PARKS & PUBLIC WORKS COMMITTEE MEETING
Tuesday, September 22, 2026, at 5:00 PM
Snoqualmie City Hall, 38624 SE River Street & Zoom

COMMITTEE MEMBERS
Chair: Catherine Cotton
Councilmembers: Dan Murphy and Bryan Holloway

This meeting will be conducted in person at Snoqualmie City Hall and remotely using by Zoom.

Join by Telephone: To listen to the meeting via telephone, please call **253.215.8782** and enter Webinar ID **867 8554 3964** and Password **1700050121** if prompted.

Join by Internet: To watch the meeting over the internet via your computer, follow these steps:

1) Click this link.
2) If the Zoom app is not installed on your computer, you will be prompted to download it.
3) If prompted for Webinar ID, enter **867 8554 3964**; Enter Password **1700050121**

CALL TO ORDER & ROLL CALL.

AGENDA APPROVAL.

PUBLIC COMMENTS (online public comments will not be taken).

MINUTES.

1. Approval of minutes dated September 9, 2026.

AGENDA BILLS.

DISCUSSION.

2. **Presentation:** Snoqualmie Valley Aquatics Cooperative.
3. **Presentation:** 2027 Landscape Service Contract - Scope and Schedule Considerations.
4. Safety Concerns.

ITEMS FOR FUTURE DISCUSSION.

5. Committee Priorities.
6. Parks and Public Works Budget Priorities.

ADJOURNMENT.

PARKS & PUBLIC WORKS COMMITTEE MEETING MINUTES
Wednesday, September 09, 2026, at 5:00 PM

This meeting was conducted in person at Snoqualmie City Hall and remotely using Zoom.

CALL TO ORDER.
Chair Cotton called the meeting to order at 5:00 pm.

Committee Members: Councilmembers Catherine Cotton, Dan Muprhy and Bryan Holloway.
City Staff: IT Support Specialist Jimmie Betts.

AGENDA APPROVAL.

Motion: Councilmember Holloway made a motion to approve the agenda. Seconded by Councilmember Murphy. Committee discussion followed. Councilmember Murphy asked to add an item to the agenda called Valley Pool Presentation and the agenda was approved as amended.

PUBLIC COMMENTS (online public comments will not be taken).
No public comments were made.

MINUTES.
1. Approval of minutes dated August 18, 2026.

Motion: Councilmember Murphy made a motion to approve the meeting minutes dated August 18, 2026. The motion was seconded by Councilmember Holloway, and the minutes were unanimously approved.

AGENDA BILLS.
No agenda bills were presented.

DISCUSSION.
2. Safety Concerns.
Councilmember Cotton briefed on safety concerns near the Park and Meadowbrook area. Committee discussion followed.

3. Valley Pool Presentation.
Councilmember Murphy briefed on a Valley Pool presentation. Committee discussion followed.

ITEMS FOR FUTURE DISCUSSION.
None.

ADJOURNMENT.

Councilmember Cotton adjourned the meeting at 5:49pm.

Minutes prepared by Kim Agfalvi, City Clerk.
Recorded meeting audio is available on the city website after the meeting.
Minutes approved at the _____, 2026, Parks & Public Works Committee Meeting

Snoqualmie Valley Aquatics Collaborative

Discussion: Park and Recreation Service Area

Snoqualmie Valley Aquatics Collaborative

The SVAC is a regional partnership working to plan, build, and sustain a new aquatics facility that serves the upper Snoqualmie Valley.

City of North Bend
City of Snoqualmie
Snoqualmie Valley School District
Si View Metropolitan Park District
Fall City Metropolitan Park District
Valley Pool Together

Our work together is guided by following shared premises:

1. Snoqualmie Valley residents value aquatics.
2. Snoqualmie Valley residents want a pool.
3. A new pool should serve the entire upper Snoqualmie Valley.
4. Snoqualmie Valley residents expect value and efficiency.
5. No single entity can provide a pool on their own.
6. Good-faith regional collaboration and compromise is necessary.
7. Location matters.
8. The selected site must be capable of supporting the facility long-term.
9. The community's voice should guide the process.
10. Long-term sustainability matters.
11. There is no perfect solution.

Park and Recreation Service Area

- A new taxing district is created specifically for pool construction and operation with boundaries reflecting the service area.
- A new governing board is established with representatives from partner jurisdictions.
- The cost to construct and operate a new pool is funded by approval of registered voters within this new taxing district.

Examples:

Northshore PRSA: King/Snohomish County

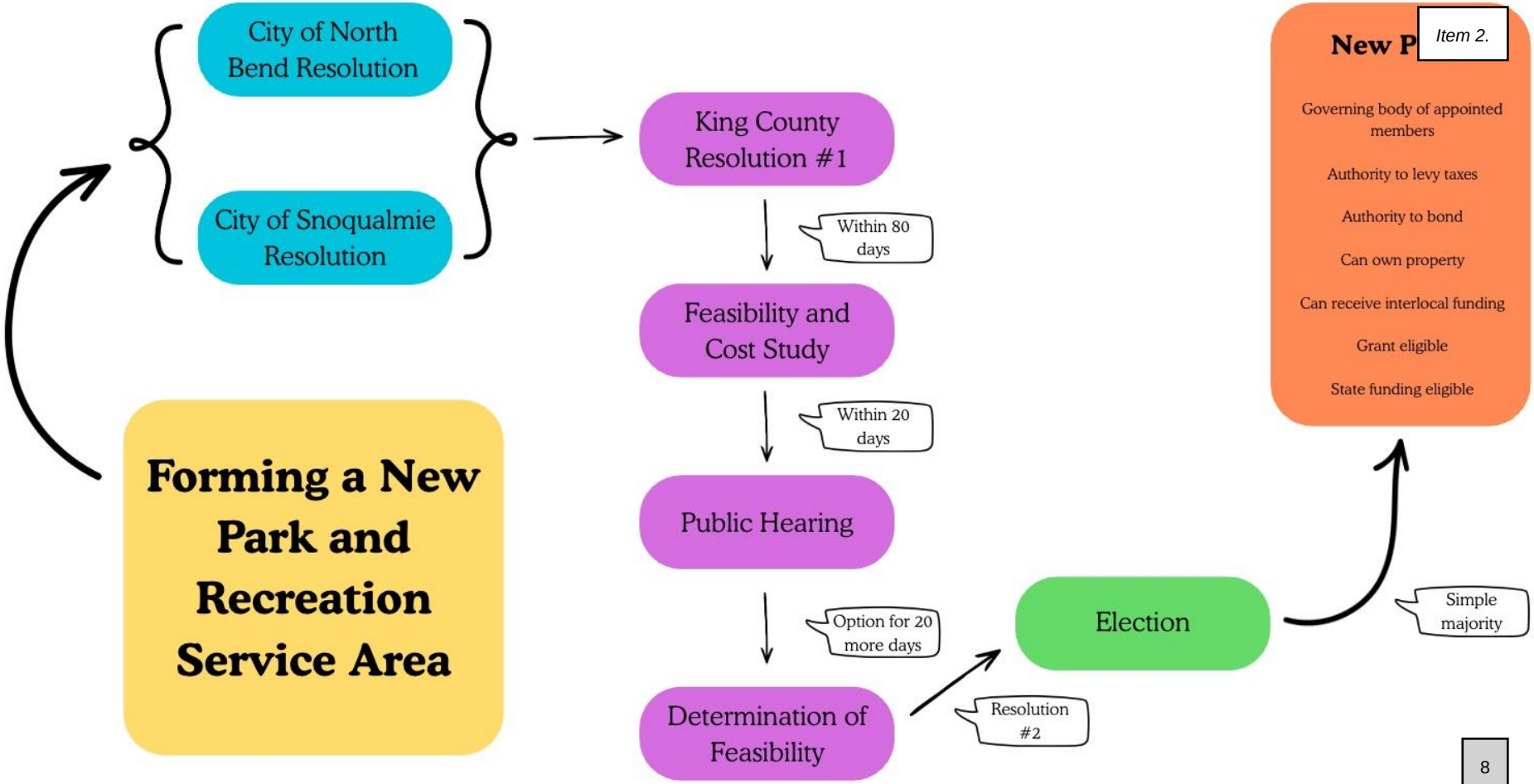
Selah PRSA: Yakima County

Upper Valley PRSA: Chelan County

RCW 36.68: Any **county** shall have the power to create park and recreation service areas for the purpose of financing, acquiring, constructing, improving, maintaining, or operating any **park, senior citizen activities centers, zoos, aquariums, and recreational facilities** as defined in RCW 36.69.010 which shall be owned or leased by the **county** and administered as other county parks or shall be owned or leased and administered by a **city or town** or shall be owned or leased and administered by the **park and recreation service area.**

Funding and Governance

- **6 year regular property tax levy** ($0.60/$1000 max) with 60% approval requirement.
- Can issue voted **general obligation debt** equal to 2.5% of the AV of the service area. Of this, ⅜% may be non-voted (councilmanic).
- **Funding may be submitted on same ballot as formation.**
- Approval of voted debt must be **60%**.
- **Quasi-municipal corporation** and independent taxing authority.
- **King County** is the governing authority.
- If incorporated cities are involved, it is governed by an **Interlocal Agreement with provision for an administrator or joint board** responsible for administering the joint or cooperative undertaking.


City of North Bend Resolution
City of Snoqualmie Resolution
King County Resolution #1
Within 80 days
Feasibility and Cost Study
Within 20 days
Public Hearing
Option for 20 more days
Determination of Feasibility
Resolution #2
Election
Simple majority
New P
Governing body of appointed members
Authority to levy taxes
Authority to bond
Can own property
Can receive interlocal funding
Grant eligible
State funding eligible
Forming a New Park and Recreation Service Area

Resolutions: What's required?

- Consent to be a part of the proposed PRSA;
- Proposed boundary;
- Cost for land to be acquired or leased;
- Cost for capital improvements specified in objectives;
- Cost for anticipated personnel, maintenance, and operations.
  RCW 36.68.420

The resolution does NOT form PRSA, just consents to the process that will eventually take the issue to voters.

The County has the option after the feasibility study to adjust any of the above with their own resolution.

Who runs it?

Legislative

- Appointed representatives from:
  - Snoqualmie
  - North Bend
  - Si View MPD
  - Fall City MPD
  - SVSD
  - King County
  - Other?

Administrative

- Administrative ILA with another public agency (Lead Agency Model)
  - Northshore
  - Upper Valley
- PRSA funds and maintains its own staff
  - Selah

Formation and Funding Options

Plan —----> Form + Fund —----> Build

- Planning period with SVAC
- City and County resolutions
  - County-funded feasibility study
- One ballot:
  - 50% approval of formation
  - 60% approval of 6 year levy
  - 60% approval of capital bond

Form —---> Plan —---> Fund —-> Build

- Planning period with SVAC
- City and County resolutions
  - County-funded feasibility study
- First ballot:
  - 50% approval of formation ONLY
- Planning period with PRSA Board
  - Interlocal funding
  - Evaluates location, funding options
- Second ballot:
  - 60% approval of 6 year levy
  - 60% approval of capital bond

Metropolitan Park District

Park and Recreation District

Park and Recreation Service Area

All districts...

....have their own form of independent oversight.

...are created through voter approval.

...can levy property taxes and ask voters to approve capital bonds.

...can acquire land and build, own, and operate facilities themselves, or contract with another public agency to do so without RFP.

...can hire employees and charge user fees.

...can receive donations, grants, and state or federal funding

...can enter into contracts and interlocal agreements.

...are junior taxing districts with a funding stream outside a city's general budget.

...are subject to prorationing if the levy limit is exceeded.

Metropolitan Park District 17

Independent municipal corporation
Elected commissioners
No feasibility requirements, or if needed, must be self-funded
Only park district with a permanent levy, $0.75/$1000 limit
4th/5th in prorationing order, can protect $0.25 of its levy with voter approval
As of 2017, can create statutory language that limits MPD to specific project

Park and Recreation District 43

Independent municipal corporation
Elected commissioners
No feasibility requirements, or if needed, must be self-funded
Regular levy approved every 6 years with 60% requirement, $0.60/$1000 limit
2nd in prorationing order
Lower general obligation debt limit than other park districts

Park and Recreation Service Area 4

Quasi-governmental corporation administered by county
Board appointed by participating agencies
Feasibility requirements, funded by county
Regular levy approved every 6 years with 60% requirement, $0.60/$1000 limit
2nd in prorationing order

Why a PRSA for Snoqualmie Valley…and why not?

One regional taxing district

Dedicated funding source

Forms permanent group to address specific issue

Doesn't duplicate services

Appointed board = more agency oversight

County oversight and start-up funding

Tied long-term to county resources

Flexible governance and operational options

Relies on 6 year levy with 60% requirement

Dependent on county for formation

County involved in governance

Overlapping park districts

Prorationing risk

Less independent, less direct democracy

Less individual agency control

Potential Funding Scenarios

Boundary: SVSD

AV: $17.61 billion

$68 million bond $15/mo

$60 million bond
$13.33/mo

$40 million bond
$9.17/mo

6 year operating levy
$3.33/mo

Boundary: Si View, Snoqualmie, Fall City

AV: $15.238 billion

$68 million bond
$17.00/mo

$60 million bond
$15.33/mo

$40 million bond
$10.33/mo

6 year operating levy
$3.83/mo

Boundary: Si View/Snoqualmie

AV: $12.54 billion

$68 million bond
$20.58/mo

$60 million bond
$18.17/mo

$40 million bond
$12.42/mo

6 year operating levy
$4.65/mo

In 2023

Si View ONLY

$21.3 million 30 year bond

$800K home = $10.67/mo

Recreation pool only

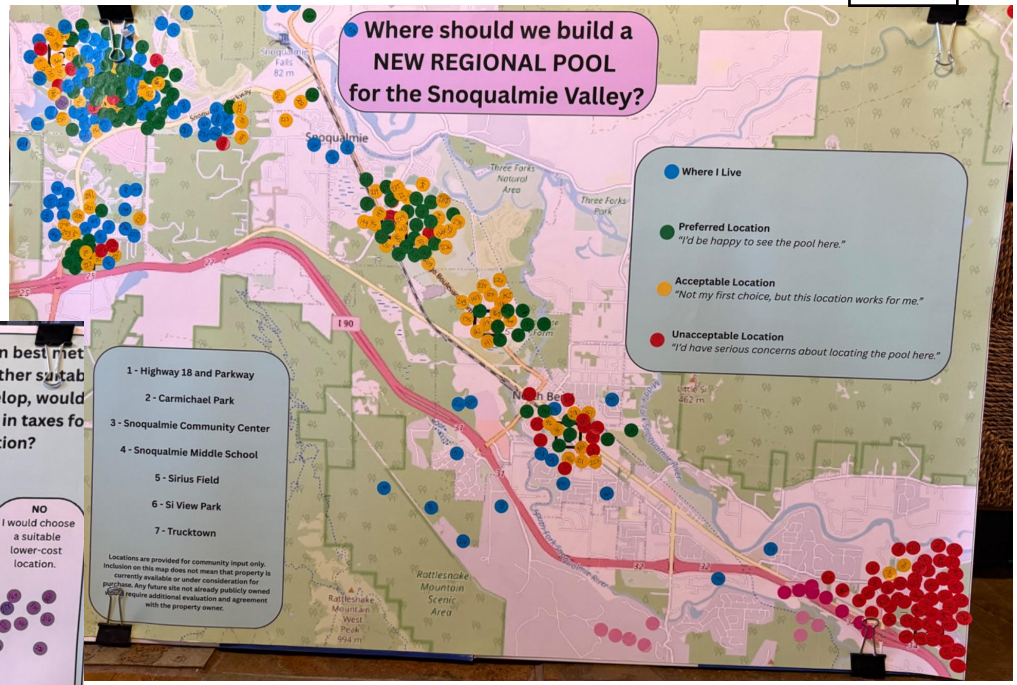
56.32% approval

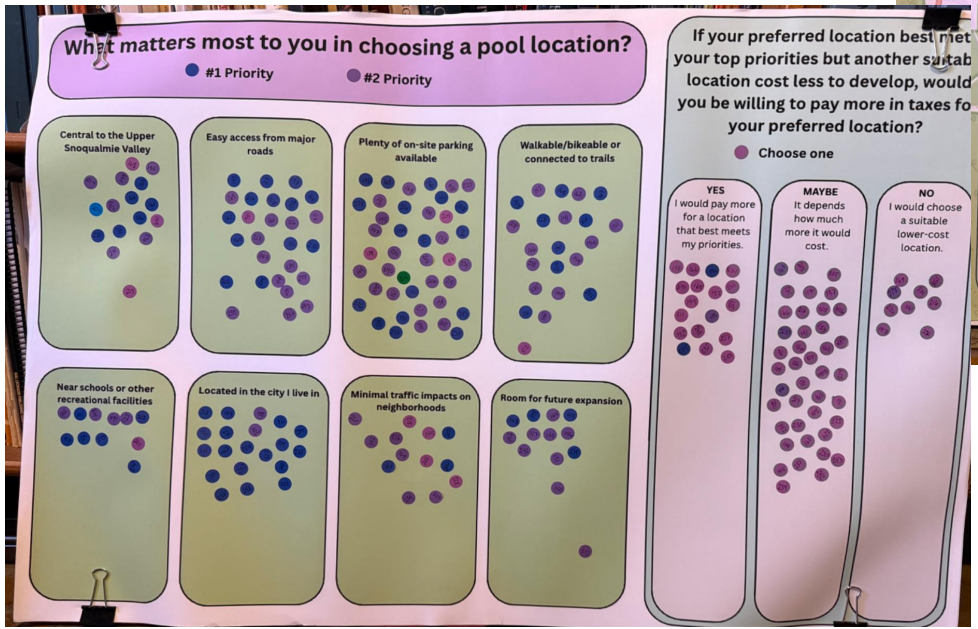
Recent Area Levies
SVSD 2026 M&O Levy: **62.45%**
King Co 2025 Parks Levy:
SVSD: **59.29%**
Si View/Snoq/Fall City: **59.87%**
Si View/Snoq: **61.59%**

30 year bond at 4.72% interest rate, tax on $1 million home. Estimate provided for discussion purposes by D.A. Davidson on 7/15/26.

Community Outreach: Location

- Three community events in August and September
- 185 unique responses
  - 46.5% from Snoqualmie
- Map dot activity
  - Blue: Location of my home
  - Green: Preferred pool location
  - Yellow: Acceptable location
  - Red: Unacceptable location





- Central to the Upper Snoqualmie Valley
- Plenty of on-site parking
- Open to paying more for priorities

Example Timeline: August 2027 Formation Election

Phase	Date	Agency	Task
Planning	October 2026	All SVAC Agencies	State appropriation request process begins, include project on legislative priorities
		SVAC	**October Meeting:** All-agency meeting to discuss options, timeline, work plan
		Snoqualmie, North Bend	Develop city resolutions
	November 2026	SVAC	**November Meeting:** Finalize resolutions, finalize and submit state appropriation request, location evaluation and site planning
		Snoqualmie, North Bend	Finalize and approve 2027-2028 CIP and Biennial Budgets
		TBD	Prepare and submit King County Aquatic Grant application if open
	December 2026	Snoqualmie, North Bend	Cities adopt resolutions by December 15
		King County	Receives city resolutions, prepares County resolution
Feasibility	January 2027	King County	County adopts resolution by December 22, 80 day feasibility and cost study period begins
		Valley Pool Together	Conducts statistically valid survey to assess voter support and price point
		SVAC	**January Meeting:** Discuss location, scope, funding
	February 2027	SVAC	**February Meeting:** Discuss location, scope, funding. Communicate any decisions to County.
	March 2027	King County	County feasibility and cost study available by March 12
		SVAC	**March Meeting:** Discuss VPT survey results and County study
		King County	Public Hearing opens (by March 30)
	April 2027	State	End of legislative session on April 25 - State appropriation decision
		SVAC	**April Meeting:** Finalize what will go to voters and advise County on wording of resolution
		King County	April 30 DEADLINE for August 2027 election resolution from King County Council
Election	May 2027	SVAC	**May Meeting:** Coordinate agency communication plan
	June 2027	King County	Aquatic Grant awards announced (tentative)
		SVAC	**June Meeting:** Coordinate agency communication plan
	July 2027	State	2027-2029 Biennium begins - State appropriation officially adopted
			18 day voting period opens on July 16
	August 2027		PRSA Election for Formation on August 3

Thank you!

Questions and Discussion

Landscape Services Contract – Scope & Schedule Considerations

Updated 9/15/2026

Philip Bennett, Interim Director,
Parks & Public Works

Examples of maintained areas



Parkway Bioswales & median



Ironwood Park



Railroad Ave Landscape Beds

Current Status/Schedule

- The contract goes out for bid this Fall, to start on January 1st, 2027.

- Some areas are being added that were missed for maintenance in the existing contract.

- Proposed contract term: 2 year initial term with an option to extend for up to 2 additional years.

Existing contract scope & costs

37.5 acres of turf, bioswales, & landscape beds included in the contract scope



Contract Name	2026 Cost	2027 Anticipated Cost
Snoqualmie Parkway & other right-of-ways	$275,387	$300,000
Mini-Parks	$239,989	$265,000
Facilities	$37,075	$41,000
Total:	$552,451	$606,000

Snoqualmie Parkway Median - Problems





Problem 1: “Thatch” is causing the grass to rise above the curb – and the irrigation to fail.

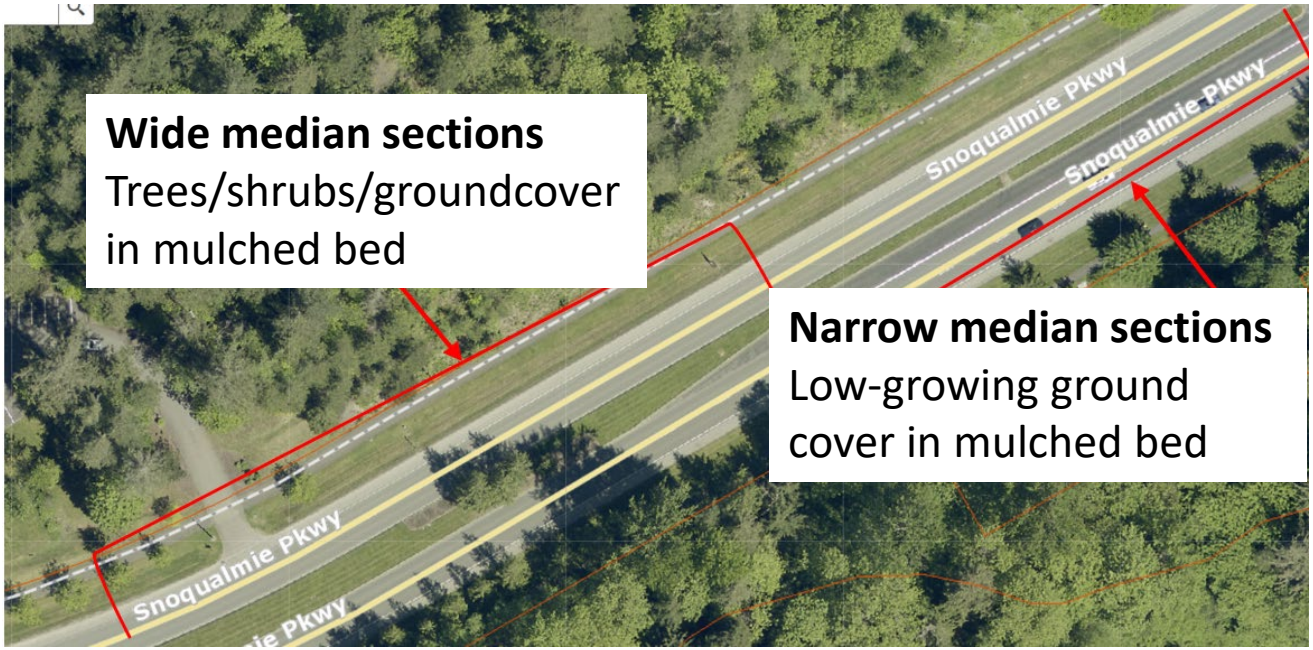
Problem 2: High cost to maintain acres of turf in the median.

Examples/Concept



Existing landscaping examples





Wide median sections
Trees/shrubs/groundcover in mulched bed

Narrow median sections
Low-growing ground cover in mulched bed

Option 3 concept

Snoqualmie Parkway Median - Options

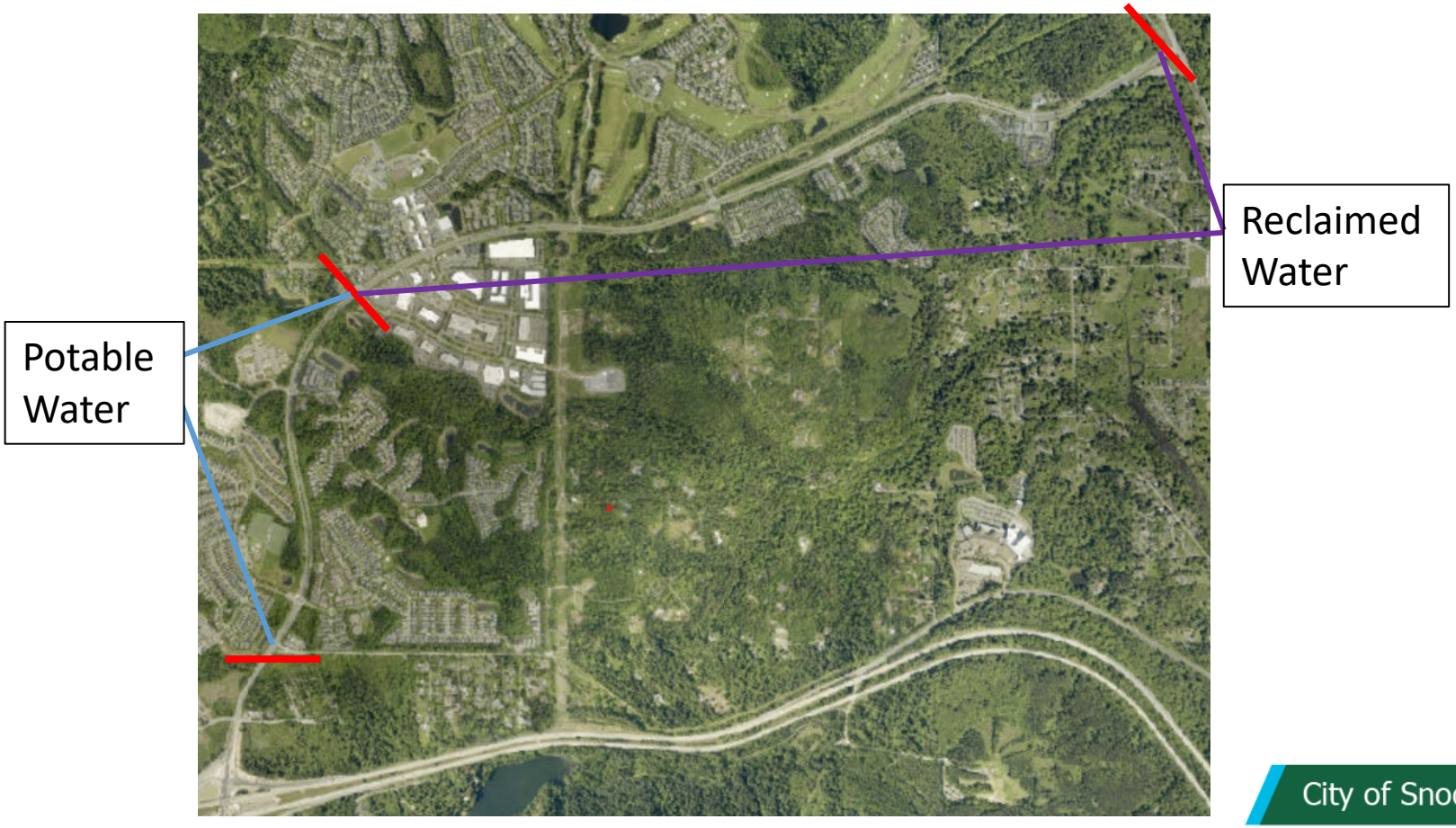
Option #	Description	Pros	Cons
1	Maintain as-is for short-term	• No capital cost	• Ongoing high maintenance cost • Same appearance • No water savings
2	Capital project to install new grass/repair median irrigation	• Restore irrigation function • Some reclaimed water savings • Improve appearance	• Cost of capital project (~450k) • May increase ongoing maintenance cost
3	Capital project to install different landscaping in median (groundcover/shrubs/trees)	• Reduce ongoing maintenance costs • Significant reclaimed water savings • Change in appearance	• Cost of capital project (~450k) • Change in appearance
4*	Repair irrigation system to restore coverage	• Restores appearance of grass • Some water savings	• ~80k contracted cost • Ongoing high maintenance cost

**Missing option identified by CM Holloway*

Choosing Option 3 will affect how we bid the upcoming contract

Responses to Councilmember questions

Q: Isn't the parkway median entirely irrigated by reclaimed water?
A: See map below. The parkway is irrigated with reclaimed water from 202-Douglas, and potable water from Douglas to SE 96th St.



Responses to Councilmember questions

2026 Cost for watering the Parkway Median



Class A Reclaimed Water - $25k
Potable Water - $20k

Option 2 (reinstall grass) would lead to 20% water savings ~$9k overall/~$4k Potable

Option 3 (groundcovers/shrubs/trees) would lead to 50% water savings ~$22.6k overall/~$10k Potable

Responses to Councilmember questions

Parkway Median: Reduction in ongoing maintenance costs – Option 3

Cost Category	2027 Projected Cost (as-is)	2027 Projected Cost (with option 3)
Mowing	$29,137	$0
Trimming/edging	$20,813	$0
Fertilization	$13,355	$0
Weeding – shrub/tree beds	$18,119	$36,238
Herbicide treatment – shrub/tree beds	$4,406	$8,812
Fertilization – shrub/tree beds	$2,226	$4,452
Pruning – shrubs & trees	$4,040	$8,080
Traffic Control	$5,716*	$673
TOTALS:	$92,096	$58,255

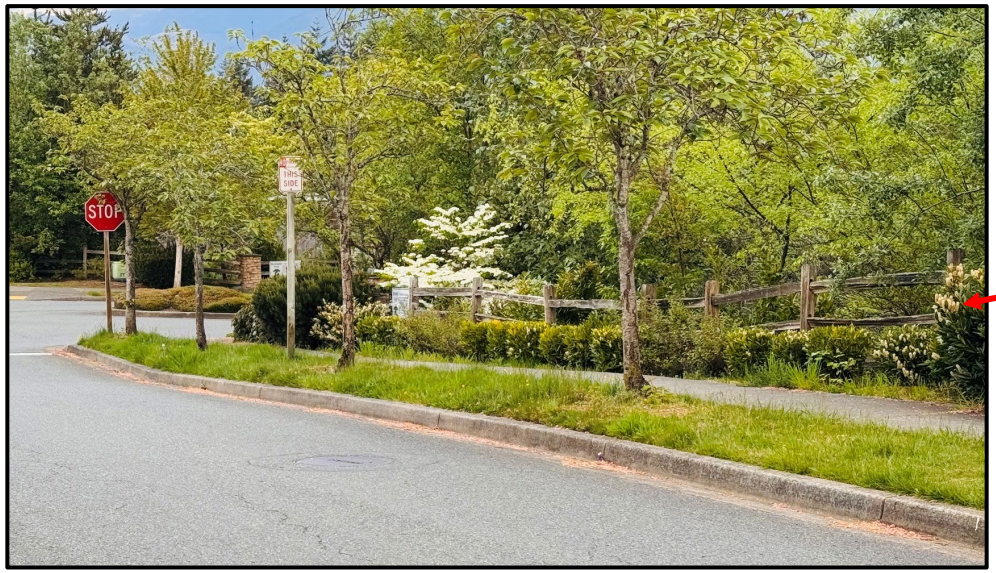
*Based on 34 days of lane closures

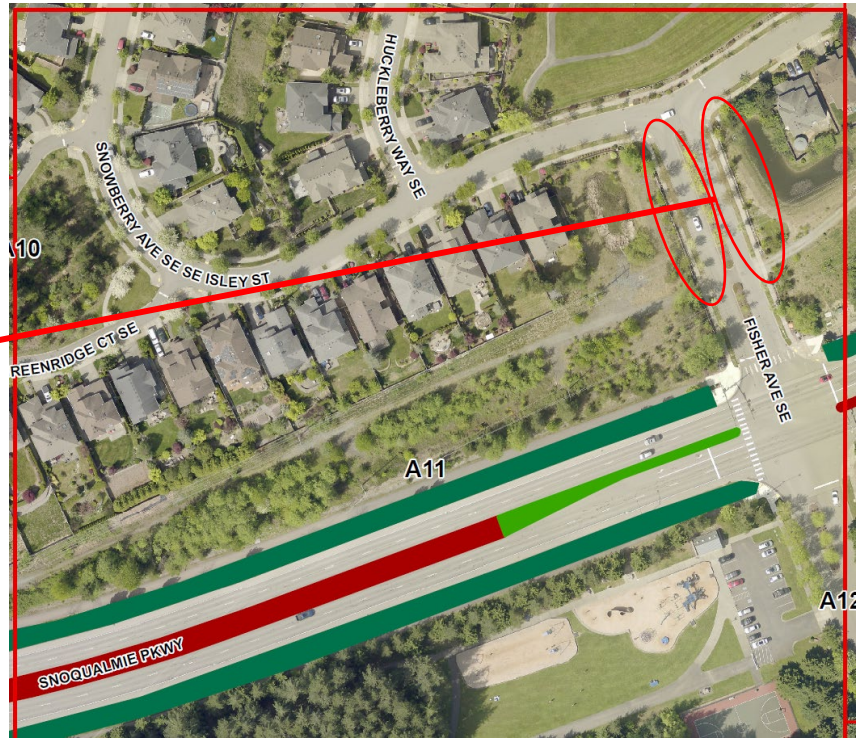
With reduction in potable water use, this represents $44K annual savings
Assuming 3% inflation ~ 9 years to break even on capital project

Responses to Councilmember questions

Q: What were the areas missed in previous ROA/City contracts?

Example:





In SRI – Previous City/ROA contractor was mowing, neither organization had this mapped.

Other areas include Silent Creek/Carmichael corner, & landscape beds on Kinsey & Center

Thank You

Questions?

Contact: pbennett@snoqualmiewa.gov

www.snoqualmiewa.gov