



City Council

Approval of a Resolution Authorizing a Latecomer Agreement with Tradewinds Investment Group, LLC for a Sewer Line Installed on Karen Frazier Road

Agenda Date: 6/21/2022
Agenda Item Number: 4.1
File Number:22-0592

Type: resolution **Version:** 1 **Status:** Passed

Title

Approval of a Resolution Authorizing a Latecomer Agreement with Tradewinds Investment Group, LLC for a Sewer Line Installed on Karen Frazier Road

Recommended Action

Committee Recommendation:

Not referred to a committee.

City Manager Recommendation:

Move to approve the Resolution authorizing a latecomer agreement for sanitary sewer installed on Karen Frazier Road and authorizing the City Manager to sign the agreement.

Report

Issue:

Whether to approve a utility latecomer agreement allowing collection of fees for future connections to the new line.

Staff Contact:

Tiffani King, Engineering Plans Examiner, Community Planning and Development, 360.753.8257

Presenter(s):

None - Consent Calendar Item.

Background and Analysis:

Applicant Tradewinds Investment Group LLC owned six parcels on the west side of Karen Frazier Road SE and extended a City sewer main so that homes could be constructed on the lots. Sewer was extended from 18th Ave SE approximately 300 feet on Karen Frazier Road. Karen Frazier Road has a water main already available.

The City of Olympia Engineering Design and Development Standards require utilities to be extended across the entire frontages of the parcels being developed. This utility extension will also allow five

parcels on the east side of Karen Frazier Road SE to connect to this new sewer main in the future. A utility latecomer agreement must be in place for the applicant to recover a portion of the cost of the utility extension when future connections to the new main are completed for those five parcels.

Tradewinds Investment Group LLC applied for a utility extension permit in December 2019. In 2020, they applied for a latecomer agreement. As required, a notice was sent to all property owners who could be impacted by the latecomer agreement in October 2021. The letter outlined the project limits, cost and information on the appeal process. No appeals were received.

Neighborhood/Community Interests (if known):

Access to sewer will allow five additional properties to access City services. Connections to the gravity sewer main will provide the ability to eliminate existing septic systems, consistent with City's goals.

Options:

1. Approve the Resolution and Latecomer Agreement. This allows the applicant to recoup a portion of the cost of the installation of the sewer line as properties connect, within the life of the Agreement.
2. Modify the Latecomer Agreement. Note that potential delay of the agreement could potentially impact the collection of fees if an adjacent property owner makes application for service prior to approval.
3. Do not approve the Latecomer Agreement.

Financial Impact:

The applicant will be required to pay a fee to cover the cost of City staff to administer the collection and distribution of fees within the life of the Latecomer Agreement.

Attachments:

Resolution
Agreement
Map