues

The 2024-2029 Preliminary CFP continues to benefit from the revenues the City receives from the Olympia Metropolitan Park District (OMPD) which was formed in 2017. Parks is planning to invest over $9.5 million of OMPD funds in capital projects over the next six years. The CFP also calls for the 2 percent Voted Utility Tax and the 1% Non-Voted Utility Tax to cover costs of purchasing new park properties and provide debt service on previously issued bonds for park acquisitions. It will also generate funds for future Councils to approve emerging park opportunities.

During the first half of 2023 Olympia's Real Estate Excise Tax (REET) has slowed. For 2024, REET revenue is projected at $2.7 million.

In 2015, the City started collecting six percent utility tax on cable TV. The revenue is used to address major maintenance on City-owned Buildings, ADA improvements and Hazard Trees. In 2016 and 2017, the new tax generated over $1 million annually. However, with viewers now finding more and more alternatives to cable TV, this revenue source began trending downward in 2018. In 2020, cable utility tax has somewhat stabilized. For 2024, Cable Tax is projected at $920,000.

2024-2029 CFP Project Funding by Source
$260,772,874



	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Federal Grants	$3,210,672	$900,000	$0	$3,307,500	$2,933,400	$0	$10,351,572
General Facilities Charges	2,504,274	2,281,742	2,563,876	2,309,381	2,332,837	2,356,500	14,348,610
Other Financing Sources	8,986,638	17,610,338	56,777,076	6,563,188	447,612	24,692,563	115,077,415
State Grants	6,370,611	1,411,925	6,798,000	1,444,175	3,117,900	2,413,687	21,556,298
Cable TV Tax	920,000	915,400	910,823	906,269	901,738	900,000	5,454,230
Transfer from Gas tax	500,000	0	150,000	250,000	0	0	900,000
Transfer from Impact Fees	4,388,350	3,516,500	275,000	275,000	775,000	0	9,229,850
Transfer from OMPD	3,270,000	1,000,000	1,510,000	1,260,000	1,510,000	960,000	9,510,000
Transfer from REET	2,690,500	6,121,600	450,000	1,950,000	450,000	450,000	12,112,100
Transfer from SEPA	156,650	397,500	100,000	100,000	0	0	754,150
Transfer from TBD	1,750,000	1,750,000	3,500,000	1,500,000	1,500,000	1,500,000	11,500,000
Transfer from Utility Revenue	3,741,500	5,247,377	5,489,000	3,716,450	4,959,125	3,349,760	26,503,212
Transfer from Voted Utility Tax	1,372,000	3,472,000	372,000	772,000	372,000	272,000	6,632,000
Use of Fund Balance	6,843,544	2,981,629	1,195,196	1,126,717	2,119,862	2,576,489	16,843,437
Total	$46,704,739	$47,606,011	$80,090,971	$25,480,680	$21,419,474	$39,470,999	$260,772,874

Revenue Sources Available for the 2024-2029 Planning Period

- **Utility Projects**
  City Drinking Water, Wastewater, Storm and Surface Water and Waste ReSources utilities are operated like businesses and must be self-sustaining. They do not receive support from the City's General Fund. Utility capital projects are funded through a combination of general facility charges, utility rates, developer improvements, revenue bonds and low or no interest state loan programs. In addition, State and Federal grants also play an important role in funding utility projects. The one Waste ReSources utility project is funded by user utility rates.

- **Non-Utility Projects**
  Parks, Transportation, and General Capital Facilities projects are funded with general revenue, grants, cost sharing with neighboring jurisdictions (on shared projects), local improvement districts (LIDs), developer contributions, impact fees and Real Estate Excise Tax (REET) (1/2 of 1% on real estate sales), and Utility taxes. The City is at the statutory limit (six percent) for utility taxes, which may be imposed by the Council without a public vote. Of that six percent, currently one percent goes directly to the Capital Facilities Plan for general plan support. Another one half of a percent goes to the General Fund for park maintenance on capital projects. In addition, in September 2004, the voters approved a three percent increase in the Utility Tax above the six percent limit on non-municipal utilities (electric, gas and telephone), bringing the total Utility Tax assessed to nine percent. Of the three percent voter approved increase, two percent is allocated for Parks and one percent for Pathways/Sidewalks.

6% Non-Voted Utility Tax	3% Voter Approved Utility Tax
4.5% General Fund	2.0% Parks
0.5% Parks Capital Projects*	1.0% Pathways/Sidewalks
0.5% General Facilities Capital Projects**	
0.5% General Fund Parks/Bike Lanes	
*Temporarily reallocated to Parks capital projects and maintenance to 2030 **Temporarily reallocated to Parks capital projects and maintenance to 2026	

Voter-Approved Debt

State law limits bonded debt to 2.5 percent of Assessed Value (AV) of taxable property. The amount of non-voted debt plus voter-approved debt may not exceed the 2.5 percent of assessed value limit.

Based on the 2022 assessed value of $11,688,222,938, the City has a calculated total of $224,792,565 in capacity for General Purpose voter-approved bond; bonds paid back through an excess property tax levy. That capacity is reduced by both outstanding voted and outstanding non-voted debt, currently at $6,070,000 and $51,035,300, respectively. The adjusted remaining available voter-approved debt capacity is $167,687,265.

The City also has capacity for another 2.5 percent of AV (or $225 million) of voter approved debt capacity for open space, park and capital facilities purposes in 2024.

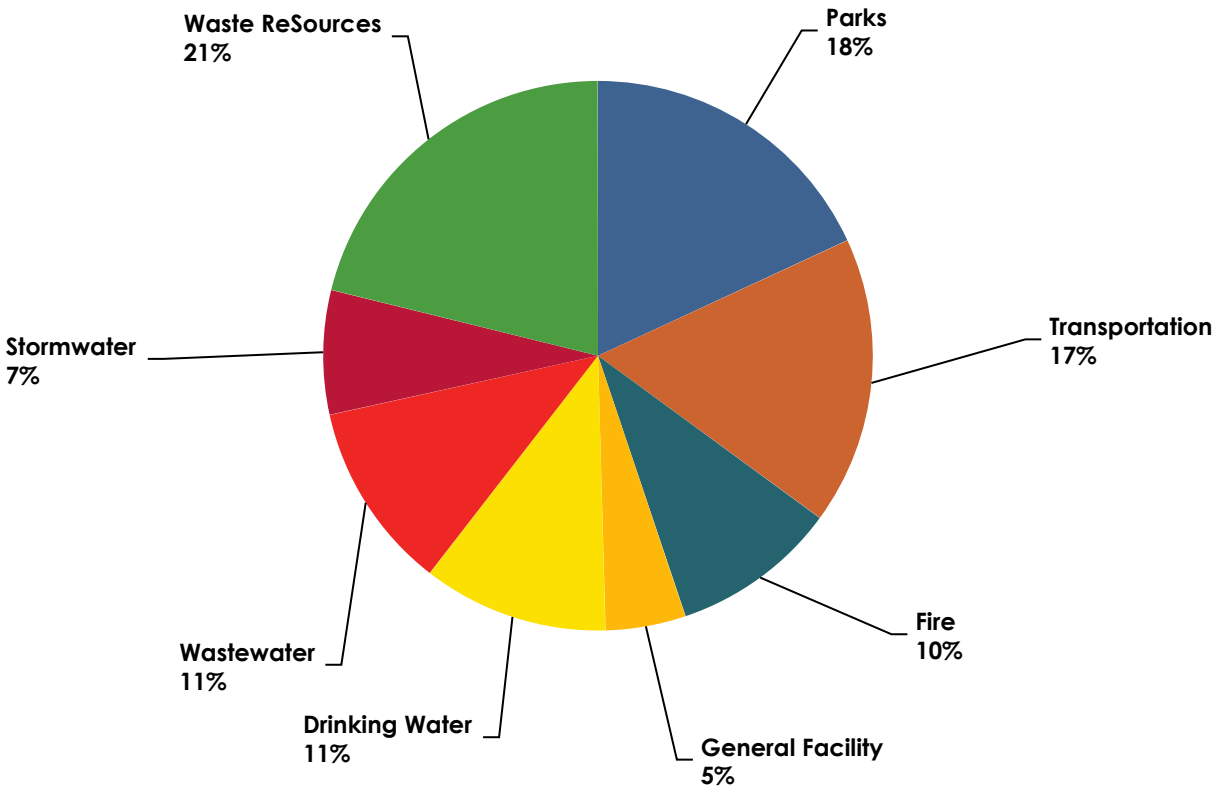
Non-Voted Debt

The City has $175,323,344 in non-voted general obligation bonding capacity (councilmanic) and presently has $126,884,944 of that amount uncommitted and available to use to finance projects. The City Council deliberates carefully before authorizing this method of financing as the City's existing operating revenues must be used for repayment.

Capital Costs of Proposed Projects in the 2024-2029 Financial Plan

Capital project costs for the City's 2024-2029 six-year capital facilities planning period totals $260,772,874. The chart below illustrates the percentage of the plan's six-year capital costs attributed to each program category. The table that follows illustrates planned capital costs by program category and the planned year of expenditure.

2024-2029 CFP Project Costs by Program
$260,772,874



	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total	Total %	2024 %
Parks	$15,657,000	$17,552,000	$6,507,000	$2,407,000	$4,007,000	$1,082,000	$47,212,000	18%	34%
Transportation	10,799,172	13,500,000	10,998,000	4,500,000	2,250,000	2,150,000	44,197,172	17%	23%
Fire	0	0	1,800,000	450,000	0	23,300,000	25,550,000	10%	0%
General Facility	2,546,440	3,402,482	2,134,847	964,732	1,083,175	2,188,257	12,319,933	5%	5%
Drinking Water	5,898,000	4,751,000	3,402,514	7,872,486	3,900,000	2,659,000	28,483,000	11%	13%
Wastewater	7,220,901	3,634,001	4,233,540	3,509,342	6,850,354	3,372,872	28,821,010	11%	15%
Stormwater	2,146,226	2,066,528	1,015,070	5,777,120	3,328,945	4,718,870	19,052,759	7%	5%
Waste ReSources	2,437,000	2,700,000	50,000,000	0	0	0	55,137,000	21%	5%
Total	$46,704,739	$47,606,011	$80,090,971	$25,480,680	$21,419,474	$39,470,999	$260,772,874		

Readers Guide

Executive Summary

Provides a summary of project costs and funding sources included in the 2024-2029 six-year planning window.

Section 1: Introduction

Overview of the Capital Facilities Planning

Defines the purpose of the Capital Facilities Plan (CFP), statutory requirements, and methodologies used to develop the CFP in its entirety.

Comprehensive Plan Goals and Policies

Identify the policy direction for how capital facilities will be provided in the City at adopted Level of Service (LOS) standards and for projected growth.

Frequently Asked Questions

Designed to answer the most commonly asked questions about the CFP, as well as assist the reader in better understanding elements of the Plan.

Section 2: Financial Overview

Long Term Financial Strategies

Key financial principles the City uses when making financial decisions.

Debt Limitations

Explains the amount of money the City of Olympia can legally borrow. This is important because some capital projects are financed with debt resources.

Funding Sources/Dedicated Revenues

Identifies the revenue sources used by the City to finance capital projects. Charted trends on collection of impact fees, Real Estate Excise Taxes and Utility Taxes are provided in this section.

Section 3: New Projects

New Projects

Provides a brief description of all new capital projects and the expected end result of the project. This provides the Council and community members a way to see how their money is being spent.

Program Sections

The nine program sections include the specific projects proposed for the 2024-2029 six-year financial plan. All sections include:

- Introductory Narrative
- Individual Program Information
- Debt Information, if applicable
- Program financial summary table summarizing proposed costs
- Funding sources
- Long Term Needs & Financial Planning

Parks, Arts and Recreation

Transportation

Fire

General Capital Facilities

Drinking Water

Wastewater

Storm and Surface Water

Waste ReSources

Home Fund

Section 13: Miscellaneous Reports

Active Status Project Report

Impact Fees (Collection & Usage Report)

Public Facilities Inventory

Section 14: Glossary

Glossary of terms

Acronyms

Section 15: School District CFPs

The latest published version of both the Olympia School District and North Thurston Public Schools Capital Facility Plans can be accessed online. For Olympia School District visit osd.wednet.edu. For North Thurston Public Schools visit nthurston.k12.wa.us/ntps. The information in the School Districts Plans is included in this document as the City charges and collects impact fees on the Districts' behalf. Once collected, fees are forwarded on to the applicable District. Any questions regarding a District's projects or school impact fees can be directed to the School District(s).

An Overview of Capital Facilities Planning

In 2016, the Council accepted the City's first Action Plan. The Action Plan is organized into six focus areas: Public Health and Safety; Community Livability; Downtown; Economy; Environment; and Neighborhoods. Each focus area includes strategies and actions to achieve the desired outcomes outlined in the 20-year Comprehensive Plan vision and indicators for tracking and reporting on progress toward that vision.

What Are Capital Facilities and Why Do We Need to Plan for Them?

Capital facilities are all around us. They are the public facilities we all use on a daily basis - streets, parks and public buildings like the Timberland Regional Library and Olympia Center. They also include our public water systems that bring us pure drinking water and the sanitary sewer systems that collects our wastewater for treatment and safe disposal. Even if you don't live in the City, you use capital facilities every time you drive, eat, shop, work, or play here. While a CFP does not cover day-to-day maintenance, it does include major renovation and repair projects when our public facilities are damaged or deteriorated to the point that they need to be rebuilt.

The planning period of the CFP is 20 years, the first six years are known as the Six-Year Financial Plan. Expenditures proposed for the first year of the program are incorporated into the Annual Budget as the Capital Budget (adopted in December of each year).

One of the most important aspects of the CFP process is that it is continually reviewed, evaluated and updated. New information and evolving priorities require frequent review. Each time the review is carried out, it must be done comprehensively and through a public process.

All of these facilities are planned for years in advance to assure they are available and adequate to serve our community. This type of planning involves determining when and where facilities will be needed, how much they will cost, and how they will be paid for. It is important to note that the CFP is a planning document. It includes timeline estimates based on changing dynamics related to growth projections, project schedules, or other assumptions.

To help identify when, where and which projects are needed, the City adopts master plans for the four utilities; Parks, Arts, and Recreation; Transportation; and others. The master plans provide more detail about the types of facilities needed. The projects listed in these master plans are prioritized. Ideally the timeframe, location and project cost estimates are provided. Projects identified in the master plans inform the CFP six-year financial plan for capital investments.

- Olympia Sea Level Rise Response Plan
- Parks, Arts and Recreation Plan
- Regional Climate Mitigation Plan
- Storm and Surface Water Plan
- Transportation Master Plan

- Waste ReSources Management Plan
- Wastewater Management Plan
- Water System Plan

These master plans are informed by the Comprehensive Plan in several meaningful ways. For example, the Comprehensive Plan identifies the projected population growth anticipated and the Future Land Use Map shows where certain land uses will be located over time. Additionally, level of service standards are adopted that define the quality of services the community expects the City to provide.

The State Growth Management Act (GMA) and Its Effect on the Capital Facilities Planning Process

The GMA requires that comprehensive plans guide growth and development so they are consistent with the 15 State planning goals. These goals must be balanced locally.

The GMA requires that Olympia and most other jurisdictions write, adopt and implement local comprehensive plans that guide development activity within their jurisdictions and associated Urban Growth Areas (UGA) over the next 20 years.

Each jurisdiction is required to coordinate its comprehensive plan with the plans of neighboring jurisdictions. Unincorporated areas located within designated UGAs must be planned through a joint process involving both the City and the County.

Consistency with the Remainder of Olympia's Comprehensive Plan

All chapters within the Comprehensive Plan must be "internally consistent", meaning all of the chapters must be consistent and support each other. When it comes to the CFP, it must show how the City will provide the capital facilities needed to implement the city's vision for the future at the adopted levels of service. The consistency requirement extends to the capital budget, which means the city must budget to build the needed capital facilities.

Concurrency and Levels-of-Service Requirements

The Growth Management Act encourages jurisdictions to have capital facilities in place and readily available when new development occurs or as service area population grows. This concept is known as concurrency and it is required for transportation facilities. Specifically, this means that:

- All public facilities necessary to serve new development and/or a growing service area population must be in place when it is needed. If not, a financial commitment must be made to provide the facilities within six years of the time they are needed; and
- There must be enough facilities to serve the population and/or new development. The facilities must meet an estimated minimum standard. These standards are set at the local level and they are referred to as "Levels of Service" standards.

Levels of service is how the City measures capacity. For example: acres of park land per capita, person-trips or mobility units, or water pressure per square inch. Local standards are influenced by community member input, City Council and Planning Commission recommendations, national standards, federal and state mandates and the standards of neighboring jurisdictions.

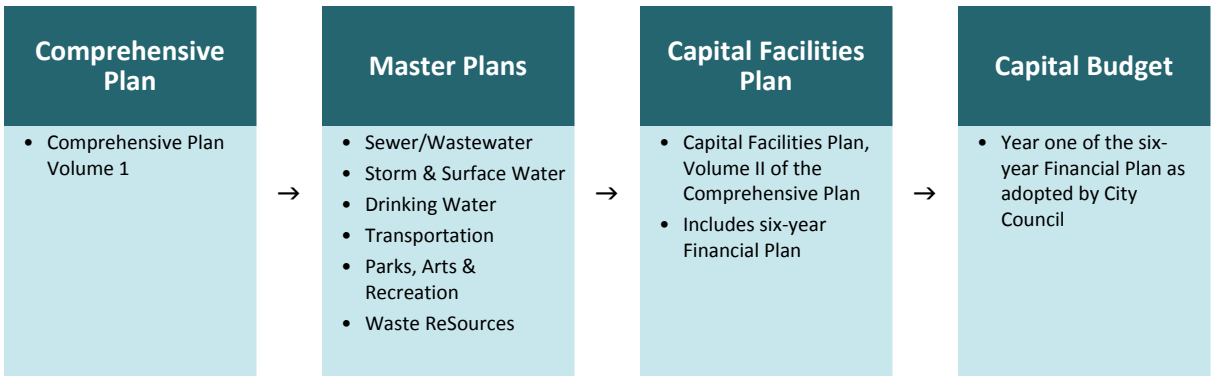
If a jurisdiction is unable to provide or finance capital facilities that meet the minimum level of service requirements, it must either: (a) adopt and enforce ordinances which prohibit approval of proposed development, or (b) lower established standards for levels of service. Transportation facilities are reviewed a little bit differently than other public facilities. The GMA requires that transportation improvements or strategies to address the impacts of proposed development projects need to be made concurrently with land development. “Concurrent with the development” is defined by the GMA to mean that any needed "improvements or strategies are in place at the time of development, or that a financial commitment is in place to complete the improvements or strategies within six years."

Jurisdictions may include concurrency requirements for other types of facilities besides transportation if it is identified in the Comprehensive Plan and currency ordinances are adopted for those facilities. Otherwise, the City is required to reassess its level of service standards at least every ten years during the periodic update of the Comprehensive Plan.

Determining Where, When and How Capital Facilities Will Be Built

In planning for future capital facilities, several factors are considered. Many are unique to the type of facility being planned. The process used to determine the location of a new park is very different than the process to locate a new sewer line. This capital facilities plan is the product of many separate but coordinated planning documents, each focusing on a specific type of facility. Future sewer requirements are addressed in a sewer plan, parks facilities through a parks and recreation plan, urban trail facilities through an urban trails plan, etc. Related plans can also be regional in nature, such as the Regional Trails Plan, Regional Transportation Plan, Sustainable Thurston and the Thurston Climate Mitigation Plan.

Some capital facilities projects are not included in the Comprehensive Plan because they do not fall into one of the standard growth management chapters. Nonetheless, many of the projects are vital to the quality of life in Olympia. The Farmers Market and City Hall are examples of this. In addition, recommendations from the public, advisory boards, and the Olympia Planning Commission are considered when determining types and locations of projects. The illustration below shows how the City’s Comprehensive Plan directly impacts the other plans, and ultimately the CFP. The various elements of the Comprehensive Plan affect the type and capacities of capital facilities required.



How Citizens Can Get Involved in the Capital Facilities Plan

The City of Olympia strives to create a CFP which truly responds to the needs of the community. The City encourages community members, community groups, businesses and other stakeholders to work with staff and the Olympia Planning Commission to merge their suggestions into the various Master Plans. Projects and policies are continually monitored and modified in the long-term plans, like the Comprehensive Plan or the Master Plans. These updates usually include a public process with input from associated City boards and commissions. See the Capital Facilities Plan Calendar of Events on the City website for public hearing dates for this CFP.

Population Forecasts for Olympia's Urban Growth Area (UGA)

Comprehensive Plans and CFPs must address projected population growth within a jurisdiction's UGA. The Thurston Regional Planning Council (TRPC) anticipates Olympia will grow roughly 25 percent between 2015 and 2035, or from 51,020 to 68,460 persons.

Joint Projects and Projects by Other Jurisdictions

Several of the projects listed within this document will be coordinated with other jurisdictions or agencies. A stormwater project, for instance, may address a drainage problem that ignores City or UGA boundaries. A transportation project may involve upgrading a roadway that crosses the City Limits. On these types of projects, joint planning and financing arrangements are made and detailed on the individual project's worksheet.

For example, Thurston County has several "county only" parks or transportation projects planned within Olympia's unincorporated UGA. Under the joint planning agreement established between the City and Thurston County, initial financing and construction of these projects falls under County coordination. For more detail, please refer to the Thurston County CFP.

Capital Facilities Not Provided by the City

The GMA also requires that jurisdictions plan for and coordinate with other entities, such as schools, solid waste providers, and regional wastewater treatment agencies. These facilities are planned for and provided throughout the UGA by the various school districts, the Thurston County Department of Solid Waste, and the LOTT Wastewater Alliance.

The City of Olympia charges school impact fees on behalf of the Olympia School District and North Thurston Public Schools. Each District's CFP is included at the end of this document. The LOTT Wastewater Alliance functions as a regional agency providing wholesale wastewater resource treatment and management services in the public's interest. Therefore, the LOTT Alliance capital facilities are not included in this document.

What is Not Included in This CFP Document?

This Capital Facilities Plan does not include information on previously funded capital projects that are still in progress. If the project is currently active and requires additional funding in the future, it is included in this plan.

Routine maintenance operations are included in the City's operating budget. When new or upgraded facilities are planned, it is important to consider the impact the facilities will have to the operating budget. For example, developing a new park will require construction of improvements such as sidewalks, access and parking, lighting, restrooms, play equipment, and fields and lawn areas, which are funded through the capital budget. The new park will also require on-going maintenance and other expenses like lawn mowing, utility expenses and minor repairs. These types of expenses are funded through the operating budget.

Limitation of Funding Sources

Capital facilities require substantial financial investments. It is important to note that most of the funding sources can only be used on specific types of projects. For example, monies from the water utility cannot be used to build new play equipment in a City park.

Planning Cycles

The City is required to update its Comprehensive Plan at least every ten years. Several of the Master Plans are required to be updated on differing cycles. Balancing these rotating schedules can be challenging. As each plan is updated, it is reviewed for consistency with the other plans, to ensure the City is working to provide the facilities needed to implement the Comprehensive Plan at the adopted levels of service standards.

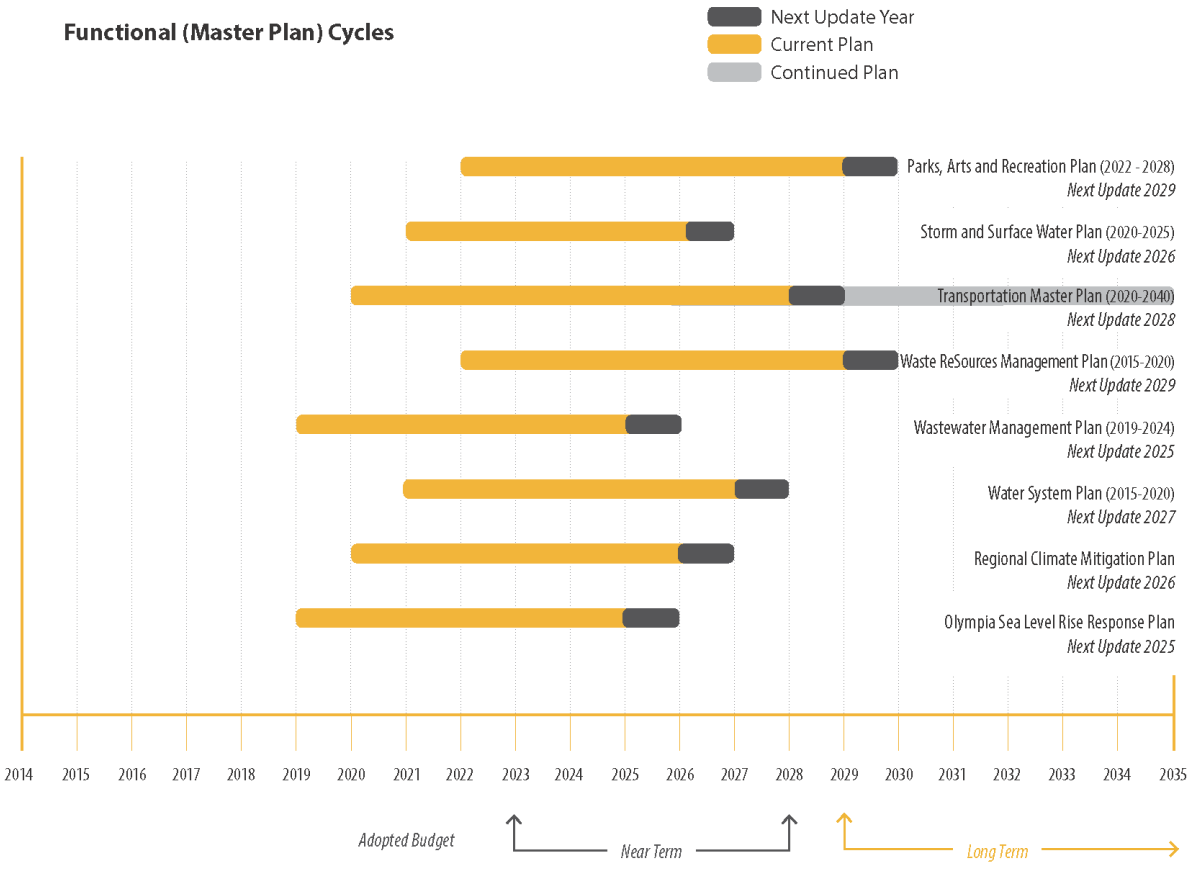
The bottom line is that the City is working to ensure the capital facilities the community depends on are planned and provided for, understands how much these will cost, and has identified how they will be financed.

Planning and Budget Cycles

The City is required to update its Comprehensive Plan every ten years. Several of the Master Plans are required to be updated on different cycles. Balancing these rotating schedules can be challenging. As each plan is updated, it is reviewed for consistency with the other plans, to ensure the city is working to provide the facilities needed to implement the Comprehensive Plan at the adopted levels of service standards.

Comprehensive Plan (2014 - 2035)

Functional (Master Plan) Cycles



Key Terms

Capital Facilities Plan (CFP)

A 20-year plan to implement the comprehensive plan vision, showing how the city will provide urban governmental services at adopted levels of service standards for the existing and projected population growth in the City and Urban Growth Area. It includes projected timing, location, costs and funding sources for capital projects. The CFP identifies which capital facilities are necessary to support development/growth. Projects in the CFP are directly related to the applicable master plan or functional plans, such as the Parks, Arts and Recreation Plan, the Storm and Surface Water Plan, and other similar plans. The CFP is an element of the Comprehensive Plan, which is required to be internally consistent with the other chapters of the plan and the City budget.

Six-Year Financial Plan

A six-year financially constrained plan of identified projects, anticipated costs, and proposed funding sources that is part of the Capital Facilities Plan.

Capital Improvement

A project to create, expand or modify a capital facility. The project may include design, permitting, environmental analysis, land acquisition, construction, landscaping, site improvements, initial furnishings and equipment.

Capital Budget

The approved annual budget for capital facilities, as adopted by the City Council. The Capital Budget is "Year one" of the Capital Investment Strategy.

Capital Facilities

A structure, improvement, piece of equipment or other major asset such as land that has a useful life of at least five years. Capital facilities are provided by or for public purposes and services including, but not limited to, the following:

- Bikeway and Disability Access Ramps
- Detention Facilities
- Drinking Water
- Fire and Rescue
- Government Offices
- Law Enforcement
- Libraries
- Open Space
- Parks (Neighborhood and Community)
- Public Health
- Recreational Facilities
- Roads
- Sanitary Sewer
- Sidewalks
- Solid Waste Collection and Disposal
- Stormwater Facilities
- Street Lighting Systems
- Traffic Signals

Additional terms are defined in the Glossary.

CFP Comprehensive Plan Goals and Policies

The CFP is a required element of our 20-year Comprehensive Plan. The following are long-term goals and policies to guide the CFP:

- **Goal 1**
  The Capital Facilities Plan provides the public facilities needed to promote orderly compact urban growth, protect investments, maximize use of existing facilities, encourage economic development and redevelopment, promote private investment, increase public well-being and safety and implement the Comprehensive Plan.
  - **Policy 1.1**
    Annually review, update and amend a six-year Capital Facilities Plan that:
    a. Is subject to annual review and adoption, respectively, by the Planning Commission and City Council.
    b. Is consistent with the Comprehensive Plan, master plans and adopted investment strategies.
    c. Defines the scope and location of capital projects or equipment.
    d. States why each project is needed and its relationship to established levels of service.
    e. Includes project construction costs, timing, funding sources and projected operations and maintenance impacts.
    f. Serves as the City's plan for capital project development.
    g. Includes an inventory of existing capital facilities and a forecast of capital facility needs.
    h. Monitors the progress of capital facilities planning with respect to rates of growth, development trends, changing priorities and budget and financial considerations.
    i. Considers needs and priorities beyond the six-year time horizon.
    j. Is coordinated with Thurston County and the Olympia School District if school impact fees are being charged.
  - **Policy 1.2**
    Encourage active community member participation throughout the process of developing and adopting the Capital Facilities Plan. Provide the public with adequate time to review and respond to the Plan and related proposals.
  - **Policy 1.3**
    Support joint development and use of facilities such as parks and museums, and protection of shared resources such as critical areas and open space.
  - **Policy 1.4**
    Coordinate with other capital facilities service providers to keep each other current, maximize cost savings and schedule and upgrade facilities efficiently.

- **Policy 1.5**
  Evaluate and prioritize proposed capital improvement projects using the following long-term financial strategy principles and guidelines:

  a. Do projects well or not at all.
  b. Focus programs on Olympia residents and businesses.
  c. Preserve and maintain physical infrastructure.
  d. Use an asset management approach to the City's real estate holdings.
  e. Use unexpected one-time revenues for one-time costs or reserves.
  f. Pursue innovative approaches.
  g. Maintain capacity to respond to emerging community needs.
  h. Address unfunded mandates.
  i. Selectively recover costs.
  j. Recognize the connection between the operating and capital budgets.
  k. Utilize partnerships wherever possible.
  l. Stay faithful to City goals over the long run.
  m. Think long-term.

- **Policy 1.6**
  Ensure that capital improvement projects are:

  a. Financially feasible.
  b. Consistent with planned growth patterns provided in the Comprehensive Plan.
  c. Consistent with State and Federal law.
  d. Compatible with plans of State agencies.
  e. Sustainable within the operating budget.

- **Policy 1.7**
  Give priority consideration to projects that:

  a. Are required to meet State or Federal law.
  b. Implement the Comprehensive Plan.
  c. Are needed to meet concurrency requirements for growth management.
  d. Are already initiated and to be completed in subsequent phases.
  e. Renovate existing facilities to remove deficiencies or allow their full use, preserve the community's prior investment or reduce maintenance and operating costs.
  f. Replace worn-out or obsolete facilities.
  g. Promote social, economic and environmental revitalization of commercial, industrial and residential areas in Olympia and its Growth Area.
  h. Are substantially funded through grants or other outside funding.
  i. Address public hazards.

- **Policy 1.8**
  Adopt each update of this Capital Facilities Plan as part of the Comprehensive Plan.

- **Policy 1.9**
  Adopt by reference updates of the Olympia School District Capital Facilities Plan as part of this Capital Facilities element. Identify and recommend to the District that it revise any elements of the School District's plan that are inconsistent with the Comprehensive Plan.
- **Policy 1.10**
  Monitor the progress of the Capital Facilities Plan on an ongoing basis.
- **Policy 1.11**
  Recognize the year in which a project is carried out, or the exact amounts of expenditures by year for individual facilities, may vary from that stated in the Capital Facilities Plan due to:
  a. Unanticipated revenues or revenues that become available to the City with conditions about when they may be used.
  b. Change in the timing of a facility to serve new development that occurs in an earlier or later year than had been anticipated in the Capital Facilities Plan.
  c. The nature of the Capital Facilities Plan as a multi-year planning document. The first year or years of the Plan are consistent with the budget adopted for that financial period. Projections for remaining years in the Plan may be changed before being adopted into a future budget.

- **Goal 2**
  As urbanization occurs, the capital facilities needed to direct and serve future development and redevelopment are provided for Olympia and its Urban Growth Area.
  - **Policy 2.1**
    Provide the capital facilities needed to adequately serve the future growth anticipated by the Comprehensive Plan, within projected funding capabilities.
  - **Policy 2.2**
    Plan and coordinate the location of public facilities and utilities to accommodate growth in advance of need, and in accordance with the following standards:
    a. Coordinate urban services, planning and standards by identifying sites for schools, parks, fire and police stations, major stormwater facilities, greenbelts and open space consistent with goals and policies promoting compact growth in the Comprehensive Plan prior to development. Acquire sites for these facilities in a timely manner and as early as possible in the overall development of the area.
    b. Assure adequate capacity in all modes of transportation, public and private utilities, municipal services, parks and schools.
    c. Protect groundwater from contamination and maintain groundwater in adequate supply by identifying and reserving future supplies well in advance of need.
  - **Policy 2.3**
    Use the type, location and phasing of public facilities and utilities to direct urban development and redevelopment consistent with the Comprehensive Plan. Consider the level of key facilities that can be provided when planning for various densities and types of urban land use.
  - **Policy 2.4**
    Ensure adequate levels of public facilities and services are provided prior to or concurrent with land development within the Olympia Urban Growth Area.

- **Policy 2.5**
  When planning for public facilities, consider expected future economic activity.
- **Policy 2.6**
  Maintain a process for identifying and siting essential public facilities consistent with State law and County wide Planning Policies.

- **Goal 3**
  The City prudently manages its fiscal resources to provide needed capital facilities.
  - **Policy 3.1**
    Ensure a balanced approach to allocating financial resources among: (1) maintaining existing facilities, (2) eliminating existing capital facility deficiencies, and (3) providing new or expanding facilities to serve development and encourage redevelopment.
  - **Policy 3.2**
    Use the Capital Facilities Plan to integrate all of the community's capital project resources (grants, bonds, city funds, donations, impact fees and any other available funding).
  - **Policy 3.3**
    Allow developers who install infrastructure with excess capacity to use latecomers agreements wherever reasonable.
  - **Policy 3.4**
    Pursue funding strategies that derive revenues from growth that can be used to provide capital facilities to serve that growth. These strategies include, but are not limited to:
    a. Collecting impact fees for transportation, parks and open space, and schools.
    b. Allocating sewer and water connection fees primarily to capital improvements related to urban expansion.
    c. Developing and implementing other appropriate funding mechanisms to ensure new development's fair share contribution to public facilities.
  - **Policy 3.5**
    Assess the additional operations and maintenance costs associated with acquisition or development of new capital facilities. If accommodating these costs places a financial burden on the operating budget, consider adjusting the capital plans.
  - **Policy 3.6**
    Achieve more efficient use of capital funds through joint use of facilities and services by utilizing measures such as inter-local agreements, regional authorities and negotiated use of privately and publicly owned land.
  - **Policy 3.7**
    Consider potential new revenue sources for funding capital facilities, such as:
    a. Growth-induced tax revenues.
    b. Additional voter-approved revenue.
    c. Regional tax base sharing.
    d. Regional cost sharing for urban infrastructure.
    e. County-wide bonds.
    f. Local Improvement Districts.

- **Policy 3.8**
  Choose among the following available contingency strategies should the City be faced with capital facility funding shortfalls:

  a. Increase general revenues, rates, or user fees; change funding source(s).
  b. Decrease level of service standards in the Comprehensive Plan and reprioritize projects to focus on those related to concurrency.
  c. Change project scope to decrease the cost of selected facilities or delay construction.
  d. Decrease the demand for the public services or facilities by placing a moratorium on development, developing only in served areas until funding is available, or changing project timing and/or phasing.
  e. Encourage private funding of needed capital project; develop partnerships with Lacey, Tumwater and Thurston County (the metropolitan service area approach to services, facilities or funding); coordinate regional funding efforts; privatize services; mitigate under the State Environmental Protection Act (SEPA); issue long-term debt (bonds); use Local Improvement Districts (LID's); or sell unneeded City-owned assets.

- **Policy 3.9**
  Secure grants or private funds, when available, to finance capital facility projects when consistent with the Comprehensive Plan.

- **Policy 3.10**
  Reassess the Land Use Element of the Comprehensive Plan if probable funding for capital facilities falls short of needs.

- **Goal 4**
  Public facilities constructed in Olympia and its Growth Area meet appropriate safety, construction, durability and sustainability standards.

  - **Policy 4.1**
    Adhere to Olympia's Engineering Development and Design Standards when constructing utility and transportation related facilities.

  - **Policy 4.2**
    Regularly update the Engineering Development and Design Standards.

  - **Policy 4.3**
    Ensure that the Engineering Development and Design Standards are consistent with the Comprehensive Plan.

  - **Policy 4.4**
    Apply value engineering approaches on major projects in order to efficiently use resources and meet community needs.

Frequently Asked Questions

What is a Capital project?

A structure, improvement, piece of equipment, or other major asset, including land, that has a useful life of at least five years. Examples of capital projects include public streets, City parks and recreation facilities, public buildings such as libraries, fire stations and community centers, public water systems and sanitary sewer systems. While capital projects do not cover day-to-day maintenance, it can include major repairs or reconstruction like a roof repair on a City-owned building.

There are a lot of projects in the CFP. How does the City decide which projects are a priority?

The projects in the CFP are identified because they meet the goals of the 20-year Comprehensive Plan and are reflected in the applicable master plan. The City uses several criteria to prioritize, including:

- Public health and safety
- Regulatory requirements
- Available funding, including State and Federal grants
- Council and Community priorities
- Public health and safety

It seems likely that a capital project may affect future operating budgets. Does this have an impact on whether or not a project will be approved and funded?

Yes. It is important that on-going maintenance needs are considered for capital improvements, as these annual expenses impact the City's operating budget.

Can money from the various funds be used on any capital facility?

No. Certain funding sources have restrictions on how they can be used. For example, revenue collected from the Olympia Metropolitan Park Fund can only be used to fund Park projects.

What is the Utility Tax and what projects does it fund?

The City Council has authority to approve, without voter approval, up to a six percent utility tax on private utilities. Five percent of the utility tax collected goes to the General Fund Operating Budget and one percent goes to fund Capital Projects.

In addition, in 2004 the City presented Olympia residents with a ballot measure to raise the utility tax to from six to nine percent. This Voted Utility Tax was approved and provides an additional two percent funding for Parks and one percent funding for Transportation to fund pathways and sidewalks.

Once a project has been approved and funded, can any part of the money be used for another project?

Yes. The City Council can, by simple majority, vote to appropriate funds to a different project. However, they are limited by the funding source and any restrictions. For example, utility funds cannot be used to build park improvement projects. In most cases, this happens when the City needs money to match a State or Federal grant. Leveraging State and Federal grants helps the City implement more capital projects for the community.

If a project was identified in the CFP and funded, will it continue to be listed until the project is completed?

If the project is in progress and continues to need funding, it will be listed. For example, some projects require funding for design. Once the design is funded and complete, the project continues to be in the CFP because money is needed for construction.

Individual project financial information seems to indicate that a specific dollar amount can be expected to be spent on the project over the next six years. Is this a correct interpretation?

No. The planning period for a CFP project is 20 years. Only expenditures and revenues proposed for the first year of the program are incorporated into the Annual Capital Budget (adopted in December of each year). It is important to note that the CFP is a planning document that includes timeline estimates based on changing dynamics related to growth projections, project schedules, new information, evolving priorities, or other assumptions. The Capital Facilities Plan is reviewed and amended annually to verify the availability of fiscal resources. Therefore, project cost estimates and timelines may change.

What happens if a project does not receive the anticipated funding over the next six years?

To address a funding shortfall, the City may delay the project, re-scope or phase the project to help reduce the cost, lower the adopted level of service standards, or reassess the land use element of the Comprehensive Plan. Such decisions are made in a public process.

Are all projects in the listed in CFP completed within six years?

No. The Capital Facilities Plan is a financial plan. The City uses it to verify that resources are available to build the facilities needed to achieve our 20-year comprehensive plan vision. Capital facilities fluctuate based on population growth, existing deficiencies, major facility maintenance and repair needs, internal operations, and Council and Community priorities. The plan is reviewed and updated annually.

What is the difference between State Environmental Policy Act (SEPA) mitigation fees and Olympia impact fees?

SEPA mitigation fees may be required for new, major developments to cover their direct impact on the natural or built environment. The specific impacts are identified in an environmental analysis completed for the project. Transportation and parks SEPA mitigation fees for developments proposed within the Urban Growth Area are the most common sources. These fees are collected from specific

development projects in or outside of the City that are likely to have an impact on facilities in the City of Olympia, and the funds can only be spent on the identified project's need to address impacts from the project.

Olympia's impact fees are charged to new development only within the City limits. The City is able to spend these fees on "system improvements" for transportation or park projects. System improvements can include physical or operational changes to existing streets, as well as new street connections that are built in one location to benefit projected needs at another location. Funds collected can only be used for projects that are specifically identified as part of the impact fee calculation. Olympia does collect impact fees on behalf of the Olympia School District and North Thurston Public Schools, based on the District's Capital Facilities Plan and forwards the fees on to the District.

Can the City collect impact fees in the Urban Growth Area?

No, the City of Olympia may not collect impact fees for projects in the Urban Growth Area.

When Olympia annexes an area where the County has a County-funded project underway, does the City assume responsibility for the project and associated project costs?

When an annexation includes capital projects that will add to Olympia's asset base, the City may negotiate related project costs as part of an interlocal agreement between the City and the County.

Calendar of Key CFP Events

Event	Month
Proposed CFP Projects due from departments	June 8
Present Preliminary CFP to Council	August 8
Planning Commission Public Hearing on Preliminary CFP	September 18
City Council Public Hearing and Discussion on Preliminary CFP	October 17
First Reading of Capital Budget	December 5
Second and Final Reading of Operating and Capital Budgets	December 19

Annual Capital Facilities Plan/Capital Budget Development & Review Process

Project Steps	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Prioritize CFP Projects based on Master Plans												
Estimate Revenues by Funding Source												
Advisory Committees Review Projects												
Distribute Preliminary CFP and 6 Year Financial Plan												
Public Involvement and Communication												
City Council Adopts CFP 6-year Financial Plan & Capital Budget												
Public Involvement and Communication	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
City Internet												
Public Hearing												
Public Meeting												
Stakeholders	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
City Council												
City Council Finance Committee												
Planning Commission												
Utility Advisory Committee												
Bicycle and Pedestrian Advisory Committee												
Parks and Recreation Advisory Committee												
Media												

Long Term Financial Strategy

The Long Term Financial Strategy is an approach to sustaining high quality services, setting priorities and making them happen. The purpose of the Long-term Financial Strategy is to look forward six years and beyond to provide guidance to the annual budget process.

Key Financial Principles

Make Trade-Offs

Do not initiate major new services without either:

- Ensuring that revenue to pay for the service can be sustained over time, or
- Making trade-offs of existing services.

Do It Well

If the City cannot deliver a service well, the service will not be provided at all.

Focus Programs on Olympia Residents and Businesses

However, do not exclude others from participating in these programs as well.

Preserve Physical Infrastructure

Give priority to maintaining existing infrastructure.

Use Unexpected One-Time Revenues for One-Time Costs or Reserves

One-time revenues or revenues above projections will be used strategically to fund prioritized capital projects. The City will also consider additional costs such as increased operations and maintenance.

Invest in Employees

The City will invest in employees and provide resources to maximize their productivity.

Pursue Innovative Approaches to Service Delivery

Continue to implement operational efficiencies and cost saving measures in achieving community values. Pursue partnerships and cost sharing strategies with others.

Contract In/Contract Out

Consider alternative service delivery to maximize efficiency and effectiveness.

Maintain Capacity to Respond to Emerging Community Needs

Pursue Entrepreneurial Initiatives

Address Unfunded Liabilities

Selectively Recover Costs

On a selective basis, have those who use a service pay the full cost.

Recognize the Connection Between the Operating Budget and the Capital Budget

Continuous Improvement

At All Times, Maximize Efficiencies While Achieving Community Values

Involve Community Members in Financial Decisions

Update the Long Term Financial Strategy Annually

Guidelines

What Should the City Do Every Year, Whether the Financial Forecast is Positive or Negative?

- Increase operating cost recovery (user fees)
- Pursue cost sharing

What Should the City Do in the Following Year's Budget When the Financial Forecast is Positive?

- Assess the situation
- Maintain adequate reserves (10 percent General Fund Emergency and Budget Revenue Stabilization)
- Use one-time revenues only for one-time expenses
- Use recurring revenues for recurring costs or for one-time expenses

- Stay faithful to City goals over the long run
- Think carefully when considering revenue cuts
- Think long-term

What Should the City Do in the Following Year's Budget When the Financial Forecast is Negative?

- Assess the situation
- Use reserves sparingly
- Reduce services
- Continue to think carefully when considering tax increases

What Should the Council Consider Before Increasing Taxes?

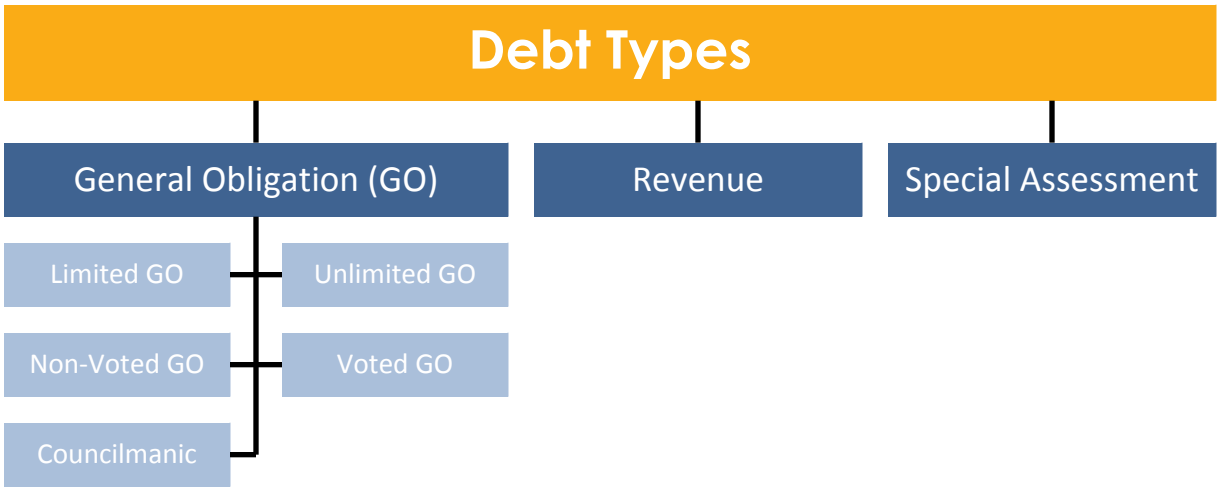
- Will the increase result in programs or services that will have a quantifiable public benefit?
- Is the tax source related and connected to the services that are to be supported by the new revenue?
- Is the increase fully justifiable in terms of need?
- Has every effort to educate community members about the tax been taken in advance of the increase?
- Are the services that are intended to be supported by the new revenue supportable into the foreseeable future?

What Should the Council Consider Before Asking Residents to Increase Taxes?

- Have efforts to educate residents about the tax been made?
- Has there been ample time for residents to debate and discuss the issue?
- Has the council taken the time to listen to residents' concerns?
- Do our residents understand what the results will be following implementation of the new tax?

Debt Types and Limitations

Local governments have three distinct types of debt that can be issued to generate funding. The debt types are often referred to with different terms, which can lead to confusion. The chart below outlines the debt types.



1. **General obligation (GO)** debt is borrowing that is secured by the full faith and credit of the local government issuing the debt. The entity, unconditionally, pledges its tax revenues to pay debt service (interest and principal) on the debt as it matures. If the debt is in the form of a bond, the bond owners have a legal claim on all the general income of the entity if a default occurs. In Washington State, limitations on GO indebtedness are provided for in the state statutes; RCW 39.36 . There are two sub-categories of GO debt:
   - Limited tax general obligation (LTGO) debt (also called non-voted GO debt or “councilmanic" bonds) may be issued by a vote of the legislative body. Because the voters have not been asked to approve a tax increase to pay for the principal and interest on this non-voted type of debt, general revenues must be pledged to pay for its debt service. It is important to note that non-voted GO debt does not provide any additional revenue to fund the debt service payments, so instead must be paid from existing revenue sources.
   - Unlimited tax general obligation (UTGO) bonds (also called voted GO debt) must be approved by 60 percent of the voters, with a voter turnout equal to at least 40 percent of those who voted in the most recent general election. When the voters are being asked to approve the issuance of these bonds, they are simultaneously asked to approve an excess property tax levy which raises their property taxes to cover the debt service payments. Voted GO debt bonds can be used only for capital purposes and replacement of equipment is not a permitted use (RCW 84.52.056).

2. **Revenue debt** is different from GO debt in its method of repayment. Unlike GO debt, which relies on taxation, revenue debt is guaranteed by the specific revenues generated by the issuer. For example, the City's water utility can issue revenue debt using the revenues from customer water bills to guarantee the repayment of the debt.
3. **Special assessment debt** is debt repaid from assessments against those who directly benefit from the project the funds have been used to finance. For example, if a special assessment bond is issued to pay for sewer improvements that benefit a specific subset of the population, the City can develop an assessment roll for those properties benefiting from the improvement to repay the debt. An example of this would be a local sewer improvement district (LID). The City does not have any outstanding special assessment debt.

Debt Limitations

Olympia issues debt only to provide financing for essential and necessary capital projects. Through debt planning and the Capital Facilities Plan, the City integrates its capital projects. The services that the City determines necessary to its residents and visitors form the basis for all capital projects.

The goal of Olympia's debt policy is to maintain the ability to provide high quality essential City services in a cost effective manner. Councilmembers weigh this goal against maintaining the ability to borrow at the lowest possible rates. The City uses the following guidelines before financing projects with long-term debt:

- Management staff and elected officials conservatively project the revenue sources to pay off the debt.
- The term of the debt will not exceed the useful life of the project.
- The benefits of the improvement must outweigh its costs, including the interest costs of financing.

State law limits bonded debt to 2.5% of assessed value of taxable property. Of this limit, up to 1.5 percent of assessed value of taxable property may be non-voter approved debt (councilmanic bonds). However, the amount of non-voted, plus voter-approved debt, may not exceed the 2.5 percent of assessed value limit.

	January 1, 2023
Taxable Assessed Value as of January 1, 2023	**$11,688,222,938**
General Indebtedness without a Vote of the People:	
Legal Limit, 1.5% of Property Value:	$175,323,344
G.O. Bond Liabilities	($48,438,400)
Remaining Non-Voted Debt Capacity	$126,884,944

General Indebtedness with a Vote of the People:	
Legal Limit, 2.5% of Property Value:	$292,205,573
Outstanding Voted Debt	($5,325,000)
Outstanding Non-voted Debt	($48,438,400)
Remaining Voted Debt Capacity	$238,442,173

In addition to the above limits, the City has debt authority with a vote of the people of two and a half percent each for parks and utility purposes. Olympia has not accessed this authority.

Funding Sources

In an attempt to stretch the money as far as it will go, the CFP incorporates many different funding sources. Those sources may include current revenues, bonds backed by taxes or utility revenues, state and federal grants, special assessments on benefiting properties, as well as donations. A complete list of funding sources for 2024-2029 is:

CFP Funding Sources

Current Revenue

- Wastewater Rates
- Drinking Water Rates
- Storm & Surface Water Rates
- General Facilities Charges
- Non-Voted Utility Tax (one percent of gross revenue)
- Voted Utility Tax (three percent of gross revenue)
- Motor Vehicle Fuel Tax
- Interest
- Real Estate Excise Tax (REET) (half of a percent of real estate sales)
- Cable TV Tax (six percent of gross revenue)
- Public Facilities District Reserves
- Maintenance Center Rental Rates

Debt Instruments

- General Obligation Bonds
- Utility Revenue Bonds
- Loans from State of Washington agencies
- Private placement loans and other debt instruments

Grants

- Federal Surface Transportation Program Funds
- State Transportation Improvement Board Funds
- Federal Community Development Block Grant
- Federal Highways Administration
- Washington State Department of Transportation
- State Recreation Conservation Office

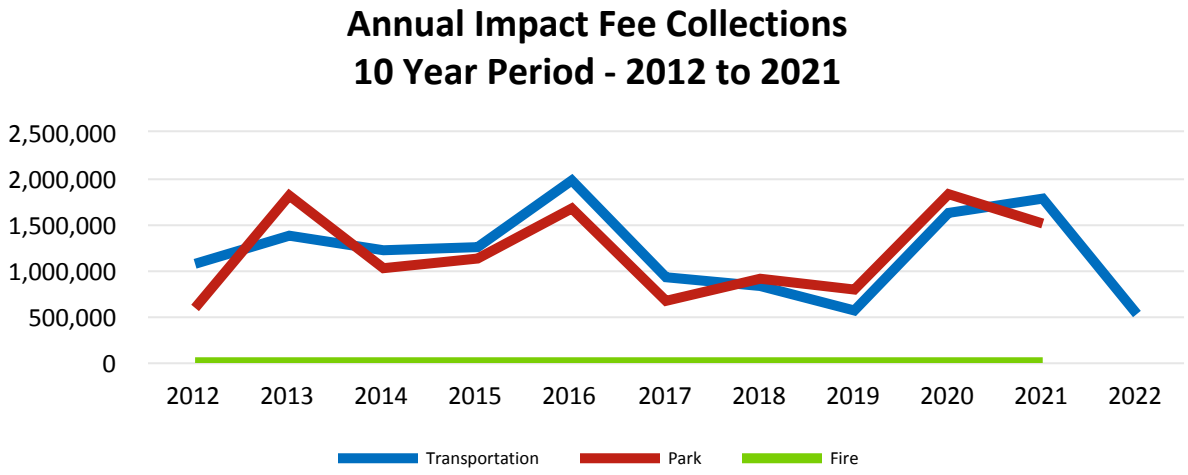
Other

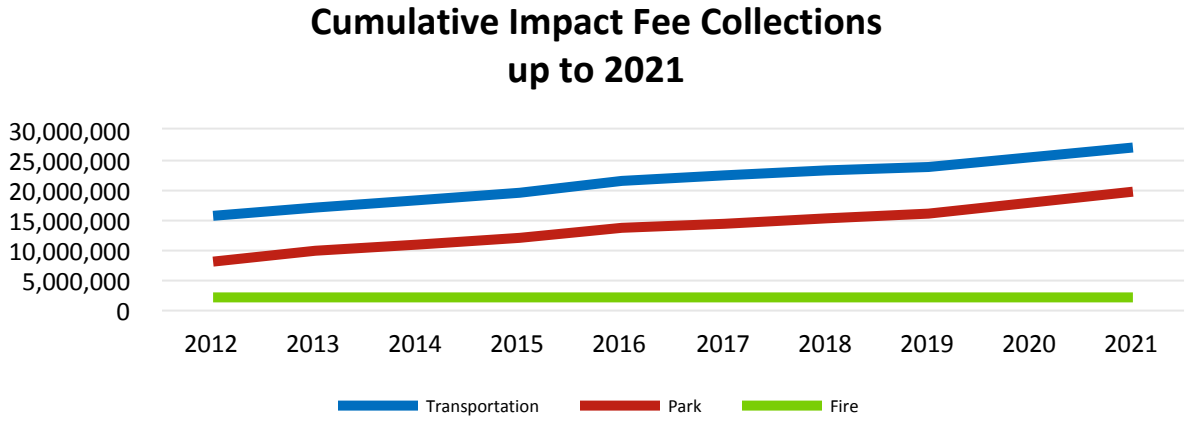
- Impact Fees (OMC 15.16)
- Transportation Benefit District (TBD) fees (OMC 3.04.128)
- State Environmental Policy Act (SEPA) Mitigation Fees (3.04.130)
- Olympia Metropolitan Park District (OMPD)
- Olympia Home Fund - Capital - (OMC 3.04.318)
- Economic Development Program

Revenues Dedicated to the CFP

Impact Fee Revenue

Impact Fees are one-time charges imposed on development activity to raise revenue for the construction or expansion of public facilities needed to serve new growth and development. Impact fees can be assessed and dedicated primarily for the provision of additional roads and streets (transportation), parks, schools and fire protection facilities. The City collects and uses both park and transportation impact fees. The City also collects school impacts fees on behalf of the Olympia School District, then forwards them on to the school district for school capital purposes. Currently, the City does not collect fire impact fees.





Impact Fee Rates for Single Family Home

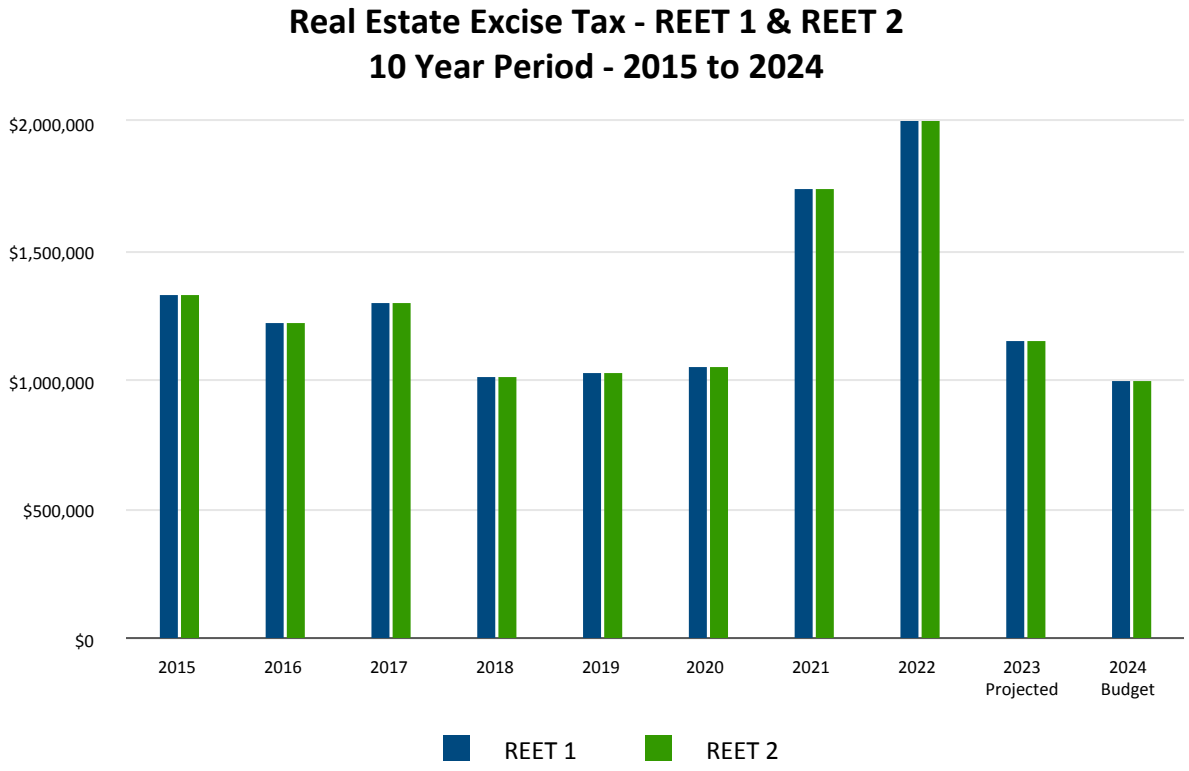
City										
Year	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Parks	$5,090	$5,334	$5,437	$5,446	$5,581	$5,581	$5,581	$5,581	$5,581	$5,987
Transportation	$2,654	$2,688	$2,913	$3,498	$3,450	$3,213	$3,219	$3,662	$3,845	$4,229

Schools										
Year	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Single Family	$5,895	$4,978	$5,298	$5,298	$5,350	$4,972	$5,448	$5,448	$6,029	$6,475
Multi Family	$1,749	$1,676	$2,498	$2,520	$2,621	$2,575	$2,133	$2,133	$2,477	$2,477

Real Estate Excise Tax (REET) Revenue

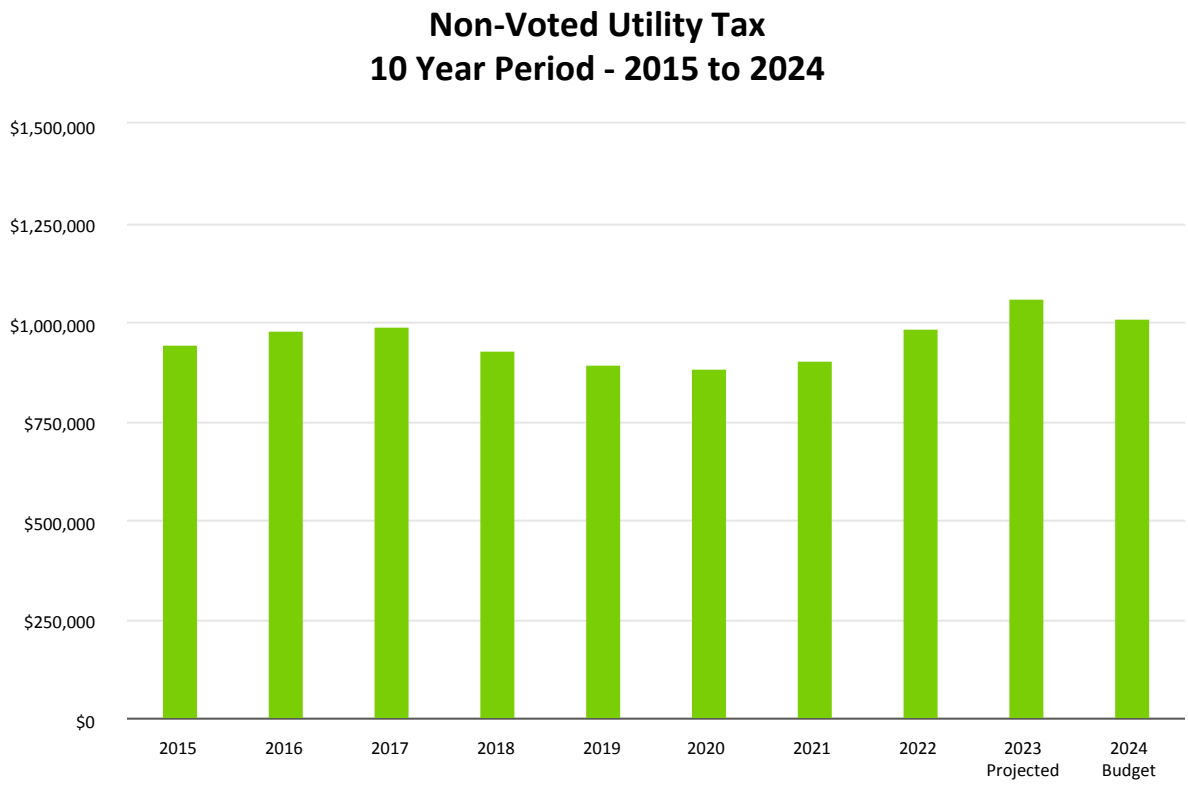
REET is a tax upon the sale of all residential and commercial property that occurs within the City of Olympia. It is collected in two parts; each part equates to one-quarter of one percent of the purchase price of the property sale. The tax is restricted by state law (see below), and Olympia allocates this revenue to fund transportation capital projects.

- REET 1: RCW 82.46.010 requires REET 1 must be spent solely on capital projects listed in the Capital Facilities Plan (CFP) element of the Comprehensive Plan. REET 1 capital projects are defined as: transportation, drinking and wastewater, parks and recreational, law enforcement, fire protection, trails, libraries, administrative and judicial facilities.
- REET 2: RCW 82.46.035 requires REET 2 be spent on capital projects defined as: transportation, drinking and wastewater and parks public works projects. Acquisition of land for parks is not an outright permitted use of REET 2, although it is a permitted use for transportation, drinking and wastewater projects.



Utility Tax Revenue

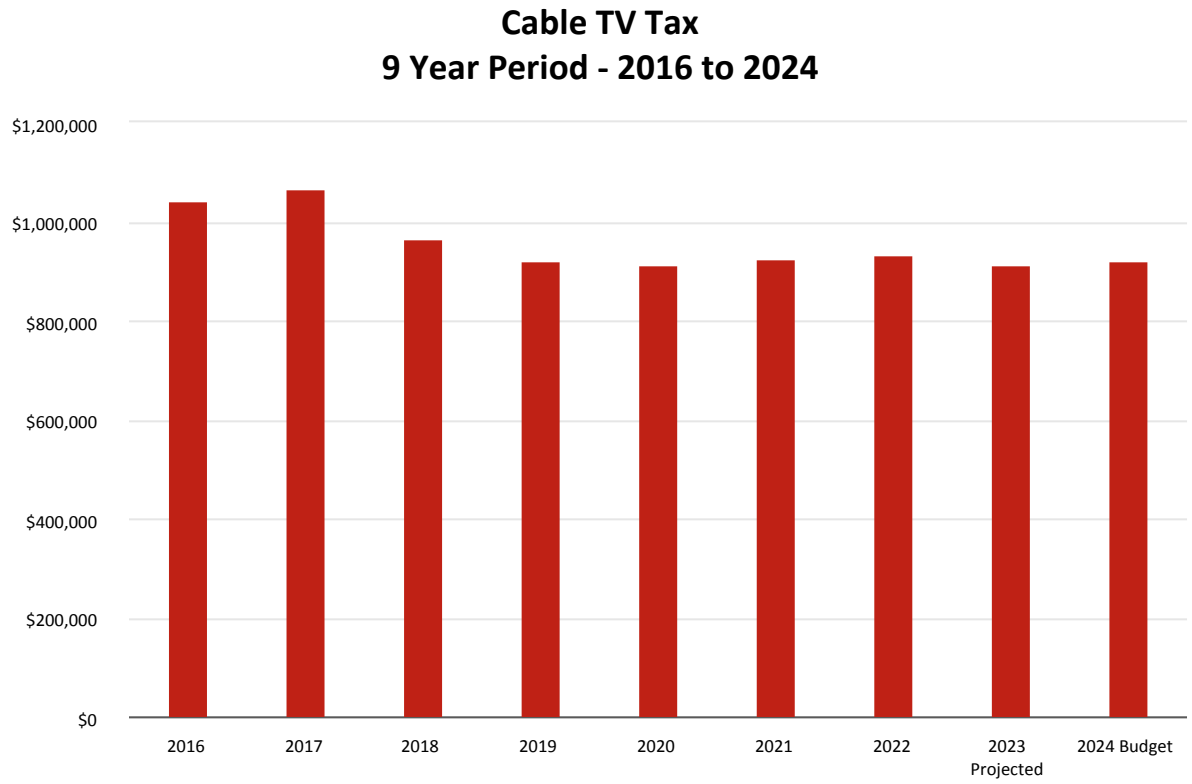
Of the 6 percent Non-Voted Utility Tax upon electric, natural gas and telecommunications utilities, 1/6 (or 1 percent) of the tax has historically been allocated by Council to the CFP. In addition, all of the non-voted utility tax on cable TV is dedicated to the CFP. The chart below presents tax on the gross revenues of the three utilities referenced above. This tax is a general revenue and can be used for any purpose determined by the Council.



Cable TV Tax Revenue

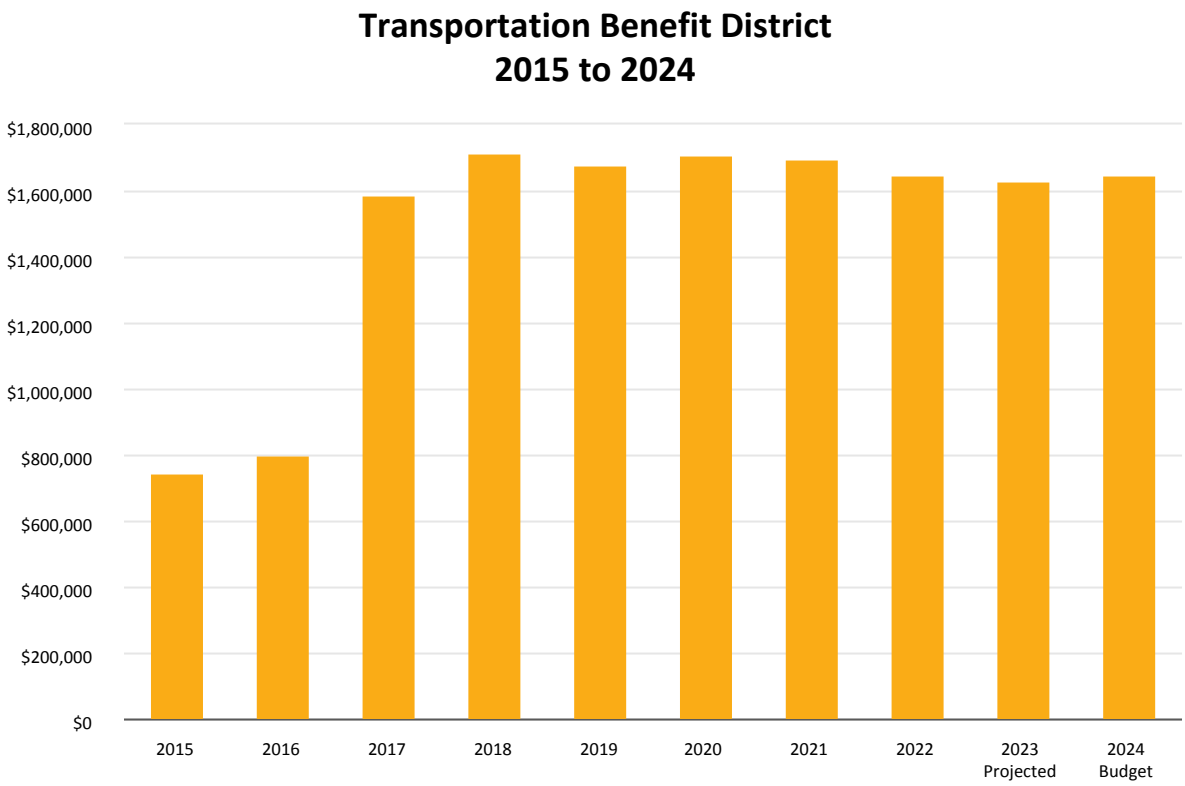
The City began assessing the six percent utility tax on cable TV revenues in 2015. The revenue is used to fund major maintenance on City-owned buildings, ADA improvements, and the Hazard Trees program. In 2016 and 2017, the new tax generated over $1 million, annually. After peaking in 2017, the tax began to trend downward, with a six to seven percent drop in 2018 through 2019. In 2020, the tax appears to be stabilizing. For 2024, Cable Tax is projected at $920,000.

It should be noted that Cable TV tax applies only to the TV component of the cable revenue, not the internet service. As technology has improved, particularly over just the last three years, consumers are being offered a wider range of alternatives such as streaming video services, and a growing number of viewers are opting to "cut the cord," and discontinue using cable as a means of providing TV access. In addition, starting in 2020, wireless telephone providers began offering 5G (fifth generation cellular networks) service to several cities in the U.S. This new technology will allow for faster transfers of data via the mobile internet infrastructure with speeds significantly faster than cable. Users will be able to download entire movies within seconds, making it another popular alternative to cable TV. While any new service takes time to be tested by consumers and considered mainstream, all indicators point to the Cable TV Utility tax revenue continuing its downward trend.



Transportation Benefit District (TBD) Revenue

In December 2008, the City Council adopted an ordinance creating the Olympia Transportation Benefit District (TBD). Starting in 2009, the TBD began collecting $20 per vehicle licensed in the City. In 2017, the fee increased from $20 to $40 per vehicle. The chart below presents the TBD revenues collected since 2014 for the District. Each year approximately $10,000 is appropriated for operating expenses (audit, insurance, etc.), with the remaining funds dedicated to the CFP for transportation projects.



Summary of 2024 Projects by Focus Area

In 2014, the Olympia City Council adopted a new community vision to guide how the City grows and develops over the next 20 years. We have taken that vision and identified six focus areas that help us organize, track and share our progress: Public Health and Safety; Community Livability; Downtown; Economy; Environment; and Neighborhoods.

The construction, renovation and repair of capital facilities is a critical and highly visible way in which we invest in achieving our community vision. Listed below by focus area are examples of capital projects the City has made a financial commitment for planning, designing, or constructing in the next year.

Public Health and Safety

- A Safe and Welcoming Community
- Reliable and Responsive Emergency Services
- A Safe and Reliable Water Supply
- Public Infrastructure in the City is Well-Maintained
- Adequate Food and Shelter

2024 CFP Projects Supporting this Focus Area
Drinking Water
• Small Diameter Water Main Replacement • Fones Road Water Main Construction • Briggs Well Development • Olympia Brewery Water Engineering Analysis • Boulevard Road Reservoir Rehabilitation Construction
Storm and Surface Water
• Frederick Street Culvert Construction
Wastewater
• Old Port 1 Lift Station Upgrade • Miller and Ann Lift Station Emergency Power • 4th Avenue Sewer Pipe Capacity Upgrades

Community Livability

- A Commitment to a Diverse, Equitable and Inclusive Community
- Access to Affordable and Stable Housing
- A Safe Transportation System with Options for Everyone
- Recreation Opportunities for Everyone
- Connections to Our Cultures and History

2024 CFP Projects Supporting this Focus Area
Parks
• Yelm Highway Community Park Phase 1 Construction • Squaxin Park Inclusive Playground • Kaiser Woods Park Construction
Transportation
• Boulevard Road Trail Crossing • NW and SW Bike Corridors • Fones Road Major Street Reconstruction • Mottman Road Improvements • Elliot Avenue Sidewalk • Sidewalk Repair Project

Downtown

- A Vibrant Urban Destination
- Safe and Welcoming for All
- A Mix of Housing for All Income Levels
- Engaging Arts and Entertainment

2024 CFP Projects Supporting this Focus Area
Parks
• Percival Landing Inspection and Repairs • Armory Creative Campus Phase 1 Improvements • Rebecca Howard Park Design
Transportation
• Downtown Bicycle Corridor • 4th and Plum Bike and Pedestrian Safety Improvements
General Facilities
• Hands on Childrens Museum - Replace Wood Siding • The Olympia Center Building Upgrades • Timberland Library - Plumbing and Bathroom Upgrades

Economy

- A Stable and Resilient Economy
- Thriving, Independent and Locally Owned Businesses
- Economically Secure with Opportunities to Prosper

2024 CFP Projects Supporting this Focus Area
Drinking Water
• Fones Road Water Main Construction
Parks
• Armory Creative Campus Phase 1 Improvements
Transportation
• Fones Road Major Street Reconstruction • Mottman Road Improvements

Environment

- A Leader on Climate Action
- Opportunities for a Daily Connection to Nature
- Protected Water Resources and Natural Areas
- Embrace a Waste-Free Culture

2024 CFP Projects Supporting this Focus Area
Waste ReSources
• Maintenance Facility Construction
Storm and Surface Water
• Aquatic Habitat Property Acquisition
Parks
• Grass Lake Nature Trail Construction • West Bay Park Environmental Clean Up - Phase 2

Neighborhoods

- Distinctive Places and Gathering Spaces
- Nearby Goods and Services

- Engaged in Community Decision Making
- Safe and Welcoming Places to Live

2024 CFP Projects Supporting this Focus Area
Transportation
• Sidewalk and Pathway Program Projects • Bicycle Improvement Program Projects
Parks
• Rebecca Howard Park Design

Resources & Support

- Staffing & Training
- Process, Procedures & Planning
- Technology

2024 CFP Projects Supporting this Focus Area
No Capital Projects

New Projects

Parks, Arts and Recreation

Armory Creative Campus Phase 1 Improvements

- Focus Area: Economy
- Anticipated Result: Seismic and energy studies, architectural design and permitting in addition to necessary code and safety improvements essential to opening the building to the public.

Yelm Highway Community Park Phase 1 Construction

- Focus Area: Community Livability
- Anticipated Result: This project includes the design of Phase 1 improvements at the park, to allow for future construction.

Rebecca Howard Park Design

- Focus Area: Downtown
- Anticipated Result: A final plan and vision for the property will be developed in 2023. Once the final design is approved, this funding will allow the transition from conceptual planning into design and engineering.

Squaxin Park Inclusive Playground Design

- Focus Area: Community Livability
- Anticipated Result: Enhanced recreation opportunities for all.

Transportation

Sidewalk Repair

- Focus Area: Community Livability
- Anticipated Result: Repaired sidewalks on streets with high volumes of pedestrians.

General Capital Facilities

Hands On Childrens Museum - Replace Wood Siding

- Focus Area: Public Health and Safety
- Anticipated Result: Facility improvements and enhancements.

The Olympia Center - Building Upgrades

- Focus Area: Public Health and Safety
- Anticipated Result: Facility improvements and enhancements.

Timberland Library - Plumbing and Bathroom Upgrades

- Focus Area: Public Health and Safety
- Anticipated Result: Facility improvements and enhancements.

Drinking Water

Small Diameter Water Main Replacement

- Focus Area: Public Health and Safety
- Anticipated Result: Replace small diameter substandard water pipes within the existing system.

Briggs Well Development

- Focus Area: Public Health and Safety
- Anticipated Result: Design of a new groundwater supply well in the Briggs Urban Village Area to supply Zone 338 with source capacity, enhancing supply redundancy and reliability.

Boulevard Road Reservoir Rehabilitation Construction

- Focus Area: Public Health and Safety
- Anticipated Result: Rehabilitate the Boulevard Road Reservoir to address structural components, as well as complete recommended seismic retrofits, prolonging the service life and enhancing system reliability.

Wastewater

Old Port 1 Lift Station Upgrade

- Focus Area: Public Health and Safety
- Anticipated Result: Enhance system reliability.

4th Avenue Sewer Pipe Capacity Upgrades

- Focus Area: Public Health and Safety
- Anticipated Result: Enhance system capacity.

Storm and Surface Water

Aquatic Habitat Property Acquisition

- Focus Area: Environment
- Anticipated Result: Identify strategic properties to acquire, preserve, or restore aquatic functions and provide additional functions, such as water quality improvement and flood attenuation.

Frederick Street Culvert Construction

- Focus Area: Environment
- Anticipated Result: Improve fish passage.

Downtown Flood Mitigation and Sea Level Rise

- Focus Area: Environment
- Anticipated Result: Protection of downtown from sea level rise.

Waste ReSources

Waste ReSources Maintenance Facility Construction

- Focus Area: Public Health and Safety
- Anticipated Result: Facility planning, design and construction of the maintenance facility for the City's Waste ReSources Utility.

Parks, Arts and Recreation Capital Projects

The 2024-2029 Financial Plan for Parks, Arts and Recreation is based on the Capital Investment Strategy adopted as part of the 2022 Parks, Arts and Recreation Plan. This strategy includes proposed projects and funding sources reviewed by the community and approved by City Council. Pulling projects from this road map of investments is a crucial first step in developing the capital budget.

Another critical step is to review the current project inventory in the Capital Asset Management Program (CAMP). Annually, one-third of the park system infrastructure is inspected, and the condition of facilities is scored. Based on the scoring, projects are ranked and then submitted for funding in the CFP.

Capital Project Funding Sources

Park capital projects are funded primarily by six sources:

1. Park impact fees
2. State Environmental Policy Act (SEPA) mitigation fees
3. Non-voted utility tax
4. Voted utility tax revenue from the Parks and Pathways Funding Measure
5. Olympia Metropolitan Park District (OMPD)
6. Grants

The general direction in the CFP is that new park development is funded through Park Impact fees, SEPA mitigation fees, Metropolitan Park District Funds, and grants. Land acquisition is funded primarily through the Voted Utility Tax and Non-voted Utility Tax.

While acquisition is funded primarily through the voted utility tax (VUT), the 2004 ballot measure outlines a shift of some of the voted utility tax revenues towards development and maintenance. This is specifically for park properties that were acquired with voted utility tax and non-voted utility tax revenues. Due to extensive progress on acquisition goals and the direction of the 2022 Parks, Arts, and Recreation Plan, this CFP will use some VUT for development and maintenance.

Major maintenance and Americans with Disabilities Act (ADA) upgrades are funded through the Metropolitan Park District. Percival Landing annual inspections and maintenance reserves are also funded using Metropolitan Park District revenue.

Base Programs

The Parks, Arts and Recreation Chapter of the Capital Facilities Plan consists of eight program categories:

1. American with Disabilities Act (ADA) Facility Upgrades
2. Armory Creative Campus - Arts Center
3. Community Park Development
4. Capital Asset Management Program
5. Neighborhood Park Development
6. Open Space Development
7. Percival Landing Major Maintenance and Reconstruction
8. Park Land Acquisition

Levels of Service Standards

Levels of Service Standards are the ratio of developed park land per 1,000 residents. This is how the City evaluates whether we need to acquire more park land or build more recreation facilities. The Capital Facilities Plan identifies the means by which the City finances new park acquisition and development. Park land acquisition and development is funded by a variety of sources including the Voted Utility Tax, OMPD revenue, Park Impact fees, SEPA mitigation fees, grants and donations.

The following table presents the existing and target levels of service standards from the 2022 Parks, Arts and Recreation (PAR) Plan. It shows that additional park land and development are needed if the target levels of service standards are to be met. In the category of Open Space, the existing ratio of parks to population is slightly higher than the target ratio. While this would appear to indicate no additional open space acquisition is needed, this is not the case; substantial population growth is projected during the plan's 20-year horizon. In order to meet the target level of service standard, the open space inventory will need to be increased.

Existing & Target Levels of Service Standards for Parks*

2022 Parks, Arts & Recreation Plan			
Park Type	**Existing Developed Acres**	**Existing Ratio**	**Target Ratio**
		Acres/1,000	Acres/1,000
Neighborhood Parks	53.05	0.78	0.83
Community Parks	147.79	2.18	2.35
Open Space	1190.93	17.55	15.96
*For levels of service standard calculations, only developed parks are included.			

ADA Facility Upgrades

Where is this project happening?

West Olympia

Are there other CFP projects that impact this project?

Capital Asset Management Program (CAMP)

Description

Many of Olympia's parks and associated facilities were constructed before the Americans with Disabilities Act (ADA) passed in 1990. In 2017, the City conducted an ADA assessment of its parks system. The assessment identified the various components within the parks that do not comply with current ADA compliance standards. The assessment reviewed all the park facilities, parking and access pathways and identified the modifications necessary to bring the components into compliance with ADA standards. These upgrades were prioritized and an improvement plan was developed.

Project List

In 2024, funding is allocated for the following project:

- **Yauger Park Pavement Maintenance**
  These funds will be combined with the project "Yauger Park Pavement Maintenance" in the Capital Asset Management Program to address pathway and parking deficiencies.

Why is this project a priority?

The Americans with Disabilities Act prohibits discrimination against individuals on the basis of disability and requires local governments to make their facilities accessible for all. For parks, the requirements focus on providing accessibility by addressing and eliminating structural barriers associated with park facilities and supporting the Department's efforts toward increasing inclusivity in the park system.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following policy of the Olympia Comprehensive Plan:

- **Policy Public Health, Parks, Arts, and Recreation 10.1**
  Enhance recreation opportunities for the Olympia area's physically and mentally disabled populations.

ADA Facility Upgrades

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Bigelow Park Restroom, Parking and Paths	$0	$200,000	$0	$0	$0	$0	$200,000
LBA Field 1 Pathway and Dugout Improvements	0	0	200,000	0	0	0	200,000
Squaxin Park Inclusive Playground/Surfacing Replacement	0	0	0	200,000	0	0	200,000
Squaxin Park Parking Expansion	0	0	0	0	200,000	0	200,000
Squaxin Park Restroom 1 Remodel	0	0	0	0	0	200,000	200,000
Yauger Park Pavement Maintenance	300,000	0	0	0	0	0	300,000
Total	$300,000	$200,000	$200,000	$200,000	$200,000	$200,000	$1,300,000
Funding Sources:							
Transfer from OMPD	$300,000	$200,000	$200,000	$200,000	$200,000	$200,000	$1,300,000
Total	$300,000	$200,000	$200,000	$200,000	$200,000	$200,000	$1,300,000

Armory Creative Campus - Arts Center

Where is this project happening?

Downtown

Are there other CFP projects that impact this project?

N/A

Description

On May 18, 2021, Governor Inslee approved the 2021 Washington State Capital Budget, which directed the Military Department to transfer the Olympia Armory at no cost to the City of Olympia, "for use as a community asset dedicated to using the arts to support community development, arts education, and economic development initiatives."

Development of the Armory comes at a pivotal moment in our community, to better support the arts, heritage, culture, workforce development, equity and inclusion, and low-income and/or artist live/ work housing. Building acquisition is a milestone in the community's thirty-year quest for an arts center.

Development of the space is a high priority for the Department with the potential to inform future budget decisions and staffing levels. A working vision is to repurpose the Olympia Armory for use as a Creative Campus – a cultural anchor for building community through the arts.

Project List

In 2024, funding is requested for:

- **Armory Phase I Improvements**
  This project is the first phase of essential design and safety improvements needed to open the building to the public. Work will include seismic and energy studies, architectural design and permitting in addition to necessary code and safety improvements, such as ADA access improvements, mechanical, electrical, plumbing and HVAC improvements, and sprinkler systems. As demonstrated in the 2022 Parks, Arts, and Recreation Capital Investment Strategy, funding will include a combination of grants and OMPD debt service.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following policy of the Olympia Comprehensive Plan:

- **Goal Public Health, Parks, Arts, and Recreation 8**

  Arts in Olympia are supported.

- **Policy Public Health, Parks, Arts, and Recreation 8.1**

  Pursue a regional community arts center.

- **Policy Public Health, Parks, Arts, and Recreation 8.2**

  Pursue affordable housing and studio/rehearsal space for artists, including support for, or participation in, establishing or constructing buildings or sections of buildings that provide living, work and gallery space exclusively for artists.

- **Policy Public Health, Parks, Arts, and Recreation 8.3**

  Encourage broad arts participation in the community.

- **Policy Public Health, Parks, Arts, and Recreation 8.4**

  Provide opportunities for the public to learn about and engage in the art-making process.

- **Policy Public Health, Parks, Arts, and Recreation 8.5**

  Provide opportunities that highlight the talent of visual, literary and performing artists.

- **Policy Public Health, Parks, Arts, and Recreation 8.6**

  Provide technical support to art organizations.

- **Policy Public Health, Parks, Arts, and Recreation 8.8**

  Create a range of opportunities for the public to interact with art; from small workshops to large community events.

- **Policy Public Health, Parks, Arts, and Recreation 8.9**

  Encourage early arts education opportunities.

Armory Creative Campus

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Armory Creative Campus - Phase 1 Improvements	3,250,000	3,000,000	0	0	0	0	$6,250,000
Total	$3,250,000	$3,000,000	$0	$0	$0	$0	$6,250,000
Funding Sources:							
State Grants	$1,000,000	$0	$0	$0	$0	$0	$1,000,000
Other Financing Sources	2,000,000	3,000,000	0	0	0	0	5,000,000
Transfer from OMPD	250,000	0	0	0	0	0	250,000
Total	$3,250,000	$3,000,000	$0	$0	$0	$0	$6,250,000

Community Park Development

Where is this project happening?

Various locations Citywide

Are there other CFP projects that impact this project?

N/A

Description

Community parks are places for large-scale community use. Community parks include facilities such as athletic fields, picnic shelters, sport courts, water access and other facilities.

Project List

In 2024, funding is requested for the following projects:

- **Yelm Highway Community Park Phase I Construction**
  This project will fund the construction of Phase 1 improvements at the park. This phase will include a soccer field, parking, restroom, park maintenance facility, pickleball and basketball courts, an inclusive playground, walking loop, dog park and mountain bike skills area. Three grants totaling $2.85 million have been awarded from the Washington State Recreation and Conservation Office. Due to the complex permitting process and continued coordination with our partners, this project may be delayed.
- **Rebecca Howard Park Design**
  This property at 911 Adams Street was purchased for a future downtown park in March 2021 and officially named Rebecca Howard Park, after a prominent African American businesswoman, in December 2021. This park property is the location of Olympia's Juneteenth event, and a primary theme for the future park will be celebrating the history and accomplishments of some of Olympia's African American and Black community members. Parks staff have been working with a stakeholder group to develop the narrative for this park. A vision and master plan for the property will be finalized in 2024.
- **Squaxin Park Inclusive Playground Design**
  This project will design an inclusive playground at Squaxin Park. As part of the replacement, the current playground will be demolished and the footprint will be expanded. The equipment and play space will be designed with inclusive play equipment and spaces that serves children of all abilities. The City will seek grants and local partnerships to help support this project. Construction is anticipated to start in 2027.

Is there a level of service standard or measurable outcome?

- Target level of service standard (2022 Parks, Arts and Recreation Plan): 2.41 acres/1,000 population
- Existing Ratio (2022 Parks, Arts and Recreation Plan): 2.18 acres/1,000 population

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following policies of the Olympia Comprehensive Plan:

- **Policy Public Health, Parks, Arts, and Recreation 1.3**
  Be responsive to emerging needs for programs, facilities and community events.
- **Policy Public Health, Parks, Arts, and Recreation 2.5**
  Search for opportunities for mixed-use facilities and public/private partnerships.
- **Policy Public Health, Parks, Arts, and Recreation 9.2**
  Provide programs and facilities that stimulate creative and competitive play for all ages.

Community Park Development

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Aquatic Facility Design	$0	$100,000	$0	$0	$0	$0	$100,000
Rebecca Howard Park Master Plan	80,000	0	0	0	0	0	80,000
Squaxin Park Inclusive Playground	30,000	30,000	50,000	1,000,000	0	0	1,110,000
Yelm Highway Community Park Construction	7,000,000	13,000,000	4,350,000	0	0	0	24,350,000
Total	$7,110,000	$13,130,000	$4,400,000	$1,000,000	$0	$0	$25,640,000
Funding Sources:							
State Grants	$2,850,000	$0	$0	$500,000	$0	$0	$3,350,000
Other Financing Sources	0	10,680,000	4,350,000	0	0	0	15,030,000
Transfer from Impact Fees	2,210,000	1,580,000	50,000	0	0	0	3,840,000
Transfer from OMPD	2,050,000	500,000	0	500,000	0	0	3,050,000
Transfer from SEPA	0	235,000	0	0	0	0	235,000
Use of Fund Balance	0	135,000	0	0	0	0	135,000
Total	$7,110,000	$13,130,000	$4,400,000	$1,000,000	$0	$0	$25,640,000

Capital Asset Management Program (CAMP)

Where is this project happening?

Various locations Citywide

Are there other CFP projects that impact this project?

- Citywide Asset Management Program
- Parks ADA Facility Upgrades

Description

Sustaining a maintenance fund for parks is as important as building new facilities. It is critical that future maintenance requirements are identified and funded concurrently with new construction, so the community is assured uninterrupted access to its inventory of public recreation facilities.

The Capital Asset Management Program (CAMP) incorporates a systematic inspection and criteria-based prioritization process for maintaining current park assets. One-third of all park assets are inspected annually by a City staff engineer and Park maintenance staff person.

With voter approval of the Olympia Metropolitan Park District and the Parks, Arts and Recreation Plan, funding for CAMP is targeted at $750,000 per year. This stable and predictable funding source provides the foundation to schedule and make repairs. With new repair needs identified every year, the steady revenue source will improve the park Facility Condition Index (FCI) over time.

Project List

In 2024, funding is allocated for the following projects:

- **Bigelow Park Restroom Repairs**

  This project will renovate the restroom and repair failed utility connections.

- **Yauger Park Pavement Maintenance**

  This project will remove and repair damaged asphalt paving at the access to the Yauger Park skate court, repave around the concession building and Fields 1-3, and repave the Alta Street parking lot. This project will be combined with ADA funds to also address pathway and parking deficiencies.

Why is this project a priority?

CAMP is the maintenance backbone of Olympia's park system. Funding maintenance is not glamorous, but it is essential to responsibly maintain public assets. CAMP is necessary to ensure that existing park facilities are rehabilitated and replaced as needed to maintain the park amenities community members expect. This program supports sustainability by extending the life of our park facilities. Deferred maintenance can result in unsafe conditions, closed facilities or additional maintenance costs.

Is there a level of service standard or measurable outcome?

The overall condition of the park system infrastructure is expressed in a Facility Condition Index (FCI) rating. The FCI shows what percentage of park infrastructure needs major maintenance. For 2022, the FCI rating was 19.4 percent, which represents $9 Million of estimated major maintenance repairs.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the Olympia Comprehensive Plan.

- **Goal Public Health, Parks, Arts, and Recreation 6**
  Olympia's parks, arts and recreation system investments are protected.
  - **Policy Public Health, Parks, Arts, and Recreation 6.1**
    Continue to implement and refine the Citywide Asset Management Program to make sure the City's public facilities remain functional and safe for as long as they were designed for.
  - **Policy Public Health, Parks, Arts, and Recreation 6.5**
    Establish a strategy for funding maintenance and operation of new park facilities before they are developed.

Capital Asset Management Program (CAMP)

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Bigelow Park Restroom Repairs	$150,000	$0	$0	$0	$0	$0	$150,000
Decatur Woods Playground/ Surfacing Replacement	0	325,000	0	0	0	0	325,000
Heritage Fountain Lighting Replacement	0	0	0	0	100,000	0	100,000
Heritage Fountain Surfacing Improvements	0	0	0	0	0	150,000	150,000
Kettle View Play Field Drainage	0	150,000	0	0	0	0	150,000
LBA Field 1 Backstop & Dugouts	0	100,000	350,000	0	0	0	450,000
LBA Field 3 Backstop & Dugouts	0	0	0	0	0	100,000	100,000
LBA Field 4 Backstop & Dugouts	0	0	0	100,000	350,000	0	450,000
LBA Shelter Replacement	0	50,000	300,000	0	0	0	350,000
Lions Park Tennis Court Rehabilitation	0	0	0	0	500,000	0	500,000
Squaxin Park Carpenter Shop Remodel	0	0	0	0	0	150,000	150,000
Squaxin Park Inclusive Playground/Surfacing Replacement	0	0	0	300,000	0	0	300,000
Squaxin Park Restroom 1 Remodel	0	0	0	0	100,000	0	100,000
Squaxin Park Septic Conversions	0	0	25,000	200,000	0	0	225,000
Yauger Field 4 Lighting Replacement	0	0	350,000	0	0	0	350,000
Yauger Park Pavement Maintenance	510,000	0	0	0	0	0	510,000
Yauger Park Shelter Replacement	0	0	0	0	50,000	350,000	400,000
Total	$660,000	$625,000	$1,025,000	$600,000	$1,100,000	$750,000	$4,760,000
Funding Sources:							
State Grants	$0	$50,000	$300,000	$50,000	$300,000	$0	$700,000
Transfer from OMPD	660,000	575,000	725,000	550,000	800,000	750,000	4,060,000
Total	$ 660,000	$ 625,000	$1,025,000	$ 600,000	$1,100,000	$ 750,000	$4,760,000

Neighborhood Park Development

Where is this project happening?

N/A

Are there other CFP projects that impact this project?

N/A

Description

Neighborhood parks are an integral part of implementing the urban design strategy for Olympia's neighborhoods. They are typically small and are designed primarily for non-organized recreation activities. Facilities found in neighborhood parks include items such as playgrounds, picnic areas, restrooms and open grass areas for passive and active use. Amenities may also include trails, tennis courts, basketball courts, skate courts, public art and community gardens.

Project List

There are no neighborhood park projects proposed in 2024. The cost to develop a new neighborhood park exceeds the annual neighborhood impact fee and SEPA mitigation fee collections and will require several years to save funds and pursue grant opportunities.

Is there a level of service standard or measurable outcome?

- Target level of service standard (2022 Parks, Arts and Recreation Plan): 0.83 acres/1,000 population.
- Existing Ratio (2022 Parks, Arts and Recreation Plan): 0.78 acres/1,000 population.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following goals and policies of the Olympia Comprehensive Plan:

- **Goal Public Health, Parks, Arts, and Recreation 1**
  Unique facilities, public art, events and recreational programming encourage social interaction, foster community building and enhance the visual character and livability of Olympia.
  - **Policy Public Health, Parks, Arts, and Recreation 1.3**
    Be responsive to emerging needs for programs, facilities and community events.
  - **Policy Public Health, Parks, Arts, and Recreation 10.6**
    Provide convenient, safe, active, outdoor recreation experiences suited for families.

Neighborhood Park Development

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Lilly Road Park Design & Construction	$0	$0	$200,000	$25,000	$2,125,000	$0	$2,350,000
Lilly Road Park Master Plan	0	25,000	25,000	0	0	0	50,000
Total	$0	$25,000	$225,000	$25,000	$2,125,000	$0	$2,400,000
Funding Sources:							
State Grants	$0	$0	$0	$0	$1,100,000	$0	$1,100,000
Transfer from Impact Fees	0	25,000	225,000	25,000	525,000	0	800,000
Transfer from OMPD	0	0	0	0	500,000	0	500,000
Total	$0	$25,000	$225,000	$25,000	$2,125,000	$0	$2,400,000

Open Space Development

Where is this project happening?

West Olympia

Are there other CFP projects that impact this project?

N/A

Description

Open space is property acquired to protect the special natural character of Olympia's landscape. Open Space includes trail corridors, forests, streams, wetlands and other natural features. Facility development includes trails and trailhead facilities that may include parking, restrooms, information kiosks and environmental education and interpretation facilities.

Project List

In 2024, funding is allocated for the following projects:

- **Grass Lake Nature Park Trail Improvements**
  This project will construct an asphalt multi-use trail through Grass Lake Nature Park from Kaiser Road to Harrison Avenue. A trailhead on Kaiser Road will install parking and enhance access to this 172-acre park. This trail construction will be the first segment of the Capitol to Capitol Trail which is envisioned to connect Capitol Forest with the Washington State Capitol Campus. A $467,990 State Recreation and Conservation Office grant was awarded for this project. Construction will begin mid-year 2024.
- **Kaiser Woods Park**
  This project will transform the currently undeveloped 68-acre parcel into an open space park for the community. The park will include dedicated mountain bike trails, walking trails, a paved parking lot trailhead and restroom. Currently Olympia does not have any dedicated mountain bike trails in its park system. A $605,000 Washington State Recreation and Conservation Office grant was awarded for this project. Design work will be completed in early 2024 with construction anticipated to begin Fall 2024.
- **West Bay Park Environmental Clean-Up Phase II**
  The City received a Department of Ecology grant in 2006 to help fund environmental clean-up at West Bay Park. When the first phase of the park was constructed in 2010, clean-up actions were completed within the construction area. This project focuses on the remaining undeveloped portions of the park and will continue work with a consultant and the Department of Ecology to complete a Remedial Investigation Feasibility Study report.

Is there a level of service standard or measurable outcome?

- Target level of service standard (2022 Parks, Arts and Recreation Plan): 15.96 acres/1,000 population.
- Existing Ratio (2022 Parks, Arts and Recreation Plan): 17.55 acres/1,000 population.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following goals and policies of the Olympia Comprehensive Plan:

- **Goal Public Health, Parks, Arts, and Recreation 4**
  An urban trails system interconnects parks, schools, neighborhoods, open spaces, historical settings, neighboring jurisdictions' trails systems, important public facilities and employment centers via both on and off-street trails.
  - **Policy Public Health, Parks, Arts, and Recreation 4.1**
    Coordinate with adjacent jurisdictions and State agencies to build a regional trail network and coordinated trail signage program that is consistent with the *Thurston Regional Trails Plan*.

Open Space Acquisition and Development

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Grass Lake Nature Park Trail Construction	$3,070,000	$200,000	$0	$0	$0	$0	$3,270,000
Kaiser Woods Park Construction	1,160,000	575,000	0	0	0	0	1,735,000
West Bay Phase II Environmental Cleanup	25,000	0	0	500,000	500,000	0	1,025,000
Total	$4,255,000	$775,000	$0	$500,000	$500,000	$0	$6,030,000
Funding Sources:							
State Grants	$963,000	$0	$0	$250,000	$250,000	$0	$1,463,000
Transfer from Impact Fees	2,178,350	411,500	0	250,000	250,000	0	3,089,850
Transfer from SEPA	156,650	62,500	0	0	0	0	219,150
Use of Fund Balance	957,000	301,000	0	0	0	0	1,258,000
Total	$4,255,000	$775,000	$0	$500,000	$500,000	$0	$6,030,000

Park Land Acquisition

Where is this project happening?

Various locations Citywide

Are there other CFP projects that impact this project?

N/A

Description

The 2022 Parks, Arts & Recreation Plan identified acquisition of additional areas for Community Parks, Neighborhood Parks, and Open Space as important steps to providing adequate park and recreation spaces for a growing Olympia. Land acquisition funds are also used for pre-purchase investigations, as well as minimal actions necessary to make the property safe for public access and to protect sensitive areas on the property.

To protect the City's negotiating position, it is not always possible or desirable to identify specific parcels to acquire for future parks in the CFP. Each parcel requires a willing seller and considerable negotiation to secure a purchase and sale agreement.

The 1 percent Non-Voted Utility Tax is used to purchase new park land. As stated in the Olympia Metropolitan Park District Interlocal Agreement, this tax will sunset by 0.5% in 2025 and the remaining 0.5% in 2029.

Debt Service

In 2019, the City issued Limited-Term General Obligation (LTGO) bonds to refinance $14 million used to purchase park land and an additional $2 million for future park land purchases and/or capital development. The $14 million was used to purchase 132.89 acres known as LBA Woods, 69 acres known as Kaiser Woods, 1.61 acres known as West Bay Woods and 83 acres known as the Yelm Highway parcel. This effort was critical in helping the City achieve the goal of acquiring 500 new acres of park land.

The 2 percent Voted Utility Tax from the Parks and Pathways Funding Measure is used to pay the annual debt service payment.

Land Acq. Costs	2024	2025	2026	2027	2028	2029	Total
2020 Bond	$1,007,013	$1,012,263	$1,005,763	$1,008,013	$1,008,513	$1,007,263	$6,048,828
Land Acquisition	962,222	952,444	485,747	495,462	505,371	515,478	$3,916,724
Total	$1,969,235	$1,964,707	$1,491,510	$1,503,475	$1,513,884	$1,522,741	$9,965,552

Land Acq. Funding	2024	2025	2026	2027	2028	2029	Total
Voted Utility Tax	$1,007,013	$1,012,263	$1,005,763	$1,008,013	$1,008,513	$1,007,263	$6,048,828
Non-Voted Utility Tax	962,222	952,444	485,747	495,462	505,371	515,478	$3,916,724
Total	$1,969,235	$1,964,707	$1,491,510	$1,503,475	$1,513,884	$1,522,741	$9,965,552

Project List

In 2024, funding is allocated for the following:

- **Park Land Appraisals**
  This project will fund appraisals and Environmental Site Assessments for potential park land properties.
- **Park Land Site Stabilization Plans (SSP)**
  This project will pay for minor costs associated with newly purchased park land to ensure it is safe for public use. Work includes items such as: hazard tree evaluation and removal, boundary surveying, noxious weed inventory and removal and other minor improvements.

Why is this project a priority?

Additional park land is needed to meet the target outcome ratios established for parks.

Is there a level of service standard or measurable outcome?

Having parks within close proximity to residents provides many social, health and environmental benefits.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following policies of the Olympia Comprehensive Plan:

- **Policy Public Health, Parks, Arts, and Recreation 3.1**
  Provide parks in close proximity to all residents.
- **Policy Public Health, Parks, Arts, and Recreation 3.4**
  Identify and acquire future park and open space sites in the Urban Growth Area.
- **Policy Public Health, Parks, Arts, and Recreation 7.2**
  Provide urban green spaces that are in people's immediate vicinity and can be enjoyed or viewed from a variety of perspectives.
- **Policy Natural Environment 1.4**
  Conserve and restore natural systems, such as wetlands and stands of mature trees, to contribute to solving environmental issues.
- **Policy Natural Environment 2.1**
  Acquire and preserve land by a set of priorities that considers environmental benefits, such as stormwater management, wildlife habitat or access to recreation opportunities.

Park Land Acquisition

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Park Land Appraisals	$50,000	$50,000	$50,000	$50,000	$50,000	$50,000	$300,000
Park Land SSPs	22,000	22,000	22,000	22,000	22,000	22,000	132,000
Total	$72,000	$72,000	$72,000	$72,000	$72,000	$72,000	$432,000
Funding Sources:							
Transfer from Voted Utility Tax	$72,000	$72,000	$72,000	$72,000	$72,000	$72,000	$432,000
Total	$72,000	$72,000	$72,000	$72,000	$72,000	$72,000	$432,000

Percival Landing Major Maintenance and Reconstruction

Where is this project happening?

Port Plaza southward along the shoreline of Budd Inlet to its southern terminus at the 4th Avenue Bridge.

Are there other CFP projects that impact this project?

N/A

Description

Percival Landing is one of the most popular destinations in the region, drawing a wide range of visitors to the waterfront and downtown. Percival Landing was constructed in three phases in the 1970s and 1980s and is exhibiting the effects of years of exposure to the harsh marine environment.

In 2004, the City began managing Percival Landing in two ways. The first is to maintain the boardwalk in a safe manner, until it can be replaced, and the second is to plan for its complete replacement.

To maintain the Landing, walk-through assessments of the Landing are conducted on an annual basis and every five years a complete assessment is performed. The five-year, in-depth assessments identify deficiencies needing repair and form the scope of work for the Percival Landing repair projects. The annual assessments monitor the Landing to make sure it is safe and operational.

Efforts to replace Percival Landing began in 2004. In 2007, a concept plan was completed for the entire length of Percival Landing. Phase I rehabilitation was the first section of the Landing to be replaced. Phase I was dedicated in August 2011 and extends from Water Street to Thurston Avenue. In 2019, a new bulkhead was installed in the area near 4th Avenue and Water Street. Also, the Sea Level Rise Response Plan was completed in 2019 and will have significant impacts on rebuilding Percival Landing, which has spurred a need to redesign the future reconstruction of Percival Landing.

In 2023, the City hired a consultant team to work with the community to update the Percival Landing Master Plan. This planning project began in late 2023 and will continue through 2024.

Project List

In 2024, funding is allocated for the following projects:

- **Annual Inspection**
  Each year a consultant is hired to inspect the condition of the boardwalk to ensure it is safe and accessible to the public. The inspection and immediate repairs will be completed in Fall 2024.

Is there a level of service standard or measurable outcome?

The repair and replacement of the Percival Landing boardwalk is necessary to ensure public safety and will not affect the target outcome ratios.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2022 Parks, Arts and Recreation Plan and the following policies of the Olympia Comprehensive Plan:

- **Goal Public Health, Parks, Arts, and Recreation 5**
  A lively public waterfront contributes to a vibrant Olympia.
  - **Policy Public Health, Parks, Arts, and Recreation 5.1**
    Complete Percival Landing reconstruction and West Bay Park construction.

Percival Landing Major Maintenance and Reconstruction

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Percival Landing Repairs	$0	$0	$250,000	$0	$0	$0	$250,000
Percival Landing Annual Inspection	10,000	50,000	10,000	10,000	10,000	10,000	100,000
Total	$10,000	$50,000	$260,000	$10,000	$10,000	$10,000	$350,000
Funding Sources:							
Transfer from OMPD	$10,000	$50,000	$260,000	$10,000	$10,000	$10,000	$350,000
Total	$10,000	$50,000	$260,000	$10,000	$10,000	$10,000	$350,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs, and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the Parks, Art and Recreation Master Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Aquatic Facility	$20,000,000	Impact Fees, OMPD, Grants
Armory Creative Campus	$3,750,000	OMPD, Grants
Yelm Highway Community Park Phase II	$7,462,000	Impact Fees, OMPD, Grants
Karen Fraser Woodland Trail Phase III (Eastside to Henderson)	$4,500,000	Impact Fees, OMPD, Grants
Karen Fraser Woodland Trail Phase IV (Henderson to Tumwater)	$25,000,000	Impact Fees, OMPD, Grants
West Bay Park and Trail Phase II	$46,000,000	Impact Fees, OMPD, Grants
Percival Landing Phase 2	$20,000,000	OMPD, Grants
Neighborhood Park Development	$5,638,000	Impact Fees, Voted Utility Tax, OMPD, Grants
Parks Maintenance Facility	$2,500,000	OMPD
Grass Lake Connection to Yauger Park	$900,000	Impact Fees, Grants
Chambers Lake Development	$2,000,000	Impact Fees, Grants
Off-street Walking Connections	$350,000	Voted Utility Tax

Transportation Projects

The CFP brings the vision of the Olympia Comprehensive Plan to reality. The Comprehensive Plan transportation goals and policies emphasize building complete streets to support walking, biking, transit use, as well as automobile and freight movement. The Transportation Master Plan (TMP), accepted in 2021, describes the changes to our street system to meet the vision of the comprehensive plan. Projects shown here are drawn from the TMP.

Types of Projects

Our transportation system is comprised of more than 526 lane miles of streets along with signs, markings, signals, streetlights, roundabouts, bike lanes, sidewalks, and trees. A project is included in this plan because it either maintains the condition of a street or improves the function and safety of a street. Projects in this chapter are grouped into six programs:

1. Access and Safety includes curb access ramps, enhanced crosswalks, and safety improvements.
2. Bicycle Improvements describes bike corridors and bike lane projects.
3. Intersection Improvements lists planned roundabouts and signals.
4. Major Street Reconstruction are streets that will be rebuilt with a broad range of multimodal improvements.

5. Sidewalks and Pathways lists planned sidewalks and bicycle and pedestrian short-cuts, or "pathways."
6. Street Repair and Maintenance describes chip seal and asphalt overlay street resurfacing projects.

Project Planning and Prioritization

The projects shown in these programs come from several sources, but primarily the Transportation Master Plan.

The Transportation Master Plan (TMP) defines the transportation system we plan to build in the next 20 years, identifying prioritized projects for a range of transportation improvements. The TMP will be updated every six to eight years.

In the TMP, ranking criteria was used to prioritize many types of projects.Throughout the public engagement process for the TMP, the public showed support for the ranking methodologies and resulting project lists.

In addition to ranking methodologies, various other factors influence what projects are added to the CFP. Corridor studies evaluate issues and identify improvements in a specific area. Projects that result from these area-specific evaluations are typically added to the Major Street Reconstruction Program. A recent study of Martin Way is an example. Olympia, along with neighboring jurisdictions, engaged in a study that identified the improvements to Martin Way that are needed in Olympia, Lacey and Thurston County.

The Street Safety Plan is a system-wide evaluation of the causes of collisions on our street system. The first Street Safety Plan was documented in 2020 and was updated in 2022. Projects that address common risk factors are added to the CFP in the Access and Safety Program.

The City's Pavement Management Program regularly evaluates the condition of street pavement. Based on the condition of the street, repair work such as chip sealing or crack sealing is scheduled. Some streets need more costly reconstruction, and this work is coordinated with other needs along the, street such as sidewalks, crosswalks, and bike lanes.

Funding

Transportation projects in the CFP are funded by the City's General Fund revenues, grants, the State Gas Tax, a tax on private utilities, impact fees, vehicle license fees, and Real Estate Excise Taxes (REET). This CFP assumes about $11.4 million in grant funding to complete the projects in the 6-year timeframe.

One of the largest ongoing transportation-related expenses in the CFP is pavement management. Street repair, maintenance and reconstruction is typically funded with revenues from the gas tax, REET, grants and vehicle license fees.

Another area of significant funding is sidewalk construction. In 2004, Olympia voters approved the Parks and Recreation Facilities funding measure. The funding measure, referred to as "Parks and Pathways" is the primary source of funds for sidewalks and pathways. This revenue comes from the private utility tax levied on utilities such as electricity, telephones and natural gas. The tax is referred to as the Voted Utility Tax (VUT).

Transportation Concurrency and Impact Fees

The Washington State Growth Management Act (GMA) requires that cities plan for growth and provides two tools to help cities respond to increased residential and commercial transportation needs.

The GMA requires the City to plan for its share of growth by developing a Transportation Concurrency Program. The term "concurrency" means that as the city grows, the transportation system must be expanded concurrently with that growth. Our concurrency program evaluates the commercial and residential growth we expect to come to Olympia and estimates the number of trips that growth will generate. We then identify 20-years' worth of transportation improvements that will help serve that growth. This process ensures that we are addressing the impacts of the new trips in our community by building transportation projects to support the new growth.

Olympia's Transportation Concurrency Program recognizes that as more people live and work in Olympia, we need to increase the share of trips made by walking, biking and transit. Our street system needs to be improved in ways that will support the use of these modes. Concurrency projects increase the multi-modal function of our street system by adding bike lanes, sidewalks, roundabouts and transit improvements. The transportation projects that are part of our concurrency program are drawn from this CFP and include:

- Fones Road Reconstruction
- US/101 West Olympia Access Project Design
- Martin Way Reconstruction
- Mottman Road Reconstruction
- Wiggins and Herman Intersection Improvement
- North and Cain Intersection Improvement
- Four miles of bike corridors
- Four miles of sidewalks

Concurrency projects are paid for by several sources, including impact fees, General Fund revenues, grants and other sources. Transportation impact fees are collected as private development occurs. These fees help pay for projects that are needed to expand our system to serve anticipated new growth. The revenues collected are dependent on the amount and type of new construction in Olympia. The use of impact fees is shown in the funding tables for each program.

Debt Service

In May 2009, the Council agreed to fund a stimulus package for Harrison Avenue, Harrison Avenue Extension, Boulevard and Log Cabin roundabout and 18th Avenue from Hoffman Road to Fones Road. Funding was also needed to pay for a portion of the City's Yelm Highway project. In 2010, the City issued non-voted debt for approximately $6 million to complete major street capacity projects identified through the City's Concurrency Review. The projects were completed in 2010 at a cost of $18,861,000. The bonds were issued for a 20-year term with the annual debt service payment being funded with impact fees. Debt service is an operational cost and is therefore included in the City's Operating Budget.

Access and Safety Improvements

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

All other Transportation Programs.

Description

The purpose of this program is to improve accessibility and safety for all users of the transportation system:

- Safety projects improve safety for one or more modes along a street or at intersections. Design treatments or "countermeasures" are determined based on an analysis of collisions.
- Enhanced crosswalks help pedestrians cross major streets. Improvements include bulb-outs, crossing islands, and/or flashing crosswalk beacons, among other treatments.
- Street accessibility projects remove barriers on walkways for persons with disabilities. Projects may include curb access ramps or accessible pedestrian signals.

Project List

- **Safety Projects**
  Enhancements to our streets to improve safety will be be funded through this program.
  - Boulevard Road and I-5 Trail crossing improvements
  - Fourth Avenue and Plum Street bike and pedestrian safety improvements
  - Lilly Road Corridor Safety Predesign
- **Enhanced Crosswalk Projects**
  - Pacific Avenue between Weir Street and the Chehalis Western Trail
- **Street Accessibility Projects**
  New and upgraded access ramps will be built as part of sidewalks, enhanced crosswalks, safety projects and asphalt overlays identified in this CFP. Of the over 5,900 access ramps throughout the City, 3,911 are missing or in need of being upgraded. These projects are prioritized and can be addressed as stand-alone projects as funds are available. Of the City's 96 traffic signals, 23 have accessible features for the visually impaired. As the remaining signals are replaced or upgraded, the accessible features will be added.

Why is this project a priority?

Safety projects are identified through a collision analysis and reflect the Street Safety Plan developed in 2020.

Enhanced crosswalks are needed to make walking safer and more inviting. They were identified and prioritized in the Transportation Master Plan (TMP).

Street accessibility projects are needed to provide access to people with disabilities and to comply with Federal Accessibility Standards. A prioritized list of street access ramps was developed as part of the TMP planning process and has been integrated with the City's American Disabilities Act (ADA) Transition Plan.

Is there a level of service standard or measurable outcome?

None at this time.

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 1**
  All streets are safe and inviting for pedestrians and bicyclists. Streets are designed to be human scale, but also can accommodate motor vehicles, and encourage safe driving.
  - **Policy Transportation 1.6**
    Build intersections that are safe for pedestrians, bicyclists and motor vehicles. Use minimum dimensions (narrow lanes and crossings) for a human-scale environment, while maintaining vehicle access and safety.
- **Goal Transportation 23**
  Pedestrian crossing improvements remove barriers for walkers on major streets, especially wide streets with high vehicle volumes.
  - **Policy Transportation 23.1**
    Build new streets and retrofit existing streets with crossing islands and "bulb-outs" to increase pedestrian safety.
  - **Policy Transportation 23.2**
    Raise driver awareness of pedestrians at crosswalks on wide, high-volume streets using blinking lights, flags, signs, markings and other techniques.
  - **Policy Transportation 23.3**
    Add safe, mid-block crossings for pedestrians to new and existing streets. This is especially important on major streets that have long distances between stoplights and those with high-frequency transit service.
  - **Policy Transportation 23.6**
    Consider the needs of the elderly and disabled in all crosswalk design and signal timing.

Access and Safety Improvements

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
4th Avenue & Plum St Pedestrian and Bike Improvements	$951,000	$0	$0	$0	$0	$0	$951,000
Boulevard Road Trail Crossing	400,000	0	0	0	0	0	400,000
Lily Road Corridor Safety Predesign	0	0	150,000	0	0	0	150,000
Pacific Avenue Enhanced Crosswalks	0	0	0	250,000	0	0	250,000
Total	$1,351,000	$0	$150,000	$250,000	$0	$0	$1,751,000
Funding Sources:							
State Grants	$951,000	$0	$0	$0	$0	$0	$951,000
Transfer from Gas Tax	0	0	150,000	250,000	0	0	400,000
Transfer from REET	400,000	0	0	0	0	0	400,000
Total	$1,351,000	$0	$150,000	$250,000	$0	$0	$1,751,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

These projects are drawn from the Transportation Master Plan and Street Safety Plan. Planning level estimates and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Safety Projects		
Harrison Avenue and Kenyon Street pedestrian safety improvements	TBD	State and Federal Grants, REET
Harrison Avenue and Division Street pedestrian safety improvements	TBD	State and Federal Grants, REET
Cooper Point Road and Harrison Avenue protected bike intersection improvements	TBD	State and Federal Grants, REET
Plum Street and 5th Avenue pedestrian safety improvement	TBD	State and Federal Grants, REET
Plum Street and 8th Avenue bike and pedestrian safety improvements	TBD	State and Federal Grants, REET
Lilly Road and Ensign Road pedestrian safety improvements	TBD	State and Federal Grants, REET
Division Street and Conger Avenue bike and pedestrian safety improvements	TBD	State and Federal Grants, REET
Henderson Boulevard and North Street safety improvements; roundabout	TBD	State and Federal Grants, REET
Herman Road and Chehalis Western Trail crossing improvement	TBD	State and Federal Grants, REET
14th Avenue/Road 65/20th Avenue speed management and corridor safety improvements	TBD	State and Federal Grants, REET
Bethel Street speed management and corridor safety improvements	TBD	State and Federal Grants, REET
Lilly Road and Martin Way pedestrian and bike safety improvements	TBD	State and Federal Grants, REET
State Avenue and Columbia Street pedestrian and bike safety improvements	TBD	State and Federal Grants, REET
4th Avenue and Columbia Street pedestrian safety improvements	TBD	State and Federal Grants, REET
Adams Street and Legion Way intersection improvements	TBD	State and Federal Grants, REET
8th Avenue and Jefferson Street intersection improvements	TBD	State and Federal Grants, REET

7-20 Year Future Needs

Description	Cost	Probable Funding
Cooper Point Road at the Yauger Skate Park safety improvements	TBD	State and Federal Grants, REET
Enhanced Crosswalks		
Cooper Point Road between Capitol Mall Drive and Black Lake Boulevard (potentially two locations)	TBD	State and Federal Grants, REET
Cooper Point Road between Mall Loop Drive and Capitol Mall Drive	TBD	State and Federal Grants, REET
Cooper Point Road between Black Lake Boulevard and Westhills Office Park Driveway	TBD	State and Federal Grants, REET
Lilly Road south of Mary Elder Drive (near Johanns Medical Park)	TBD	State and Federal Grants, REET
Harrison Avenue between Yauger Way and Safeway driveways (possibly two locations)	TBD	State and Federal Grants, REET
Pacific Avenue in the area of Poplar Street and Weir Street (possibly two locations)	TBD	State and Federal Grants, REET
Cooper Point Road between Safeway driveways	TBD	State and Federal Grants, REET
Cooper Point Road northwest of Caton Way (possibly two locations)	TBD	State and Federal Grants, REET
Martin Way between Pattison Street and Ensign Road	TBD	State and Federal Grants, REET
Pacific Avenue between Steele Street and Dehart Drive (possibly three locations)	TBD	State and Federal Grants, REET
Harrison Avenue between Kenyon Street and existing crossing island (possibly three locations)	TBD	State and Federal Grants, REET
Multiple enhanced crosswalks along Martin Way will be addressed with the Martin Way Reconstruction Project.	TBD	State and Federal Grants, REET

Bicycle Improvements

Where is this project happening?

Various locations Citywide.

Links to Other Projects or Facilities

All other Transportation Programs.

Description

The purpose of this program is to complete elements of the bicycle network:

- Bike corridors are low-volume neighborhood streets improved for bicycle travel.
- Bike lanes and enhanced bike lanes are five-foot wide lanes, on major streets, sometimes enhanced with a buffer or barrier.
- Other improvements, such as crossings and pathways, will help complete the low-stress bicycle network.

Projects

The Transportation Master Plan (TMP) informs the project lists shown here. These projects were identified and prioritized through the TMP planning process.

- Bike Corridor projects:
  - Downtown to I-5 Trail bike corridor
  - Northwest and Southwest Neighborhood bike corridors

Why is this project a priority?

A bike lane network on major streets provides bicyclists direct access to destinations. Bike corridors and enhanced bike lanes are part of a network of low-stress routes that serve a broader range of bicyclists. See the Transportation Master Plan for more background on the low-stress bicycle network.

Is there a level of service standard or measurable outcome?

We are monitoring the percentage of arterials and major collectors that are “complete streets,” providing the appropriate type of bike lanes and sidewalks. Currently 59 percent of these streets have bike lanes or enhanced bike lanes.

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 25**
  Bicycling is safe and inviting, and many people use their bikes to both travel and stay active.
  - **Policy Transportation 25.1**
    Retrofit streets to provide safe and inviting bicycle facilities. Use the Bicycle Master Plan (2009) to guide facilities development but look for other opportunities to provide bicycle facilities where possible.
- **Goal Transportation 1**
  All streets are safe and inviting for pedestrians and bicyclists. Streets are designed to be human scale, but also can accommodate motor vehicles, and encourage safe driving.
  - **Policy Transportation 1.1**
    Retrofit major streets to be human scale and include features to make walking, biking and transit use safe and inviting.
- **Goal Transportation 2**
  As new streets are built and existing streets are reconstructed, add multimodal features as specified in the City of Olympia Engineering Design and Development Standards.
  - **Policy Transportation 2.1**
    Build arterial streets to serve as primary routes connecting urban centers and the regional transportation network. Include bike lanes, sidewalks, planter strips, pedestrian-crossing features and other amenities that support pedestrian comfort and safety.
  - **Policy Transportation 2.2**
    Build major collector streets to connect arterials to residential and commercial areas. Include bike lanes, sidewalks, planter strips and pedestrian-crossing features.

Bike Improvements

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Downtown Bike Corridor	$550,000	$0	$0	$0	$0	$0	$550,000
NW and SW Bike Corridor	300,000	700,000	0	0	0	0	1,000,000
Total	$850,000	$700,000	$0	$0	$0	$0	$1,550,000
Funding Sources:							
State Grants	$209,500	$628,400	$0	$0	$0	$0	$837,900
Transfer from REET	640,500	71,600	0	0	0	0	712,100
Total	$850,000	$700,000	$0	$0	$0	$0	$1,550,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7-20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The following projects are identified in the Transportation Master Plan. Planning level cost estimates will be refined and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost Estimates	Probable Funding
Olympia-Prospect - Fir bike corridor	$1,230,000	State and Federal Grants, REET, Impact Fees
Tullis - Quince - Reeves Middle School bike corridor	$1,500,000	State and Federal Grants, REET, Impact Fees
Pear Street bike corridor connection	$550,000	State and Federal Grants, REET, Impact Fees
Eskridge- Lybarger bike corridor	$2,140,000	State and Federal Grants, REET, Impact Fees
10th - Union Avenue - Wilson bike corridor	$980,000	State and Federal Grants, REET, Impact Fees
Kempton bike corridor	$1,080,000	State and Federal Grants, REET, Impact Fees
McKenny Elementary bike corridor	$1,290,000	State and Federal Grants, REET, Impact Fees

Intersection Improvements

Where is this project happening?

Various locations citywide.

Links to Other Projects or Facilities

All other Transportation Programs.

Description

These projects improve the safety and function of intersections for people walking, biking, and driving. Projects may include roundabouts, traffic signals, or improved access and priority for transit, such as queue jump lanes or bus-only signals. Projects will typically include curb access ramps and may include sidewalk and bike lane connections, lighting, and landscaping consistent with City standards. Traffic signal upgrades will include accessible features for people with disabilities. A range of technological improvements for traffic signals may be funded through this program, such as fiber optic installation, new controllers, or detection cameras.

Projects

In this six-year period, design will begin on the following projects:

- Wiggins Road and Herman Street roundabout
- Cain Road and North Street roundabout
- Division Street and Elliott Avenue roundabout

Why is this project a priority?

Projects are identified in the Transportation Master Plan (TMP).

Is there a level of service standard or measurable outcome?

No measurable outcome has been identified for intersections.

What Comprehensive Plan goals and policies does this project address?

- **Policy Transportation 1.6**
  Build intersections that are safe for pedestrians, bicyclists and motor vehicles. Use minimum dimensions (narrow lanes and crossings) for a human-scale environment, while maintaining vehicle access and safety.
- **Policy Transportation 8.5**
  Consider roundabouts instead of signals at intersections to maintain traffic flow.
- **Policy Transportation 23.4**
  Design intersections to make pedestrian crossing safety a priority: minimize width, increase pedestrian visibility and reduce curb radii (sharper corners instead of broad sweeping curves).
- **Policy Transportation 28.1**
  Make it a high funding priority to enhance the operational efficiency of the City's transportation system.

Intersection Improvements

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Cain and North Street Roundabout	$0	$0	$0	$100,000	$0	$0	$100,000
Wiggins Road and Herman Street Roundabout	0	100,000	100,000	0	0	0	200,000
Total	$0	$100,000	$100,000	$100,000	$0	$0	$300,000
Funding Sources:							
Transfer from SEPA	$0	$100,000	$100,000	$100,000	$0	$0	$300,000
Total	$0	$100,000	$100,000	$100,000	$0	$0	$300,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7-20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The following projects are identified in the Transportation Master Plan. Planning level cost estimates will be refined and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost Estimates	Probable Funding
4th Avenue and Pacific Avenue roundabout	TBD	State and Federal grants, Gas Tax, SEPA funds, Impact fees
Boulevard Road and Pacific Avenue roundabout	TBD	State and Federal grants, Gas Tax, SEPA funds, Impact fees
Division Street and Elliott Avenue Roundabout	TBD	State and Federal grants, Gas Tax, SEPA funds, Impact fees
9th Avenue and Black Lake Boulevard roundabout	TBD	State and Federal grants, Gas Tax, SEPA funds, Impact fees
9th Avenue and Fern Street roundabout	1,900,000	State and Federal grants, Gas Tax, SEPA funds, Impact fees
Eastside Street and Union Avenue roundabout	3,400,000	State and Federal grants, Gas Tax, SEPA funds, Impact fees
Henderson Boulevard and North Street roundabout	1,900,000	State and Federal grants, Gas Tax, SEPA funds, Impact fees

Major Street Reconstruction

Where is this project happening?

Various locations Citywide.

Links to Other Projects or Facilities

All other Transportation Programs.

Description

These are multimodal improvement projects with many elements, typically including bike lanes, sidewalks, pedestrian crossing improvements, access ramps, intersection improvements, resurfacing, landscaping, and lighting. These projects draw from many funding sources and are significant in scope. By combining many elements, the City can address multiple transportation goals at once and achieve economies of scale in construction.

Projects

- **Fones Road from Pacific Avenue to 18th Avenue**
  Scope includes enhanced bike lanes, sidewalks, planter strips and/or stormwater sales, new lighting, crosswalk enhancements, a trail crossing improvement, a compact roundabout, an asphalt overlay, lane reconfiguration, and medians. Planned for 2023/2024 construction. Project scope is based on 2018/2019 Fones Road predesign study.
- **Mottman Road from Mottman Court to South Puget Sound Community College (SPSCC)**
  Scope includes sidewalk and lighting on one side, bike lanes on both sides, a bicycle and pedestrian bridge over Percival Creek, and asphalt overlay. This is a partnership with the City of Tumwater and includes legislatively-approved Connecting Washington funding.
- **Wiggins Road from 27th Avenue to South City Limits**
  Tentative scope includes relocating a ditch or building underground stormwater conveyance, and adding a sidewalk and bike lane or a shared use path to at least one side of the street. This is a cooperative project with the Stormwater Utility. The funding shown here will be for design of the project.

Why is this project a priority?

These projects are identified in the Transportation Master Plan (TMP).

Is there a level of service standard or measurable outcome?

No measurable outcome has been identified for Major Street Reconstruction Projects.

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 1**
  All streets are safe and inviting for pedestrians and bicyclists. Streets are designed to be human scale, but also can accommodate motor vehicles and encourage safe driving.
  - **Policy Transportation 1.1**
    Retrofit major streets to be human scale and include features to make walking, biking and transit-use safe and inviting.
- **Goal Transportation 2**
  As new streets are built and existing streets are reconstructed, add multimodal features as specified in the City of Olympia Engineering Design and Development Standards.
  - **Policy Transportation 2.1**
    Build arterial streets to serve as primary routes connecting urban centers and the regional transportation network. Include bike lanes, sidewalks, planter strips, pedestrian-crossing features and other amenities that support pedestrian comfort and safety.
  - **Policy Transportation 2.2**
    Build major collector streets to connect arterials to residential and commercial areas. Include bike lanes, sidewalks, planter strips and pedestrian-crossing features.
- **Goal Transportation 16**
  Streets are public space, where people want to be.
  - **Policy Transportation 16.1**
    Design streets to enhance the sense of place of a neighborhood or district.

Major Street Reconstruction

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Fones Road Improvements (Transportation)	$3,098,172	$2,500,000	$0	$0	$0	$0	$5,598,172
Mottman Road Improvement	1,000,000	3,000,000	6,498,000	0	0	0	10,498,000
Martin Way	200,000	0	0	0	0	0	200,000
Wiggins Road	0	0	0	1,500,000	0	0	1,500,000
Total	$4,298,172	$5,500,000	$6,498,000	$1,500,000	$0	$0	$17,796,172
Funding Sources:							
Federal Grants	$3,098,172	$0	$0	$0	$0	$0	$3,098,172
State Grants	0	0	6,498,000	0	0	0	6,498,000
Transfer from Impact Fees	0	1,500,000	0	0	0	0	1,500,000
Transfer from Gas Tax	500,000	0	0	0	0	0	500,000
Transfer from REET	700,000	4,000,000	0	1,500,000	0	0	6,200,000
Total	$4,298,172	$5,500,000	$6,498,000	$1,500,000	$0	$0	$17,796,172

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The following projects are identified in the Transportation Master Plan. Planning level estimates and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Martin Way from Phoenix Street to Lilly Road. Tentative scope will include enhanced bike lanes, sidewalks, planter strips and/or stormwater sales, new lighting, crosswalk enhancements and medians. The Martin Way Corridor Study (to be completed in 2022) will identify improvements.	TBD	State and Federal grants, REET, Impact Fees, TBD revenues, Voted Utility Tax revenues
Capitol Way from State Avenue to Union Avenue. Tentative scope includes lane removal, lane reconfiguration, widened sidewalks and/or pedestrian zone, upgraded landscaping, crosswalk enhancements, and bus stop enhancements. Scope based on 2018/2019 Downtown Street Improvement Project scoping and 2016 Greening Capitol Way Study.	TBD	State and Federal grants, REET, Impact Fees, TBD revenues, Voted Utility Tax revenues
Washington Street from Legion Way to Market Street. Scope includes lane removal, enhanced bike lanes, curb and sidewalk reconstruction and new landscaping. Scope based on 2018/2019 Downtown Street Improvement Project scoping.	TBD	State and Federal grants, REET, Impact Fees, TBD revenues, Voted Utility Tax revenues
US 101/West Olympia Access Project. Scope includes new access ramps to US 101 at Kaiser Road and at Yauger Way. The initial funding for this project will complete the design, environmental permit and mitigation work, and right-of-way acquisition. Project scope is based on 2010 West Olympia Access Study.	TBD	State and Federal grants, REET, Impact Fees, TBD revenues, Voted Utility Tax revenues

Sidewalks and Pathways

Where is this project happening?

Various locations Citywide.

Links to Other Projects or Facilities

All other Transportation Programs.

Description

The purpose of this program is to:

- Construct new sidewalks on at least one side of arterials, major collectors, and neighborhood collectors.
- Construct pathways for pedestrians and bicyclists. Pathways are short-cuts for pedestrians and bicyclists that link streets to parks, schools, trails and other streets.
- Maintain and repair sidewalks and pathways. The City's sidewalk repair policy is under consideration by the City Council.

These projects are identified and prioritized in the Transportation Master Plan.

Project List

- Sidewalk Projects
  - Sidewalk Repair - Various locations and sidewalk assessment citywide
  - Elliott Avenue from Bing Court to Crestline Avenue
  - Boulevard Road from 15th Avenue to 22nd Avenue and between Log Cabin Road and Boulevard Heights Loop
  - Eastside Street/22nd Avenue from Fir Street to I-5
- Pathways Projects
  - San Mar Drive Pathway from San Mar Drive to the Chehalis Western Trail
  - Coulter Street Pathway from Coulter Street to the Chehalis Western Trail
  - Bing Street Pathway from Jackson Avenue to Harrison Avenue commercial area
  - Vista Avenue Pathway from Vista Avenue to Washington Middle School
- Sidewalk and Pathways Program Administration

Why are these projects a priority?

Pathways provide bicyclists and pedestrians more safe and direct off-street routes within neighborhoods. By completing sidewalks on major streets, people are safer and more comfortable walking for transportation and recreation. Sidewalk and pathway repair and maintenance is needed to ensure the safety and function of these facilities. See the TMP for more background.

Is there a level of service standard or measurable outcome?

We are monitoring the percentage of arterials and major collectors that are "complete streets," providing sidewalks and bike lanes. Currently 76 percent of these streets have sidewalks on at least one side. Our target is 100 percent. There is no measurable outcome for pathways.

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 6**
  Pathways enhance the transportation network by providing direct and formal off-street routes for bicyclists and pedestrians.
  - **Policy Transportation 6.1**
    Establish and improve pathways in existing built areas.
- **Goal Transportation 21**
  Walking is safe and inviting, and more people walk for transportation.
  - **Policy Transportation 21.3**
    Build new streets and retrofit existing streets to be more inviting for walking with sidewalks, crossing improvements and streetscape enhancements.
- **Goal Transportation 22**
  Sidewalks make streets safe and inviting for walking.
  - **Policy Transportation 22.2**
    Focus City sidewalk construction on major streets, where heavy traffic volumes and speeds make it difficult for walkers to share space with motor vehicles. Prioritize sidewalk construction projects based upon street conditions, transit routes and the proximity to destinations such as schools.

Sidewalks and Pathways

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Bing Street Pathway	$0	$0	$0	$100,000	$0	$0	$100,000
Boulevard Road Sidewalk	200,000	200,000	0	0	0	0	400,000
Coulter Street Pathway	0	0	100,000	0	0	0	100,000
Eastside Street and 22nd Avenue Sidewalk	0	0	0	400,000	0	0	400,000
Elliot Ave Sidewalk	900,000	4,500,000	0	0	0	0	5,400,000
MEA Sidewalk Program Admin	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
San Mar Drive Pathway	0	100,000	0	0	0	0	100,000
Sidewalk Repair Project	600,000	0	0	0	0	0	600,000
VIsta Avenue Pathway	0	0	0	0	100,000	0	100,000
Total	$1,900,000	$5,000,000	$300,000	$700,000	$300,000	$200,000	$8,400,000
Funding Sources:							
Transfer from REET	$300,000	$1,600,000	$0	$0	$0	$0	$1,900,000
Transfer from Voted Utility Tax	1,300,000	3,400,000	300,000	700,000	300,000	200,000	6,200,000
Use of Fund Balance	300,000	0	0	0	0	0	300,000
Total	$1,900,000	$5,000,000	$300,000	$700,000	$300,000	$200,000	$8,400,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The following projects are identified in the Transportation Master Plan. Planning level cost estimates will be refined and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost Estimate	Probable Funding
Sidewalk Projects		
Fir Street from Bigelow Avenue to Pine Avenue	$1,520,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Division Street from Walnut Road to 28th Avenue	$5,390,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Cooper Point Road from Conger Avenue to 28th Avenue	$8,440,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Martin Way from Pattison Street to Lilly Road	$2,470,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
28th Avenue from Cooper Point Road to Division Street	$3,390,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Kaiser Road from Harrison Avenue to 5th Avenue	$940,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
McPhee Road from Harrison Avenue to Capitol Mall Drive	$1,520,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
18th Avenue from Wilson Street to Steele Street	$1,740,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Stoll Road from Stoll Road to Lilly Road	$630,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees

7-20 Year Future Needs

Description	Cost Estimate	Probable Funding
Thurston Avenue from Washington Street to Franklin Street	$940,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Wilson Street from 22nd Avenue to 18th Avenue	$1,410,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
20th Avenue from Cooper Crest Street to Cooper Point Road	$1,940,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
14th Avenue from Kaiser Road to Cooper Point Road	$5,630,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Pathway Projects		
Orange Street from Orange Street to Hazard Lake Place	$940,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Morse Road from Morse Road to Washington Middle School	$250,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Shelburne Court from Shelburne Court to Rejoice Way	$270,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Langridge Loop North from Langridge Loop (north segment) to Ethel Street Pathway	$870,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Langridge Loop South from Fox Run Drive to Langridge Loop (north segment)	$400,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Raintree Court from Raintree Court to Nut Tree Loop Pathway South	$190,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Nut Tree Loop South from Nut Tree Loop to Raintree Court	$340,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Nut Tree Loop North from Nut Tree Loop to Raintree Court	$250,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees

7-20 Year Future Needs

Description	Cost Estimate	Probable Funding
Walnut Loop from Ethel Street Pathway to Walnut Loop (west segment)	$1,630,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Sherwood Drive East from Sherwood Drive to Washington Middle School	$340,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Sherwood Drive West from Sherwood Drive to Washington Middle School	$250,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees
Capital High School to Evergreen Villages Apartments	$870,000	State and Federal grants, Voted Utility Tax revenues, Impact Fees

Street Repair and Reconstruction

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

All other Transportation Programs.

Description

This program addresses street repair and maintenance projects that preserve the condition of our streets by sealing cracks, resurfacing with a chip seal and asphalt overlays. Major Reconstruction projects also include asphalt overlays but are listed in a separate program.

An update of this program will be completed in 2023.

Project List

- **Pavement Management Administration**
- **Crack seal projects**
  Various streets, identified annually
- **Chip seal projects**
  Various streets, identified annually
- **Asphalt Overlay**
  Various streets, identified annually

Why is this project a priority?

The City uses a pavement condition rating system to evaluate the condition of our street surfaces. Depending upon the level of deterioration, a project may require minor preservation work or full reconstruction. The emphasis in this program is to preserve the condition of a street for as long as possible before it deteriorates to a point that more costly full reconstruction is needed.

The pavement management system methodology is being updated. Chip seal and asphalt overlay projects will be identified and shown in the 2025 CFP.

Is there a level of service standard or measurable outcome?

The pavement condition is rated on every street in the City, ranging from 0-100 (with 0 being the worst and 100 being the best). A segment of street with a rating of 49 or below is poor; 50-69 is fair; 70-100 is good. The average pavement condition-rating target is 75. The current system rating is 67.

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 29**
  The transportation system is maintained at the lowest life-cycle cost to maximize the City's investment in its infrastructure.
  - **Policy Transportation 29.1**
    Schedule regular maintenance of the City's transportation system for efficiency and greater predictability, and to reduce long-term cost.
  - **Policy Transportation 29.2**
    Protect street pavement by resurfacing streets with low-cost treatments before they deteriorate to a point that requires major reconstruction.

Street Repair and Reconstruction

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Asphalt Overlay	$250,000	$250,000	$2,000,000	$0	$0	$0	$2,500,000
Chip Seal - Annual	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	9,000,000
Crack Seal - Annual	250,000	250,000	250,000	250,000	250,000	250,000	1,500,000
Pavement Management System	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
Total	$2,200,000	$2,200,000	$3,950,000	$1,950,000	$1,950,000	$1,950,000	$14,200,000
Funding Sources:							
Transfer from REET	$450,000	$450,000	$450,000	$450,000	$450,000	$450,000	$2,700,000
Transfer from TBD	1,750,000	1,750,000	3,500,000	1,500,000	1,500,000	1,500,000	11,500,000
Total	$2,200,000	$2,200,000	$3,950,000	$1,950,000	$1,950,000	$1,950,000	$14,200,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The following projects are identified in the Transportation Master Plan. Planning level estimates and probable funding sources will be determined over the coming years. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Chip Seal Projects		
To be determined	TBD	Transfer from REET, Transfer from Transportation Benefit District

Unplanned Projects and Contingency Funding

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

All other Transportation Programs.

Description

Funding in this program is for unplanned projects that may be unique opportunities or emergencies. This funding is also available for contingencies on planned transportation projects.

Project List

- Undefined

Why is this project a priority?

Funding is needed to respond to unexpected needs on the transportation system.

Is there a level of service standard or measurable outcome?

Not applicable

What Comprehensive Plan goals and policies does this project address?

- **Goal Transportation 28**
  Transportation facilities and services are funded to the goals of the City and the region.
- **Goal Transportation 29**
  The transportation system is maintained at the lowest life-cycle cost to maximize the City's investment in its infrastructure.

Unplanned Projects and Contingency Funding

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Program 0000 Project Contingency	$200,000	$0	$0	$0	$0	$0	$200,000
Total	$200,000	$0	$0	$0	$0	$0	$200,000
Funding Sources:							
Transfer from REET	$200,000	$0	$0	$0	$0	$0	$200,000
Total	$200,000	$0	$0	$0	$0	$0	$200,000

Fire Department Projects

The mission of the Olympia Fire Department (OFD) is to respond rapidly, with highly trained professionals to mitigate emergencies for our community. We are dedicated to reducing risk through prevention, fire and medical education, and disaster preparedness. Influencing capital projects and equipment identified in the Capital Facilities Plan is our commitment to the following:

- To be good stewards of the resources entrusted to us
- To continually invest in safety and long-term well-being of our Firefighters
- To provide vital information, education and training
- To leverage equipment and technology for increased efficiency
- To critically review and improve our service delivery

The Capital Facilities Plan for 2024 - 2029 focuses on fire and rescue apparatus, and in anticipation of the annexation of the southeast urban growth management area, a new fire station will be needed to cover the area southeast of Station 3 (2525 22nd Ave SE). Strategically placed fire station facilities serve the important function of housing Fire and Emergency Medical Service (EMS) response personnel, vehicles and equipment to serve defined portions of the City of Olympia. The City currently has four fire stations, one fire training center, and a leased vehicle repair facility.

Emergency response vehicles are typed by function. The core of the Olympia Fire Department's deployment is centered around the fire engine pumper. Each station houses a fire engine pumper. The Headquarters station is strategically located near the center of the city and in addition to the fire engine, houses a ladder truck and technical rescue truck. Stations 2 and 4 each house a Thurston County Medic One, Olympia Fire Department, advanced life support, and paramedic transport unit.

Fire Apparatus - Fire Engines, Ladder Trucks, Aid Units, Brush Truck, Technical Rescue Vehicle and Boat (Fund #331)

Where is this project happening?

The City of Olympia has four fire stations, a fire training center, and a leased vehicle repair facility strategically located throughout the City. Each fire station houses a primary fire engine and a reserve fire engine, as well as command and business vehicles to execute the daily operations of the Fire Department. The City also houses a primary and reserve ladder truck, an aid unit, a brush truck, a command unit, a technical rescue vehicle, and a rescue boat and trailer strategically located at the Fire Department's Headquarters fire station.

Are there other CFP projects that impact this project?

- N/A

Descriptions of Equipment

- A fire engine pumper combines a fire suppression unit, an aid unit and a rescue unit into one multi-function response unit.
- A fire ladder truck is like a fire engine except without a water tank, pump and hose. A fire ladder truck combines an aerial fire suppression unit and an aid response vehicle into one multi-function response unit and a rescue unit. The fire ladder truck carries ladders, forcible entry tools and the Jaws of Life.
- An aid unit is a transport capable ambulance specifically designed to respond to emergency medical responses.
- Brush trucks are light-weight, smaller fire response trucks that can operate off-road to address both small and large vegetation fires.
- The technical rescue vehicle carries the equipment required to conduct rope rescue, confined space, trench collapse and structural collapse. Technical rescue tools and equipment require a specific apparatus, as these tools take up a lot of space and will not fit on a fire engine or fire ladder truck.
- The rescue boat and trailer is utilized to facilitate marine response and rescue operations. The City has significant amount of shoreline which results in a need to meet these demands.

Descriptions of Equipment to be Replaced 2024 - 2029

- **Fire Engine Pumper - Replacement**
  Equipment for replacement Fire Engine Pumper
- **Brush Truck - Replacement**
  Equipment for replacement Brush Truck
- **Technical Rescue Special Operations Rescue Team (SORT) Vehicle - New Equipment**
  Equipment for new Technical Rescue SORT Vehicle

- **Fire Engine Pumper - New Equipment**
  Equipment for new fire station

Why is this project a priority?

Safe, functional and accessible fire apparatus are vital to achieving the mission of the Fire Department. The fire apparatus are utilized 24 hours a day, seven days a week and serve the critical function of responding to and operating at fire & EMS call response. Failure to replace fire apparatus on lifecycle schedule can result in failing equipment or can restrict the ability to provide critical services when the need arises.

Currently, the Fire Department has no consistent funding source for fire apparatus.

Is there a level of service standard or measurable outcome?

OFD worked to ensure that the replacement schedules are verifiable against the Standards of the Industry to include; the National Fire Protection Association (NFPA), the Washington Survey and Rating Bureau (WSRB), the State of Washington Firefighter Safety standards and related manufactures association's recommendations. The NFPA is a United States trade association that creates and maintains private, copyrighted standards and codes for usage and adoption by local governments. This includes publications from model building codes to the many on equipment utilized by firefighters while engaging in firefighting, hazardous material (hazmat) response and rescue response.

The standards referenced for Fire Apparatus are the following:

- NFPA 1901- Fire Apparatus: Engines, Ladder Trucks, Aid Units, Brush Trucks, Technical Rescue Vehicles
- NFPA 1925 - Standard on Marine Firefighting Vessels
- Washington Survey Rating Bureau (WSRB), OFD Evaluation
- Fire Apparatus Manufacturer's Association (FAMA), Fire Apparatus Duty Cycle White Paper

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the 2017-2022 OFD Strategic Plan and the Olympia Comprehensive Plan.

- **Goal 8**
  To establish a resource management equipment repair and replacement (ER&R) plan for the Regional Fire Training Center (FTC), apparatus, fleet and additional capital equipment.
- **Goal Public Services 13**
  The community has a high level of fire protection, emergency medical services and disaster management services, equal to or exceeding industry standard.
  - **Policy Public Services 13.1**
    Continue to manage fire protection functions, paramedic services and City emergency services by planning, organizing, directing and controlling the resources available.

- **Policy Public Services 13.6**
  Model best practices in the local fire service community in areas like fire safety, command practices, training and equipment maintenance.

Debt Service

OFD's capital facility projects, and associated new fire apparatus, will require the issuance of general obligation debt via voter-approved property tax levies. With a voter approved property tax levy, each year, property taxes are levied only for the cost of the annual debt service.

Fire Station 5 Facility Construction

Where is this project happening?

- City-owned property to be purchased and designated by City Council.

Are there other CFP projects that impact this project?

- A new fire engine pumper will need to be acquired for Fire and EMS response from this new fire station.

Description

- With the annexation of the southeast urban growth management area, a new station will be needed to provide the fire protection and medical services for this expanded portion of the city.

Why is this project a priority?

- A newly constructed Fire Station 6 is vital to the health, safety and well-being of our community. Strategically placed fire stations are foundational to serving the public's public safety needs.

Is there a level of service standard or measurable outcome?

- OFD Response time, WSRB Rating and CPR Save Rate

What Comprehensive Plan goals and policies does this project address?

- **Goal Public Services 21**

City of Olympia is a model sustainable city.

  - **Policy Public Services 21.1** Use energy-efficient designs and environmentally responsible materials and techniques in City facilities and construction projects. Work to reduce energy usage in existing City facilities.

- **Goal Public Services 13**

The community has a high level of fire protection, emergency medical services and disaster management services, equal to or exceeding industry standard.

  - **Policy Public Services 13.1** Continue to manage fire protection functions, paramedic services, and City emergency services by planning, organizing, directing, and controlling the resources available.

  - **Policy Public Services 13.2** Continue to provide highly skilled and adequately staffed fire fighting force to respond to fire, medical, and hazardous material emergencies, and to protect life and property.

- **Goal Land Use and Urban Design 9**

Built and natural environmental designs discourage criminal behavior.

- **Policy Land Use 9.2** Modify public facilities and properties to enhance crime prevention.

- **Goal Economy 4**

The City achieves maximum economic, environmental and social benefit from public infrastructure.

- **Policy Economy 4.1** Plan our investments in infrastructure with the goal of balancing economic, environmental and social needs, supporting a variety of potential economic sectors, and creating a pattern of development we can sustain into the future.

- **Policy Economy 4.3** Make decisions to invest in public infrastructure projects after analysis determining their total costs over their estimated useful lives, and their benefit to environmental, economic and social systems.

Fire Apparatus

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Brush Truck & Equipment to replace V#336 2002 Brush Truck & Equipment	$ 0	$ 0	$ 0	$ 450,000	$ 0	$ 0	$450,000
Fire Engine Pumper & Equipment for new Fire Station 06	0	0	0	0	0	2,000,000	2,000,000
Fire Engine Pumper & Equipment to replace V#371 1998 Fire Engine Pumper & Equipment	0	0	1,800,000	0	0	0	1,800,000
New Fire Station 06 - UGA Addition	0	0	—	0	0	20,000,000	20,000,000
Technical Rescue SORT Vehicle & Equipment to replace V# 3215 Water Truck/SORT Vehicle	0	0	—	0	0	1,300,000	1,300,000
Total	**$0**	**$0**	**$1,800,000**	**$450,000**	**$0**	**$23,300,000**	**$25,550,000**
Funding Sources:							
Other Financing Sources	$0	$0	$1,800,000	$450,000	$0	$23,300,000	$25,550,000
Total	**$0**	**$0**	**$1,800,000**	**$450,000**	**$0**	**$23,300,000**	**$25,550,000**

General Capital Facilities Projects

General government facilities are designed to meet a broad spectrum of needs. This chapter includes projects related to City-owned buildings, the Americans with Disabilities Act (ADA) Program and Economic Development Projects.

General government facilities are unique. These projects require large capital investments. The need is determined either through a professional condition assessment which includes a lifecycle analysis or community need. Specific Levels of Service are not defined. Although several projects may not be explicitly included in the City's Comprehensive Plan, it is important to include them in this document because of the amount of the investment, along with the vital role they play in ensuring our community's quality of life.

The projects included in this chapter address project feasibility assessments, accessibility improvements at City-owned facilities and major maintenance and repair for the City-owned buildings.

Facilities Capital Improvement

Where is this project happening?

- City Hall
- Court Services
- 108 State Ave NE
- Hands on Children's Museum
- Lee Creighton Justice Center
- Maintenance Center - Public Works
- Mark Noble Regional Fire Training Center
- OFD Headquarters - Station 1
- OFD Westside - Station 2
- OFD Eastside - Station 3
- OFD Stoll Road - Station 4
- Olympia Police - Firing Range
- The Olympia Center
- Timberland Regional Library
- Washington Center for the Performing Arts

Are there other CFP projects that impact this project?

N/A

Description

This program covers major maintenance to building interiors and exteriors, as well as equipment replacement at the fifteen locations listed above. Below is a list of planned projects for 2024. The list also includes $50,000 in funding for unforeseen emergency projects.

Why is this project a priority?

An update to the 2013 building condition assessment was done in 2019. The purpose was to evaluate the state of the major systems and equipment, identify repair and replacement needs, prioritize high and medium identified needs and develop planning level cost estimates. Based on the final 2019 report, the City's facility repair and replacement average estimated cost is $3.6 million per year over the next six years, which leaves a funding gap of $ 21.4 million.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

Although not included specifically in the Comprehensive Plan, the City's Long Term Financial Strategy (LTFS) states that we should maintain what we have before we add new.

General Revenues to Support General Facilities

In the past several years, General Facilities projects were supported primarily by Cable TV tax and an annual contribution from the General Fund. From 2017 through 2019, Cable Tax has been declining two to five percent.

CFP General Revenue Sources	2024 Revenues
Cable TV Tax	$920,000

Debt Service

In 2013, the City issued $6.345 million in General Obligation bonds for various City capital projects. Of the total bonds issued, $3.195 million was for exterior repairs to the Washington Center for Performing Arts (WCPA). The WCPA-related bonds were issued for a 20-year term with the annual debt service payment being funded from Building Repair & Maintenance resources. Debt service is an operational cost and is therefore included in the City's Operating Budget. For 2024, the annual debt service is $233,775. *The debt service information presented here in the CFP is for informational purposes only.*

Debt Services							
	2023	2024	2025	2026	2027	2028	Total
2013 LTGO Bonds - WA Performing Arts Center	$233,775	$232,175	$235,375	$233,175	$232,625	$231,925	$1,399,050

Building Repair and Replacement

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
108 State - Family Support Center - Exterior stucco & wood trim	$ 0	$ 504,024	$ 0	$ 0	$ 0	$ 0	$504,024
108 State - Family Support Center - Fire Alarm & Fire Sprinkler	0	245,284	0	0	0	0	245,284
108 State - Family Support Center - Generator Replacement	0	96,460	0	0	0	0	96,460
108 State - Family Support Center - Ventilation Improvement	0	66,144	0	0	0	0	66,144
All buildings: Building Condition Assessments (include building electrification assessment)	300,000	0	0	0	0	0	300,000
All Buildings: Building Electrification Retrofit Projects	0	0	400,000	400,000	500,000	500,000	1,800,000
All Facilities: EV Charging infrastructures	0	0	150,000	150,000	0	0	300,000
HOCM: Replace wood sidings	296,656	0	0	0	0	0	296,656
Maintenance Center: EV Charging infrastructures	75,000	150,000	200,000	0	0	0	425,000
Maintenance Center: New facility feasibility study update	0	0	0	0	350,000	0	350,000
Maintenance Center: Solar Project	0	0	300,000	0	0	0	300,000
OFD: Eastside - Epoxy/Repair High bay door & flooring replacement)	0	0	0	181,557	0	0	181,557
OFD: Station #1 - infrared heaters replacement (shop areas)	0	0	133,011	0	0	0	133,011
OFD: Station #1 - Plumbing Fixtures Replacement	0	0	259,284	0	0	0	259,284
OFD: Station #1 - Water Distribution Systems Replacement	0	0	459,377	0	0	0	459,377
The Olympia Center: Asbestos Testing	77,513	0	0	0	0	0	77,513
The Olympia Center: Cooling Tower Replacement	93,015	0	0	0	0	0	93,015
The Olympia Center: flooring replacement	250,000	0	0	0	0	0	250,000
The Olympia Center: Heat Distribution Pumps Replacement	86,814	0	0	0	0	0	86,814
The Olympia Center: HVAC Replacement	90,100	0	0	0	0	0	90,100

Building Repair and Replacement

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
The Olympia Center: interior doors and hardware	658,125	0	0	0	0	0	658,125
The Olympia Center: Re-tab and Adjust HVAC System	87,042	0	0	0	0	0	87,042
The Olympia Center: Solar Project	0	300,000	0	0	0	0	300,000
Timberland Library: plumbing fixtures/bathrooms upgrades	300,000	0	0	0	0	0	300,000
Timberland Library: Roof Replacement (including gravel, cant and flashing removal)	0	1,805,195	0	0	0	0	1,805,195
WCPA - Replace all domestic water systems	0	0	0	0	0	555,082	555,082
WCPA - Replace Plumbing Fixtures	0	0	0	0	0	900,000	900,000
WCPA: on-going	232,175	235,375	233,175	233,175	233,175	233,175	1,400,250
Total	**$2,546,440**	**$3,402,482**	**$2,134,847**	**$964,732**	**$1,083,175**	**$2,188,257**	**$12,319,933**
Funding Sources:							
Other Financing Sources	$1,626,440	$2,487,082	$1,224,024	$ 58,463	$ 181,437	$1,288,257	$ 6,865,703
Transfer from Cable TV Tax	920,000	915,400	910,823	906,269	901,738	900,000	5,454,230
Total	$2,546,440	$3,402,482	$2,134,847	$964,732	$1,083,175	$2,188,257	$12,319,933

ADA Program

Where is this project happening?

Various City-owned buildings and facilities

Are there other CFP projects that impact this project?

- Currently, Transportation and Parks include ADA modifications in their programs. This project focuses on non-transportation or Parks-related projects

Description

Modification of existing buildings/facilities to ensure accessibility.

Why is this project a priority?

Compliance with American with Disabilities Act (ADA) provides accessibility to City buildings and facilities. Final estimates of ADA deficiencies associated with Public Works managed buildings is $3 million. For 2022, $150,000 in funding will be transferred from the General Fund. No specific projects have been identified at time of publication.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the draft Facilities Master Plan and are not in priority order.

The Long-term Building Repair and Replacement costs are based on the 2019 Building Condition Assessment predicted renewals. The predicted renewal costs are the theoretical cost projections generated by cost modelling and factors such as: expected useful life, industry standard normal useful life, condition score, and the last major renewal. Funding for these projects will be a mix of cable television tax revenues, Maintenance Center rent, Public Facilities District funds, and General Fund year-end savings. The predicted renewal costs are based upon 2019 market cost for facilities and building systems in the Puget Sound market.

7-20 Year Future Needs

Description	Cost	Probable Funding
City Hall	$11.2 million	TBD
Community Court	$184,580	TBD
108 State Avenue NE	$2.2 million	TBD
OFD Headquarters Station 1	$5.2 million	TBD
OFD Westside Station 2	$2.6 million	TBD
OFD Eastside Station 3	$1 million	TBD
OFD Stoll Road Station 4	$1.8 million	TBD
Mark Nobel Fire Training Center	$540,600	TBD
Hands on Childrens Museum	$3.5 million	TBD
Justice Center	$6.6 million	TBD
Parks & PW Maintenance Center Reconstruction	$100.7 million	TBD
Olympia Center	$9.2 million	TBD
Timberland Library	$3.7 million	TBD
Washington Center for Performing Arts	$11.6 million	TBD

Drinking Water Projects

The mission of the Drinking Water Utility is to provide and protect drinking water for our community. Four key influencing factors drive the development of the eight water capital project programs identified in the Capital Facilities Plan:

- **Regulation/Compliance**
  Achieve legal compliance with the Federal Safe Drinking Water Act (SDWA), Washington State Department of Health (DOH) regulations, and the Uniform Fire Code (UFC) fireflow criteria.
- **Adopted Sustainability Philosophy**
  Manage the water in sustainable ways and develop integrated solutions that solve more than one problem at a time.
- **Growth**
  Accommodate growth as defined by Olympia's Comprehensive Plan and continue to provide and improve service to existing customers.
- **Operational and System Delivery Strategies**
  Manage water as a limited resource, meet water regulation objectives using approaches that limit human influence on the naturally good quality of water Olympia has and implement system changes for cost-effective delivery.

Drinking Water capital facilities are designed and built to provide community members with safe and sustainable drinking water. Drinking Water capital program activities acknowledge the importance of managing the water as a limited, precious resource that needs to be protected, conserved and managed responsibly.

The draft 2021-2026 Water System Plan serves as the basis for the development of the Drinking Water Capital Facilities Plan. The projects contained in the CFP are funded annually through Drinking Water Utility rates and General Facilities Charges (GFCs). Low interest state loans and grants are pursued as available. The draft 2021-2026 Water System Plan includes a financial strategy for planned capital improvements that involves a combination of cash and debt financing. Under Washington State law, water utilities are required to develop a water system plan every 6 to 10 years, including a 6 (or 10-year) and 20-year capital facility and financial program for approval by DOH.

Growth-Related Projects

Projects that fall under this category are associated with work needed to accommodate new development and are funded by GFC revenue. When a project serves both new and existing development, a portion of the project cost will also be funded through Drinking Water Utility rates.

Project	% Growth Related
Distribution System Oversizing	100%
Briggs Well Design and Construction	100%
McAllister Wellfield Mitigation	50%
Deschutes Watershed Restoration	50%
Sole Source Aquifer Designation	50%
McAllister Wellfield Development Phase 2	100%
Deschutes Watershed Restoration	100%
Indian Summer Water Main Extension	25%
New PRVs	25%
Pre-Design and Planning	25%

Level of Service (LOS) Determinations

- **Level of Service I**
  The first level of service (LOS I) involves maintaining the current system as-is and addressing the need to remain in regulatory compliance for water quality and quantity requirements.
  - Meet minimal standards for water pressure (30 psi) and UFC fireflow criteria.
  - Addressing new State and Federal Safe Drinking Water Act requirements.
  - Addressing existing system deficiencies due to growth or infrastructure failure.
- **Level of Service II**
  The second level of service (LOS II) focuses on more proactive system maintenance and anticipating future regulatory needs.
  - Anticipates future water quality regulations and develops facilities that will accommodate the increased requirements prior to the system becoming deficient.
  - Goes beyond the required minimum of 30 psi average water pressure for residents and strives to improve the minimum to 40 psi. The higher standard is the most cost-effective approach to anticipating and meeting system growth needs. LOS II also strives to eventually eliminate areas within the system that do not meet UFC fireflow criteria.
- **Level of Service III**
  The final level of service (LOS III) recognizes Olympia's commitment to sustainability and to the approach of managing water as a limited resource. LOS III projects and programs address DOH regulations to a further extent, with the underlying driver to be a responsible water steward and purveyor.
  - To comply with DOH regulations, there must be some form of conservation activity within an approved water system plan. The degree to which the City of Olympia approaches a conservation program is a component of managing a limited resource.

Capital Facilities Projects by Level of Service
LOS I • Asphalt Overlay Adjustments
LOS II • Small Diameter Water Pipe Replacement • Transmission and Distribution Projects • Water Source Development and Protection • Water System Planning • Water Storage Systems
LOS III • Groundwater Protection/Land Acquisition • Infrastructure Pre-Design and Planning • Reclaimed Water

Level of Service Standards

Municipal utilities in the United States and elsewhere commonly use LOS standards to evaluate whether the physical systems or operations are functioning to an adequate level. LOS can be defined in terms of the customer's experience of utility service and/or technical standards based on the professional expertise of Utility staff.

These LOS standards can help guide investments in maintenance and repair and replacement. New assets can be used to establish design criteria and prioritize needs. Using a structured decision process that incorporates LOS standards can help a utility achieve desired service outcomes while minimizing life-cycle costs.

The Drinking Water Utility has developed a set of formal LOS standards. Utility staff used the following criteria in selecting LOS:

- Specific goal or expectation
- Customer and community focus
- Quantifiable and measurable
- Relatively simple to understand and apply
- Available budget constraints for maintenance, repair and replacement

The selected LOS standards are in the following areas:

- System performance (including service interruption due to breakage, pressure, system reliability)
- Sustainability (energy efficiency)
- Customer service (response to water quality and service-related complaints)

These LOS standards have been incorporated in the development of this Capital Facilities Plan. Since regulatory compliance is considered a given, these LOS standards address issues of concern for customers beyond regulatory minimums and those that have an influence on decisions regarding infrastructure investments.

The LOS standards are:

System Performance

- Service interruption due to line breaks. During a three-year period, no customer will experience more than two service interruptions due to a line break; such service interruptions will average four hours or less.
- Pressure. Water will be delivered to new construction at a minimum pressure of 40 psi at the service meter.
- System reliability with largest water source off-line. Utility will meet wintertime demands (inside use only) with the loss of our largest water source (McAllister Wellfield). This would require complete curtailment of all outside and non-essential water use but would maintain service for critical needs such as drinking, cooking, sanitation and firefighting.

Sustainability

- Energy efficiency. All pumps are rated 80 percent efficient or higher, unless it is not cost-effective to do so (i.e., the value of energy savings would not pay back the cost of the improvement within five years).

Customer Service

- The Utility responds to main breaks within 15 minutes during business hours and within one hour outside business hours.
- The Utility responds to low pressure and water quality complaints by the end of the following business day.

Annual Operations and Maintenance

The water supplied to Olympia flows through concrete, cast iron, galvanized, asbestos cement (AC), ductile iron, and PVC pipe. These lines, in general, have a life expectancy of at least 50 years. New water lines are typically replaced with ductile iron, ductile iron cement lined, or high density polyethylene (HDPE) pipes. Currently, most maintenance work involves repairs to the older asbestos cement water lines and non-ductile iron connections, and valves within the City. Breaks within these lines are usually caused by age, geological shifts within the ground or from construction work. Replacing these aging facilities will help to reduce operations and maintenance costs.

The annual operations and maintenance costs for both potable water and reclaimed water represent an overall average that is subject to change due to unique circumstances that may be encountered at each location. For new infrastructure initial operations, maintenance costs for repairs, replacements and cleaning are minimal. As the infrastructure ages, maintenance costs will increase.

Project Components Commonly Used in Drinking Water Projects	
Hydrants	Connection or placement of new hydrants as necessary.
Hydraulic Modeling	Use of a mathematical model to determine the size of a water line based on the volume of water passing through the line.
Reservoirs	Storage facility for water based on life-cycle costing and evaluation of options.
Valves	Mechanical devices by which the flow of water may be started, stopped, or regulated as necessary.
Vaults	Structures that provide access to underground valves and pumps with the connection of new water pipes.
Water Lines	Water supply pipe that connects the water storage source to lines located at the street.
Water Quality and Treatment	Use various technologies to ensure safety of the City's water storage systems.
Water Rights	Legal authorization to put water to beneficial use.
Water System Structures and Equipment	In conjunction with reservoirs, including booster pump stations. Includes castings, maintenance holes, inlets, and covers.
Wells	Drill and develop new wells as needed to ensure adequate future water supplies.

Asphalt Overlay Adjustments—Water

Where is this project happening?

Various locations Citywide

Are there other CFP projects that impact this project?

- Street Repair and Reconstruction Projects—Transportation section
- Asphalt Overlay Adjustments—Wastewater section

Description

Make necessary adjustments to raise water system components to street level in conjunction with the annual asphalt overlay/street reconstruction process. This is a pass-through amount that is used by the Transportation Street Repair and Reconstruction Project for water facilities.

Project List

Year	Project Description	Cost Estimated
2024-2029	**Asphalt Overlay Adjustments.** Funds adjustments to water system components required as a result of street repair and reconstruction projects.	$90,000

Why is this project a priority?

Asphalt overlay and street reconstruction projects require the adjustment of water system structures and equipment (e.g., castings, maintenance holes, inlets, and covers) during construction as part of the paving process.

Is there a level of service standard or measurable outcome?

LOS I – See program overview for LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 3**
  Utilities are developed and managed efficiently and effectively.
  - **Policy Utilities 3.1**
    Utilities are developed and managed efficiently and effectively.
  - **Policy Utilities 7.7**
    Develop and maintain adequate storage, transmission and distribution facilities.

Asphalt Overlay Adjustments - Water

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9021 Asphalt Overlay Adjustments	$15,000	$15,000	$15,000	$15,000	$15,000	$15,000	$90,000
Total	$15,000	$15,000	$15,000	$15,000	$15,000	$15,000	$90,000
Funding Sources:							
Transfer from Utility Revenue	$15,000	$15,000	$15,000	$15,000	$15,000	$15,000	$90,000
Total	$15,000	$15,000	$15,000	$15,000	$15,000	$15,000	$90,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost*	Probable Funding
Asphalt Overlay Adjustments	$195,000	Rates
* Planning Level Estimate		

Infrastructure Pre-Design and Planning–Water

Where is this project happening?

City water service area

Are there other CFP projects that impact this project?

N/A

Description

Perform pre-design evaluation and analysis of water project alternatives in order to recommend projects identified in the 2021-2026 Water System Plan and support other City project planning requirements that occur outside of the annual CFP process.

Project List

Year	Project Description	Cost Estimated
2024-2029	**Pre-Design and Planning.** Project provides funding for pre-design evaluation of capital projects.	$900,000

Why is this project a priority?

The 2021 - 2026 Water System Plan and its six-year Financial Plan identify projects from a planning level perspective based on detected deficiencies in a specific portion of the system. They also include planning level cost estimates done at the time the plan was developed and may not include enough detail in the scope to accurately assess project costs. This program evaluates these projects prior to their appropriation in the annual Capital Facilities Plan update. It ensures accurate scope of work and cost estimates and a full evaluation of project alternatives. Other uses for this information include project scheduling, assessment of rate impacts and cash flow planning.

Is there a level of service standard or measurable outcome?

LOS III – See program overview for LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This project reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 7**
  The drinking water system is reliable and is operated and maintained so that high quality drinking water is delivered to customers.

- **Policy Utilities 7.3**
  Design Olympia's water supply system to achieve the most favorable and practical fire insurance rating, consistent with adopted service levels.
- **Policy Utilities 7.7**
  Develop and maintain adequate storage, transmission and distribution facilities.

Infrastructure Pre-Design and Planning - Water

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9903 Pre-Design and Planning	$150,000	$150,000	$150,000	$150,000	$150,000	$150,000	$900,000
Total	$150,000	$150,000	$150,000	$150,000	$150,000	$150,000	$900,000
Funding Sources:							
Transfer from Utility Revenue	$0	$0	$150,000	$150,000	$150,000	$150,000	$600,000
Use of Fund Balance	150,000	150,000	0	0	0	0	300,000
Total	$150,000	$150,000	$150,000	$150,000	$150,000	$150,000	$900,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities program as required by State law.

7-20 Year Future Needs

Description	Cost	Probable Funding
Infrastructure Planning & Pre-Design	$2,100,000	Rates

Small Diameter Water Pipe Replacement

Where is this project happening?

Various locations based on the Drinking Water Utility's Small Diameter Water Pipe Upgrade Plan. Projects selected are based on service complaints, and operation and maintenance records of leaks and main breaks.

Are there other CFP projects that impact this project?

N/A

Description

Replace small diameter substandard water pipes within the existing system. Project components may include hydraulic modeling, valves, vaults, and water lines.

Project List

Location Street	From	To
Boundary Street	9th Avenue	8th Avenue
Fir Street	4th Avenue	State Avenue
Giles Street	Thomas Street	Division Street
Percival Street	Harrison Avenue	Jackson Avenue
Puget Street	4th Avenue	State Avenue
Union Avenue	Central Street	Fir Street
Thurston Avenue	Tullis Street	Puget Street
Amhurst Street	18th Avenue	20th Avenue
Brown Street	18th Avenue	22nd Avenue
Eastside Circle	To End	To End
End of Rogers Court	South of 11th Court	End of Street
13th Avenue	Fir Street	Fairview Street
Fir Street	14th Avenue	13th Avenue
Evergreen Park Lane	At Cul-de-sac	At Cul-de-sac
Water Street	22nd Avenue	24th Avenue

Project List

Year	Project Description	Cost Estimated
2024-2029	**Small Diameter Water Mains.** This project funds replacement of substandard small diameter pipes in locations but not limited to, those described above. Funds from this project are often combined with aging water main replacement funds.	$2,508,000

Why is this project a priority?

The City is responsible for providing domestic and firefighting water flows at minimum pressures as established by DOH. This program implements the improvements outlined in the draft 2021-2026 Water System Plan. The Plan identifies location, size, and timing of major and minor water main distribution line improvements. The draft 2021-2026 Water System Plan also identifies deficient areas that require looping or upgrading to improve flows and pressures. This project provides improvements to the basic system to assure adequate pressure and flow for domestic and firefighting situations. Maintenance records and service complaints are used to identify the lines needing replacement.

Is there a level of service standard or measurable outcome?

LOS II – See program overview of LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 7**
  The drinking water system is reliable and is operated and maintained so that high quality drinking water is delivered to customers.
  - **Policy Utilities 7.3**
    Design Olympia's water supply system to achieve the most favorable and practical fire insurance rating, consistent with adopted service levels.
  - **Policy Utilities 7.7**
    Develop and maintain adequate storage, transmission and distribution facilities.

Small Diameter Water Pipe Replacement

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9408 Small Diameter Water Main Replacement	$120,000	$300,000	$522,000	$522,000	$522,000	$522,000	$2,508,000
Total	$120,000	$300,000	$522,000	$522,000	$522,000	$522,000	$2,508,000
Funding Sources:							
Transfer from Utility Revenue	120,000	300,000	522,000	522,000	522,000	522,000	$2,508,000
Total	$120,000	$300,000	$522,000	$522,000	$522,000	$522,000	$2,508,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the draft 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Small Diameter Water Mains	$6,786,000	Rates

Transmission and Distribution Projects—Water

Where is this project happening?

Various locations within the existing system as service complaints and operation and maintenance records indicate. See Project List.

Are there other CFP projects that impact this project?

- Sewer Pipe Extensions—Sewer Program
- Fones Road—Transportation Impact Fee section
- Thurston County CFP

Description

This program includes projects necessary to rehabilitate and replace existing transmission and distribution facilities, including water mains, valves, fire hydrants, service meters and booster pump stations. These projects are targeted to respond to identified capacity problems (related to flow, pressure, firefighting) as well as to replace infrastructure that is beyond its useful life. This program also includes installing new transmission mains to connect new key facilities to the system.

Projects are often coordinated with other public works projects (e.g., road improvements), to take advantage of cost efficiencies and to minimize inconvenience to community members. Specific components covered under this program include hydrants, hydraulic modeling, valves, vaults, water lines, and water system structures and equipment.

Project List

Year	Project Description	Cost Estimate
2025,2027	**New PRV Installations**. This project will construct new PRVs throughout the water system based upon an evaluation of needs and alternatives. Potential projects requiring analysis include, but are not limited to, new PRV(s) in the 264 to 226 zone and in the 298 zone to address potential future source deficiencies and for system reliability.	$80,000
2026-2029	**Aging Watermain Replacement.** This is an annual project to replace substandard pipe throughout the City. Each year based on maintenance records and asset a scores, the City will choose which pipes to replace based on age and material. The primary focus is on Asbestos Cement (AC) pipe. Currently 40% of the City's water system is comprised of AC pipe which is prone to leaking and breaks.	$4,000,000
2024-2025	**Fones Road Water Main Construction.** This project installs a new water main to replace an existing AC water main in Fones Road from Pacific Avenue to 18th Avenue, to be coordinated with a planned roadway reconstruction. This project is partially funded by GFCs.	$1,290,000

Year	Project Description	Cost Estimate
2024-2025	**Transmission Main Seismic Valves Installation.** The project will install seismically-actuated isolation valves at various locations along the City's 36-inch transmission main. The seismic valves will isolate large volume of water in the pipe into discrete, smaller volumes to avoid loss of water and to reduce the potential of localized flooding and damage where breaks may occur. The project will mitigate the loss of essential services (potable and firefighting water) to residents and businesses that would result from a moderate or severe earthquake causing a failure to the City's transmission pipelines. To fund the project, the City has applied for a FEMA grant, which has a required 25 percent cost share.	$1,350,000
2024-2029	**Asset Management Program.** This project will begin the process to provide an asset management plan to replace, rehabilitate, and maintain the City's water system to ensure it is reliable.	$360,000
2024-2029	**Distribution System Oversizing.** This project funds oversizing of distribution pipeline projects associated with development-related improvement to provide additional capacity to meet anticipated future needs that may be greater than at the time of development. This project is funded by GFCs.	$180,000
2024-2029	**Distribution Main Assessment.** This project is a part of the asset management program to assess the condition and reliability of the distribution mains to prioritize repair or replacement.	$150,000
2024-2029	**Security and Remote Systems Program.** This project will provide enhancements to the security and remote monitoring systems of Drinking Water Utility sites. Enhancements under the project could include, but are not limited to, cameras for facility monitoring, tamper proof fencing, access control systems, alarm notification systems and /or security card readers.	$348,000
2026-2027	**Eastside Street and Henderson Boulevard Water Main Extension**. This project will design and construct a new 16-inch water main to replace an existing 10-inch pipe that presents a bottleneck in the Zone 264 distribution system. The replacement line will connect to an existing 16-inch main at Eastside Street, where it originates as a tap off of the 36-inch transmission main near the Fir Street Storage Tanks. The new line will then extend approximately 3,500 feet through the City's Maintenance Center property and across Henderson Boulevard, terminating at an existing 12- inch main that feeds a portion of Zone 264 west of Henderson. This project is partially funded by GFCs.	$1,627,000
2024-2025	**New Zone 417 to Zone 347 PRV Stations.** This project will install two or more pressure reducing valves (PRV) From Pressure Zone 417 to Pressure Zone 347 to improve water quality in the area and to improve water circulation and redundancy in this region of the water distribution system.	$310,000

Year	Project Description	Cost Estimate
2024-2026	**Booster Station Upgrades/Rehabilitation.** Routine upgrades to existing booster stations occur between 10 to 20 years; work includes replacing pumps and making large-scale upgrades to mechanical, electrical and instrumentation systems. Upgrade to Eastside Booster Station is identified under this project, which is scheduled with the Eastside tank construction. The Elliott Booster Station and South Sound Booster Station are currently identified for planned future upgrades.	$825,000
2025	**On-site Generator Replacement**. Replacement of on-site backup power generators near the end of their useful life. Power generator's expected useful life is about 20 years. Allison Spring's backup generator replacement is identified under this project.	$100,000
2025-2026	**Elliott Avenue Water Main**. This project will replace a water main on Elliott Avenue in conjunction with a sidewalk construction project.	$516,000

Why is this project a priority?

This program will ensure that existing distribution and transmission facilities are rehabilitated and replaced as needed in order to continue to secure a safe and sustainable water supply. Priority projects are targeted to those areas of the water system that fall short of meeting DOH standards for water pressure and UFC fire flow criteria or have ongoing maintenance problems (e.g., a history of repeated main breaks). This program also provides funding for installing new transmission mains to connect new critical source and storage facilities to the water system.

Is there a level of service standard or measurable outcome?

LOS II – See program overview of LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This Project reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 7**
  The drinking water system is reliable and is operated and maintained so that high quality drinking water is delivered to customers.
  - **Policy Utilities 7.3**
    Design Olympia's water supply system to achieve the most favorable and practical fire insurance rating, consistent with adopted service levels.
  - **Policy Utilities 7.4**
    Continue and improve maintenance management, including preventive maintenance, repairs and replacements.
  - **Policy Utilities 7.6**
    Continue to improve operations and maintenance program management, including safety, asset management and meter replacement.

– **Policy Utilities 7.7**
Develop and maintain adequate storage, transmission and distribution facilities.

Transmission and Distribution Projects - Water

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9609 Asbestos Cement (AC) and Again Pipe Replacement	$0	$0	$1,000,000	$1,000,000	$1,000,000	$1,000,000	$4,000,000
9609 Asset Management Program	60,000	60,000	60,000	60,000	60,000	60,000	360,000
9609 Booster Station Upgrades/ Rehabilitation	250,000	525,000	50,000	0	0	0	825,000
9609 Decatur 298 Zone Connection	0	0	0	0	0	150,000	150,000
9609 Distribution Main Assessment	25,000	25,000	25,000	25,000	25,000	25,000	150,000
9609 Distribution System Oversizing	30,000	30,000	30,000	30,000	30,000	30,000	180,000
and Henderson Boulevard Water Main	0	0	809,514	817,486	0	0	1,627,000
9609 Elliot Avenue Water Main	0	308,000	208,000	0	0	0	516,000
9609 Fones Road Water Main Construction	1,250,000	40,000	0	0	0	0	1,290,000
9609 New PRV Installations	0	40,000	0	40,000	0	0	80,000
9609 On-site Generator Replacement Plan	0	100,000	0	0	0	0	100,000
9609 Security and Remote Systems Program	58,000	58,000	58,000	58,000	58,000	58,000	348,000
9609 Transmission Main Seismic Valve Installation	150,000	1,200,000	0	0	0	0	1,350,000
9609 Zone 417 to 347 PRV Stations Installation	50,000	260,000	0	0	0	0	310,000
Total	$1,873,000	$2,646,000	$2,240,514	$2,030,486	$1,173,000	$1,323,000	$11,286,000

Transmission and Distribution Projects - Water

Funding Sources:							
Federal Grants	$112,500	$900,000	$0	$0	$0	$0	$1,012,500
General Facilities Charge	760,500	0	962,514	692,036	699,288	97,615	3,211,953
Transfer from Utility Revenue	1,000,000	1,585,000	1,278,000	1,338,450	473,712	1,225,385	6,900,547
Use of Fund Balance	0	161,000	0	0	0	0	161,000
Total	$1,873,000	$2,646,000	$2,240,514	$2,030,486	$1,173,000	$1,323,000	$11,286,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Distribution Main Oversizing	$390,000	GFCs
Indian Summer Extension to Rich Road	$753,000	GFCs, Rates
Pressure Reducing Valve Installation – East Bay	$310,000	Rates
Asbestos Cement (AC) and Aging Pipe Replacements	$13,000,000	Rates
Distribution Main Condition Assessment	$305,000	Rates
Asset Management Program	$780,000	Rates
Decatur 298 Zone Connection	$615,000	Rates
Cardinal Drive Water Main Extension	$500,000	Rates
Security and Remote Systems Program Enhancement	$754,000	Rates

Water Source Development and Protection

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

N/A

Description

The overall goal of this program is to develop and maintain a water source system that provides adequate water source and water quality in compliance with Federal and State safe drinking water standards. Specific project types include water source reliability, water quality and treatment, water system structures, and equipment.

Project List

Year	Project Description	Cost Estimate
2024	**Olympia Brewery Water Engineering Analysis.** This project continues work to develop this new source in conjunction with Tumwater and Lacey. This project will develop a Wellhead Protection Plan and Water Rights Re-Perfection Strategy, as well as decommission existing tanks and wells. This project is funded by GFCs.	$400,000
2024-2029	**Deschutes Ranch Restoration.** This is a project to restore the Smith farm located near the Deschutes River as part of the mitigation plan related to the operations of the new McAllister Wellfield. Reforestation of a riparian zone along the Deschutes River will improve fish habitat. This project is partially funded by GFCs.	$240,000
2024	**Rancho Serino Mitigation.** This project will construct a fence on property jointly owned by the City of Lacey. This fence will protect Woodland Creek from development consistent with the Utility's McAllister Wellfield Mitigation Agreement.	$50,000
2024-2025	**Briggs Well Development.** The City previously purchased and transferred water rights to the Briggs well. This project will design a new groundwater supply well in the Briggs Urban Village Area to supply Zone 338 with an additional anticipated 1,100 gallons per minute of source capacity, enhancing supply redundancy and reliability for Zones 417 and 338. Drilling was originally scheduled for 2008, but the project was delayed primarily due to the need for costly iron and manganese treatment. The City obtained approval to extend the water rights development schedule until 2024 and hopes to negotiate additional extensions as needed. This project is funded by GFCs.	$1,700,000
2024	**Sole Source Aquifer Designation.** Pursue acquiring a sole source aquifer designation for the aquifer McAllister Wellfield withdraws from. This project was identified in the Risk and Resilience Analysis as a mitigation measure for water quality risks at the McAllister Wellfield.	$50,000

Why is this project a priority?

The Safe Drinking Water Act (SDWA) of 1974 signaled the beginning of a new age in public water supply. The detection of organic contaminants in drinking water throughout the United States spurred the passage of the SDWA.

The draft 2021–2026 Water System Plan calls for additional source water quality treatment in various areas of the City to meet State drinking water requirements.

Is there a level of service standard or measurable outcome?

LOS II – See program overview of LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This Project reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 5**
  Adequate supplies of clean drinking water are available for current and future generations and instream flows and aquifer capacity are protected.
  - **Policy Utilities 5.1**
    Reserve water supply rights for at least 50 years in advance of need, so that supplies can be protected from contamination and they are not committed to lower priority uses.
  - **Policy Utilities 5.2**
    Develop and maintain multiple, geographically-dispersed sources of water supply to increase the reliability of the system.
- **Goal Utilities 7**
  The drinking water system is reliable and is operated and maintained so that high quality drinking water is delivered to customers.
  - **Policy Utilities 7.2**
    Maintain 100 percent compliance with all State and Federal requirements, and continually improve our water quality management program.
  - **Policy Utilities 7.3**
    Design Olympia's water supply system to achieve the most favorable and practical fire insurance rating, consistent with adopted service levels.
  - **Policy Utilities 7.7**
    Develop and maintain adequate storage, transmission and distribution facilities.

Water Source Development and Protection

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9700 Briggs Well Development	$100,000	$1,600,000	$0	$0	$0	$0	$1,700,000
9700 Deschutes Ranch Restoration	40,000	40,000	40,000	40,000	40,000	40,000	240,000
9700 Olympia Brewery Water Engineering Analysis	400,000	0	0	0	0	0	400,000
9700 Rancho Serino Mitigation	50,000	0	0	0	0	0	50,000
9700 Sole Source Aquifer Designation	50,000	0	0	0	0	0	50,000
Total	$640,000	$1,640,000	$40,000	$40,000	$40,000	$40,000	$2,440,000
Funding Sources:							
General Facilities Charge	174,165	948,487	0	0	0	0	$1,122,652
Transfer from Utility Revenue	0	0	40,000	40,000	40,000	40,000	$160,000
Use of Fund Balance	465,835	691,513	0	0	0	0	1,157,348
Total	$640,000	$1,640,000	$40,000	$40,000	$40,000	$40,000	$2,440,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Hoffman Well Treatment Construction	$3,600,000	GFCs
McAllister Wellfield Mitigation	$520,000	GFCs
McAllister Wellfield Phase 2	$3,000,000	GFCs, Rates

Water Storage Systems

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

N/A

Description

The overall goal of this project is to develop and maintain a water reservoir system that provides adequate water storage and "chlorine contact time" in compliance with Federal and State safe drinking water standards. It would also ensure that storage reservoirs are sized sufficiently to have reserve water for firefighting. Specific project types include reservoirs, water lines, seismic upgrades, water quality and treatment, water system structures and equipment.

Project List

Year	Project Description	Cost Estimate
2024	**Boulevard Road Reservoir Rehabilitation Construction.** This project will rehabilitate the Boulevard Road Reservoir to address deficiencies in interior/exterior coating systems and structural components, as well as complete recommended seismic retrofits. The project will prolong service life and enhance system reliability. A State Revolving Fund loan has been received for this project.	$3,000,000
2026-2028	**Eastside Reservoir (Tank) Rehabilitation Construction.** This project will rehabilitate the Eastside Reservoir to address deficiencies. The project will prolong service life and enhance system reliability.	$6,935,000
2027	**Storage Tank Coatings (Interior/Exterior).** Periodic maintenance of interior and exterior linings and painting. Each storage tank is scheduled for recoating approximately every 15-20 years.	$600,000
2027	**Corrosion Control Tower Condition Assessment & Upgrades.** Condition assessment of all existing corrosion control towers to determine necessary upgrades to mechanical, electrical and instrumentation systems.	$15,000
2024	**Fire Suppression System Installation at Allison Well and Shana Park.** Install fire suppression infrastructure at the two sites to act as a line of first defense against fires, either natural or person-made.	$100,000

Why is this project a priority?

The Safe Drinking Water Act (SDWA) of 1974 signaled the beginning of a new age in public water supply. The detection of organic contaminants in drinking water throughout the United States spurred the passage of the SDWA.

One of the federally mandated standards of the SDWA is adequate "chlorine contact time." When added to drinking water, chlorine is a disinfecting agent. The chlorine needs time, however, to react with the water to provide adequate disinfection. Water reservoirs provide the safest and most effective method to ensure that chlorine levels and contact times are adequate to meet disinfection levels. Reservoirs also provide water storage to allow for proper domestic and firefighting flows.

Is there a level of service standard or measurable outcome?

LOS II – See program overview of LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This Project reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 7**
  The drinking water system is reliable and is operated and maintained so that high quality drinking water is delivered to customers.
  - **Policy Utilities 7.3**
    Design Olympia's water supply system to achieve the most favorable and practical fire insurance rating, consistent with adopted service levels.

Water Storage Systems

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
9610 Boulevard Road Reservoir Rehabilitation Construction	$3,000,000	$0	$0	$0	$0	$0	$3,000,000
9610 Corrosion Control Tower Condition Assessment and Upgrade	0	0	0	15,000	0	0	15,000
9610 Eastside (Tank) Reservoir Rehabilitation Construction	0	0	435,000	4,500,000	2,000,000	0	6,935,000
9610 Fire Suppression Systems Installation at Allison Well & Shana Park	100,000	0	0	0	0	0	100,000
9610 Storage Tank Coatings (Interior/Exterior)	0	0	0	600,000	0	0	600,000
Total	$3,100,000	$0	$435,000	$5,115,000	$2,000,000	$0	$10,650,000
Funding Sources:							
Other Financing Sources	$2,158,320	$0	$0	$5,000,000	$0	$0	$7,158,320
Transfer from Utility Revenue	265,000	0	435,000	115,000	1,999,288	0	2,814,288
Use of Fund Balance	676,680	0	0	0	712	0	677,392
Total	$3,100,000	$0	$435,000	$5,115,000	$2,000,000	$0	$10,650,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Hoffman Court Reservoir	$6,550,000	Rates

Groundwater Protection

Where is this project happening?

In drinking water (wellhead) protection areas (which overlie portions of Olympia city limits, the UGA, and neighboring local jurisdictions including Thurston County) and other various locations Citywide.

Are there other CFP projects that impact this project?

- Critical Habitat Land Acquisition - Storm and Surface Water section
- Open Space Expansion - Parks, Arts and Recreation section

Description

The purpose of this program is to protect the groundwater that Olympia relies on for its drinking water supply through monitoring groundwater levels and quality, purchasing land or easements and implementing other prevention-based activities within wellhead protection areas.

Project List

Year	Project Description	Cost Estimate
2029	**Indian Summer Well Chlorination System Replacement**. Construct new chlorine injection and secondary containment systems for disinfection at the Indian Summer Well to replace the existing on-site chlorine generation system.	$609,000

Why is this project a priority?

Maintaining groundwater monitoring wells within the municipal drinking water well capture zones provides advance warning of any water quality issues that could impact the City's drinking water supplies. Accurately delineating wellhead protection areas ensures protective measures are implemented in appropriate areas of the broader region of shared water resources.

Is there a level of service standard or measurable outcome?

LOS III - See program overview of LOS definitions.

What Comprehensive Plan goals and policies does this project address?

This Project reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 6**
  Groundwater in the City's Drinking Water (Wellhead) Protection Areas is protected from contamination so that it does not require additional treatment.

- **Policy Utilities 6.1**
  Monitor groundwater quality to detect contamination, evaluate pollution reduction efforts and to understand risks to groundwater.
- **Policy Utilities 5.3**
  Monitor water levels in aquifers and maintain numerical groundwater models.

Groundwater Protection

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Summer Well Chlorination Systems	$0	$0	$0	$0	$0	$609,000	$609,000
Total	$0	$0	$0	$0	$0	$609,000	$609,000
Funding Sources:							
General Facilities Charges	$0	$0	$0	$0	$0	$609,000	$609,000
Total	$0	$0	$0	$0	$0	$609,000	$609,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life. The projects are consistent with the 2021-2026 Water System Plan which includes a 20-year capital facilities plan as required by State law.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors.

7-20 Year Future Needs

Description	Cost	Probable Funding
Wellhead Protection Program Capture Zone Refinement	200,000.00	Rates

Wastewater Projects

Effective wastewater system management is essential to public and environmental health. The challenges of effective management continue as the Olympia area population grows, land use densities increase, infrastructure ages and development occurs in outlying areas distant from the LOTT Clean Water Alliance treatment facility. Responding to these challenges requires proactive management of our public wastewater infrastructure.

Capital facility funding is important to the heavily infrastructure-dependent Wastewater Utility. The public system maintained by Olympia is comprised of approximately 188 miles of gravity pipe and 31 regional lift stations. The Utility is also responsible for the operation and maintenance of approximately 1,785 residential and 25 commercial Septic Tank Effluent Pumping (STEP) systems that use effluent pumps and 27.5 miles of associated STEP pressure mains. Additionally, the continued use of over 4,150 septic systems in Olympia and its Urban Growth Area creates long-term public health and water quality concerns. Conversion of septic systems to the municipal system is encouraged.

The pipes making up the wastewater infrastructure vary in age, material and structural integrity. Ongoing work to systematically inspect and evaluate the condition of the individual pipes helps prioritize repair and replacement needs. Considerable work has been completed in recent years. However, this work effort will continue in the years to come with subsequent inclusion of repair and replacement projects in the CFP.

The Olympia City Council adopted the most recent Wastewater Management Plan in 2020. The 2020 Wastewater Management Plan supports the continuation and refinement of current practices; the repair and replacement of existing pipes and pumps, extensions of major trunk lines and conversions of onsite sewage systems to public sewer service. This plan evaluates wastewater needs for a 20-year planning horizon. The plan will be reviewed and revised in 2025.

The projects contained in the Wastewater CFP are funded annually through Utility rates and General Facilities Charges. State low-interest loans and grants are pursued as needed. The 2020 Wastewater Management Plan includes a financial strategy that relies primarily on cash financing of capital projects.

Using a computer model, sewer pipe capacities were evaluated to develop the 2020 Wastewater Management Plan. The model identified areas of the wastewater system that are projected to be over capacity by the year 2050, using projected buildout for the City. Capacity upgrade projects have been incorporated into this CFP.

Growth-Related Projects

Projects that fall under this category are associated with work accommodating customer base expansion and are therefore funded by General Facility Charges (GFC) revenue. When an upgrade project serves both new and existing development, a portion of the project cost is funded by GFCs. This CFP identifies numerous lift station upgrades and sewer extensions that are appropriate for GFC funding. These projects will often accommodate both existing and future needs.

Asphalt Overlay Adjustments—Sewer

Where is this project happening?

Citywide as determined by the Transportation Program's six-year Transportation Improvement Program (TIP)

Are there other CFP projects that impact this project?

- Street Repair and Reconstruction Projects - Transportation Section
- Asphalt Overlay Adjustments - Drinking Water and Storm and Surface Water Sections

Description

The work of the City's annual overlay and street reconstruction projects includes replacing and adjusting wastewater utility castings within streets. These wastewater funds are passed through to transportation street repair and reconstruction projects for incidental wastewater upgrades.

Why is this project a priority?

Asphalt overlay and street reconstruction projects often require the adjustment/replacement of wastewater system structures (e.g., maintenance hole frames and lids) as part of the paving process. The goal of this work is to replace damaged castings and to ensure that all castings are adjusted to the new pavement level.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 3**
  Utilities are developed and managed efficiently and effectively.
  - **Policy Utilities 3.9**
    Ensure consistent maintenance, asset management, and emergency management practices for all utilities.

Asphalt Overlay Adjustments - Sewer

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Asphalt Overlay Adjustment	$12,128	$12,613	$13,188	$13,642	$14,756	$15,346	$81,673
Total	$12,128	$12,613	$13,188	$13,642	$14,756	$15,346	$81,673
Funding Sources:							
Transfer from Utility Revenues	$12,128	$12,613	$13,188	$13,642	$14,756	$15,346	$81,673
Total	$12,128	$12,613	$13,188	$13,642	$14,756	$15,346	$81,673

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Asphalt Overlay Adjustments	$169,000	Rates

Infrastructure Pre-Design and Planning—Sewer

Where is this project happening?

City sewer service area

Are there other CFP projects that impact this project?

Not defined at this time

Description

These funds support pre-design conceptual evaluation of wastewater projects and potential alternatives in order to refine complex projects prior to launching full permitting and design. Additionally, the funds are used to expediently respond to emergencies and other unanticipated needs.

Project List

Year	Project Description	Cost Estimated
2024-2029	**Pre-Design and Planning.** Develops project scopes and cost estimates. Responds to emergencies.	$600,000

Why is this project a priority?

The City's Wastewater Management Plan and six-year Financial Plan identify projects from a planning-level perspective based on detected deficiencies in specific portions of the system. They also include planning-level cost estimates completed at the time the Plan was developed. These estimates may not include enough detail in the scope to accurately assess project costs. This program evaluates complex projects prior to full initiation of design and permitting. It ensures accurate scope of work, cost estimates and a full evaluation of project alternatives. Other uses for this information include timely staff response to unanticipated public or environmental risks while long-term funding is secured.

Is there a level of service standard or measurable outcome?

Not listed

What Comprehensive Plan goals and policies does this project address?

This Program reflects the following goals and policies of the Olympia Comprehensive Plan.

- Goal Utilities 8
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - Policy Utilities 8.8
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.

Infrastructure Pre-Design and Planning - Sewer

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Pre-Design & Planning	$100,000	$100,000	$100,000	$100,000	$100,000	$100,000	$600,000
Total	$100,000	$100,000	$100,000	$100,000	$100,000	$100,000	$600,000
Funding Sources:							
Use of Fund Balance	$100,000	$100,000	$100,000	$100,000	$100,000	$100,000	$600,000
Total	$100,000	$100,000	$100,000	$100,000	$100,000	$100,000	$600,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Pre-Design and Planning	$1,620,000	Rates

Lift Stations—Sewer

Where is this project happening?

Various Locations Citywide. See Project List.

Are there other CFP projects that impact this project?

N/A

Description

Aging pumps and associated systems in our lift stations need to be upgraded or reconstructed in order to provide dependable service while meeting increasing wastewater flows. Projects may include increasing pumping capacity, installing new force mains, providing backup power generators, replacing at-risk force mains, and upgrading facilities to current Department of Ecology sewage pumping system standards.

Year	Project Description	Cost Estimated
2024	**Old Port 1 Lift Station Upgrade Construction.** Upgrade existing lift station and install new force main to enhance system reliability for existing and future flows. The utility has been awarded a Clean Water loan from the Department of Ecology.	$3,229,920
2024	**Miller and Ann Lift Station Upgrade.** Upgrade existing lift station for existing and future flows. This project is partially funded by GFCs.	$378,121
2025-2026	**Rossmoor Lift Station Upgrade.** Upgrade existing lift station and install new force main to enhance system reliability for current and future flows. This project is partially funded by GFCs.	$1,401,624
2027	**Asbestos Concrete Force Main Rehabilitation.** Rehabilitation and repair of the most vulnerable force mains in the collection system. This project is partially funded by GFCs.	$1,035,000
2027-2028	**Old Port II Lift Station Upgrade.** Design of upgrades to the existing lift station and new force main to enhance system reliability for current and future flows. This project is partially funded by GFCs.	$2,178,414

Why is this project a priority?

Sewage pumping stations and force mains are an integral element of our sewer infrastructure. Lift stations pose critical risks for spills and associated public and environmental health impacts. Unlike gravity sewer pipes, pump stations are complex mechanical and electrical systems susceptible to chronic or acute failure. The lift stations must operate well in order to prevent sewer overflows.

Is there a level of service standard or measurable outcome?

None listed

What Comprehensive Plan goals and policies does this project address?

This Program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utility 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - **Policy Utility 8.1**
    Extend the wastewater gravity collection system through both public and private development projects.
  - **Policy Utility 8.8**
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.

Lift Stations - Sewer

Capital Cost:	Year 2023	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Total
AC Forcemain Upgrades	$0	$0	$0	$1,035,000	$0	$0	$1,035,000
Miller and Ann Emergency Power	$378,121	$0	$0	$0	$0	$0	378,121
Old Port 1 upgrade	3,229,920	0	0	0	0	0	3,229,920
Old Port II Lift Station	0	0	0	0	421,848	1,756,566	2,178,414
Rossmore Lift Station	0	272,160	1,129,464	0	0	0	1,401,624
Total	$3,608,041	$272,160	$1,129,464	$1,035,000	$421,848	$1,756,566	$8,223,079
Funding Sources:							
General Facilities Charge	$378,121	$0	$0	$414,342	$0	$910,106	1,702,569
Other Financing Sources	3,229,920	272,160	1,129,464	0	0	0	4,631,544
Transfer from Utility Revenue	0	0	0	620,658	0	0	620,658
Use of Fund Balance	0	0	0	0	421,848	846,460	1,268,308
Total	$3,608,041	$272,160	$1,129,464	$1,035,000	$421,848	$1,756,566	$8,223,079

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Roosevelt & Yew Lift Station Upgrade Design	$322,056	Rates, GFCs
Roosevelt & Yew Lift Station Upgrade Construction	$1,662,150	Rates, GFCs
Jasper and Eastside Lift Station Upgrade Design	$300,000	Rates
Jasper and East Lift Station Upgrade Construction	$1,247,000	Rates
Woodfield Estates Lift Station Upgrade Design	$150,000	Rates
Woodfield Estates Lift Station Upgrade Construction	$621,000	Rates
East Bay Marina Lift Station Upgrade Design	$200,000	Rates, GFCs
East Bay Marina Lift Station Upgrade Construction	$832,000	Rates, GFCs
Holiday Hills Lift Station Upgrade Design	$425,000	Rates, GFCs
Holiday Hills Lift Station Upgrade Construction	$1,772,000	Rates, GFCs
Kempton Downs Lift Station Design	$87,000	Rates, GFCs
Kempton Downs Lift Station Construction	$323,000	Rates, GFCs
Colonial Estates Lift Station Design	$150,000	Rates, GFCs
Water Street Lift Station Replacement Design	$1,200,000	Rates, GFCs
Water Street Lift Station Replacement Construction	$4,800,000	Rates, GFCs
AC Force Main Upgrades, Phase II	$1,141,000	Rates
AC Force Main Upgrades, Phase III	$1,141,000	Rates

Onsite Sewer System Conversions—Sewer

Where is this project happening?

Various locations Citywide.

Are there other CFP projects that impact this project?

N/A

Description

Supporting the conversion of existing onsite sewage systems to municipal sewer services is a City priority. Efforts to pursue conversions rely on both mandatory regulations and financial incentives. This program provides funding for both minor sewer extensions typically along a short section of street and coordinated neighborhood sewer extensions covering larger areas.

Project List

Year	Project Description	Cost Estimated
2024-2028	**Neighborhood Sewer Extensions.** This project funds extensions of public sewer pipes into neighborhoods. This project is funded by GFCs.	$2,284,600

Why is this project a priority?

In increasingly densely developed urban settings, onsite septic systems pose long-term threats to public and environmental health. City goals and policies provide various resources, including CFP funding, for the conversion to municipal sewer.

Is there a level of service standard or measurable outcome?

None Listed.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

This Program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utility 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - **Policy Utility 8.1**
    Extend the wastewater gravity collection system through both public and private development projects.
  - **Policy Utility 8.4**
    Encourage septic system owners to connect to the City wastewater system by offering incentives, cost-recovery mechanisms, pipe extensions and other tools.

Onsite Sewer System Conversions - Sewer

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
6th Ave Septic to Sewer	$489,600	$0	$0	$0	$0	$0	$489,600
Septic to Sewer	0	450,000	0	450,000	450,000	0	1,350,000
Van Epps Septic to Sewer	445,000	0	0	0	0	0	445,000
Total	$934,600	$450,000	$0	$450,000	$450,000	$0	$2,284,600
Funding Sources:							
General Facilities Charge	$489,600	$450,000	$0	$450,000	$450,000	$0	$1,839,600
Use of Fund Balance	445,000	0	0	0	0	0	445,000
Total	$934,600	$450,000	$0	$450,000	$450,000	$0	$2,284,600

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Neighborhood Sewer Extensions	$4,200,000	GFCs

Pipe Extensions (Program #9809)

Where is this project happening?

Various locations

Description

Targeted extension of sewer transmission into areas that do not have public sewer access. This program can incentivize development in these targeted areas through the use of public funds. This program supports the construction of regional sewer infrastructure.

There are no current Pipe Extension projects.

Why is this project a priority?

Private development typically drives expansion of the City's sewer system. However, this type of growth may not occur in areas where development densities are not as favorable. This program will provide funding to explore options for sewer extensions into these areas. Pipe Extension projects are coordinated with sub area development planning.

Is there a level of service standard or measurable outcome?

None Listed.

What Comprehensive Plan goals and policies does this project address?

This Program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utility 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - **Policy Utility 8.1**
    Extend the wastewater gravity collection system through both public and private development projects.
  - **Policy Utility 8.8**
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.

Long Term Needs & Financial Planning (Program #9809)

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Targeted Gravity Sewer Extensions	$2,537,000	GFCs

Transmission & Collection – Sewer

Where is this project happening?

City sewer service area

Are there other CFP projects that impact this project?

The Fones Road Side Sewer project is associated with the transportation improvement project.

Description

Funds the rehabilitation, repair, and (as necessary) replacement of collection system infrastructure. This may include gravity sewers, maintenance holes, STEP tanks, valves and small diameter pressurized collection pipes. When possible, trenchless technologies are used to minimize disruptions and costs**.**

Project List

Year	Project Description	Cost Estimated
2024	**Fones Road Side Sewer.** Provides for upgrading side sewers during the transportation improvement project.	$289,000
2024-2028	**Cured-in-Place Pipe Rehabilitation.** Funds projects that extend the life of aging pipeline infrastructure through the use of cured-in-place (trenchless) technology.	$1,700,750
2024-2025	**B Avenue Sewer Replacement**. Replacement of the sewer line in B Ave between Capital and Columbia. The existing pipe has multiple defects.	$335,000
2025-2028	**Aging Infrastructure Replacement.** Repairs and replaces gravity sewer pipes that have deteriorated to the point that trenchless technologies cannot restore the pipe's functionality.	$1,750,000
2024 & 2027	**Maintenance Hole Rehabilitation and Installation.** Address structural deficiencies, leaks, and/or corrosion needs and add new structures to existing sewer mains.	$369,100
2024-2029	**Development Related Rehabilitation.** As redevelopment occurs around existing infrastructure, there are opportunities to cost-effectively repair systems in conjunction with development. Provides funds to reimburse developers for utility improvements.	$1,500,000
2024, 2026, 2028	**Emergency Sewer Repairs.** Provides funding for urgent and unanticipated sewer repairs.	$357,920

Year	Project Description	Cost Estimated
2025 & 2028	**STEP to Gravity Conversions.** As gravity sewer is extended into areas formally served exclusively by STEP systems, convert targeted areas to gravity service in order to reduce overall maintenance costs for the sewer utility.	$620,000
2027 & 2028	**Percival Creek Sewer Replacement.** This project will fund the analysis, design and construction for replacement of the sewer on the Percival Creek Utility Bridge. The sewer main line located on the bridge, and the bridge itself, was damaged in a windstorm in February 2020. The Utility intends to apply for a FEMA grant to fund 75 percent of the project.	$4,961,250

Why is this project a priority?

This program provides improvements to the sewer pipe system to assure adequate service and prevent catastrophic system failure and sewage release. As part of the utilities asset management program, collection system components are monitored for damage or deterioration. In order to minimize the life cycle cost of the sewage collection system, specific components may be repaired, rehabilitated or replaced. Working closely with the utility operation and maintenance staff, an annual list of priority projects is developed based on the results of CCTV inspections of the sewer lines and implementation of the condition rating program.

Planned repairs include major prioritized work and maintenance hole rehabilitation to address deficiencies associated with aging infrastructure. That may include settling, corrosion, wear, breaks, root intrusion, ground water and surface water infiltration. The life cycle costs of owning infrastructure are also considered with prioritizing projects.

Is there a level of service standard or measurable outcome?

N/A

Comprehensive Plan and Functional Plan(s) Citations

This program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - **Policy Utilities 8.8**
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.
- **Goal Utilities 9**
  The Utility will facilitate the implementation and use of new technology and management systems.

Transmission and Collection - Sewer

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Aging Infrastructure Replacement	$0	$350,000	$350,000	$350,000	$350,000	$350,000	$1,750,000
B Ave Sewer Replacement	67,000	268,000	0	0	0	0	335,000
CIPP Sewer Pipe Lining	463,050	60,840	500,100	65,700	540,100	70,960	1,700,750
Development Related Rehabilitation	250,000	250,000	250,000	250,000	250,000	250,000	1,500,000
Emergency Sewer Repairs	110,250	0	119,070	0	128,600	0	357,920
Maintenance Hole Rehab	174,100	0	0	195,000	0	0	369,100
Percival Creek Sewer Replacement	0	0	0	1,050,000	3,911,250	0	4,961,250
STEP to gravity conversions	0	310,000	0	0	310,000	0	620,000
Total	$1,064,400	$1,238,840	$1,219,170	$1,910,700	$5,489,950	$670,960	$11,594,020
Funding Sources:							
Federal Grants	$0	$0	$0	$787,500	$2,933,400	$0	$3,720,900
General Facilities Charges	276,528	62,317	350,000	484,949	912,784	466,306	2,552,884
Transfer from Utility Revenues	$787,872	$837,387	$869,170	$315,700	$985,244	$204,654	4,000,027
Use of Fund Balance	0	339,136	0	322,551	658,522	0	1,320,209
Total	$1,064,400	$1,238,840	$1,219,170	$1,910,700	$5,489,950	$670,960	$11,594,020

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Cured-in-Place Pipe Rehabilitation	$3,950,000	Rates
Aging Infrastructure Replacement	$4,900,000	Rates
Maintenance Hole Rehabilitation and Replacement	$864,000	Rates
Development Related Rehabilitation	$3,500,000	Rates and GFCs
Emergency sewer Repairs	$835,000	Rates
STEP to Gravity Conversions	$1,450,000	Rates

Pipe Capacity Upgrades

Where is this project happening?

City sewer service area

Are there other CFP projects that impact this project?

N/A

Description

To provide funds for projects that address capacity limitations in the gravity sewer system as identified in the 2020 Wastewater Management Plan.

Project List

Year	Project Description	Cost Estimated
2024	**4th Avenue Sewer Construction.** This project will fund the construction of a capacity deficiency identified in the 2020 Wastewater Management Plan.	$1,501,732
2025-2026	**Jefferson Street Sewer (Phase I).** This project will fund the capacity upgrade identified in the 2020 Wastewater Management Plan.	$2,582,106
2028	**Jefferson Street Sewer (Phase II).** This project will fund resolution of a pipe capacity deficiency identified in the 2020 Wastewater Management Plan.	$373,800
2029	**Columbia Street Sewer Design.** This project will fund resolution of a pipe capacity deficiency identified in the 2020 Wastewater Management Plan.	$480,000

Why is this project a priority?

This program provides improvements to the gravity sewer system identified through computer modeling as projected to be over capacity within 20 years. With increased flows into the sewer system from increased population growth or excess Inflow and Infiltration, locations identified as at or near capacity could back up and cause sewer overflows. Protecting public and environmental health is a key priority for the utility.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.
  - **Policy Utilities 8.8**
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.
- **Goal Utilities 9**
  The Utility will facilitate the implementation and use of new technology and management systems.

Pipe Capacity Upgrades

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
4th Avenue Sewer	$1,501,732	$0	$0	$0	$0	$0	$1,501,732
Columbia St. Sewer	0	0	0	0	0	480,000	480,000
Jefferson St. Sewer Ph 1	0	810,388	1,771,718	0	0	0	2,582,106
Jefferson St. Sewer Ph 2	0	0	0	0	373,800	0	373,800
Total	$1,501,732	$810,388	$1,771,718	$0	$373,800	$480,000	$4,937,638
Funding Sources:							
General Facilities Charges	165,360	810,388	985,932	0	0	0	1,961,680
Transfer from Utility Revenues	0	0	17,742	0	0	480,000	497,742
Use of Fund Balance	1,336,372	0	768,044	0	373,800	0	2,478,216
Total	$1,501,732	$810,388	$1,771,718	$0	$373,800	$480,000	$4,937,638

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
West Bay Drive Sewer	$1,700,000	Rates, GFCs
South Capital Way Sewer	$2,500,000	Rates, GFCs
Abandon East Bay Tideland Sewer	$1,000,000	Rates, GFCs
Central Ave Sewer	$1,900,000	Rates, GFCs

Sewer System Planning - Sewer

Where is this project happening?

Within the City's urban growth area

Are there other CFP projects that impact this project?

N/A

Description

Planning and evaluation efforts necessary to address long-term infrastructure and program needs.

Project List

Year	Project Description	Cost Estimated
2025	**Lateral Launch Sewer Camera and Truck.** Following the 2018 change to the municipal code, the city has taken ownership and assumed responsibility for side sewer laterals throughout the city. This investment will give the city the tools to monitor, maintain, and repair these assets.	$750,000
2029	**2030 Wastewater Management Plan.** Update and revise the existing 2020 Wastewater management plan to account for the changes in population, development patterns and infrastructure deterioration that have occurred in the past decade.	$350,000

Why is this project a priority?

Funds are contributed annually for investigation of pipe structural conditions and overall system planning. This work supports the effective management of the wastewater system including repairs of existing infrastructure.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Utilities 8**
  The City and its growth area are served by a City-owned wastewater collection and transmission system that is designed to minimize leakage, overflows, infiltration and inflows so as to provide sufficient capacity for projected demand.

  - **Policy Utilities 8.8**
    Evaluate the structural integrity of aging wastewater facilities and repair and maintain as needed.

- **Goal Utilities 9**
  The Utility will facilitate the implementation and use of new technology and management systems.

Sewer System Planning - Sewer

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Lateral Launch Sewer Camera and Truck	$0	$750,000	$0	$0	$0	$0	$750,000
Wastewater Management Plan	0	0	0	0	0	350,000	350,000
Total	$0	$750,000	$0	$0	$0	$350,000	$1,100,000
Funding Sources:							
Transfer from Utility Revenues	$0	$0	$0	$0	$0	$350,000	$350,000
Use of Fund Balance	0	750,000	0	0	0	0	750,000
Total	$0	$750,000	$0	$0	$0	$350,000	$1,100,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. The projects are listed in the 2020 Wastewater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Sewer System CCTV Inspection and Condition Rating Program	$456,000	Rates
Sewer Force Main Condition Assessment Program	$294,000	Rates
Asset Management Implementation and Maintenance	$456,000	Rates

Stormwater and Surface Water Projects

Storm and surface water management is a key environmental service provided by the City. Capital projects funded by the Storm and Surface Water Utility reflect a local responsibility to correct flooding problems, protect water quality, and enhance aquatic habitat in local creeks, wetlands and marine waters. Typical projects include:

- Stormwater pipe systems
- Regional stormwater storage ponds
- Storm and surface water planning
- Environmental land purchase and stewardship
- Neighborhood stormwater treatment facilities
- Demonstration projects using new technologies
- Riparian forest and wetland revegetation
- Fish passage improvements
- Sea level rise adaptation
- Stream bank stabilization
- Culvert replacements

The effectiveness of the City's stormwater system at managing flooding and protecting the natural environment varies depending on location. Private developments and City capital projects constructed prior to the mid-1980s were required to provide modest stormwater conveyance capacity, no water quality treatment, and very minimal storage of runoff in constructed ponds. Numerous complex flooding problems and irreversible habitat loss were caused by these early developments. Until recently, the majority of stormwater project funding has been spent addressing these historical concerns. Community expectations and regulations for managing stormwater have shifted dramatically in recent years, resulting in a more holistic look at stormwater management.

The Storm and Surface Water program's success at resolving flooding problems during the last twenty years has provided the City an opportunity to focus on water quality improvement, habitat protection, sea level rise adaptation and scheduled replacement of aging pipe systems. The 2018 Storm and Surface Water Plan emphasizes the role of the Utility in environmental protection. The Plan provides guidance on Utility goals, implementation strategies and expected outcomes. Capital projects, in concert with other elements of the Storm and Surface Water program, help meet these Utility goals:

Flooding

Reduce the frequency and severity of flooding so hazards are eliminated, except during major storm events. The Utility will minimize potential flooding associated with new development through regulations for onsite stormwater systems. Flooding arising from existing inadequate public infrastructure will be addressed in a timely manner.

Water Quality

Improve water quality Citywide, while focusing infrastructure upgrades to reduce stormwater contaminant loads from untreated areas of the City. Improving water quality in local streams, lakes, wetlands and Budd Inlet by retrofitting older high-traffic arterials and adjacent areas for stormwater treatment is a high priority.

Aquatic Habitat

Improve aquatic habitat functions Citywide, while focusing on protecting intact habitat, restoring degraded aquatic habitats, and improving Budd Inlet's shoreline. The relationship between aquatic habitat conditions and land-use impacts in urbanizing basins is scientifically complex and challenging to manage in an urban context. Efforts include protecting high quality habitats while providing tangible improvements to other aquatic systems. Existing aquatic habitats also provide many tangible flood attenuation and water quality improvement functions. Work to quantify opportunities for land acquisition and stewardship that protect and improve aquatic habitat condition and function is ongoing. This work helps prioritize future efforts.

Several new capital needs are facing the Utility including new State and Federal regulations and long-term infrastructure replacement. Regulations stemming from the Federal Clean Water Act (e.g., Total Maximum Daily Loads, National Pollution Discharge Elimination System) have led to new areas of water quality work. Equally significant from a financial perspective is the acknowledgement that numerous major stormwater conveyance systems are reaching, or have exceeded, their life expectancy. Efforts are underway to evaluate and document aging pipe systems. Prioritized pipe upgrades and replacements have become a regular component of the CFP.

Several culverts that are approaching the end of their life expectancy are on fish bearing streams. State and Federal regulations require that those crossings are replaced with fish passable structures. These projects will be prioritized according to need and by the pipe's remaining service life. Fish passage upgrades to existing stream crossings that result in significant habitat gains might qualify for partial grant funding.

Property acquisition projects are focused on preserving intact habitats or acquiring strategic properties that will provide multiple functions for the City and rate payers. For example, it is more cost effective to restore headwater wetlands and floodplain habitats to improve flood attenuation, than it is to use developable lands to build stormwater detention facilities. These projects may be listed in the

program for aquatic habitat improvements, but they also provide water quality and flood storage benefits.

The projects contained in the Plan are financed annually through Storm and Surface Water Utility rates and General Facilities Charges. Loans and grants are used, especially for water quality projects and are assumed for many habitat projects. Debt financing has been only nominally used by the Utility.

Growth-Related Projects

Projects that fall under this category are associated with work to accommodate new development and are funded by General Facility Charge revenue. When a project serves both new and existing development, a portion of the project cost will also be funded through Stormwater Utility rates.

Aquatic Habitat Improvements—Stormwater

Where is this project happening?

Various Locations Citywide

Are there other CFP projects that impact this project?

- Water Quality Improvements - Storm and Surface Water Section
- Flood Mitigation and Collection - Storm and Surface Water Section
- Open Space Expansion - Parks, Arts and Recreation Section

Description

Implement habitat restoration projects that protect and enhance aquatic and associated terrestrial habitat in Olympia. This work involves preserving and/or restoring shorelines, streams, wetlands and associated buffer habitats. This work may also involve replacing undersized culverts on fish bearing streams with fish passable structures. Collaboration with Olympia Parks, neighborhoods, private landowners and local community organizations allows the Utility to target properties containing aquatic resources and adjacent forested buffer areas across the landscape.

Project List

Year	Project Description	Cost Estimated
2024, 2026, 2028	**Property Acquisition.** This project identifies strategic properties to acquire, preserve, or restore aquatic functions and provide additional functions, such as water quality improvement and flood attenuation. This project will be funded mostly through grants and loans.	$392,500
2028, 2029	**Ellis Creek/East Bay Drive Fish Passage.** This project will replace an undersized culvert with a fish passable structure, located near the estuary in Priest Point Park. This project will be funded mostly through grants and is expected to start as a pre-design project to conduct an alternative analysis prior to moving forward with construction.	$2,000,250
2028, 2029	**Mission Creek/East Bay Drive Fish Passage.** This project will replace an undersized and substandard culvert with a fish passable structure, located near the recently restored estuary in Priest Point Park. This project will be funded mostly through grants and loans.	$1,890,000

Year	Project Description	Cost Estimated
2029	**Woodard Creek/Woodard Trail Fish Passage.** This project will This project will replace an undersized culvert with a fish passable structure and reduce the need for beaver management at this location.	$84,000
2029	**Indian Creek Fish Passage in Vicinity of Wheeler Ave.** This project replaces a fish passage barrier on Indian Creek. This project will be funded mostly through grants and loans.	$147,000

Why is this project a priority?

The quality of aquatic habitat within Olympia continues to be challenged as land is developed for urban uses. The Storm and Surface Water Utility mission includes a responsibility to manage and enhance our aquatic habitats. The Planning Commission and Utility Advisory Committee have recently encouraged the Utility to increase emphasis on, and funding for, aquatic habitat land acquisition and stewardship.

What Comprehensive Plan goals and policies does this project address?

This program implements the following Olympia Comprehensive Plan goals and policies:

- **Goal Natural Environment 6**
  Healthy aquatic habitat is protected and restored.
  - **Policy Natural Environment 6.1**
    Restore and manage vegetation next to streams, with an emphasis on native vegetation, to greatly improve or provide new fish and wildlife habitat.
  - **Policy Natural Environment 6.3**
    Establish and monitor water quality and aquatic habitat health indicators based on the best scientific information available.
  - **Policy Natural Environment 6.6**
    Preserve and restore the aquatic habitat of Budd Inlet and other local marine waters.
  - **Policy Natural Environment 6.7**
    Partner with other regional agencies and community groups to restore aquatic habitat through coordinated planning, funding and implementation.

Aquatic Habitat Improvements - Stormwater

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Ellis Creek/East Bay Fish Passage Design/ Construction	$0	$0	$0	$0	$420,000	$1,580,250	$2,000,250
Indian Creek Fish Passage Vicinity Wheeler and Central	0	0	0	0	0	147,000	147,000
Mission Creek/East Bay Drive Fish Passage	0	0	0	0	472,500	1,417,500	1,890,000
Property Acquisition	130,000	0	131,250	0	131,250	0	392,500
Woodard Creek/Woodard Trail Fish Passage	0	0	0	0	0	84,000	84,000
Total	$130,000	$0	$131,250	$0	$1,023,750	$3,228,750	$4,513,750
Funding Sources:							
State Grants	$0	$0	$0	$0	$669,375	$2,248,312	$2,917,687
Other Financing Sources	0	0	0	0	0	896,438	896,438
Transfer from Utility Revenue	0	0	131,250	0	354,375	84,000	569,625
Use of Fund Balance	130,000	0	0	0	0	0	130,000
Total	$130,000	$0	$131,250	$0	$1,023,750	$3,228,750	$4,513,750

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. Most of the projects are listed in the 2018 Stormwater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Property Acquisition	$918,750	Grants, Rates
Mission Creek/East Bay Drive	$1,417,500	Grants, Rates
Woodard Creek/Woodard Trail Fish Passage	$784,350	Grants, Rates
Indian Creek Fish Passage Vicinity Blvd Rd	$911,610	Grants, Rates
Indian Creek Fish Passage Vicinity Wheeler & Central	$1,050,000	Grants, Rates
Mission Creek/Bethel Street Fish Passage and Water Quality Retrofit	$850,000	Grants, Rates
West Bay Shoreline Improvements (Garfield Creek/ Lagoon Reaches)	$750,000	Grants, Rates
East Bay Shoreline and Salt Marsh	$1,250,000	Grants, Rates
Mission Creek/Ethridge Ave Fish Passage and Water Quality Retrofit	$700,000	Grants, Rates
Mission Creek/Pine Ave Fish Passage and Water Quality Retrofit	$700,000	Grants, Rates
Woodard Creek/Martin Way Fish Passage	$3,000,000	Grants, Rates
Woodard Creek Tributary/Martin Way Fish Passage	$2,000,000	Grants, Rates
Woodard Creek/Ensign Road Fish Passage	$800,000	Grants, Rates
Indian Creek/Wheeler Avenue Fish Passage (Pipe IDN 4047)	$700,000	Grants, Rates
Indian Creek/Woodland Trail Fish Passage (Pipes IDN 4049 and 15863)	$900,000	Grants, Rates
Indian Creek/Woodland Trail Fish Passage (Pipe IDN 12645)	$700,000	Grants, Rates
Indian Creek/Martin Way Fish Passage	$1,200,000	Grants, Rates
Indian Creek/Pacific Avenue Fish Passage	$1,200,000	Grants, Rates

Flood Mitigation — Stormwater

Where is this project happening?

Various Locations Citywide (see project list)

Are there other CFP projects that impact this project?

- Infrastructure Pre-design and Planning—Storm and Surface Water Section

Description

Stormwater pipe systems collect and convey runoff to appropriate locations in order to prevent or mitigate flooding. Some projects identified in the program anticipate or correct flooding; others provide for the timely replacement of old, problematic pipe systems.

The replacement of aging and deteriorating pipe systems is an increasingly important financial responsibility of Utility. Problematic pipes are identified through ongoing Citywide pipe televising and condition rating programs. Several pipes have been identified that are currently failing or are expected to fail within five years. Some of the problems involve long sections of pipes; others involve only isolated spot repairs. These pipes are prioritized and repaired.

Project List

The following project list and priorities are subject to change. Priority is based on a condition rating system.

Year	Project Description	Cost Estimated
2024-2029	**Conveyance Spot Repairs** (Pipe Rehabilitation or Replacement, and safety upgrades). This project provides for relatively minor spot repairs to the stormwater conveyance systems at locations prioritized by the condition-rating database. Repairs to the worst portions of storm systems are typically accomplished within two years of problem identification.	$522,900
2024-2029	**Condition Rating of Existing Conveyance**. Television inspection and condition rating is provided for existing stormwater conveyance systems. Condition rating outcomes are used to determine replacement and repair schedules. There are approximately 172 miles of storm sewer owned and operated by the Storm and Surface Water Utility.	$934,920
2024-2029	**Public Pond Rehabilitation**. These projects rehabilitate City-owned stormwater facilities including the replacement of failing components, amending soils, establishing attractive low maintenance landscaping, and modifying the structures within the facility as needed. Rehabilitation involves more work than is typically performed during routine maintenance and is intended to enhance the function of the facility. This project will provide for the rehabilitation of one facility per year, on average.	$333,900

Year	Project Description	Cost Estimated
2024-2029	**Downtown Flood Mitigation and Sea Level Rise.** Olympia's downtown is currently vulnerable to tidal flooding. In the years to come, the problem could be exacerbated by sea level rise. This project will install tide gates on key stormwater out falls to Budd Inlet thereby preventing tides from flowing up the pipes and discharging to low lying downtown streets.	$750,000
2024-2025	**Ascension and 4th Avenue Pond Construction.** This project will construct a stormwater facility on City-owned land between 4th and Ascension Avenues. It will provide flow control and water quality treatment to flows generated from existing developed areas that discharge to the downstream stormwater conveyance system in the Schneider Creek basin. This project will be mostly funded by grants and loans.	$315,000
2027-2029	**Wiggins Road Ditch Reconstruction.** In coordination with the Transportation line of business, this project will reconstruct the stormwater conveyance system along Wiggins Road south of Morse-Merryman Road. This project will improve safety and conveyance capacity. This project will be mostly funded by grants and loans.	$787,500
2024	**Pacific Avenue at Chambers Pipe**. This project will design the conveyance pipe replacement for Pacific Avenue at Chambers Street.	$49,875
2029	**Pacific Avenue at Chambers Street Pipe Replacement**. This project will replace a failing conveyance pipe located under a busy arterial. This project will be mostly funded by grants and loans.	$338,625
2026, 2027	**Ken Lake Flood Conveyance.** This project will design and construct a stormwater conveyance system which will reduce historical overland flooding associated with the Gruen and Stonewall Swales that are upstream tributaries to Ken Lake.	$718,200
2027, 2028	**2300 Block Crestline Blvd Conveyance and Street Improvements.** This project will address ditch flooding on Crestline Blvd and improve the downstream conveyance system. This project will be mostly funded by grants and loans.	$461,475
2024	**1400 Block Fredrick Street SE Culvert Replacement Construction.** This project will construct a replacement of a failing and undersized culvert on Indian Creek with a fish passable culvert at the 1400 block of Frederick Street SE. This project will mostly be funded by grants and loans.	$236,250
2027	**West Side Storm Conveyance Construction.** This project will construct new stormwater infrastructure to address flooding at the intersection of Cooper Point Road and Black Lake Boulevard. FEMA funding assistance will be sought or bond financing may be required.	$3,360,000
2028	**Taylor Wetland Bar Grate.** This project will address flooding at Taylor Wetlands caused by beavers.	$50,000
2024	**Buker Stormwater Improvements.** This project will replace a recently failed stormwater conveyance in a steep slope area.	$85,000

Year	Project Description	Cost Estimated
2024-2029	**CIPP (Cure in Place Pipe lining).** This project will extend the life cycle of aging stormwater infrastructure by lining vulnerable pipes.	$420,000
2024	**Pear Street Conveyance Construction.** This project will install stormwater conveyance where localized flooding threatens private property.	$117,000
2024	Frederick Thurston Pond. This project will remove city infrastructure that is on private property and redirect stormwater flows into the ROW for discharge to a nearby wetland.	$117,000
2026	**Holly and Boulevard Construction.** This project will relieve ponding occurring at the intersection of Holly Lane and Boulevard Road SE.	$117,000

Why is this project a priority?

The stormwater infrastructure needs repairs and upgrades to prevent flooding and to update aging components. This program replaces parts of the existing system based on televising and a condition pipe rating system. Flooding problems have been reduced in recent years through capital development. However, some regional and localized problems still exist.

Is there a level of service standard or measurable outcome?

Most of the level of service standards are described in Drainage Design and Erosion Control Manual, Volume 1, Appendix 1-F. Some of the more typical standards for flood mitigation are as follows:

- Public roads shall maintain a minimum 12-foot-wide dry travel lane, except for an allowable 0.5 foot ponding depth at sags (low points), during a 10-year storm event.
- Stormwater conveyance pipes shall be sized for a 25-year storm event.
- Fish bearing culverts, bridges and stream channels shall be designed using the Washington State Department of Fish and Wildlife - Stream Simulation criteria and shall be sized to survive a 100-year storm and pass all expected sediment and debris.

What Comprehensive Plan goals and policies does this project address?

This program implements the following Olympia Comprehensive Plan goals and policies:

- **Goal Utilities 10**
  The frequency and severity of flooding are reduced, and hazards are eliminated, except during major storm events.
  - **Policy Utilities 10.1**
    Improve stormwater systems in areas that are vulnerable to flooding.
  - **Policy Utilities 10.3**
    Evaluate the structural integrity of aging stormwater pipes and repair as needed.

– **Policy Utilities 10.6**
Ensure that private pipe and pond systems are maintained.

Flood Mitigation - Stormwater

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
1400 Blk Frederick St Culvert - Construction	$236,250	$0	$0	$0	$0	$0	$236,250
2300 Blk Crestline Blvd Conveyance Street Improvements	0	0	0	107,100	354,375	0	461,475
Ascension & 4th Ave Facility	78,750	236,250	0	0	0	0	315,000
Buker	85,000	0	0	0	0	0	85,000
CIPP Stormwater Pipe Lining	100,000	40,000	100,000	40,000	100,000	40,000	420,000
Condition Rating of Existing Conveyance	155,820	155,820	155,820	155,820	155,820	155,820	934,920
Conveyance Spot Repairs	87,150	87,150	87,150	87,150	87,150	87,150	522,900
Downtown Flood Mitigation & Sea Level Rise	125,000	125,000	125,000	125,000	125,000	125,000	750,000
Frederick Thurston Pond Construction	117,000	0	0	0	0	0	117,000
Holly at Boulevard Construction	0	0	117,000	0	0	0	117,000
Ken Lake Flood Conveyance	0	0	193,200	525,000	0	0	718,200
Pacific Avenue @ Chambers Pipe Replacement - Construction	0	338,625	0	0	0	0	338,625
Pacific Avenue @ Chambers Pipe Replacement - Design	49,875	0	0	0	0	0	49,875
Pear Street Conveyance Construction	117,000	0	0	0	0	0	117,000
Public Pond Rehab	55,650	55,650	55,650	55,650	55,650	55,650	333,900
Taylor Wetland Bar Grate / Beavers	0	0	0	0	50,000	0	50,000
West Side Storm Conveyance Construction	0	0	0	3,360,000	0	0	3,360,000
Wiggins Road Ditch Reconstruction	0	0	0	262,500	262,500	262,500	787,500
Total	$1,207,495	$1,038,495	$833,820	$4,718,220	$1,190,495	$726,120	$9,714,645
Funding Sources:							

Flood Mitigation - Stormwater

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Federal Grants	$0	$0	$0	$2,520,000	$0	$0	$2,520,000
General Facilities Charges	260,000	10,550	215,430	268,054	270,765	170,973	1,195,772
Other Financing Sources	0	0	0	840,000	0	0	840,000
Transfer from Utility Revenues	149,250	834,377	404,750	386,000	404,750	263,375	2,442,502
Use of Fund Balance	798,245	193,568	213,640	704,166	514,980	291,772	2,716,371
Total	$1,207,495	$1,038,495	$833,820	$4,718,220	$1,190,495	$726,120	$9,714,645

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. Most of the projects are listed in the 2018 Stormwater Management Plan and are not in priority order.

Projects that help the City adapt to rising sea levels are listed in the Olympia Sea Level Rise Response Plan and are expected to be cost-shared with others such as the Port of Olympia, the LOTT Clean Water Alliance, and the Washington State Department of Enterprise Services. The City of Olympia, the Port of Olympia and the LOTT Clean Water Alliance will continue to work together to implement the Olympia Sea Level Rise consistent with a joint-interlocal agreement executed in 2020.

7-20 Year Future Needs

Description	Cost	Probable Funding
Conveyance Spot Repairs	$1,220,100	Rates
Condition Rating Existing Conveyance	$1,090,740	Rates
Public Pond Rehabilitation (City Owned Stormwater Facilities)	$779,100	Rates
Downtown Flood Mitigation and Sea Level Rise	$1,750,000	Rates
Maringo Rd & Lorne St Drainage	$367,500	GFCs, Rates
2900 block 28th Avenue NW - Street and Storm Reconstruction	$500,000	GFCs, Rates
900 block Poplar Street SE/Woodland Trail Swale Closed Depression	$70,000	GFCs, Rates
1300 block Kaiser Road at Green Cove Creek Culvert Replacement	$150,000	GFCs, Rates
4800 block Harrison Road Closed Depression Emergency Overflow	$300,000	GFCs, Rates
Indian Creek Culverts at Plum Street	$800,000	GFCs, Rates
Coleman, Bing and Walnut Conveyance	$320,000	GFCs, Rates
Division and Scammel Conveyance	$250,000	GFCs, Rates
North Trunk Line (Sea Level Rise Adaptation)	$1,600,000	Rates

7-20 Year Future Needs

Description	Cost	Probable Funding
North Trunk Line Laterals (Sea Level Rise Adaptation)	$716,000	Rates
South Trunk Line (Sea Level Rise Adaptation)	$2,500,000	Rates
South Trunk Line Laterals (Sea Level Rise Adaptation)	$250,000	Rates
Capitol Lake & Heritage Park Flood Barrier (Sea Level Rise Adaptation)	$636,000	Grants, Rates
West Bay Marina Flood Barrier (Sea Level Rise Adaptation)	$868,000	Grants, Rates
Yacht Club Peninsula Flood Barrier (Sea Level Rise Adaptation)	$1,642,000	Grants, Rates
West Side Peninsula Flood Barrier (Sea Level Rise Adaptation)	$3,628,000	Grants, Rates
North Shoreline Port Peninsula Flood Barrier (Sea Level Rise Adaptation)	$2,205,000	Grants, Rates
East Shoreline Port Peninsula Flood Barrier (Sea Level Rise Adaptation)	$915,000	Grants, Rates
500 cfs Pump Station (Sea Level Rise Adaptation)	$37,500,000	Grants, Rates
50 cfs Pump Station (Sea Level Rise Adaptation)	$563,000	Grants, Rates

Infrastructure Pre-Design & Planning — Stormwater

Where is this project happening?

Various Locations Citywide. See Project List.

Are there other CFP projects that impact this project?

- Flood Mitigation and Collection—Storm and Surface Water Section

Description

This program provides funds for specific pre-design and planning efforts associated with the stormwater system construction, including emergency projects. Additional funding is provided under the program for pervious pavement contingency/repair work.

Project List

Year	Project Description	Cost Estimated
2024-2029	**Infrastructure Pre-design and Planning.** This project provides the means for the Storm and Surface Water utility to contract with consultants for professional services such as soils and geotechnical investigations, hydraulic modeling and computer simulations of the storm network, and project feasibility analyses for capital projects.	$300,000
2027	**Schneider Creek Fish Passage Design**. This project will design a fish passage for Schneider Creek under West Bay Drive and will design a sediment trap and collection facility upstream of the fish passage culvert.	$150,000
2024	**Allen Road Ponding.** This project will investigate and assess potential solutions for ponding occurring in a localized low spot where there is no existing stormwater conveyance.	$50,000
2024	**28th Ave Ponding**. This project will investigate and assess potential solutions for ponding occurring in a localized low spot in the right of way that is affected by rising wetland water levels.	$100,000

Why is this project a priority?

Potential projects in this program evaluate future projects prior to their appropriation in the annual Capital Facilities Plan to ensure accurate scope of work, cost estimates, and a full evaluation of project alternatives. Initial work on emergencies and other unanticipated needs can be funded at a limited level under this program.

Is there a level of service standard or measurable outcome?

None listed

What Comprehensive Plan goals and policies does this project address?

This program reflects the following goals and policies of the Olympia Comprehensive Plan.

- **Goal Natural Environment 4**
  The waters and natural processes of Budd Inlet and other marine waters are protected from degrading impacts and significantly improved through upland and shoreline preservation and restoration.
  - **Policy Utilities 3.9**
    Ensure consistent maintenance, asset management and emergency management practices for all utilities.

Infrastructure Pre-Design & Planning - Stormwater

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
28th Ave Ponding	100,000	0	0	0	0	0	$100,000
Allen Road Ponding	50,000	0	0	0	0	0	50,000
Infrastructure Pre-Design & Planning	50,000	50,000	50,000	50,000	50,000	50,000	300,000
Schneider Creek Fish Passage - Design	0	0	0	150,000	0	0	150,000
Total	$200,000	$50,000	$50,000	$200,000	$50,000	$50,000	$600,000
Funding Sources:							
General Facilities Charges	$0	$0	$50,000	$0	$0	$50,000	$100,000
Transfer from Utility Revenues	200,000	50,000	0	200,000	0	0	450,000
Use of Fund Balance	0	0	0	0	50,000	0	50,000
Total	$200,000	$50,000	$50,000	$200,000	$50,000	$50,000	$600,000

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. Most of the projects are listed in the 2018 Stormwater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Infrastructure Predesign and Planning	$700,000	Rates

Water Quality Improvements

Where is this project happening?

Various locations Citywide. See project list.

Are there other CFP projects that impact this project?

Aquatic Habitat Improvement Projects

Description

Continue to improve water quality in Olympia's creeks, wetlands, lakes and marine environments through projects that treat contaminated stormwater runoff. Projects are identified and prioritized based on Citywide needs. Water quality projects are subject to grant and/or loan funding.

Project List

Year	Project Description	Cost Estimated*
2023-2025	**Expanded Street Sweeping Program.** This project will use grant funding (25 percent match) to purchase and operate a second street sweeper to focus on removing sediment before it enters the City's stormwater conveyance system. The required 25 percent match was obtained through a water quality loan.	$1,410,245*
2024, 2025	**Brawne Avenue Basin - Water Quality Retrofit Construction.** This project will construct a stormwater treatment facility for currently untreated runoff discharged to Budd Inlet from the West Olympia neighborhood that drains to the Brawne Avenue storm system. The project will be funded mostly by grants.	$300,000
2025	**Neighborhood Low Impact Development (LID) Construction.** This project will improve water quality and flow control by constructing a low impact development (LID) best management practice in a West Olympia neighborhood in the vicinity of Hays Avenue and Rogers Street. The project will be funded mostly by grants.	$530,000
2025, 2026	**Capitol Way - Water Quality Retrofit.** The project would construct a water quality treatment facility to treat runoff from an area roughly bounded by Capitol Way, Adams Street, 7th Avenue, and Union Avenue. The drainage basin is a tributary to Capitol Lake and comprises approximately 20 fully developed acres.	$705,600*
2028, 2029	**Martin Way at Mary Elder - Water Quality Retrofit.** The project would construct water quality facilities providing treatment of stormwater runoff on Martin Way from Mary Elder Road to Sleater-Kinney Road. Martin Way is an arterial roadway located in a High-Density Corridor zone. Polluted street runoff from over eight acres of street right-of-way currently flows untreated to Woodard Creek just west of Mary Elder Road.	$882,000

Year	Project Description	Cost Estimated*
2027	**East Bay Drive Water Quality Retrofit.** This project will construct roadside water quality treatment facilities for runoff from approximately 15 acres along East Bay Drive. This will improve water quality before discharging to Budd Inlet.	$682,500*
2028	**Union Ave at Plum Water Quality Retrofit**. This project will construct water quality treatment facilities for runoff in the vicinity of Union Ave and Plum.	$315,000*
2024	**Stormwater Facility Educational Signs.** This project will fabricate water quality educational signs to be placed at stormwater facilities to increase awareness of ways to support protecting water quality.	$39,250
2029	**Fones Road Swale Water Quality Retrofit.** This project will install bioretention along Fones Road as a component of improvements being made consistent with the Transportation Master Plan.	$52,500
2024	**Street Sweeper Parking.** This project will create a protected parking space for the grant funded second Street Sweeper to prevent it from freezing during the winter months.	$40,000
* These projects, if qualified, will be 75% funded with available stormwater grants and loans.		

Why is this project a priority?

Managing water quality problems associated with stormwater runoff is a primary responsibility of the Storm and Surface Water Utility. Increasingly stringent Federal and State requirements (e.g., National Pollutant Discharge Elimination System) necessitate increased efforts to manage water quality. Street sweeping is a cost-effective strategy for reducing the amount of sediment in treatment facilities and catch basins and the amount of pollution in local streams and Budd Inlet.

Is there a level of service standard or measurable outcome?

None Listed.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Natural Environment 4**
  The waters and natural processes of Budd Inlet and other marine waters are protected from degrading impacts and significantly improved through upland and shoreline preservation and restoration.
- **Goal Natural Environment 5**
  Ground and surface waters are protected from land uses and activities that harm water quality and quantity.

- **Policy Natural Environment 5.3**
  Retrofit existing infrastructure for stormwater treatment in areas with little or no treatment.

Water Quality Improvements

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Brawne Ave Water Quality Retrofit Construction	30,000	270,000	—	—	—	—	$300,000
Capitol Way Water Quality Retrofit	—	—	—	176,400	529,200	—	705,600
East Bay Drive Water Quality Retrofit	—	—	—	682,500	—	—	682,500
Enhanced Street Sweeper Program	446,481	231,033	—	—	—	—	677,514
Fones Road Swale Water Quality Retrofit	—	—	—	—	—	52,500	52,500
Martin Way at Mary Elder Water Quality Retrofit	—	—	—	—	220,500	661,500	882,000
Neighborhood LID Construction	53,000	477,000	—	—	—	—	530,000
Stormwater Facility Educational Signs	39,250	—	—	—	—	—	39,250
Street Sweeper Parking	40,000	—	—	—	—	—	40,000
Union Ave at Plum Water Quality Retrofit	—	—	—	—	315,000	—	315,000
Total	$608,731	$978,033	$0	$858,900	$1,064,700	$714,000	$4,224,364
Funding Sources:							
State Grants	$397,111	$733,525	$0	$644,175	$798,525	$165,375	$2,738,711
General Facilities Charge	0	0	0	0	0	52,500	52,500
Other Financing Sources	132,370	244,508	0	214,725	266,175	496,125	1,353,903
Transfer from Utility Revenue	79,250	0	0	0	0	0	79,250
Total	$608,731	$978,033	$0	$858,900	$1,064,700	$714,000	$4,224,364

Long Term Needs & Financial Planning

The following table lists future capital projects expected to occur in 7 to 20 years. The projects identified are needed to meet anticipated growth or to replace existing infrastructure that is beyond its useful life.

The scope, costs and revenue projections are estimates. Timing for these projects may be impacted by the pace of growth and other factors. Most of the projects are listed in the 2018 Stormwater Management Plan and are not in priority order.

7-20 Year Future Needs

Description	Cost	Probable Funding
Evergreen Park Drive Treatment Facility	$800,000	Grants, Rates
Plum Street Water Quality Retrofit	$580,000	Grants, Rates
South Capitol Combined Sewer/Storm Separation with LID	$800,000	Grants, Rates
Downtown Outfall Consolidation	$900,000	Grants, Rates
Arterial Roadway Retrofit	$1,500,000	Grants, Rates
4th Avenue West Water Quality Retrofit	$600,000	Grants, Rates
West Bay Drive Water Quality Retrofit (West Bay #17)	$3,081,000	Grants, Rates
Garfield Creek Water Quality Retrofit (West Bay #13 & #14)	$1,890,000	Grants, Rates
Giles Facility Upgrade (West Bay #18)	$1,176,000	Grants, Rates
Union Avenue at Plum Street Water Quality Retrofit	$800,000	Grants, Rates
Corky Ave Water Quality Retrofit	$525,000	Grants, Rates

Waste ReSources Projects

The mission of the Waste ReSources utility is to lead and inspire our community towards a waste-free future. Waste ReSources accomplishes their mission by providing municipally operated solid waste collection, disposal and diversion services, including education and outreach to residents, businesses and visitors.

In June 2006, the Olympia City Council adopted a Zero Waste Resolution. It set forth a new direction for the Utility and has guided the development of its strategic plans ever since. The Utility is guided by the goals and actions set forth in the 2023-2030 Waste ReSources Management Plan, which was adopted in April 2023.

The Waste ReSources Management Plan provides the strategic direction for the Utility and contains four goals. Under each goal is a series of objectives and more detailed strategies for how it will implement programs and achieve success. The four goals are:

1. Reduce the quantity and environmental impact of waste (garbage, recyclables, and organic materials) generated in Olympia.
2. Increase the quantity and quality of recyclable and compostable materials diverted from the landfill.
3. Operate safely, equitably, and efficiently.
4. Manage the Utility's finances responsibly and equitably.

Olympia's Waste ReSources plan is not required by any agency, but rather guides the Utility's direction and serves to align its work with the overarching policies in the City's Comprehensive Plan. As a regulatory requirement, the City signs onto the County's Comprehensive Solid Waste Management Plan, which is required by the State. The City's plan helps the City align its waste reduction and recycling education programs, so they are consistent with the County's direction.

The City of Olympia is one of 29 cities in Washington State that operates its own solid waste collection services with municipal crews and equipment. The Utility operates as an enterprise fund and rates are set by the Olympia City Council and has two main programs: the Collections Program and the Waste Prevention and Reduction Programs.

The Collection Program provides garbage, recycling and organics collection services to residents, businesses and the public. It uses various collection methods to include:

- Curbside collection of carts and containers for both residential and commercial customers.
- Drop box service for large quantity generators of garbage, recyclables and organics.

The City utilizes side-load, front-load, rear-load and roll-off solid waste collection vehicles to serve residential and commercial customers, and construction sites. The Waste ReSources Utility also serves the downtown core by providing litter can collection and waste collection for public events.

The utility serves about:

- 16,000 residential households
- 150 multi-family and mixed-use properties for another roughly 8,325 households.
- 1,355 businesses and organizations.

The City also operates a Saturday drop-off site for yard waste, commingled recycling, scrap metal recycling, source separated cardboard and source separated glass.

All solid waste trucks, equipment and containers are funded entirely through utility rates.

The Utility is currently in the early stages of conducting a 30 percent design on a new Waste ReSources Operational Facility to free up space at the Public Works Maintenance Center. The facility may also be an option for the City to provide its own recycle transload and hauling operation.

Waste ReSources Maintenance Facility Construction

Where is this project happening?

City-owned property (former OPD firing range) on Carpenter Road in unincorporated Thurston County

Are there other CFP projects that impact this project?

Parks and Public Works Maintenance Center Construction

Description

This program covers the facility planning, design and construction of the maintenance facility for the City's Waste ReSources Utility. The facility will be located on Carpenter Road within a few miles of the Thurston County Waste and Recovery Center.

The Waste ReSources Utility Operations is currently housed at the Public Works Maintenance Center at 1401 Eastside Street (PW Maintenance Center). The PW Maintenance Center facility was originally constructed in 1976 as a Public Works/Intercity Transit Maintenance Facility. Since that time Public Works operations and maintenance programs have continued to occupy the facility. It is accessed 24 hours a day, seven days a week and serves as a critical base of operations during small and large-scale emergencies.

Due to lack of available space on the existing PW Maintenance Center property, a 2017 PW Maintenance Center Feasibility Study concluded that the Waste ReSources Utility could be moved and still efficiently operate from a separate facility. The preferred location was determined to be on city-owned property on Carpenter Road in unincorporated Thurston County. This property is within a few miles of the Thurston County Waste and Recovery Center and well located for our solid waste operations.

In 2019, City Council approved a preliminary design contract for a new Waste ReSources Maintenance Facility at the Carpenter Road location. This preliminary design work, including a cost estimate, was completed in 2020. Funding for the project comes from the Waste ReSources Utility Capital Fund (Fund 463).

Why is this project a priority?

A safe, functional and accessible facility is vital to the operations and maintenance functions of the Waste ReSources Utility. Failure to address the failing facility infrastructure through construction of a new or renovated facility could restrict or eliminate the ability of Waste ReSources to provide safe and efficient service to the community.

Is there a level of service standard or measurable outcome?

N/A

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Public Services 21**
  City of Olympia is a model sustainable city.
  - **Policy Public Services 21.1**
    Use energy-efficient designs and environmentally responsible materials and techniques in City facilities and construction projects. Work to reduce energy usage in existing City facilities.
- **Goal Land Use and Urban Design 1**
  Land use patterns, densities and site designs are sustainable and support decreasing automobile reliance.
  - **Policy Land Use 1.2**
    Focus development in locations that will enhance the community and have capacity and efficient supporting services, and where adverse environmental impacts can be avoided or minimized.
- **Goal Economy 4**
  The City achieves maximum economic, environmental and social benefit from public infrastructure.
  - **Policy Economy 4.1**
    Plan our investments in infrastructure with the goal of balancing economic, environmental and social needs, supporting a variety of potential economic sectors and creating a pattern of development we can sustain into the future.
  - **Policy Economy 4.3**
    Make decisions to invest in public infrastructure projects after analysis determining their total costs over their estimated useful lives, and their benefit to environmental, economic and social systems.

Waste ReSources Maintenance Facility Construction

Capital Cost:	Year 2024	Year 2025	Year 2026	Year 2027	Year 2028	Year 2029	Total
Waste ReSources Carpenter Road Facility	$2,437,000	$2,700,000	$50,000,000	$0	$0	$0	$55,137,000
Total	$2,437,000	$2,700,000	$50,000,000	$0	$0	$0	$55,137,000
Funding Sources:							
Other Financing Sources	$0	$1,040,000	$48,500,000	$0	$0	$0	$49,540,000
Transfer from Utility Revenue	1,113,000	1,613,000	1,500,000	0	0	0	4,226,000
Use of Fund Balance	1,324,000	47,000	0	0	0	0	1,371,000
Total	$2,437,000	$2,700,000	$50,000,000	$0	$0	$0	$55,137,000

Olympia Home Fund Projects

A critical part of addressing homelessness in our community is connecting people to permanent housing solutions. The Olympia Home Fund was created in 2018 by a sales tax levy approved by Olympia voters to help address this critical need. By adding 1/10 of 1 percent to the sales tax rate, the levy generates over $2 million in revenue each year for the construction and operation of supportive housing for Olympia's most vulnerable homeless residents. Supportive housing includes wrap-around services related to physical, behavioral or developmental disabilities. Sixty-five percent of Home Fund sales tax dollars are dedicated to the construction of affordable housing and shelter which is now directed to Thurston County to add to their county-wide home fund. The remaining thirty-five percent supports operations of homeless and other related programs and program administration.

A county-wide Affordable Housing Advisory Board was established in early 2023. That advisory group is tasked with reviewing annual competitive applications and making recommendations for capital awards. Awards are granted to other entities to help achieve the following objectives:

- Construct new affordable housing units, shelter beds, or treatment beds in Thurston County.
- Provide housing to households earning no more than 50 percent of area median income (AMI).

- Provide housing, treatment, or shelter for targeted vulnerable household types including:
  - Seniors
  - Single adults who are chronically homeless and have a disability
  - Families with children
  - Unaccompanied youth or young adults
  - Survivors of domestic violence
  - Veterans
- Reduce homelessness to Thurston County's most vulnerable homeless households through referrals from a Thurston County Coordinated Entry provider.
- Demonstrate readiness to begin construction based on occupancy date and other measures.
- Provide integrated supportive services at the housing, shelter, or treatment facility after construction.
- Demonstrate efficiency in development costs to maximize the impact of City and other public and private fund sources.

These funds help other entities build housing. The funds may be awarded in one year but not drawn for several years, and may not be drawn all at once.

The first county-wide awards will be announced in August of this year.

Martin Way Phase Two (Fund 318)

Where is this project happening?

2828 Martin Way

Are there other CFP projects that impact this project?

Projects to be determined

Description

In 2021 City Council awarded $150,000 to the Low Income Housing Institute (LIHI) for the construction of 63 more new apartments for homeless and low-income single adults supported by Interfaith Works at the 2828 Martin Way affordable housing site. A 60-bed shelter and 65-unit apartment complex was the first phase of that project.

Like other Home Fund awards, this grant requires additional leverage from other sources. These apartments are the second phase of a two-building complex that will share case management, property management and other staff and physical efficiencies. 32 of the units will serve households at or below thirty percent of Area Median Income (AMI) and the other 31 will serve households at or below fifty percent of AMI. The plan is for the housing to be fully occupied by May 2024.

Why is this project a priority?

The Olympia Home Fund was established to assist with the construction of supportive housing for Olympia's most vulnerable homeless community members. Traditionally stigma associated with mental health and substance use challenges have made development and siting of supportive housing for people with those challenges difficult – these apartments are intended to make progress in addressing that challenge.

Is there a level of service standard or measurable outcome?

Reduce the rate of homelessness in Thurston County and the City of Olympia and construct 300 units of supportive housing during the first five years of the fund. The fifth year of the fund is 2024 and the goal is on track to be met with over 300 units funded.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Public Services 3**
  Affordable Housing is available for all income levels throughout the community.
  - **Policy Public Services 5**
    Special needs populations (such as people with developmental disabilities, the homeless, the frail elderly, and others who have difficulty securing housing) have adequate, safe, and affordable housing.

Other affordable housing projects or property acquisition will be determined in future years.

Homes First (Fund 318)

Where is this project happening?

Several locations throughout Thurston County

Are there other CFP projects that impact this project?

Projects to be determined

Description

Homes First applied for Home Fund support to acquire five (5) homes (9 units) and construct two (2) Detached Accessory Dwelling Units (DADU's). The two DADU's will be at residences already owned by Homes First on properties in Lacey.

Homes First will reserve two homes to house 6 people with developmental disabilities with incomes ≤30 percent AMI. One home will be reserved for a family exiting homelessness referred through Coordinated Entry. The remaining two homes will be reserved for people with incomes ≤30 percent AMI. Within four months of acquisition, these new affordable rental units will be rented to tenants with incomes less than 30 percent AMI. The goal is for all five homes to be acquired, rehabbed, and occupied by December 31, 2024. Funds were allocated in 2022 and set aside to be drawn down by the end of next year.

Why is this project a priority?

The Olympia Home Fund was established to assist with the construction of supportive housing for Olympia's most vulnerable homeless community members.

Is there a level of service standard or measurable outcome?

Reduce the rate of homelessness in Thurston County and the City of Olympia and construct 300 units of supportive housing during the first five years of the fund.

What Comprehensive Plan goals and policies does this project address?

This CFP reflects the goals and policies of the Olympia Comprehensive Plan.

- **Goal Public Services 3**

  Affordable Housing is available for all income levels throughout the community.

  - **Policy Public Services 5**

    Special needs populations (such as people with developmental disabilities, the homeless, the frail elderly, and others who have difficulty securing housing) have adequate, safe, and affordable housing.

Other affordable housing projects or property acquisition will be determined in future years.

Long Term Needs & Financial Planning (Fund 318)

At the start of 2023, all sales tax revenue collected by Fund 318 has been transferred to the Thurston County Regional Planning Council. This will allow larger projects to be pursued to help address the affordable housing shortage in the region. The City has determined that projects such as Quince St Village and Franz-Anderson Village will be capitalized and all funds dedicated towards site improvements will move through this fund. No site improvements are planned for 2024 at this time.

Miscellaneous Reports

Active Status Project Report as of December 31, 2021

General Government CIP Fund (317) – General Government

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Transfers to Other Funds	$20,491,116	$847,000	$21,338,116	$20,491,116	$847,000	$21,338,116	$0
Streetscape	362,048	—	362,048	361,458	—	361,458	590
Economic Development CFP Projects	8,276,337	3,149,529	11,425,866	6,273,534	2,927,630	9,201,164	2,224,702
Neighborhood Street Trees	115,052	—	115,052	115,052	—	115,052	—
2001 Downtown Enhancements	117,159	—	117,159	114,962	—	114,962	2,197
Artesian Well	68,000	—	68,000	67,837	—	67,837	163
Urban Forestry & Street Trees	1,033,079	50,000	1,083,079	932,556	54,107	986,663	96,416
Climate Change	250,000	—	250,000	215,855	—	215,855	34,145
Fire Training Center-Garage	156,565	—	156,565	156,564	—	156,564	1
Shoreline Restoration	265,000	—	265,000	134,318	—	134,318	130,682
Library Improvements, 1999 +	37,848	—	37,848	37,848	—	37,848	—
ADA Compliance	773,000	—	773,000	546,686	13,807	560,493	212,507
Subtotal General Government	$31,945,204	$4,046,529	$35,991,733	$29,447,786	$3,842,544	$33,290,330	$2,701,403

Active Status Project Report as of December 31, 2021

General Government CIP Fund (317) – General Government

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Transfers to Other Funds	$20,491,116	$847,000	$21,338,116	$20,491,116	$847,000	$21,338,116	$0
Streetscape	362,048	—	362,048	361,458	—	361,458	590
Economic Development CFP Projects	8,276,337	3,149,529	11,425,866	6,273,534	2,927,630	9,201,164	2,224,702
Neighborhood Street Trees	115,052	—	115,052	115,052	—	115,052	—
2001 Downtown Enhancements	117,159	—	117,159	114,962	—	114,962	2,197
Artesian Well	68,000	—	68,000	67,837	—	67,837	163
Urban Forestry & Street Trees	1,033,079	50,000	1,083,079	932,556	54,107	986,663	96,416
Climate Change	250,000	—	250,000	215,855	—	215,855	34,145
Fire Training Center-Garage	156,565	—	156,565	156,564	—	156,564	1
Shoreline Restoration	265,000	—	265,000	134,318	—	134,318	130,682
Library Improvements, 1999 +	37,848	—	37,848	37,848	—	37,848	—
ADA Compliance	773,000	—	773,000	546,686	13,807	560,493	212,507
Subtotal General Government	$31,945,204	$4,046,529	$35,991,733	$29,447,786	$3,842,544	$33,290,330	$2,701,403

Active Status Project Report as of December 31, 2021

General Government CIP Fund (317) – Parks

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Neigh Park Acq./Develop.	$5,394,412	$1,441,114	$6,835,526	$3,772,794	$79,513	$3,852,307	$2,983,219
Open Space	10,722,337	526,060	11,248,397	6,810,656	221,311	7,031,967	4,216,430
Parks/Open Space Planning	72,954	—	72,954	72,954	—	72,954	—
Ballfield Expansion	923,624	—	923,624	923,623	—	923,623	1
Parks Project Funding	341,317	—	341,317	341,319	—	341,319	(2)
Special Use Parks	32,594,624	—	32,594,624	32,594,623	—	32,594,623	1
Major Maintenance Program	6,490,242	795,000	7,285,242	5,984,732	176,055	6,160,787	1,124,455
Comm. Park Partnership	4,075,072	—	4,075,072	4,075,072	—	4,075,072	—
Small Park Capital Projects	107,242	—	107,242	41,533	—	41,533	65,709
Park Acquisition Account	26,409,895	46,200	26,456,095	24,260,593	1,251,744	25,512,337	943,758
Percival Maint & Reconst	3,828,948	240,000	4,068,948	2,322,975	127,685	2,450,660	1,618,288
Parks ADA Upgrades	913,756	96,771	1,010,527	670,685	11,973	682,658	327,869
Community Parks	7,039,637	2,575,968	9,615,605	3,154,119	1,697,425	4,851,544	4,764,061
Urban Trails	1,006,097	—	1,006,097	1,006,097	—	1,006,097	—
Yauger Park	9,679	—	9,679	9,679	—	9,679	—
Subtotal Parks	$ 99,929,836	$ 5,721,113	$105,650,949	$86,041,454	$ 3,565,706	$ 89,607,160	$16,043,789

Active Status Project Report as of December 31, 2021

General Government CIP Fund (317) – Transportation

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Pedestrian Crossings	$ 2,709,117	$ —	$ 2,709,117	$ 2,709,117	$ —	$ 2,709,117	$ —
Bike Improvements	3,102,902	580,000	3,682,902	2,515,160	60,538	2,575,698	1,107,204
Sidewalk Improvements	3,620,039	—	3,620,039	3,620,039	—	3,620,039	—
Intersection Improvements	—	175,149	175,149	—	10,149	10,149	165,000
Mud Bay / Harrision & Kaiser	13,935,448	—	13,935,448	13,935,448	—	13,935,448	—
Street Repairs & Reconstruction	49,025,563	1,266,000	50,291,563	40,704,406	4,098,569	44,802,975	5,488,588
Street Reconstruction	—	1,921,346	1,921,346	—	670,183	670,183	1,251,163
Log Cabin Road Extension	660,271	—	660,271	660,270	—	660,270	1
18th Ave/Elizabeth/14th Ave	12,902,390	—	12,902,390	12,902,388	—	12,902,388	2
Street Lighting Improvement	3,205,162	—	3,205,162	3,052,836	—	3,052,836	152,326
Olympia Avenue	—	—	—	—	—	—	—
Fones Road	3,038,490	(1,207,687)	1,830,803	1,830,802	—	1,830,802	1
Sidewalks & Pathways	14,608,324	300,000	14,908,324	10,643,219	194,097	10,837,316	4,071,008
Yauger Way Interchange	2,092,903	(225,703)	1,867,200	1,867,199	—	1,867,199	1
Boulevard Road	16,477,471	(175,149)	16,302,322	15,002,669	—	15,002,669	1,299,653
Wiggings & 37th	253,817	—	253,817	—	—	—	253,817
Henderson & Eskridge	1,260,000	—	1,260,000	1,018,486	—	1,018,486	241,514
Cain Road & North Street	20,387	—	20,387	—	—	—	20,387
Access & Safety Improvement	1,648,479	296,025	1,944,504	1,478,832	208,576	1,687,408	257,096
Pre Design & Planning	529,500	(14,650)	514,850	312,349	—	312,349	202,501
Signal Improvements	1,228,750	—	1,228,750	1,251,807	416,907	1,668,714	(439,964)
Subtotal Transportation	$ 130,319,013	$ 2,915,331	$133,234,344	$113,505,027	$ 5,659,019	$ 119,164,046	$14,070,298

Active Status Project Report as of December 31, 2021

Parks and Recreation Sidewalk Utility Tax Fund (134) – Capital and Non Capital

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Operating Transfers	$ (3,703,404)	$ (315,425)	$ (4,018,829)	$ 300,000	$ —	$ 300,000	$(4,318,829)
Transfer to Bond Redemption Fund	14,050,505	1,008,375	15,058,880	14,050,505	1,008,375	15,058,880	—
Neighborhood Parks	1,013,305	—	1,013,305	1,013,304	—	1,013,304	1
Open Space	388,147	—	388,147	339,222	—	339,222	48,925
Parks Project Funding/GGCIP	58,441	—	58,441	58,441	—	58,441	—
Special Use Parks	2,438,411	—	2,438,411	2,438,411	—	2,438,411	—
Parks projects/Major maint. program	111,056	—	111,056	111,056	—	111,056	—
Comm. Park Partnership	1,205,816	—	1,205,816	1,205,816	—	1,205,816	—
Park Acquisition	6,233,467	46,200	6,279,667	6,037,394	(990,905)	5,046,489	1,233,178
Percival Maint & Reconst	369,180	—	369,180	179,621	—	179,621	189,559
Community Parks	81,513	315,425	396,938	81,513	45,290	126,803	270,135
Recreational Walking Facilities	16,698,282	—	16,698,282	13,405,841	187,398	13,593,239	3,105,043
Capital Total	$ 38,944,719	$ 1,054,575	$ 39,999,294	$39,221,124	$ 250,158	$ 39,471,282	$ 528,012
Parks Maintenance	3,179,396	—	3,179,396	3,179,396	—	3,179,396	—
Parks Planning	1,900,661	182	1,900,843	1,900,661	180	1,900,841	2
Park Stewardship	811	—	811	811	—	811	—
Non-Capital Total	$ 5,080,868	$ 182	$ 5,081,050	$ 5,080,868	$ 180	$ 5,081,048	$ 2
Total Fund 134 (Capital and Non-Capital)	$ 44,025,587	$ 1,054,757	$ 45,080,344	$44,301,992	$ 250,338	$ 44,552,330	$ 528,014

Active Status Project Report as of December 31, 2021

Equipment and Facility Replacement Reserve Fund (029)

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Fire - Support Systems	$ —	$ —	$ —	$ —	$ 1,340	$ 1,340	$ (1,340)
Fire - Training Equipment	—	—	—	—	10,720	10,720	-10,720
Cultural Arts Services	—	—	—	—	—	—	—
Public Arts Maintenance	—	—	—	—	—	—	—
Major Repair Contingency	319,086	50,000	369,086	—	—	—	369,086
General Energy	79,658	—	79,658	62,155	410	62,565	17,093
City Hall - Old (Plum St)	1,993,364	296,106	2,289,470	412,404	212,903	625,307	1,664,163
Council/Court Chambers	—	—	—	—	—	—	—
City Hall, Annex	2,716	—	2,716	2,716	—	2,716	—
City Hall - New(4th Ave)	207,619	—	207,619	65,421	2,423	67,844	139,775
Family Support Center	255,126	—	255,126	204,871	—	204,871	50,255
Library	172,132	940,680	1,112,812	54,711	10,742	65,453	1,047,359
Washington Center	2,448,086	355,716	2,803,802	2,347,009	342,641	2,689,650	114,152
OFD Main	718,665	348,613	1,067,278	384,207	2,833	387,040	680,238
OFD Station 2 (west)	—	—	—	—	—	—	—
OPD West	310,124	—	310,124	203,573	—	203,573	106,551
Firing Range	—	—	—	—	—	—	—
Olympia Center	130,546	75,000	205,546	—	—	—	205,546
Maintenance Center	750,713	105,300	856,013	311,172	14,585	325,757	530,256
PW Facilities Operations	415,500	731,183	1,146,683	149,645	15,273	164,918	981,765
Engineering	237,949	5,006	242,955	229,481	3,183	232,664	10,291
Maintenance & Custodial	—	—	—	—	—	—	—
Total Fund 029	$ 8,041,284	$ 2,907,604	$ 10,948,888	$ 4,427,365	$ 617,053	$ 5,044,418	$ 5,904,470

Active Status Project Report as of December 31, 2021

Utility and Other Public Works CIP Funds – Water CIP Fund (461)

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
W/S Bond Reserve Fund	$ 623,854	$ —	$ 623,854	$ 623,854	$ —	$ 623,854	$ —
Facility Major Repair & Maint	100,000	—	100,000	36,326	—	36,326	63,674
Public Works Water Quality	—	—	—	—	—	—	—
Emergency Preparedness	1,109,525	—	1,109,525	1,083,171	—	1,083,171	26,354
Upgrades, Overlays, ext. & Oversize	613,969	14,000	627,969	578,202	—	578,202	49,767
Water Upgrades (small pipe)	6,843,223	522,725	7,365,948	5,946,759	52,884	5,999,643	1,366,305
Small water Projects	400,000	—	400,000	54,617	16,665	71,282	328,718
Distribution System Improvements	39,949,001	2,422,813	42,371,814	30,911,577	694,323	31,605,900	10,765,914
Storage	40,058,622	6,560,627	46,619,249	25,941,262	1,922,359	27,863,621	18,755,628
Source of Supply	28,533,140	896,239	29,429,379	26,256,568	51,902	26,308,470	3,120,909
McAllister Water Protection	4,444,559	525,000	4,969,559	3,072,980	61,124	3,134,104	1,835,455
Reclaimed Water Pipe	884,000	—	884,000	709,567	—	709,567	174,433
Pre-design & Planning	899,656	149,283	1,048,939	497,117	2,361	499,478	549,461
Water System & Comp Planning	1,875,249	99,812	1,975,061	1,875,234	—	1,875,234	99,827
Contingency	13,586	—	13,586	—	—	—	13,586
Total Fund 461	$ 126,348,384	$ 11,190,499	$137,538,883	$97,587,234	$2,801,618	$100,388,852	$37,150,031

Active Status Project Report as of December 31, 2021

Utility and Other Public Works CIP Funds – Sewer CIP Fund (462)

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Upgrades w/ Street Reconstruction	$ 575,575	$ 11,000	$ 586,575	$ 354,627	$ —	$ 354,627	$ 231,948
Transmission & Collection Projects	18,871,592	2,374,705	21,246,297	15,990,118	1,134,276	17,124,394	4,121,903
NPDES Permitting	—	—	—	—	13,634	13,634	(13,634)
Westside I&I Reduction	7,684,744	—	7,684,744	7,539,824	—	7,539,824	144,920
Lift Station Assessment & Upgrades	14,363,143	7,857,124	22,220,267	9,988,994	1,071,139	11,060,133	11,160,134
Sewer System Planning	1,312,020	320,029	1,632,049	972,328	234,854	1,207,182	424,867
Pipe Extensions	7,466,000	584,000	8,050,000	6,469,870	15,200	6,485,070	1,564,930
Pipe Capacity Upgrades	3,926,453	—	3,926,453	3,926,405	—	3,926,405	48
On-site Sewage System Conversion	2,975,853	1,277,649	4,253,502	1,647,330	15,494	1,662,824	2,590,678
Pre-design & Planning	900,201	142,779	1,042,980	601,094	25,139	626,233	416,747
Total Fund 462	$ 58,075,581	$ 12,567,286	$70,642,867	$47,490,590	$ 2,509,736	$50,000,326	$20,642,541

Active Status Project Report as of December 31, 2021

Utility and Other Public Works CIP Funds – Storm and Surface Water CIP Fund (434)

	Budget 12/31/20	2021 Additions & Adjustments	Total Budget	Pre-2021 Costs	2021 Costs	Total Cost	Balance
Transfers Out	$ 3,869,000	$ 186,500	$ 4,055,500	$ 3,574,107	$ —	$ 3,574,107	$ 481,393
Habitat Land Acquisition	1,151,045	—	1,151,045	1,151,045	—	1,151,045	—
Aquatic Habitat Improvements	6,256,025	540,000	6,796,025	4,153,735	9,641	4,163,376	2,632,649
Stormwater Fee-In-Lieu Projects	150,000	—	150,000	146,412	—	146,412	3,588
Stormwater Quality Improvements	9,271,611	2,213,348	11,484,959	4,083,131	257,698	4,340,829	7,144,130
Flood Mitigation & Collections Projects	15,008,879	1,148,458	16,157,337	11,684,290	229,500	11,913,790	4,243,547
Emission Reduction & Alt. Power	25,000	—	25,000	—	—	—	25,000
Pre-design and planning	2,242,140	510,988	2,753,128	1,650,606	25,139	1,675,745	1,077,383
Stormwater Plans & Studies	520,746	—	520,746	414,332	—	414,332	106,414
Total Fund 434	$ 38,494,446	$ 4,599,294	$ 43,093,740	$26,857,658	$ 521,978	$27,379,636	$15,714,104

Impact Fees (Collection and Usage) Through December 31, 2022

2022 Amount	Fire	Transp.	Transp. Admin. Fee	Neighborhood Parks	Community Parks	Open Space	Ball Parks	Tennis Courts	Urban Trails	Special Use and Unallocated	Total City
Jan	$ —	$ 164,401	$ 1,292	$ 64,773	$ 204,786	$ 79,208		$ —	$ —	$ —	$ 514,460
Feb	—	20,275	196	5,696	21,650	8,376		—	—	—	56,193
Mar	—	116,297	1,146	28,590	108,651	42,044		—	—	—	296,728
Apr	—	410,986	4,133	3,738	14,208	5,496		—	—	—	438,561
May	—	6,986	71	1,958	7,442	2,880		—	—	—	19,337
Jun	—	12,066	111	3,026	11,502	4,448		—	—	—	31,153
Jul	—	7,881	80	2,314	8,795	3,404		—	—	—	22,474
Aug	—	5,350	45	1,602	6,089	2,356		—	—	—	15,442
Sep	—	7,615	77	1,780	6,766	2,616		—	—	—	18,854
Oct	—	3,231	33	712	2,706	1,048		—	—	—	7,730
Nov	—	8,259	83	—	—	—		—	—	—	8,342
Dec	—	7,615	77	1,780	6,766	2,616		—	—	—	18,854
YTD Total	—	770,962	7,344	115,969	399,361	154,492	—	—	—	—	1,448,128

Year	Fire	Transp.	. Admin .	Neighborhood Parks	Community Parks	Open Space	Ball Parks	Tennis Courts	Urban Trails	Special Use and Unallocated	Total City
By Year (cash basis)											
1992-2004	$1,432,297	$ 6,420,717	$ 0	$ 399,102	$ 257,771	$2,159,064	$ 724,903	$ 70,082	$ 268,727	$ 0	$ 11,732,663
2005	215,847	1,270,881	0	28,694	n/a	335,742	80,707	8,873	44,315	0	1,985,059
2006	153,029	1,086,086	0	27,569	n/a	322,449	77,458	8,517	42,683	0	1,717,791
2007	83,416	470,653	0	16,474	n/a	191,883	45,862	5,001	25,886	0	839,175
2008	95,679	1,128,246	0	12,329	12,932	68,360	12,155	1,329	6,811	14,151	1,351,992
2009	53,060	2,212,795	0	61,427	103,981	140,091	299	33	163	114,925	2,686,774
2010	640	821,417	0	106,335	176,897	196,271	0	0	0	184,936	1,486,496
2011	0	1,124,036	0	158,551	270,122	324,904	0	0	0	289,306	2,166,919
2012	0	1,065,528	0	92,875	156,379	173,983	0	0	0	163,461	1,652,226
2013	0	1,371,693	0	288,671	1,049,649	432,988	0	0	0	37,306	3,180,307
2014	0	1,214,136	0	161,957	513,478	257,152	0	0	0	85,447	2,232,170
2015	0	1,241,584	0	178,022	676,853	261,943	0	0	0	467	2,358,869
2016	0	1,950,920	0	261,698	993,861	387,653	0	0	0	0	3,594,132
2017	0	876,572	3,497	98,875	375,545	141,744	0	0	0	0	1,496,233
2018	0	757,106	7,625	131,073	496,990	192,730	0	0	0	852	1,586,376
2019	0	507,564	2,832	107,144	410,095	158,350	0	0	0	0	1,185,985
2020	0	1,589,427	10,542	276,016	1,048,479	405,625	0	0	0	0	3,330,089
2021	0	1,744,522	12,377	231,061	878,351	339,681	0	0	0	0	3,205,992
2022	0	809,559	7,342	134,421	441,169	179,831	0	0	4	108	1,572,434
Total Since	2,033,968	27,663,442	44,215	2,772,294	7,862,552	6,670,444	941,384	93,835	388,589	890,959	49,361,682
Court Ordered Refunds (fee Portion)	0	(278,075)	0	(62,571)	0	(174,169)	(84,087)	(7,857)	(25,707)	0	(632,466)
Use of Impact Fees (-) = Usage [Note: usage is as of process date, if accounting month not closed amount may vary.]											

Year	Fire	Transp.	. Admin .	Neighborhood Parks	Community Parks	Open Space	Ball Parks	Tennis Courts	Urban Trails	Special Use and Unallocated	Total City
1993-2004	(720,493)	(5,104,777)	0	(360,127)	(263,276)	(1,342,703)	(459,015)	(47,376)	(136,671)	0	(8,434,438)
2005	(48,374)	(179,571)	0	(27,471)	0	(37,929)	(2,852)	0	(14,037)	0	(310,234)
2006	(4,300)	(321,895)	0	(422)	0	(263,541)	(212)	0	(18,337)	0	(608,707)
2007	(46,048)	(73,826)	0	74	0	(873,336)	(136)	0	(34,497)	0	(1,027,769)
2008	(646,837)	(69,821)	0	0	0	(119,644)	(1,548)	(238)	(100,930)	0	(939,018)
2009	(675,430)	(1,063,672)	0	(8,228)	0	0	0	0	(32,723)	0	(1,780,053)
2010	(225,582)	(3,726,910)	0	(84,348)	0	(253,192)	(76,215)	0	(21,201)	(119,200)	(4,506,648)
2011	0	(2,221,697)	0	(27,781)	(95,000)	(515,494)	(357,550)	(58,132)	0	(91,011)	(3,366,665)
2012	0	(1,204,603)	0	(15,279)	0	(80,042)	(1,139)	(34)	(9,320)	(166)	(1,310,583)
2013	0	(149,994)	0	(120,145)	(626,760)	0	0	0	(9,749)	(289,000)	(1,195,648)
2014	0	(1,606,447)	0	(44,414)	(293,337)	0	0	0	(4,664)	(25,000)	(1,973,862)
2015	0	(601,310)	0	(43,555)	(58,415)	(177,999)	0	0	(13,033)	(16,431)	(910,743)
2016	0	(1,041,789)	0	(54,437)	(403,425)	(299,874)	0	0	0	0	(1,799,525)
2017	0	(1,198,548)	0	(15,991)	(113,791)	(57,187)	(158,676)	0	(14,782)	(200,190)	(1,759,165)
2018	0	(2,835,763)	0	(362,120)	(408,568)	(234,837)	0	0	0	(69,547)	(3,910,835)
2019	0	(1,253,191)	0	(236,413)	(197,595)	(83,167)	0	0	0	(2,655)	(1,773,021)
2020	0	(831,484)	0	(10,059)	(140,242)	(43,596)	0	0	0	(51,076)	(1,076,457)
2021	0	(611,469)	0	0	(1,238,638)	(14,557)	0	0	0	(28,448)	(1,893,112)
2022	0	1,029,544	0	(495,506)	(182,524)	184,019	0	0	0	0	535,533
Total Usage	(2,367,064)		(24,096	(1,906,222	(4,021,571)	(4,213,079)	(1,057,343)	(105,780)	(409,944)	(892,724)	(38,040,950)
Balance	(333,097)	3,786,660	36,873	731,651	3,399,812	2,277,533	(115,960)	(11,944)	(21,359)	(1,873)	9,748,296

December 2021 - Interest (Net of refunded interest)

Year	Fire	Transp.	. Admin .	Neighborhood Parks	Community Parks	Open Space	Ball Parks	Tennis Courts	Urban Trails	Special Use and Unallocated	Total City
Interest	333,097	(85,139)	0	89,971	210,763	571,335	200,047	19,801	47,315	12,996	1,400,186
Fund Bal. w/ interest	0	3,701,520	36,873	1,050,100	4,172,747	2,138,131	0	0	249	61,884	11,161,504
Difference from GMBA Fund Bal.	0	0		0.01	(0.07)	0	0	0	0	0	(0.06)
	0	2,206,415		738,606	3,026,999	1,677,942	0	0	0	75,761	7,725,723
Balance Available for Appropriations	0	342,014	24,496	311,493	1,145,748	460,189	0	0	249	(13,877)	2,270,312

City of Olympia - Public Facilities Inventory

The Growth Management Act requires a jurisdiction's Capital Facilities Plan (CFP) to identify what existing capital facilities are owned, their locations, and capacity. The physical locations of water facilities are kept confidential. This confidentiality is in accordance with City policy to keep the City's water systems secure and protected.

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Olympia Parks	Citywide	Varies	$67,792,224	1,342.06 Ac	Varies	See Below	See Below	See Below
8th Avenue Park	3000 8th Ave NE	2006	$580,392	3.99	Undeveloped			
Artesian Commons	415 4th Ave	2013		0.2	Good			
Restroom		2017	$355,000		Excellent			
Bigelow Park	1220 Bigelow Ave NE	1943	Unknown	1.89				
Shelter/RR (2 unisex)		1949	Unknown		Fair	Replacement	2021	$330,000
Playground		2005	$256,500		Good			
Bigelow Springs Open Space	930 Bigelow Ave NE	1994	Unknown	1.3	Good			
Burri Park	2415 Burbank Ave NW	1997	$230,000	2.32				
Interim Use Improvements		2009	$25,500		Good			
Chambers Lake Parcel	4808 Herman Rd SE	2003	$476,000	47.09	Undeveloped			
Cooper Crest Open Space	3600 20th Ave NW	2003	$232,484	13.37	Good			
Decatur Woods Park	1015 Decatur St SW	1988	$33,853	6.27				
Restroom (1 unisex)		2004	$75,000		Excellent			
Shelter		2004	$25,000		Excellent			
Playground		2004	$114,000		Good			
East Bay Waterfront Park	313 East Bay Dr NE	1994	Lease	1.86				
East Bay View	613 East Bay Dr NE	2000	N/A		Good			
Edison St Parcel	1400 Block Edison St SE	1997	$95,974	4.52	Undeveloped			
Evergreen Park	1445 Evergreen Park Dr SW	2008	$73,867	3.99				
Interim Use Improvements		2008	$17,000		Good			
Friendly Grove Park	2316 Friendly Grove Dr NE	2002	$240,000	14.48				
Shelter/RR		2002	$170,300		Good			
Playground		2002	$59,000		Good	Replacement	2020	$370,000
Tennis Court		2002	$53,000		Excellent			
Basketball		2002	$11,000		Good			
Skate Court		2002	$23,000		Good			

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Olympia Parks	Citywide	Varies	$67,792,224	1,342.06 Ac	Varies	See Below	See Below	See Below
Garfield Nature Trail	701 West Bay Dr NW	1900	Unknown	7.41	Good			
Grass Lake Nature Park	814 Kaiser Rd NW	1990	$1,800,000	195.34	Undeveloped	Trail Development	2021	$2,600,000
Harrison Avenue Parcel	3420 Harrison Avenue NW	2011	$300,334	24	Undeveloped			
Harry Fain's Legion Park	1115 20th Ave SE	1933	Unknown	1.34				
Playground		2005	$181,250		Good			
Hawthorne Open Space	1870 Yew Ave NE	2016	$60,880	2.98	Undeveloped			
Heritage Park	330 5th Ave SE	1996	$1,400,000	1.18				
Fountain		1996	$610,000		Good			
Isthmus Parcels	505/529 4th Ave W		$3,100,000	2.34	Good			
Interim Use Improvements		2018	$500,000					
Kaiser Woods	4300 Park Dr SW	2016	$1,014,360	67.68	Undeveloped	Bike Park	2020	$300,000
Kettle View Park	1250 Eagle Bend Dr SE	2007	$204,836	4.8				
Restroom (1 unisex)		2011	$216,000		Excellent			
Playground		2011	$100,000		Excellent			
Tennis Court		2011	$60,000		Excellent			
Shelter		2013	$100,000		Excellent			
LBA Park	3333 Morse Merryman Rd SE	1974/2016/ 2017	$11,561,137	153.74				
Concessions/RR		1974			Fair			
Kitchen		1974			Good			
Lower RR		1974			Good	ADA Upgrades	2020	$45,000
Maintenance Buildings		1974			Good			
Shelter/RR		1974			Fair			
Playground		2011	$230,000		Excellent			
Fields (6)					Good			
Tennis					Good			
Lilly Road Parcel	1100 Lilly Rd NE	2018	$426,000	4.89	Undeveloped			
Lions Park	800 Wilson St SE	1946	Unknown	3.72		Sprayground/ Park Improve.	2020	$1,600,000
Shelter		2012	$274,000		Excellent			
Restroom (2 unisex)		2012	$100,000		Excellent			
Playground		2011	$130,000		Excellent			
Basketball		2010	$11,500		Excellent			

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Olympia Parks	Citywide	Varies	$67,792,224	1,342.06 Ac	Varies	See Below	See Below	See Below
Fields					Fair			
Tennis Court (2)					Fair			
Log Cabin Parcel	2220 Log Cabin Rd SE	2010	$673,000	2.35	Undeveloped			
Madison Scenic Park	1600 10th Ave SE	1989	$144,000	2.21				
Trail		2013	$9,000		Excellent			
Margaret McKenny Park	3111 21st Ave SE	1999	$199,203	4.16				
Playground		2018	$260,000		Excellent			
McGrath Woods Park	2300 Cain Rd SE	1998	$202,272	4				
Interim Use Improvements		2009	$32,000		Good			
McRostie Parcel	1415 19th Ave SE	1997	N/A	0.23	Undeveloped			
Mission Creek Nature Park	1700 San Francisco Ave SE	1996	$250,000	36.83				
Interim Use Improvements		2009	$24,000		Good			
Karen Fraser Woodland Trail	1600 Eastside St SE	2017/2018	$886,245	66.45	Good			
Restroom		2007	$142,000		Excellent			
Olympic Park	1300 Block Olympic Dr NE	1925		0.6	Undeveloped			
Percival Landing	300 4th Ave W	1970	Unknown	3.38				
D & E Floats		1970			Poor			
North Boardwalk		1970			Fair			
W Restroom (4 unisex)		1988			Fair			
West Boardwalk		1988			Fair			
Harbor House (2 unisex)		2011	$900,000		Excellent			
NE Pavilion		2011	$200,000		Excellent			
SE Pavilion		2011	$200,000		Excellent			
Phase I		2011	$10,000,000		Excellent			
F Float		2015	$500,000		Excellent			
Bulkhead		2019	$3,000,000		Excellent			
Squaxin Park	2600 East Bay Dr NE	1906	Unknown	313.5				
Carpenter Shop		1940s			Poor	Repair	2020	$25,000
Equip Storage		2004			Good			
Equip Repair		1980s			Fair			
Office/Tool		1940			Poor			
Restroom 1		1968			Good			
Restroom 2		2019	$350,000		Excellent			

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Olympia Parks	Citywide	Varies	$67,792,224	1,342.06 Ac	Varies	See Below	See Below	See Below
Restroom 3		1952			Good			
Shelter 1 (Rose Garden)		2016	$300,000		Excellent			
Shelter 2		2019	$170,000		Excellent			
Shelter 3		2008	$87,000		Excellent			
Shelter 4		2015	$100,000		Excellent			
Shelter 5		1960			Fair			
Shelter 6					Fair			
Shelter 7					Fair			
VIP Building		1950			Fair			
Playground		2008	$124,000		Good			
Basketball					Good			
E Trails					Good			
W Trails					Good			
South Capitol Lots	2015 Water St SW	1994	Unknown	0.92	Undeveloped			
Springwood Dr Parcel	1500 Springwood Dr NE	2015	$0	3.2	Undeveloped			
Stevens Field	2300 Washington St SE	1963	Unknown	7.84				
Concession		1986			Good			
Field 1		2018	$785,000		Excellent			
Field 2					Good	New Synthetic Turf/Lighting	2021	$1,187,000
Storage/RR		1950s			Fair			
Shelters (3)		1990			Poor			
Tennis (2)					Good			
Sunrise Park	505 Bing St NW	1988	Unknown	5.74				
Restroom (1 unisex)		2011	$216,000		Excellent			
Playground		2015	$100,000		Excellent			
Basketball		1994			Good			
Community Garden		2011	$40,000		Excellent			
Trillium Open Space	900 Governor Stevens Ave SE	1989	Unknown	4.53	Good			
Ward Lake Parcel	2008 Yelm Hwy SE	2007	$3,575,958	9.14	Undeveloped			
Watershed Park	2500 Henderson Blvd SE	1955	Unknown	153.03	Good			
West Bay Park	700 West Bay Dr NW	2006	$6,600,000	17.04	Excellent			
West Bay Woods	1200 Hays Ave NW	2016	$98,238	1.14	Undeveloped			
Parcels	West Bay Dr/Farwell Ave	2017	$194,250	1.61	Undeveloped			

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Olympia Parks	Citywide	Varies	$67,792,224	1,342.06 Ac	Varies	See Below	See Below	See Below
Wildwood Glen Parcel	2600 Hillside Dr SE	1999	$86,390	2.38	Undeveloped			
Woodruff Park	1500 Harrison Dr NW	1892	$1	2.46				
Sprayground		2019			Excellent			
Storage/RR		1950			Excellent			
Tennis		1950			Fair	Replace/Add Pickleball Courts	2020	$750,000
Basketball		1950			Fair			
Volleyball		1950			Fair			
Yashiro Japanese Garden	1010 Plum St SE	1990	Unknown	0.74	Good			
Yauger Park	3100 Capital Mall Dr SW	1978	Unknown	39.77				
Concessions/RR		1982			Excellent			
Kitchen/Shelter		1982			Fair			
Athletic Fields		1982			Good			
Skate Court		2000	$392,000		Good			
Playground		2011	$267,000		Excellent			
Community Garden		2011	$40,000		Excellent			
Yelm Highway Parcels	3535 Yelm Hwy SE	2000/2018	$11,117,500	86.55	Undeveloped			
Other Jurisdictions' Community Parks				49.86 Ac				
Capitol Campus (Landscaped areas)	416 Sid Snyder Avenue SW			20				
Centennial Park	200 Block Union Ave SE			0.8				
Heritage Park	501 5th Ave SW			24				
Marathon Park	Deschutes Parkway SW			2.1				
Port Plaza	700 Block Columbia St NW			1.2				
Sylvester Park	600 Capitol Way S			1.3				
Ward Lake Fishing Access	4135 Ward Lake Ct SE			0.46				
Other Jurisdictions' Open Space				8.64 Acres				
Chambers Lake Trailhead	3725 14th Ave SE			1.71				
I-5 Trail Corridor	Adjacent to I-5 from Capitol Campus to Lacey City Hall			4.21				
Percival Canyon/West Bay Link	701 4th Ave W			2.72				

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Water Pipe								
Water Pipe, 8" and larger, all material types 1,064,200 l.f. (202 miles)	Citywide	Varies			Varies	Maintenance & Repair	Annual	
11 Water Tanks/Reservoirs	Citywide	Varies		31 M gal total cap.	Good			
6 Booster Stations	Citywide	Varies		3.10 Mgd	Excellent - Fair			
Water Pipe								
9 Springs/Wells		Varies		22 Mgd	Good			
Pipes - Stormwater								
172 miles of storm pipe	Citywide	Varies		Conveyance	Varies	Spot Repairs	Annual	
Maintenance holes and Catch Basins - Stormwater								
Approx. 8,900 catch basins and maintenance holes	Citywide	Varies		Collection/ Conveyance	Varies	Spot Repairs and Cleaning	Annual	
Management Sites Stormwater			$9,005,000					
5th Avenue Pond	5th Avenue/Olympic Way	2004		Treatment, Storage	Good	None	Not Scheduled	
9th Ave/Milroy Pond	1901 9th Ave	2003		Treatment, Storage	Good	Vegetation Management	Annual	
12th Ave/Cushing Pond	12th Ave/Cushing	2004		Treatment, Storage	Good	None	Annual	
13th Ave/ Plymouth Pond	13th/ Plymouth St SW	1980s		Storage	Good	Vegetation Management	Annual	
14th/Lybarger Pond	14th/Lybarger St	Late 1990s		Storage	Fair	Additional planting, maintenance	Annual	
18th/Fones Pond	18th/Fones Rd	2007	$375,000	Treatment, Storage	Good	Vegetation Management	Annual	
18th Avenue/ Ellis Street Pond	Between 18th Avenue SE and Ellis Street	2013	$250,000	Storage, Treatment	Good	Vegetation maintenance,	Annual	

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Management Sites Stormwater			$9,005,000					
18th Avenue/ Craig Street Pond	Between 18th Avenue SE 3100 Block	2013	$500,000	Storage, Treatment	Good	Vegetation maintenance,	Annual	
21st/Black Lake Blvd Ponds	21st/Black Lake Blvd	1990		Storage	Good	Vegetation Management	Annual	
21st/Fir Pond	21st/Fir St SE	1990s		Storage	Fair	Vegetation Management	Annual	
Bayhill Pond	Harrison Ave/Kaiser Rd	2004		Storage, Infiltration	Poor	Vegetation Management	Annual	
Black Lake Meadows	Percival Basin	1995		Storage, Treatment	Good	Vegetation Management	Annual	
"Boone Lake"/Automall Pond	Cooper Pt/Behind Truck Ranch	1980s		Storage, Infiltration	Good	Vegetation Management. Improve Outlet Access	Annual	
Boulevard Rd/Log Cabin Rd Roundabout Pond	Boulevard Rd/Log Cabin Rd	2010	$180,000	Storage, Infiltration	Good	Vegetation Management	Annual	
Boulevard Rd/22nd Avenue Roundabout Pond	Boulevard Rd/22nd Ave	2014		Treatment, Storage	Good		Annual	
"C6"/Automall Pond	Cooper Pt./Behind Volvo	1996	$200,000	Storage	Fair	Vegetation Management, Improve Outlet Access	Not Scheduled	
Capital High School	Percival Basin			Treatment, Storage	Good	Vegetation Management	Annual	
Cedars Kettle	Log Cabin/Cain Road SE	1997	$400,000	Infiltration	Good	Vegetation Management	Annual	
Cedars Wetpond	Cedar Park Loop	1997		Infiltration	Good	Vegetation Management	Annual	
Division and Farwell Pond	Division St/Farwell Ave	2008		Treatment, Storage	Fair	Vegetation Management	Annual	
Fern St Pond	13th/Fern St SW	1980s		Storage	Good	Soil augmentation, native shrubs	Annual	
Frederick/Thurston	Frederick/Thurston Ave			Infiltration	Good	Vegetation Management	Annual	
Harrison Ave and Kaiser Road Pond	Harrison Ave/Kaiser Rd	2011	$200,000	Treatment, Storage, Infiltration	Good	Vegetation maintenance	Annual	
Hoffman Road Infiltration Gallery	30th/Hoffman Rd SE	1990s		Infiltration	Good	Cleaning maintenance	Annual	

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Management Sites Stormwater			$9,005,000					
Indian Creek Treatment Facility	Frederick St/Wheeler Avenue	2001	$400,000	Water Quality Treatment	Good	Sediment removal all cells, vegetation, trail and wall maintenance	Annual	
Joy Ave and Quince St Pond	Joy Ave/Quince St		$150,000	Treatment	Good	Vegetation Management	Annual	
Log Cabin Rd Water Tank Pond	East of Log Cabin/Boulevard Rd	2011	$200,000	Treatment, Storage, Infiltration	Good	Vegetation Management	Annual	
Mud Bay Road Pond	Harrison Ave/Cooper Pt Road NW	2001		Storage/ Treatment	Poor	Compliance with permits, vegetation maintenance	Annual	
North Percival Constructed Wetland	21st/Black Lake Blvd	1995	$2,300,000	Storage/ Treatment	Good	Vegetation/ Public Use Management	Annual	
Oak/Fairview Pond	Oak Avenue/Fairview Street	1990s		Storage	Good	Vegetation Management	Annual	
Pacific Avenue Treatment Facility	Pacific Avenue at Indian Creek	2014	$650,000	Water Quality Treatment	Good	Vegetation maintenance, hydrodynamic separator cleaning, Storm filter replacement	Annual	
Sleater-Kinney Pond	15th/Sleater-Kinney Road	2002	$300,000	Storage/ Treatment	Good	Vegetation Management	Annual	
Stan Hope Pond	Stanhope/Landau, NE	1980		Treatment, Infiltration	Good	Vegetation Management	Annual	
Taylor Wetlands Pond	North of Fones Rd (Home Depot)	2003	$400,000	Treatment, Storage, Infiltration	Good	Vegetation Management	Annual	
Yauger Park Regional Pond	Cooper Pt./Capital Mall Dr.	1983 (Upgraded 2011)	$2,500,000	Treatment, Storage	Good	Vegetation management, plant establishment	Annual	
Low Impact Development Facilities - Stormwater			$30,000					
11th Avenue Bio Swale	11th Avenue SW/Plymouth Street	2006		Treatment, Infiltration, Conveyance	Fair	Vegetation Management	Annual	
Decatur Bio Swale	Decatur St /9th Ave	2009	$30,000	Treatment	Good	Vegetation Management	Annual	
Division/Bowman Rain Garden	Division St/Bowman Ave	2008		Treatment, Storage	Good	Vegetation Management	Annual	

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Hoadly Rain Garden	Hoadly Street/Governor Stevens Avenue			Treatment, Storage, Infiltration	Fair	Vegetation Management	Annual	
Oak/Fir Rain Garden	Oak Avenue/Fir Street	2011		Treatment, Infiltration	Good	Vegetation Management	Annual	
Yelm Highway Bio-Infiltration Swales	Yelm Hwy/Henderson			Treatment, Infiltration	Good	Vegetation Management	Annual	
Treatment Vaults - Stormwater			$1,060,000					
4th Ave Bridge Treatment Facility	4th Ave Bridge	2004		Water Quality Treatment	Good	Filter Replacement	Bi-Annual	
4th Ave East Treatment Facility	4th Ave/Quince St	2015		Water Quality Treatment	Good	Sediment Removal	Annual	
City Hall Treatment	City Hall	2011	$40,000	Treatment	Good	Sediment Removal, Filter Replacement	Annual	
Decatur Storm Filter	Decatur St /9th Ave	2009	$20,000	Water Quality Treatment	Good	Filter replacement and cleaning	Annual	
Fire Station Headquarters Street Treatment	Puget St/4th Ave E			Water Quality Treatment	Good	Filter replacement and cleaning		
Giles Avenue Treatment Vault	Giles Ave/Division St NW	2004	$300,000	Water Quality Treatment	Good	Sediment removal, primary cell and filter vault	Annual	
Treatment Vaults - Stormwater			$1,060,000					
Hands on Children's Museum	Marine Drive	2011		Water Quality Treatment	Good	Filter replacement and cleaning	Annual	
Harrison Avenue Treatment	Three vaults on Harrison Avenue west of Kaiser road	2011	$50,000	Water Quality Treatment	Good	Mulch replacement	Annual	
San Francisco Ave Treatment	San Francisco Ave/Rose St	2009						
Sleater-Kinney / San Mar Treatment	San Mar to Martin Way (Under West Sidewalk)	2003		Treatment	Good	Maintenance cleaning	Annual	
State Avenue Treatment	State Ave, from Plum to Central Street	2015		Water Quality Treatment	New	None	Annual	
West Bay Drive Treatment	West Bay Drive Sidewalk	2015		Water Quality Treatment	New	None	Annual	
Pacific Avenue Treatment Facility	Pacific Avenue at Indian Creek	2014	$650,000	Water Quality Treatment	Good	Vegetation maintenance, hydrodynamic separator cleaning, Storm filter replace.	Annual	

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Percival Landing Treatment Vault	Olympia Ave /Columbia St	2011		Water Quality Treatment	Good	Filter replacement and cleaning	Annual	
Property Maintained - Stormwater Natural Resources Areas								
Schneider Creek Check Dams	Ellion St/Orchard Dr				Poor	Remove/ Replace	Not Scheduled	
Wastewater Conveyance System								
Wastewater Pipes – Gravity - 187 total linear miles	Citywide	Varies			Good (150 miles) Fair (23 miles) Poor (13 miles) Unknown (1 mile)	Priority Repairs	Annual	$365,000
Wastewater Pipes – Force Main - 10 total linear miles	Citywide	Varies				Long-term force main upgrades	2024-2029	$1,800,000
Wastewater STEP Systems 1,730 residential and 20 commercial	Citywide	Varies				Residential STEP Equipment Upgrades	Ongoing, as feasible	$450,000
Wastewater STEP Pressure Mains - 28 total linear miles	Citywide	Varies						
Wastewater Structures (manholes, cleanouts, etc.)	Citywide	Varies				Maintenance hole repair and replacements	2021-2024	$232,000
Other Jurisdictions Wastewater and Reclaimed Water Facilities (owned by LOTT Clean Water Alliance)								
Capitol Lake Pump Station	Deschutes Parkway			24mgd				
Budd Inlet Treatment Plan	500 Adams St NE			Can process up to 22mgd of wastewater; Can produce up to 1.5 mgd of reclaimed water				
Major Interceptor Sewer Lines	Along Martin Way and Capitol Way; Indian and Percival Creeks; Black Lake and Cooper Pt Roads; around Capital Lake			16 miles				

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Reclaimed Water Transmission Lines	Downtown area			4,000 feet				
Creeks								
Indian/Moxie Creek	Various Locations					Water Quality/ Habitat Improvements	Ongoing	
Percival Creek	Between Percival Cove & Hwy 101					Water Quality/ Habitat Improvements	Ongoing	
Schneider Creek	Various Locations					Water Quality/ Habitat Improvements	Ongoing	
Woodard Creek	Various Locations					Water Quality/ Habitat Improvements	Ongoing	
Parking Lots								
Columbia St & 4th Ave Parking Lot	122 4th Ave W		$286,150	.17 Ac	Fair	Drainage, repavement, striping	Not scheduled	
Olympia Ave at Franklin St Parking Lot	303 Franklin St NE		$369,340	.33 Ac	Fair	Drainage, repavement, striping	Not scheduled	
State Ave and Washington St Parking Lot	205 State Ave NE		$457,600	.33 Ac	Poor	Drainage, repavement, striping	Not scheduled	
Former Senior Center Gravel Parking Lot at State and 4th	114 Columbia St NW		$275,950	.17 Ac	Poor	Paving	Not scheduled	
	116 Columbia St NW		$288,150	.17 Ac				
State and Capital Parking Lot	107 State Ave NE		$269,600	.16 Ac	Fair	repavement, striping	Not scheduled	
Facilities		Year Built	$97,425,300			This Section below is currently being updated as part of the Building Condition Assessment Report		
City Hall	601 4th Ave E	2011	$35,650,000	90,000 SF	Excellent	Routine Maintenance	Annual	50,000
Community Center/ Olympia Center	222 N Columbia	1987	$5,301,000	56,147 SF	Good	Men's shower floors & walls	2025	25,000

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Court Services Building	909 8th Ave	1975	$143,000	1,550 SF	Fair			
Family Support Center	201/211 N Capitol Way	1940	$1,443,600	14,790 SF	Good	Exterior Improvements	2024	200,000
Farmers Market	Capitol Way	1996	$1,000,000	1.8 Acres	Good			
Fire Station No. 1	100 Eastside St NE	1993	$4,403,900	26,500 SF	Good			
Fire Station No. 2	330 Kenyon St NW	1991	$1,233,500	12,000 SF	Good			
Fire Station No. 3	2525 22nd Ave SE	1992	$416,700	7,000 SF	Good			
Fire Station No. 4	3525 Stoll Rd SE	2011	$7,095,700	12,000 SF	Excellent			
Hands on Children's Museum	401 Jefferson St SE	2012	$18,500,000	28,000 SF	Excellent			
Lee Creighton Justice Center	900 Plum St SE	1967	$2,432,300	26,240 SF	Fair			
Maintenance Center Complex	1401 Eastside St	1976	$3,849,300	61,100 SF	Fair	Roof Replacement	2023	
Mark Noble Regional Fire Training Center	1305 Fones Rd	2013	$8,720,800	15,000 SF	Excellent			
Old Fire Station Training Center	2200 Boulevard Rd SE	1962	$65,000		Good			
Police Firing Range	6530 Martin Way E	1987	$245,000		Good			
The Washington Center	512 Washington St	1985	$4,181,700	40,600 SF	Good			
Olympia Timberland Library	313 8th Ave SE	1981	$2,743,800	22,500 SF	Good			
Squaxin Park Maintenance Center	2600 East Bay Drive NW	1940		7,315 SF	Fair			
Facilities Owned by Other Public Entities Within the City of Olympia								
Olympia School District	See the Olympia School District's Capital Facilities Plan for a facilities inventory list, capacities and map (part of Olympia's Adopted CFP).							
Port of Olympia	See Port of Olympia Comprehensive Scheme of Harbor Improvements for a Budd Inlet District Map. (http://www.portolympia.com/index.aspx?nid=235)							

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Facilities Owned by Other Public Entities Within the City of Olympia								
South Puget Sound Community College Campus	2011 Mottman Road SW. See SPSCC website for a campus map. (http://spscc.ctc.edu/)		Varies (Olympia campus is about 102 acres; with about 86.5 acres in City of Olympia jurisdiction)					
State of Washington	See campus map on State of Washington Department of Enterprise Services website. (http://des.wa.gov/Pages/default.aspx)							
Thurston County	See inventory list in Thurston County Capital Facilities Plan. (http://www.co.thurston.wa.us/planning/comp_plan/comp_plan_document.htm)							
Bridges			$39,000,000					
Olympia-Yashiro Friendship Bridge	4th Ave Bridge	1919, Replaced 2004	$39,000,000		Good			
5th Avenue Bridge	5th Ave	1958, Rebuilt 2004			Good			
Priest Point Park Bridge	2700 Block East Bay Dr	1972			Good			
Percival Creek Bridge	Cooper Point Dr/AutoMall Dr at Evergreen Park Dr SW	1986			Good			
R.W. Johnson Road Culvert	R.W. Johnson Blvd, 700' N of Mottman Rd	2003			Good	Bank Stabilization		
Streets								
Arterial Classification- 106 lane miles	Citywide	Varies		Average system condition rating is 66. Target condition rating is 75.		$48 million (in 2012 dollars)		
Collector Classification- 124 lane miles	Citywide	Varies						
Neighborhood Collector Classification- 42 lane miles	Citywide	Varies						

Facility	Location	Date Acquired	Historical or Purchase Cost	Acres / Capacity	Present Condition	Improvements Required	Year Needed	Estimated Cost of Improvement
Local Access Classification- 236 lane miles	Citywide	Varies						
Urban Collector- 17 lane miles	Citywide	Varies						
Wellhead Protection			$1,154,788	10 Acres				
Klabo		1998	$1,000,000					
McAllister Wellfield Vicinity		2003	$154,788	10 Acres	Unimproved			
Miscellaneous			$3,743,000	13.08 Acres				
Chambers Ditch (Maintained by Chambers Drainage Ditch District)	Southeast, from outlet of Chambers Lake to Yelm Highway	Stormwater Conveyance						
Old City Dump/Top Foods	NW of Top Foods		$3,586,800	12.34 Ac				
Old Gravel Pit	800' East of Kenyon St & 4th Ave		$128,000	.35 Ac				
Woodland Park Parcel (Acquired through LID delinquency)	2710 Aztec Dr NW	2010	$28,200	.39 Ac	Undeveloped			

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Glossary of Terms & Acronyms

Allocation:

To set aside or designate funds for specific purposes. An allocation does not authorize the expenditure of funds.

Appropriation:

An authorization made by the City Council for expenditures against the City's Annual Budget. Appropriations are usually made for fixed amounts and are typically granted for a one-year period.

Appropriation Ordinance:

An official enactment by the legislative body establishing the legal authority for officials to obligate and expend resources.

Arterial Street Funds (ASF):

State grants received for the dedicated purpose of improvements to arterials. The source of funding is the state gas tax.

Assessed Value (AV):

The fair market value of both real (land and building) and personal property as determined by the Thurston County Assessor's Office for the purpose of setting property taxes.

Assets:

Property owned by a government which has monetary value.

Bond:

A written promise to pay (debt) a specified sum of money (principal or face value) at a specified future date (the maturity date(s)) along with periodic interest paid at a specified percentage of the principal (interest rate).

Bond Anticipation Notes (BANs):

Short-term interest-bearing notes issued in anticipation of bonds to be issued at a later date. The notes are retired from proceeds of the bond issue to which they are related.

Budget (Operating):

A plan of financial operation embodying an estimate of proposed expenditures for a given period (typically a fiscal year) and the proposed means of financing them (revenue estimates). The term is also sometimes used to denote the officially approved expenditure ceilings under which a government and its departments operate.

Bulb Out:

An extension of the curb that juts out into the roadway, approximately seven feet wide (the width of a parking space).

Capital Budget:

A plan of proposed capital expenditures and the means of financing them. The capital budget may be enacted as part of the complete annual budget including both operating and capital outlays. The capital budget is based on a Capital Facilities Plan (CFP).

Capital Expenditure:

Expenditure resulting in the acquisition of or addition to the City's general fixed assets.

Capital Facilities:

A structure, improvement, piece of equipment or other major asset, including land that has a useful life of at least five years. Capital facilities are provided by or for public purposes and services including, but not limited to, the following:

- Bikeway and Disability Access Ramps Detention Facilities
- Drinking Water
- Fire and Rescue
- Government Offices
- Law Enforcement
- Libraries
- Open Space
- Parks (Neighborhood and Community)
- Public Health
- Recreational Facilities
- Roads
- Sanitary Sewer
- Sidewalks, Bikeway, and Disability Access Ramps
- Solid Waste Collection and Disposal
- Stormwater Facilities
- Street Lighting Systems
- Traffic Signals

Capital Facilities Plan (CFP):

A twenty-year plan to implement the comprehensive plan vision, showing how the City will provide urban governmental services at adopted levels of service standards for the existing and projected population growth in the City and Urban Growth Area. It includes projected timing, location, costs, and funding sources for capital projects. The CFP identifies which capital facilities are necessary to support development/growth. Projects in the CFP are directly related to the applicable master plan or functional plans, such as the Parks, Arts and Recreation Plan, the Storm and Surface Water Plan, and other similar plans. The CFP is an element of the Comprehensive Plan, which is required to be internally consistent with the other chapters of the plan and the City budget.

Capital Improvement:

A project to create, expand or modify a capital facility. The project may include design, permitting, environmental analysis, land acquisition, construction, landscaping, site improvements, initial furnishings, and equipment.

Capital Improvement Plan (CIP) Fund:

A fund used to pay for general municipal projects (excludes utilities). The money is derived from the real estate excise tax, interest, utility tax (1%), and the year-end cash surplus.

CFP General Fund Revenues:

These revenues include 1% non-voted utility tax on gas, electric and telephone utilities plus 6 percent utility tax on Cable TV. In addition to the utility tax, CIP revenues include REET, interest, and contributions from the General Fund.

Concurrency:

In growth management terms, capital facilities must be finished and in place at the time or within a reasonable time period following the impact of development.

Councilmanic:

Debt that is incurred by the City Council. A vote of the people is not required. The funds to repay the debt must come from the City's general revenues.

Debt Capacity:

The amount of money a jurisdiction can legally afford to borrow.

Debt Service:

Payment of interest and principal to holders of a government's debt instruments.

Development Orders and Permits:

Any active order or permit granting, denying, or granting with conditions an application for a land development approval including, but not limited to impact fees, inventory, and real estate excise tax.

Federal Aid to Urban Systems (FAUS):

A grant received for improvements to the City's transportation network.

Fund Balance:

The excess of an entity's assets over its liabilities. The City's policy is to maintain a 10 percent emergency reserve of at least 10 percent of the operating revenues in major funds. This term may also be referred to as Retained Earnings in the Utility funds or year-end surplus in the General Fund.

Gas Tax:

Money received by the City from the State Gas Tax. The funds may only be used for improvements to arterials.

General Facility Charges (GFC):

Payment of monies imposed for development activity as a condition of granting development approval in order to pay for utilities needed to serve new development.

Grant:

A funding source provided by the State or Federal government.

Impact Fees:

A payment of money imposed for development activity as a condition of granting development approval in order to pay for the public facilities needed to serve new growth and development. By state law, impact fees may be collected and spent on roads and streets, parks, schools, and fire protection facilities.

Interim Use and Management Plan (IUMP):

The portion of the Parks Plan that reflects parks/parcels that need minimal property development of the property so that it can be used until the property is further developed for full use by the public.

Inventory:

A listing of City of Olympia's public facilities including location, condition, and future replacement date.

Level of Service (LOS):

A quantifiable measure of the amount of public facility that is provided. Typically, measures of levels of service are expressed as ratios of facility capacity to demand (i.e., actual or potential users).

Local Improvement Districts (LID):

A mechanism to pay for improvements (i.e., streets, sidewalks, utilities) that directly benefit the property owner.

Neighborhood Traffic Management Program (NTMP):

A program to reduce the speed/traffic in neighborhoods. The plan includes the use of traffic circles or islands, speed bumps, improved signage or restriping.

Operation and Maintenance (O&M):

Operation and maintenance expense.

Pervious or Porous Pavement:

A permeable pavement surface with a stone reservoir underneath. The reservoir temporarily stores surface runoff before infiltrating it into the subsoil. Runoff is thereby infiltrated directly into the soil and receives some water quality treatment.

Public Works Trust Fund Loans (PWTF):

Low interest loans from the State of Washington for “public works” projects.

Rates:

The existing rate of the various utilities sufficient to pay for the cost of projects.

Repairs and Maintenance (General):

Building/facility repairs/maintenance up to $50,000, and with a life expectancy of less than five years. General repairs and maintenance are paid from the City Operating Budget.

Repairs and Maintenance (Major):

Building/facility repairs/maintenance up to $50,000 or more with a life expectancy of five years or more. Major repairs and maintenance are paid from the Capital Budget.

Real Estate Excise Tax: (REET)

The City of Olympia charges 1/2% tax on all real estate transactions to fund capital improvements.

SEPA Mitigation Fees:

Fees charged to "long plats" or new major developments for their direct impact on the system. SEPA mitigation measures must be related to a specific adverse impact identified in the environmental analysis of a project. The impact may be to the natural or built environment, including public facilities.

Septic Tank Effluent Pump (STEP):

This is an alternative to gravity flow sewage systems. The Council eliminated the use of future STEP systems in 2005.

Six-year Financial Plan:

A six-year financially constrained plan of identified projects, anticipated costs, and proposed funding sources that is part of the Capital Facilities Plan.

Site Stabilization Plan (SSP):

The portion of the Parks Plan that reflects parks/parcels that need additional work to increase safety by putting up fences, gates, or removing debris, etc.

Transportation Benefit District (TBD):

The Olympia City Council makes up the TBD Board, enacted by City Council in 2008. Each vehicle registered within the City of Olympia at the time of renewal is assessed $40 for transportation improvements in Olympia. The TBD Board currently contracts with the City to fund transportation projects.

Utility Tax:

The City of Olympia charges the statutory limit of 6 percent on private utilities (electric, gas, telephone and Cable TV). 1% of the amount on gas, electric and telephone goes to the Capital Financial Plan. The total 6 percent tax on Cable TV goes to support major maintenance. In 2004, voters approved an additional 3 percent increase in this tax, for a total of 9 percent. Of the 3 percent, 2 percent is dedicated for acquisition, development and maintenance of new Parks and 1 percent is allocated for recreational sidewalks.

Voted Debt:

Voted debt requires the community members' vote for approval to increase property taxes to pay for the project.

Acronyms	
AC	Asbestos Cement
ADA	Americans with Disabilities Act
AV	Assessed Value
CAMP	Capital Asset Management Program
CFP	Capital Facilities Plan
CIP	Capital Improvement Program
DFW	Department of Fish and Wildlife
DOE	Department of Energy
DOH	Department of Health
EDDS	Engineering Design and Development Standards
EMS	Emergency Medical Services
ENV	Environmental
FF&E	Furniture, Fixtures and Equipment
GFC	General Facilities Charge
GHG	Green House Gases
GMA	State of Washington Growth Management Act
GMP	Guaranteed Maximum Price
GO	General Obligation
GTEC	Growth and Transportation Efficiency Centers
HES	Hazard Elimination Safety
HOCM	Hands on Children's Museum
I&I	Inflow and Infiltration
IAC	Interagency Committee for Outdoor Recreation
IPM	Integrated Pest Management
IUMP	Interim Use and Management Plan
LBA	Little Baseball Association
LED	Light Emitting Diodes
LEED	Leadership in Energy and Environmental Design
LID	Local Improvement District
LOS	Level of Service

Acronyms	
LOTT	Lacey, Olympia, Tumwater, Thurston County
LTFS	Long Term Financial Strategy
NPDES	National Pollutant Discharge Elimination System
NTMP	Neighborhood Traffic Management Program
O&M	Operations and Maintenance
OPARD	Olympia Parks, Arts and Recreation Department
OMPD	Olympia Metropolitan Park District
OWT	Olympia Woodland Trail
PFD	Public Facilities District
PMMP	Parks Major Maintenance Program
PSI	Pounds per Square Inch
PWTF	Public Works Trust Fund
RCO	Recreation and Conservation Office
REET	Real Estate Excise Tax
RFP	Request for Proposal
SDWA	Federal Safe Drinking Water Act
SEPA	State Environmental Policy Act
SPSCC	South Puget Sound Community College
SSP	Site Stabilization Plan
STEP	Septic Tank Effluent Pump
TBD	Transportation Benefit District
TIP	Transportation Improvement Program
TOR	Target Outcome Ratios
TRPC	Thurston Regional Planning Council
TSP	Transit Signal Priority
UBIT	Under Bridge Inspection Truck
UFC	Uniform Fire Code
UGA	Urban Growth Area
UGMA	Urban Growth Management Area

Acronyms	
WWRF	Washington Wildlife Recreation Fund
WWRP	Washington Wildlife and Recreation Program

School District CFPs

Olympia School District Capital Facilities Plan

North Thurston Public Schools Capital Facilities Plan