



**BUSINESS OF THE CITY COUNCIL
CITY OF MERCER ISLAND**

**AB 6303
July 18, 2023
Consent Agenda**

AGENDA BILL INFORMATION

TITLE:	AB 6303: 4004 ICW Property Transportation Improvement Project Funding Appropriation	<input type="checkbox"/> Discussion Only <input checked="" type="checkbox"/> Action Needed: <input checked="" type="checkbox"/> Motion <input type="checkbox"/> Ordinance <input type="checkbox"/> Resolution
RECOMMENDED ACTION:	Appropriate the required funds to construct the 4004 ICW Property Transportation Improvement Project	

DEPARTMENT:	Public Works
STAFF:	Patrick Yamashita, Deputy Public Works Director Lia Klein, Transportation Engineer
COUNCIL LIAISON:	n/a
EXHIBITS:	1. Conceptual Design
CITY COUNCIL PRIORITY:	3. Make once-in-a-generation investments to update and modernize aging infrastructure, capital facilities, and parks.

AMOUNT OF EXPENDITURE	\$ 250,000
AMOUNT BUDGETED	\$ 0
APPROPRIATION REQUIRED	\$ 250,000

EXECUTIVE SUMMARY

The purpose of this agenda bill is to request an appropriation to fund the construction of the 4004 Island Crest Way (ICW) Property Transportation Improvement Project.

- On July 6, 2021, the City Council authorized the acquisition of the 4004 ICW parcel through [Resolution No. 1600](#) with payment from the Street Fund.
- The intended use of the property is for transportation related improvements such as clear sight lines, ADA accessibility, and pedestrian safety.
- On December 7, 2021, the City Council declared the structure on the property as surplus; authorized the City Manager to execute an agreement to deconstruct, salvage, demolish, and remove the structure; and appropriated \$45,000 from the Street Fund for the work (see [AB 5991](#)).
- The property acquisition, demolition, and other related site work was ultimately funded via reimbursement using Sound Transit Settlement Funds.
- Project design is complete and includes ADA sidewalk and curb ramp upgrades, a pedestrian and bicycle rest area, sidewalk widening, improved sight lines for visibility, and landscape improvements.
- The site is currently a vacant, unattractive lot. The 2023-2024 CIP budget does not include funding for this project. Staff requests an appropriation of \$250,000 from the Street Fund Balance to initially pay for the construction followed by reimbursement using Sound Transit Settlement Funds to proceed with construction in 2023.

BACKGROUND

In July 2021, the City of Mercer Island began the formal process to acquire the property on the southeast corner of the Island Crest Way & SE 40th Street intersection located at 4004 Island Crest Way with the intent to deconstruct and remove the vacant house entirely, revegetate the exposed soil, and use the parcel to address current and future transportation needs for the adjacent roadway intersection. This was an opportunity to acquire a property adjacent to the roadway intersection with the highest traffic volumes on the island. It is also along a pedestrian route to schools, churches, parks, the Boys & Girls Club, and Mary Wayte Pool. Ownership of the property provides an opportunity for the City to make transportation improvements that align with the goals of the Transportation Improvement Program. This proposed project will:

- Widen sidewalks.
- Improve a safe pedestrian route.
- Remove visual obstructions such as fences and vegetation to clear sight lines.
- Improve ADA accessibility.
- Accommodate future roadway widening if necessary due to growth.

The property acquisition was authorized by the City Council on July 6, 2021 in [Resolution No. 1600](#). The site was cleared and the structure was deconstructed in early 2022, as authorized by the City Council in [AB 5991](#) on December 7, 2021. The property acquisition and work was funded using Sound Transit Settlement Funds.

ISSUE/DISCUSSION

The parcel is largely bare following the removal of the house, fence, and pavement. Some trees have been planted for screening from the neighboring property. Design of transportation and landscaping improvements for the site has been completed; however, the 2023-2024 CIP budget does not include funding for these improvements since the project was not contemplated at the start of the CIP budget process in spring of 2022.

The proposed design includes sidewalk and curb ramps, landscape features (timber steps, rockery wall, and benches), planting and seeding, and irrigation. A conceptual drawing of the proposed improvements is shown in Exhibit 1. Staff are currently seeking construction bids through the Small Public Works bid process. The construction cost of the site improvements is estimated to be \$195,000. If this project is funded, construction would likely start in September and be complete by December 2023.

To proceed with the project, an appropriation from the Street Fund is needed. These improvement costs will initially be paid from the Street Fund followed by reimbursement using Sound Transit Settlement Funds. A breakdown of the estimated costs is summarized in the following table.

4004 ICW Property Transportation Improvement	TOTAL
Estimated Construction Contract	\$195,000
Project Management/Utility Team Coordination	\$15,000
Construction Contingency	\$40,000
Total Estimated Cost	\$250,000
Total Approved Project Budget (2023-2024)	\$0
Additional Budget Needed	\$250,000

NEXT STEPS

Following City Council appropriation of funding, City staff will receive and review bids, and execute a small public works construction contract for the improvements. Construction is anticipated from September through December of 2023.

RECOMMENDED ACTION

Appropriate \$250,000 from the Street Fund balance to fund construction of the 4004 ICW Property Transportation Improvement project.