



# North Urban Growth Area Sewer System Project Update

City Council Workshop  
August 3, 2015

# NUGA Sewer Concept

- 2010 General Sewer Plan (GSP) Amendment
  - Primary service to North Urban Growth Area (NUGA) through “traditional gravity system”
  - System of pumps, force mains and gravity pipelines
    - North side of the Lake, through downtown to WWTP
  - Avoids continued installation of STEP systems
    - Long-term maintenance/operations costs
- “Interim” service could be provided to Green Mountain area by connecting to existing STEP system on south side of Lake

# NUGA Sewer Transmission System Project

- Alternatives Analysis completed in early 2015
- “Alternative 4” selected
  - Generally consistent with GSP
    - GSP showed flows going up over Crown
    - Alternative 4 sends flows down Everett
  - Meets Goals identified by the Council and GSP
- Working with development community to complete a Project to provide service to the Green Mountain area

# NUGA Sewer Transmission System Project

- Project Limits: Ingle/Goodwin to Everett/22nd
- Ultimately 3 pump stations, force mains and gravity piping system
- Costs: Estimated \$15-\$17 million dollar project

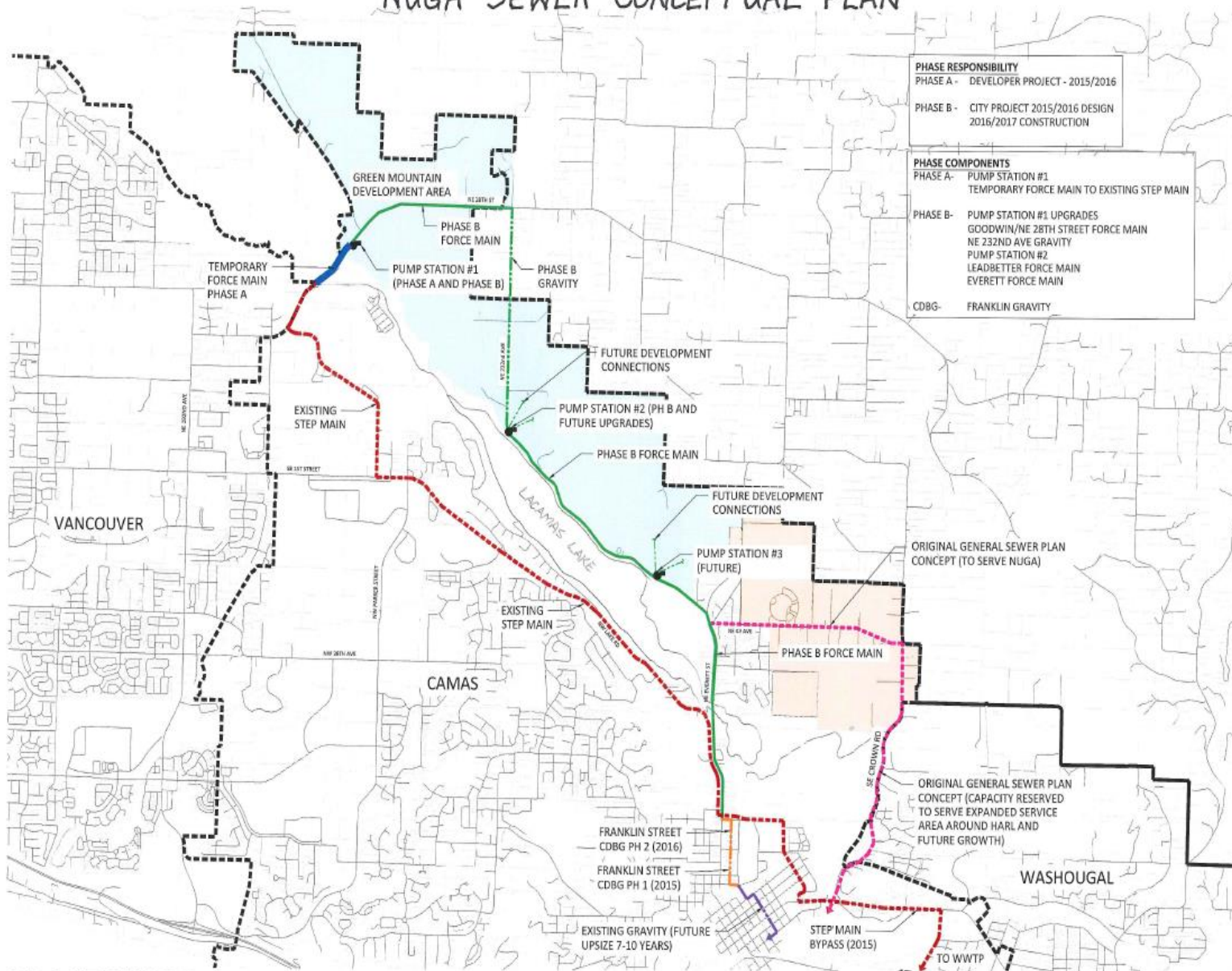
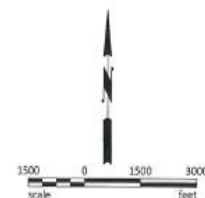
## Notes:

- Transmission only; “collection system” built separately
- Franklin Street Project to install and upsize sewer to take NUGA Flows
- Existing lines in Downtown to be upgraded in future
- Staff selecting consultant team to begin design
- 2-year minimum project timeline

# NUGA SEWER CONCEPTUAL PLAN

## LEGEND

- URBAN GROWTH BOUNDARY
- PUMP STATION
- BASIN I-V
- BASIN V-6
- PHASE A IMPROVEMENTS
- PHASE B IMPROVEMENTS
- CDBG IMPROVEMENTS
- FUTURE IMPROVEMENTS
- EXISTING STEP MAIN
- ORIGINAL CONCEPT



## DRAFT NUGA

Camas, WA | Sewer Plan | May 5, 2015

# NUGA Sewer and Green Mountain PRD

- Green Mountain PRD approval forthcoming
- Working with Developer over the last 18+/- months
- Options to serve PRD and meet City's long-term goal of Traditional Gravity System
- PRD starting construction summer 2015 with anticipated home construction in 2016
  - NUGA Sewer Transmission System Project not completed in time to serve

# Green Mountain PRD Draft Development Agreement

- Working on Draft Development Agreement
  - Allows developer an interim connection to the existing STEP system – “Phase A” to serve first 300-400 homes
    - Developer designs and constructs “Phase A”
  - City designs and constructs the permanent gravity transmission system – “Phase B”
    - Developer system converted to traditional gravity once permanent system is in place
  - If Permanent System gets delayed, developer has option of expanding “Phase A”
    - Needs to be capacity in the system
    - Developer pays for it

# Green Mountain PRD Draft Development Agreement

- Draft Development Agreement Cost Sharing Proposal
  - Developer pays for Phase A
  - Developer contributes funds towards Phase B
  - Developer receives SDC Credits for portion of Phase A and portion of Phase B “Payment”
    - Based on SDC Creditable work shown in General Sewer Plan
    - After construction is completed and/or after payment is received.



# Green Mountain PRD Draft Development Agreement

- Draft Agreement contemplates City funding Project through issuance of Water/Sewer Revenue Bonds
- Developer pays their share of Phase B through equal annual payments of principal plus interest based on actual rates of the Revenue Bond
- Developer provides City with security to ensure City's bond payment obligations
- Staff and Developer still working through draft agreement requirements