

# *City Manager's Office*

August 25, 2004

To: City Council  
From: City Manager  
Re: Monthly Report for July 2004

## Courtroom Video

On July 21st, the Municipal Court had it's first video hearing with inmates at the Regional Justice Center. Des Moines Municipal Court is the first to have video through the INET service. This service will enable the court to continue to reduce the number of inmates physically transported to the court. It will enable the judge to hear inmates held on felony matters by video rather than bringing them to the court room and increasing the risk of escape. The Municipal Court is also in the progress of working with the City of Auburn to utilize their jail facility to book Des Moines' prisoners (no booking fee), hear the inmates by video and move them to Yakima as quickly as possible. The Municipal Court continues to look for new cost savings for jail services.

## Community Service Officer Update

Master Community Service Officer Tonya Seaberry reported July was a busy month. In addition to her regular duties, she also presented two safety socials at rental properties. The first at Emerald Court Apartments was in response to an increase in burglaries in the area. The second, held at Whispering Brook Apartments, had fifteen attendees who learned about crime prevention and reporting crime. The residents were encouraged to call 9-1-1 instead of the property manager when they see suspicious activities or persons on the property. MCSO Seaberry also visited with the property managers who have had problems in the past and others that have new property managers.

MCSO Seaberry attended the community meeting at Westwood Park and answered questions. The major concern she heard was persons speeding on 4th Avenue South. The speed trailer was placed in the community in three different locations around the City where we have received complaints of speeders. One of the locations was South 199th Street and 4th Avenue South in response to the concerns voiced at the community meeting.

In addition to assisting with Waterland and preparing for National Night Out, MCSO Seaberry has also started working on a citywide neighborhood watch program. Her goal is to increase participation in Block Watch programs by providing a meeting at the police station where citizens come and learn about the Block Watch program in the hope they will want to take the concept back to their neighborhood. She is hoping to offer this in the upcoming months.

Statistical Data on Reported Crimes

The following is a comparison between July 2003 and July 2004. Included are a year-end total for 2003 and a running total for 2004.

<b>Offense Type</b>	<b>July 03</b>	<b>July 04</b>	<b>% Difference</b>	<b>2003 Total</b>	<b>2004 YTD</b>
Homicide	0	0	0%	0	1
Rape	0	2	+100%	14	5
Robbery	3	3	0%	28	31
Assaults	31	46	+48%	287	186
Burglary	12	21	+75%	202	157
Larceny	53	60	+13%	518	429
Arson	0	0	0%	1	4
Motor Vehicle Theft	19	30	+58%	289	240
<b>Other Statistics:</b>					
Officers Assaulted	3	0	-100%	7	2
Clearances Adult Arrest	27	40	+48%	320	235
Clearances Juvenile Arrest	6	6	0%	50	51
Calls for Service	2,257	2,388	+6%	22,823	14,041

Expanded Guest Moorage & Bulkhead Replacement Project

Moffatt & Nichol delivered a draft of the Preliminary Design Report for the Guest Moorage & Bulkhead Replacement Project to the Marina staff. Staff will meet with the Municipal Facilities Committee to review the draft sometime in August or early September.

### Redondo Boat Launch

This project is largely complete. The facility has been in operation throughout the summer and seems to be functioning well. There are some unresolved issues that are still being addressed by staff. Those include:

Close-out of construction contract: We are awaiting final payment information from Ohno Construction. There is a disagreement over the cost of electrical work and it is not clear whether this issue will be pursued further by Ohno. We have authorized the release of the retainage since construction work has been completed and accepted. We do not know whether mediation will be required for the electrical work in dispute.

Turning radii in parking lot: The queuing lanes for the launch are divided by large curbs and many boaters are having trouble negotiating the turns around the Lakehaven Pump Station. The parking lot layout was done according to engineering standards, but boaters with long trailers and long tow vehicles often drive up and on the curbs. We expect to remove some sections of curbing and patch with asphalt in order to solve this problem.

Parking fees: Complaints about the fee for single-vehicle parking have largely subsided.

New boarding floats: The new floats are a bit “bouncy” and we will be modifying the floats to make them more stable. We are prepared to advertise for bids for construction of new floats for the north side of the ramp.

Floating breakwater: Unfortunately, the floating breakwater is not performing as well as we had hoped. The problem seems to be that the breakwater is not oriented so that it is sufficiently perpendicular to incoming waves (from the northwest). The good news is that the manufacturer of the floating breakwater is willing to assist us in making the system perform as planned. Options for a new location are being discussed. Next spring, we will probably move the helix anchors in the seabed and relocate the Whisprwave breakwater. This should also reduce the breakwater’s impact upon the fishing pier.

Arbors: Gene Achziger donated two flower baskets for the landscape arbors. Marina crews installed drip irrigation and additional flower baskets. We also will be installing evergreen and deciduous clematis to grow up and across the arbors.

Concrete boat ramp: We are awaiting a response from the Department of Fish and Wildlife (DFW) on the failing articulated concrete mat at the end of the ramp. This paving system was required by DFW (against our consultant’s recommendations) and has moved considerably since it was installed late last year.

### Comprehensive Plan: Amendments

Two proposals have been submitted for map changes to the Greater Des Moines Comprehensive Plan. One involves property along Pacific Highway South—south of the

Viva Mexico restaurant. This request appears to be rather straightforward and without significant issues.

The second request involves the Sola property in Redondo. This land is immediately east of Wooton Park. The applicant wishes to build a multi-story, active retirement facility. The application was recently amended to include adjacent property to the north owned by Water District 54.

#### Design Guidelines

Cascade Design Cooperative is preparing a new draft of the design guidelines. We are working to prepare guidelines with an extensive use of graphics and minimal text. The guidelines will illustrate desired design objectives, and allow developers multiple ways to achieve the stated goals. The City's coordinating committee includes directors from Community Development, Public Works, Parks, Police and the Assistant City Manager. The next step (during August) will be a review by technical staff.

#### E-Government & Information Services

On July 23rd, all City email addresses changed from \_\_\_\_\_@cityofdesmoines.com to \_\_\_\_\_@desmoineswa.gov. The primary purpose was to avoid spam and it appears this step has been successful.

Prior to the change from our ".com" addresses, the City received approximately 68,000 spam emails each week. In the week after the change to ".gov", we received just 65 spam emails. Without the burden of unwanted spam, our valid emails travel 10 times as fast.

#### Boundary Between Des Moines and Federal Way

The City of Federal Way is proceeding with the annexation of the "triangle" area. The annexation will be conducted via the election method for county islands. The measure will be on the regular ballot for the November 2004 election.

#### Boundary Between Des Moines and Kent

The Mayor and City Manager met with Kent officials to discuss service costs and revenues. Based upon information provided by Des Moines, Kent is now taking a serious look at the cost of serving the Kent properties west of Pacific Highway South. Des Moines and Kent may issue a public opinion survey to ask property owners whether they prefer to remain in Kent or become part of Des Moines.

#### Cable TV PEG Upgrade

Lon Hurd's partner is committed to completing the work of designing our upgrade to the Council Chambers. The project is being revised to reduce costs and to maximize efficiency. For example, some of our existing equipment can be re-used rather than replaced.

The schedule called for installing the new A/V equipment during Council's August break. However, it will not be possible to meet this schedule. The Council will be meeting frequently between September and early December. Therefore, Administration has revised the schedule so that installation occurs after the December 9<sup>th</sup> City Council

meeting. This will require that the Council complete all business for the year on December 9<sup>th</sup>.

#### HVAC Upgrade for City Hall

The consultants are preparing plans and specifications for the new HVAC equipment. A cost estimate has been prepared that shows the project can be completed within budget. We hope to have some surplus funds that can be used for new carpeting and similar necessities that are currently unfunded.

#### Des Moines Beach Park Master Plan and Historical Survey Updates

Project Management Northwest (PMNW) presented a report on findings from the public interview process and a discussion regarding project direction to Council in June. PMNW then completed its preliminary work on the Des Moines Beach Park Master Plan in July and has begun working on cost estimates for the park elements. A draft report will be provided to City Council for review in September.

The Historical Survey of the buildings at Des Moines Beach Park by Artifacts Architectural Consulting is nearing completion in tandem with the Master Plan. The next step is to add the cost estimates for building repairs developed by PMNW. The survey will be presented to Council for review in September. Final steps will be to prepare advocacy materials to request capital funding from Washington State Legislature for the restoration of the buildings located in Beach Park (formerly Covenant Church Camp) and return the site to its former usefulness as a recreational destination.

The reports will relate to present conditions in the park including building deterioration and tie-ins with improvements to the Marina and the Des Moines Creek Trail which are proposed or underway. Council's focus on economic development in the downtown area will also contribute to the Park's future uses.

Throughout City ownership, the buildings have been heavily booked with community recreation programs and rentals (receptions, weddings, youth meetings, recreation classes, company picnics, special events, and etc.) especially during summer months. Preservation and National Historical Register designation of this local historical icon would continue to draw tourism and an enhanced interest in our city's core.

#### Volunteer Park Projects

Staff will partner with Starbucks and the Redondo community in September for a final fall cleanup at Wooton Park. Starbucks has agreed to sponsor this event and donate \$10.00 to the Des Moines Legacy Foundation for every volunteer hour worked, to raise money for the Parks Fund.

#### Steven J. Underwood Memorial Park

The Field #1 Ballfield Lighting and Park Electrical Project is underway. The lighting project has moved along swiftly and all light poles and fixtures have been installed. Work to complete the electrical service installation has been delayed by the Utility due to easement issues between the US Post Office and Puget Sound Energy. Staff is working

to minimize the impacts of construction delays to our fall softball and soccer leagues beginning in August by scheduling games at Field House Park.

### Recreation Program Update

July Revenue	Year-to-Date	2003 YTD
\$66,694.71	\$336,391.90	\$319,865.61

### Camp KHAOS/K2

Three hundred and thirteen kids registered for Camp KHAOS/K2 during the month of July. Average enrollment is 79 campers/week. Some of the more exciting activities or events in the month of July included a trip to Seahawks Stadium, field trips to Pioneer Farm Museum, Henry Moses Aquatic Center, the Tukwila Fun Center, the Pacific Science Center and many other fun and exciting adventures. Camp KHAOS/K2 also goes swimming at Mt. Rainier Pool each week and makes weekly excursions to Parks in our area including Green Lake and Dash Point State Park.

### Waterland 3 on 3 Streetball Tournament

Fifty-seven teams and 240 participants enjoyed this year's Waterland 3 on 3 Streetball Tournament. This all day event took place the Sunday prior to Waterland at the Des Moines Marina and included teams ranging from 3<sup>rd</sup>/4<sup>th</sup> through adults. Teams came from as far away as Bellingham and were placed into 9 different divisions based on age, experience and ability. The event was sponsored by Pepsi, The Detlef Schrempf Foundation and the City of Des Moines Parks & Recreation Department.

### Waterland 5K Run and Walk

This year's Waterland 5K Run and Walk had a total of 158 participants ranging in age from 5 years old to 86 years old. The course location was identical to last year and seemed to be well received by all participants and marina users. Event sponsors included the Law Offices of Gehrke and Brown, Talking Rain, and the Des Moines News.

### Summer Concerts

The 2004 Summer Concert Series began in July with concerts taking place at both Wootton Park and Des Moines Beach Park. Attendance ranged from about 100-200 folks per concert depending upon the location and the weather. July entertainers included Buck & Elizabeth, Scott Cossu, I-5 South and the Coats. There are two additional concerts scheduled for August. This year's Soundwaves Summer Concert Series is sponsored by the Des Moines Legacy Foundation and the Cultural Development Authority of King County.

Senior Activity Center Division Statistics – July 2004

	<b>2003</b>	<b>2004</b>
Number of Meals Served	740	1,185
Fee Program Participants	274	519
Drop In Participants	1,111	858
Volunteer Hours	2,475.25	2,830.5
Total Revenue for July	\$4,195	\$5,066

Senior Services Update

The Fourth of July was celebrated at the Senior Center with a special BBQ rib lunch and a tour of the neighboring Hills farm. The tour was attended by twenty-two participants. A school supply drive for Midway Elementary School accumulated over 15 bags of school supplies! In conjunction with Judson Park and the Des Moines Waterland Committee, the Senior Activity Center hosted a Boogie BBQ Dinner & Dance from 5-8 p.m. on the Friday night of Waterland at Des Moines Beach Park. It was a small but enthusiastic crowd with a GREAT dance band, plenty of good food, leis, pink flamingos and Tiki torches all over the park.

Highline School District

Things are progressing slowly on the new Mt. Rainier High School project. Based on our disappointing June meeting with the District, we have had two meetings in July to further discuss the important issues such as fire protection, building placement and surface water. Based on these meetings, the School District sent a letter in early August further explaining their plans. It's a start. We still believe that time is running out and that major decisions must be made **now** to stay on the School District's schedule. Applications for SEPA, Design Review and a Lot Line Adjustment were submitted in July.

North Hill Elementary School construction has begun. Site work has moved forward at a remarkable rate. There have been some complaints regarding earth vibration and dust control. Staff has contacted neighbors and required the applicant to send out an informational schedule to property owners bordering the site so that they can be informed about school construction. The exterior outline of the new school foundation is about one-third complete and masons are working erecting walls on portions of the foundation that are complete. The old school has been demolished.

Subdivisions/ Public Hearings And Related Activity

- Cedarbrook Plat/PUD, 24xx South 240<sup>th</sup> Street, 29 unit attached SFR townhome subdivision. Sewer installation is complete. Detention vault construction is 30% complete. Importing of structural fill for backfill has occurred.
- Pacific Place Plat, S 268<sup>th</sup> Street and Pacific Hwy S, 34-lot subdivision. All 34 building permits have been issued. Landscaping is being installed.
- Graceview Planned Unit Development, South 234<sup>th</sup> & Kent-Des Moines Road, 27-lot PUD. Project was approved by the City Council on June 24, 2004.

- Tobin Plat, 253xx 16<sup>th</sup> Ave. S, 6-lot subdivision. Waiting for applicant to file for a ROW permit and begin plat improvements.
- MacFarlane Homes Short Plat, 625 S 240<sup>th</sup> Street. Access improvements are almost complete. A rolled curb was constructed on the west side of the access and an asphalt treated base has been installed. Sewer has now been extended to the site. Utilities are stubbed to individual lots. Waiting for building permits for individual homes.
- Sunset Gardens 12 lot subdivision; 25416 22<sup>nd</sup> Avenue South. The civil plans have been approved. When a bond is posted and the right-of-way permit is obtained, the developer may begin working on the site improvements.
- Williams, 909 South 278<sup>th</sup> Place 4-lot Development; Another building permit revision was submitted by the applicant for the traffic gate and distributed to Engineering. The landscaped waterfall design concept for the detention pond has now been installed. The final overlay of the street is not complete. The applicant has indicated that they do not want to do this work until the gate issue is resolved to avoid cutting the final overlay. Waiting for engineering review on the most recent submittal.

#### Commercial Project Review

- Walgreens, 23003 Pacific Hwy. South, Design review application submitted and distributed to plan reviewers for comment. Preliminary TAR requested by SWIM. Traffic analysis to compute trips and impact fees also requested.
- WAMPUM at Redondo Square, lax South 272<sup>nd</sup> Street, Under construction. The applicant has requested that ornamental window awnings be removed after the permit was issued. Staff requested the applicant to submit a perspective drawing to evaluate. The revision was approved and sent to engineering for review of internal sidewalk deletion request.
- Oh Casino 258xx Pacific Highway South, 14,000 square foot Casino and Restaurant, Since the SEPA decision was issued on April 30, 2004, the City Engineer has been working with Kent on one of their comments regarding not granting access at the north end of the site. Recently, a final decision was made by Kent that they would not allow this access but would accept an access through a third party property. Development Services staff provided the architect with contact information for the other property owner to allow them to negotiate.
- Ohrt, 218xx 20<sup>th</sup> Avenue South, 2.2 acre office/warehouse development, Roofing panels are finally set.
- Des Moines Parks and Recreation, 218xx 20<sup>th</sup> Avenue South, 15 acre City Sports Park- Irrigation has now been completed for all areas that were landscaped. Additional landscaping is required in select areas, but will not occur until the fall when the weather is more favorable.
- Rainier Truck; 24225 Pacific Highway South, Building permit has been approved.
- Water District 54, 21660 11<sup>th</sup> Ave. S, Landscape work still remains to be completed.

- Cingular Cellular antennae application, Des Moines Field House; Building permit approved, but not yet picked up. ROW Inspector has indicated that the applicant has been in to work on a ROW permit which might explain why they have delayed picking up the building permit.
- Canopy World; Site Redevelopment, 22820 Pacific Highway South. Building permit is approved and issued.

#### Shorelines/ESA's

- Lakehaven Utility District Lot Line Adjustment, 28225 Redondo Beach Drive South. Lakehaven submitted revised plans on July 8, 2004. The plans now propose only one access easement and only one lot line to adjust (i.e., the northern property line). The property transferred proposed now amounts to 150 square feet and the easement area requested is 1,324 square feet. Lakehaven removed its original request to expand the existing water line easement that runs in a north to south direction under the boat launch parking lot. As soon as staff is finished reviewing the legal descriptions for easement and survey, we will turn over the application to the City Attorney and Assistant City Manager to work on the easement language and negotiate the terms of the property transfer. The Assistant City Manager will eventually take the entire packet to the City Council for review.
- Marina Storage Yard, SEPA application was submitted to allow the former Quartermaster store site to be brought to grade, fenced, and used for open storage of boats.
- CSR Marine at the Des Moines Marina, Building permit issued. Improvements are underway.
- Des Moines Marina Electrical System Upgrade, The Harbormaster has informed planning staff that the dedication deed for the steps is complete and will be going to Council for acceptance.
- Des Moines Creek Basin Improvements, Staff has completed this review and sent the permit to the County contact for the basin committee, Jon Hansen.
- Comcast Fiber Optic Cable Crossing, 22047 Cliff Avenue South. The completed JARPA packet and evidence of SEPA review was forwarded to the Department of Ecology in February. Comcast will send a letter to the Parks and Recreation Director and Harbor Master outlining when it expects to submit building and ROW use permit applications. On June 18, 2004, staff spoke to the project manager for Comcast and found out that the Dept. of Natural Resources is reviewing the Maury Island Aquatic Reserve. The project manager thinks that this may delay the anticipated project date until late October.

#### Code Enforcement

New cases 53

Cases closed 34

Cases currently open 167

Total new cases, year to date 273  
Total closed cases, year to date 221

- Hosted monthly code enforcement meeting with Joie Martin with the State Auto Division. The meeting was very well attended with the room overflowing. The topic was people in residential neighborhoods who buy and sell cars on a regular basis.
- Another homeless camp has been set up on about 27200 block of Pacific Highway South. These are different people from the previous camps. Compliance letters have been sent to property owners.

### Building Division

Permit Activity for July 2004

123 permits issued:

Building Permits:	28	Average Fee:	\$809
Plumbing Permits:	30	Average Fee:	527
Mechanical Permits	20	Average Fee:	854
Electrical Permits:	45	Average Fee:	570
<b>Total revenue for July 2004:</b>			<b>\$90,560</b>

Compared to same period last year:

116 permits issued:

Building Permits:	33	Average Fee:	\$1,180
Plumbing Permits:	29	Average Fee:	181
Mechanical Permits	16	Average Fee:	131
Electrical Permits:	38	Average Fee:	192
<b>Total revenue for July 2003</b>			<b>\$74,333</b>

### Building Inspections

The Building Division conducted 476 inspections this year compared with 402 inspections last year.

### Highline Community College Projects

Highline Community College Student Union Building is placing siding panels and all interior work is progressing. The Early Childhood Learning Center is almost complete in the rough wooden framing portion of this structure. Electrical, plumbing and mechanical work is almost complete. The Higher Education Building for Central Washington University at Highline has completed the roof deck and roofing system. Interior wall framing and sheeting has begun. Electrical, mechanical and plumbing are well underway. This project is being projected to be complete in November of this year.

### Audit 2003

The preparation of the financial statements is underway. A different presentation is required per GASB 34 and implementation requires constant review of the requirements. A November 30, 2004 extension request of the Single Audit report was submitted to the

Department of Justice. The auditor has left and will return when financial statements can be audited.

#### Credit Card Processing

Credit card processing with truncated numbers is currently functioning only at the Marina. We are still waiting for Keybank Merchant Services to supply the mag stripe readers in order to establish credit card processing through the internet for the City's other cash receipting locations, including the Community Development Department.

#### Marine View Drive Bridge

Coordination meetings have been held with all of the involved utilities. Seattle Public Utilities (SPU) has decided to abandon the 24-inch water main after assessing the cost for relocation and redundancy within their system. SPU will be doing advance work in the area of Des Moines Memorial Drive and 208<sup>th</sup> and in the area of Marine View Drive and 216<sup>th</sup> in preparation of the abandonment. Puget Sound Energy has evaluated their systems and will allow the section of power facilities in the bridge area to be de-energized and the gas main to be temporarily disconnected during the project. Water District No. 54 has expressed the desire to enter an Interlocal agreement with the City for the relocation of its 8-inch water main and removal of an existing asbestos concrete water main. The Des Moines Creek Committee is negotiating the details of the Interlocal agreement with the District.

The 90% plans and specifications have been reviewed by INCA, the bridge designer, and new structural calculations and changes are being made to bring the design up to current code. Once the changes are made, Washington State Department of Transportation (WSDOT) will prepare the bridge contract's special provisions. INCA is also reviewing the environmental permits that were previously issued for the project to determine what is needed to update the permits. At this point, INCA is assuming that the Biological Assessment (BA) will not need to be redone (updating the BA could result in further delay of the project). INCA will also be collecting traffic data – turning movements and peak hour counts - early next month in the vicinity of three intersections in order to prepare a traffic impact analysis and preliminary traffic control plan for the project. Depending on the length of review required by WSDOT (4-10 weeks), the project is on schedule to be bid in mid-October to early December, with construction starting approximately six weeks thereafter.

#### Des Moines Creek Basin Projects

In addition to the Bridge, Phase I of the Regional Detention Facility (RDF) has started. Work for relocating Des Moines Creek within the Tyee Golf Course has been completed. Bids for pre-loading the berm for the detention facility was opened in July with construction starting in August summer. A favorable bid was received from Colucci, with a bid almost \$300,000 below the engineer's estimate. Phase I was bid at \$1.25M to complete. The Bridge, RDF, stream Bypass Pipe, Flow Augmentation Facility, and stream Habitat Improvements are the suite of projects being managed by the Des Moines Creek Basin Committee.

### Pacific Highway South Project

July was another excellent month for progress on the Pacific Highway South Project. The underground utility system is up and running and all but a few property owners have completed their work connecting to the new system. The utility companies have been removing utility poles as the owners' work is completed, thus allowing our contractor to begin completion of the curb and gutter system. Intolight, the lighting provider for Puget Sound Energy, has begun the installation of pedestrian lights on the west side of the highway.

Work has commenced on pouring the low profile concrete barrier in the median. The subcontractor is on a schedule to pour concrete every three working days. When the concrete is poured, test cylinders are made to test the compressive strength of the concrete. Once the strength is confirmed, the forms are removed and wet blankets are placed on the concrete for curing. Then the subcontractor begins setting the forms and reinforcing steel for the next concrete pour. The subcontractor for the standard concrete curb has installed curb in the narrower median areas and has begun installation of curb in some of the gaps where utility poles have been removed. Aluminum hand railing has been fabricated for tall concrete walls along both sides of the highway and is being installed. Ceccanti has completed most of the driveways on the west side of the Highway. They have begun driveway construction on the east side.

The pond sites on South 220<sup>th</sup> and 222<sup>nd</sup> Streets are being used by the contractor for storage and staging of project materials. Ceccanti is finishing the drainage work for the project. The remaining work includes areas near the Kent-Des Moines Road intersection. In July, Ceccanti began construction of the stormwater pond on South 220<sup>th</sup> Street.

There are currently several small change orders under negotiation with Ceccanti and with Puget Sound Energy. Most of them relate to changes in utility locations as a result of unanticipated underground conflicts, and changes related to recent settlements in right of way acquisitions.

Weekly meetings are being held between the various project managers for the City, contractor, sub-contractors and local utilities.

Staff is receiving calls from property owners on Pacific Highway South about specific issues concerning their particular businesses, including where and when construction will start, driveway access and construction, and permits for constructing their on-site improvements such as walls, parking lots, etc. Adjustments to original driveway plans have been made on a couple properties at the request of the owners with little impact to the project. Tenants are contacted to discuss timing of the work in front of their individual properties. A telephone hotline has been established for the project (206.870.1179). The hotline recording is updated weekly with the project schedule. Messages can be left on the hotline answering machine and CH2M Hill checks those messages daily. The construction schedule information is also updated weekly on the City's website. Ceccanti has been installing signs each day indicating, "Businesses Open

During Construction” along the worksite, and has also been using flaggers to assist with construction vehicles and motorists turning in and out of businesses.

Council has approved two interagency agreements between the cities of Kent and Des Moines regarding the design and construction of the shared stormwater pond at the south end of our project. Staff is continuing to work on an agreement with City of Kent covering the shared construction costs of the Pacific Highway South / Kent-Des Moines Road intersection. This agreement is scheduled for presentation to Council in August.

During July, the Federal Highway Administration (FHWA) conducted an audit of a couple of billings on the project. Each year the FHWA selects one local agency project in each region to audit. Des Moines was the lucky agency this year. The FHWA auditor selected a set of bills that were sent to them for reimbursement for the audit. The bills included construction and right of way charges including contractor, consultant and legal charges. After the two-day audit was completed, the FHWA reviewed the results with staff; there were no findings and the auditor was pleased with the City’s documentation.

#### Arterial Maintenance

A new chip sealing process was done in 2003 in an effort to preserve as many streets as the budget allowed in the “good” pavement rating category, and we did accomplish 5.52 miles of preventative maintenance. However, Council has requested that staff investigate adding a slurry seal to improve the aesthetics of the chip sealed streets. Staff is monitoring the chip seal work that was done in 2003 and is working with both the manufacturer of the oil and the design consultant to evaluate its long-term performance. Currently it appears that the chip seal has not properly healed. This may have been caused by improper installation methods. A credit was taken for a problem area on Woodmont Drive that did not adhere properly shortly after the installation. The remaining areas are being evaluated, and the consultant has contacted the Contractor to discuss additional work that may be required under the warranty. Ideally, this would consist of re-chip sealing the streets that have lost a substantial amount of chips; however, because of Council’s concerns about the chip seal appearance, staff will be evaluating slurry seals where they can be used appropriately. Although, much of the chips have worn away in some areas, a substantial benefit has still been obtained from sealing the streets. Staff continues to work with the consultant and contractor on this matter.

During July, the Assistant City Attorney sent a letter to the Contractor requesting their immediate assistance on investigating and resolving the chip seal problems. After receiving no response to this letter, the Assistant City Attorney sent a letter to the company providing the performance bond on the contract requesting their assistance in contacting the Contractor.

#### South 216<sup>th</sup> Street/24<sup>th</sup> Avenue South Signalization Project

KPG continued work on the South 216<sup>th</sup> Street/24<sup>th</sup> Avenue South Signalization Project. Right of way (ROW) needs have been established. Staff has contacted property owners to discuss ROW acquisition. During July, two purchase and sale agreements were approved

by Council. A third agreement is expected to be completed in early August, and the final agreement is with the Port of Seattle and is under negotiation/discussion.

Contracts signed in July

- Consultant contract to study the effects of towing yards in the Pacific Ridge community.

Upcoming Contracts, RFP's, RFQ's During August

- A services agreement to survey video the main culverts within the Marina parking lot (223<sup>rd</sup> and 227<sup>th</sup> outfalls).