



# Annual Annexation Update

Land Use & Environment Committee

January 18, 2018



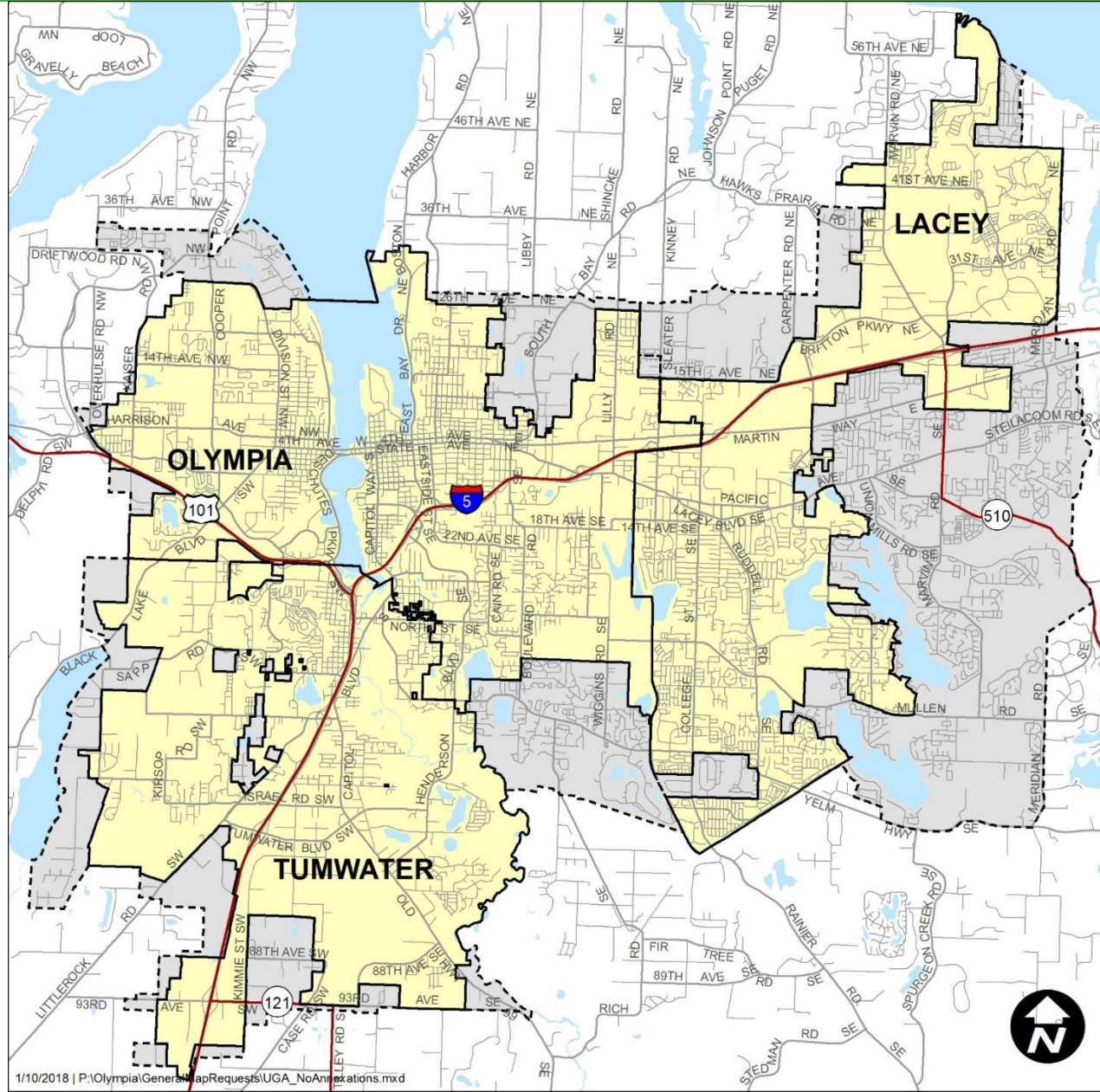
# Annexation Framework

- Annexation = Expansion of City Limit Boundary
- 1990 - Growth Management Act (RCW 36.70A)
- Urban Growth Areas (UGA) Sized to Accommodate 20-Year Population Growth
- 1995 - County Adopted City Zoning and Development Standards in UGA



# Annexation Framework

- Petition Method of Annexation Most Common
- Signatures of Property Owners Representing 60% of Assessed Value
- Use of Annexation Commitments
- Annexation Process: Public Outreach/Public Hearing/Boundary Review Board Review
- Staff Recommendation: Infrastructure Study



## Thurston County Urban Growth Areas (UGAs)

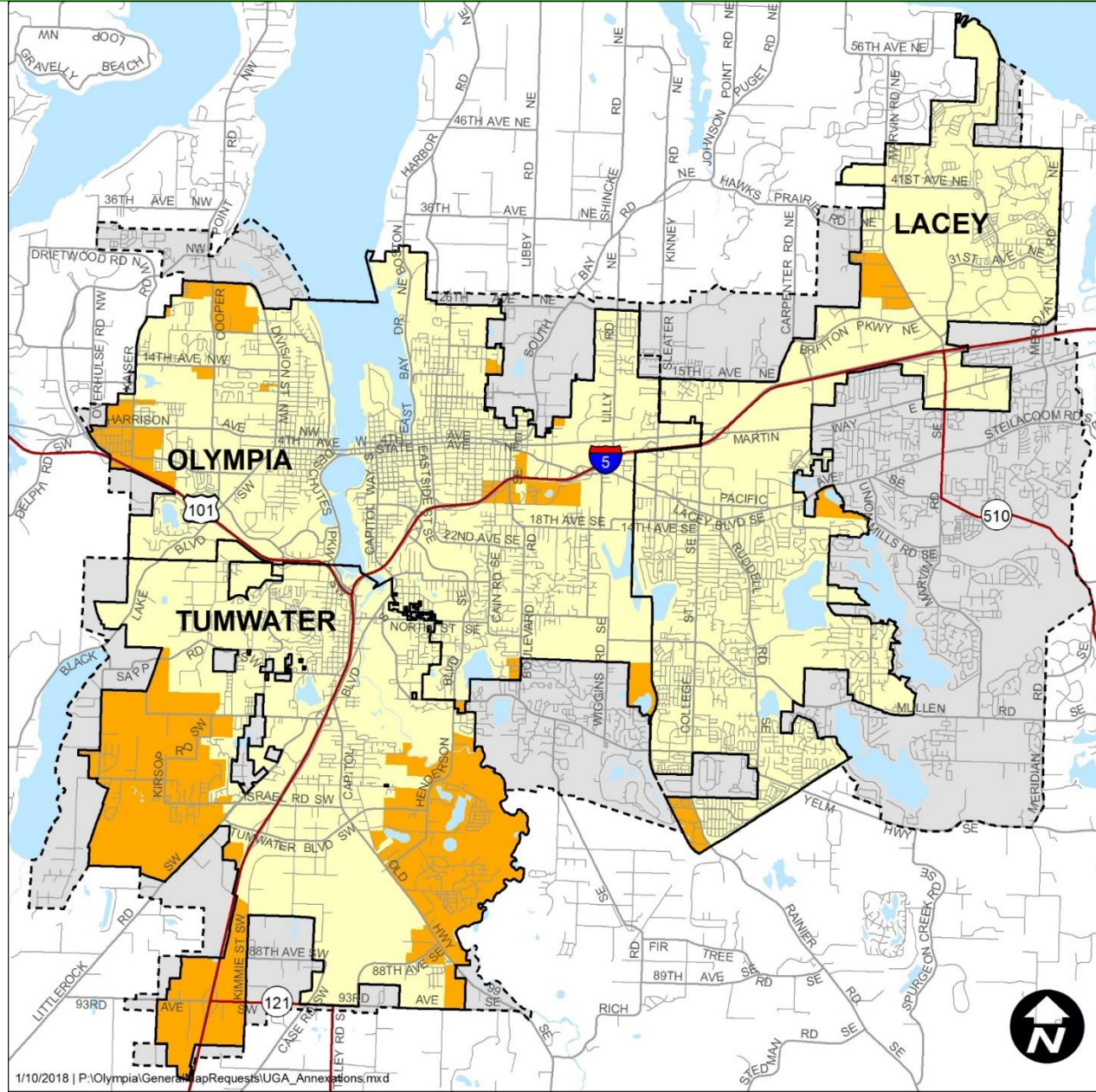
### Legend

- City Limits
- Urban Growth Area (UGA)






**DISCLAIMER:**  
This map is for general planning purposes only. Thurston Regional Planning Council makes no representations as to accuracy or fitness of the information for a particular purpose.





## Thurston County Urban Growth Areas (UGAs)

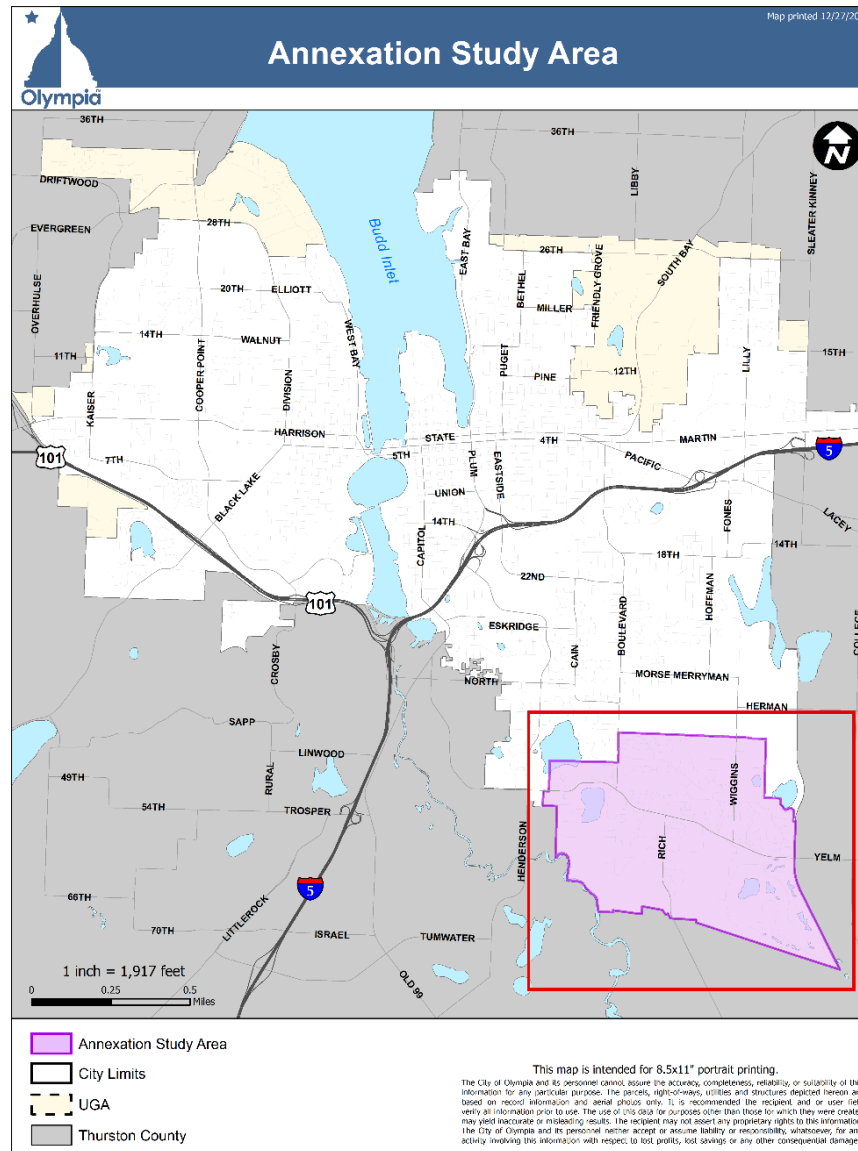
### Legend

-  City Limits
-  Urban Growth Area (UGA)
-  Annexations Since 2005

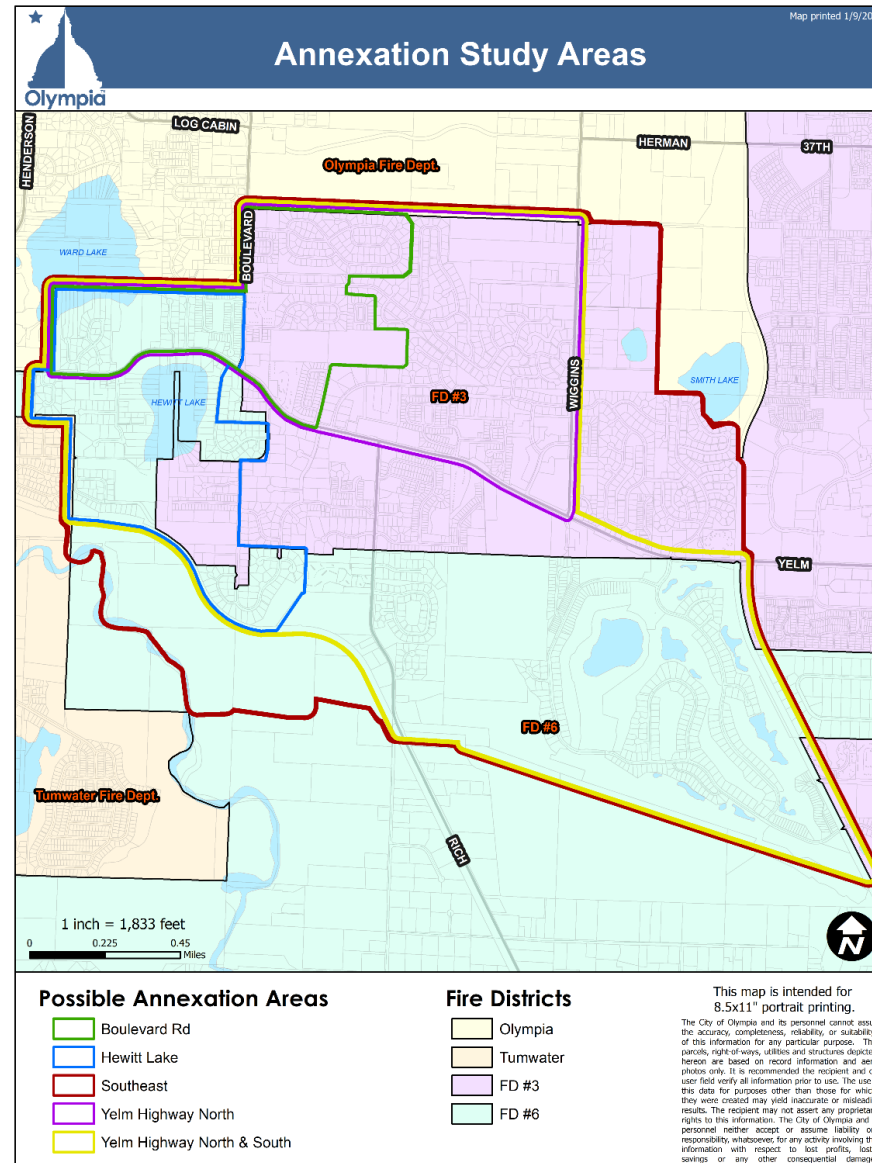


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# Annexation Study Area



# Fire Districts





# Fire District 6 Letter



cc: Council  
Steve Hall  
Jay Burney  
Kellie Brusem  
Keith Stanley  
Larry Dibble

RECEIVED

Jan 05 2018  
City of Olympia  
Executive Department

Fire Prevention • Fire Suppression • Emergency Medical Services

P.O. Box 578 • East Olympia, WA 98540-0578 • Phone: 360-491-5533 • Fax: 360-459-3873 • Emergency: 9-1-1

January 2, 2018

The Honorable Carol Selby  
Mayor of the City of Olympia  
Olympia Land Use and Environmental Committee  
PO Box 1967  
Olympia, Washington 98507

Dear Ms. Mayor and Members of the Committee,

The Land Use and Environmental Committee is scheduled to meet on January 18, 2018, to once again consider possible annexations and to provide direction to City staff for calendar year 2018.

This is and has been of great interest to East Olympia Fire District 6, due to the potential impact to the citizens we serve both within the Olympia urban growth boundary and in all of our fire district. East Olympia Fire District 6 appreciates the opportunity to provide input related to this process, and I would also like to offer my thanks for the positive cooperative relationship we enjoy with the City of Olympia staff and Fire Department.

With respect to annexation in the southeast area of Olympia, much of the "proposed annexation area" falls within East Olympia Fire District 6. I have expressed the opinion in previous meetings with City staff and the Land Use Committee that the optimal process for annexation in this area be an incremental approach. Conducting annexations in smaller increments allows for reasonable adjustments for all concerned. I understand that Olympia has a potential park site on the south side of Ward Lake, and would suggest that if Olympia feels that now is an appropriate time begin annexations in this area, an initial step would be the area of Ward Lake as depicted in Map 6 of the proposed areas under consideration. This area could be served by the existing Olympia Fire Station on Boulevard and would not have a major impact on East Olympia Fire District 6.

I would strongly encourage Olympia to use Yelm Highway as an existing boundary line that is easy to distinguish and focus initial annexations north of Yelm Highway. The City of Olympia Urban Growth Management Goal 2 states that logical boundaries should be used and this suggestion meets that goal using an easy to understand major traffic artery as a logical boundary.

If you have any questions, feel free to contact me. I will be attending the January 18<sup>th</sup> meeting if you would like to ask me in person.

We look forward to a continued spirit of cooperation.

Sincerely,

Warren Peterson  
Fire Chief

Proudly Serving the Communities of:

East Olympia  
Station 61

Offutt Lake  
Station 62

South Union  
Station 63

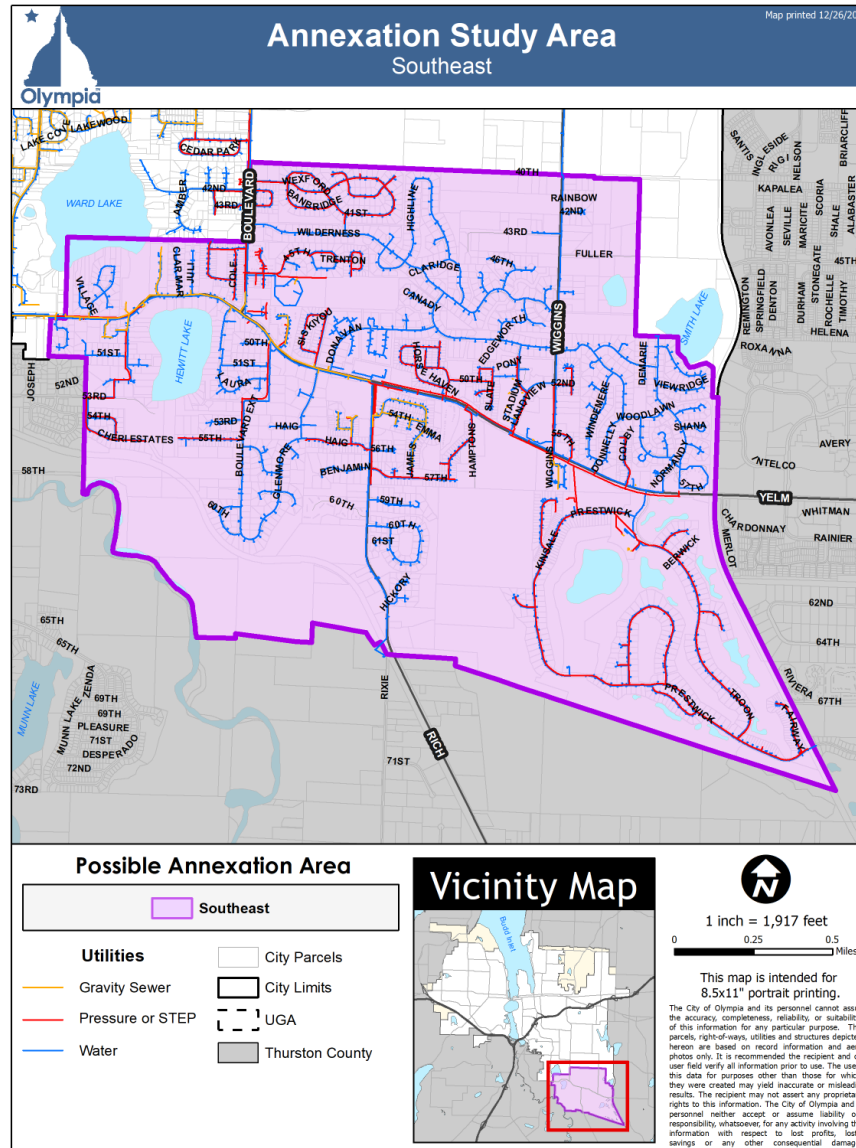
Old Highway 99  
Station 64

Sunwood Lakes  
Station 65

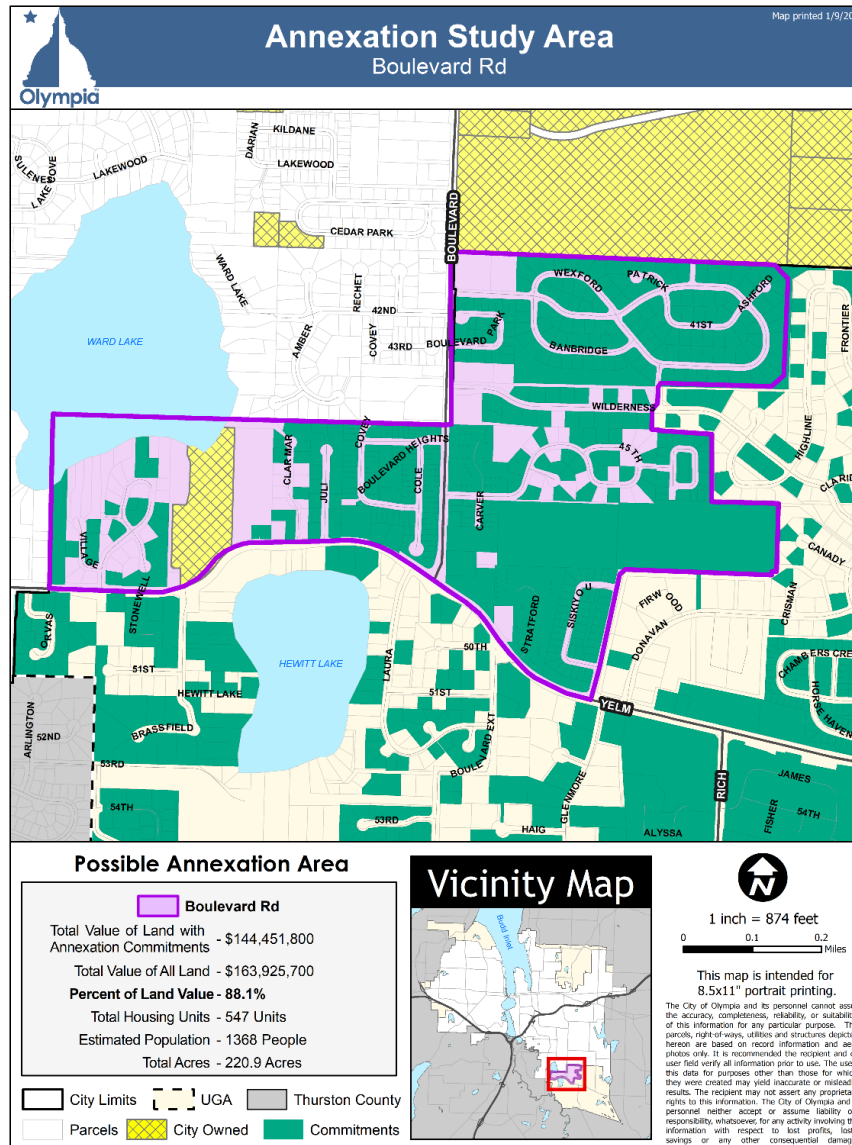




# Southeast Utilities

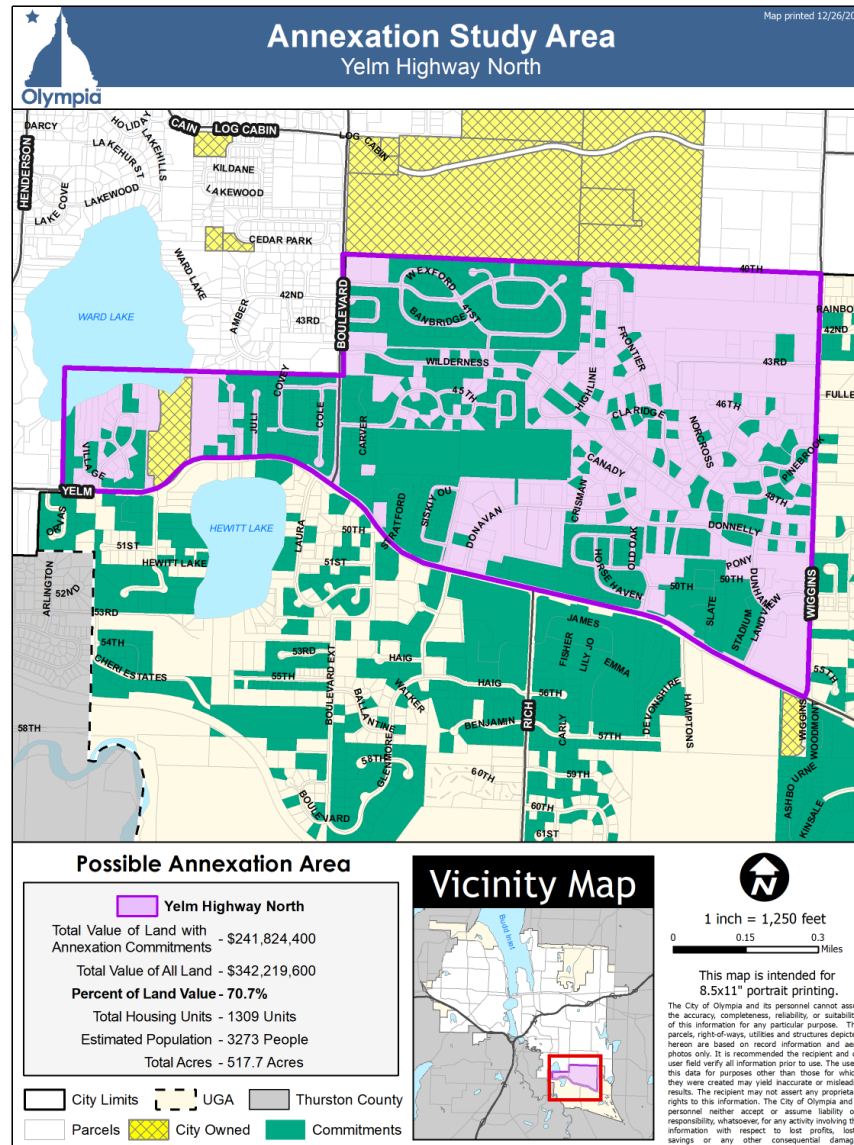


# Boulevard Road



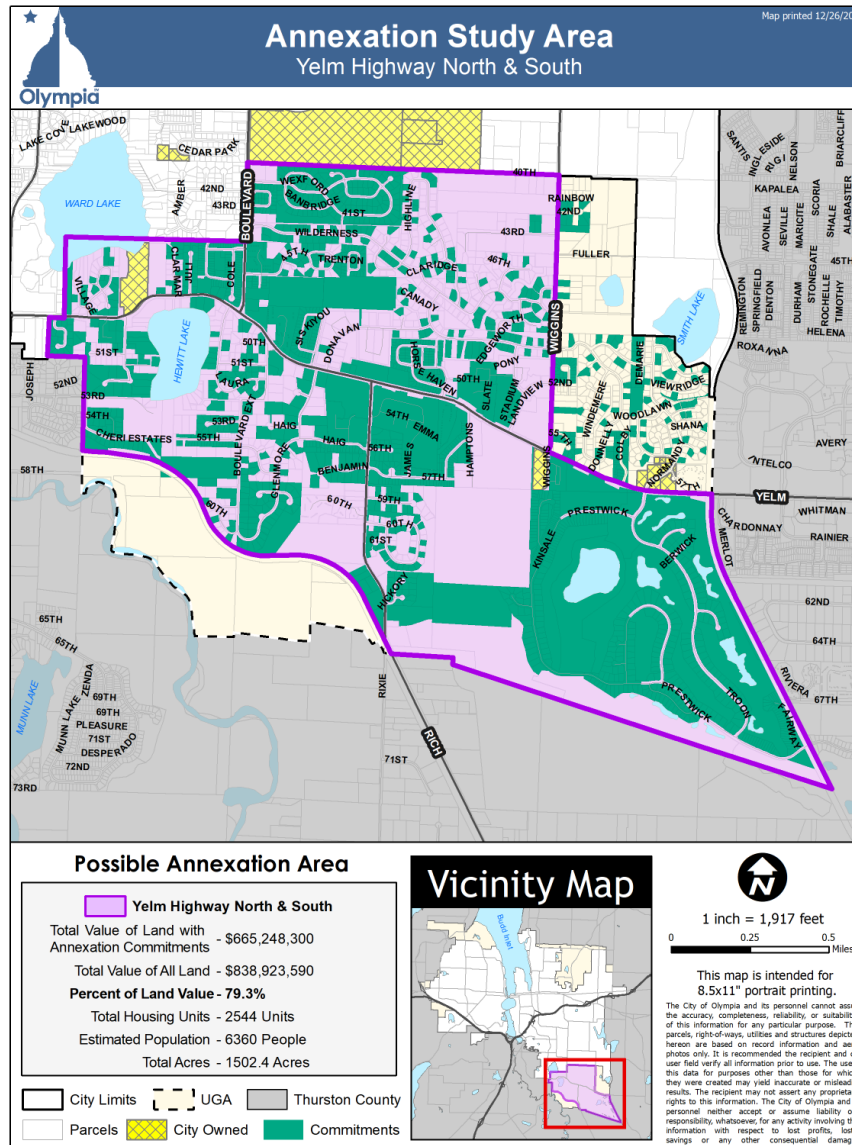


# Yelm Highway North





# Yelm Highway North & South





# Annexation Costs and Timelines

Annexation	Acreage	Assessed Valuation	Population*	Housing Units	Staff Hours	Staff Cost
Boulevard Road	221	\$ 163,925,700.00	1,368	547		
Hewitt Lake	288	\$ 150,802,200.00	1,093	437		
Yelm Highway North	518	\$ 342,219,600.00	3,273	1309		
Yelm Highway North/South	1,502	\$ 655,248,300.00	6,360	2544		
Southeast	1,880	\$ 642,376,440.00	7,433	2973		
<b>93rd Ave (Tumwater - 2015)</b>	<b>422</b>	<b>\$ 38,902,650.00</b>	<b>0</b>	<b>0</b>	<b>352</b>	<b>\$ 13,372.71</b>
<b>Prine Rd (Tumwater - 2013)</b>	<b>29</b>	<b>\$ 1,588,950.00</b>	<b>0</b>	<b>0</b>	<b>248</b>	<b>\$ 8,629.45</b>
<b>Eastside (Tumwater - 2016)</b>	<b>1,600</b>	<b>\$ 362,000,000.00</b>	<b>3,255</b>	<b>1,302</b>	<b>970</b>	<b>\$ 37,730.78 **</b>
<b>* Population numbers for Olympia study areas are CP&amp;D estimates only.</b>						
<b>**Another cost for Eastside Annexation was the post annexation Census:</b>				<b>\$29,217</b>		



# Annual Annexation Update

## Questions?

**Thank you**

Community Planning & Development

Tim Smith, AICP | Principal Planner

360.570.3915 | [tsmith@ci.olympia.wa.us](mailto:tsmith@ci.olympia.wa.us)