

# SAMMAMISH

ISSUE 146

CITY NEWSLETTER

AUG. 2014

## Klahanie fiscal report positive

**LOWER TAXES, BETTER SERVICES FOR RESIDENTS IN ANNEXATION AREA**

If residents in the Klahanie annexation area vote to join the city of Sammamish, they will pay lower taxes and receive better services than they do now as part of unincorporated King County.

And the impact of that annexation on current Sammamish residents? No change to their taxes or services.

“We’re required as part of the annexation process to provide a fiscal analysis,” City Manager Ben Yazici said. “I’m happy to say the report didn’t turn up anything that should give people heartburn.”

The fiscal analysis, conducted by Butkus Consulting, Inc., was presented to the City Council on July 15. It shows that the city, after counting additional operating expenditures against additional operating revenues, would likely net a positive balance of approximately \$1.24 million annually after annexation.

*See KLAHANIE, pg. 4*



*As grading continues elsewhere on the site, the foundation formwork goes in for the eastern wall of the new, 69,000-square-foot Community & Aquatic Center.*

## Community & Aquatic Center foundation begins to take shape

When you’re establishing the footprint for a 69,000-square-foot building, there’s a lot of earth to move, shape and contain.

And that’s what crews have been focusing on since they started work at the Community & Aquatic Center site on June 16.

“The weather’s been good, so we’re off to a fast start,” Parks Director Jessi Bon said. “It’s exciting to see the beginnings of a great, new community amenity here on our civic campus.”

The construction site is just southwest of City Hall and directly to the

*See COMMUNITY, pg. 3*

**MAYOR’S MESSAGE**  
*Page 2*

**COMP PLAN**  
*Story on page 5*

**SAMMAMISH NIGHTS**  
*Story on page 6*

# Being even-handed is a challenge!

To paraphrase one of my favorite Muppets, Kermit the Frog – it isn't easy being fair.

But as the “chair” of City Council proceedings, in my role as Mayor, it's my job to be as fair as possible to all parties: to the public, to my fellow



Tom Vance  
Mayor

council members, and to the all-important decision-making process.

I do my best, but thanks to some difficult and contentious issues recently

before the City Council, maintaining fairness, and the appearance of fairness, has been especially challenging. Let me give you a couple of examples.

Our discussion of the master plan for Big Rock Park, a conversation that required a short tour of Robert's Rules of Order, was convoluted enough to raise a few questions.

Here's an example of a basic tenet of Robert's Rules that was in play at the meeting: A councilmember, in the course of deliberation, makes a motion to amend and gets a second. After discussion, a vote is taken and the motion loses 3-4.

In this scenario, the motion can be reconsidered, but only by the prevailing side – those who voted no. If the motion had passed, only those who voted “yes” could move to re-

consider.

You can understand why this is so: it honors the decision of the group, and it keeps the losing side from continually bringing back an issue that has already been decided. In one case, at the meeting, this rule prevented me from making a motion to reconsider.

I hope that added context will reinforce the idea that our City Council tries to be fair, not just to the public, but to its own members, as well.

Another challenge to fairness, recently seen in our City Council

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*“Every person who comments, whatever their view, deserves to receive respect and courtesy. They should never feel intimidated by those who disagree with them. They should never feel that coming to our chambers is entering hostile territory.”*

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proceedings, has nothing to do with Robert's rules. It has to do with the conduct we expect from those present, especially during open public comment or a scheduled public hearing.

Two recent agenda topics filled our council chamber with citizens with passionate views and widely divergent opinions. On more than one

occasion, advocates for one side or the other decided to take advantage of the public opportunity to bring their own “rally” to the city council chambers, to wave flags or clap hands, to cheer or boo others making public comment.

Such behavior is always unacceptable at our Council meetings. Every person who comments, whatever their view, deserves to receive respect and courtesy. They should never feel intimidated by those who disagree with them. They should never feel that coming to our chambers is the equivalent of entering hostile territory.

I did my best in both instances to keep the peace and maintain a civil atmosphere. And I have to say, that by our final public hearing overall civility managed to prevail.

I believe everyone in the room appreciated that, whatever their views of the topic at hand. I'm hopeful that in the future we can continue this trend – or perhaps get some less contentious topics!

This message has gone a fair ways from the affable Kermit. Here's hoping you enjoy the rest of your summer, and encounter nothing but fairness every step of the way!

We will start having more Council meetings in September. Maybe I will see you there.

A handwritten signature in dark ink, appearing to read 'Tom Vance'. The signature is fluid and cursive, written in a professional style.

## COMMUNITY, cont. from pg. 1

west of the city library.

“When it’s finished, this is going to be a very lively part of town,” City Manager Ben Yazici said. “Sammamish Commons will have City Hall, the library, a community center and a 20-acre park – all linked together. This is going to be a great gathering place for neighbors and friends.”

Among other things, the new center will include the following:

- Leisure pool
- Six-lane, 25-yard lap pool
- Two gymnasiums
- Cardio and group fitness area
- Elevated jogging track
- Weight lifting area
- Locker rooms
- Child-watch area
- Multi-purpose rooms
- Meeting rooms

Following approximately 18 months of construction, the new building is expected to open in early 2016.

The winning bid for the job, from

Porter Brothers Construction of Edgewood, was \$25,574,258. With sales tax, design, demolition, construction contingencies and other expenses, the total project cost comes to \$33,885,000.

Although the Sammamish Community & Aquatic Center will be owned by the city, day-to-day operations will be handled by the YMCA. As part of their partnership with the city, the Y will contribute \$5 million toward construction, equip the facility,

and cover all operating expenses.

“Partnering with the Y fits with our overall approach as a city,” Yazici said. “Instead of hiring a bunch of people to run the community center, we’ll rely on the Y’s operational expertise.”

“We do the same sort of thing with King County for our police services, and Eastside Fire & Rescue for fire services. We contract or partner with outside entities, obtain great services, and keep our city staff small at the same time.”



*In this artist's rendering, looking from the lower Commons, the Community & Aquatic Center is on the right, City Hall is on the far left, and the library is in the middle.*

## Emergency ordinance sets interim drainage regulations

In the late 1800s, when hundreds of small lots were created along Inglewood Hill Road, there wasn't much concern about drainage.

But today, as many of those lots are being developed, the threat of runoff and landslides prompted the Sammamish City Council on July 15 to pass an emergency ordinance featuring significantly tighter requirements for 160 acres on both sides of the steep arterial.

“Many of these small lots along Inglewood Hill Road drain into landslide hazard areas,” City Manager Ben Yazici said. “Now that the economy

has picked up and we're seeing a lot more development, we took what we think was a very necessary step.”

The old standards required a review of drainage plans if the new building featured 2000 square feet of impervious surface or more. The emergency ordinance drops that threshold to 500 square feet. Although they took immediate effect, the interim regulations will be the subject of a public hearing on Sept. 2.

“We want to hear from all stakeholders in the Inglewood Hill Road area,” Yazici said. “Our Planning Commission will be looking at this

issue later this year, and the Council will do the same in 2015. We would like to put permanent, well-thought-out regulations in place no later than next year.”

In a related move, the city has budgeted \$250,000 for the design of a pipe system that would safely take storm water down the slope of Inglewood Hill Road. If constructed, it would allow many of the new buildings in the area to funnel runoff into the central system.

For more information, contact Eric LaFrance at 425-295-0562 or [elafrance@sammamish.us](mailto:elafrance@sammamish.us).

## *KLAHANIE, cont from pg. 1*

Consultant Pete Butkus cautioned, however, that the report did not include major capital expenditures. The city's commitment to spend at least \$3 million on Issaquah-Fall City Road, for example, was not folded into the fiscal report numbers.

"That's a corridor we want to improve for our current residents, many of whom use it as a commuting route, and for Klahanie residents, as well." Yazici said. "But the ultimate scope and cost, and the amount of grant money we'll be able to obtain, is not yet known."

The fiscal report, more than 40 pages long, was packed with data and information that should be of great interest to both Sammamish and Klahanie-area residents. Here's a sampling:

- The Klahanie annexation area, made up of Klahanie proper and numerous adjacent neighborhoods, has an estimated population of 10,939. Sammamish currently has an estimated population of 48,060.
- If annexed, the 10,939 Klahanie area residents would comprise 18.54 percent of Sammamish's total population.
- The annexation area is 1.98 square miles. Sammamish is 21.55 square miles.
- If annexed, the 1.98 square miles in the annexation area would comprise 8.41 percent of the city's total area.
- The Klahanie area has 3,929 housing units.
- There are only 32 undeveloped lots in the annexation area.
- The Klahanie area's assessed valuation is \$1.48 billion. Sammamish's assessed valuation is \$9.27 billion.
- If annexed, the Klahanie area would constitute 13.82 percent of the city's total assessed valuation.



- There are 8.65 people per acre in the annexation area. There are 3.48 people per acre in Sammamish.
- In November of 2005, a majority of Klahanie area voters expressed a desire to annex to Issaquah, but on a related ballot issue they declined to assume their share of Issaquah's existing voter-approved debt. Given that, Issaquah decided not to annex the area.
- In November 2013, a slight majority of Klahanie area residents declined to be annexed to Issaquah.
- The fiscal reports says Sammamish would add 6 police officers to its current staff if the annexation took place.
- Deficient street conditions in the annexation area caused by long-term deferred maintenance will require deep patching and asphalt overlays.
- The King County Road Levy, currently paid by Klahanie area residents, will disappear upon annexation. The city will assume responsibility for planning, design and maintenance of all public roadway in the annexation area.

• King County Fire Protection District #10 levies a property tax and a "fire benefit service charge" in the Klahanie area. These would no longer be collected in the event of annexation.

• The city of

Sammamish does not have a utility tax or a business and occupation tax.

- On a \$500,000 home, Klahanie area residents would pay \$421 less in property taxes after annexation to Sammamish.

"I would suggest that those interested should read the report for themselves," Yazici said. "It's pretty readable as reports go and has a lot of valuable information."

To see the report and other pertinent information, go to the city website ([www.sammamish.us](http://www.sammamish.us)) and click on the "Klahanie Annexation" tab on the left side of the home page.

## Find out more about the Klahanie annexation

### Klahanie Annexation Open Houses

Come visit with city officials, gather information and share your thoughts regarding annexation.

Wednesday, Sept. 10, 5:30-7:30 p.m.

Faith Church, 3924 Issaquah-Pine Lake Road

Wednesday, Oct. 15, 5:30-7:30 p.m.

Sammamish City Hall, 801 228th Ave. S.E.

### Email alerts!

To stay up to date on the Klahanie annexation process, just go to the city website ([www.sammamish.us](http://www.sammamish.us)), click on the “email alert” icon in the upper, right-hand corner of the home page, and follow the prompts!

### Klahanie Annexation webpage:

For in-depth information, go to the city website ([www.sammamish.us](http://www.sammamish.us)) and click on the “Klahanie Annexation” tab on the left side of the home page.

### Klahanie Annexation tax calculator

Go to [www.sammamish.us](http://www.sammamish.us), click on the Klahanie Annexation tab, click on tax calculator, click on “search by address,” and see how your Sammamish taxes compare to what you’re currently paying.

## Keep your eyes open for comp plan posters

Like all cities, Sammamish is required to periodically update its comprehensive plan. And a very important part of that process is the steady gathering of public input.

As the city staff continues with those efforts, they’ve put up posters around town (a sample is on your right) to stimulate your thinking and prompt a response. The posters cover a variety of comprehensive plan topics, including shorelines, utilities, sustainability and the environment.

There are a number of ways to provide feedback. You can scan the QR code on the posters to be taken directly to a set of questions, march up to the comp plan booth at the Farmers Market every Wednesday, attend public meetings, or go to the city website ([www.sammamish.us](http://www.sammamish.us)) and click on “2035 Comprehensive Plan.” If you have questions, please send your inquiry to [Sammamish2035@sammamish.us](mailto:Sammamish2035@sammamish.us).

**SAMMAMISH**  
COMPREHENSIVE PLAN REWRITE  
**ENVIRONMENT & CONSERVATION**  
draft element

The City of Sammamish is looking to the future through our Comprehensive Plan. We are preparing new chapters to guide decisions on land use, transportation, housing, capital facilities and other important areas. As we work on these different subjects, we would like your feedback!

This poster describes the major themes of the Environment and Conservation Element. Please see links to the complete Element and contact information at the bottom of this poster.

**Serve as a leader in environmental stewardship**  
Promote an integrated approach to protect and enhance the natural environment, work in coordination with others to enhance the environment, promote and lead education and improvement programs, and work to ensure the health and well-being of the complete living ecosystem.

**Protect people, property and the environment from current and future hazards**  
Minimize risk to people, property and the environment through limits to development in hazard areas and measure to minimize risk, such as retention of existing vegetation and enhancement of flood storage and conveyance functions. Consider future hazards, such as impacts of climate change and act as a regional leader in promoting community resiliency through climate change adaptation strategies.

**Protect and enhance the quality of our natural environment**  
Preserve, protect and enhance all aspects of the natural environment, including wetland areas, plant and animal habitat, water quality and quantity, and air quality. Preserve and enhance the City's tree canopy. Support measures to increase the sustainability and efficiency of building practices.

## Sammamish Days

Every day in Sammamish is a good day, but Saturday, Aug. 9, between 10 a.m. and 2 p.m., is a great day – especially if you're a kid looking to have some fun!

City Hall Plaza will be filled with bouncy toys, food trucks, acrobats, balloons, music and lots of other entertainment nearby. It's the annual event known as Sammamish Days!

This family-friendly gathering is staged by the city, and sponsored this year by Swedish Medical Center, Waste Management, Sammamish Plateau Water & Sewer District, and the Cascade Water Alliance.

Entry to the toys, and all the entertainment options are free. But you might want to bring a little money to the food trucks to see what they have to offer. Most important – have lots of fun!!!



event, the bouncy toys and other entertainment are completely free! You might want to bring a little money to the food trucks to see what they have to offer. Most important – have lots of fun!!!

## Sammamish Nights

Food, wine and spirits! What more could you ask for on a warm and elegant summer evening in Sammamish?

Okay. How about art, live music and the company of your neighbors during "Sammamish Nights," the most stylish "adults only" event in the city?

Staged by the Sammamish Chamber of Commerce, this special evening runs from 6:30 to 10 p.m. on Saturday, Aug. 9, at the Sammamish Commons plaza.

Among other things, it will feature the music of the Brickhouse Show Band, an "art walk" sponsored by the Sammamish Arts Commission, and, more than likely, a beautiful sunset!

Tickets, at \$45 per person, are available online at [sammamishchamber.org](http://sammamishchamber.org) until midnight on Aug. 8. On the day of the event, they will be available at the door for \$55 per person.

## Please keep our lakes and streams clean this summer!

It's a great time to take care of those chores. The sun is out, enthusiasm is high, and you can even work on a tan as you fulfill those responsibilities.

But make sure you also take care of our lakes and streams as you launch on your summer to-do list. As satisfying as it might be to pressure wash your deck, for example, it's an unfortunate fact that the resulting debris can seriously affect our waterways.

So, here are some tips as you contemplate your pressure washing, painting, carpet cleaning, car washing, moss control and other summer duties:

- Make sure the wastewater from your pressure-washing efforts are directed onto vegetated areas, lawns, landscaping or bare soil that can easily absorb the water.
- If that's not possible, filter the wastewater through filter fabric or some other filtering media to collect the suspended solids before discharging the water to a drainage system.



- If any chemicals are used during pressure washing, the wastewater must be collected and disposed of in a sanitary sewer system, or infiltrated on site.
- If you wash your car or boat using mild detergents (pH neutral), it's acceptable to let the wastewater infiltrate into grass, gravel or loose soil.
- Do not, however, wash the undercarriage or engine of your automobile.
- If you wash on your driveway, however, you need to redirect the wastewater onto your lawn or landscaping.

If that's not possible, use a wet vacuum to collect the water and then dispose of the water in your sink or toilet. That will allow the wastewater to be treated at your local sewage treatment plant.

If you have any questions about the best ways to protect the environment as you follow your summer cleaning routine, contact Lisa Werre at [lwerre@sammamish.us](mailto:lwerre@sammamish.us) or 425-295-0573.

# CITY CALENDAR

## AUGUST

### *Tuesday, Aug. 5*

-Safe and Sound Sammamish,  
2-5 p.m., City Hall Plaza

### *Wednesday, Aug. 6*

-Farmers Market, 4-8 p.m.  
City Hall Plaza  
-Klahanie Annexation Open House,  
5:30-7:30 p.m.  
-Faith Church, 3924 Issaquah-Pine  
Lake Road

### *Thursday, Aug. 7*

-Concerts in the Park, 6:30-8 p.m.  
Pine Lake Park

### *Saturday, Aug. 9*

-Sammamish Rotary Club  
Challenge Race Series  
7 a.m.-1 p.m., SE 24th St  
-Sammamish Days, 10 a.m. - 2 p.m.  
City Hall Plaza  
-Sammamish Nights,  
6:30-10 p.m., City Hall Plaza

### *Tuesday, Aug. 12*

-KCLS sponsored Kiwanis Kids-  
First!, noon-1 p.m., City Hall

### *Wednesday, Aug. 13*

-Farmers Market, 4-8 p.m.  
City Hall Plaza

### *Thursday, Aug. 14*

-Family Volunteer Event, 10 a.m.- noon  
Lower Sammamish Commons  
-Concerts in the Park,  
Pine Lake Park  
6:30-8 p.m.  
-Sammamish Walks at Evans Creek  
Preserve, 10 a.m.- noon

### *Monday, Aug. 18*

-Arts Commission Meeting, 6:30 p.m.

### *Tuesday, Aug. 19*

-Kiwanis KidsFirst!, noon -1 p.m.  
Ebright Creek Park

### *Wednesday, Aug. 20*

-Farmers Market, 4-8 p.m.  
City Hall Plaza

### *Thursday, Aug. 21*

-Kinfolk artists David Berfield  
Reception, 6-8 p.m., City Hall  
-Concerts in the Park, 6:30-8 p.m.  
Pine Lake Park

### *Wednesday, Aug. 27*

-Farmers Market, 4-8 p.m.  
City Hall Plaza

### *Thursday, Aug. 28*

-Family Volunteer Event, 10 a.m. - noon  
Lower Commons  
-Concerts in the Park, 6:30-8 p.m.  
Pine Lake Park

## SEPTEMBER

### *Monday, Sept. 1*

-Labor Day, City offices closed  
-Last Day of Lifeguard Season,  
10 a.m.-7 p.m.  
Pine Lake Park

### *Tuesday, Sept. 2*

-City Council Office Hour, 5-6 p.m.  
-City Council Meeting, 6:30 p.m.

### *Wednesday, Sept. 3*

-Farmers Market, 4-8 p.m.  
City Hall Plaza  
-Parks and Recreation Commission  
Meeting, 6:30 p.m.

### *Thursday, Sept. 4*

-Planning Commission Mtg,  
6:30 p.m.

### *Monday, Sept. 8*

-Finance Committee Mtg, 3:30 p.m.

### *Tuesday, Sept. 9*

-City Council Study Session, 6:30 p.m.

### *Wednesday, Sept. 10*

-Farmers Market, 4-8 p.m.  
City Hall Plaza  
-Klahanie Annexation open house,  
5:30-7:30 p.m., Faith Church,  
3924 Issaquah-Pine Lake Road  
-Chapman Duo Concert, 7-8:30 p.m.  
Pine Lake Covenant Church

### *Monday, Sept. 15*

-Committee of the Whole, 6:30 p.m.  
-Arts Commission Meeting, 6:30 p.m.

### *Tuesday, Sept. 16*

-City Council Meeting, 6:30 p.m.

### *Wednesday, Sept. 17*

-Farmers Market, 4-8 p.m.  
City Hall Plaza

### *Thursday, Sept. 18*

-Senior Art Class - "The Clay Canvas",  
10 a.m.-1 p.m., Boys and Girls Club  
-Planning Commission Mtg, 6:30 p.m.

### *Saturday, Sept. 20*

-Volunteer at Illahee Trail, 9 a.m.- noon  
-Sammamish Walks at Soaring Eagle  
Park, 10 a.m.- noon

### *Wednesday, Sept. 24*

-Farmers Market, 4-8 p.m.  
City Hall Plaza

## PLEASE NOTE:

All meetings and events at City  
Hall, unless otherwise noted.  
Times, dates and locations are  
subject to change. Please consult  
the city website for the most  
current information.



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## SAMMAMISH CITY COUNCIL



*Tom Vance*  
Mayor



*Kathy Huckabay*  
Deputy Mayor



*Don Gerend*  
Councilmember



*Bob Keller*  
Councilmember



*Tom Odell*  
Councilmember



*Ramiro Valderrama*  
Councilmember



*Nancy Whitten*  
Councilmember

### Summer entertainment!

*Concerts in the Park*

*6:30-8 p.m., on Thursdays, at Pine Lake Park*

**August 14 - Petty Fever - Tom Petty Tribute**

**August 21 - Sammamish Symphony**

**August 28 - The Remnanz, Classic rock and roll**

*Kiwanis "Kids First!" series*

**August 12 - 1 p.m. - Alex Zerbe - comedy juggler**

**City Hall Plaza**

**August 19 - Noon - Matt Wells, magician**

**Ebright Creek Park meadow**

### CITY OF SAMMAMISH OFFICES

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**Nancy Whitten, Councilmember**

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Ben Yazici	City Manager
Lyman Howard	Deputy City Manager
Laura Philpot	Ass't City Mgr/Public Works Dir
Jessi Bon	Parks & Rec Director
Beth Goldberg	Admin Services Director
Joe Guinasso	Finance Director
Jeff Thomas	Community Dev Director
Melonie Anderson	City Clerk
Nathan Elledge	Police Chief
Bud Backer	Fire Chief
Michael Kenyon	City Attorney

**Newsletter suggestions or concerns?**  
**Contact Communications Mgr Tim Larson**  
[425-295-0555, tlarson@sammamish.us](mailto:tlarson@sammamish.us)