

## Chapter 10: Capital Facilities and Utilities

### *Introduction*

The *Capital Facilities and Utilities* element addresses the city's commitment towards providing a safe, consistent, and cost-effective network of publicly accessible infrastructure and services while ensuring compatibility with Algona's *Land Use* element. The intent of this element is to guide decisions in capital infrastructure and public services through 2044 by ensuring that these services are developed in respect to this vision while also guiding development concurrent with future growth.

The availability and quality of these services can have a direct impact on the quality of life for residents and the success of businesses. Such facilities include public safety, fire and emergency services, parks, streets, water, sanitary sewer, electrical systems, telecommunications and so on.

The *Capital Facilities and Utilities* element is divided into two subsections: Capital Facilities and Utilities. These two subsections are each required to be included in the comprehensive plan by the Washington State Growth Management Act. While each subsection has their own specific requirements under Washington State law, they are inherently linked and correspond to one another. Algona has combined capital facilities and utilities under one chapter because they are inherently linked by primarily being owned and operated by municipal agencies. All facilities and utilities operating in the city are described in **Figure 1 Public Services Inventory**.

In updating their comprehensive plans, cities must connect future population and job forecasts to available public services and ensure that those services can be provided. If they can't, then a city must reassess its land use plan and other policies to ensure that growth can be accommodated. (i.e., that forecasts, standards, and services are in balance). Transportation needs are assessed in Chapter 5.



*The City of Algona utilizes John Matchett Memorial Park for recreation and community events, such as the annual Pumpkin Launch.*

### Key Terms

#### **Capital Facilities:**

Any publicly owned properties used for public uses, such as but not limited to streets, roads, highways, sidewalks, street and road lighting systems, traffic signals, domestic water systems, storm and sanitary sewer systems, city buildings, fire stations, police stations, parks and recreational facilities, and schools.

#### **Utilities:**

Any privately, publicly, or cooperatively owned line, facility, or system for producing, transmitting, or distributing communications, power, electricity, light, heat, gas, oil, crude oil products, water, steam, waste, storm water not connected with highway drainage, or any other similar commodity, including any fire or police signal system or street lighting system, which directly or indirectly serves the public.

### ***Currently Adopted Plans***

The City of Algona maintains several plans and agreements that guide its capital facility and services planning. These are adopted by reference as part of its Comprehensive Plan to ensure that the consistency requirements of the Growth Management Act are maintained. These plans, agreements and regulations are as follows:

- Resolution No. 689-02 and Water System Intertie Agreement No. 3A
- Uniform Fire Code
- International Building Code
- Puget Sound Water Quality Management Plan
- NPDES Phase II Stormwater Permit
- King Country METRO Interlocal Agreement for sewer service
- 2019 Stormwater Management Manual for Western Washington
- 2024 Flood Hazard Management Plan

In addition, the City has adopted several plans, resolutions and ordinances detailing its long-term plans for capital facilities and services, including:

- Resolution 1106-14. Six-year Transportation Improvement Program
- Zoning Codes

Algona's implementation strategy calls for future decisions to be compared with the Comprehensive Plan and these plans and regulations. Where there is a conflict, adopted plans will generally control unless decision makers determine that they need adjustment in order to meet the community's goals and vision.

Figure 1 below shows the utilities and services made public in the City of Algona. Additionally, the table shows each service provider and their regulating plan or agreement. Some private-public agreements are codified in the form of resolution or are entered into through local-agreement. Services and utilities provided in house are regulated through adopted standards and code.

**Figure 1: Public Services Inventory**

<b>Public Service/Infrastructure</b>	<b>Provider</b>	<b>Regulating Plans and Agreements</b>
City Hall	City of Algona	N/A – owned by City of Algona
Police	City of Algona	N/A – owned by City of Algona
Fire and Emergency Services	Valley Regional Fire Authority (VRFA)	Interlocal Agreement Through King County Fire District NO. 31 with VRFA
Schools	Auburn School District	N/A – operates outside of city boundaries
Library	King County Library System	N/A – operates outside of city boundaries
Parks and Recreation	City of Algona	N/A – owned by City of Algona
Stormwater	City of Algona	NPDES Phase II Stormwater Permit  2019 Stormwater Management Manual for Western Washington
Streets	City of Algona	2021 Public Works Standards
Water	City of Auburn	Resolution No. 689-02 and Water System Intertie Agreement No. 3A  Puget Sound Water Quality Management Plan
Sewer	City of Algona	King Country METRO Interlocal Agreement for sewer service
Electricity and Gas	Puget Sound Electric	

## Capital Facilities Overview

The fundamental purpose of the *Capital Facilities subsection* of the *Capital Facilities and Utilities* element is to ensure that current and future services will positively contribute towards improving the quality of life in Algona. Public facilities provided and maintained in Algona reflect the community's values and therefore have the need to be thoughtfully designed and implemented.

As the City analyzes its current infrastructure systems and their respective plans for the future, it is important to recognize the difficulty in planning for future needs while adhering to the needs of residents and business on a day-to-day basis.

Capital facilities are the basic services and infrastructure that the public sector provides to the community. Algona specifically defines capital facilities as land or structures owned by or operated for the benefit of the public use and necessity, including but not limited to public facilities as defined in RCW 36.70A.030, as amended, and may include streets, roads, highways, sidewalks, street and road lighting systems, traffic signals, domestic water systems, storm and sanitary sewer systems, parks and recreational facilities, and schools.

These services are vital to the community's health, safety, and productivity and is foundational to supporting the growth expected through 2044. Given that the services in this section are tied to expected growth, it is integral that the analysis in this section be coordinated with the land-use element to ensure that goals and policies are consistent for achieving expected growth. *Land Use* is assessed in Chapter 2.

All capital facilities planned, provided, and paid for by the City and other public entities is covered in this element, to serve as a check on the practicality of achieving other elements of the comprehensive plan. Capital expenditures from park and recreation elements are also included in the Capital Facilities element. The element must be consistent with Countywide Planning Policies from PSRC, and RCW 36.70A.070(3), and include:

1. **Policies or procedures to ensure capital budget decisions are in conformity** with the Algona Comprehensive Plan.
2. An **inventory of existing capital facilities** owned by public entities, including green infrastructure, showing the locations and capacities of existing capital facilities.
3. A **forecast of needed capital facilities** based on the land use element. The forecast of future need should be based on projected population and adopted levels of service (LOS) over the planning period.
4. A **Six-Year Plan (at-least) that will finance such capital facilities** within projected funding capacities and identify sources of public money to finance planned capital facilities. The City shall make capital budget decisions in conformity with the comprehensive plan.

5. **Proposed locations and capacities of expanded or new capital facilities** necessary for growth over the 20-year life of the comprehensive plan. Facilities needed for new growth, combined with needs for maintenance and rehabilitation of the existing systems and the need to address existing deficiencies constitutes the capital facilities demand.
6. **A policy or procedure to reassess the Land Use Element if probable funding falls short of meeting existing needs**, and to ensure that the land use element, capital facilities plan element, and financing plan within the capital facilities element are coordinated and consistent. Park and recreation facilities shall be included in the capital facilities plan element.
7. **If impact fees are collected: identification of public facilities on which money is to be spent.**

### *Capital Facility Inventory & Forecasts*

#### **1. City Hall and Community Center**

##### *Existing Facilities*

City Hall is located at 200 Washington Boulevard next to Matchett Park and the Algona Police Department. The building was completed in 2016, replacing the former city hall now used by the police department. The current building is a 10,971 square feet two-story building with the community center on the first floor and City Hall and Council Chambers on the second floor. The building is certified LEED Silver based on energy and water efficiency construction and regionally sourced materials.

##### *Proposed Facilities*

There are no current plans to expand or remodel City Hall and the Community Center. The facility is currently operating at 3,310 sf /1,000 people and is current meeting level of service standards. The City has a target of providing at least 1,000 sf / 1,000 people and is anticipated to meet future demand in 2044.

#### **2. Public Works Maintenance Building**

##### *Existing Facilities*

The Public Works Maintenance building contains the supplies and equipment used by the Public Works Department to conduct site investigations, maintenance, landscaping, and other materials used throughout the year. It includes a covered parking area for service vehicles and storage.

##### *Proposed Facilities*

There are no current plans to expand or remodel the maintenance building. The current facility is 2700 sq ft in size and is anticipated to handle the projected population of 2044. This is based on the Level of Service of 579.39 sf / 1,000 people.

### 3. Police

#### *Existing Facilities*

The Algona Police Department operates out of a previously used school building adjacent to City Hall and John Matchett Memorial Park, located on 402 Warde Street in Algona. Maintenance on the building has increased since 2015 with several renovations to ventilation and communications systems. However, the need to modernize the building is an ongoing process.

The Algona Police Department has a staff of eight full-time officers including a Chief, two first-level supervisors, and five patrol officers. There are also two additional non- or limited commission employees that operate as office manager and record specialist. The following is the Police Department level of service (LOS) observed in 2010 when Algona had a population of 3,315:

- 2.7/1,000 for full time patrol staff, including Chief and Sergeant
- 3.6/1,000 for patrolmen and reserve officers
- 3.9/1,000 for uniformed staff and specialists

As of October 2023, Algona Police maintains levels of service around 2/1000 on average across all fields listed above. The Department expressed its desire to improve this number to 3/1000 on average and plans to bring on three to four new recruits in the near future. While there are no hard and fast standards for police services, surveys around the State of Washington (Municipal Research) show an average range of 1.7 – 2.3 police officers per one thousand population. Algona falls comfortably in that range.

Algona continues to hold the title of the smallest nationally accredited program in the State of Washington. Accreditation is based on meeting all 147 standards for police law enforcement services. This is an incredible point of pride for the small, dedicated police team and the City given the Department's size.

#### *Proposed Facilities*

Level of service is anticipated to remain the same for full time patrol staff, the Chief, and Sergeant. However, due to lack of space at the Police Station the anticipated number of administrative staff and specialists is anticipated to remain the same staff level as today. Ideally, Algona Police aims to increase to 13 full-time officers with a total staff of 15 as the population increases concurrently. The anticipated level of service in 2044, if Algona hits the population target of 4,660, would be:

- 2.8/1,000 for full time patrol staff, including Chief and Sergeant
- 1.5/1,000 for patrolmen and reserve officers
- .4/1,000 for uniformed staff and specialists

There are no new buildings or facilities expected to be developed between 2023 and 2044. The City will begin initial feasibility work to determine an appropriate location for a future redevelopment and rough budget for a new Police Department facility. However, there are several planned updates for the Police



Station expected for the current facility. The Department only has one locker room, so adding an additional locker room is a priority for the Department. This would also be to the benefit of adding more officers to reach LOS for the increasing Algona population. Additionally, updated security measures are needed at the existing Police Department, such as adding a sally port to safely manage people entering and exiting the facility.

Beyond building renovations, there is an emphasized need to replace vehicles in the Police Department's fleet. Vehicles have a seven-year lifespan or approximately 117,000 miles before needing to be replaced. The Department has also expressed its pivoting to an all-hybrid fleet which will reduce fuel costs and implement the City's commitment towards reducing their climate impacts and emissions. Additionally, vehicle laptops need replacement every four years and will be required in addition to new fleet vehicles.

Algona Police receives its funding out of the Algona's General Fund. Funding is expected to remain consistent with concurrent growth planned as the population grows and new businesses develop. An Asset Replacement Fund has recently been passed at City Council that will further allocate funding towards replacing public vehicles city-wide. This would reduce stress towards maintaining the seven-year lifespan.



*The City of Algona Police Station*

#### 4. Fire Protection

##### *Existing Facilities*

Fire protection services are provided by the Valley Regional Fire Authority (VRFA), which serves Algona, Pacific, and Auburn, along with King County Fire District 31. They currently operate five fire stations each serving a district within the VRFA's jurisdiction. Algona receives its service primarily from Station 38, located at 133 3rd Avenue SE in Pacific. Station 38 has a total of 5,000 square feet of space shared with the Pacific Police Department. Currently, three shifts for one captain and two firefighters, and one vehicle operate out of Station 38. Regardless of district, the whole battalion will allocate resources depending on the service needs at any given moment. Services available to Algona residents include emergency call response, fire prevention through permitting and fire inspection services, public education for school children, and social work services accessible via 911 (CARES). Over the past twenty years, there has been a consistent and continual rise in service demand. Like many fire and emergency service providers in the region, VRFA is meeting current service demands while balancing time spent towards innovating new solutions to respond to current challenges.

Fire suppression is handled through the Fire Marshal's Office which performs operations at Station 35. The Fire Marshall, along with their team of plan reviewers, are responsible for annual life-safety inspections, plan review, permit inspections through completion, and fire investigation services. Plan reviewers ensure that fire suppression systems are designed and implemented based on the most recently adopted building and fire codes. This ensures a reduced risk to properties by fire and therefore reduces fire insurance costs city-wide.

The VRFA receives its funding through a diverse portfolio of funding options. Its main funding mechanisms include a property tax levy and the voter approved Fire Benefit Charge (FBC). The property tax levy receives \$1 for each \$1,000 of assessed property value in the VRFA's jurisdiction. The FBC funding method assesses properties based on square footage, building use types, and delivery of crucial fire protection resources to structures in the service area. Therefore, equally distributing funding based on the level of need and resource requirement for each structure. The FBC was first approved in 2006 and has been approved every six-year period since. The current FBC six-year period ends in 2024 and will be voted on again. However, 2024 will be the first year that voters could choose to expand beyond six-year periods, including expanding the funding for perpetuity.

##### *Proposed Facilities*

While the VRFA does not have a level of service, the agency is looking to improve its service call times and expand its current response shed by relocating Station 38 to a more suitable location. The current facility shared with the Pacific Police Department is dilapidated and lacks space to handle the projected growth for the region. The new location is proposed at 205 5th Avenue NW in Pacific near Algona's southside border. The new location will allow increased staffing for years to come. It will also include the most modern code and standards for fire stations, adding resiliency to natural disasters and be safer for personnel. Electric emergency vehicles, such as fire engines, will also be supported by the new location.

The VRFA states that it is prepared for the oncoming future. The VRFA expects calls for emergency medical services (EMS) services will continue to grow and evolve until solutions towards drug use, mental health, and homelessness can be identified. Simultaneously, VRFA expects call volume for fire services to continue to dwindle as fire suppression systems and improved building code reduce the risk of fire as exemplified



over the last 10 to 20 years. Given this context, VRFA continues to evolve its services proactively based on forecasted need. An example of this is the CARES team currently implemented. The CARES team allows for a diversified staff of social workers to respond to calls based on the need. CARES unit specialists are suited to respond to non-emergent calls and provide alternative treatment and direct them to medical care appropriate to their needs. The team is staffed with three social workers, further increasing capacity to assist patients experiencing and battling homelessness, drugs, or mental health issues. The CARES unit is great example of how fire and emergency services are adapting to the changing need.



*Valley Regional Fire Authority operates out of Auburn, Washington.  
Photo by: Valley Regional Fire Authority*

## 5. Schools

### *Existing Facilities*

The Auburn School District No.408 encompasses a 62-mile area bridging King and Pierce Counties and serves 96,000 residents in Auburn, Algona, Pacific, Lake Tapps, and unincorporated areas of King County. The School District serves 17,000 students with a diverse ethnically, linguistically, and socio-economic diverse community.

In 2016, the community passed a \$456,000,000 bond to build two new elementary schools and replace its six aging schools. The nearest schools that serve the City of Algona include the following:

- Alpac Elementary School is located at 310 Milwaukee Blvd, Pacific, WA; it opened in 1972, had an addition and remodel in 1987, and a small renovation in 2012. The school is 49,000 square feet and

offers an administrative area and gymnasium at the front, followed by the library and classroom wings. There are 19 general and specialty classrooms, a library, an office, a health room, a workroom area, a staff lounge, and a counselor's office.

- Auburn Riverside High School is located at 501 Oravetz Road, Auburn, WA; it opened in 1992. The school is 59,940 square feet and serves grades 9th through 12th. The high school can accommodate over 1,900 students and has general classrooms, labs, art studios, a theater, a gymnasium, a swimming pool, and a library.
- Mt. Baker Middle School is at 620 37th Street SE Auburn, WA. Opened in the fall of 1994, the school is 91,300 square feet and serves grades 6th through 8th. The middle school can accommodate over 900 students, 22 standard classrooms, and specialty rooms, including science, computer rooms, and a technology lab. In 2009, two additional portable classrooms were added for a total of four portable classrooms.
- Olympic Hill Middle School is at 915 4th Street NE, Auburn, WA. Completed in the summer of 2019, it is 98,000 square feet and on 17.4 acres. The middle school can accommodate 800 students in grades 6-8 and includes general classrooms, specialty classrooms such as art, CTE, music, science, special education, gymnastics, and common support spaces.

### *Proposed Facilities*

The Auburn School District was contacted during the periodic update to collaborate on projects benefiting Algona's school-aged population. The school district was not prepared at the time of contact to discuss future improvements, level of service, and population growth through 2044. While there are no facilities located in Algona, the Auburn School District is required to separately prepare a Comprehensive Plan for the overall school district.

## **6. Green Facilities**

Green Facilities are facilities designed to reduce the impacts of the built environment on the natural environment and human health. This is primarily done through energy and resource efficiency and sustainable development practices.<sup>1</sup> These buildings may reduce pollutants, have landscaping features that reduce water consumption, or incorporate sustainable materials in construction.

City Hall is certified LEED Silver, earning 56 of the total 110 possible points. Earning silver means you achieved between 59 and 50 points. City Hall achieved LEED Silver through its application and use of sustainably sourced resources and energy efficiency,

The future South County Regional Transfer Station (SCRTS) has been designed in accordance to the rules of the Living Building Challenge. The Living Building Challenge framework incentivizes positive environmental impacts both on and around the site. SCRTS is expected to be open in 2026, and will include solar panels, sustainable construction material, natural light, and native plant landscaping.

In the future the city aims to develop more EV charging infrastructure to support an increasing number

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<sup>1</sup> Environmental Protection Agency, Definition of Green Building

of electric vehicles (EVs). Funding was applied for through the State’s EV Charging Grant program to design and implement EV charging facilities.

## 7. Essential Public Facilities

Beyond those facilities that are City-owned or provided through joint agreements with other communities or agencies, are “essential public facilities” or EPFs.

*Essential public facilities include those facilities that are typically difficult to site, such as airports, state education facilities and state or regional transportation facilities...state and local correctional facilities, solid waste handling facilities, and inpatient facilities including substance abuse facilities, mental health facilities, group homes, and secure community transition facilities....”*

--- RCW 3d.70A.200

Comprehensive plans and the regulations that support them must provide for EPFs. Plans or regulations cannot preclude the siting of EPFs but can set the standards for how they are reviewed or designed. This is to ensure that the facilities are compatible with the surrounding area and that their significant impacts are mitigated.

Algona has adopted the King County Countywide Planning Policies including policy DP-40:

*Plan for neighborhoods or subareas to encourage infill and redevelopment, reuse of existing buildings and underutilized lands, and provision of adequate public spaces, in a manner that enhances public health, existing community character, and mix of uses. Neighborhood and subarea planning should include equitable engagement with Black, Indigenous, and other People of Color communities; immigrants and refugees; people with low incomes; people with disabilities; and communities with language access needs.*

Algona City Code (AMC 22.44.020) provides for Essential Public Facility approval through the Conditional Use Permit process.

### *Existing Facilities*

Only one use in Algona meets the criteria as an Essential Public Facility, the Algona Transfer Station. The King County Solid Waste Division maintains the Algona Transfer Station on West Valley Highway. The facility is owned and operated by King County and is described in the County’s Comprehensive Plan.

### *Proposed Facilities*

As of 2023, the South County Regional Transfer Station (SCRTS) is currently under construction just north of the existing Algona Transfer Station site. This new state of the art facility has increased capacity to collect recyclables, which is currently restricted to specific metals at the current location. The facility is being developed in accordance with the standards of the Living Building Challenge to negate environmental and social impacts. The new facility will replace the current South King County Transfer Station.

## 8. Park and Recreation Facilities

Algona is home to eight park facilities serving the population. Below is a summarized inventory of the park system, which is described further in the *Parks and Recreation Element* in Chapter 7 along with future projects and level of service.

### *Existing*

#### John Matchett Memorial Park

Matchett Park is one the largest parks within Algona and covers approximately 3.75 acres. The park is centrally located in Algona and is adjacent to City Hall and Algona Police Department. The Park has several amenities making it great for both passive and active recreation. Supported activities include baseball, softball, basketball, tennis, picnicking, and gardening. Included furnishings are restrooms, benches, playgrounds, a restroom, and a covered eating area. Several events are held here annually, which include Algona Days, Movie Night, and the Pumpkin Launch.

#### David E. Hill Wetland Preserve

Built in 2024, the David E. Hill Wetland Preserve is the city's second major park. The open space park is approximately 8.9 acres, making it the largest park in Algona. The preserve's walking trails and overlook support passive recreation options such as walking, birdwatching, and provide educational opportunities. The wetland ecology, holistic approach to local flora, and presence of stormwater infrastructure gives ample opportunity to learn about our restorative environment practices.

#### 7<sup>th</sup> Avenue Park

This small neighborhood park is located at the west end of 7<sup>th</sup> Avenue N, adjacent to State Route (SR) 167. The space is approximately 4,770 square feet and is furnished with a barbeque pit, bench, and picnic table.

#### Stanley Park

This neighborhood park located along the Northeastern portion of Stanley Avenue is approximately 5,770 square feet. It includes a swing set, bench, and one picnic table.

#### Waffle Park

This triangularly shaped small park is adjoined to the County Interurban Trail. It provides a covered resting place for trail users with a picnic shelter and tables. The park shares approximately 5,300 square feet of open space with King County.

#### 3<sup>rd</sup> Ave Pocket Park

This park is also adjacent to the Interurban Trail is the 3<sup>rd</sup> Ave Pocket Park. The park is composed of approximately 7,800 square feet of space, and includes a shelter, a barbeque pit, picnic tables and benches.

#### Stanley Tot Lot

The Stanley Tot lot is located at the intersection of Stanley Avenue and Iron Avenue. It has two picnic tables, a bench, and a playground for young children four and under.



### Interurban Trail

The Interurban Trail, also referred to as the Electric Avenue Interurban Trail, is owned and maintained by the Puget Sound Power and Light Company. The trail is part of the larger Interurban Trail system connecting several cities in southern King County along its 14.72-mile length.



*Mayor Linnell and former Mayor David Hill attend the David E Hill Wetland Preserve dedication event on a warm October day in 2023. Photo by: Betty Padgett*

### ***Utilities Element Overview***

The City defines a “public utility” is a private business organization such as a public service corporation performing some public service and subject to special governmental regulations, or a governmental agency performing similar public services, the services by either of which are paid for directly by the recipients thereof. Such services shall include, but are not limited to, water supply, electric power, gas, and telecommunications. This section provides a framework for the efficient and predictable provision and siting of utility facilities and services within the city, consistent with each public service utility obligations.

The purpose of the *Utilities subsection* of the *Capital Facilities and Utilities* element is to ensure that current and future utility services are sufficiently available to accommodate the potential growth Algona will see over the next 20 years and carve out key improvement projects that are necessary to meet the needs of new residents, businesses, and government facilities. Utility investments are costly and must be proactively planned to achieve improvements in a time effective manner. The element must be consistent with RCW 36.70A.070(4), and include:

- 1. An inventory of existing utilities** owned by public or private entities.
- 2. A forecast of needed utilities** based on the land use element. The forecast of future need should be based on projected population and adopted levels of service (LOS) over the planning period for publicly operated utility providers.
- 3. Proposed locations and capacities of expanded or new capital facilities** necessary for growth over the 20-year life of the comprehensive plan. Facilities and infrastructure needed for new growth, combined with needs for maintenance and rehabilitation of the existing systems and the need to address existing deficiencies in the utility system.
- 4. Goals and policies** that demonstrate adherence to County and regional policies.



## Utility Inventory & Forecasts

### 1. Potable Water Supply

#### *Existing Facilities*

The City of Algona purchases its water wholesale from the City of Auburn Water Department, and as such Auburn is responsible for determining how they will meet water capacity for all their current customers and anticipated customers by 2044. Between 2009 and 2014 Algona received on average approximately 330,000 gallons of water per day, which is the equivalent of 5 percent of Auburn's total daily water consumption. Auburn's water is primarily sourced through the Coal Creek Spring and West Hill Spring and is delivered via five interties located on the shared border between Algona and Auburn. Four interties are located along Boundary Boulevard and one is located at the intersection of Perimeter Road and 1st Avenue North. From these points water is then transferred to the City of Algona water mains located underground in the public right of way or in public water utility easements. Since 2015, several projects have commenced to improve water quality and quantity, including ongoing replacement of City of Auburn water mains, on-site well improvements, water meter installations, pressure reduction systems and reservoir seismic control valve installation.

#### *Proposed Facilities*

The City of Auburn Water Department (Water Department) is keen to the changing developments affecting the supply and demand for water utilities. Increased exposure to extreme weather events brought on by climate change has made planning for a changing climate a higher priority, as exemplified in Auburn's newly added *Climate Change* element of the 2024 Comprehensive Plan. Additionally, recent state legislation, such as the HB1110 and 1330, add another level of complexity of planning for future water demand. Finally, from a water quality perspective, new regulations on polyfluoroalkyl substances (PFAS) commonly referred to as forever chemicals are in development. The Water Department acknowledges that these obstacles will pose a challenge towards reliably supplying water, but still predict no future issues with overall capacity and service. There are several projects on-going to improve water quality including the Coal Creek Chlorination Center located near the Coal Creek Spring in southeast Auburn. Future projects expected to take place include applying for and receiving additional water rights and activating some of the offline wells.

### 2. Sanitary Sewer

#### *Existing Facilities*

King County Wastewater Division (KCWTD) provides wholesale wastewater treatment services to Algona and other cities throughout the region. King County is responsible for estimating capacity and demand based on anticipated growth by 2044. Capacity is defined by the size of wastewater mains, with the crown of these mains being the max capacity. King County owns a main sewer trunk line through the City which was previously considered sufficient capacity for the moderate growth forecast for 2035. However, new infrastructure was recently installed to bypass the Algona sewer trunk via parallel lines installed in Auburn. This installation reduces the City of Pacific's wastewater flow in Algona. The 2005 Plan reported that the line capacity in Algona was 4.14 million gallons per day (mgd), with a 24-inch intertie with King County.

KCWTD assesses its levels of service off 20-year design criteria. With the crown of the pipe as the max

capacity of that length of infrastructure, the 20-year level of service means that this pipe should only hit capacity once. This has been standard practice since the agency's creation in 1999.

#### *Proposed Facilities*

There are no new changes proposed for the underground wastewater infrastructure within Algona outside of maintenance activities. There are no above-ground facilities in Algona, and none planned for the current planning period extending through 2044. However, the Department of Energy (DOE) has new requirements for nitrogen which will require permitting with Department of Ecology to maintain current discharge levels of nitrogen. Upgrades to the main facilities in King County will be necessary to reduce ongoing costs of this permit.

### **3. Stormwater**

#### *Existing Facilities*

Algona owns and maintains their own stormwater conveyance system consisting of pipes, ditches, and catch basins. Due to high groundwater, flat topography, and backwater flow from Mill Creek, Algona struggles with having enough capacity to convey water downstream. This issue is further exacerbated by more frequent high-intensity storms experienced over the past 10 to 20 years. The northwest corner of the City experiences flooding due to downstream impacts from overflow from Kent and Auburn into Mill Creek. The flat terrain of the region combined with sediment and vegetation in the downstream conveyance system, results in the area from 8th Ave N to Boundary Boulevard (Blvd.) to flood between Highway (Hwy) 167 and Algona Blvd. on a consistent basis during the winter months.

#### *Level of Service*

When designing stormwater conveyance systems, the City's *Public Works Standards* indicate that the 25-year 24-hour storm should be conveyed. The National Pollutant Discharge Elimination System (NPDES) Phase 99 Municipal Stormwater Permit issued by the Department of Ecology requires the City to inspect catch basins every two years and maintain them as necessary. In addition, public and private flow control and water quality facilities are inspected on an annual basis.

#### *Proposed Facilities*

Algona recently obtained a King County grant to complete the *2024 Flood Hazard Management Plan* to study stormwater flow within the City and a downstream analysis to evaluate the exact sources and recommended solutions to stormwater related flooding. Given the severity of the issue, Algona is making strides towards mitigating flooding in its limits. In 2023, Algona obtained permission from WSDOT to dredge a ditch running parallel to Hwy 167 which allows runoff to more freely flow to the drainage ditches and further downstream. Algona is also actively seeking out grants that will fund a high efficiency street sweeper, stormwater improvements, and flooding mitigation. Most notably, Algona is in negotiation to purchase property at the northwest corner of 11th Ave N. and Algona Blvd. for the purposes of constructing a detention pond that will absorb any overflow the stormwater system cannot accommodate during peak storm season. The City will continue to determine new projects (or maintain some of the existing project list) during the compilation of the Flood Hazard Management Plan. There is little growth anticipated and therefore a large addition of runoff flows is not anticipated. City efforts and concentration will lie with dealing with existing flows and high groundwater levels. More immediately,

the priority is meeting NPDES Phase II Permitting for the next 2024-2029 permit timeframe. From this, the city will be required to provide water quality treatment for 0.7 acres, maintain street sweeping three times a year, and maintain the typical schedule of inspecting stormwater facilities on a regular basis.

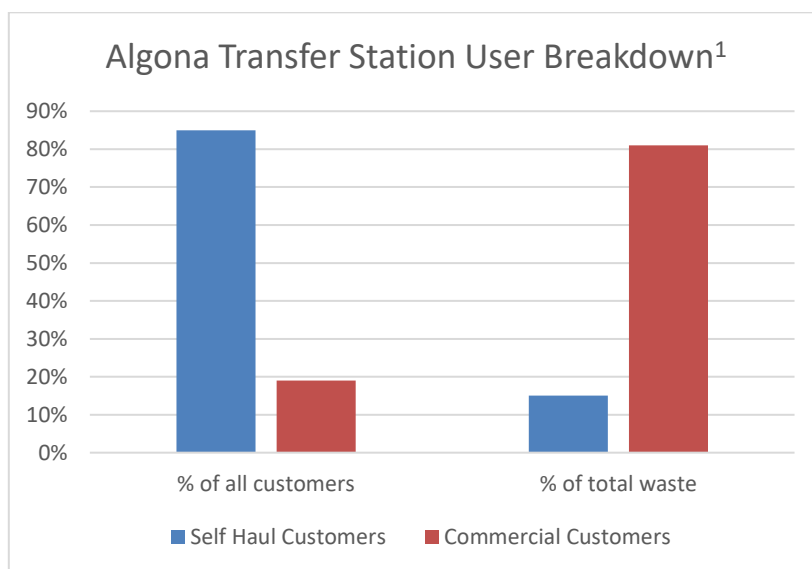
**4. Solid Waste Management**

*Existing Facilities*

Algona maintains an agreement for private waste services with Waste Management for pick-up and hauling of garbage, recycling, and compost (subscription based). Waste Management bills their customers directly for this service. After pick-up, the waste is diverted to three different locations. Recyclables are taken to the Cascade Recycling Center in Woodinville, a plant owned and operated by Waste Management. Algona’s garbage is diverted to the Cedar Hills landfill located in Maple Valley and owned and operated by King County. Compost is diverted to Cedar Grove Compost which is a private company with multiple locations throughout the Puget Sound region. Waste Management continues to offer several outreach services including free recycling, compost, and garbage posters, answering the public’s questions, and offers free site visits, waste audits, and providing recycling workshops for residents or city staff interested in visiting the plant.

King County’s Solid Waste Division also has an active presence in Algona. The Algona Transfer station was constructed in the mid-1960’s on 4.6 acres of the West side of the city at 35315 W Valley Hwy South. Recycling services are limited at this location given the lack of space available to cater to these services. In 2021, self-haul customers made up 85% of visits and contributed 19% of the total solid waste received while commercial customers made up only 15% of visits but contributed 81% of total solid waste as shown in **Figure 3**. The facility received 140,944 total customer visits in 2021 and the station contributed 152,483 tons of waste. The is approximately 18% of total tonnage at all King County Transfer Stations<sup>2</sup>. According to AMC 22.08.01, the Algona Transfer Station is also considered an Essential Public Facility. See the *Essential Public Facility* section below for further discussion.

**Figure 3: South King County Transfer Station User Breakdown**



<sup>2</sup> Fact Sheet for Algona Transfer Station

### *Proposed Facilities*

Waste Management has invested \$56 million in Washington State Recycling Centers to rebuild and update their three major recycling centers in Woodinville, Tacoma, and Spokane. The investment is purposed to advance recycling technology including automation and addition of facilities across the Puget Sound region. These investments will help facilitate a circular economy, support resiliency during natural events, and create more efficiency at existing recycling centers.

King County Solid Waste is in the process of replacing the existing Algona Transfer Station with the South King County Recycling and Transfer Station (SCRTS). This facility, which will be opening in Algona in 2026, will have increased dedicated space to both garbage disposal and recycling collection. This facility will also be developed using the [Living Building Challenge Framework](#) to create positive environmental, sustainable, and regenerative impacts. System facility modernization will continue to take place through the next 20 years with the eventual siting and implementation of Northeast Recycling and Transfer Station (NRTS), to be located at 35101 W Valley Hwy South, just north of the existing Algona Transfer Station.

Currently, the biggest decision for King County Solid Waste of the next 20 years is deciding the future location for waste disposal. Cedar Hills Regional Landfill, located approximately 21 miles northwest in Maple Valley, WA, is set to close between 2040 and 2041. Several alternatives are currently being considered under a Long-Term Disposal Study which is expected to be complete by 2024. Alternatives include waste export by rail, reduce derived fuel, sustainable aviation fuel, and a waste energy plant.

## **9. Electricity**

### *Existing Facilities*

Puget Sound Energy (PSE) is the current provider of electrical services in the City of Algona. Power is provided through a portfolio of green and renewable energy sources including hydro, wind, and solar, with hydro power being the largest source. Power is delivered via transmission lines going through Algona and is delivered to the Edgewood Substation south in the City of Edgewood. Recent improvements have been made to transmission facilities in Pierce County that benefit Algona due to the City's proximity to Pierce County's boundary. As a disclaimer, addresses and exact locations are not disclosed to protect these facilities from any possible disruption.

### *Proposed Facilities*

PSE is working towards meeting requirements of the Clean Energy Transformation Act by 2045. This Washington State bill regulates clear milestones for utility providers to use non-emitting resources by 2045. Power production has largely diversified with private customers adding their own electrical sources and batteries for power storage. However, unless radical land-use changes were to occur in the vicinity of Algona, there should be ample power supply to match the growing demand for electrical services through 2044.

**10. Gas***Existing Facilities*

PSE is also the provider of natural gas services in Algona. Service is provided by a high-pressure gas main adjacent to the city and partially through Algona in certain locations. Currently, PSE is meeting demand for natural gas services in Algona and expects this to be the case through at least 2044.

*Proposed Facilities*

There are no proposed gas facilities expected to serve Algona residents or businesses. There are several bills at the state legislature and national level that are likely to change future natural gas demand through the 2045 planning period. These bills are altering building codes to phase out natural gas facilities within building and transition to all electric utilities. This is both a health and environmentally purposed change as our society pivots to low or non-emission heating and electrical services.

**11. Telecommunication facilities***Existing Facilities*

There are several private providers of telecommunication services ranging from cable to mobile phones, to fiber and high-speed internet. Providers include AT&T, Xfinity, Quantum, HugesNet, Viasat, and T-Mobile. Several of these once isolated services can be received in bundles by a single utility provider. Network infrastructure is located both underground and on aerial facilities such as utility poles and roofs of commercial facilities. There are no known telecommunication hubs in Algona that were disclosed.

*Proposed Facilities*

At this time no additional facilities of note are planned that impact Algona's telecommunication services. Private telecommunication companies will continue to maintain and upgrade network infrastructure based on requirements of Washington's *Internet For All Initiative* filling gaps in equity of costs and coverage.

## How is Utility Billing Determined?

The rate of utility billing for a company can be determined by considering various factors, and the specific details can vary depending on the type of utility (electricity, water, gas, etc.) and the regulatory environment. It's important to note that the specific combination and weight of these factors can vary widely based on the utility type, location, and regulatory framework. Companies often work closely with regulatory bodies to ensure that their rates are fair, reasonable, and cover the necessary costs while allowing for a reasonable profit margin. Here are some common factors that are typically taken into consideration:

- |                            |  |
|----------------------------|--|
| 1. Consumption Volume      | 6. Operational Costs                                     |
| 2. Time of Use             | 7. Environmental and Sustainability Initiatives          |
| 3. Demand Charges          | 8. Government Taxes and Fees                             |
| 4. Infrastructure Costs    | 9. Metering and Billing Costs                            |
| 5. Regulatory Requirements | 10. Customer Class (Commercial, Residential, Industrial) |

### Sewer as an Example

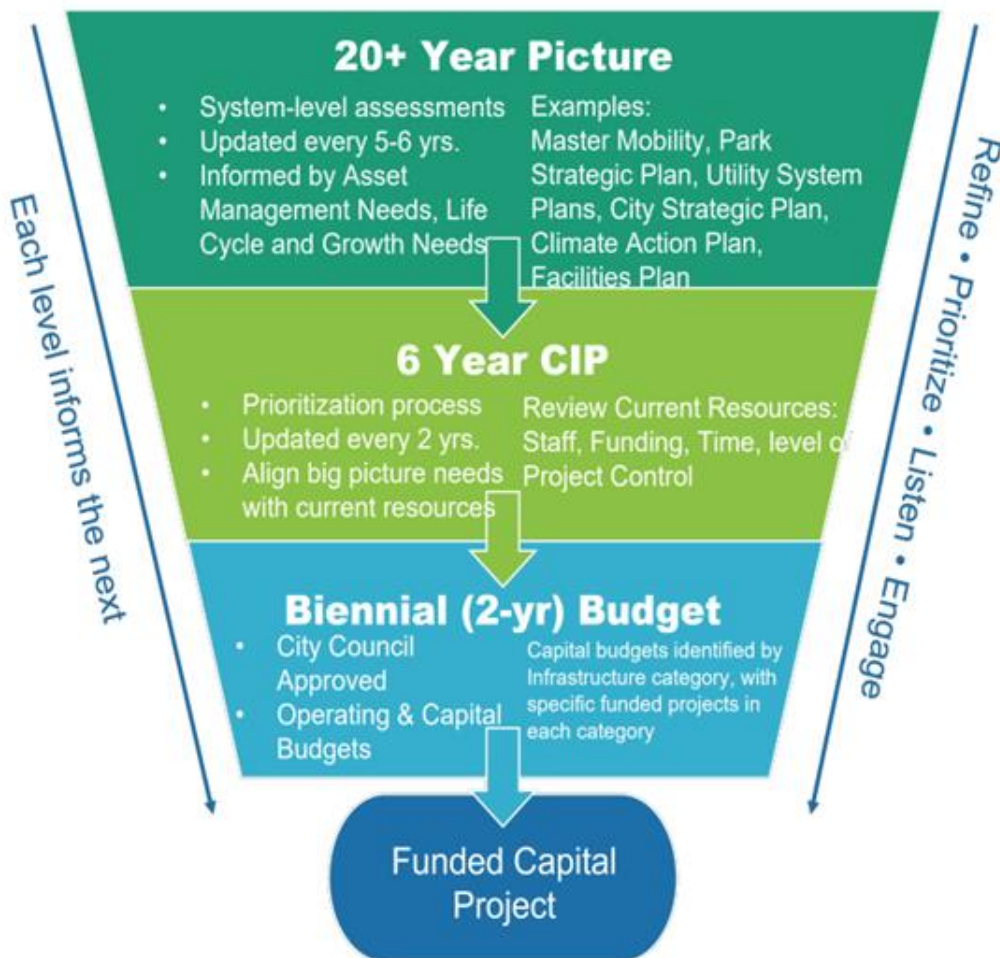
Billing for sewer service is handled between KCWTD and the City. Customers are billed by the City an amount sufficient to recover the county charge plus the amount needed to operate and maintain the local collection system. In 2014, the residential sewer service was \$48.91 per month. Algona retained \$9.12 of the sewer charge for maintenance and operations with the balance being passed on to KCWTD. As of 2023, residential sewer service is \$68.02 per month. Algona now retains \$21.29 of the sewer charge for maintenance and operations and \$46.73 is passed on to KCWTD. Discounts for 15 percent of total fees are available to qualifying low income and disabled persons.



### Algona’s Capital Improvement Plan

The Capital Facilities and Utilities Element is accompanied by the Capital Facilities Appendix, which presents the City’s physical and funding plan to meeting or exceeding level of service for residents through 2044. Concurrent growth of population is needed to support growth and investment in capital facility improvements and expansion of existing services. The Capital Facilities Appendix includes the Capital Improvement Plan, which is a 6-year plan prioritizing infrastructure projects and outlining the time, staffing, funding, and effort needed to complete projects critical to sustaining concurrent, thoughtful growth. The Capital Improvement Plan is evaluated annually as part of the annual budgeting process and every 5 to 6 years for project changes and updates.

Figure 4: Capital Improvement Planning Process



Source: PSRC

## ***Capital Facility Goals and Policies***

### **GOAL CF-1 Capital Improvement Planning**

**Strategically plan for system improvements that address past deficiencies and anticipate future growth for the benefit of all residents.**

Policies:

CF-1.1 Prioritize capital improvements to correct deficiencies, maintain the quality of existing services, and accommodate projected growth.

CF-1.2 Proposed capital improvement projects should be evaluated and prioritized using all the following criteria:

- a. Whether the project is needed to correct existing deficiencies, to replace aging facilities, or to provide facilities needed for future growth.
- b. Elimination of public hazards.
- c. Elimination of capacity deficits.
- d. Financial feasibility.
- e. Site needs based on projected growth patterns.
- f. New development and redevelopment.
- g. Plans of state agencies.
- h. Budget impact.

CF-1.3 Reassess policies, plans, zoning, and the Capital Improvement Plan (CIP) as necessary to balance those facilities with future growth and development.

### **GOAL CF-2 Concurrent Growth**

**Future development should bear a fair share of facility improvement cost necessitated by the development to achieve and maintain adopted Level of Service (LOS) standards and concurrency with growth.**

Policies:

CF-2.1 Coordinate land use decisions and financial resources with a schedule of capital improvements to meet adopted LOS standards.

CF-2.2 Proposed plan amendments and requests for new development or redevelopment should be evaluated according to the following guidelines. Will the proposed action:

- a. Contribute to a condition of public hazards.
- b. Exacerbate any existing condition of public facility capacity deficits.
- c. Generate public facility demands that exceed capacity increase planning in the Six-Year Schedule of Improvements.
- d. Conform to future land uses as shown on the future land use map of the Land Use Element.
- e. Accommodate public facility demands based upon adopted LOS standards and attempt to meet specified measurable objectives, when public facilities are developer-provided.

- f. Demonstrate financial feasibility, subject to this element, when public facilities are provided, in part or whole, by the City.
- g. Affect State agencies' facilities plans and siting of essential public facilities.

## **GOAL CF-3 Funding the Future**

**Manage the City's fiscal resources to support the provision of needed capital improvements.**

Policies:

- CF-3.1 Provide public facilities at the LOS standards needed to serve development at concurrency levels prior to occupancy.
- CF-3.2 Aggressively seek grants, private funding, or other alternatives to augment local revenues.
- CF-3.3 Ensure consistency of capital planning with other policies of this Plan.
- CF-3.4 Support and encourage the joint development and use of cultural and community facilities with other governmental or community organizations in areas of mutual concern and benefit.
- CF-3.5 Focus capital facility decisions on those projects that will achieve the goals of this Plan.
- CF-3.6 Ensure that funding is made available for stormwater retrofits and culvert upgrades that protect the Puget Sound.

## **GOAL CF-4 Collaboration with our Neighbors**

**Support regionwide coordination for phasing, timing and delivering of public facilities and services.**

Policies:

- CF-4.01 Coordinate with regional and local utility providers on implementing same construction standards for utility design.
- CF-4.02 Add redundancy to services like stormwater facilities by creating a hierarchy of regional, county, and local systems to increase system resiliency.
- CF- 4.03 Coordinate with the local school district to identify surplus properties and private properties to create opportunities for shared use of facilities. (MPP-PS-4)
- Cf-4.05 Consider reviewing development regulations pertaining to schools, prioritizing, and simplifying the permitting of schools for the benefit of providing additional public services like disaster response and recreation (MPP-PS-4).
- CF-4.06: Coordinate public safety services in partnership with neighboring jurisdictions and frontline communities.
- CF-4.07: Consider working with local institutions to site schools, institutions, and other community facilities within Algona's UGA.

## **New goal CF-5 Essential Public Facilities**

**Consider climate change, economic, equity, and health impacts when siting and building essential services and facilities.**

Policies:

CF-7.01 Maximize on-site mitigation of development impacts to minimize the need for additional capital facility improvements in the community.

CF-7.02 Evaluate co-locating separate uses at planned capital facilities beyond their primary function such as recreation, or emergency management.

CF-7.03 Public Facilities shall be designed to protect and restore the natural environment through facility siting, development standards and careful consideration of our changing climate.

CF-7.04 Promote water reuse and water conservation opportunities for residential and commercial development that diminish impacts to all water systems.

CF-7.05 Maintain inventory of new technical innovations that can reduce ecological harm and promote goals in climate change, natural environment, and utilities.

CF-7.06 Consider adopting a surface water management element.

CF-7.07 Consider disproportionate impacts on communities when siting new capital facilities.

CF-7.08 Consider the impacts of future climatic conditions on potential future capital facility sites.

CF-7.09 Address rising sea water by siting and planning for relocation of hazardous industries and essential public services away from the 500-year floodplain.

CF-7.10- Prioritize historically disadvantaged communities when siting green infrastructure.

## *Utilities Goals and Policies*

### **GOAL UT-1A Ensuring Quality Services**

**Ensure long term maintenance of service levels in the design of utilities. Public utilities and facilities should be designed to fit with their surroundings.**

Policies:

UT-1.1: Promote co-location and timing of new public and private utility facilities.

UT-1.2: Ensure that land will be made available for the location of utility lines, including location within transportation corridors.

UT-1.3: Review and amend existing regulations as necessary, including critical areas ordinances, to allow maintenance, repair, installation, and replacement of utilities.

UT-1.4: Ensure that utility agencies coordinate activity to meet GMA concurrency requirements.

UT-1.5: Encourage system design practices intended to minimize the number and duration of interruptions to customer service.

UT-1.8: The City will employ a “State of Good Repair” principle in maintaining its capital facilities to avoid more major capital repair needs in the future.

### **GOAL UT-2 Conserving Energy**

**Encourage Energy Conservation and Conversion.**

Policies:

UT-2.1: Facilitate and encourage conservation of resources to delay the need for additional facilities for electrical energy and water resources and achieve improved air quality.

UT-2.2: Encourage the conversion to cost-effective and environmentally sensitive alternative technologies and energy sources.

UT-2.3: Consider converting the City's vehicle fleet to alternative fuels.

UT-2.4: The City should strive for a 20 percent reduction of electric energy in the City's own facilities.

UT-2.5: The City should encourage the use of emerging technologies that promote environmental sustainability. ]

UT-2.6: The city should explore strategies and technologies to reduce the solid waste stream.

## GOAL UT-3 Regional Coordination

**The City should coordinate City planning with the utility providers' planning.**

### Policies:

UT-3.1: Adopt procedures that encourage providers to utilize the Land Use Element and Urban Growth Area in planning future facilities.

UT-3.2: Ensure that the Utilities Element includes the most current plans of other providers and jurisdictions.

UT-3.3: Ensure that development regulations are consistent with and do not otherwise impair the fulfillment of public service obligations imposed upon utilities by federal and State law.

UT-3.4: Make decisions with respect to utility facilities so that safe, adequate, and efficient availability of utility service in other jurisdictions is not negatively affected.

UT-3.5: Coordinate disaster response planning for quick utility system recovery.

UT-3.6: Increase coordination with City of Auburn Water to address long term growth and potential impacts of climate change on water sources.

## GOAL UT-4 Stormwater Management

**Maintain a Surface Water Management Utility.**

### Policies:

UT-4.1: Adopt stormwater regulations that are consistent with the Department of Ecology's Stormwater Management Manuals (SWMM).

UT-4.2 Ensure the integration of the stormwater management plan strategies with other plan elements such as land use, transportation, natural environment, parks and recreation, and capital facilities.

UT-4.3 Support water quality improvements through stormwater management programs and projects.

## Goal UT-5 Resiliency and the Natural Environment

**The development or provision of utilities in Algona is completed with resiliency as a necessary component.**

### Policies:

UT-5.1 Coordinate environmental restoration efforts with utility providers.

UT-5.2 Consider highlighting carbon emission reductions as a reason to invest in utility infrastructure.

UT-5.3 Support efforts to increase the resiliency of utility by preparing for disasters and other impacts.



## Goal UT-6 Considering Climate Change

**Climate change will be factored into decisions regarding utility development and provision.**

Policies:

UT-6.1 Acknowledge the impact of climate change on the region's water supply.

UT-6.2 Adopt procedures for water re-use and reclamation especially for high-volume non-potable water users such as parks and schools.

UT-6.3 Support the necessary investments in utility infrastructure to facilitate moving to low-carbon energy sources.

UT-6.4 Support efforts to increase the resilience of public services, utilities, and infrastructure by preparing for disasters and other impacts and coordinated planning for system recovery.

## Goal UT-7 Equitable Access

**Utilities shall be planned to correct historic environmental, equity, and economic hardships disproportionately felt by members of a community.**

Policies:

UT-7.1 Ensure that all residents have access to high quality drinking water through well maintained, long-term oriented, and sustainably sourced water.

UT-7.2 Continue to provide discounted utility services for members of the community that suffer from disability or are economically disadvantaged.

UT-7.3 Ensure that all community members have equitable access to public services.