



**CITY COUNCIL WORKSHOP MEETING AGENDA**  
**Monday, May 21, 2018, 4:30 PM**  
**City Hall, 616 NE 4th Avenue**

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**I. CALL TO ORDER**

**II. ROLL CALL**

**III. PUBLIC COMMENTS**

**IV. WORKSHOP TOPICS**

**A. Library Level of Service Presentation**

Details: The Library's current levels of service and future state goals for the 2019-2020 Biennial Budget.

Presenter: Connie Urquhart, Library Director

Recommended Action: This item is for Council's information only.

 [Library Level of Service](#)

**B. Information Technology Department Level of Service Presentation**

Details: The framework, resources and services provided by the Information Technology Department and future challenges and resources needed for the proposed 2019-2020 Biennial Budget.

Presenter: Sherry Coulter, Information Technology Director

Recommended Action: This item is for Council's information only

 [Information Technology Level of Service](#)

**C. City of Camas 1st Quarter Financial Review**

Details: A financial review of the City for the first quarter of 2018. The presentation contains an economic overview for context and a financial review of budget to actuals; short and long term debt; investment portfolio performance; fund balance projections and the outlook for the remainder of 2018. Discussion will also include Transportation Benefit Districts and utility taxes as part of the ongoing series to review a financial topic each quarter.

Presenter: Cathy Huber Nickerson, Finance Director

Recommended Action: This item is for Council's information only.

 [1st Quarter Financial Review](#)

**D. Sprint Lease Agreement**

Details: Sprint Spectrum L.P. has leased antenna and ground space on the Upper Prune Hill water tower site since 1994. The lease expired in 2015. Since that time, staff and the City Attorney have worked with Sprint Spectrum L.P. to negotiate a new lease agreement. The new agreement has been completed and is attached. The lease term is five years in duration at \$2,000 per month with an annual rent increase of 3%.

Presenter: Sam Adams, Utilities Manager

Recommended Action: Staff recommends this item be placed on the June 4, 2018 Consent Agenda for Council's consideration.

 [Sprint Lease Agreement](#)

E. Six Year Transportation Improvement Program

Details: The Six Year Transportation Improvement Program, also known as the 6 Year Street Plan, is updated each year prior to commencement of the Washington State fiscal year of July 1, per the requirements of the Revised Code of Washington (RCW) 35.77.010. This year's program is for calendar years 2019 through 2024.

Presenter: James Carothers, Engineering Manager

Recommended Action: Staff recommends Council conduct a public hearing on June 4, 2018.

 [Six Year Transportation Improvement Program Map](#)

[Six Year Transportation Improvement Program Appendices](#)

[Six Year Transportation Improvement Program LIST](#)

F. Steigerwald Lake Restoration (Levee Modification) Project Interlocal Agreement (ILA)

Details: The Steigerwald Lake Floodplain Restoration (Levee Modification) Project is being sponsored by the Bonneville Power Administration (BPA) and led by the Lower Columbia Estuary Partnership and the Port of Camas-Washougal. Attached is the proposed ILA between Camas, Washougal, and the Port of Camas-Washougal. There are Floodplain Restoration Project's impacts on the siting of the proposed future Steigerwald wellfield site, proposed mitigation for those impacts and ongoing coordination efforts with the Restoration Project team.

Presenter: Steve Wall, Public Works Director

Recommended Action: Staff recommends this item be placed on the June 4, 2018 Regular Meeting Agenda for Council's consideration.

 [Steigerwald Levee Modification Project ILA DRAFT](#)

[Steigerwald Levee Modification ILA Exhibit B](#)

[Steigerwald US Fish & Wildlife Service and Washougal Memorandum of Understanding](#)

[Steigerwald Washougal to Port Easement](#)

G. Public Works Miscellaneous and Updates

Details: This is a placeholder for miscellaneous or emergent items.

Presenter: Steve Wall, Public Works Director

H. Community Development Miscellaneous and Updates

Details: This is a placeholder for miscellaneous or emergent items.

Presenter: Phil Bourquin, Community Development Director

I. City Administrator Miscellaneous Updates and Scheduling

Details: This is a placeholder for miscellaneous or scheduling items.

Presenter: Pete Capell, City Administrator

## V. COUNCIL COMMENTS AND REPORTS

## VI. PUBLIC COMMENTS

## **VII. ADJOURNMENT**

NOTE: The City welcomes public meeting citizen participation. For accommodations; call 360.834.6864.

# Library Level of Service

City of Camas



IN PROGRESS

# mission

provide  
help  
community  
relationships  
content  
efficient  
innovate  
enjoyable experience

# vision

connect  
partnerships  
everyone  
world  
embrace  
ideas  
inviting  
collaborate  
friendly  
growth  
inspire





What defines  
what we do?

- American Library Association

- Libraries today are less about what they *have* for people and more about what they do *for* and *with* people.

- All libraries are forums for information and ideas.

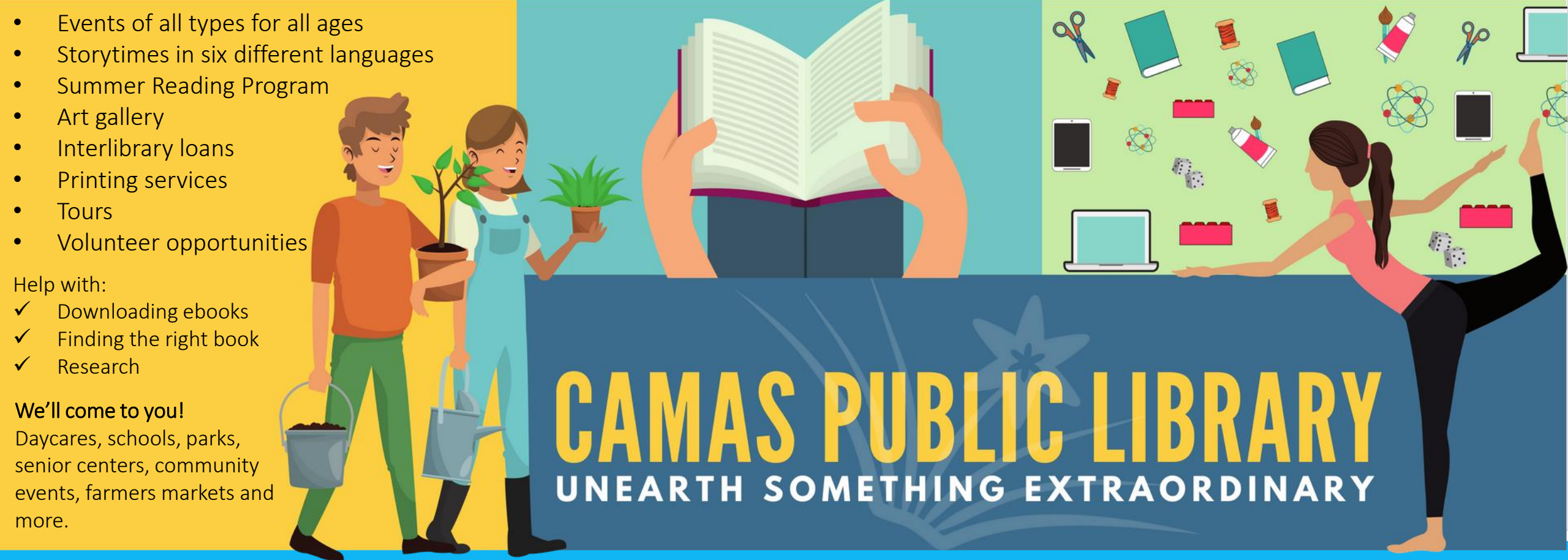
- Intellectual freedom and access for all regardless of origin, age, background, or views.

- Library Board of Trustees

- Policies

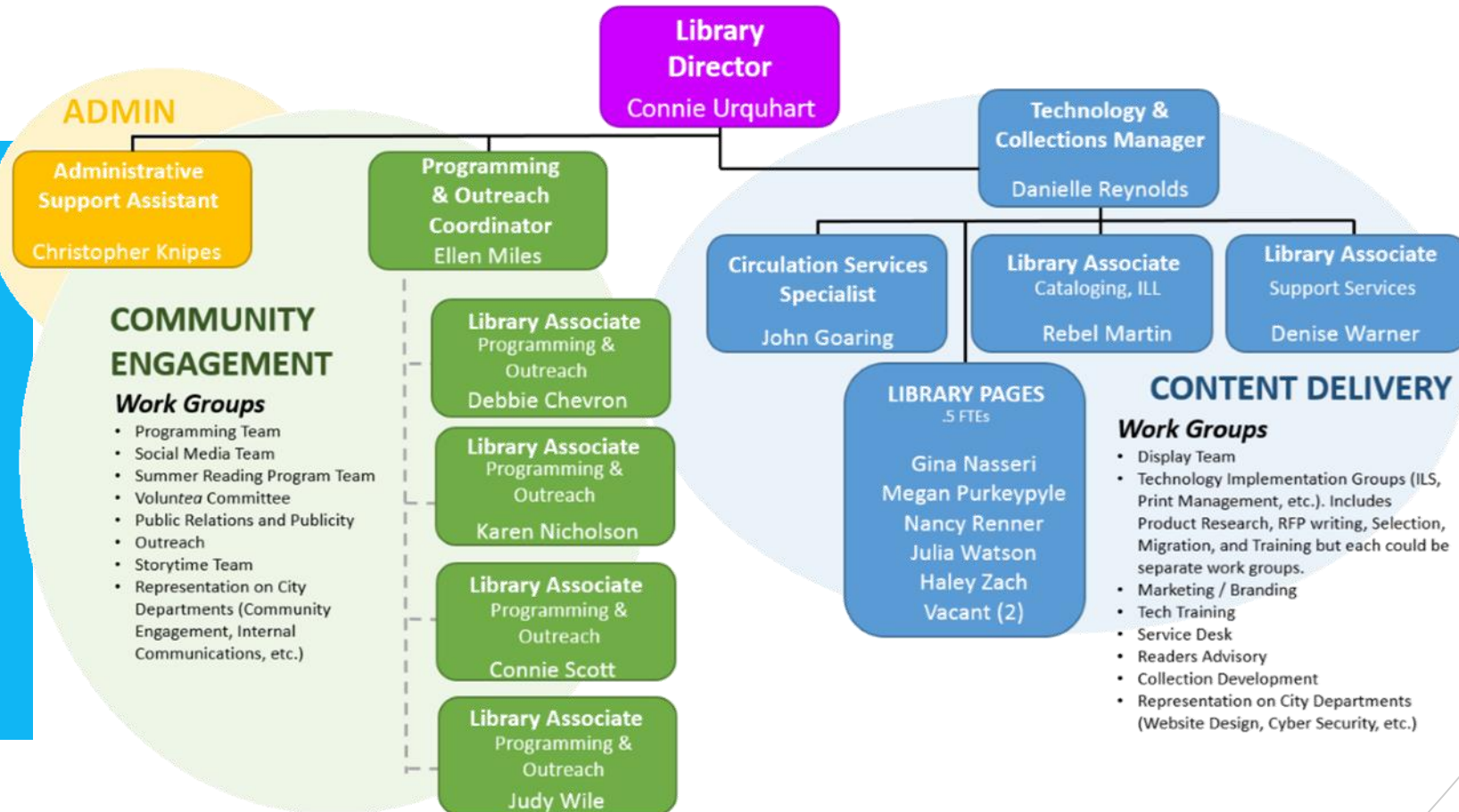
# Who do we serve?

- Camas citizens
- Residents of any MIX (Metropolitan Interlibrary Exchange) service area
  - Mostly those in Washougal and Cascade Park areas
- Organizations/individuals seeking meeting room space
- Community partners
- Anyone who walks through the doors or uses our online library



What services do we provide?

# What staffing do we have?





## WAYS TO MEASURE

# Content Delivery



- holdings
- circulation

- online research tools
- interlibrary loan



- service desk help
- computer use

## WAYS TO MEASURE

# Community Engagement



- borrowers
- entry count

- events
- room use



- social media
- volunteers

How do we engage  
with the 30% of  
Camas that doesn't  
know about us?

How do we  
get to the  
next level?

What aren't we offering  
that we should?

What technology offerings  
would be most helpful?  
career-related software  
digital-to-3D creation tech  
coding  
etc.

What the measurements don't tell us



IN PROGRESS

## Strategic Planning

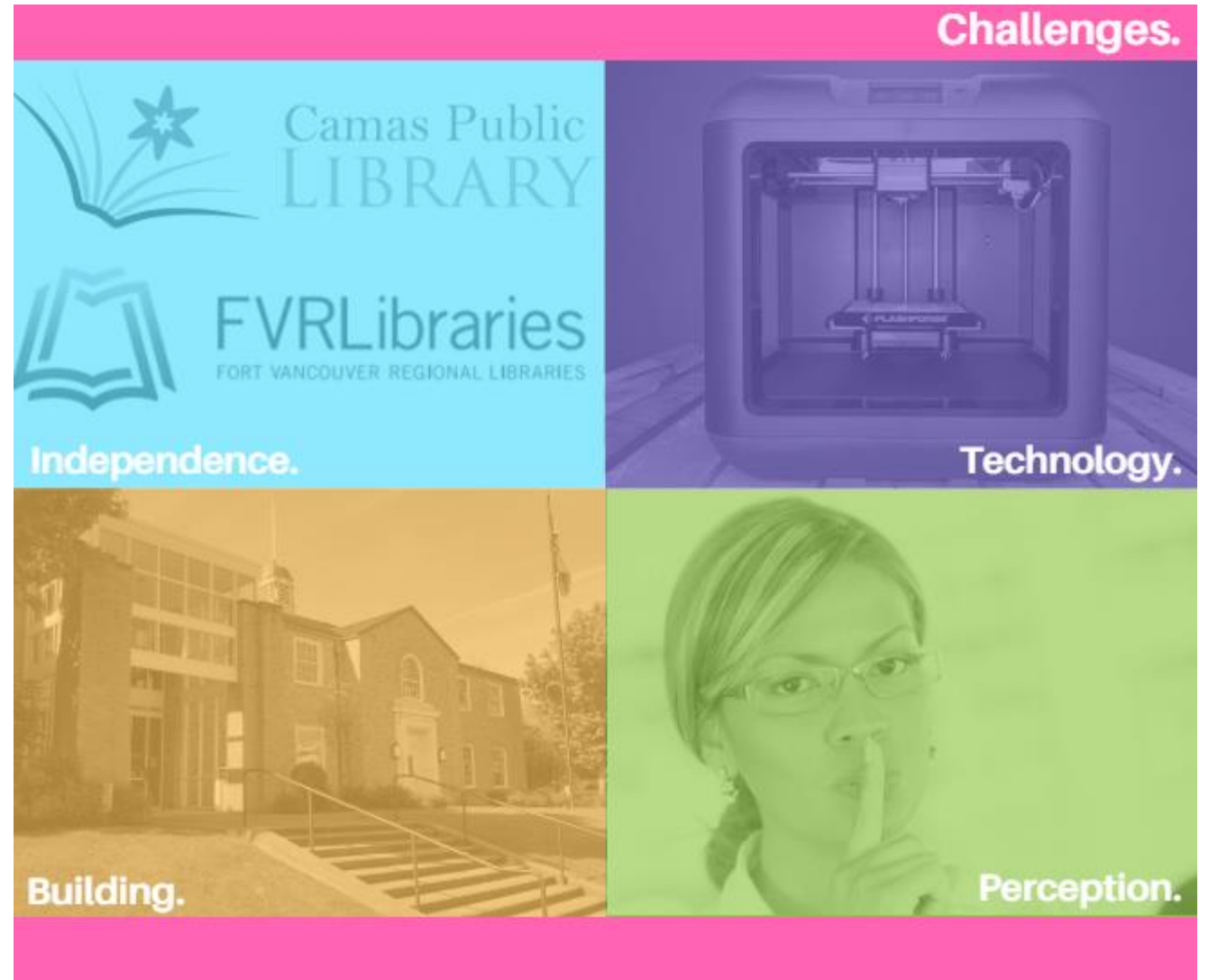
### experts

staff  
community groups  
library stakeholders  
users  
**non-users**  
all ages

### tools

collaborative drawing  
1:1 interviews  
kitchen table conversations  
focus groups  
online surveys  
community survey from 2017

# Challenges



# Integrated Library System

a recap

## CURRENT STATE

FORT VANCOUVER REGIONAL LIBRARIES (FVRL) CONTRACTS WITH AN INTEGRATED LIBRARY SYSTEM (ILS) VENDOR AND "SUBLETS" A PORTION OF THEIR CATALOG TO THE CAMAS LIBRARY.

## LIMITATIONS

AS OWNERS OF THE CONTRACT, FVRL CONTROLS THE LOOK, FEEL, CUSTOMIZATION AND MANY OF THE SETTINGS OF THE CAMAS CATALOG.

## CHANGES

FVRL HAS ASKED TO END ITS AGREEMENT WITH CAMAS. MOST CHANGES WILL BE SEAMLESS; HOWEVER, PATRONS WILL NO LONGER BE ABLE TO REQUEST BOOKS TO BE DELIVERED BETWEEN BRANCHES. CAMAS IS ALSO REQUIRED TO PROCURE THEIR OWN CONTRACT WITH AN ILS VENDOR.

## EXPECTED OUTCOME

NEW ILS WILL BE IMPLEMENTED BY 2019 WITH FEATURES THAT WILL ALLOW FOR BETTER, MORE CUSTOMIZED SERVICE FOR CAMAS PATRONS.



Camas Public  
**LIBRARY**

# splitting the catalog

## CHALLENGES

## BENEFITS

### COST

WILL COST ABOUT 3X WHAT WE WERE PAYING TO FORT VANCOUVER.

QUALITY WILL BE COMMENSURATE WITH COST.

NO DELIVERIES BETWEEN BRANCHES MEANS WE NEED MORE ITEMS HOUSED AT CAMAS LIBRARY.

COLLECTION WILL BE TAILORED TO CAMAS BASED ON SOPHISTICATED ANALYTICS FROM NEW ILS.

### STAFFING

FORT VANCOUVER HANDLED SOME MAPPING, REPORTING, WORK WITH VENDOR, AND IT ISSUES.

CAMAS STAFF WILL COMPLETELY CONTROL ILS. THAT MEANS BETTER SERVICE AND MORE FEATURES FOR CAMAS PATRONS!

### COMMUNITY

PATRONS ACCUSTOMED TO CURRENT USER INTERFACE, AND BEING ABLE TO REQUEST ITEMS TO BE DELIVERED BETWEEN CAMAS & FVRL BRANCHES.

NEW USER INTERFACE WILL BE CUSTOMIZED TO PROVIDE A WHOLLY NEW AND CAMAS-SPECIFIC EXPERIENCE.

### TIMING

ALSO WORKING ON STRATEGIC PLAN, NEW DIRECTION WITH FRIENDS & FOUNDATION, AND FIGHTING CHANGE FATIGUE WITH STAFF.

NEW MANAGEMENT.  
NEW DIRECTION.  
BEST TIME!



Camas Public  
**LIBRARY**



# New features

- Customized patron accounts
- Share to social media
- Patrons can write reviews
- Save searches and get alerts
- Automatically updated lists – Most popular books in Camas, What's new to the Library, What was just ordered, etc.
- Staff can create their own custom recommended reads
- Community profiles

Language ▾

Large Text

Log In



Red Rock  
PUBLIC LIBRARY

Welcome ▾

Search ▾

Community ▾

My Account ▾

Connections

Help ▾

Save Search

### In Our Community...



#### Polaris Cycling Club

Come get fit and explore Central New York on wheels.  
Community Organization



#### Chattanooga Ski Club

We are a snow ski club who organizes ski trips  
worldwide; sponsors a variety ...  
Community Organization or Club

Keyword search:

cycling



Search by:

Any Field ▾

Using:

My Library Database ▾

Limit by:

All material ▾

Select Databases

[More Search Options](#)

[Include related words \(530 more titles\)](#)

1 - 10 of 91

10 ▾

PER PAGE

SORT

Relevance ▾

### Narrow your search

Format ▾

☐ Book (90)

☐ Electronic Resources (2)

☐ Projected Medium (1)

☐ Visual Materials (1)

Availability ▾

Library Location ▾

Publication Date ▾

Audience ▾

Language ▾



1974

1. [Greater Washington area bicycle atlas, with maps and descriptions of \*cycling\* routes in the mid-Atlantic states from the Pennsylvania Dutch country to southern Virginia.](#)  
by Berkowitz, Alan.

... Washington area bicycle atlas, with maps and descriptions of *cycling* routes in the mid-Atlantic states from the Pennsylvania Dutch ...

Available Copies: 0 (of 0)

Current Holds: 0



WHERE IS IT?



TELL ME MORE!



PLACE REQUEST

[Add to My List](#)

2. [Cycling](#)

by Jenkins, Georae H.. 1950-



WHERE IS IT?

Language ▾

Large Text

 Log In



**Red Rock**  
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### In Our Community...



#### Polaris Cycling Club

Come get fit and explore Central New York on wheels.  
Community Organization



#### Chattanooga Ski Club.

We are a snow ski club who organizes ski trips  
worldwide; sponsors a variety ...  
Community Organization or Club

### Related searches

Organization Name

Polaris Cycling Club

Subject

Biking

Cycling

Fitness

Mountain Biking

Nutrition

Community Search:



Search by:

Any Field ▾

Limit by:

All types ▾

1 - 1 of 1

10 ▾

PER PAGE

**SORT**

Relevance ▾



#### 1. Polaris Cycling Club

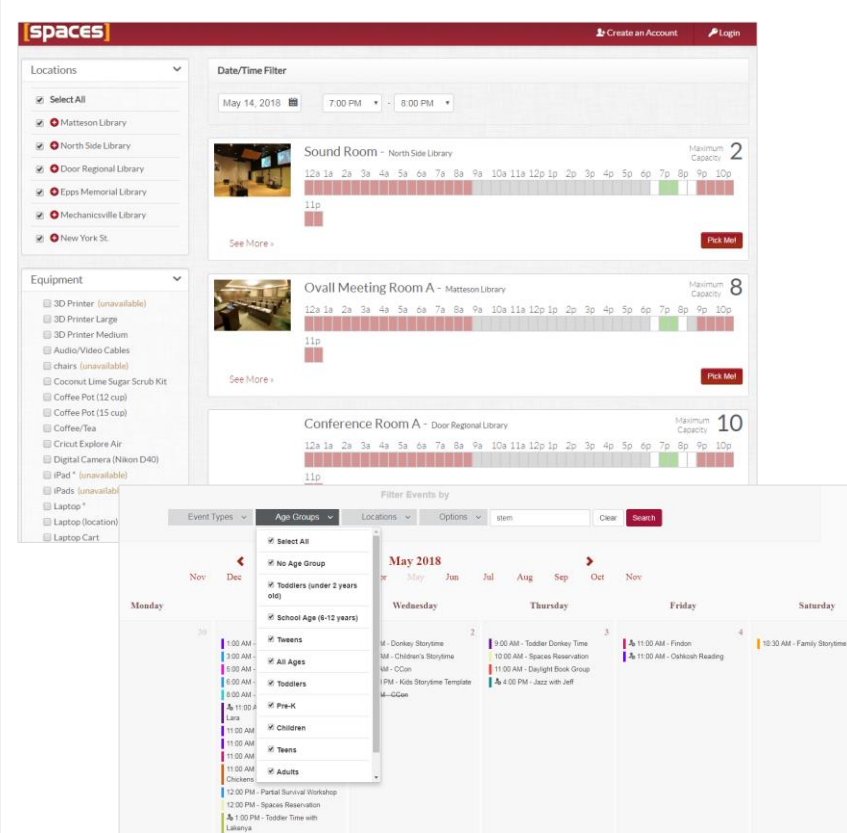
Subjects: [Biking](#) — [Cycling](#) — [Road Cycling](#) — [Mountain Biking](#) — [Fitness](#) — [Nutrition](#) — [Test Boeing](#)

Primary Address: 103 Commerce Boulevard Liverpool NY 13088

Telephone: 315-555-7882

E-mail: [wheelguy@gmail.com](mailto:wheelguy@gmail.com)

[🔗 - Polaris Cycling Club Home Page](#)



# tech

- Online room reservation and event calendaring software
- Replacing end-of-life hardware
- Makerspace
- STEM center



The world changes. The Library changes with it.



# Building

- Old building + one that is starting to need repairs
- Leaks
- Outdated technology
- Lighting
- Furniture
- Doors



Perception. What's the Library have for me?



## Future State

### SERVICE DELIVERY GOALS

- Improve life for people in Camas
- Stay Relevant

### RESOURCES NEEDED

- Technology
  - Contract with Integrated Library System (ILS)
  - Contract for online event and room reservation software
  - Replace end-of-life hardware
- Collection
  - Utilize sophisticated reporting methods of new ILS to supplement Camas collection based on what Camas patrons need
- Building
  - Budget to incrementally replace and/or fix an area each year

## For Reference: how Camas stacks up against similar Washington libraries

### For 2017

#### COLLECTIONS

3 books/items per capita  
Turnover rate 2.25 for 10,000-24,999 population category  
Average circulation rate per capita in WA state libraries: 10.5\*  
Average physical holdings in single branch WA state libraries: 96,716\*

#### COLLECTIONS

Books and materials: 4.97 per capita  
Turnover rate: 1.93  
Circulated at 9.6 per capita  
Physical holdings: 114,792

#### STAFFING

Recommended 1 FTE for every 2,500 citizens  
1/3 of staff (excluding support staff) should be librarians with master's degrees

#### STAFFING

1 FTE for every 1,592 citizens  
1/3 of staff (excluding support staff) are librarians with master's degrees

#### EVENTS

Average number of events in single branch WA state libraries: 255\*  
Average attendance at events in single branch WA state libraries: 6,821\*

#### EVENTS

Library-sponsored events: 895  
Attendance at events: 36,981

#### ACCESS

Average card holders per capita in WA state libraries: .68\*  
Average annual visits in single branch WA state libraries: 92,320\*  
Average public service hours for single branch WA state libraries: 1,826\*

#### ACCESS

Card holders per capita: .59  
Annual visits: 193,341  
Public service hours: 2,756

#### BUILDING

1.25 square feet per capita  
No current guideline or comparable for meeting room reservations  
  
No current guideline or comparable for meeting room use (people)

#### BUILDING

1.51 square feet per capita  
Rooms used for 250 non-Library events with 3,621 people in attendance  
Rooms used by Library + public and City for 1,145 events with 40,602 guests



thank  
you

# Level of Service

## Information Technology Department





"City organizational and public needs drive technology development and priorities. The Technology Department develops the knowledge and resources to help all city departments solve business problems, serve citizens effectively and move the city's mission and vision forward."



Who do we  
serve?

## INTERNAL CUSTOMERS

- Mayor and City Council Members
- Commissioners and Board Members using Granicus and other City technologies
- Full Time Employees, Seasonals, Interns and Volunteers

*All City Departments and Services*







Who do we  
serve?



Citizen Relationship  
Management

## EXTERNAL CUSTOMERS AND PARTNERS

### ■ Citizens Using:

- City website, Knowledge Base and Online Services
- CRM Service Request System
- CamasConnect 24/7 Mobile App
- Public Alerts Emergency Notification System
- Public Library Resources
- Phone System/Communications with Citizens

### ■ Partnerships Including:

- Clark County – Police EIS System, GIS, Network Resources
- County Courts – E-Court System, Network Resources
- CRESA – 911/Mobile Technologies and Dispatch
- Washington State Patrol's Office
- Clark County Sheriff's Office

What defines  
what we do?

- **Internal Acceptable Use Policies**

- Technology Resources Usage Policy and Work Rules
  - Network, Applications, Data, Wi-Fi, Cellular Acceptable Uses

- **Technology Best Practices and Standards**

- Equipment Inventory Life Cycles and Replacement Policies
- Application Useful Life and Return on Investments

- **Level of Service and Support Expectations**

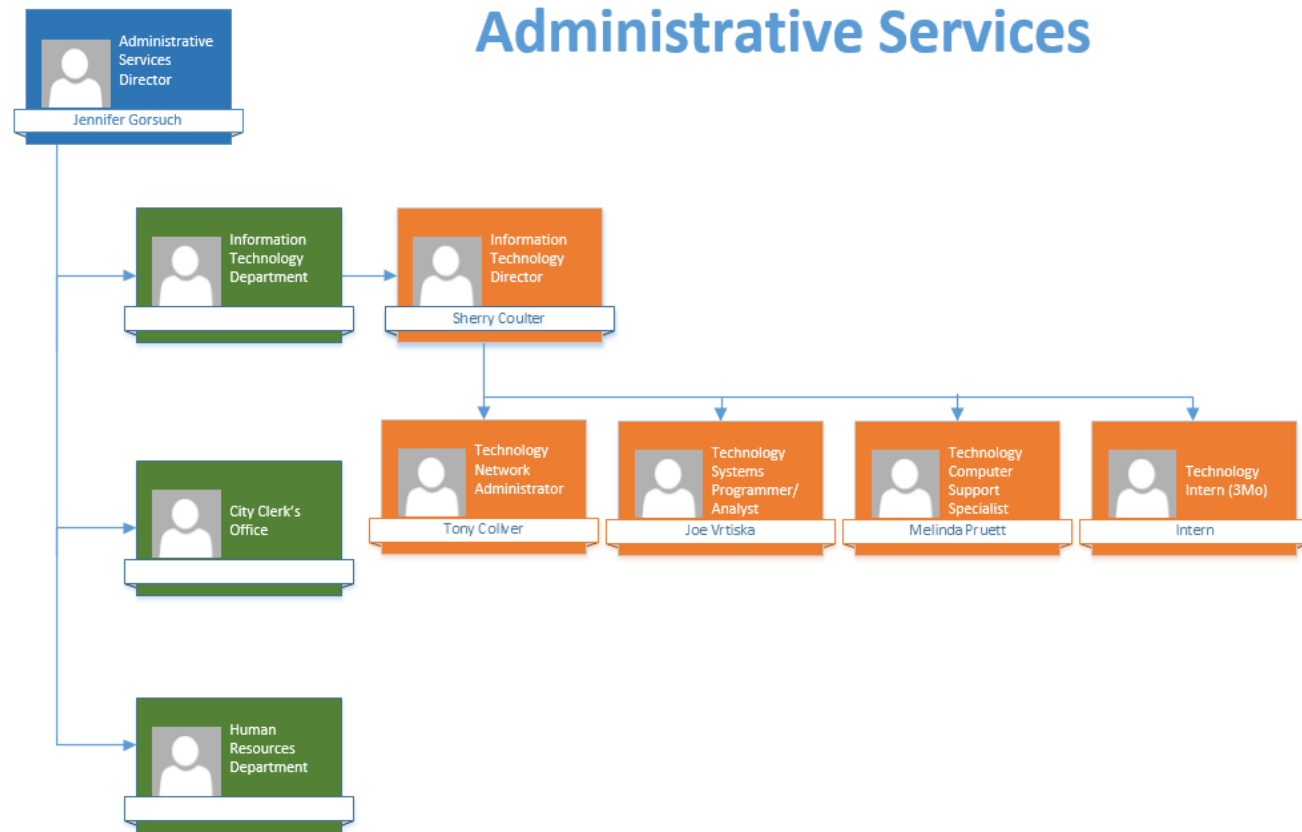
- Department Priorities and Special Projects
- Number of Facilities
- Number of Computers and Devices
- Number of FTEs Supported

- **Agencies such as:**

- NIST (National Institute of Standards and Technology – [www.nist.gov](http://www.nist.gov))
- MS-ISAC (Multi-State Information Sharing and Analysis Center - Department of Homeland Security)
- CJIS (Criminal Justice Information Services – <https://www.fbi.gov>)
- ACCIS (Association of County and City Information Systems ([www.accis-wa.org](http://www.accis-wa.org)))
- Municipal Research and WCIA
- State of Washington - Public Records Act

What staffing  
do we have?

## Administrative Services



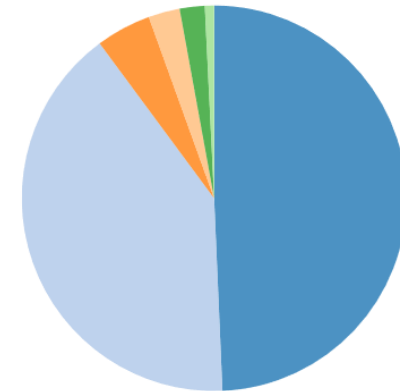
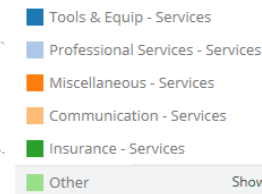
## \$771,947 Information Technology 2018 ▾



### Ledger Details

Category	Budgeted Amount	%
Salaries	\$370,630	48.01%
Services	\$231,555	30.00%
Benefits	\$145,003	18.78%
Intergovt.	\$19,657	2.55%
Supplies	\$5,102	0.66%

## \$231,555 Services 2018 ▾




Description	Item Category Type	Budgeted Amount	%
Tools & Equip	Services	\$114,183	49.31%
Professional Services	Services	\$93,877	40.54%
Miscellaneous	Services	\$10,714	4.63%
Communication	Services	\$6,122	2.64%
Insurance	Services	\$4,866	2.10%
Repairs & Maint	Services	\$1,028	0.44%
Travel	Services	\$765	0.33%

# Technology Budget 2018

**Salaries and Benefits:** 67% of the IT Department's total budget in 2018.

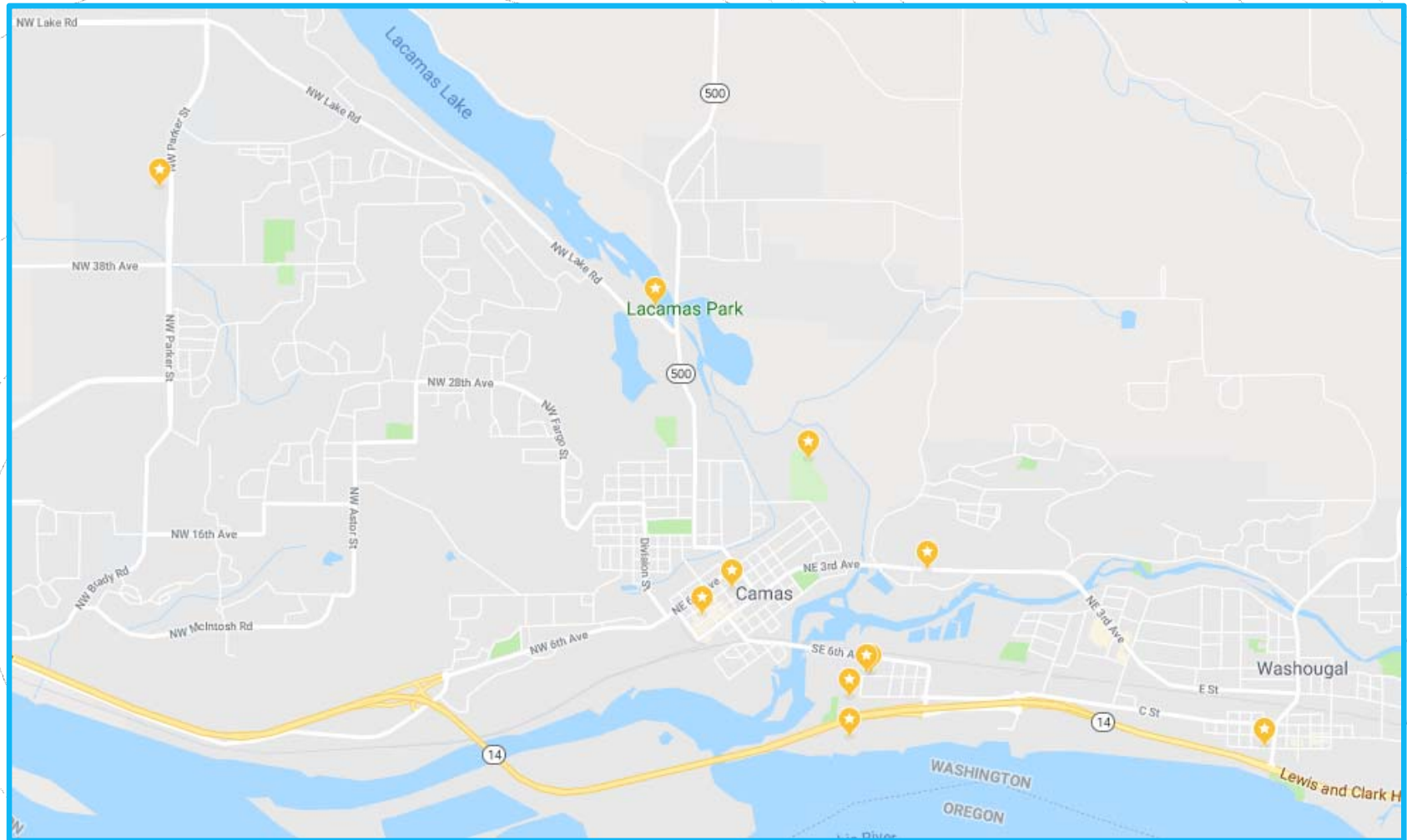
**Tools & Equipment:** Includes Servers, Firewall, Routers, Computers, Toughbooks, Laptops, Monitors, Printers, Copiers, iPads, Phones, Scanners, Cameras, Phones, ...

**Professional Services:** Includes Accela\Springbrook, Granicus, Socrata, MSOffice, McAfee, Fusemail, Telemesssage, Pagefreezer, Windows Server OS, SQL, Cisco, ...



## What facilities do we support?

1. City Hall (Administration, Finance, Community Development - Building, Engineering & Planning)
2. Fire Station 41 (Located within City Hall)
3. Fire Station 42
4. Fire Station 43
5. Camas Public Library
6. Fire Marshal's Office
7. Police Facility
8. Lacamas Lake Lodge - Parks
9. Camas Community Center - Parks
10. Operations Center - Public Works
11. Camas-Washougal Municipal Court
12. Water-Sewer Treatment Plant, Filter Plant and Remote Wells
13. Camas Cemetery



Technology Management	Enterprise Network	Systems/Applications	Desktop/User Support
Administration - Budget & Operations	Sys Ops - Physical/Virtual Servers	Dev Ops - Application Development	Anti-virus\Malware
Business Analysis/Process Refinement	Active Directory/Accounts	Application Maintenance/Support	Mobile Support and Training
Mobile Communications Management	Backup and Recovery	Database Management	Hardware Support Services
Contracts and Proposals	Disaster Recovery Planning	eGov-Online services	iPad/Mobile Devices
Licensing and Compliance	Infrastructure	E-mail and Filtering	Network/Local Print Services
Policy Development	Internet Services	Mobile App	New Employee/System/User Training
Project Management	Systems, Data & Cyber Securities	Report Writing	New Equipment Replacement
Special Projects	Video/Sound/Multimedia	Records and Data Retention	Remote Desktop Support
Technology Inventory/Asset Management	VPN/Mobile Access	Telecommunications/Phone and Voicemail Services	Software Support Services
Technology Roadmap/Strategic Planning	WAN/LAN Management	Web Development and Design	User Phone/Voicemail Set Up
	Wired/Wireless		

What services do we provide?

# Network Infrastructure and Securities

## The City's Technology Roadmap will:

- Identify and prioritize City needs and budget implications
- Identify, plan and manage replacement and upgrade strategies

Service Examples	Current Level of Service	Self Assessment of Service	Future State
WAN/LAN Enterprise Services	Servers and infrastructure is maintained and on a replacement plan	Industry Standards Meets current needs	Continue to research and seek opportunities for upgrades and new technologies (Replacing Comcast lines)
Sys Ops – Physical Layer: Servers, Hardware Storage Array	Physical Servers at main facilities for redundancy, network stability and City shared resources	Industry Standards Meets current needs	Continue to invest in replacement strategies
Cyber Security	Firewall/Filters Monitoring Software Cyber Security Committee	Firewall and other securities are in line for replacements	Continue to research and replace hardware with next generation equipment
Wireless Network Offered at all Main City Facilities	Public Access Wi-Fi is Separated from Main Network. Main network Wi-Fi requires secure authentication.	Stable and meets current needs	Staff needs are increasing, public expectations are rising
Facilities	Main facilities are networked	Equipment is on schedule for replacement	Facilities are aging – infrastructure is aging WWTP needs fiber to Operations Center
After Hours Support	Staff is on call for Network/Server system urgent support	Does not cover desktop/mobile device outages	Service should be evaluated as the city grows and technologies continue to drive business service needs





- **Network uptime and stability for end-users**
  - System monitoring tools
  - Maintenance and Routine/Scheduled system checks
  - End-user reporting
- **Replacement Strategies for Aged Facilities and Equipment (Technology Roadmap)**

How is this measured?

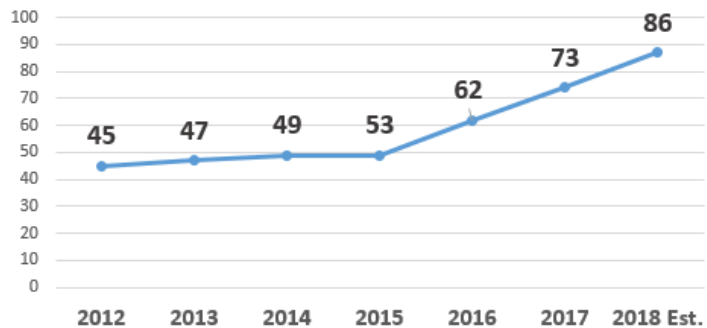
# Applications and System Development

## The City's Technology Roadmap will:

- Identify and prioritize City Needs for budget considerations
- Improve Customer Service
- Improve Tools for Staff

Service Examples	Current Level of Service	Self Assessment of Service	Future State
Dev Ops – Application Layer: Servers Hosting Data, Data Repository, Backup and Disaster Recovery	Virtual Servers VMware	New 2018 storage keeps the City current	Continue to invest in core services
Police Tabs Fire RMS	Products meet current needs	Aging products should be reviewed for future opportunities	Review for replacement
Financial, Payroll, Utilities	Accela/Springbrook system is behind the market, ongoing support and development issues	Does not meet service delivery needs	Should be replaced within five years
Online Systems CRM System Bill Pay/Paymentus Parks & Rec Registrations Mobile App	Many services are covered	Continue to invest in online services citizens are expecting	Technology and new services will continue to be a priority to meet citizens needs
Web Site Mobile App	Website Enhancements Ongoing – Active Web Development Committee	Continue to invest in online services citizens are expecting	Technology and new services will continue to be a priority to meet citizens needs
Library Services	Working with Library Staff to separate from FVRL	Additional technologies will be reviewed	Technology requests of patrons will continue to evolve
Archiving Tools Text Messages, Emails, Social Media	Currently implementing new tools to comply with State Archiving Requirements	Will be in compliance in 2018	Will need to continue to monitor and enforce requirements
After Hours Support	Staff is on call for Application-level system support	Does not cover desktop/mobile device outages	Service should be evaluated as the city grows and technologies continue to drive business service needs

**City-wide Databases and  
System Applications Supported**



### Adding Technologies to:

- Improve Customer Service
- Improve Tools for Staff


## Two Year Snapshot

2017	Internal/on-premise	Public Records Portal	Admin Services
2017	Cloud-based/off-premise	E-Court - CW Municipal Court paperless system	Administration
2017	Cloud-based/off-premise	Socrata - Performance Measures	Finance
2017	Cloud-based/off-premise	Pontem - Cemetery Plot Database	Finance/Pworks
2017	Cloud-based/off-premise	Target Solutions Training Reporting System	Fire
2017	Cloud-based/off-premise	Aha! Strategic and Project Management System	Info Technology
2017	Cloud-based/off-premise	Everbridge - Public Alert Emergency Notification System	Info Technology
2017	Cloud-based/off-premise	Google Management/Chromebooks	Info Technology
2017	Internal/on-premise	Ubiquiti - wireless management system	Info Technology
2017	Cloud-based/off-premise	Comprise - Library Desktop Management	Library
2017	Cloud-based/off-premise	Power DMS Police Accreditation	Police
2018	Cloud-based/off-premise	Paymentus/Online Payment System	Finance
2018	Internal/on-premise	Laserfiche - Content Management/Archiving	Admin Services
2018	not purchased	Animal Control/Licenses Tags	Finance/Police
2018	not purchased	MDM (Mobile Device Management) for Cellular devices	Info Technology
2018	Cloud-based/off-premise	PageFreezer/Social Media/Web Archiving	Info Technology
2018	Internal/on-premise	Security System Administration	Info Technology
2018	Cloud-based/off-premise	Text Message Archiving	Info Technology
2018	Cloud-based/off-premise	T-Mobile Cell Phone Administration	Info Technology
2018	not purchased	Asset Management System	Pworks
2018	Cloud-based/off-premise	Brycer fire protection systems service and maintenance	Fire
2018	not purchased	ILS enhanced services connected by third party vendors	Library
2018	not purchased	Events Scheduler/Room Reservation Software	Library
2018	not purchased	Employee Scheduling software	Library



- Securities/Access - Reliability and integrity of data and systems
- Scheduled application updates and patches
- Routine monitoring tools
- End-user reporting

How is this measured?



## Desktop and User Service & Support

*Employees are requiring more devices to meet their business needs – A growing mobile workforce.*

Service Examples	Current Level of Service	Self Assessment of Service	Future State
Maintaining Hardware Tracked by IT Asset Inventory System	Yearly Replacement Project – all equipment in inventory are on replacement schedule	Funds have been available in past four years to remain on schedule	May need a helpdesk level support technician who can also assist with computer replacement project
Maintaining Software	Working with departments to improve user-specific needs.	User software is adequate, system software is showing age and behind in some areas	Adequate funding will need to be secured to keep users up-to-date with efficient working tools (Ex: Office365)
New Acquisitions and Replacements – Other Devices	Working with departments to improve user-specific or program-specific tools and devices	Behind in some areas such as mobility, but department is working with groups to enhance services	Additional funding will need to be invested to meet the service expectations of staff and citizens
Maintenance and Support for End-Users	Other staff assist IT Computer Technician as secondary support	Support levels are tested during vacations/leaves and when large projects are underway	Staff levels are adequate today, but will need to be evaluated as the city FTE grows, and facilities and new services are added.
FTE/Customers Supported	Meeting Needs	Meeting needs with help of all IT staff (other duties as assigned)	Will need to evaluate help desk/computer support FTE as City adds staff and facilities
After Hours User Support	Not supported	Affects Police, Fire, Library and Parks & Recreation	This would be an added level of service

### Total number of devices maintained and supported by Department

	PC's	Laptops & Toughbooks	Monitors	iPads & ChromeBooks	Printers	Large Printer/Copiers	City-Owned Cell Phones (Estd)	Desktop Phones (Estd)	Wifi/cellular data device (mifi, GX)	Total Devices
Administration/Admin Services	7	2	9	5	3			7		33
Community Dev (Admin)	2		3	1	1					7
Building	6	1	6		4	1	2	10		30
Planning	4		4	3				10		21
Finance	7	3	16	1	1	3		11		42
Information Technology	2	4	7	4	1		4	5	1	28
Fire (St41, 42, 43, Fire Marshal's)	25	23	26	9	3	4	10	45	11	156
Library										0
Staff	26	3	26	6	3	1		25		90
Public	29	7	29	9	3	1				78
Mayor/Council				4						4
Municipal Court	1		1			1				3
Parks & Rec-Lodge/CC	8	4	8	2	5	2	1	12		42
Public Works (Admin)	5	1	6	1	3	1		6		23
Engineering	13	2	13	1	3	3	6	11	6	58
Equipment Rental	3	2	3		1		3	3	1	16
Parks	1		1				7	1	1	11
Sanitation	1		1				4	1	4	11
Steets	3	1	4		1		7	5	6	27
Water-Sewer	10	3	10		1		15	4	12	55
Police	24	18	29	2	12	3	10	30	8	136
WWTP	3	1	4		1	1		6		16
<b>TOTALS:</b>	180	75	206	48	46	21	69	192	50	887



- IT support FTE to total number of FTEs supported
- Time to complete support requests = employee satisfaction
- Age of equipment and funded replacement life cycles
- Needs of the changing workforce – mobility and remote access



How is this measured?

# Challenges Summary

Challenges	Mitigation Efforts
Staffing Needs	Currently in pace with growth and support expectations. Dependent on added FTEs and new facilities, services added to the North Shore area and the Technology Roadmap.
New Services	The City's Technology Roadmap will identify new service requests affecting technology resources for both staff and citizens.
New Facilities – North Shore	Will need to address technology service and support levels as the North Shore grows and facilities and employees are added.
Security and Data Integrity	Cyber Security Team and the City's Cyber Security Plan will keep the City active in it's efforts to protect the City's vital systems and data.
Training	Technology training is expensive but very necessary for staff to maintain skills required to keep pace with changing technologies.
Infrastructure and Facilities	New facilities have their own challenges, however, the City's existing facilities continue to age and investments will need to be made to maintain reliable systems.
Changing Technology	Planning and investment are key to keeping up with the diverse changes in technologies and product innovations.



## Future State

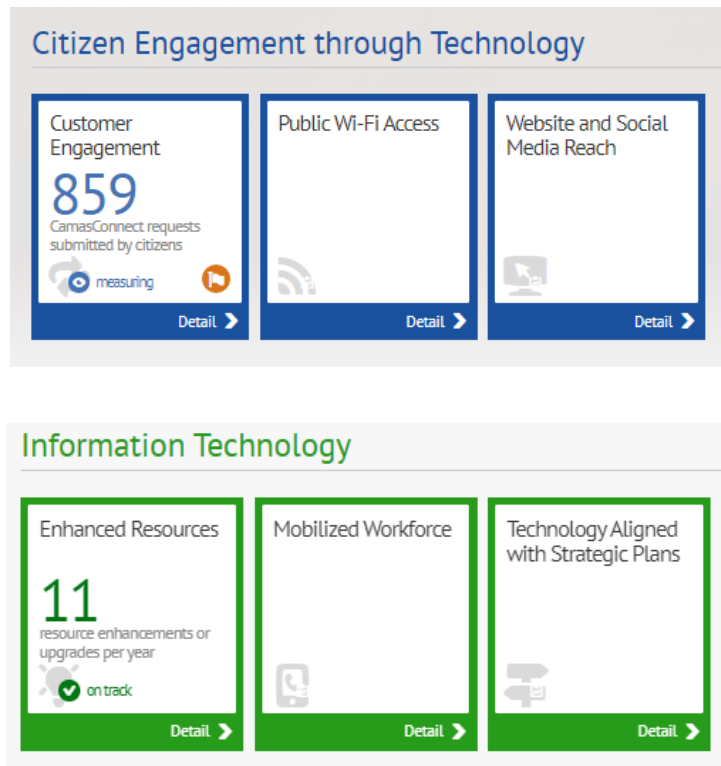
### SERVICE DELIVERY GOALS

- Meeting Community and Citizens' Service Expectations
- Providing Current, Effective Tools and Resources to Staff
- Protecting Data Integrity and Security of Systems and City Resources
- Keeping Current with Best Practices and Industry Standards

### RESOURCES NEEDED

- Defined by the City's Technology Roadmap and added services
  - Ex: Phone and Voicemail System, Financial System, ...
- Defined by growth in facilities and added FTE
  - Expanding services to the North Shore area
  - Increased Staff in other departments that need support
  - Changes to after-hours levels of support

## Socrata - Performance Measure Tiles



## Technology Roadmap Goals

Goal name
<b>Improve Citizen Engagement and Customer Service</b>
<b>Enhance Infrastructure and Resources Through Innovation</b>
<b>Protect and Secure Systems and Data</b>
<b>Plan for People, Growth and Change</b>
<b>Mobilize the Workforce</b>



Questions?



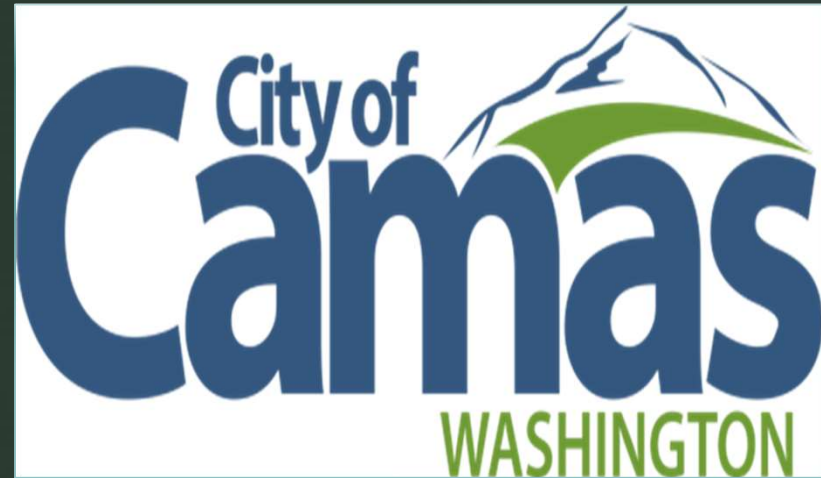
# Financial Performance

City of Camas

An Overview of 1<sup>st</sup> Quarter of 2018 Financial Performance

# Agenda

- General Economy during 1<sup>st</sup> Quarter of 2018
- Highlights
- Revenue
- Expenditures
- Investments
- Debt
- Fund Balance Projection
- Outlook
- Topic of the Quarter



## 1<sup>st</sup> Quarter Economy

- Consumer Spending pulled back in 1<sup>st</sup> Quarter but is expected to rebound
- GDP slowed but not due to economic weakness but rather poor weather, reduced spending on hurricane rebuilding and delays in tax refunds
- Existing home sales continue to recover with new homes surging.

### Indicators

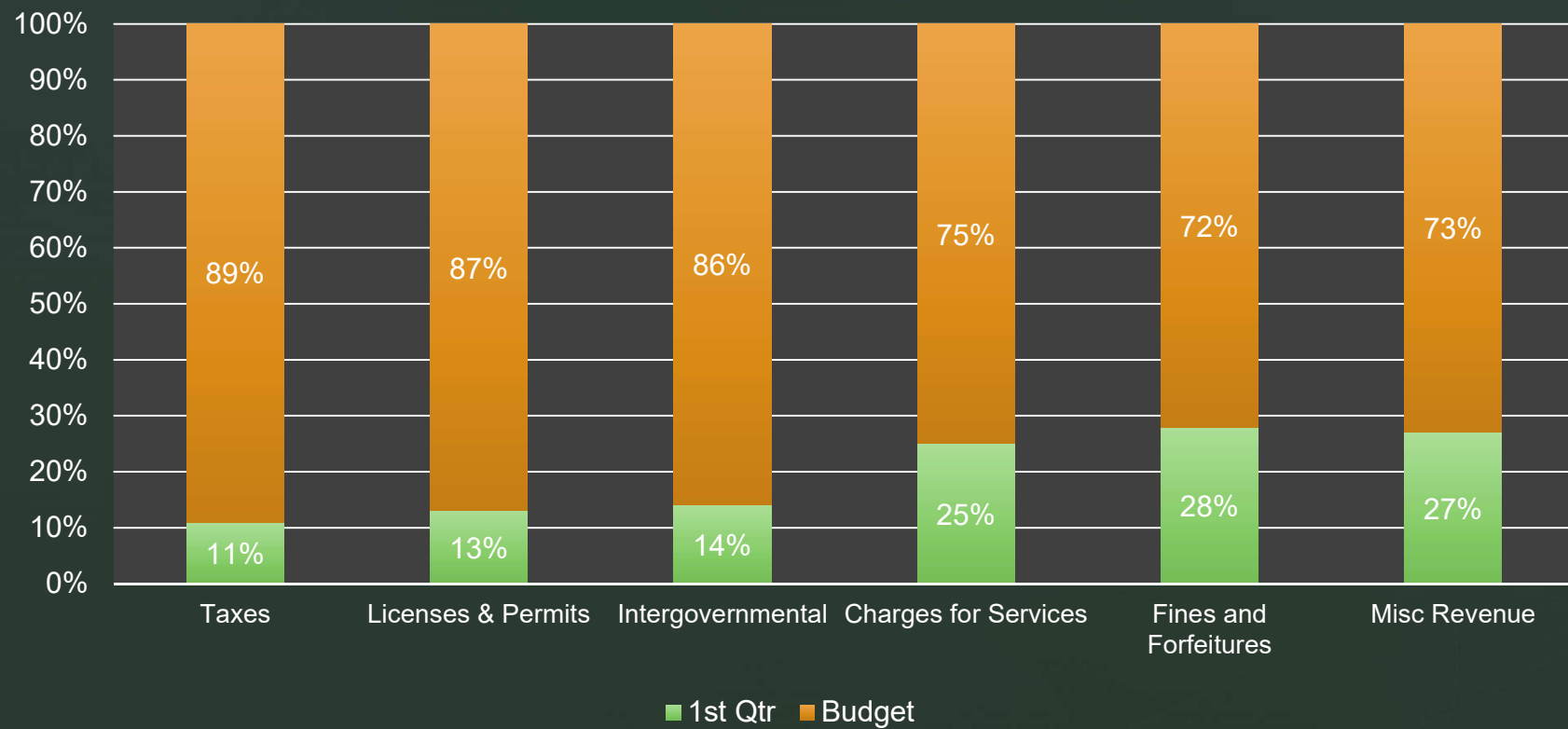
- Avg. Mortgage Rate HIGHER  
4.40% v 3.99% at the end of 2017
- Unemployment STABLE  
4.1% v 4.1% at the end of 2017
- Retail Sales(% change yr.) LOWER  
5.0% v. 5.6% at the end of 2017
- CPI (national) HIGHER  
2.4% v. 2.1% at the end of 2017
- Avg. Gas Prices HIGHER  
\$2.66 v. \$2.50 at the end of 2017

# General Fund Highlights

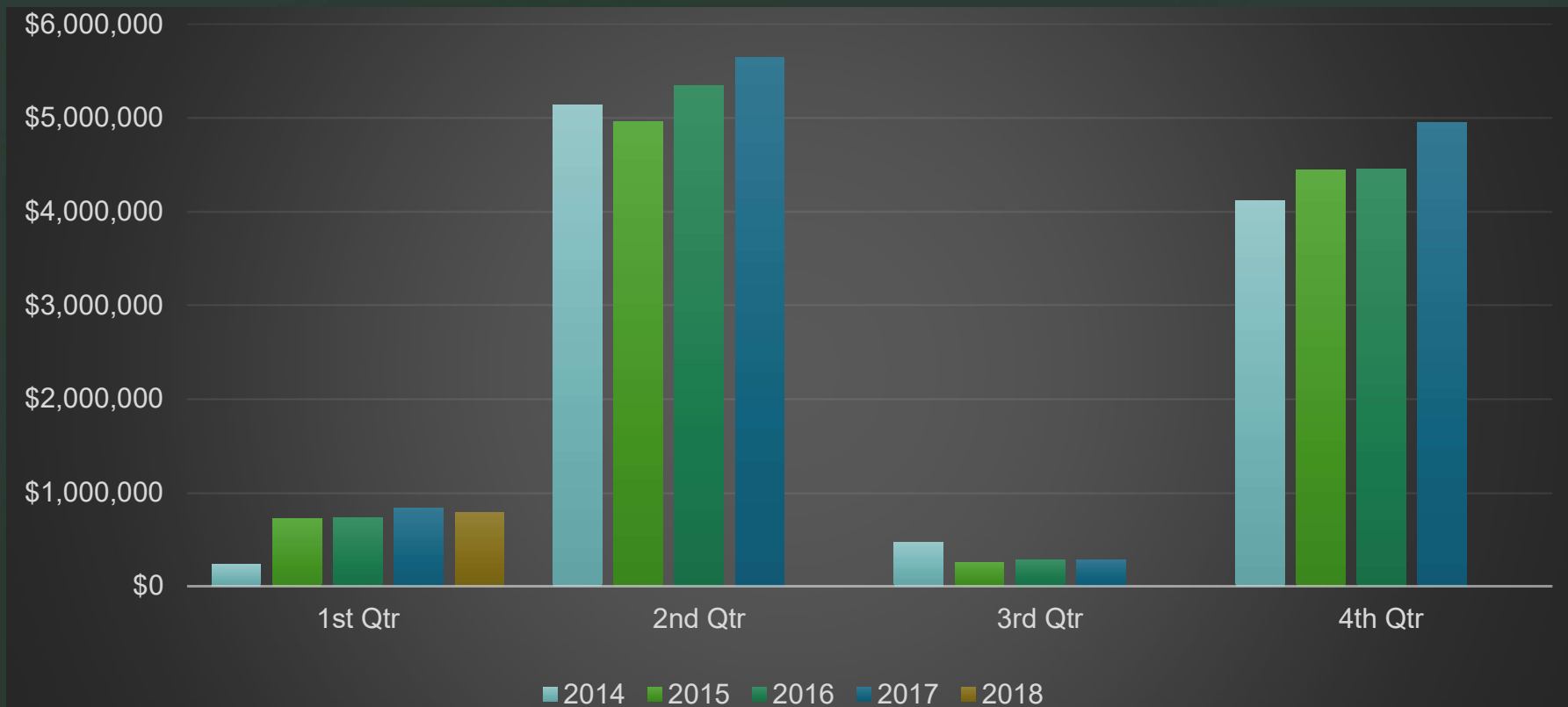
	2015 First Quarter	2016 First Quarter	2017 First Quarter	2018 First Quarter
Net revenues (less transfers)	\$2,221,276	\$2,532,437	\$2,797,693	\$3,191,414
Net expenditures (less transfers)	\$3,411,766	\$3,398,769	\$3,283,876	\$3,919,649
Net Cash Flow	(\$1,190,490)	(\$886,332)	(486,183)	(\$728,235)
% of Budget Spent	24%	23%	21.2%	22%
General Fund Balance	\$693,164	\$897,871	\$1,117,455	\$2,728,902
Overall Cash and Investments for All Funds	\$26,331,936 Includes Bond Proceeds	\$32,780,903 Includes Bond Proceeds	\$44,863,293 Includes Bond Proceeds	\$42,608,780 Includes Bond Proceeds

This table illustrates the cash flow of the General Fund.

# General Fund Revenues

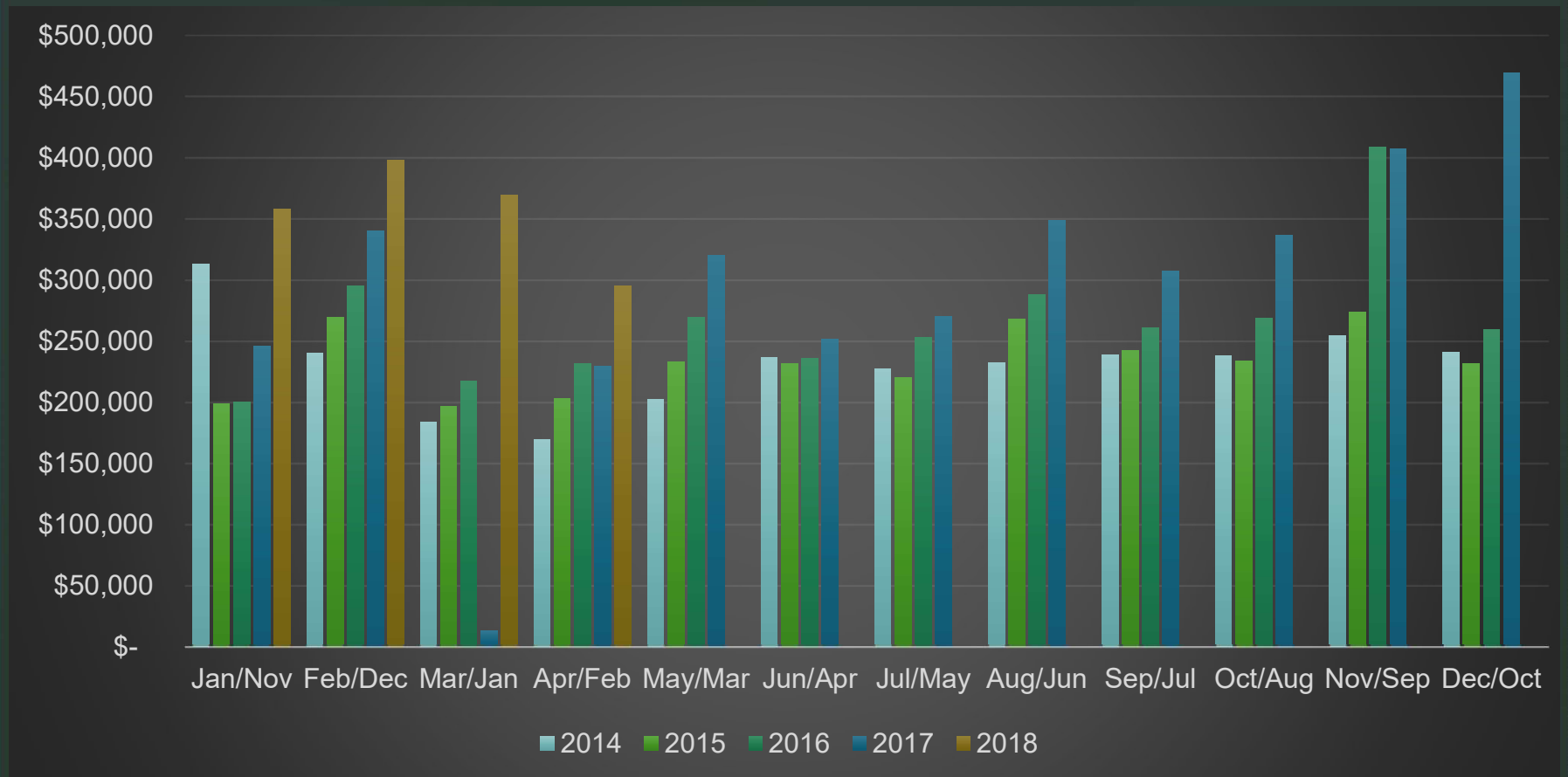


# Property Tax Collections

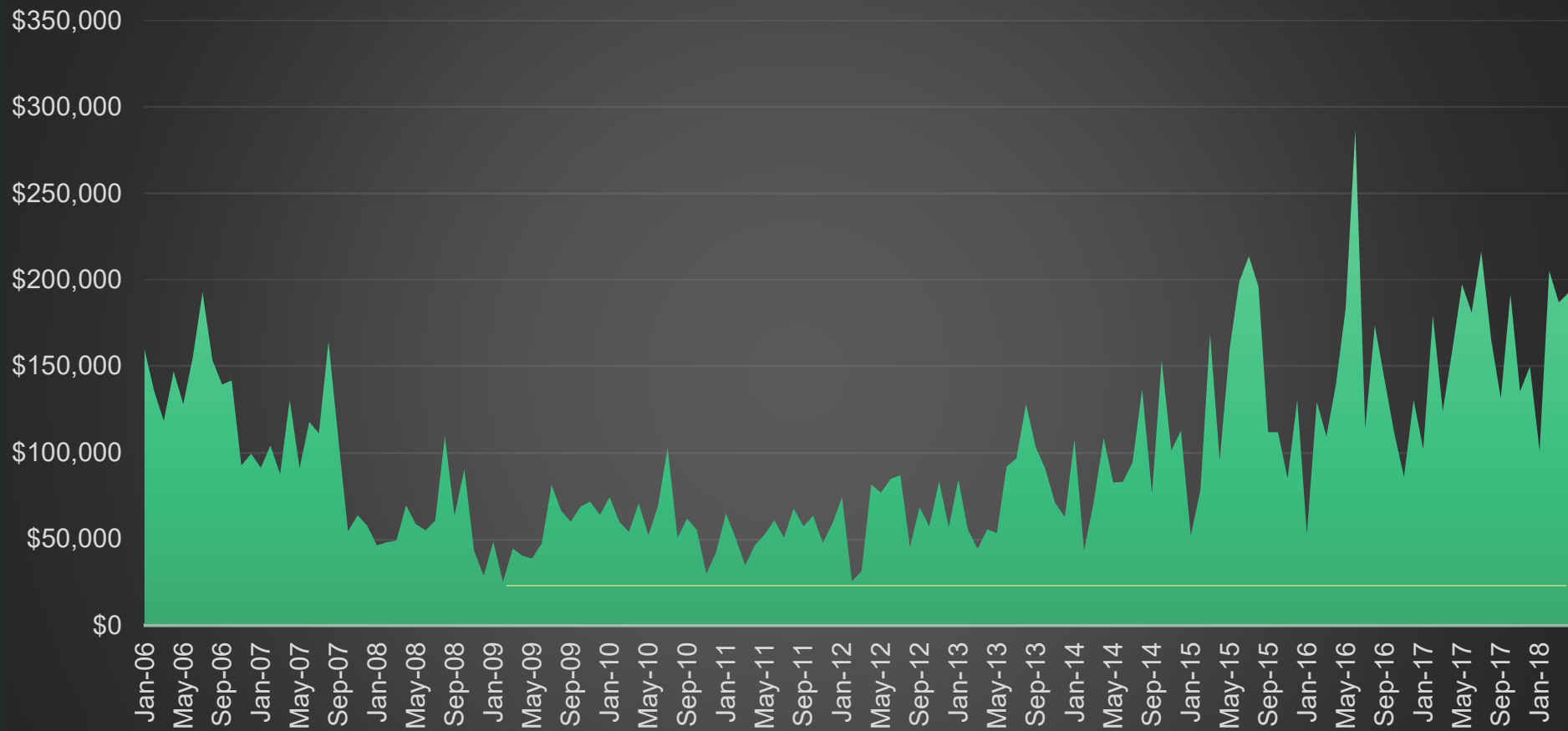




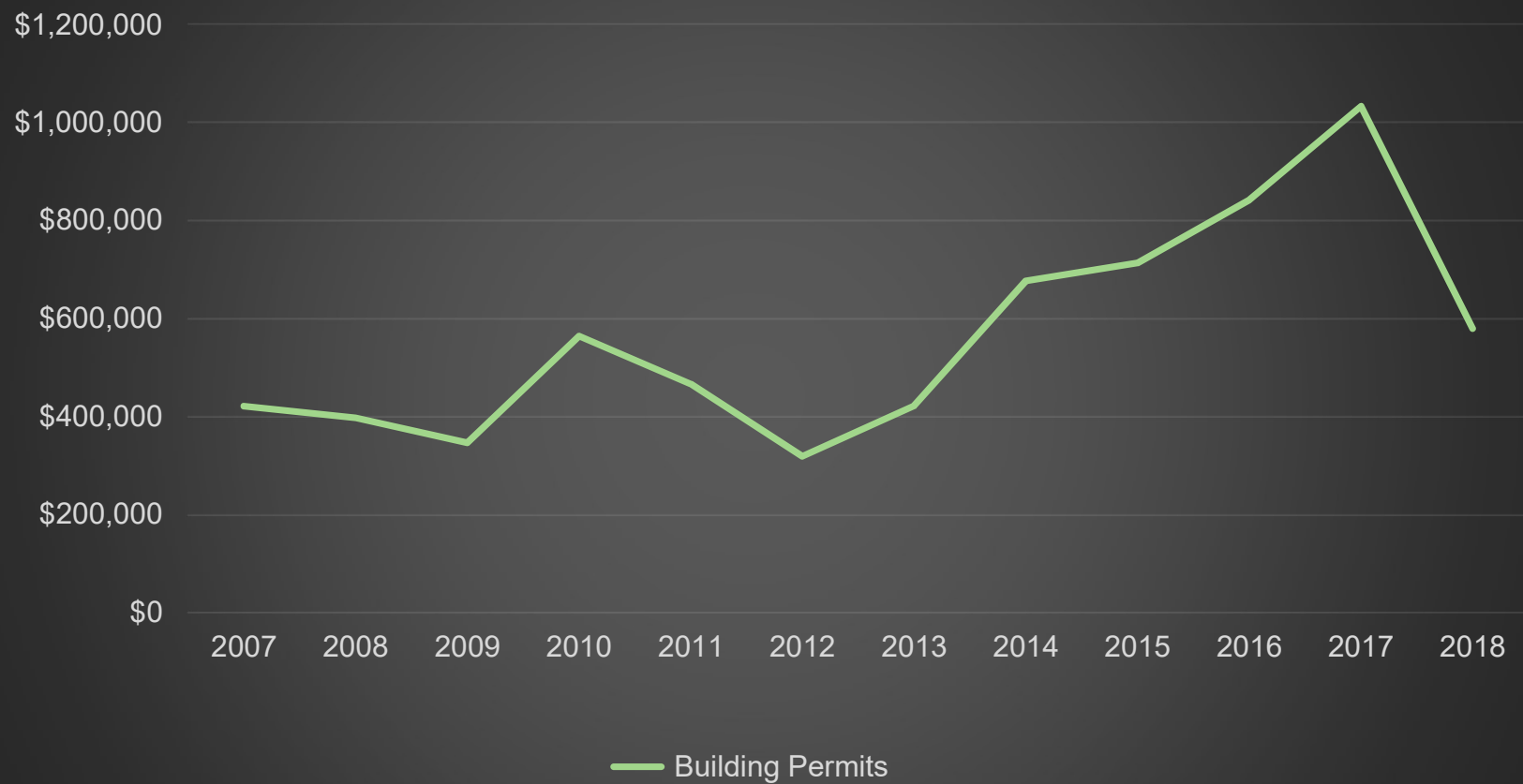
# Sales and Use Tax



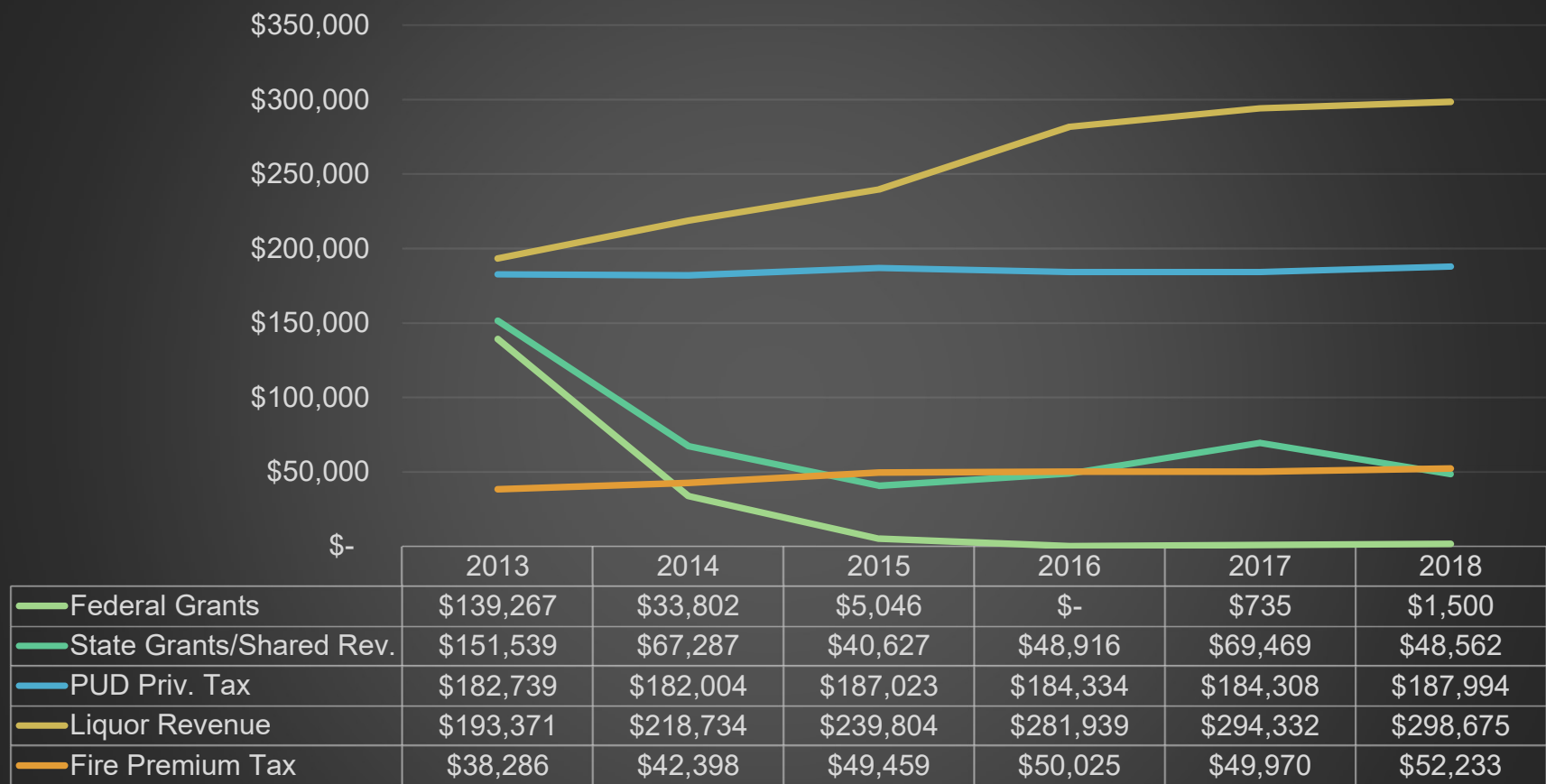
# Real Estate Excise Tax



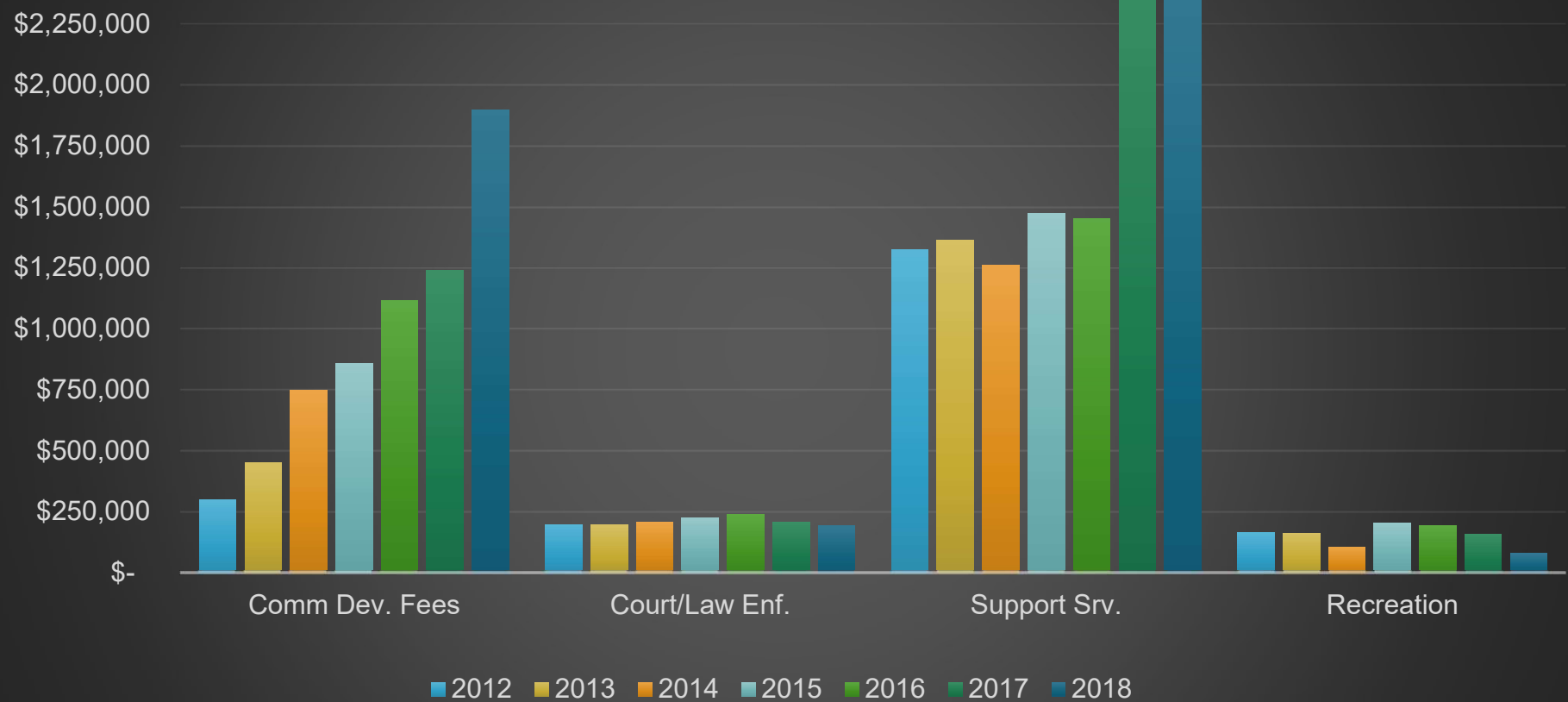
# Building Permits



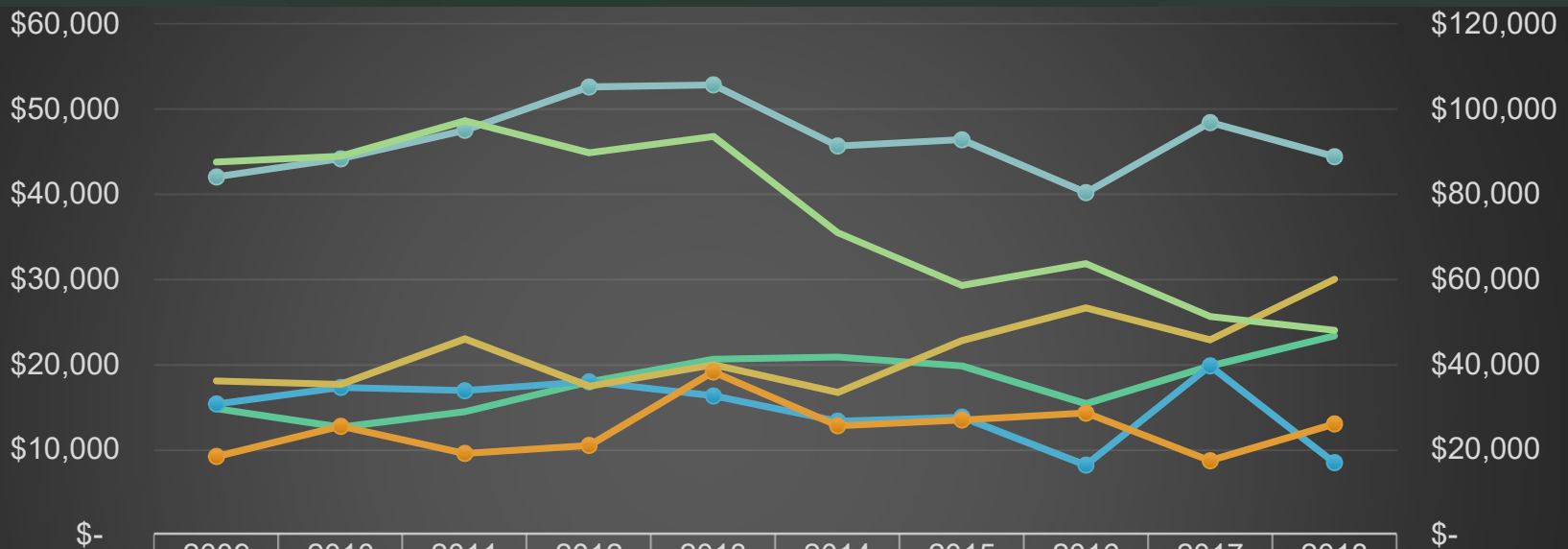
# Intergovernmental



# Charges for Services



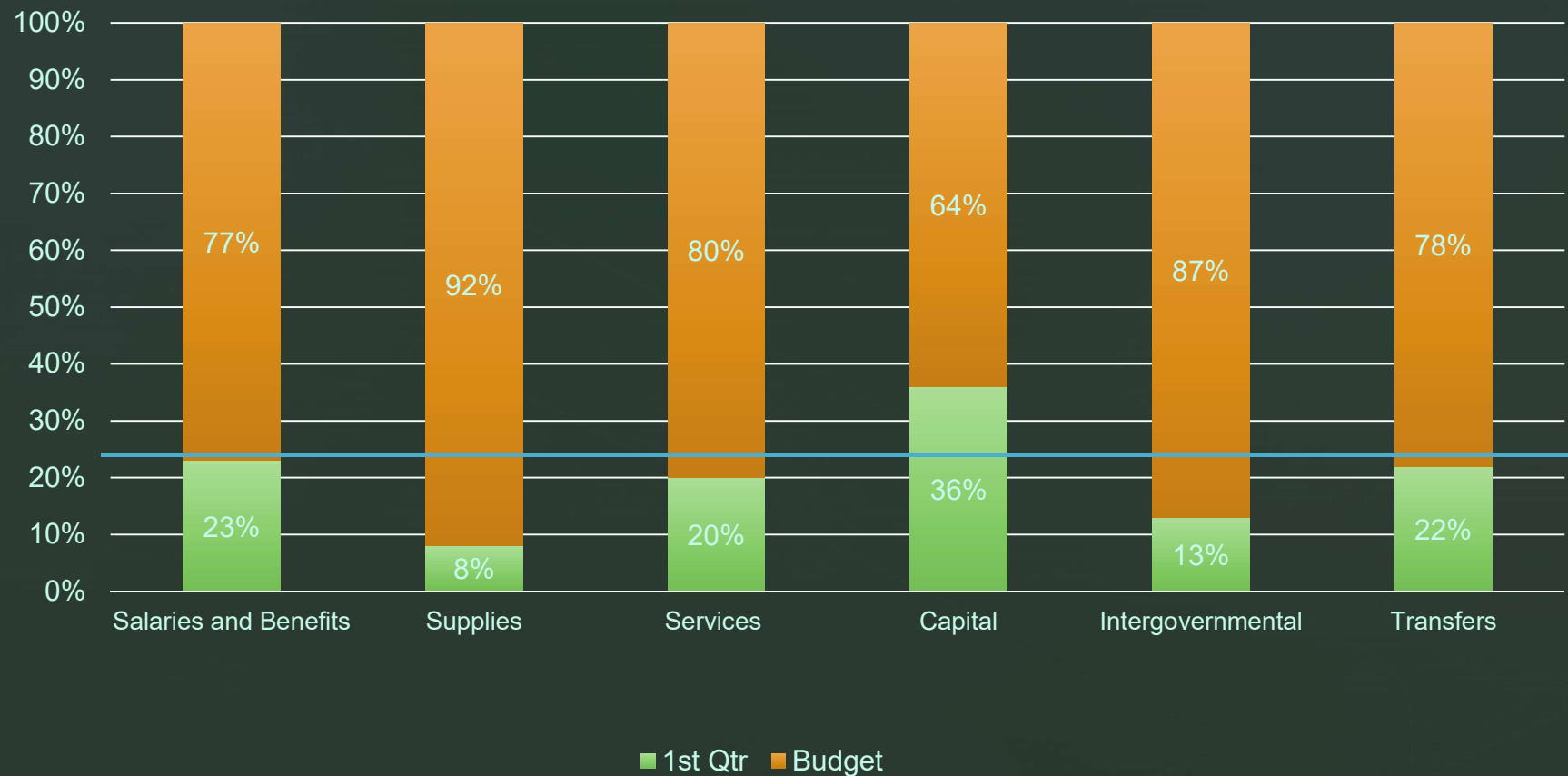
# Fines and Forfeitures



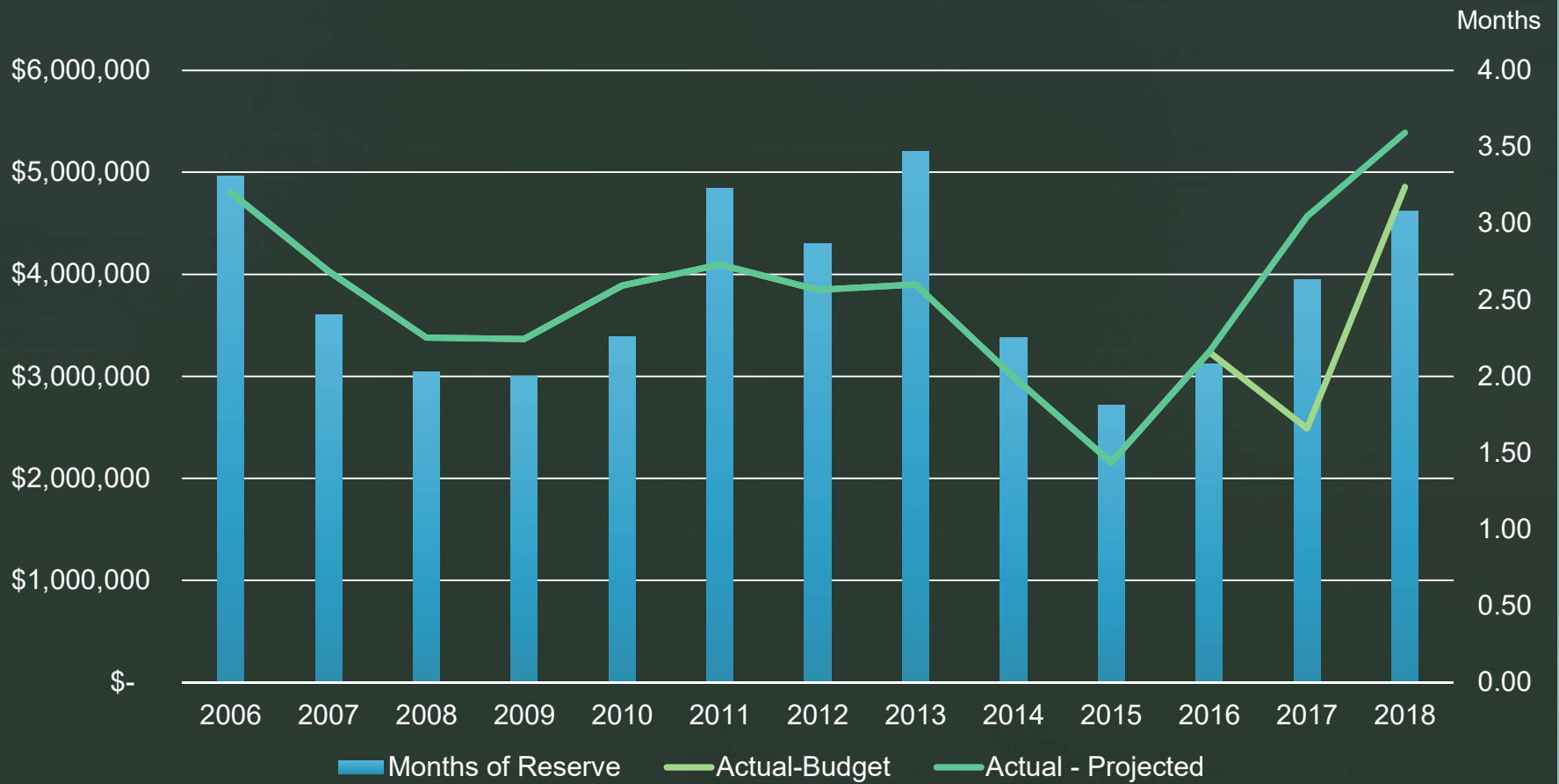
	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018
Other Traffic	\$14,791	\$12,601	\$14,428	\$17,948	\$20,609	\$20,874	\$19,800	\$15,362	\$19,822	\$23,355
Non-Traffic	\$15,334	\$17,294	\$16,906	\$17,956	\$16,294	\$13,327	\$13,799	\$8,147	\$19,822	\$8,446
Parking Viol.	\$18,050	\$17,626	\$22,983	\$17,427	\$19,956	\$16,689	\$22,760	\$26,647	\$22,889	\$30,000
DWI	\$9,173	\$12,730	\$9,538	\$10,460	\$19,117	\$12,776	\$13,473	\$14,271	\$8,675	\$13,000
Crim Costs/EHM	\$42,031	\$44,178	\$47,504	\$52,630	\$52,848	\$45,665	\$46,418	\$40,183	\$48,437	\$44,414
Traffic Infractions	\$87,582	\$88,946	\$97,268	\$89,735	\$93,544	\$70,967	\$58,530	\$63,694	\$51,218	\$48,004



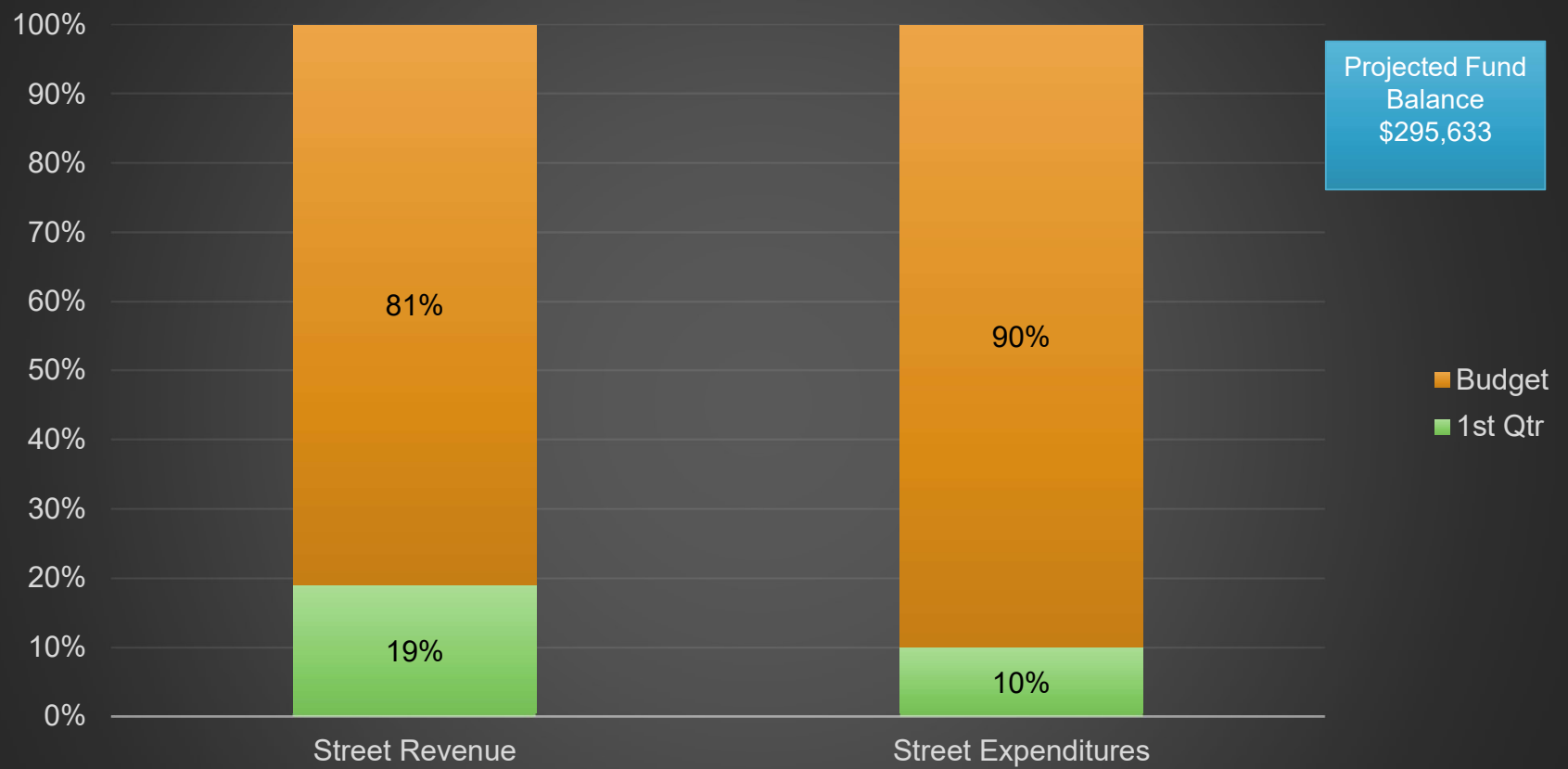
## General Fund Expenditures



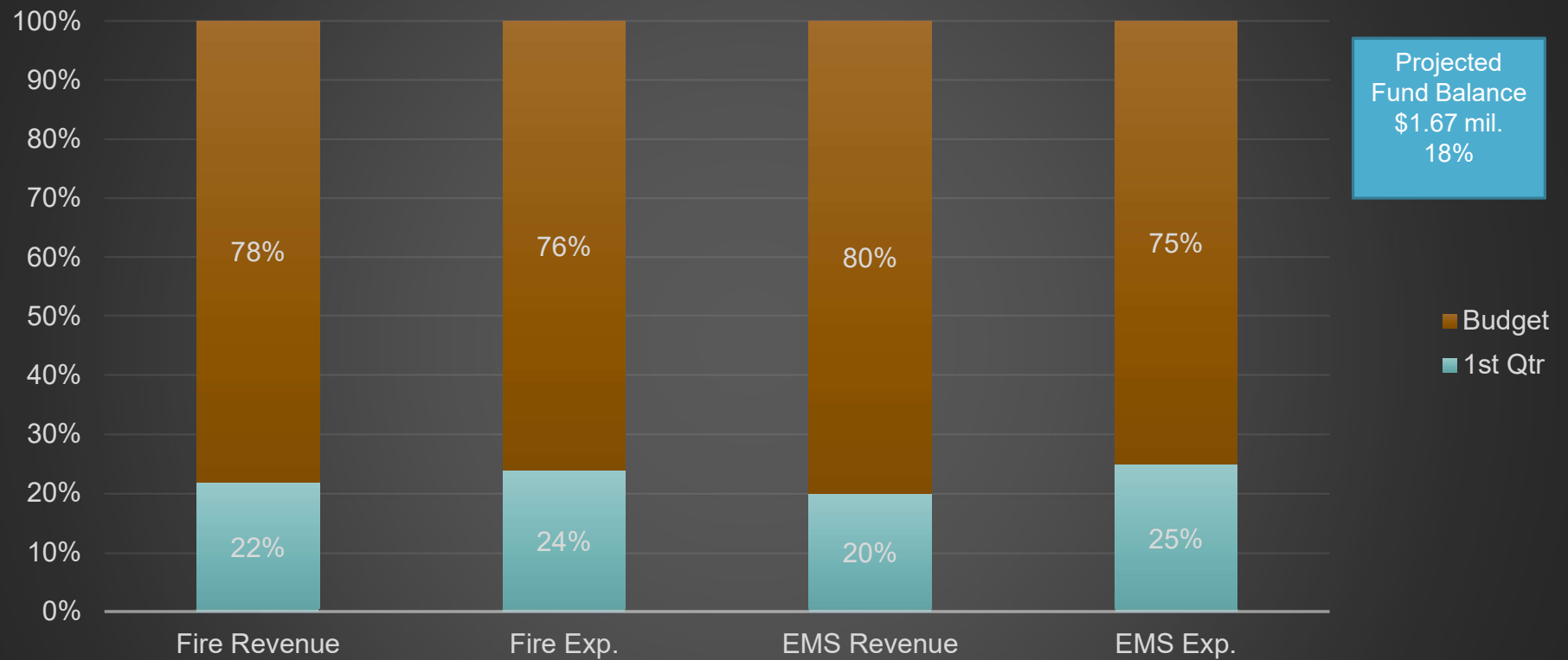
# General Fund Balance



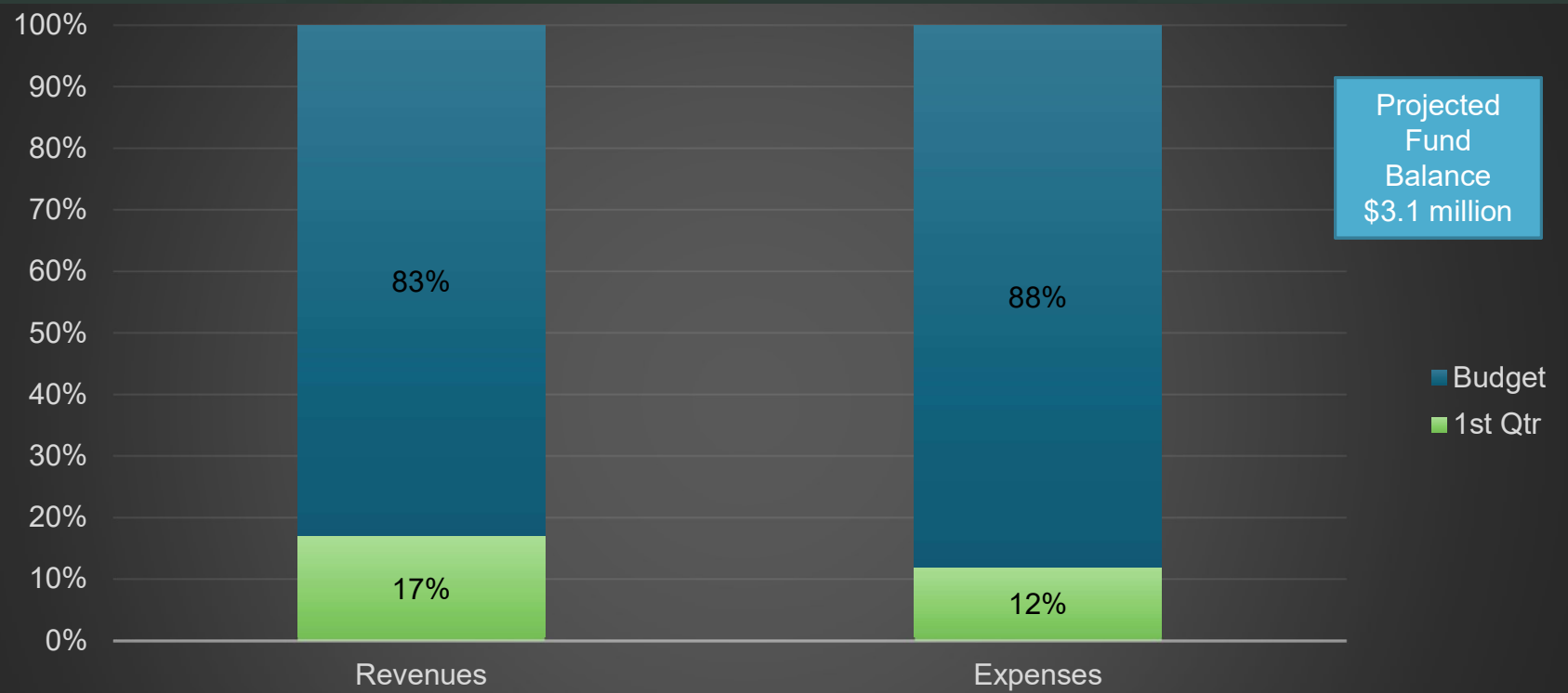
# Streets



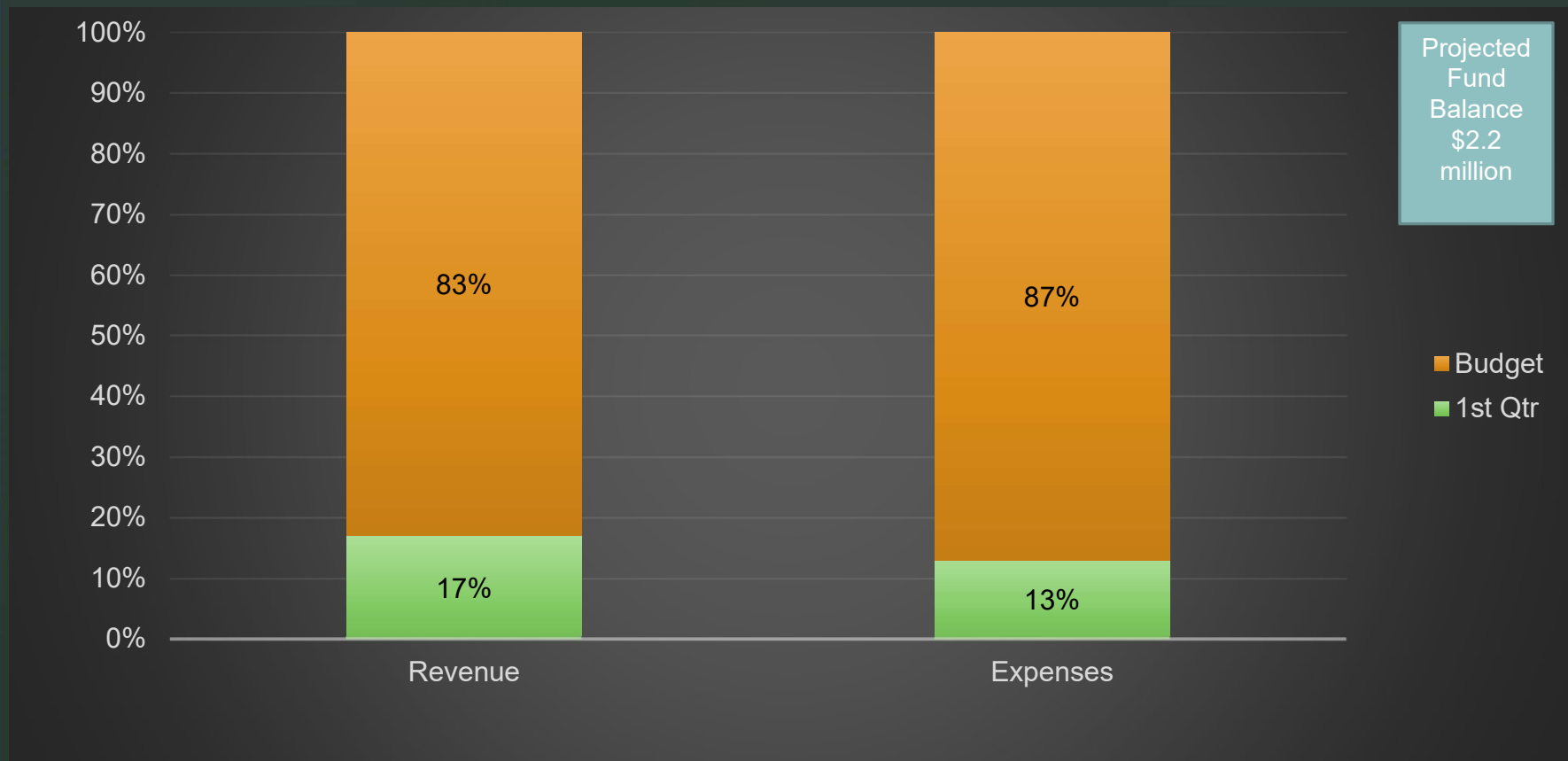
# Camas/Washougal Fire and EMS



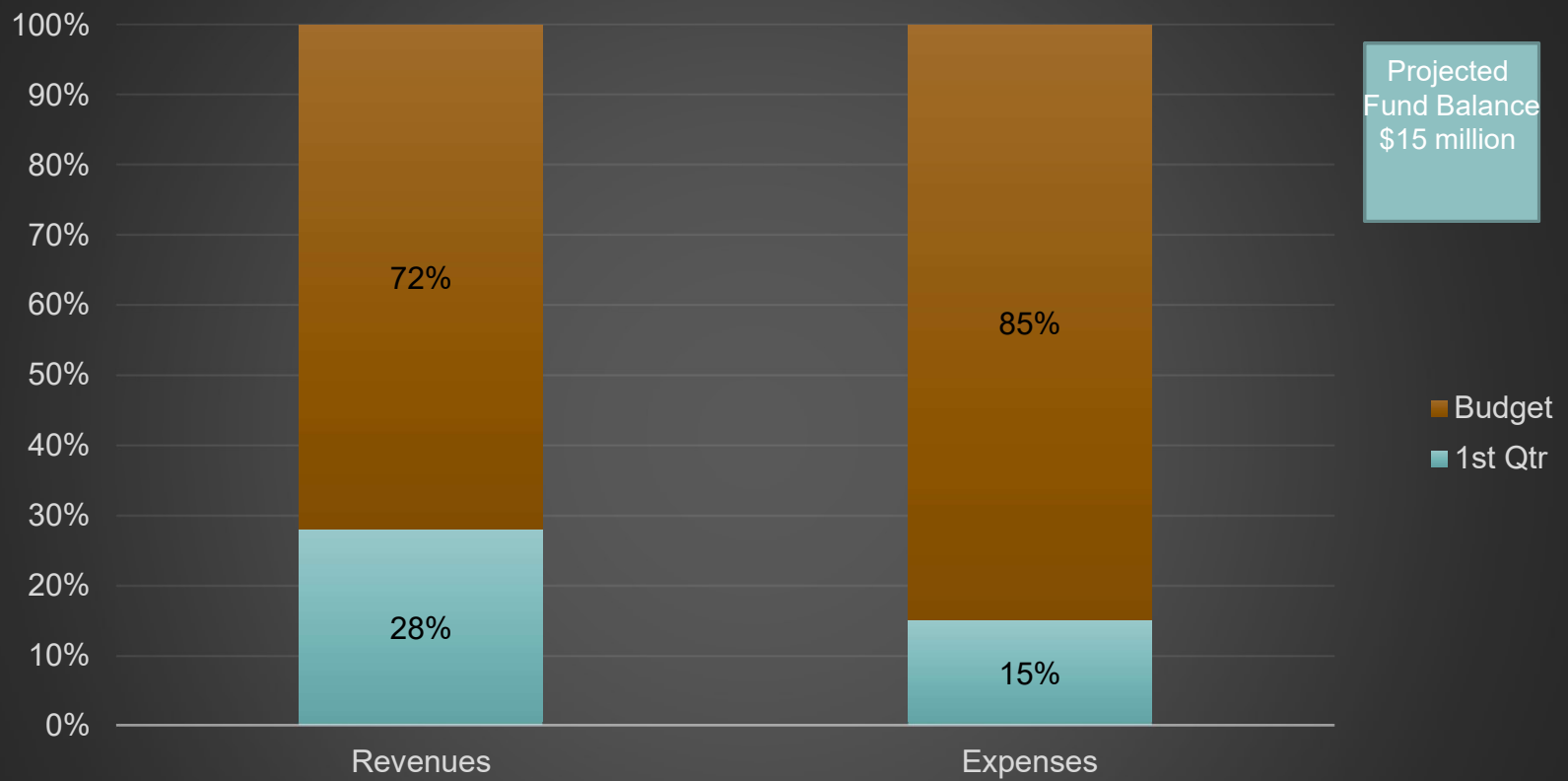
# Storm Water



# Solid Waste



## Water/Sewer





# Capital Projects

## Govt. Projects

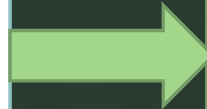
▪ Street Preservation	4%
▪ Open Space, Trails, Parks	3%
▪ North Shore Land Acquisition	6%
▪ North Shore Park & Trails	6%
▪ Dallas Street	1%
▪ NW Brady	0.5%
▪ Larkspur	3%
▪ Downtown Trails	0%
▪ NE 3 <sup>rd</sup> Ave. Bridge Retrofit	0%

## Utility Projects

▪ Well 17	1%
▪ North Shore Waterline	28%
▪ Reservoir	1%
▪ Mill Ditch Sewer Line Repl.	90%
▪ Lacamas Creek Pump Station	0%
▪ Water Meter Replacement	0%
▪ Slow Sands Transmission	0%
▪ Well 6 & 14 Transmission	0%

## 2015 LT GO Bond Issue Status

Net Proceeds	\$8,340,039
Spend to Date	\$7,819,140
Interest	\$61,892
<b>Remaining</b>	<b>\$582,791</b>



### Estimated Balance Remaining on Projects:

LED Lighting (Sierra)	\$92,000
6 <sup>th</sup> & Norwood	\$80,000
City Hall Generator	\$100,000
Larkspur	\$242,548
Brady	\$68,243

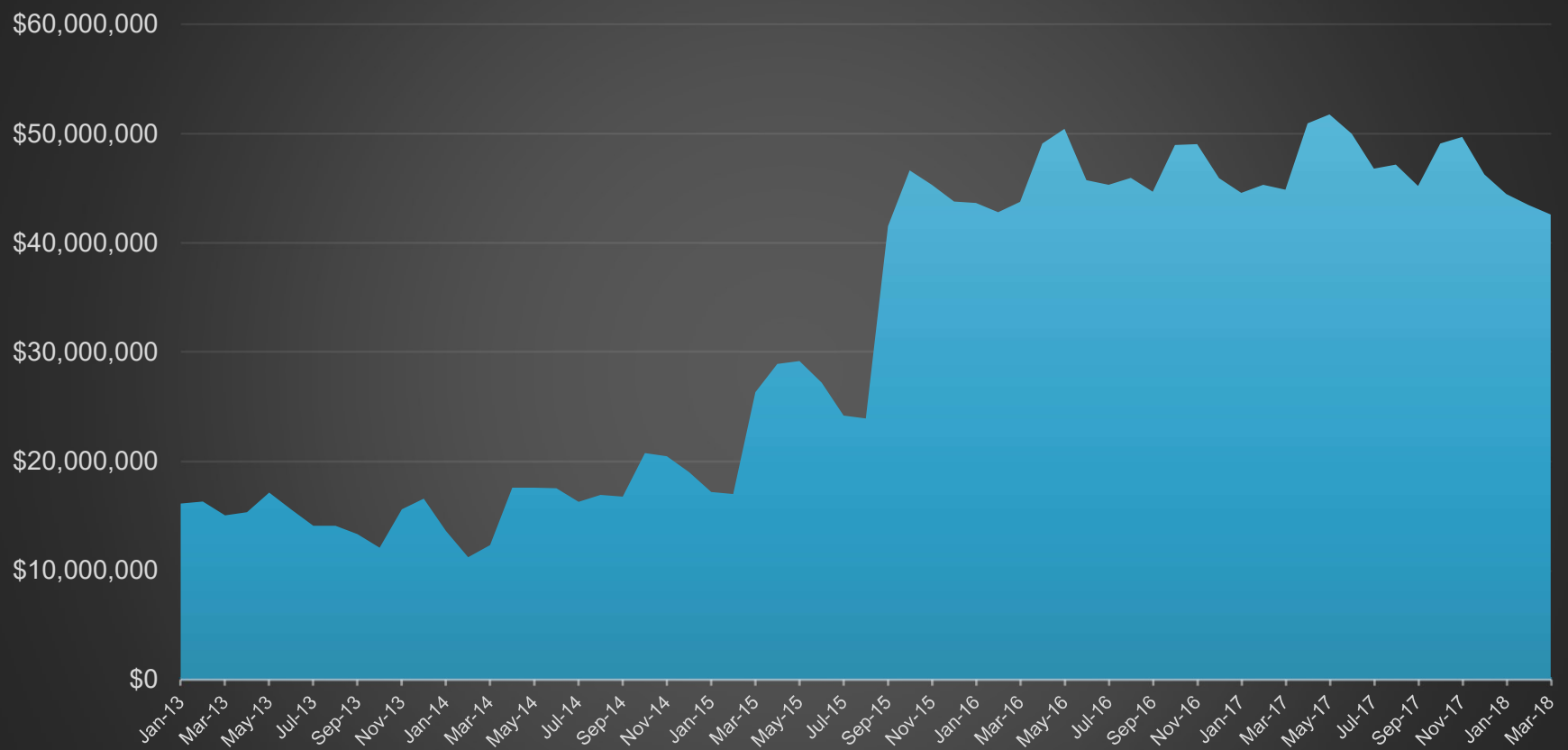
## 2015 Sewer Revenue Bond Issue Status

Net Proceeds	\$17,004,922
Spend to Date	\$11,280,322
Interest	\$261,607
Remaining	\$5,986,207

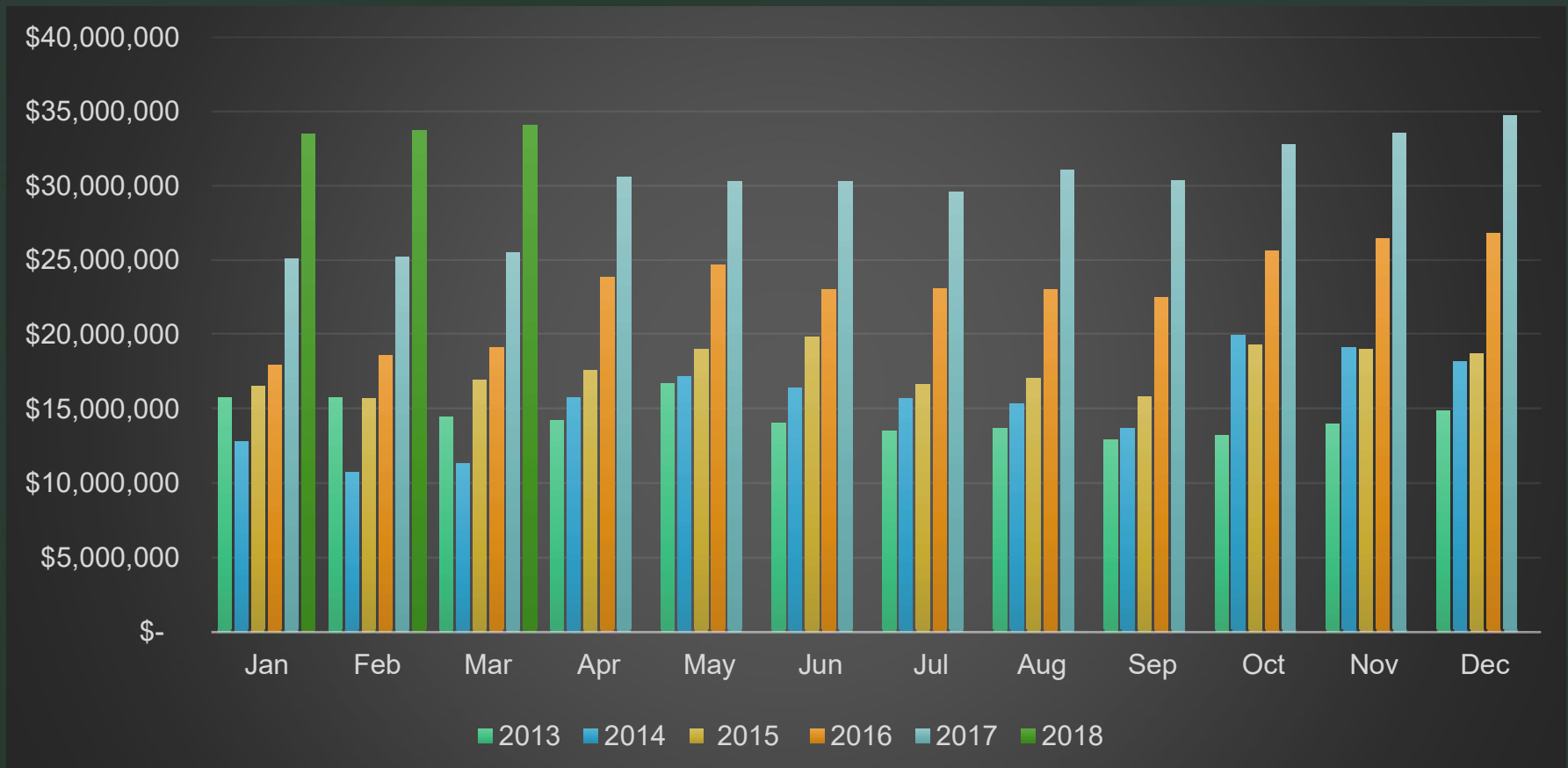
## Friends of the Library

- Trust Account in the Portfolio \$100,000
  - Interest Earned since 9/9/15 \$3,059
- Grant Account in the Portfolio \$7,264
  - Proceeds spent in 2018 \$0
  - Interest Earned in 2018 \$31

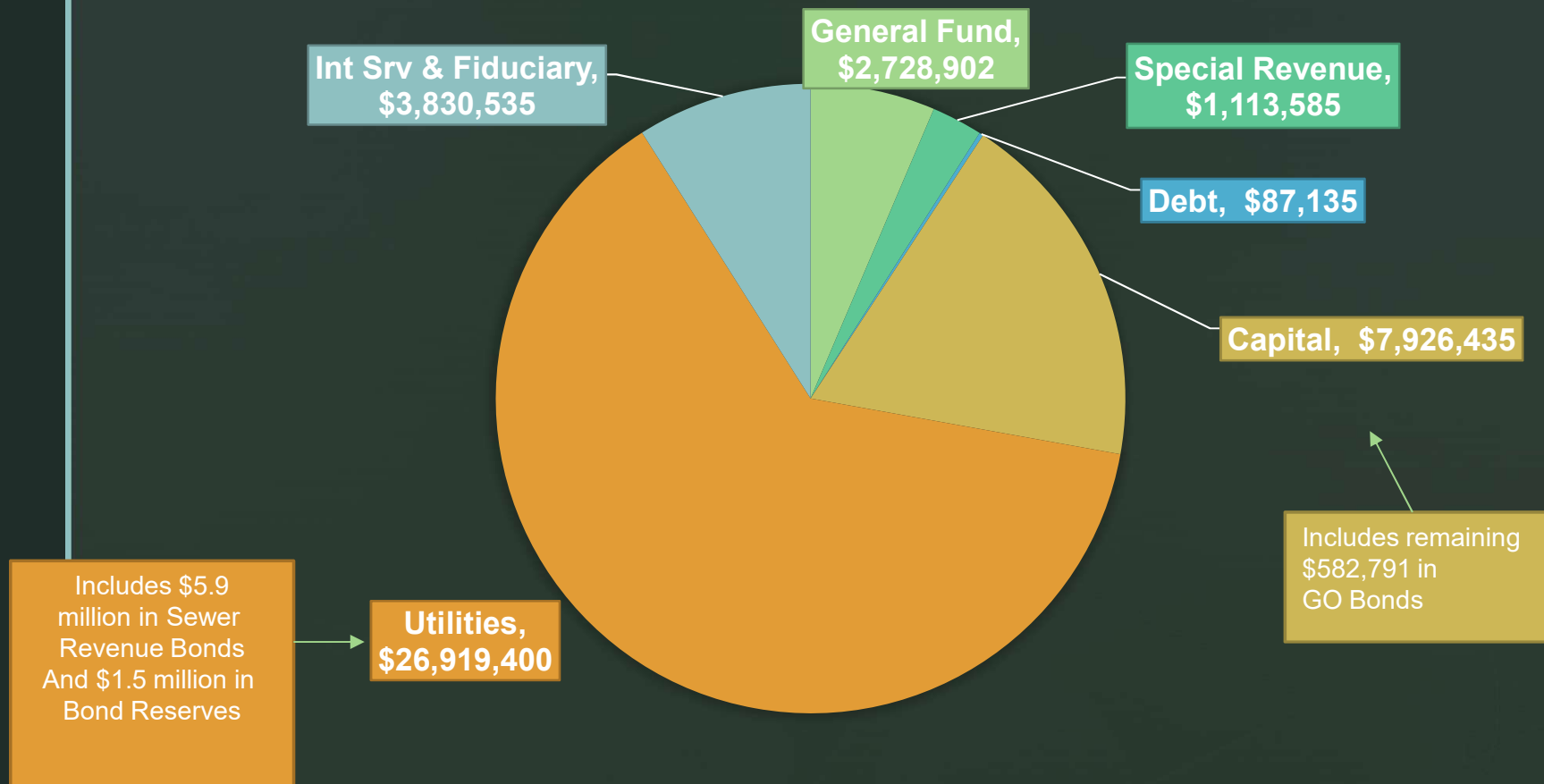
# Cash and Cash Equivalent Assets



# Investment Portfolio Balance



# Fund Composition of Investment Portfolio

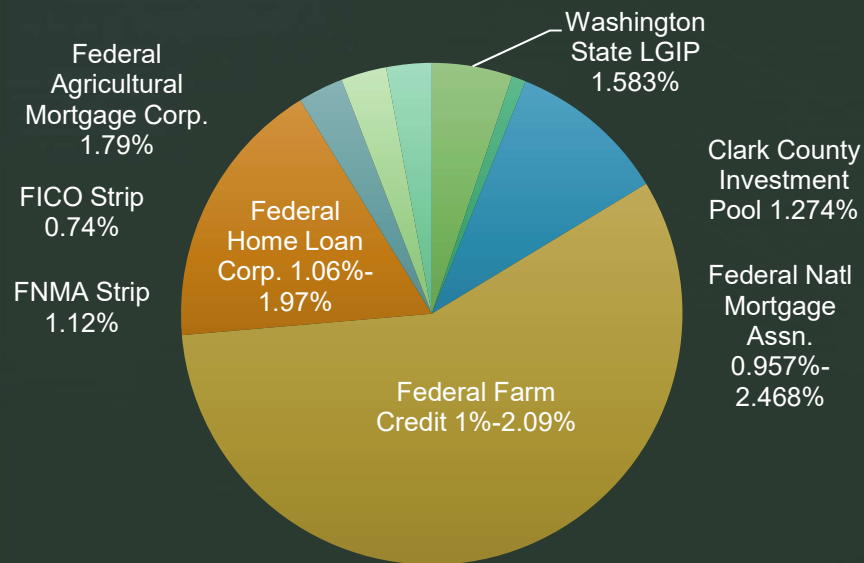




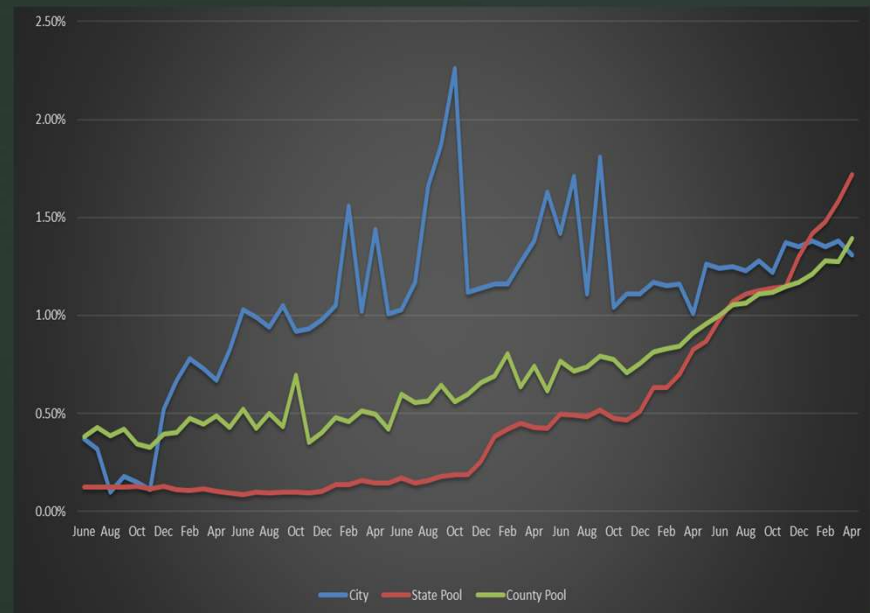
# Investment Portfolio

1<sup>st</sup> Quarter Portfolio \$34,113,429

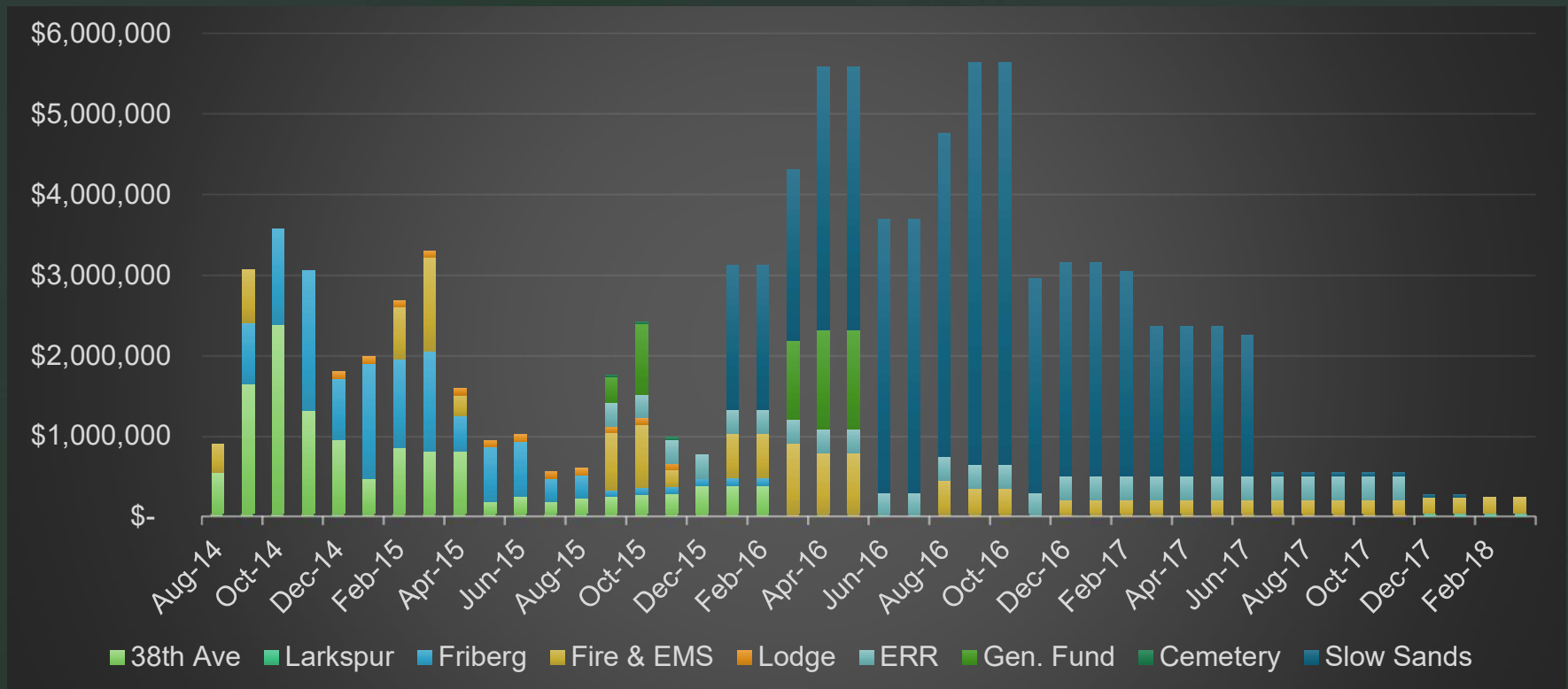
6% on demand    Return 3/31    1.38%



## Portfolio Performance



# Line of Credit



1<sup>st</sup> Qtr. Interest

\$1,111

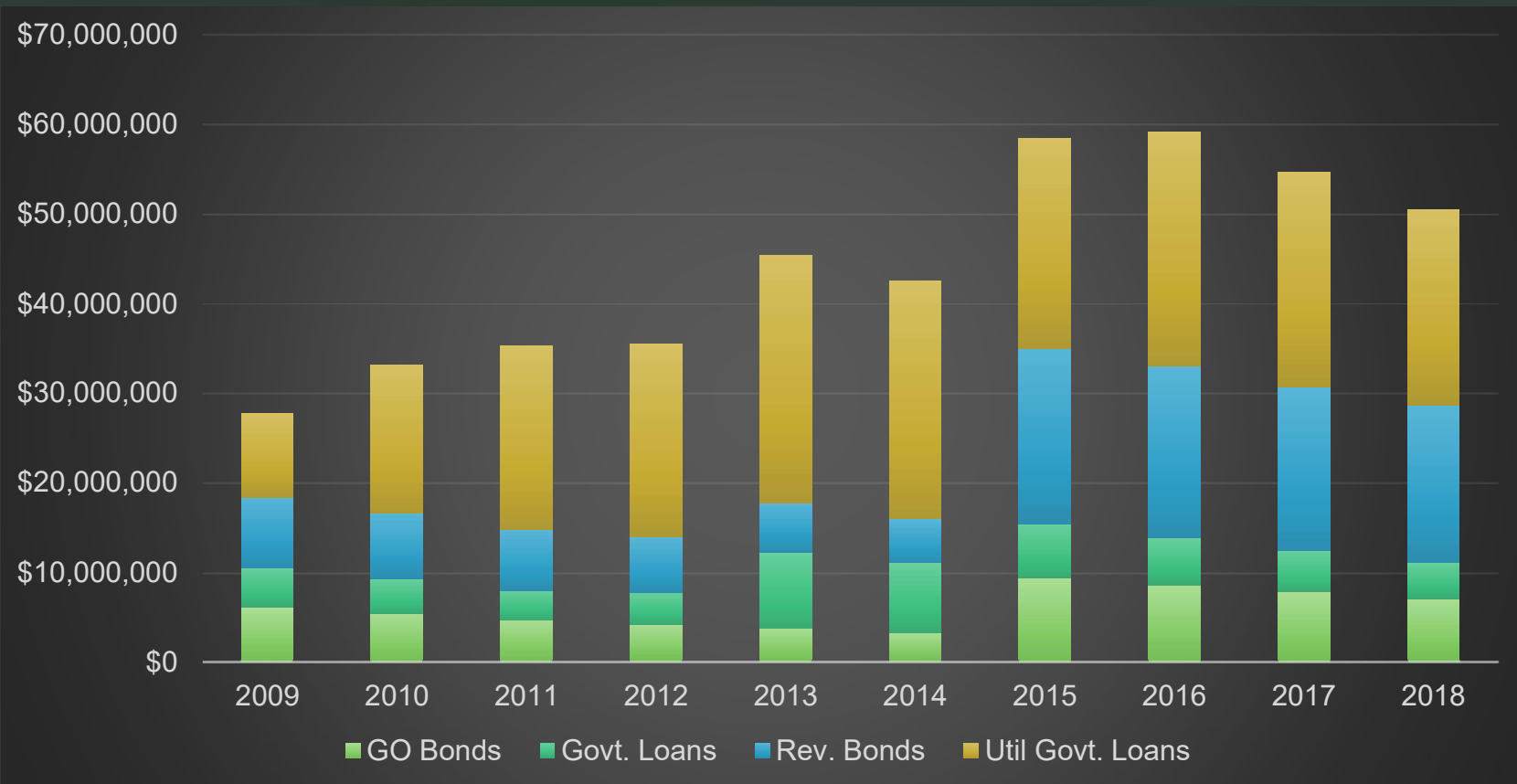
Interest Rate 1.843%

Commitment Fee

\$4,633

Fee Rate 0.275%

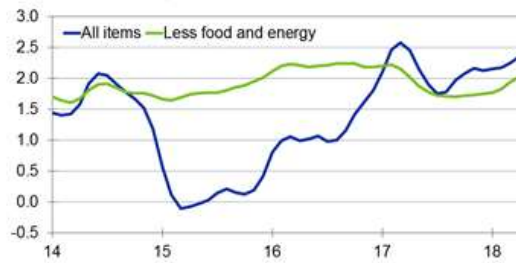
# Debt Outstanding



# Outlook

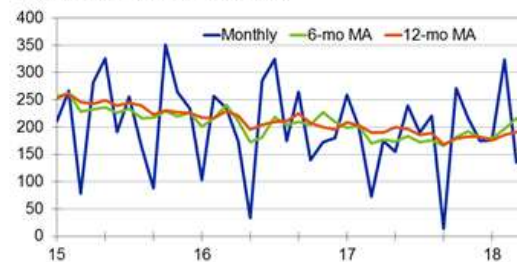
## U.S. Consumer Prices Tick Up in April

CPI, % change yr ago, 3-mo MA



## Trend Job Growth Is Rock Solid

Nonfarm employment, change, ths



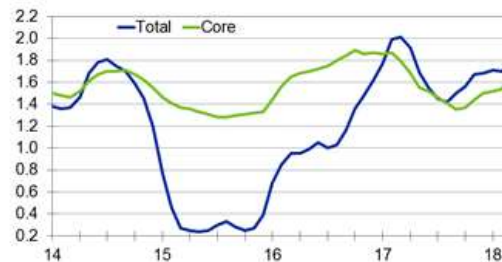
## New-Home Sales Bested Expectations

New single-family home sales, ths, SAAR



## U.S. Inflationary Pressures are Developing

PCE deflator, % change yr ago, 3-mo MA



- With good economic news comes reasons for concerns
  - Watch on gasoline – hopefully there is some \$ left from tax cuts
  - Recession projected in 2020 vs. 2022
  - Inflation slowly trending higher with continued pressure from wage costs going up
  - Interest rates will pressure mortgage rates



To be presented at the Council Workshop

# 1<sup>st</sup> Quarter Topic



## SITE LEASE AGREEMENT

THIS LEASE is entered into this \_\_\_\_\_ day of \_\_\_\_\_, 2018, by and between the City of Camas, Washington, a Municipal Corporation (hereinafter "City") and Sprint Spectrum L.P., a Delaware limited partnership, whose address is 6391 Sprint Parkway, Overland Park, Kansas 66212 (hereinafter "Tenant").

City is the owner in fee simple of a parcel of land located in the City, legally described on the attached Exhibit A (the "Premises"). Tenant desires to lease space on and air space above the Premises as described below for the installation and operation of certain equipment which includes requisite antennas, and connecting cables and appurtenances (collectively, "Equipment") for use in connection with its wireless telephone communications service ("Service").

In consideration of their mutual covenants, the parties agree as follows:

1. **Leased Premises.** City leases to Tenant and Tenant leases from City, on a non-exclusive basis, a portion of the Premises described as an approximately 20' x 30' parcel of land as legally described in attached Exhibit A, together with space on the existing water tower for the installation of antennas and associated equipment, and together with necessary space and rights for access and utilities, described and depicted in attached Exhibit B. Tenant may locate its Equipment on the Premises in the manner as described specifically in the attached Exhibit C. Tenant may not add Equipment in addition to that shown on Exhibit C other than as may be approved in writing by the City, which approval will not be unreasonably withheld..

2. **Term.** This Lease shall be five (5) years and shall commence on the date of execution by the City (the "Commencement Date") and shall end at 12:00 a.m. (midnight) on the fifth (5th) anniversary of the Commencement Date. This Lease may be renewed for one (1) additional five-year term upon giving written notice to the City no more than six (6) months before and no later than three (3) months before the end of the current five-year term. The City may refuse to renew (i) in the event of breach of the Lease during the preceding term beyond all applicable notice and cure periods, or (ii) any other reason determined by the City in its reasonable discretion. Any such refusal shall be in writing and shall be received by Tenant at least sixty (60) days prior to expiration of the then current five-year term.

3. **Rent.**

(a) Within fifteen (15) days of the Commencement Date and on the first day of each month thereafter, Tenant shall pay to City as rent two thousand and 00/100 DOLLARS (\$\_2,000.00) ("Rent") per month. Rent for any fractional month at the beginning or at the end of the Term or Renewal Term, if any, shall be prorated. Rent shall be payable to the City at 616 NE 4<sup>th</sup> Avenue, Camas, Washington 98607; Attention: City Finance Department. Tenant shall pay the City a late payment charge equal to five percent (5%) of the amount due for any payment not paid when due. Any amounts not paid when due shall also bear interest until paid at the lesser of the rate of two percent (2%) per month or the highest rate permitted by law.

(b) The Rent shall be increased by three percent (3%) per year throughout the Term of this Lease and Renewal Terms (if any). Each 3% increase shall become effective January 1st of

each calendar year, commencing on January 1, 2018.

**4. Permitted Use of Premises.**

(a) Tenant shall use that portion of the Premises leased herein for the installation, operation, and maintenance of its Equipment to provide Service. The Equipment and Premises may not be used for cable television services.

(b) Tenant shall, at its expense, comply with all applicable present and future federal, state, and local laws, ordinances, rules and regulations (including laws and ordinances relating to zoning, aesthetics, landscaping, fencing, permits, removal and abandonment, screening, health, radio frequency emissions, other radiation and safety) in connection with the provision of Service and the use, operation, maintenance, construction and/or installation of Equipment on the Premises. Tenant shall obtain all required governmental approvals, authorizations, licenses and permits at Tenant's expense. City agrees to reasonably cooperate with Tenant in obtaining, at Tenant's expense, including reimbursement of City's reasonable attorney, administrative and other related fees, any licenses and permits required by Tenant's use of the Premises. Said cooperation shall in no way infer any special consideration or deviation from the land use and building construction permit approval process of the City that is applicable to the intended use of the Premises by Tenant.

(c) Tenant shall remove the Equipment from the Premises within thirty (30) days following the termination of the Lease. Upon removal of the Equipment, Tenant shall restore the Premises to the reasonable satisfaction of the City, reasonable wear and tear and loss by casualty excepted. All costs and expenses for the removal and restoration to be performed by Tenant shall be borne by Tenant. If, however, Tenant requests permission not to remove all or a portion of the improvements, and City consents to such non-removal, title to the affected improvements shall thereupon transfer to City and the same thereafter shall be the sole and entire property of City, and Tenant shall be relieved of its duty to otherwise remove same.

(d) The City reserves the right to use the property for such purposes as it shall desire including, but not limited to, constructing or installing structures and facilities on the property, or developing, improving, repairing or altering the property. In furtherance of such rights, the Tenant will, upon the City's demand and at the Tenant's sole cost and expense, remove, repair, relocate, change, or reconstruct the Equipment as set forth below. City will provide no less than ninety (90) days prior written notice to Tenant of such requirement to remove, repair, relocate, change, or reconstruct the Equipment. In the event that either: (i) Tenant and City cannot agree on an alternate location for Tenant's Equipment on the Property using commercially reasonable best efforts within such ninety (90) day period, or (ii) Tenant decides not to remove, repair, change or reconstruct the Equipment within such ninety (90) day period, then either party may thereafter terminate this Lease upon ninety (90) days prior written notice to the other party. Tenant shall have the right to install on the Premises temporary communications facilities, including a cell on wheels ("COW") and/or telescoping, guyed or functionally equivalent pole or tower and associated equipment: (x) during any removal, repair, change, or reconstruction pursuant to this section, or (y) until such time as Tenant is commercially operational at the new, alternate Equipment location pursuant to a relocation under this section.

**5. Relocation.** In the event City desires to redevelop, modify, remodel or in any way alter the Property and/or any improvements located thereon ("Redevelopment"), City shall in good



faith use its best efforts to fully accommodate Tenant's continuing use of the Premises. Should any proposed Redevelopment necessitate the permanent relocation of the Tenant's Equipment, Tenant and City shall use best efforts to find a mutually acceptable alternate location for the Tenant's Equipment on the Premises. Tenant shall relocate or make the necessary alterations, at Tenant's sole cost, expense and risk; provided, however, that City has provided Tenant with no less than ninety (90) days prior written notice of City's proposed Redevelopment. In the event that Tenant and City cannot agree on an alternate location for Tenant's Equipment on the Property using best efforts, within ninety days (90) days following receipt of the notice of Redevelopment, then either party may thereafter terminate this Lease upon ninety (90) days prior written notice to the other party. If the parties agree on an acceptable alternate location for Tenant's Equipment, Tenant and City agree to use their best efforts to amend this Lease to document the new, alternate Equipment location, and from and after the date Tenant begins installation of its Equipment at such new location, such new location shall be deemed the Premises (or part thereof, as applicable) herein. Tenant shall have the right to install on the Premises temporary communications facilities, including a cell on wheels ("COW") and/or telescoping, guyed or functionally equivalent pole or tower and associated equipment, until the Equipment is relocated and operational at the on the Premises until such time as Tenant is commercially operational at the new, alternate Equipment location. Such temporary use by Tenant will not impede City's use of property and access to City facilities. In addition, such temporary use will be limited for 90 days unless approved by the City in writing, which approval will not be unreasonably withheld, conditioned or delayed.

6. **Restoration.** In the event that Tenant causes damage of any kind during the course of installing, operating or maintaining the Equipment, including damage to the premises caused by cutting, boring, jack hammering, excavation or other work, and including latent damage not immediately apparent at the time of the work, Tenant shall repair the damage and/or restore the right-of-way to the extent caused by such damage at its sole cost and expense, without delay or interruption and within the reasonable time period following receipt of written notice by the City of such damage. Restoration of the premises shall be to a condition, which is equivalent to or better than the condition of the premises prior to commencing the installation, operation or maintenance of the Equipment and to a condition satisfactory to the City. Restoration of the right-of-way surface shall either include six inches (611) of crushed surfacing top course and three inches (3") of asphalt, class AB", or be replaced to the original condition, at the City's sole discretion. Whenever part of a square or slab or existing concrete sidewalk or driveway is cut or damaged, the entire square or slab shall be removed and replaced. All materials and compacting shall be in accordance with the "Standards and Specifications for Road, Bridge, and Municipal Construction," as amended.

7. **Improvements.** Tenant may update or replace the Equipment from time to time with City approval provided that the replacement facilities are not greater in number or size or different in type, color or shape or height than the existing facilities. Any change in Equipment location on the Premises will be approved in writing by City. Tenant must submit an application to the City of Camas Planning Department for either a minor or major modification when replacing or adding antennas or equipment. Subject to the foregoing, Tenant may change the Equipment configuration specified in attached Exhibit C with the prior written approval of City. Tenant shall submit to City a written request for any such change and any supplemental materials as may be requested, for City's evaluation and approval. City shall have thirty (30) days after receipt of all requested materials in which to respond to such request and unless City so notifies Tenant to the contrary such approval shall be deemed granted. Notwithstanding the foregoing, in the event of an Equipment outage emergency or damaged Equipment, Tenant may exchange such equipment for similar equipment without prior approval of the City, but upon prior written notice to City. Except as may be required

by FAA or FCC requirements, no lights or signs may be installed on the Premises or as part of the Equipment. Tenant further agrees to monitor the Equipment for fire, smoke, intrusion, and A/C power failure by Tenant's 24-hour electronic surveillance system. In connection therewith, Tenant has the right to do all work necessary to prepare and maintain the Premises for Tenant's business operations and to install transmission lines connecting the antennas to the transmitters and receivers, after reasonable notice to the City. All of Tenant's construction and installation work shall be performed at Tenant's sole cost and expense and in a good and workmanlike manner, in the reasonable determination of the City. Tenant shall also submit a construction schedule to the City for the City's approval, which approval shall not be unreasonably delayed or withheld.

8. **Premises Access.** Tenant shall have reasonable access to the Premises 24 hours a day, 7 days a week. Except in an emergency, Tenant shall provide advance notice to City of intent to access the Premises by any of Tenant's agents, independent contractors, or sub-contractors 72 hours in advance. In the event of emergency, Tenant shall provide as much prior notice as reasonably possible under the circumstances.

City retains and reserves the right to access the Premises at all times and shall be provided with a key to any buildings located thereon. Tenant, its agents, independent contractors, or sub-contractors shall, upon leaving the Premises, ensure that the Premises are in the condition as required pursuant to Section 10 herein.

9. **Utilities.** Tenant shall, at its expense, separately meter charges for the consumption of electricity and other utilities associated with its use of the Premises and shall timely pay all costs associated therewith.

10. **Maintenance.** Tenant shall, at its own expense, maintain the Premises and Equipment on or attached to the Premises in a safe condition, in good repair and in a manner reasonably suitable to City. Additionally, Tenant shall keep the Premises free of debris, graffiti and anything of a dangerous, noxious or offensive nature or which would create a hazard or undue vibration, heat, noise or any interference with City services. Tenant shall have sole responsibility for the maintenance, repair, and security of its Equipment and leasehold improvements, and shall keep the same in good repair and condition during the Lease term. New and replacement equipment (e.g. antennas, cabinets) are not considered normal maintenance within this provision. See Section 7 of this agreement for requirements. Tenant or its agents, independent contractors, or sub-contractors shall provide their own restroom facilities.

11. **Compliance with Laws.** Tenant's use of the Premises is subject to its obtaining all certificates, permits, zoning, and other approvals that may be required by any federal, state or local authority. Tenant shall erect, maintain and operate its Equipment in accordance with applicable site standards, statutes, ordinances, rules and regulations now or hereinafter in effect as may be issued by the Federal Communications Commission, the City, or any other federal, state or other governing bodies. Tenant specifically waives any right to claim that any aspect of this Lease is contrary to any provision of any local, state or federal law (including the Telecommunications Act of 1996) in effect as of the date of this Agreement. In addition, Tenant specifically acknowledges that all or a portion of the premises is right-of-way subject to City's regulatory authority. Nothing herein shall be deemed to limit, impair or affect City's authority to franchise or otherwise permit usage of rights-of-way pursuant to its regulatory authority.

12. **Lease Subject to Future Ordinances.** Tenant acknowledges that the City may

develop rules, regulations, ordinances and specifications for the use of the right-of-way and City property which shall govern Tenant's Equipment and activities hereunder as if they were in effect at the time this Lease was executed by the City and Tenant covenants and agrees to be bound by same provided that such rules, regulations, ordinances and specifications are applicable to all communications users of the Premises in a non-discriminatory manner.

13. **Interference.** Tenant shall not use the Premises in any way, which interferes with the use of the Premises by City, lessees, licensees, or other entities authorized by the City with rights to the Premises prior in time to Tenant's and in compliance with the requirements of FWCC 22-972 as it now exists or is hereafter amended. For the purposes of this Agreement, Tenant's rights to the Premises commenced on June 24, 1994. City shall have the right pursuant to FWCC 22-971 to grant rights for co-location of other telecommunications facilities on the Premises.

In addition, with regard to lessees or licensees whose operations commence after installation of the Equipment hereunder, Tenant shall not make any change in its operations that causes or is intended to cause material interference with such lessees or licensees. All operations by Tenant shall be in compliance with all FCC requirements.

14. **Termination.**

(a) Except as otherwise provided herein, this Lease may be terminated, without penalty to or further liability, as follows:

(i) Upon thirty (30) days written notice by either party for failure to cure a default or breach, including non-payment of amounts due under this Lease, within that 30-day period; or such longer period as may be required to diligently complete a cure commenced within the 30-day period;

(ii) Upon ninety (90) days written notice by Tenant that the Premises are or become unusable, in Tenant's sole discretion, under Tenant's design or engineering specifications for its Equipment or the communications system to which the Equipment belongs;

(iii) Upon thirty (30) days written notice by City if Tenant abandons or, vacates the Premises or Equipment, however, it is hereby understood that the Premises and Equipment will be unmanned and unoccupied by Tenant's employees and such use of the Premises shall not be deemed an abandonment or vacation; or if Tenant becomes the subject of a bankruptcy proceeding and the bankruptcy proceeding is not vacated within 120 days;

(iv) Upon one hundred eighty (180) days written notice by City, for any reason as determined by the City in its reasonable discretion, including reasons involving public health, safety or welfare;

(v) Immediately, upon written notice by City, in the event of an emergency involving risk of imminent harm to public health, safety or welfare, as determined by the City in its sole discretion.

(vi) Upon thirty (30) days written notice by City, if Tenant fails to comply with all applicable federal, state, and local laws, including, without limitation, all governmental codes, ordinances, resolutions, standards and polices as now existing or hereafter adopted or

amended, including, without limitation, all requirements of the FCC and the Federal Aviation Administration (FAA). City shall provide Tenant with notice of such failure and Tenant will have the opportunity to cure such failure within the timeframes set forth in subparagraph (i) above.

(vii) Upon thirty (30) days written notice by Tenant of a court decision described in Section 26(g) of this Lease below, and Tenant elects to terminate this Lease as a consequence of such court decision. If Tenant elects to terminate pursuant to this subsection, Tenant agrees that neither it, its successors, heirs or assigns will seek to enter into another Site Lease Agreement with the City of Camas for the Premises for a period of three (3) years from the date termination is effective, and Tenant waives any claim against the City arising out of any refusal to enter into a new lease should Tenant terminate under this subsection.

(viii) Upon ninety (90) days written notice by Tenant for any or no reason as determined by the Tenant in its sole discretion, provided that Tenant pays an early termination fee equal to the amount of nine (9) months of the Rent in effect as of the date of such termination notice; and

(ix) as otherwise set forth in this Agreement.

(b) In the event of any termination under this Section, Tenant shall pay City all monies due as rent and/or penalties, including attorney and collection fees and any other damages incurred by City as a result of such termination. In addition Tenant shall, at its sole expense, return the Premises to the same condition as prior to this Lease (normal wear and tear excepted), and shall remove all Equipment.

(c) No re-entry and taking of possession of the Premises by City shall be construed as an election on City's part to terminate this Lease, regardless of the extent of renovations and alterations by City, unless a written notice of such intention is given to Tenant by City. Notwithstanding any re-letting without termination, City may at any time thereafter elect to terminate this Lease for such previous breach.

#### **15. Indemnity and Insurance.**

(a) Disclaimer of Liability: City shall not, at any time, be liable for injury or damage occurring to any person or property from any cause whatsoever arising out of Tenant's construction, installation, maintenance, repair, use, operation, condition or dismantling of the Premises or Tenant's Equipment and Tenant expressly assumes all such risk, except to the extent caused by the sole negligence or willful misconduct of City.

(b) Indemnification and Hold Harmless: Tenant shall, at its sole cost and expense, indemnify and hold harmless City and its officers, boards, commissions, employees, agents, attorneys, and contractors from and against any and all liability, damages, and claims, (including, without limitation, reasonable fees and expenses of attorneys, expert witnesses and consultants), which may be asserted by reason of any act or omission of Tenant, its employees, agents, or contractors or which may be in any way connected with the construction, installation, operation, maintenance, repair, use, condition or dismantling of the Premises or Tenant's Equipment except to the extent claims arise from the sole negligence or willful misconduct of City and its officers, boards, commissions, employees, agents, attorneys and contractors.

(c) Insurance: During the term of this Lease, Tenant shall maintain in full force and

effect and at its sole cost and expense, and except for Workers' Compensation Insurance naming City, its officers, boards, commissions, employees and agents as additional insureds, the following types and limits of insurance:

(i) Comprehensive commercial general liability insurance with minimum limits of Two Million Dollars (\$2,000,000) per occurrence and Five Million Dollars (\$5,000,000) in the annual aggregate.

(ii) Comprehensive automobile liability insurance with combined single minimum limits of Two Million Dollars (\$2,000,000) per occurrence and Five Million Dollars (\$5,000,000) in the annual aggregate.

(iii) Worker's compensation insurance and such other insurance as may be required by law.

(d) Evidence of Insurance: Certificates of insurance for each insurance policy required by this Lease, along with written evidence of payment of required premiums, shall be filed and maintained with City prior to commencement of the term of this Lease and thereafter.

(e) Cancellation of Policies of Insurance: Should any of the described policies be cancelled before the expiration date thereof, the issuing insurer will mail written notice in accordance with the policy provisions to the certificate holder named within the stated time frames of 30 days, except for reason of non-payment of premium at 10 days. Failure to do so shall impose no obligation or liability of any kind upon the insurer, its agents or representatives.

(f) Deductibles: All insurance policies may be written with commercially reasonable deductibles.

(g) License: All insurance policies shall be with insurers licensed to do business in the State of Washington and with a rating of A-N unless waived by the City.

(h) Defense of City: In the event any action or proceeding shall be brought against the City resulting from Tenant's operations hereunder, Tenant shall, at Tenant's sole cost and expense, resist and defend the same provided, however, that Tenant shall not admit liability in any such matter on behalf of the City without the written consent of City.

Nothing herein shall be deemed to prevent City from cooperating with Tenant and participating in the defense of any litigation with City's own counsel. Tenant shall pay all reasonable expenses incurred by City in response to any such actions, suits or proceedings. These expenses shall include all out-of-pocket expenses such as attorney fees and shall also include the reasonable value of any services rendered by the City's attorney, and the actual expenses of City's agents, employees, consultants and expert witnesses, and disbursements and liabilities assumed by City in connection with such suits, actions or proceedings.

16. **Holding Over.** Any holding over after the expiration of the term hereof, with the consent of the City, shall be construed to be a tenancy from month to month and shall otherwise be on the terms, covenants and conditions herein specified.

17. **Acceptance of Premises.** Tenant accepts the Premises in the condition existing as of

the Commencement Date. City makes no representation or warranty with respect to the condition of the Premises and City shall not be liable for any latent or patent defect in the Premises.

18. **Notices.** All notices, requests, demands, and other communications hereunder shall be in writing and shall be deemed given if personally delivered or mailed, certified mail, return receipt requested; to the following addresses:

If to City, to: Mayor  
616 NE 4<sup>th</sup> Avenue  
Camas, WA 98607

With copy to: City Attorney  
430 NE Everett Street  
Camas, WA 98607

If to Tenant, to: Sprint Property Services  
Sprint Site ID: PO80XC001  
Mailstop KSOPHT0101-Z2650  
6391 Sprint Parkway  
Overland Park, Kansas 66251-2650

With a mandatory copy to:  
Sprint Site ID: PO80XC001  
Mailstop KSOPHT0101-Z2020  
6391 Sprint Parkway  
Overland Park, Kansas 66251-2020  
Attn.: Real Estate Attorney

(a) **Contact for Emergencies.** Emergency 24-hour contact number(s) must be provided and/or displayed on Tenants building or equipment, and Tenant shall immediately provide updated contact information in the event of any change thereof.

Tenant Contact for Emergencies: NOCC (866) 400-6040 (local)  
Tenant Contact for Emergencies: NOCC (866) 400-6040 (national)

19. **Subleasing or Assignment.** Tenant may not assign this Lease or sublet the Premises or Equipment, in whole or in part, without the prior written consent of City, which may not be unreasonably withheld. City may inquire into the qualifications and financial stability of a potential assignee or sub-lessee and reasonably request any information related to such inquiry and may also condition such approval upon the financial, legal and technical expertise of a proposed assignee or sub-lessee and upon the resolution of any compliance obligation under the Lease. If the City has not responded to a request to assign or sublet with a decision within forty five (45) days, City approval shall be deemed given. City hereby consents to the sublease of a portion of the Premises to the City of Portland. Notwithstanding anything to the contrary contained herein, Tenant may, however, without City approval, assign its rights under this Lease in whole or in part to any entity controlling, controlled by or under common control with Tenant, or to any entity acquiring substantially all of the assets of Tenant; or mortgage or grant a security interest in this Lease and the Equipment. Tenant agrees to provide notice of such assignment within a reasonable period of time following such

assignment.

20. **Successors and Assigns.** Subject to Section 18, this Lease shall be binding upon and inure to the benefit of the parties, and their respective permitted successors and assigns.

21. **Non-Waiver.** Failure of City to insist on strict performance of any of the conditions, covenants, terms or provisions of this Lease or to exercise any of its rights hereunder shall not waive such rights, but City shall have the right to specifically enforce such rights at any time and take such action as might be lawful or authorized, either in law or equity. Damages are not an adequate remedy for breach. The receipt of any sum paid by Tenant to City after a breach of this Lease shall not be deemed a waiver of such breach unless expressly set forth in writing by the City.

22. **Taxes.** Tenant shall pay all personal property taxes (or payments in lieu of taxes) and assessments for the Premises, if any, which become due and payable during the term of this Lease attributable to the Equipment or Tenant's use of the Premises.

23. **Quiet Enjoyment, Title and Authority.** City represents to Tenant that:

(a) City has authority to execute this Lease;

(b) City has title to the Premises free and clear of any encumbrances, liens or mortgages, except those encumbrances, liens and mortgages and matters of record, and these and any other matters disclosed and/or otherwise apparent to Tenant;

(c) There is legal ingress and egress to the Premises from a right-of-way that tenant is authorized to use; and

(d) Execution and performance of this Lease will not violate any laws or agreements binding on City;

(e) City covenants and agrees with Tenant that upon Tenant paying the Rent and observing and performing all the terms, covenants and conditions on Tenant's part to be observed and performed, Tenant may peacefully and quietly enjoy the Premises.

24. **Condemnation.** In the event the Premises are taken in whole or in part by any entity by eminent domain, this Lease shall terminate as of the date title to the Premises vests in the condemning authority. Tenant shall not be entitled to any portion of the award paid and the City shall receive the full amount of such award. Tenant hereby expressly waives any right or claim to any portion thereof. However, Tenant shall have the right to claim and recover from the condemning authority, other than the City, such other compensation as may be separately awarded or recoverable by Tenant. If this lease terminates due to condemnation, Tenant shall promptly remove all of its Equipment from the Premises.

25. **Alteration, Damage or Destruction.** If the Premises or any portion thereof is altered, destroyed or damaged so as to materially hinder effective use of the Equipment through no fault or negligence of Tenant, Tenant may elect to terminate this Lease upon thirty (30) days written notice to City. In such event, Tenant shall promptly remove the Equipment from the Premises and shall restore the Premises to the same condition as existed prior to this Lease, excepting reasonable wear and tear and loss by casualty. This Lease (and Tenant's obligation to pay rent) shall terminate



upon Tenant's fulfillment of the obligations set forth in the preceding sentence and its other obligations hereunder, at which termination Tenant shall be entitled to the reimbursement of any Rent prepaid by Tenant. City shall have no obligation to repair any damage to any portion of the Premises.

**26. Miscellaneous.**

(a) City and Tenant respectively represent that their signatory is duly authorized and has full right, power, and authority to execute this Lease.

(b) With the exception of applicable and future laws, ordinances, rules, and regulations this Lease constitutes the entire agreement and understanding of the parties and supersedes all offers, negotiations, and other agreements of any kind. Except as previously set forth, there are no representations or understandings of any kind not set forth herein. Any modification of or amendment to this Lease must be in writing and executed by both parties.

(c) This Lease shall be construed in accordance with the laws of the State of Washington.

(d) Section captions and headings are intended solely to facilitate the reading thereof. Such captions and headings shall not affect the meaning or interpretation of the text herein.

(e) If the methods of taxation in effect at the Commencement Date of the Lease are altered so that in lieu of or as a substitute for or in addition to any portion of the property taxes and special assessments, if any, now imposed on Equipment, there is imposed a tax upon or against the rentals payable by Tenant to City, Tenant shall also pay those amounts.

(f) Tenant shall be responsible for obtaining all necessary approvals, authorizations and agreements from any party or entity required for Tenant's use of the Premises and it is acknowledged and agreed that the City is making no representation, warranty or covenant whether any of the foregoing approvals, authorizations or agreements are required or have been obtained by Tenant from any person or entity. City agrees to reasonably cooperate with Tenant in obtaining, at Tenant's expense, any necessary approvals, authorizations and agreements required by Tenant's use of the Premises. The City will not incur any liability for any consequential damages that may occur in obtaining approvals.

(g) If any term of this Lease is found to be void or invalid, such invalidity shall not affect the remaining terms of this Lease, which shall continue in full force and effect. In the event that a court of competent jurisdiction determines void or invalid any term of any other Lease, where such term is substantially equivalent to a term of this Lease, the City may, at its sole option and within 30 days of notice thereof by Tenant: (i) determine that such judicial determination shall not affect the terms of this Lease, which shall continue in full force and effect; (ii) determine that a term of this Lease is invalid, but severable, and that such invalidity shall not affect the remaining terms of this Lease, which shall continue in full force and effect; or (iii) terminate this Lease pursuant to Section 14 (a) (vii) above.

(h) This Agreement may be enforced at both law and equity. Damages are not an adequate remedy for breach.

27. Landlord and Tenant acknowledge that space at the Premises was previously leased between Landlord and Tenant under the terms and conditions of that certain Communications Site Lease dated June 24, 1994, as amended by that certain Amendment No. 1 dated January 4, 1999, as amended by that certain Amendment No. 2 dated January 13, 2002, as amended by that certain Amendment No. 3 dated September 28, 2004 (collectively, the "Terminated Lease"). Landlord and Tenant hereby irrevocably agree to terminate their respective rights and obligations under the Terminated Lease effective as of the Commencement Date of this Lease and thereafter, the terms and conditions of the Lease shall be the sole instrument governing the lease of space by Tenant at the Premises.

28. **Legislative Changes.** In the event that any federal, state or local governmental entity adopts a law, ordinance, or regulation, or amends existing laws, ordinances, or regulations, and the new or amended law, ordinance, or regulation would limit, impair, or affect any of the parties' rights or obligations under this Agreement, Tenant agrees that (except for changes authorized under Section 12 above) the provisions of this Lease contract shall remain lawful and binding and enforceable on the parties, and Tenant waives any rights to claim otherwise.

DATED the effective date set forth above.

CITY OF CAMAS

By: \_\_\_\_\_  
Mayor  
616 NE 4<sup>th</sup> Avenue  
Camas, WA 98607

TENANT

Sprint Spectrum L.P.,  
a Delaware limited partnership

By:  \_\_\_\_\_

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_ day of \_\_\_\_\_, 2017, personally appeared \_\_\_\_\_, to me known to be the \_\_\_\_\_ of the City of Camas that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed, of said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

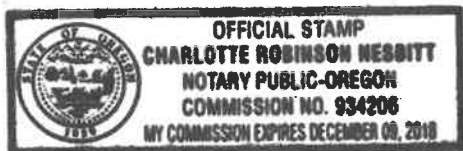
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

\_\_\_\_\_  
Notary Public in and for the State of  
Washington, Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF OREGON )  
 ) ss.  
COUNTY OF Washington )

On this 20 day of March, 2018, personally appeared Jeff Borrenk, to me known to be the Mkt. Mgr of the limited partnership that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed, of said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Charlotte R. Hessitt  
Notary Public in and for the State of  
Oregon, Residing at \_\_\_\_\_  
My appointment expires: 12/9/18

EXHIBIT A  
(legal description)

EXHIBIT "A"

The following described real estate, situated in the County of Clark, State of Washington:

Beginning at the Northeast corner of the West half of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter, in Section Nine (9), Township One (1) North, Range Three (3) East of the Willamette Meridian; thence South  $8^{\circ}15'$  West 28.88 feet to the true point of beginning, said point being on the South line of County Road No. 128; thence from said beginning point South  $8^{\circ}15'$  West along the East line of said West half of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter of Section Nine (9), 446.4 feet; thence South  $89^{\circ}55'$  West and parallel to the North line of said Section Nine (9), 150 feet; thence North  $8^{\circ}15'$  East and parallel to the East line of said West half of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter of Section Nine (9), 298.40 feet; thence North  $89^{\circ}55'$  East and parallel to the North line of said Section Nine (9), 138.88 feet; thence North  $8^{\circ}15'$  East and parallel to the East line of said West half of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter of said Section Nine (9), 156.88 feet to a point 28 feet South of the North line of said Section Nine (9); thence North  $89^{\circ}55'$  East and parallel to the North line of said Section Nine (9), 28.88 feet to the point of beginning.

SUBJECT TO Easement, if any, for perpetual right of way for the erecting and operation of electric power transmission facilities.

## EXHIBIT B

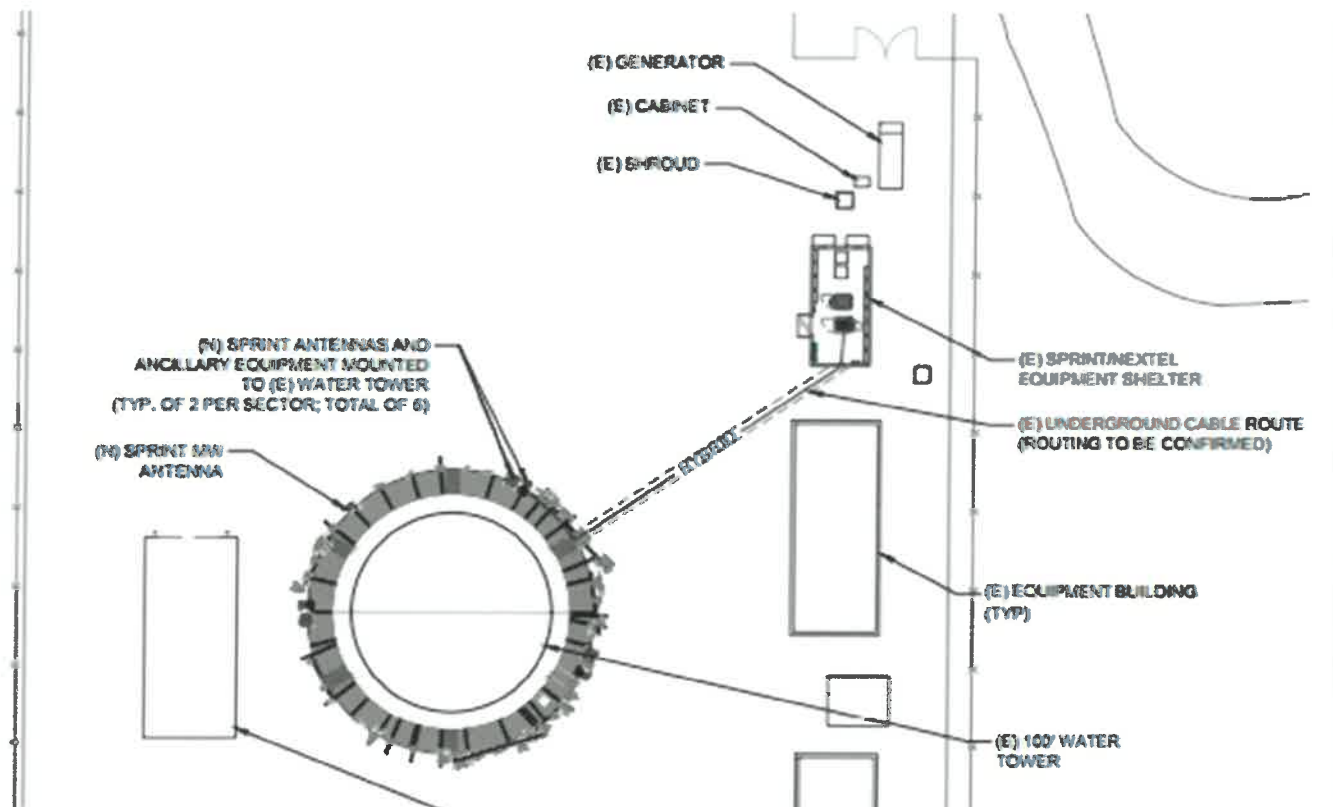


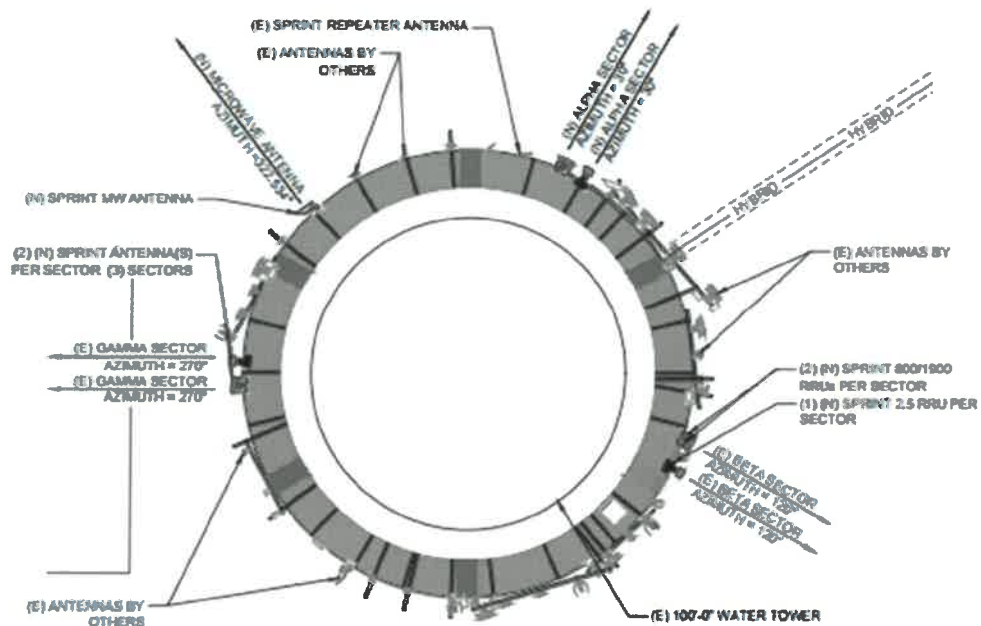
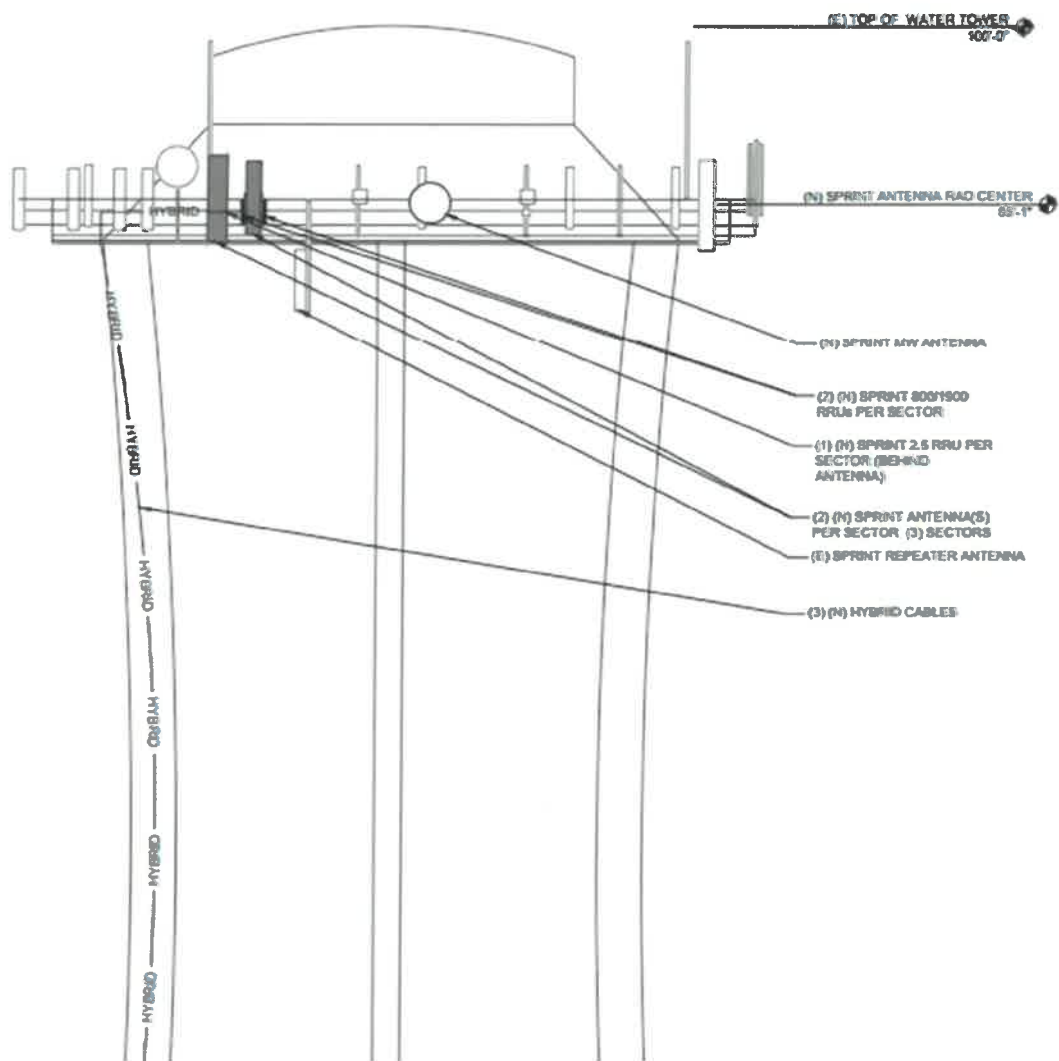
EXHIBIT C  
(page 1 of 2)

EXHIBIT C  
(page 2 of 2)



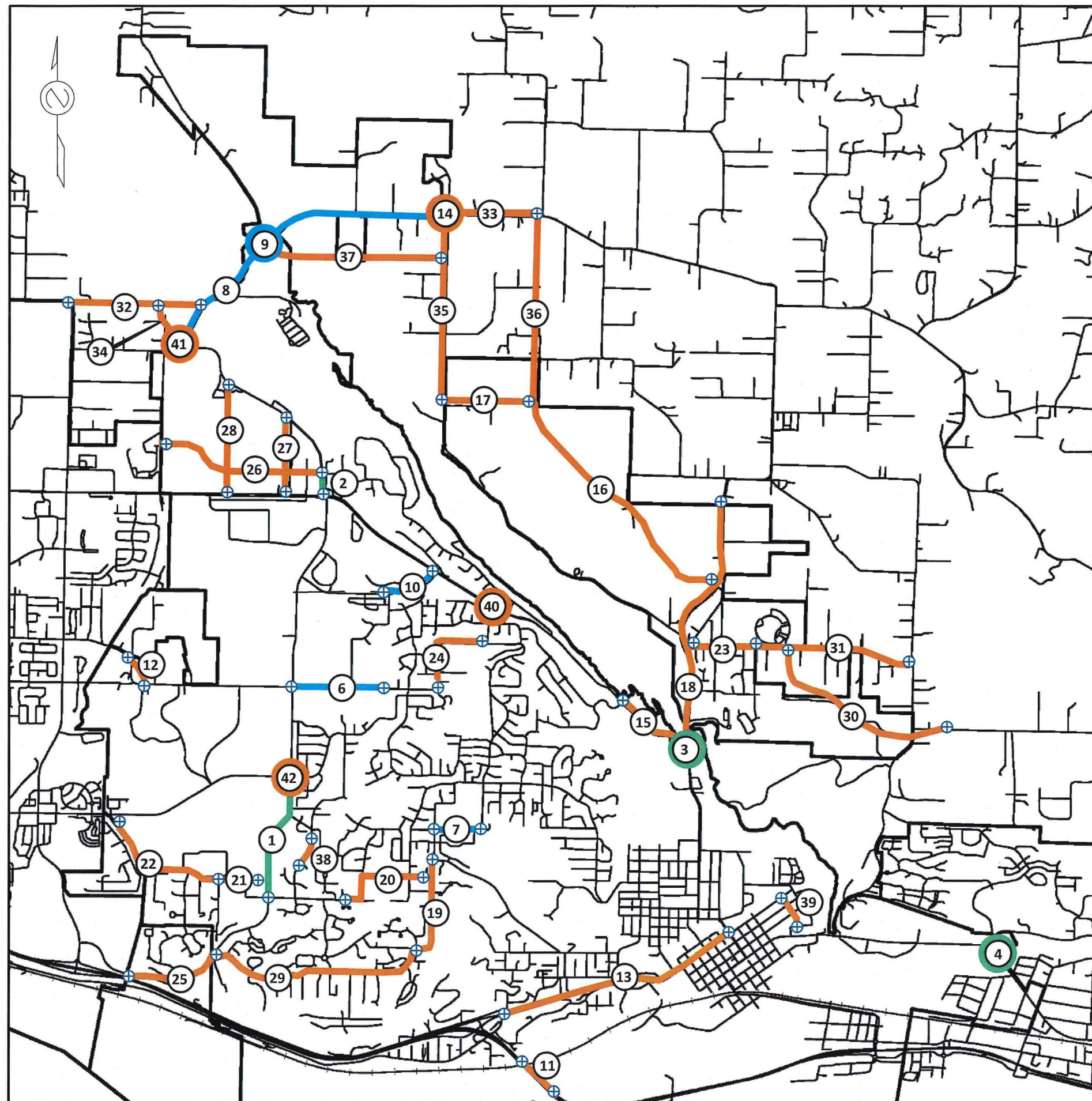





# City of Camas

2019 – 2023

## Six Year Street Priorities

**DRAFT**



- |  |    |   |
|--|----|---|
|   | 1  | NW Brady Rd   |
|  | 2  | NW Larkspur St                                      |
|  | 3  | Lake Rd. & Everett St. Intersection Improvements    |
|  | 4  | Washougal River Bridge                              |
|  | 5  | ADA Access Upgrades Citywide (5)                    |
|   | 6  | NW 38th Ave (Ph 3)                                  |
|  | 7  | NW 23rd Ave   |
|  | 8  | NE Goodwin Rd/28th St                               |
|  | 9  | NE Goodwin Road / Ingle Rd Signal                   |
|  | 10 | NW Leadbetter Dr Path                               |
|  | 11 | SR 14 - West Camas Slough Bridge                    |
|  | 12 | Bybee Rd  |
|  | 13 | NW/NE 6th Ave Corridor Imp                          |
|  | 14 | NE 28th St & NE 232nd Ave Intersection Improvements |
|  | 15 | NW Lake Rd.   |
|  | 16 | North Shore East/West Arterial                      |
|  | 17 | NE 9th St   |
|  | 18 | SR 500 (Everett St/Rd)                              |
|  | 19 | NW Astor St.  |
|  | 20 | NW 16th Ave/Hood/18th Ave                           |
|  | 21 | NW 18th Ave   |
|  | 22 | NW 18th Ave/Payne Rd                                |
|  | 23 | NE 43rd Ave   |
|  | 24 | NW Astor St. /43rd Ave                              |
|  | 25 | NW Brady Rd Ped & Bike Improvements                 |
|  | 26 | Street "B" (North Dwyer Creek Area)                 |
|  | 27 | NW Payne St.  |
|  | 28 | Street "A" (North Dwyer Creek Area)                 |
|  | 29 | NW McIntosh Rd                                      |
|  | 30 | NW Woodburn Dr.                                     |
|  | 31 | SE 15th St./Norse Rd                                |
|  | 32 | NE 18th St (192nd to Goodwin)                       |
|  | 33 | NE 28th St  |
|  | 34 | NW Camas Meadows Dr (West)                          |
|  | 35 | NE 232nd Ave  |
|  | 36 | NE 242nd Ave  |
|  | 37 | NW Ingle Rd Extension                               |
|  | 38 | NW Maryland St                                      |
|  | 39 | NE Nevada St.                                       |
|  | 40 | Lake Rd. & NW Sierra St. Signal                     |
|  | 41 | NE Goodwin / Camas Meadows Signal                   |
|  | 42 | NW Pacific Rim / Parker St. Signal                  |



# 9. Appendices

## A. Six Year Form Instructions

### Heading

Agency	Enter name of the sponsoring agency.
County No.	Enter the assigned number (see LAG Appendix 21.44).
City No.	Enter the assigned number (see LAG Appendix 21.45).
MPO/RTPO	Enter the name of the associated MPO (if located within urbanized area) or RTPO (if located in a rural area).
Hearing Date	Enter the date of the public hearing.
Adoption Date	Enter the date this program was adopted by council or commission.
Resolution No.	Enter Legislative Authority resolution number (if applicable.)
Amendment Date	Enter the date this program was amended by council or commission.

### Column Number

1. **Functional Classification.** Enter the appropriate 2-digit code denoting the Federal Functional Classification. (**Note:** The Federal Functional Classification must be one approved by FHWA.)

### Description

00- No Classification

#### Rural (< 5000 pop.)

- 01 - Interstate
- 02 - Principal Arterials
- 06 - Minor Arterials
- 07 - Major Collector
- 08 - Minor Collector
- 09 - Local Access

#### Urban (> 5000 pop.)

- 11 - Interstate
- 12 - Freeways & Expressways
- 14 - Other Principal Arterials
- 16 - Minor Arterial
- 17 - Collector
- 19 - Local Access

1. **Priority Numbers.** Enter local agency number identifying agency project priority (optional).

2. **Project Identification.** Enter (a) Federal Aid Number if previously assigned; (b) Bridge Number; (c) Project Title; (d) Street/Road Name or Number/Federal Route Number; (e) Beginning and Ending Termini (milepost or street names); and (f) Describe the Work to be Completed.

4. **Improvement Type Codes.** Enter the appropriate federal code number.

**SEE APPENDIX A**

5. **Funding Status.** Enter the funding status for the entire project or phase that describes the current status.

**S** - Project is 'selected' by the appropriate selection body and funding has been secured by the lead agency.

**P** - Project is subject to selection by an agency other than the lead and is listed for planning purposes. (Funding has **not** been determined.)

6. **Total Length.** Enter project length to the nearest hundredth (or code "00" if not applicable).

7. **Utility Code(s).** Enter the appropriate code letter(s) for the utilities that need to be relocated or are impacted by the construction project.

C - Cable TV

G - Gas

O - Other

P - Power

S - Sewer (other than agency-owned)

T - Telephone

W – Water

8. **Project Phase.** Select the appropriate phase code of the project.

**PE** - Preliminary Engineering, including Design (or Planning)

**RW** - Right of Way or land acquisition

**CN** - Construction only (**or transit planning or equipment purchase**)

**ALL** - All Phases: from Preliminary Engineering through Construction

9. **Phase Start Date.** Enter the **month/day/year** in MM/DD/YY format that the selected phase of the project is **actually** expected to start.

10. **Federal Fund Code.** Enter the Federal Fund code from the table.

**SEE APPENDIX C**

11. **Federal Funds.** Enter the total federal cost (**in thousands**) of the phase regardless of when the funds will be spent.

12. **State Fund Code.** Enter the appropriate code for any of the listed state funds to be used on this project.

**SEE APPENDIX C**

13. **State Funds.** Enter all funds from the State Agencies (**in thousands**) of the phase regardless of when the funds will be spent.

14. **Local Funds.** Enter all the funds from Local Agencies (**in thousands**) of the phase regardless of when the funds will be spent.

15. **Total Funds.** Enter the sum of columns 10, 12, and 14. (Auto-calculation in the “STIP Too” program.)

16-19. **Expenditure Schedule - (1st, 2nd, 3rd, 4th thru 6th years).** Enter the estimated expenditures (**in thousands**) of dollars by year. (***For Local Agency use.***)

20. **Environmental Data Type.** Enter the type of environmental assessment that will be required for this project. (This is “***required***” for ***Federally funded projects***, but may be filled in for state or locally funded projects.)

EIS - Environmental Impact Statement

EA - Environmental Assessment

CE - Categorical Exclusion

21. **R/W Certification.** Click **Y** if Right of Way acquisition is or will be required. If yes, enter R/W

Certification Date, if known. (This is “***required***” for ***Federally funded projects***)

**APPENDIX A**  
**IMPROVEMENT TYPE CODES**

01	New Construction Roadway
03	Reconstruction, Added Capacity
04	Reconstruction, No Added Capacity
05	4R Maintenance Resurfacing
06	4R Maintenance - Restoration & Rehabilitation
07	4R Maintenance - Relocation
08	Bridge, New Construction
10	Bridge Replacement, Added Capacity
11	Bridge Replacement, No Added Capacity
13	Bridge Rehabilitation, Added Capacity
14	Bridge Rehabilitation, No Added Capacity
15	Preliminary Engineering
16	Right of Way
17	Construction Engineering
18	Planning
19	Research
20	Environmental Only
21	Safety
22	Rail/Highway Crossing
23	Transit
24	Traffic Management/Engineering - HOV
25	Vehicle Weight Enforcement Program
26	Ferry Boats
27	Administration
28	Facilities for Pedestrians and Bicycles
29	Acquisition of Scenic Easements and Scenic or Historic Sites
30	Scenic or Historic Highway Programs
31	Landscaping and Other Scenic Beautification
32	Historic Preservation
33	Rehab & Operation of Historic Transp. Buildings, Structures, Facilities
34	Preservation of Abandoned Railway Corridors
35	Control and Removal of Outdoor Advertising
36	Archaeological Planning & Research
37	Mitigation of Water Pollution due to Highway Runoff
38	Safety and Education for Pedestrians/Bicyclists
39	Establishment of Transportation Museums
40	Special Bridge
41	Youth Conservation Service
42	Training
43	Utilities
44	Other
45	Debt Service
47	Systematic Preventive Maintenance

## **APPENDIX C**

### **FEDERAL FUND CODES**

5307	FTA Urbanized Area Formula Program
5309(Bus)	FTA Bus and Bus Facilities
5309(FG)	FTA Fixed Guideway Modernization
5309(NS)	FTA New Starts
5310	FTA Elderly Persons and Persons with Disabilities
5311	FTA Rural Area Formula Grants
5316	FTA Job Access & Reverse Commute Program (JARC)
5317	FTA New Freedom Program
FTA Discretionary	Discretionary Programs such as Alternatives Analysis (5339) and TIGGER Program
BIA	Bureau of Indian Affairs
BR	Bridge Replacement/Rehabilitation Program
CBI	Coordinated Border Infrastructure
CDBG	Community Development Block Grant (Dept. of Commerce)
CMAQ	Congestion Mitigation and Air Quality
DEMO	Demonstration Projects (High Priority, Sect. 112, 115, 117, 125 and 129)
Discretionary- FBD	Ferry Boat Discretionary
Discretionary- IMD	Interstate Maintenance Discretionary
Discretionary- ITS	Intelligent Transportation Systems
Discretionary- PLH	Public Lands Highways (Federal Lands)
Discretionary- SB	Scenic Byways
Discretionary- STP	Surface Transportation Priorities
Discretionary- TCSP	Transportation, Community & System Preservation Program
DOD	Department of Defense
FMSIB	Freight Mobility Strategic Investment Board
IM	Interstate Maintenance
IRR	Indian Reservation Roads
NHS	National Highway System
SRTS	Safe Routes to Schools
STP	Surface Transportation Program (WSDOT Use Only)
STP(E)	Surface Trans. Program - Enhancements
STP(L)	Surface Trans. Program - Legislative Earmarks
STP(S)	Surface Trans. Program- Safety (Includes Highway) Safety Improvement Program, Hazard Elimination, Railway/Highway Crossing Program and 2010-15 County Road Safety Program)
STP(R)	Surface Trans. Program - Rural Regionally Selected
STP(U)	Surface Trans. Program - Urban Regionally Selected

### **STATE FUND CODES**

CRAB	County Road Administration Board
FMSIB	Freight Mobility Strategic Investment Board
PWTF	Public Works Trust Fund
SRTS	Safe Routes to Schools
TIB	Transportation Improvement Board
TPP	Transportation Partnerships Program
WSDOT	WSDOT funds
OTHER	Any other state funds not listed

Washington State Department of Transportation

Agency: City of Camas

Co. No.: 06

Co. Name: Clark Co.

City No.: 0145

MPO/RTPO: RTC

DRAFT

Six Year Transportation Improvement Program

FROM:2019

Hearing Date:6/4/2018

Amend Date:

TO:2024

Adoption Date:6/18/2018

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								Project Phase	Phase Start (yyyy)	Fund Source Information					1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required			
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds							Total Funds		
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21		
16	1	<b>NW Brady Road</b> NW 16th to NW 25th from: to: Widening, bike lanes		03	S	0.63	P C G T	CN	7/1/2019			OTHER	6000		6000	5000	1000			CE	YES		
								Totals006000060005000100000															
16	2	<b>NW Larkspur Street</b> NW Lake Rd. to 6200 Block from: to: Widening, sidewalk		03	S	0.13	W S P T C G	CN	8/1/2018			TIB	2510	713	3223	3223				CE	YES		
								Totals00251071332233223000															
16	3	<b>Lake Road &amp; Everett</b> Intersection improvements from: to:		24	P	0.00		ALL	1/1/2019			OTHER		6965	6965	1340	5625				YES		
								Totals00069656965134056250															
02	4	<b>NE 3rd Avenue Washougal River Bridge</b> from: to: Seismic rating, scour critical, and footing rehabilitation		14	P	00		PE RW CN	7/1/2018 3/1/2019 6/1/2020	BR BR BR	441 60 1410			69 10	510 70	510 1000		410			NO		
								Totals0191107951058010004100															
14	5	<b>ADA Access Upgrades</b> from: Citywide to: (Ongoing)		28	P	0.00		ALL	1/1/2019					300	300	50	50	50	150		NO		
								Totals000300300505050150															
16	6	<b>NW 38th Avenue</b> NW Parker to Grass Valley Park from: to: Widening, bike lanes		03	P	0.45	P C G T	ALL	1/1/2022					3940	3940				3940	CE	YES		
								Totals000394039400003940															

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Functional Class	Priority Number	Project Identification A. Pin/Project No.                      B. STIP ID C. Project Title D. Road Name or Number E. Begin & End Termini F. Project Description                      G. Structure ID	Improvement Type(s)	Status	Total Length	Utility Codes	Project Costs in Thousands of Dollars								Expenditure Schedule <i>(Local Agency)</i>				Federally Funded Projects Only	
							Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
									Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
17	7	NW 23rd Avenue Nw Astor to NW Sierra from:                      to: Widening, sidewalk	04	P	0.23		ALL	1/1/2019					540	540	540					YES
							Totals		0	0		0	540	540	540	0	0	0		
17	8	NE Goodwin Road/28th Street NW Camas Meadows Dr. to NE 232nd Ave. from:                      to: Widen to 5 lanes with bike lanes west of Ingle Widen to 3 lanes with bike lanes east of Ingle	15	P	1.72		ALL	1/1/2024	STP(U)	6880	OTHER	7600	6380	20860				20860	CE	YES
							Totals		0	6880		7600	6380	20860	0	0	0	20860		
17	9	NE Goodwin Road @ NE Ingle Rd. from:                      to: Traffic signal	15	P	00		PE	6/1/2022					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
17	10	NW Leadbetter Drive NW Lake Rd. to NW Fremont St. from:                      to: Sidewalk	28	P	0.15	P C T G W S	CN	1/1/2021					62	62				62		NO
							Totals		0	0		0	62	62	0	0	0	62		
12	11	SR-14 West Camas Slough Bridge  from:                      to: Widen to 4 lanes NOTE: PE phase began 1/2006	03	P	2.25		ALL	1/1/2024			WSDOT	25000		25000				2500		NO
							Totals		0	0		25000	0	25000	0	0	0	2500		
17	12	Bybee Road Realignment SE 15th St. to SE 20th St. from:                      to: New construction	01	P	0.05	C S W G P T	ALL	1/1/2019					1630	1630	1630					YES
							Totals		0	0		0	1630	1630	1630	0	0	0		

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								Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
14	13	NW/NE 6th Avenue Corridor Improvements NW Norwood to NE Garfield from: to: Access and multimodal upgrades		24	P	1.70		ALL	1/1/2020			OTHER	1000		1000		1000				NO
								Totals00100001000001000000													
17	14	NE 28th Street & NE 232nd Avenue from: to: Intersection improvements		24	P	0.00		ALL	6/1/2020					160	160		160				NO
								Totals0001601600160000													
16	15	Lake Road NW Lacamas Lane to NE Everett from: to: Widening, sidewalk		03	P	0.45		ALL	6/1/2022					3475	3475				3475		YES
								Totals000347534750003475													
16	16	New North Shore E/W Arterial NE 14th St. to Everett Rd. from: to: New construction Includes Critical Areas and Alignment Investigation		15	P	2.00		PE	6/1/2022					430	430				430		
								Totals000430430000430													
00	17	NE 9th Street NE 232nd Ave. to NE 242nd Ave. from: to: New construction Includes Critical Areas and Alignment Investigation		15	P	0.50		PE	6/1/2023					218	218				218		
								Totals000218218000218													
16	18	SR-500 (Everett St./Rd.) NW Lake Rd. to SE 4th St. from: to: Widen with bike lanes, sidewalks, illumination		15	P	1.08		PE	6/1/2024					5	5				5		
								Totals000550005													



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								Project Phase	Phase Start (yyyy)	Fund Source Information									1st	2nd	3rd	4th thru 6th
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds							
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	
17	19	NW Astor Street/NW 11th Avenue NW 16th Ave. to McIntosh Rd. from: to: Widening, bike lanes Includes path on Forest Home Road from Forest Home Lane to Astor Street	03	P	0.62	P C G T	PE	1/1/2022						125	125				125		YES	
							RW	1/1/2023					125	125				125	125			
								CN	6/1/2024						1965	1965				1965		
Totals								0022152215							0002215							
16	20	NW 18th Avenue, et al NW Astor to NW 16th, include NW Hood from: to: Widen curb, sidewalk	03	P	0.51	S W P T C	PE	1/1/2022						5	5				5		YES	
							00550005							0005								
Totals								00550005							0005							
16	21	NW 18th Avenue NW Whitman St. to NW Brady Rd. from: to: New construction with bike lanes	01	P	0.26	P G T C W S	PE	1/1/2022						5	5				5			
							00550005							0005								
Totals								00550005							0005							
16	22	NW 18th Avenue NW Whitman St. to West City Limits from: to: Widening, bike lanes	03	P	0.40	W S P T C G	PE	1/1/2023						5	5				5			
							00550005							0005								
Totals								00550005							0005							
17	23	NE 43rd Avenue  from: SR-500 to: East City Limits Widen to 3 lanes with bike lanes	03	P	0.36	C S G P T	ALL	1/1/2024						2110	2110				2110		YES	
							0021102110							0002110								
Totals								0021102110							0002110							
16	24	NW 43rd/NW Astor - NW Sierra to NW 38th  from: to: Widening, bike lanes	03	P	.50	S P C G T	PE	1/1/2024						5	5				5			
							00550005							0005								
Totals								00550005							0005							

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								Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required	
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds							
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	
16	25	<b>Brady Road</b> McIntosh to West City Limits from:                      to: Bike & Pedestrian Improvements	04	P	.50		PE	1/1/2024						5	5					5		
							Totals							0	0	0	5	5	0	0	0	5
00	26	<b>North Dwyer Creek Master Plan Street "B"</b> NW Friberg St./Strunk to NW Larkspur St. from:                      to: New construction	15	P	0.90	C S W G P T	PE	1/1/2024						5	5					5		
							Totals							0	0	0	5	5	0	0	0	5
00	27	<b>NW Payne Street</b> NW Lake Rd. to NW Camas Meadows Dr. from:                      to: Widening	03	P	0.40	C G P T	PE	1/1/2024						5	5					5		
							Totals							0	0	0	5	5	0	0	0	5
00	28	<b>North Dwyer Creek Master Plan Street "A"</b> NW Lake Rd. to NW Camas Meadows Dr. from:                      to: New construction	15	P	0.64	C S W G P T	PE	1/1/2024						5	5					5		
							Totals							0	0	0	5	5	0	0	0	5
17	29	<b>NW McIntosh Road</b> NW Brady Rd. to NW 11th Ave. from:                      to: Widening, bike lanes	15	P	1.2	P G C T	PE	1/1/2024						5	5					5		
							Totals							0	0	0	5	5	0	0	0	5
00	30	<b>NE Woodburn Drive</b> SE 283rd Ave. to SE 15th St. from:                      to: New construction Includes 23rd St. realignment	01	P	.70	C S W G P T	ALL	1/1/2022						5870	5870					5870		YES
							Totals							0	0	0	5870	5870	0	0	0	5870

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							Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
									Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
07	31	SE 15th Street/Nourse Road from: Camas High School to: NE 283rd Ave. Widen to 3 lanes with bike lanes	15	P	0.59	C S W G P T	PE	1/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
00	32	NE 18th Street NE 192nd Ave. to NE Goodwin Rd. from:                      to: New construction (potential alternate alignment)	15	P	0.67		PE	1/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
17	33	NE 28th Street NE 232nd Ave. to NE 242nd Ave. from:                      to: Widen to 3 lanes with bike lanes	15	P	0.50		PE	1/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
16	34	NW Camas Meadows Drive NE 13th St. to NE 18th St. from:                      to: New construction (potential alternate alignment)	15	P	0.20		PE	1/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
17	35	NE 232nd Avenue NE 28th to NE 9th St. from:                      to: Widen to 3 lanes with bike lanes	15	P	0.97		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
00	36	NE 242nd Avenue NE 28th St. to NE 9th St. from:                      to: Widen to 3 lanes with bike lane	15	P	0.70		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		

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								Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
00	37	<b>NE Ingle Road Extension</b> Goodwin to 232nd Ave from: to: New construction		15	P	1.00		PE	6/1/2024					5	5				5		
								Totals							0	0	0	5	5	0	0
19	38	<b>NW Maryland Street</b> NW 19th to NW 24th from: to: New construction		01	P	0.25	C S W G P T	ALL	6/1/2024					280	280				280		NO
								Totals							0	0	0	280	280	0	0
19	39	<b>NE Nevada Street</b> NE 3rd to NE 6th from: to: Reconstruct		04	P	0.17		ALL	6/1/2024					270	270				270		NO
								Totals							0	0	0	270	270	0	0
16	40	<b>NW Lake Road</b> @ NW Sierra St. from: to: Traffic signal		24	P	00		ALL	1/1/2022					340	340				340		NO
								Totals							0	0	0	340	340	0	0
00	41	<b>NE Goodwin Road @ NW Camas Meadows Drive</b>  from: to: Traffic signal		24	P	00		ALL	1/1/2024					340	340				340		NO
								Totals							0	0	0	340	340	0	0
16	42	<b>NW Pacific Rim @ Parker Street</b>  from: to: Traffic signal		15	P	00		PE	1/1/2024					5	5				5		
								Totals							0	0	0	5	5	0	0

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							Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
									Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
16	43	<b>SR-500 @ Leadbetter Road</b>  from:                      to: Access Control	15	P	00		PE	1/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
16	44	<b>SR-500 @ New E/W Arterial</b>  from:                      to: Intersection improvements	15	P	00		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
16	45	<b>NE 28th Street @ 242nd Avenue</b>  from:                      to: Intersection improvements	15	P	00		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
16	46	<b>SR-500 @ NE 14th Ave.</b> from:                      to: Controlled Access	24	P	00		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
00	47	<b>NE 232nd Avenue @ Ingle Extension</b>  from:                      to: Roundabout	15	P	00		PE	6/1/2024					5	5				5		
							Totals		0	0		0	5	5	0	0	0	5		
00	48	<b>Pavement Treatments (maintenance &amp; preservation)</b>  from:                      to: Overlays, surface treatments	47	P	00	P	CN	6/1/2019					4200	4200	700	700	700	2100		NO
							Totals		0	0		0	4200	4200	700	700	700	2100		

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								Project Phase	Phase Start (yyyy)	Fund Source Information										1st	2nd
										Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3		4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
00	49	<b>Reconstructs</b>  from: Citywide to:		04	P	00	G W	ALL	1/1/2019	CDBG	250			1250	1500	250	250	250	750		NO
Totals								0250012501500250250250750													
00	50	<b>Sidewalk Projects</b>  from: to: Sidewalk installations Citywide		28	P	00		ALL	1/1/2019					150	150	25	25	25	75		NO
Totals								000015015025252575													
00	51	<b>Curb Ramp Projects</b>  from: to: Future curb ramp installations		28	P	00		ALL	1/1/2019					150	150	25	25	25	75		NO
Totals								000015015025252575													
00	52	<b>Shared Path Improvements</b> Citywide from: to:		28	P	00		ALL	1/1/2021					200	200			50	150		NO
Totals								00002002000050150													
00	53	<b>Safety Projects</b>  from: to: Future safety projects Includes traffic revisions, NW Fargo Curve Safety Analysis		21	P	00		ALL	1/1/2019					300	300	50	50	50	150		NO
Totals								0000300300505050150													
00	54	<b>Storm Grate Replacements (Bike Improvements)</b>  from: to: Storm grate replacements for bike lane improvements		38	P	00		CN	1/1/2019					20	20	20					NO
Totals								00002020200000													

Agency: City of Camas  
Co. No.: 06                      Co. Name: Clark Co.  
City No.: 0145                      MPO/RTPO: RTC

DRAFT

FROM: 2019                      TO: 2024  
Hearing Date: 6/4/2018                      Adoption Date: 6/18/2018  
Amend Date:                      Resolution No:

Functional Class	Priority Number	Project Identification A. Pin/Project No.                      B. STIP ID C. Project Title D. Road Name or Number E. Begin & End Termini F. Project Description                      G. Structure ID	Improvement Type(s)	Status	Total Length	Utility Codes	Project Costs in Thousands of Dollars								Expenditure Schedule                      (Local Agency)				Federally Funded Projects Only	
							Project Phase	Phase Start (yyyy)	Fund Source Information						1st	2nd	3rd	4th thru 6th	Envir. Type	R/W Required
									Federal Fund Code	Federal Funds	State Fund Code	State Funds	Local Funds	Total Funds						
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21
00	55	Future Bike Route Improvements Citywide from:                      to: Future bike route improvements	28	P	00		CN	1/1/2019					30	30	5	5	5	15		NO
							Totals		0	0		0	30	30	5	5	5	15		
00	56	Street Lighting Citywide from:                      to: Street Lighting	21	P	00		CN	1/1/2019					120	120	20	20	20	20		NO
							Totals		0	0		0	120	120	20	20	20	20		

# **INTERLOCAL AGREEMENT**

## **Steigerwald Levee Modification Project**

This Agreement made and entered into this \_\_\_\_ day of **May 2018**, by the City of Washougal, a municipal corporation, under the laws of the State of Washington, hereinafter referred to as “Washougal,” the City of Camas, a municipal corporation, under the laws of the State of Washington, hereinafter referred to as “Camas,” and the Port of Camas Washougal, a municipal corporation, under the laws of the State of Washington, hereinafter referred to as “Port”.

**WHEREAS**, the Steigerwald Levee Modification Project proposes to modify the existing levee configuration located in proximity to the Steigerwald wellfield owned by Washougal and jointly operated by Washougal and Camas (see Exhibit A), such that said wellfield will no longer be protected from Columbia River flooding by the existing levee system (“Project”); and

WHEREAS, the Project is expressly conditioned upon anticipated funding for 100% of Project costs from the Bonneville Power Administration,

WHEREAS, the \_\_\_\_ also plans to participate in the role of Project permit point of contact

WHEREAS, many details of the Project are still under development, but Parties wish to memorialize each entities’ roles as described herein,

**WHEREAS**, the Port is responsible for the operation and maintenance of the existing levee system and plans to continue its management role over the proposed modified levee system; and



**WHEREAS**, Washougal's water wells are located within the area of the Project and has granted an easement to the Port for the construction, operation and maintenance of the modified levee system, subject to various provisions; and

**WHEREAS**, Camas, although a partner with Washougal in the water well operation, is not a party to said easement agreement; and

**WHEREAS**, the Port, Camas and Washougal desire to mutually memorialize the mutual understandings and commitments related to the Steigerwald Levee Modification Project.

**NOW, THEREFORE, IT IS MUTUALLY AGREED BETWEEN THE PARTIES:**

1. **Mutual Agreements Attached**. The current status of various Project sub-agreements and understandings of the parties are set forth on Exhibit B, attached hereto and by this reference fully incorporated herein.

2. **Term & Duration**: This Agreement shall be in effect upon signature by the Parties, and will continue in perpetuity, unless modified by mutual Agreement of the parties.

3. **Amendments**: This Agreement may be amended at any time in writing only if approved in the same manner as the original ILA

4. **Indemnification**: PORT shall indemnify Washougal and provide insurance as provided in the Easement between the parties, a copy of which is attached hereto as Exhibit C and by this reference fully incorporated herein. PORT shall include CAMAS as an additional insured on any such policy.

In any situation where the damage, loss or injury is caused by the concurrent negligence of one or more parties or their agents and employees and another party's agents and

employees, then the each party expressly and specifically agrees to hold the other parties harmless to the extent of that party's or its agents' and employees' concurrent negligence.

All parties both specifically waive their immunity under RCW 51 (Industrial Insurance Statute), and acknowledges that this waiver of immunity was mutually and expressly negotiated by the parties, and expressly agree that this promise to indemnify and hold harmless applies to all claims filed by and/or injuries to each party's employees against the other. This provision is not intended to benefit any third parties.

If a Subcontractor is used, then the parties shall ensure that all Subcontracts also provide that the Subcontractor will waive its immunity under RCW 51.

The provisions of this Section shall survive the expiration or termination of this Agreement with respect to acts and omissions occurring during the term hereof.

5. **Termination/Cancellation:** This Agreement may be terminated or cancelled for any reason upon mutual written agreement of the Parties. The parties shall cooperate to address any reasonable concerns regarding this Agreement.

6. **Conformance and Severability:** The provisions of this Agreement are severable. If any provision of this Agreement violates a Federal or Washington State statute or rule of law, or if this Agreement is deemed to be in conflict with the authorized use or authority, that provision shall be modified to conform to such statute or rule of law, or authority. If any court holds any provision of this Agreement (including any document incorporated by reference) invalid, that invalidity shall not affect the other provisions of this Agreement. In the event of a conflict between the terms of this agreement and the Utilities Cooperation Agreement entered into between the Cities of Camas and Washougal, the latter shall control.

7. **Notices:**

All notices which are given or required to be given pursuant to this Agreement shall be

hand delivered or mailed, postage paid, as follows:

Washougal:

City of Washougal

1701 "C" Street

Washougal, WA 98671

Camas:

City of Camas

Address

Camas, WA 986

Port:

Port of Camas Washougal

Address

Washougal, WA 98671

**8. Ratification:**

Acts taken pursuant to this Agreement but prior to its effective date are hereby ratified and confirmed.

**9. Governing Law/Venue:**

This Agreement shall be deemed to have been executed and delivered within the State of Washington and the rights and obligations of the parties hereunder shall be construed and enforced in accordance with, and governed by, the laws of the State of Washington without regard to the principles of conflict of laws. The signature shall have legal authority to enter into this Agreement and be at least 18 years of age. Any action or suit brought in connection with this Agreement shall be brought in the Superior Court of Clark County, Washington.

**10. Interlocal Act Representations**

This is an Interlocal Agreement under RCW Ch. 39.34. Pursuant thereto, the parties state as follows:

- A. Duration. The duration shall be as set forth in paragraph 2 above, or as otherwise agreed to by the parties pursuant to this Agreement.
- B. Organization. No new entity will be created to administer this agreement.
- C. Purpose. The purpose is to assign the roles and responsibilities of the parties to facilitate the relocation of the PORT's levee for fish and wildlife enhancement.
- D. Manner of Financing. The parties intends to finance this agreement through grant funding, allocations between General Fund revenue and enterprise funds as determined by the parties' finance departments.
- E. Termination of Agreement. The parties shall have the right to terminate this agreement only by mutual agreement as provided in paragraph 5, above.
- F. Other. All terms are covered by this Agreement. No additional terms are contemplated.
- G. Selection of Administrator. The Executive Director of the Port of Camas Washougal shall be the Administrator for this Interlocal Agreement.
- H. Manner of Acquiring Property. This Agreement will result in the PORT's acquisition of a perpetual easement across WASHOUGAL's property according to the terms and conditions set forth on the Easement attached hereto.

## **11. Integration and Amendment**

This Agreement constitutes the complete and final agreement of the Parties, replaces and supersedes all oral and/or written proposals and agreements heretofore made by the Parties on the subject matter, and may be modified only by a writing signed by the Parties hereto.

## **12. No Third-Party Beneficiaries.**

This Agreement is executed for the sole and exclusive benefit of the signatory Parties. Nothing in this ILA, whether expressed or implied, is intended to confer any right, remedy or other entitlement upon any person other than the Parties hereto, nor is anything in this

ILA intended to relieve or discharge the obligation or liability of any third party, nor shall any provision herein give any third party any right of action against any Party hereto.

**13. Obligations.**

This Agreement shall not relieve any Party of any obligation or responsibility imposed upon it by law. Each Party hereto is responsible for the costs it incurs in carrying out the obligations stated herein

**14. Recording.**

A copy of this Agreement shall be recorded in the Office of the Clark County Auditor as provided by law, or shall be posted to each Parties' web site.

[Signatures appear on next page]

DATED this \_\_\_\_\_ day of May, 2018

**CITY OF CAMAS, a Municipal Corporation**

**BY:** \_\_\_\_\_  
Mayor

**ATTEST:**

**Approved as to Form:**

\_\_\_\_\_  
Finance Director

\_\_\_\_\_  
City Attorney

**CITY OF WASHOUGAL, a Municipal Corporation**

**BY:** \_\_\_\_\_  
Mayor

**ATTEST:**

**Approved as to Form:**

\_\_\_\_\_  
Finance Director

\_\_\_\_\_  
City Attorney

**PORT OF CAMAS WASHOUGAL, a Municipal Corporation**

**BY:**

\_\_\_\_\_  
Executive Director

**ATTEST:**

**Approved as to Form:**

\_\_\_\_\_  
Finance Director

\_\_\_\_\_  
Port Attorney

EXHIBIT B	Estimated Cost to Camas and Washougal		
Project Action / Consideration	Existing Levee Config.	After Levee Modified	Notes
Flood protection – well field	None	None	Not required under existing conditions. Proposed levee modification project would raise the entire eastern portion of the parcel above the 100-yr flood elevation at no cost to the Cities (the vast majority, including all well field areas, will be raised above the 500-year flood elevation). See easement figure for details.
Flood protection – WWTP	\$	None	Washougal WWTP is currently within the Gibbons Creek FEMA flood zone. Proposed levee realignment will remove the entire WWTP from FEMA's mapped flood zone. Washougal does not pay increased rates for flood insurance; however, must protect the WWTP from flooding, e.g., 1996 flood.
Flood protection – Washougal residents	None	None	No cost to Washougal; however, a notable benefit of the proposed levee realignment is that several Washougal residences no longer will be located in Gibbons Creek's 100-year floodplain.
Existing barns	\$\$	None	Proposed levee modification project will remove entirety of the largest (middle) barn as well as all of the concrete pad and debris pile that remains from the westernmost barn. This item is added to project construction activities as compensation for the potential future added cost of constructing settling ponds.
Utility infrastructure	\$	\$	Using funds provided by BPA, the Port will compensate the City of Washougal for the <u>added</u> cost of running utilities over the new setback levee. Estimated cost is \$225,511, which will be a cash payment directly to the City of Washougal as part of the easement transaction. The proposed levee modification project also will overbuild a selected portion of the levee to facilitate burial of utilities above the regulated levee prism. Camas and Washougal will jointly decide how to use the cash payment for future Steigerwald Source needs.
Settling ponds	\$	\$\$	Cost to discharge to the Columbia (no levee crossing required) is likely similar, or slightly higher than, the cost of constructing settling ponds. The proposed levee modification project is compensating the City of Washougal for this potential added cost by removing the entirety of the remaining barns.
USACE Section 408 permit: well drilling	\$	\$	Likely less concern for easternmost 4 or 5 wells due to removal of existing/adjacent levee and distance from new setback levee. Extent of Corps review is unclear, but not anticipated to change after modification of the levee system, i.e., extent of Corps review anticipated to be the same under existing or proposed levee configuration.

USACE Section 408 permit: wellfield infrastructure	\$	\$\$ (minor increase)	Most infrastructure, including utilities, is anticipated to be no impact due to ongoing design coordination with USACE. Anticipated 408 review timeline, assuming no impact, is 2 weeks. Up to 3 month review timeline if minor impact to levee system.
Coordination w/ USFWS	\$	\$	MOU with USFWS formalizes intent to cooperate on both projects.
Coordination w/ Port (levee owner)	\$	\$	Port and Camas/Washougal will coordinate on the project
Easement	none	\$\$	Levee modification project requires a 1.0 acre easement for construction, operation and maintenance of the new setback levee. An appraisal valued the permanent easement at \$234,000, with an accompanying temporary construction easement valued at \$83,000. Camas/Washougal requested the proposed levee modification project (BPA) reimburse them for the acquisition cost for that portion of the well field (1.0 of 19.5 acres = 5.13%; 5.13% of \$900,000 = \$46,200). Camas and Washougal will jointly decide how to use the reimbursement for future Steigerwald Source needs.
Professional services	none	\$\$	Using funds provided by BPA, the Port will compensate Washougal for the cost of engineering services contracted specifically to review and coordinate levee modification design elements. MSA contract value = \$45,279. Direct payment to City of Washougal. Camas and Washougal will jointly decide how to use the payment for future Steigerwald Source needs.

**Total appraised value of easement = \$317,000**

**Total compensation to Washougal = \$316,990**

- Reimbursement for 1.0 acres of well field: \$ 46,200
  - Added cost to run utilities over setback levee: \$225,511
  - Reimbursement for professional services: \$ 45,279
- \$316,990**



**Memorandum of Understanding**

**for**

**Planning Coordination Efforts**

**between**

**The City of Washougal WA (City) and the US Fish & Wildlife Service (USFWS),  
Steigerwald Lake National Wildlife Refuge (Refuge)**

**A. Purpose of this Memorandum of Understanding:**

This Memorandum of Understanding (MOU) documents the roles and responsibilities of the City and the USFWS regarding a City-owned parcel of land that is proposed for development as a municipal well field, which is adjacent to the Refuge and would be affected by the proposed Steigerwald Floodplain Restoration Project (Steigerwald Project). As described in Section C, below, the Steigerwald Project requires relocation of the Port of Camas-Washougal's (Port) levee from an area between the City's well field and the Columbia River in a roughly East-West direction to a North-South direction to place the levee-protection area to the West of Steigerwald Lake and associated wetlands, with a second North-South levee to the East of the lake.

The parties intend this project to minimize the financial and infrastructure impacts to each other and adjacent landowners and agree to cooperate to achieve this end.

**B. Authorities:**

This Memorandum of Understanding is made and entered into between the USFWS, Portland, pursuant to the authority of the National Wildlife Refuge Administration Act of 1966, as amended and the Fish and Wildlife Coordination Act of 1958 and the City pursuant to RCW 39.34.030, the Interlocal Cooperation Act.

**C. Background:**

The USFWS is partnering with the Lower Columbia Estuary Partnership (Estuary Partnership), Port, and Bonneville Power Administration (BPA) in planning and design efforts to reconnect Gibbons Creek and the Refuge to the Columbia River. The Steigerwald Project proposes to construct two setback levees, elevate State Route 14 to the Columbia River's 500-year flood elevation, remove all Gibbons Creek flood control infrastructure, remove 2.2 miles of the existing Columbia River levee, and reconstruct the Refuge's network of hiking trails (Figure 1). The preferred alignment of the Steigerwald Project's west setback levee (Alignment A) bisects the City's well field parcel (Figures 1 and 2). The City purchased the 19-acre well field parcel in 2016 with the intention of

installing a series of ten well heads to supply water to residents of both the City of Washougal and City of Camas. Because the proposed setback levee would bisect the City's well field parcel, well field utilities would need to span the levee, and a portion of that parcel (approximately 10.4 acres) that is now protected from Columbia River floods would be subjected to inundation when the Columbia River reaches or exceeds its 100-year flood stage. Thus BPA plans to compensate the City for the added cost of installing utility infrastructure required to span the setback levee. Additionally, the Steigerwald Project would grade the well field parcel to bring ground surface elevations up to, or above, the 100-year flood stage (the vast majority will be at or above the 500-year flood stage, as detailed on Figure 2). The Steigerwald Project also would remove the remaining two barns located on the parcel and construct a gravel access road to provide access for the City. These project features are shown on Figure 2.

#### **D. Partnership Goals and Challenges**

The USFWS seeks to work with the City to insure that the Steigerwald Project's preferred alignment for the west setback levee (Alignment A) and full build out of the City's municipal well field (and associated operation and maintenance) do not adversely impact either party's desired outcomes for their respective projects.

#### **E. Roles and Responsibilities:**

The USFWS, Estuary Partnership, BPA and Port are currently developing a range of alternatives to restore floodplain processes and hydrologic connectivity between Gibbons Creek, the Columbia River, and the adjacent floodplain habitats within the Refuge. Among other project actions, two new setback levees would be constructed at the east and west extents of the project to reduce flood risk for the Port, City properties (including the City's wastewater treatment plant), State Route 14, and several private parcels, including the M Bar J Ranch (Figure 1).

The new levees will require the City to grant to the Port an easement for the new west setback levee, including the perpetual right for levee operation and maintenance.

Alignment A would construct the west setback levee across the City's well field parcel. The USFWS understands the City plans to initiate construction of the well field in approximately 10-20 years and would need to have utility crossings over the levee to service the well field site, along with other construction actions, such as drilling up to ten wells and installing associated infrastructure. These levels of improvements may require USACE approval and permits.

The cities of Camas and Washougal have entered a joint venture in which they intend to develop a municipal well field on an 18-acre parcel located adjacent to the Port's Industrial Park and the Refuge. This municipal water source is identified in the Lewis, Salmon-Washougal Watershed Plan (WRIA 27/28) and has broad local and regional support. When fully developed, the well field will include ten well heads pumping at a

maximum capacity of 25 MGD (million gallons per day). The two cities will provide water to their residents, and perhaps other municipalities in the region. This municipal water supply is critical to future growth in the cities of Camas and Washougal.

Therefore, the City and USFWS agree that communication between the parties during the City's well field planning, design, and construction process and development of the Steigerwald Project is critical for the effective outcome of both efforts. The City and the USFWS agree to:

- Keep each other informed of the progress of their respective projects;
- Cooperate with each other during design, permitting and construction of the Steigerwald Project;
- Cooperate with each other during the City's well field planning, design, and construction processes;
- Cooperate with each other during any required USACE permitting and any other USFWS regulatory approval process for the development of the City's well field, including the portion of the well field located outside of the realigned levee system, i.e., to the east of the west setback levee; and,
- Acknowledge that the USFWS in partnership with the Estuary Partnership, Port and BPA, selected Alignment A as the preferred alignment, with the understanding that 10.4 acres of the City's well field would be located outside the realigned levee system and operated directly adjacent to the Refuge. In spite of this adjacent use, both parties agree to minimize adverse impacts on the other's adjacent lands in the operations and management of their respective programs.

#### **F. Modification, Termination and other conditions:**

This MOU may be amended as mutually agreed by all parties. Upon mutual agreement the revised or new amendments shall become immediately effective and instituted by the USFWS and the City. The MOU will have an addendum and signature page added to document the revisions. This MOU becomes effective when signed by the signatory Parties and remains in effect until modified or terminated. Either party may terminate its involvement at any time by providing 30-day written notice to other party.

This MOU is not a fiscal or fund obligation document. Any action or activities involving transfer of funds between the Parties will be made in accordance with applicable laws, regulations and procedures and will be outlined in separate agreement(s).

**City of Washougal (City)**

By \_\_\_\_\_

Molly Coston, Mayor

\_\_\_\_\_  
Date

**US Fish & Wildlife (USFWS)**

**Pacific Region, National Wildlife Refuge System**

**Ridgefield National Wildlife Refuge Complex**

**Project Leader**

By \_\_\_\_\_

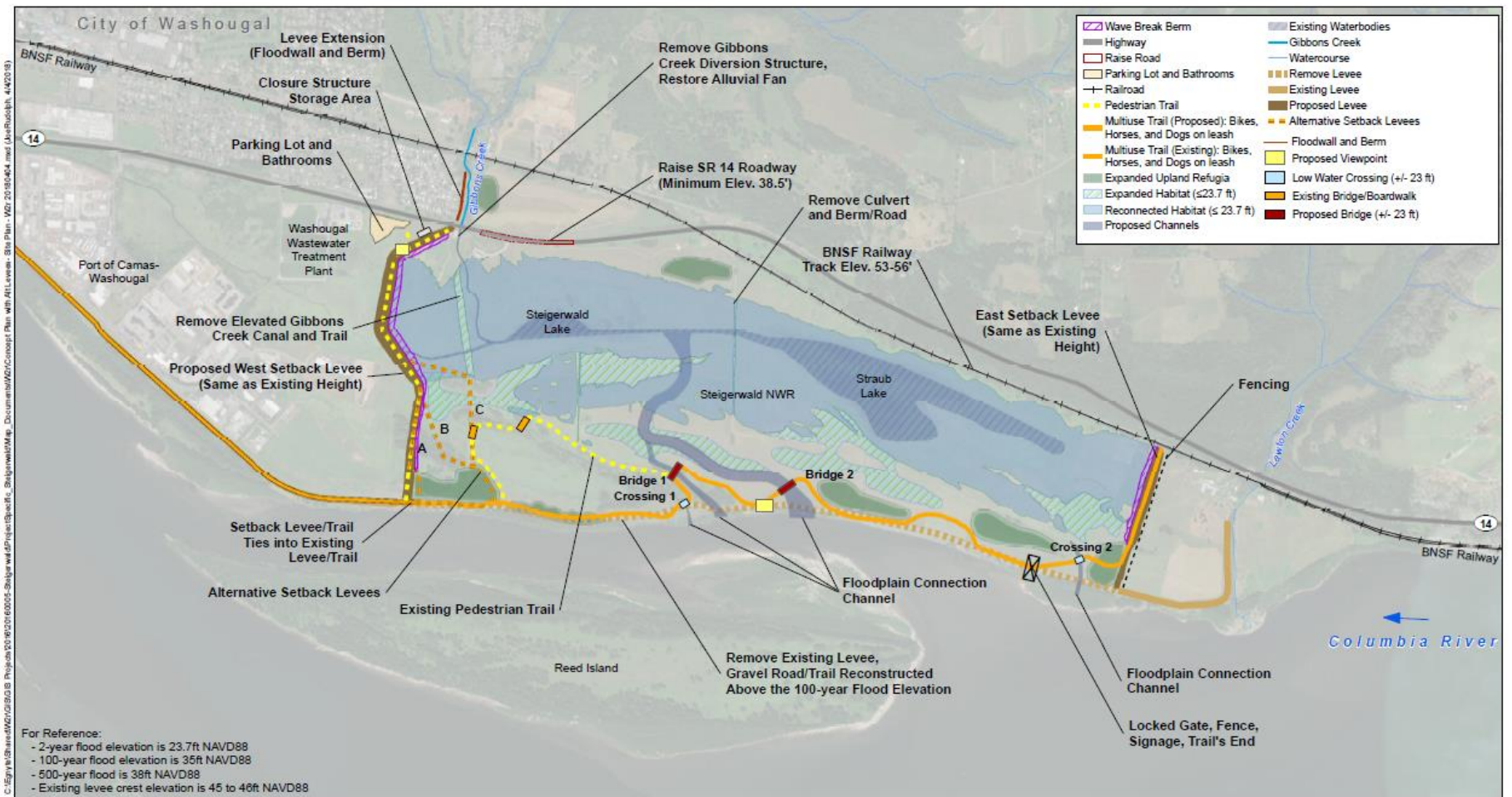
Christopher Lapp, Refuge Manager

\_\_\_\_\_  
Date

**Figures**  
**Memorandum of Understanding**  
**Steigerwald Floodplain Restoration Project**

DRAFT

Insert Figure 1

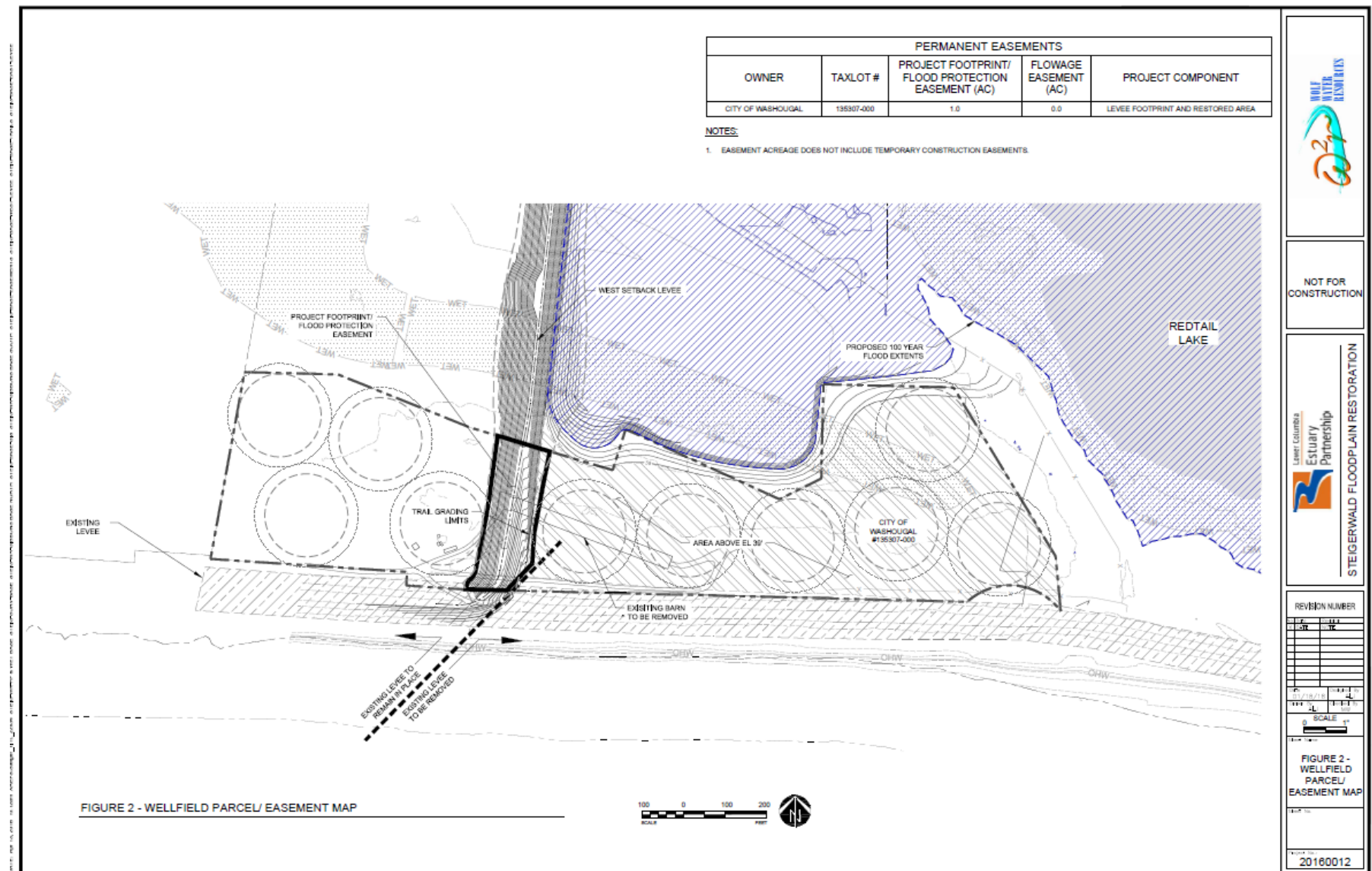


SOURCE: Estuary Partnership, 2013; Clark County; National Hydrography Dataset; USACE LIDAR, 2010  
Service Layer Credits: ESRI 2013



Steigerwald Floodplain Restoration Design  
**Figure 1 - Site Plan**  
Proposed Floodplain Restoration Overview  
Washougal, Washington

Figure 2





After recording return to:

Port of Camas-Washougal  
24 South A Street  
Washougal, WA 98671

## **FLOOD PROTECTION (LEVEE) EASEMENT**

THIS FLOOD PROTECTION (LEVEE) EASEMENT is made by the City of Washougal and its assigns (“CITY”) and the Port of Camas-Washougal and its assigns, each to the extent of its interests in the ownership of the CITY PROPERTY described below (collectively “GRANTOR”), and the Port of Camas-Washougal and its assigns (“PORT” or “GRANTEE”) of Clark County, Washington.

WHEREAS, the GRANTOR the City of Washougal is the purchaser, and the GRANTEE the Port of Camas-Washougal is the seller, under a contract for the sale of real property located in Clark County, Washington, which is legally described in Exhibit A (the “CITY PROPERTY”); and,

WHEREAS, the GRANTEE is the holder of certain easements for flood protection purposes affecting adjacent property and desires to hold a similar easement on the CITY PROPERTY to facilitate the flood protection levee authorized by the Flood Control Act 1950, House Document 531, Eighty-first Congress, 2nd session as amended by U.S. Army Corps of Engineers in Permit # \_\_\_\_\_ dated \_\_\_\_\_, 2019 and as may be otherwise amended from time to time (“Steigerwald Floodplain Restoration Project” or “PROJECT”), which is partially located on the CITY PROPERTY.

**NOW THEREFORE**, for and in consideration of the sum of three hundred sixteen thousand, nine hundred and ninety dollars (\$316,990.00) and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

### **1. Grant of Easement**

GRANTOR hereby grants and conveys to the GRANTEE the perpetual and assignable right and easement in, over, under, upon and across that portion of the CITY PROPERTY legally described in Exhibit B and shown in Exhibit C (the “EASEMENT AREA”), to construct, maintain, repair, operate, patrol and replace a flood risk reduction levee, including all appurtenances thereto; reserving, however, to the owners, their heirs and assigns, all such rights and privileges in the land as may be used without interfering with or abridging the rights and easement hereby acquired; together with the right of entry and access across the CITY PROPERTY to and from the EASEMENT AREA with all persons, vehicles, materials, and equipment to carry out the rights and purposes of GRANTEE under this Flood Protection (Levee) Easement; subject, however, to existing easements for public roads and highways, public utilities, railroads and pipelines; and



which also includes, at the request of the GRANTEE, filling and grading a portion of the CITY PROPERTY to elevation +39 feet, as shown in Exhibit C.

## **2. Protection of CITY PROPERTY**

GRANTEE will exercise its rights under this easement with the least amount of disturbance to the CITY PROPERTY outside of the EASEMENT AREA as commercially reasonably practical given the purposes of and rights granted under this easement and will, to the fullest extent commercially reasonably practical, restore such portions of the CITY PROPERTY to the condition existing prior to GRANTEE's exercise of such rights after the work requiring the exercise of such rights is completed.

## **3. Indemnification / Hold Harmless**

The PORT shall defend, indemnify and hold the CITY, its officers, officials, employees and volunteers harmless from any and all claims, injuries, damages, losses or suits including attorney fees, caused by any negligence or other wrongful act or omission in any activities or operations performed by the PORT or on the PORT's behalf pursuant to this Easement Agreement, except to the extent caused by the negligence or other wrongful act or omission of the CITY or its officers, officials, employees, agents, representatives, volunteers, contractors of all levels, consultants of all levels, assignees, licensees, invitees, visitors, or guests. The CITY shall defend, indemnify and hold the PORT, its officers, officials, employees, and volunteers harmless from any and all claims, injuries, damages, losses or suits including attorney fees, caused by any negligence or other wrongful act or omission in any activities or operations by the CITY or on the CITY's behalf related to this Easement, except to the extent caused by the negligence or other wrongful act or omission of the PORT or its officers, officials, employees, agents, representatives, volunteers, contractors of all levels, consultants of all levels, assignees, licensees, invitees, visitors, or guests. The flooding of the CITY's property consistent with the rights and purposes of this Easement, or otherwise to the extent caused by natural elements or other conditions beyond the PORT's control, shall not be the basis of any claim by the CITY or liability of the PORT.

### **A. Insurance Term**

The PORT shall procure and maintain for the duration of the Easement Agreement, insurance against claims for injuries to persons or damage to property caused by operations or activities performed by or on the PORT's behalf pursuant to this Easement.

### **B. No Limitation**

The PORT's maintenance of insurance as required by this Easement shall not be construed to limit the liability of the PORT to the coverage provided by such insurance, or otherwise limit the CITY's recourse to any remedy available at law or in equity.

C. Minimum Scope of Insurance

Applicant shall obtain insurance of the types and coverage described below:

1. Commercial General Liability insurance shall be at least as broad as Insurance Services Office (ISO) occurrence form CG 00 01 and shall cover liability arising from operations, products-completed operations, and stop-gap liability. There shall be no exclusion foreseeably arising from explosion, collapse or underground property damage. The CITY shall be named as an additional insured under the PORT's Commercial General Liability insurance policy using ISO Additional Insured-State or Political Subdivisions-Permits CG 20 12 or a substitute endorsement providing at least as broad coverage.
2. Automobile Liability insurance covering all owned, non-owned, hired and leased vehicles. Coverage shall be at least as broad as Insurance Services Office (ISO) form CA 00 01.

D. Minimum Amounts of Insurance

The PORT shall maintain the following insurance limits:

1. Commercial General Liability insurance shall be written with limits no less than \$1,000,000 each occurrence, \$2,000,000 general aggregate and a \$2,000,000 products- completed operations aggregate limit.
2. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.

E. Other Insurance Provision

The PORT's Commercial General Liability insurance policy or policies are to contain, or be endorsed to contain that they shall be primary insurance as respect the CITY. Any Insurance, self-insurance, or self-insured pool coverage maintained by the CITY shall be excess of the Applicant's insurance and shall not contribute with it.

F. Acceptability of Insurers

Insurance is to be placed with insurers with a current A.M. Best rating of not less than A:VII.

G. Verification of Coverage

The PORT shall furnish the CITY with original certificates and a copy of the amendatory endorsements, including the additional insured endorsement, evidencing the insurance requirements of the PORT before recording this easement.

H. Notice of Cancellation

The PORT shall provide the CITY with written notice of any policy cancellation, within two business days of their receipt of such notice.

I. Failure to Maintain Insurance

Failure on the part of the PORT to maintain the insurance as required shall constitute a material breach of the Easement Agreement, upon which the CITY may, after giving thirty (30) calendar days' notice to the PORT to correct the breach, at its discretion, procure or renew such insurance and pay any and all premiums in connection therewith, with any sums so expended to be repaid to the CITY on demand.

J. CITY Full Availability of Applicant Limits

If the PORT maintains higher insurance limits than the minimums shown above, the CITY shall be insured for the full available limits of Commercial General and Excess or Umbrella liability maintained by the PORT, irrespective of whether such limits maintained by the PORT are greater than those required by this Easement Agreement or whether any certificate of insurance furnished to the CITY evidences limits of liability lower than those maintained by the PORT.

All exhibits attached hereto are incorporated herein.

**SIGNATURES ARE ON NEXT PAGES**

**CITY:**  
City of Washougal

By: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

State of Washington    )  
  ) ss  
County of Clark        )

I certify that I know or have satisfactory evidence that \_\_\_\_\_ is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the \_\_\_\_\_ of the CITY OF WASHOUGAL to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: \_\_\_\_\_

\_\_\_\_\_  
Printed Name of Notary: \_\_\_\_\_

Notary Public in and for the State of \_\_\_\_\_

My commission expires on \_\_\_\_\_

**PORT:**  
Port of Camas-Washougal

By: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

State of Washington    )  
  ) ss  
County of Clark         )

I certify that I know or have satisfactory evidence that \_\_\_\_\_ is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the \_\_\_\_\_ of the PORT OF CAMAS-WASHOUGAL to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: \_\_\_\_\_

\_\_\_\_\_  
Printed Name of Notary: \_\_\_\_\_

Notary Public in and for the State of \_\_\_\_\_

My commission expires on \_\_\_\_\_

**EXHIBIT A**  
**LEGAL DESCRIPTION OF CITY PROPERTY**

DRAFT

**EXHIBIT B**  
**LEGAL DESCRIPTION OF FLOOD PROTECTION (LEVEE) EASEMENT AREA**

DRAFT

# EXHIBIT C

## MAP OF FLOOD PROTECTION (LEVEE) EASEMENT AREA

