CITY COUNCIL SPECIAL MEETING, 6:00 PM
Monday, August 03, 2026
Snoqualmie City Hall, 38624 SE River Street & Zoom

MAYOR & COUNCIL MEMBERS
Mayor James Mayhew
Councilmembers: Daniel Murphy, Robert Wotton, Bryan Holloway, Louis Washington, Catherine Cotton, Andre Testman and Jolyon Johnson.

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

Join by Telephone: To listen to the meeting via telephone, please call **253.215.8782** and enter Webinar ID

813 0614 8787 and Password **1800110121** 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 **813 0614 8787**; Enter Password **1800110121**

CALL TO ORDER & ROLL CALL.

AGENDA APPROVAL.

PUBLIC COMMENT.

1. **Resolution 1749**: Essential City Services Levy.

SPECIAL BUSINESS.

2. **AB26-047:** Resolution 1749: Essential City Services Levy.

ADJOURNMENT.

Council Agenda Bill

AB Number

AB26-047

Agenda Bill Information

Title*

Levy Lid Lift Resolution

Action*

Motion

Council Agenda Section

Committee Report

Council Meeting Date*

08/24/2026

Staff Member

Dena Burke

Department*

Legal

Committee

Finance and Administration

Committee Date

08/18/2026

Exhibits

Packet Attachments - if any

Drag and drop up to **10** files here to upload or Choose files

Files (2 uploaded)

City Attorney Letter Re Property Tax Levy Lid lift Explanatory Statement 4905-32...	362.42KB
Snoqualmie Resolution 2026 Levy Lid Lift Legal Edits 4915-0269-0744.4.pdf	684.77KB

Click here to review attachments.

Summary

Introduction*

Brief summary.

Due primarily to the loss of the cost sharing with North Bend due to the police services agreement ending, the city is facing a revenue shortfall for 2027 that will require significant spending cuts if voters are not asked for and approve a tax rate increase.

Proposed Motion

Background/Overview*

What was done (legislative history, previous actions, ability to hyperlink)

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Since the City's current regular property tax levy took effect in 2017, cumulative inflation (CPI-U) in the Seattle area has increased almost 45%, while the City's regular property tax levy has increased approximately 18%. City Revenues are not keeping pace with inflation.

Analysis *

In order to sustain the service levels which meet the City's and Community's expectations, the city needs additional funds to supplement the existing general fund revenue.

Budgetary Status *

This action will bring in additional revenue.

Budget Summary

The potential increase to property taxes would first be received during the 2027-2028 biennium.

Fiscal Impact

Amount of Expenditure

$

Amount Budgeted

$

Appropriation Requested

$

Fiscal Impact

Screenshot below is an image of the budget summary table.

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Comments:

RESOLUTION 1749

A RESOLUTION OF THE CITY OF SNOQUALMIE, WASHINGTON, CALLING FOR A SPECIAL ELECTION TO BE HELD IN THE CITY ON NOVEMBER 3, 2026, FOR THE PURPOSE OF AUTHORIZING A TEN-YEAR, PERMANENT PROPERTY TAX LEVY LID LIFT STARTING IN 2027 TO MAINTAIN ESSENTIAL CITY SERVICES, HELP KEEP PACE WITH INFLATION, AND RESTORE CRITICAL ORGANIZATIONAL CAPACITY; SETTING FORTH THE BALLOT TITLE THEREFORE; AND REQUESTING THAT THE KING COUNTY ELECTIONS DIRECTOR PLACE THE PROPOSITION ON THE NOVEMBER 3, 2026, BALLOT.

WHEREAS, the City Council of the City of Snoqualmie, Washington desires to provide for the continual provision of essential city services such as public safety, streets and park maintenance, and other governmental services; and

WHEREAS, in order to sustain the foregoing at levels which meet the Community's expectations, the city needs additional funds to supplement the existing general fund revenue which is applied for these purposes; and

WHEREAS, Chapter 84.55 RCW has limited the increase in property tax revenues to the City to a rate that has been less than the actual rate of inflation for the costs of providing services to the citizens of the City; and

WHEREAS, the City's current regular property tax levy, set in 2017, is $1.61 per $1,000 of assessed value, which is $1.75 per $1,000 of assessed value less than what is statutorily authorized; and

WHEREAS, since the City's property tax levy went into effect in 2017, the cumulative inflation in the Seattle area has increased by nearly 45% while the City's property tax collections have increased by 18% in that same period; and

WHEREAS, the increase in costs due to inflation has forced the City to implement additional revenue measures, reduce staffing, defer investments, and reduce city services in order to maintain a balanced budget; and

WHEREAS, the City's actions helped balance the budget for several years but also reduced the City's ability to plan ahead, analyze emerging issues, engage in regional issues, pursue improvements, prepare for future challenges, and influence decisions affecting the community, increasingly responding to those decisions rather than helping shape them for the betterment of the City and its constituents; and

WHEREAS, despite the City's efforts, the City will be required to substantially reduce essential services to the residents of the City or find alternative revenue sources; and

WHEREAS, without additional revenue, additional spending cuts will be needed. These spending cuts would likely include additional impacts to levels of service, including road and park maintenance; and

WHEREAS, without adjustment, future inflation will likely continue to outpace growth of revenues, increasing pressure for future service level reductions; and

WHEREAS, RCW 84.55.050(2) authorizes a city to place a ballot proposition before the voters to authorize a 10-year increase in the regular property tax levy; and

WHEREAS, the City Council desires to prevent cuts in crucial city services or increase taxes or revenues by other means by allowing the electors to approve or reject a proposition under RCW 84.55.050(2); and

WHEREAS, RCW 84.55.050 provides for the levy of regular property taxes in an amount exceeding the limitations specified in Chapter 84.55 RCW if such an increased levy is authorized by a ballot proposition approved by a majority of the voters at an election held within the taxing district (a "levy lid lift"); and

WHEREAS, the proceeds of the increase in the regular property tax on real property that would be authorized by ballot proposition will provide funding for the continuation of essential City services; and

WHEREAS, the City Council also desires to exempt qualifying seniors, veterans, and persons with disabilities as permitted in Chapter 84.36 RCW; and

WHEREAS, the Council has therefore determined to submit a proposition to the voters authorizing a multi-year, permanent levy lid lift at an increased rate set by the proposition for collection in 2027, and at a rate not to exceed the Consumer Price Index for All Urban Customers (CPI-U) for the Seattle-Tacoma-Bellevue area or the Chapter 84.55 RCW limit, whichever is greater, for the ensuing years, at a special election to be held on November 3, 2026.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Snoqualmie:

Section 1. **Call for Election on November 3, 2026.** The King County Elections Director, as *ex officio* supervisor of elections in King County, is hereby requested to place upon the special election ballot in the City of Snoqualmie on November 3, 2026, a proposition for the purpose of submitting to the qualified electors of the City, for their approval or rejection, a proposition approving a multi-year, permanent increase in the city's regular property tax levy exceeding the limit factor provided in RCW 84.55.050, for collection in 2027, in order to provide for the provision of public safety, streets and park maintenance, and other governmental services within the City. Said question shall be in substantially the form set forth in Section 2 below and shall authorize the City to levy a ten-year, permanent increase to the City's existing tax levy by $0.60 per $1,000 of assessed value, to a total regular property tax levy rate of $2.16 per $1,000 of assessed

valuation for collection beginning in 2027 and for the ensuing years set the limit factor at the greater of the CPI-U for Seattle-Tacoma-Bellevue or the statutory limit set forth in Chapter 84.55 RCW. The levy amount for 2037 shall be used to calculate subsequent levy limits.

Section 2. Ballot Title and Proposition. The ballot title and proposition to be submitted to the voters shall be in substantially the following form:

CITY OF SNOQUALMIE PROPOSITION NO. 1
GENERAL CITY SERVICES LEVY

This proposition would increase the City's regular property tax levy rate to $2.16 per $1,000 of assessed valuation for collection in 2027. The proposition would also authorize annual increases for each of the succeeding 10 years up to the June-to-June percentage change in the CPI-U for the Seattle-Tacoma-Bellevue area or the chapter 84.55 RCW limitation, whichever is greater. Existing RCW 84.36.381 exemptions would continue. Future levies would be calculated based on the 2037 levy limit.

Should this proposition be approved?

___ **YES**
___ **NO**

Section 3. Changes. The mayor and city attorney are authorized to make such minor adjustments to the wording of such proposition as may be recommended by the King County Elections Director or to meet word count requirements, as long as the intent of the proposition remains clear and consistent with the intent of this resolution as approved by the City Council.

Section 4. Local Voters' Pamphlet. The city attorney is directed to prepare and submit the explanatory statement for the ballot proposition as required.

Section 5. Pro and Con Committees. The arguments for and against the ballot proposition shall be prepared by the committees appointed by the City Council pursuant to RCW 29A.32.280. The deadline for Council appointing the pro and con committees is August 4, 2026. If City Council does not appoint committees by the deadline, it is requested that the King County Elections Director establish the pro and con committees on a first-come, first-served basis pursuant to RCW 29A.32.280.

ADOPTED by the City Council of the City of Snoqualmie at a regular meeting thereof, held this 3rd day of August, 2026.

_____
James Mayhew
Mayor

Attest:

_____
Kimberly Agfalvi
City Clerk

Office of the City Attorney

City of Snoqualmie
38624 SE River Street | PO Box 987
Snoqualmie, Washington 98065
(425) 628-1773 | www.snoqualmiewa.gov

August 3, 2026

King County Elections
C/O Julie Wise, King County Elections Director
919 Southwest Grady Way,
Renton, Washington 98057

Re: Explanatory Statement For City of Snoqualmie Proposition No.1 - Property Tax Levy Lid Lift

To Whom It May Concern:

The attached Explanatory Statement is for the City of Snoqualmie's Property Tax Levy Lid Lift, which was approved by the City Council on August 3, 2026 to be placed on the ballot for a vote of the residents of the City. This Explanatory Statement was prepared by myself as the City Attorney for the City of Snoqualmie.

Sincerely,

Dena Burke
City Attorney
City of Snoqualmie

DRAFT

Explanatory Statement

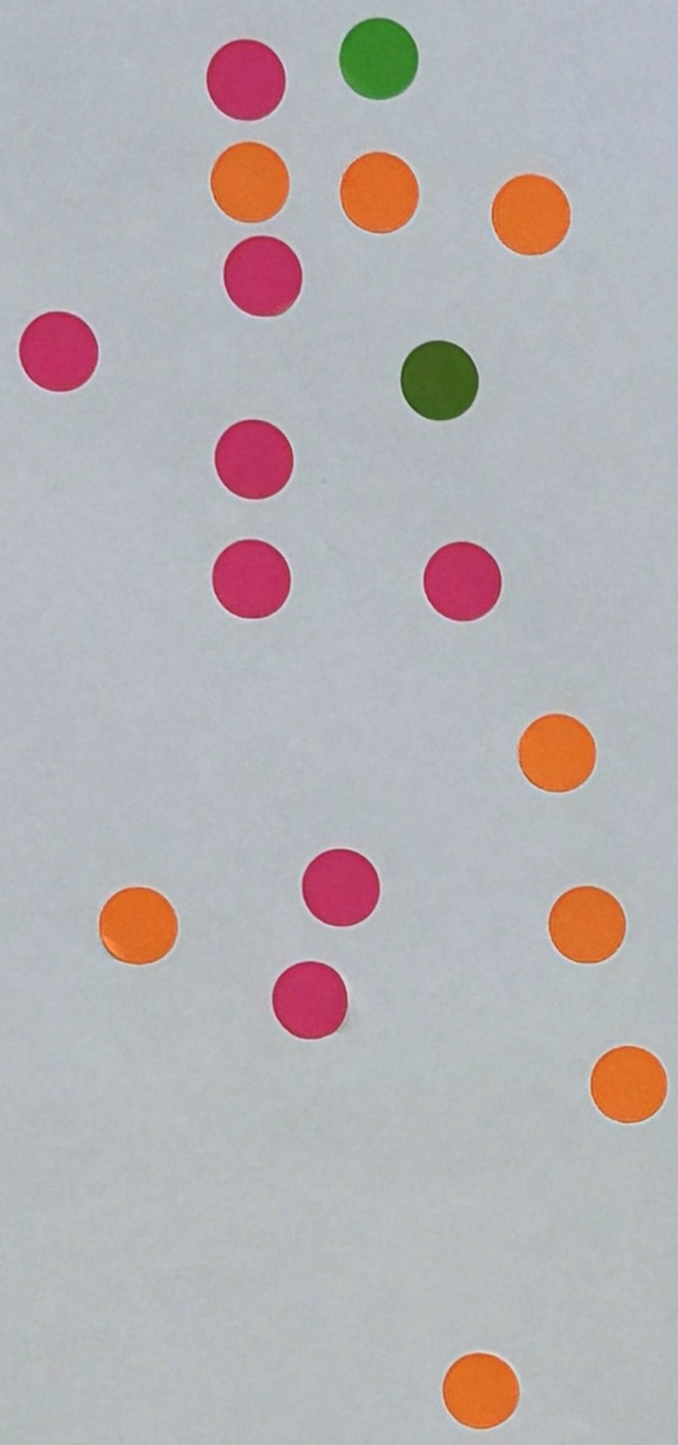
Since the City's current regular property tax levy took effect in 2017, cumulative inflation in the Seattle area has increased almost 45%, while the City's regular property tax revenues have not kept up, increasing only approximately 18%.

Beginning in 2021, inflation accelerated sharply. To continue balancing its budget, the City implemented other available revenue measures, reduced staffing, and narrowed its work towards essential city services and maintaining legal compliance. This reduced the ability to plan ahead, influence regional decisions affecting the community, pursue improvements, and increased pressure on providing public safety and other core services.

Without additional revenue, future inflation may continue to outpace growth in the City's existing regular property tax levy, increasing pressure for future service level reductions. In response, the City placed this proposition to the voters. The money collected shall be used to fund general city services, including police, fire, streets, parks, community events, planning and development, and the services that support those operations.

For a home assessed at $977,000, the estimated cost in 2027 is approximately $588 per year, or $49 per month. The proposition would also authorize annual increases for each of the succeeding 10 years up to the June-to-June percentage change in the CPI-U for the Seattle-Tacoma-Bellevue area or the chapter 84.55 RCW limitation, whichever is greater. Existing exemptions under RCW 84.36.381 would continue. Future levies would be calculated based on the 2037 levy limit and limited by applicable statutory limits, including the 101% levy lid.

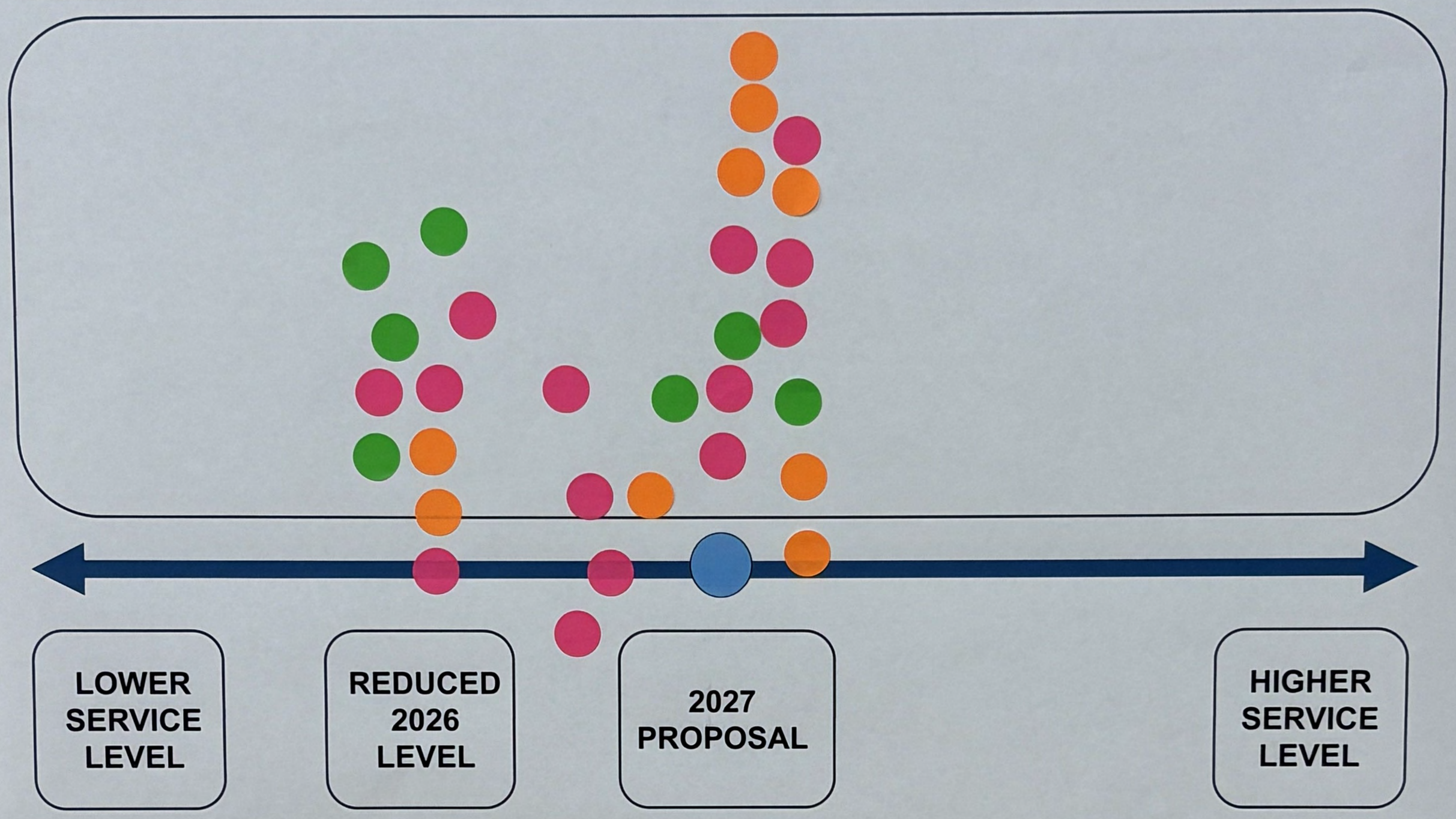
DRAFT

PLACE THE PROPOSAL ON THE BALLOT	PROCEED WITHOUT A BALLOT MEASURE
	

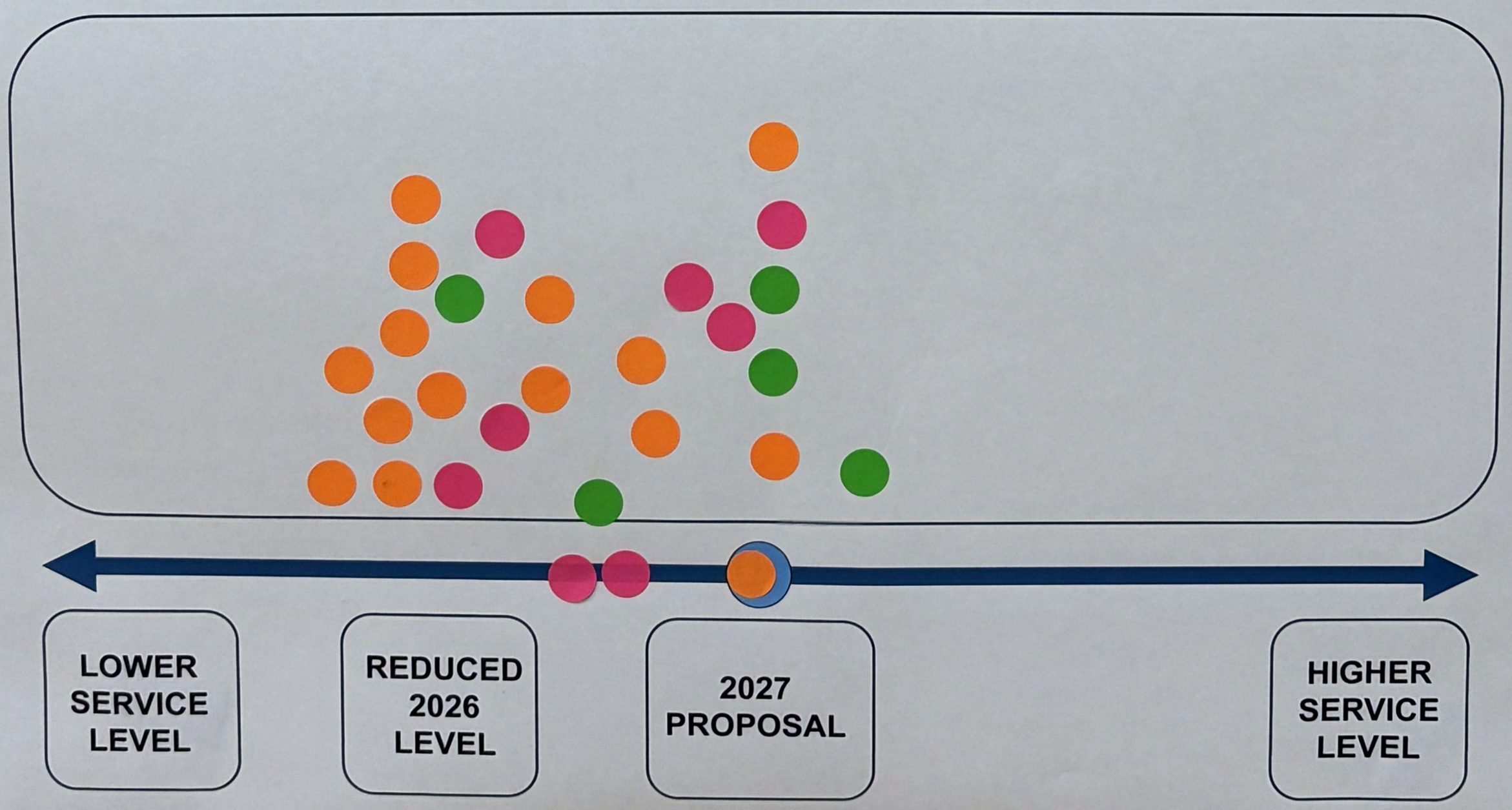
FIRE & EMERGENCY RESPONSE

Place your dot at the service and funding level you believe the City should provide.

How much fire and medical response capacity should be available when incidents overlap?



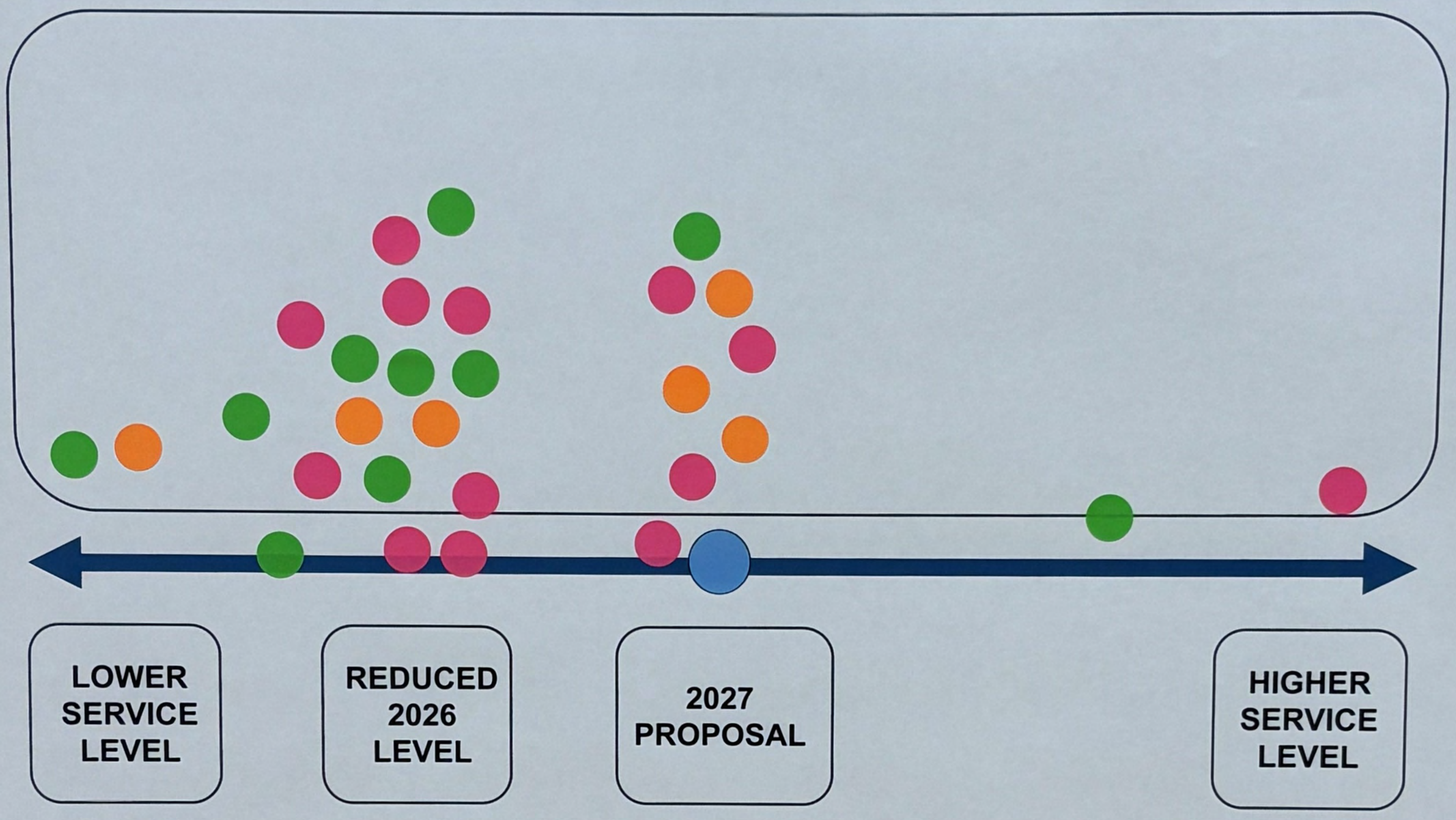
How much fire training, operational support and emergency readiness should the City maintain?



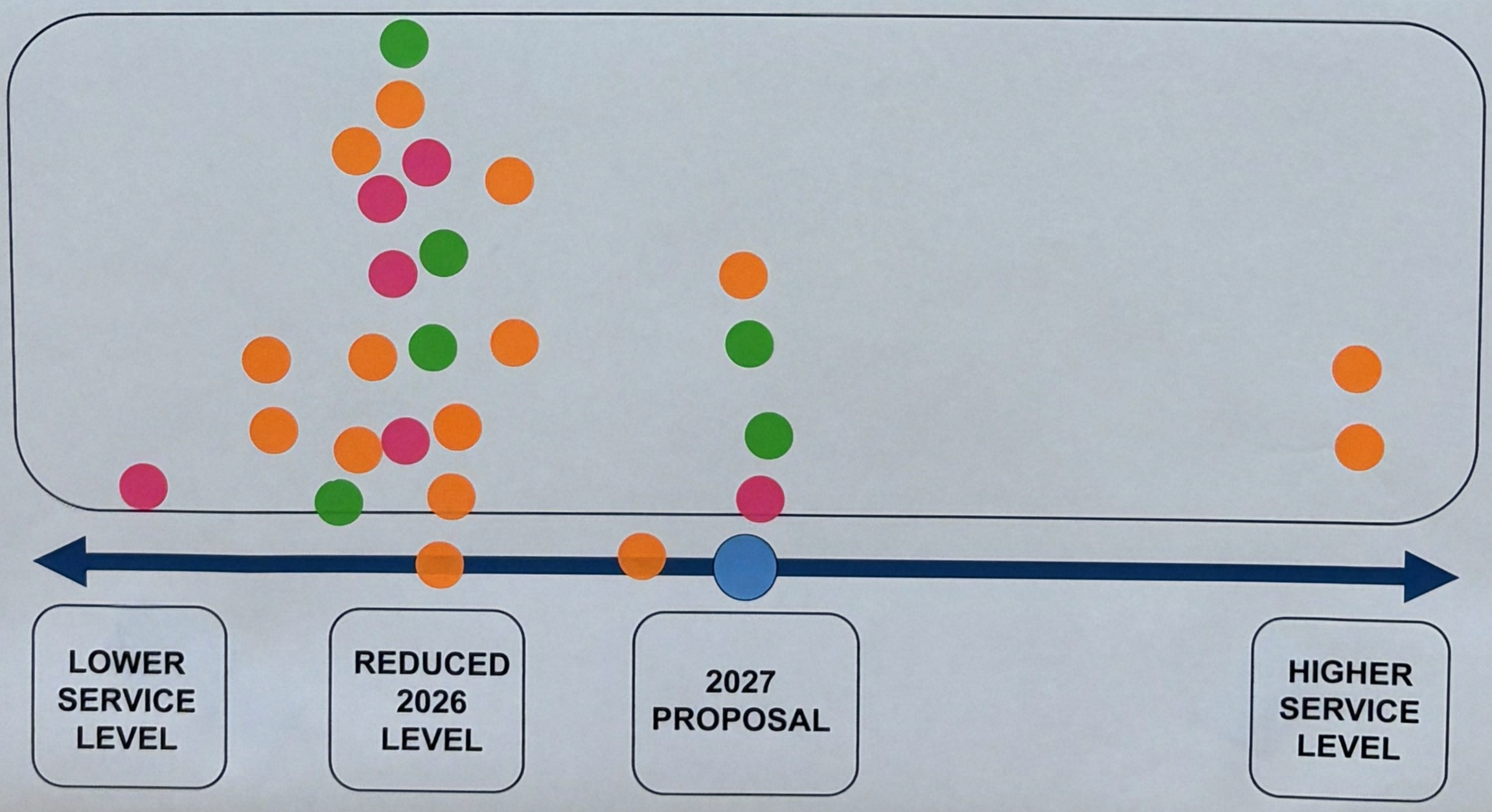
STREETS, PARKS, & PUBLIC SPACES

Place your dot at the service and funding level you believe the City should provide.

How promptly should the City address potholes, sidewalk hazards, damaged signs and vegetation problems?



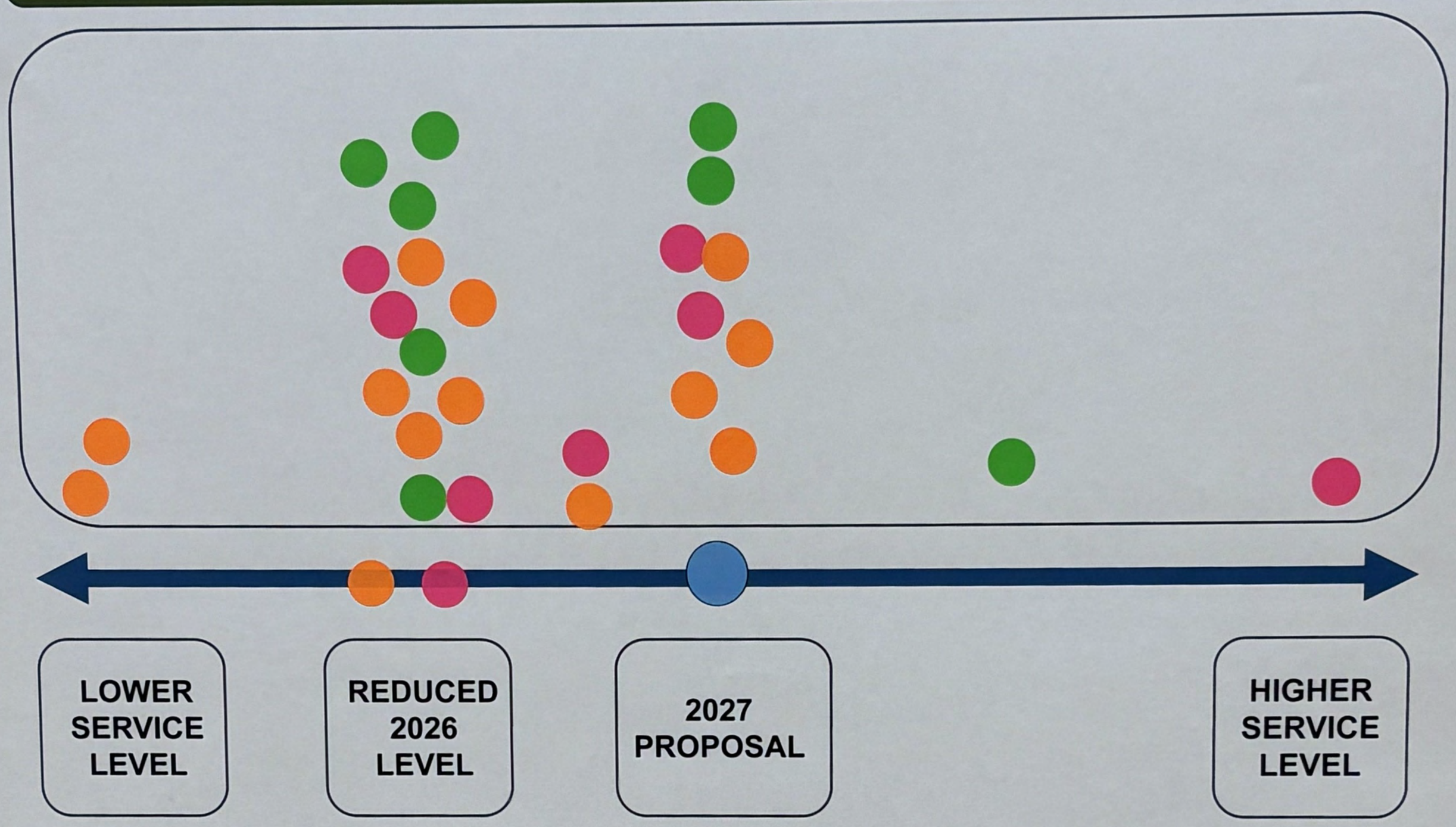
How frequent should parks, trails, fields, restrooms and open spaces be maintained and repaired?



STREETS, PARKS, & PUBLIC SPACES

Place your dot at the service and funding level you believe the City should provide.

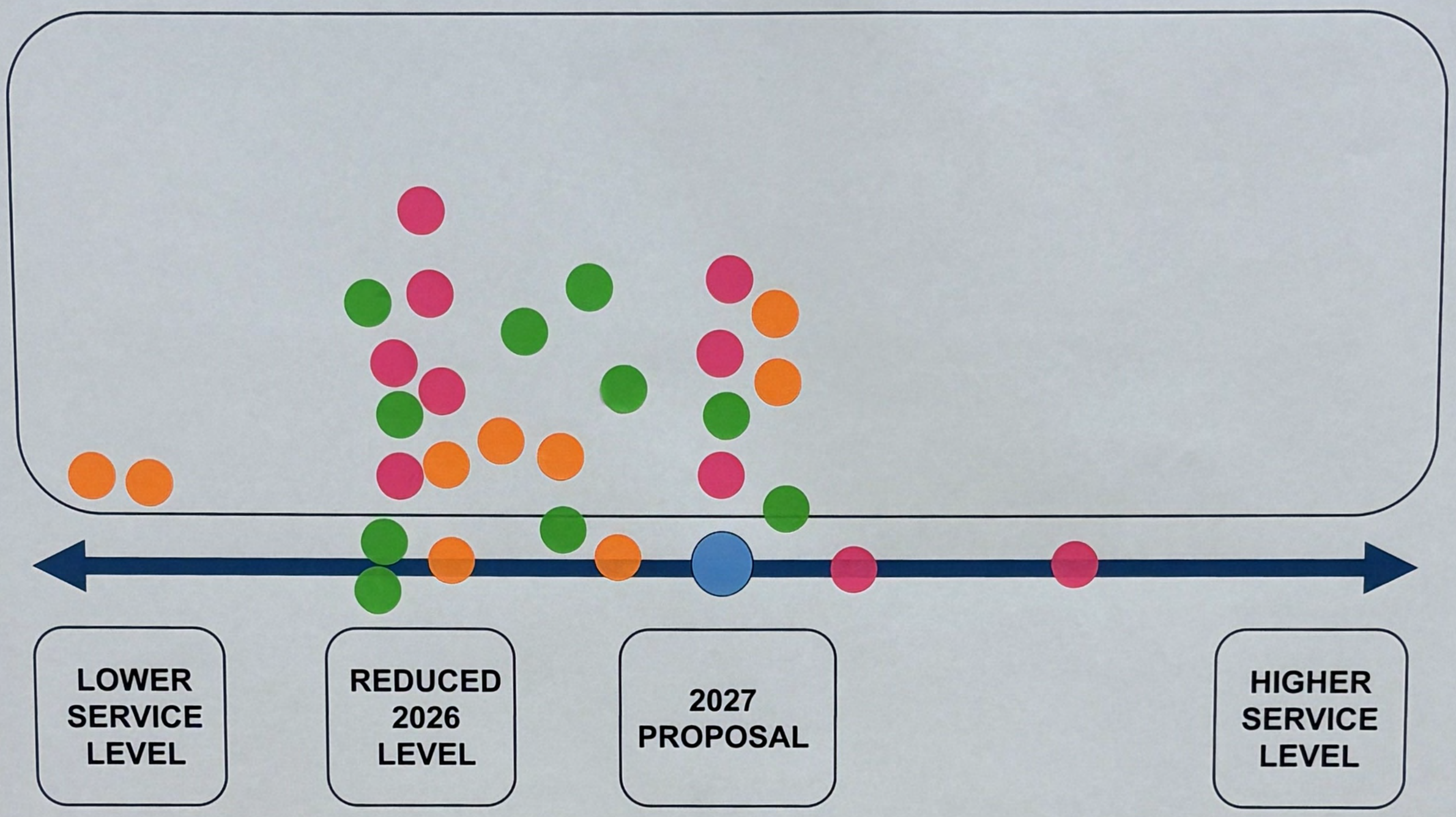
How much routine maintenance should the City perform before problems become urgent, hazardous or more expensive?



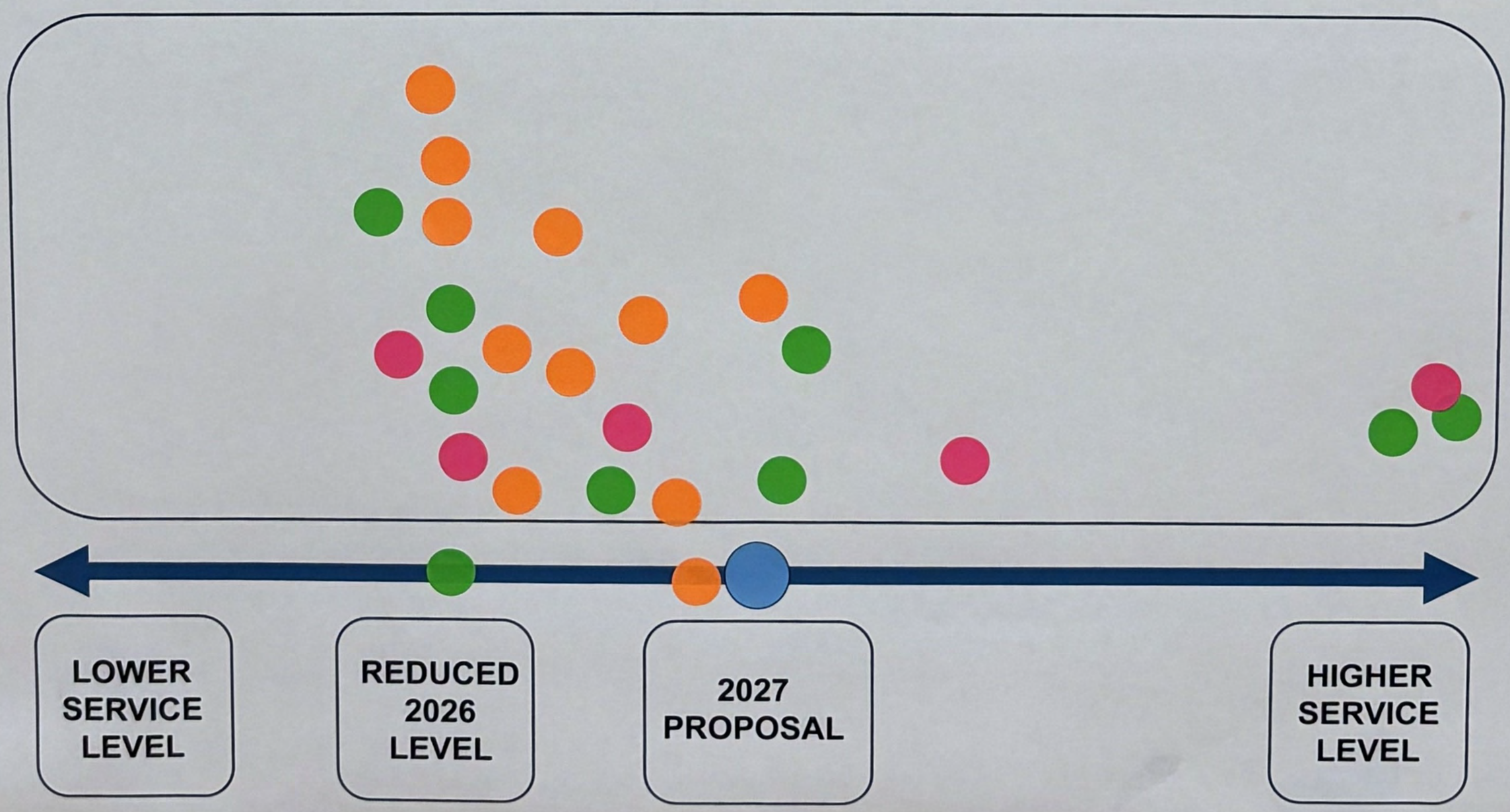
PLANNING & DEVELOPMENT

Place your dot at the service and funding level you believe the City should provide.

How much planning should Snoqualmie do now for growth, infrastructure and it's future UGA?



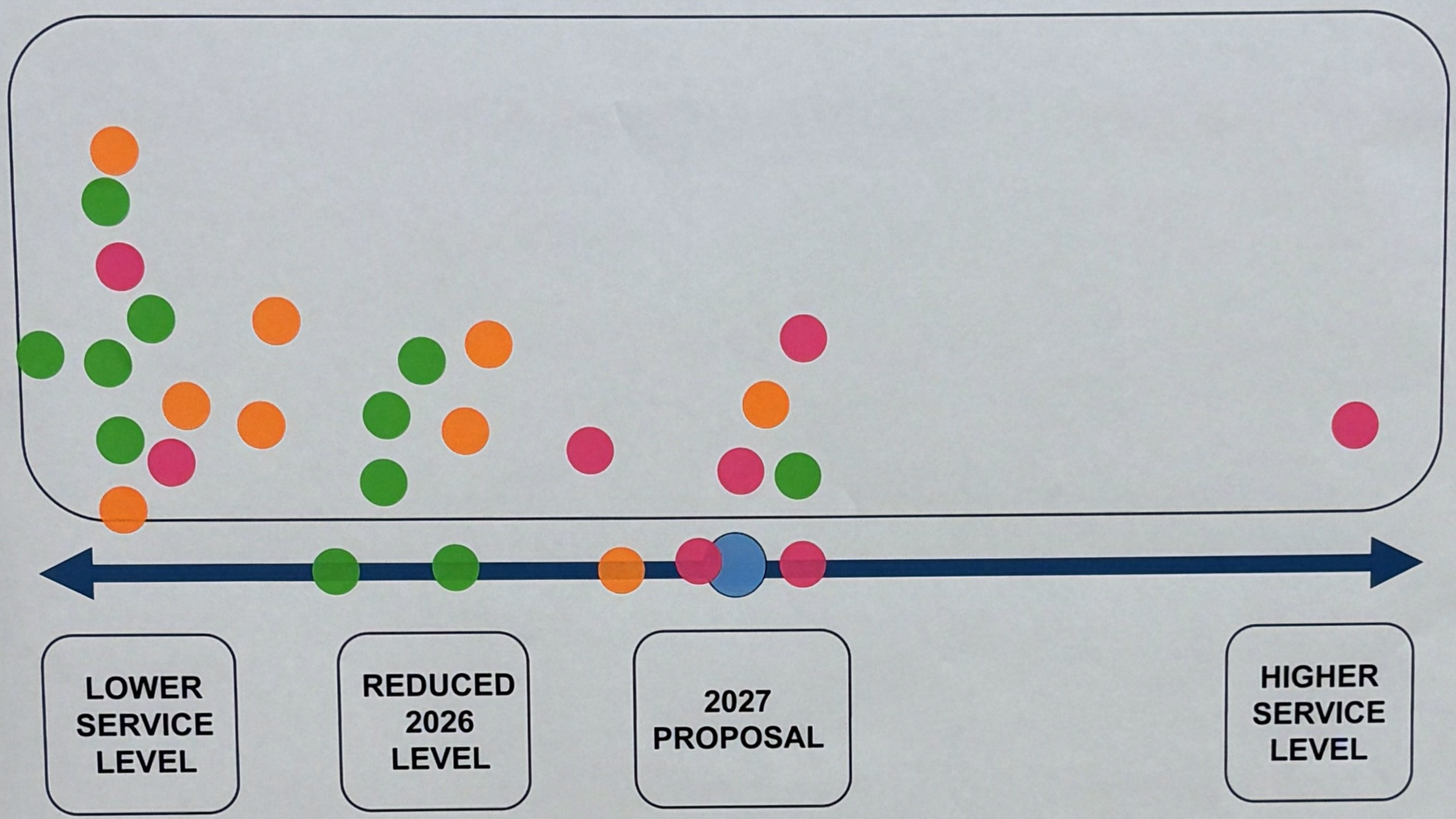
How early and actively should Snoqualmie participate in regional and state decisions?



PLANNING & DEVELOPMENT

Place your dot at the service and funding level you believe the City should provide.

How quickly should permits, inspections and development reviews be completed?



FINANCE

Place your dot at the service and funding level you believe the City should provide.

How timely should financial reporting, transactions and responses to residents be?

OVERALL DECISION

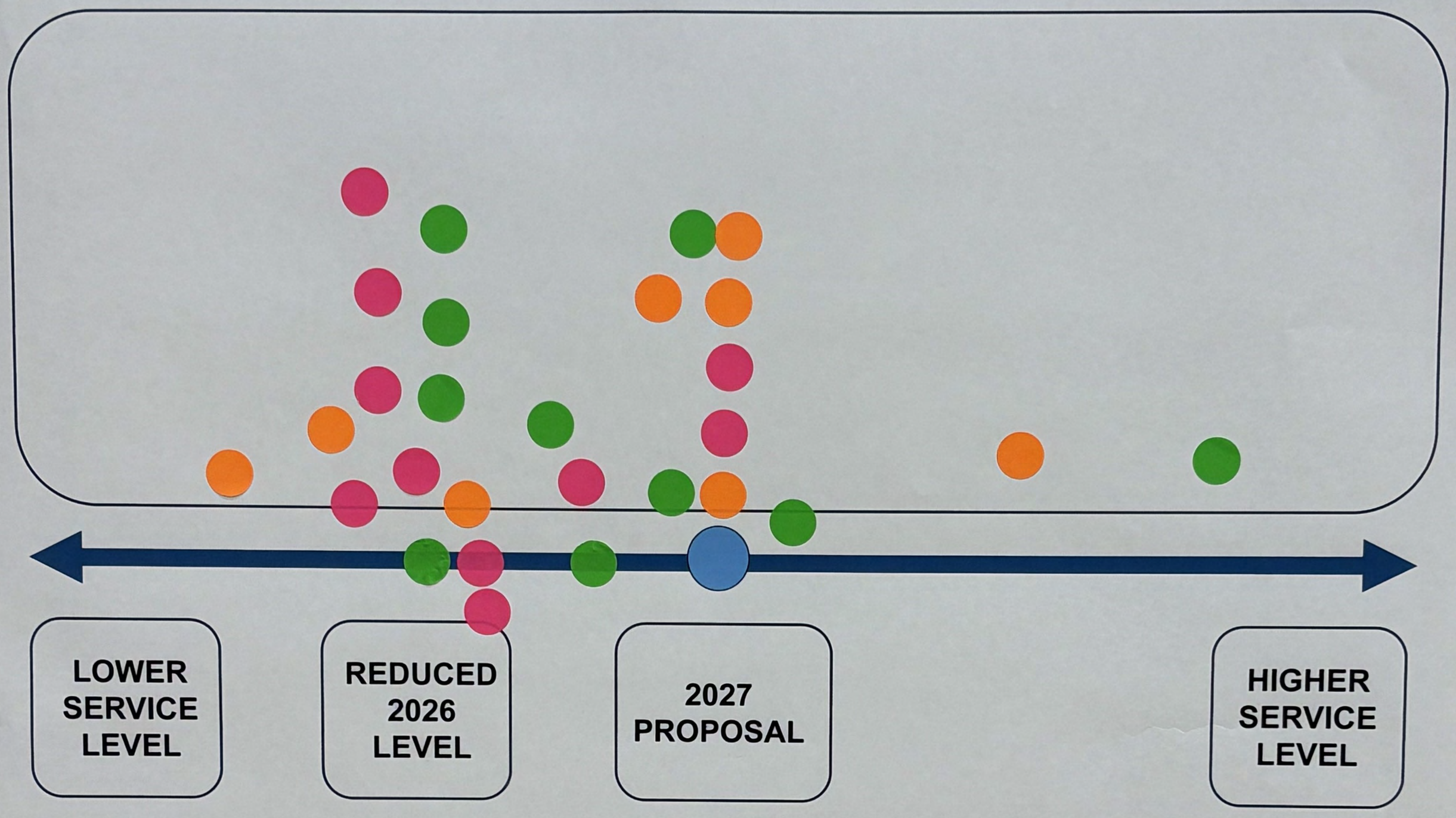
Place your dot at the service and funding level you believe the City should provide.

Considering the property-tax cost, what overall service level should Snoqualmie fund?

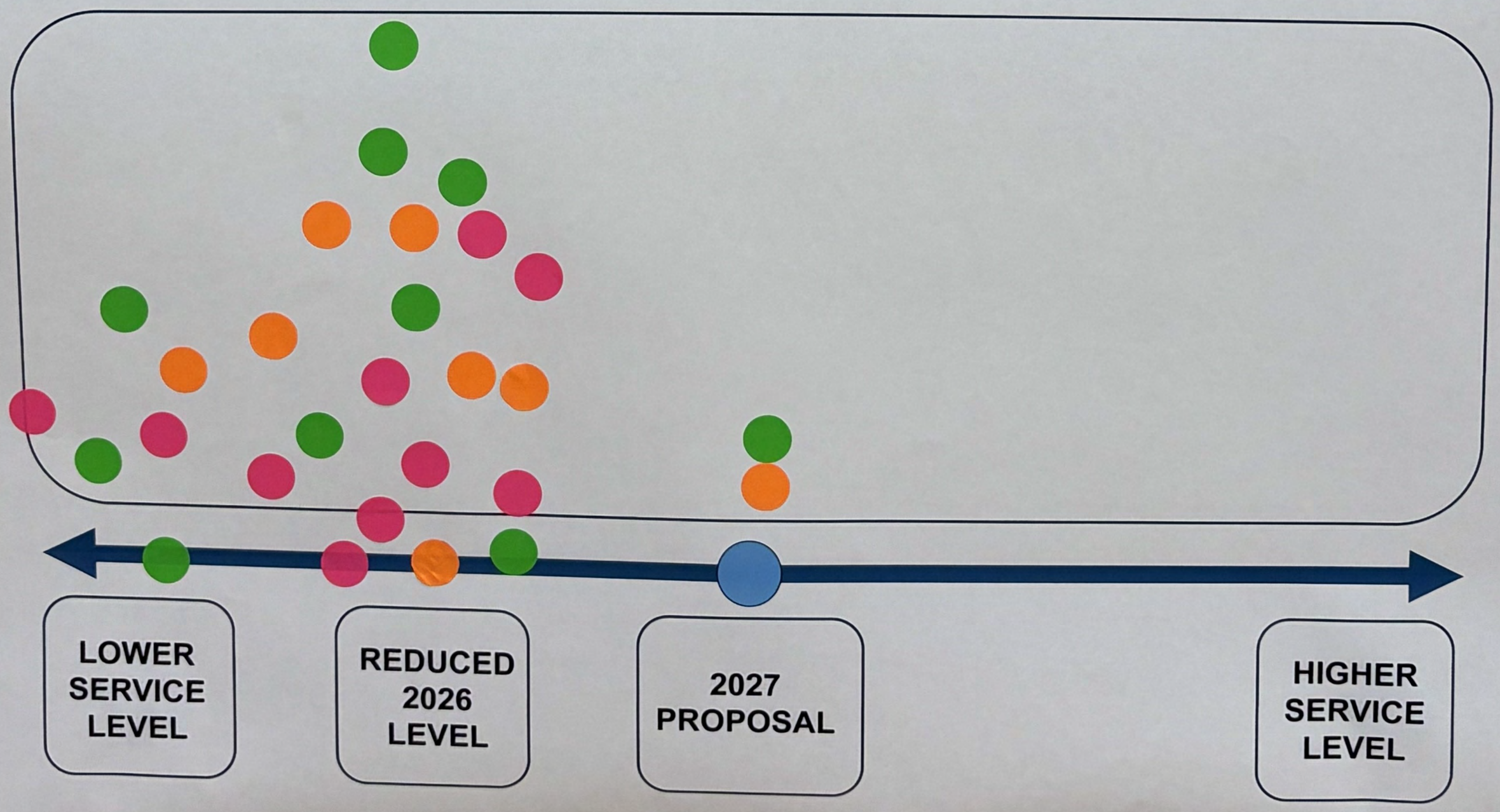
POLICE

Place your dot at the service and funding level you believe the City should provide.

How promptly should police respond when multiple calls occur at once?



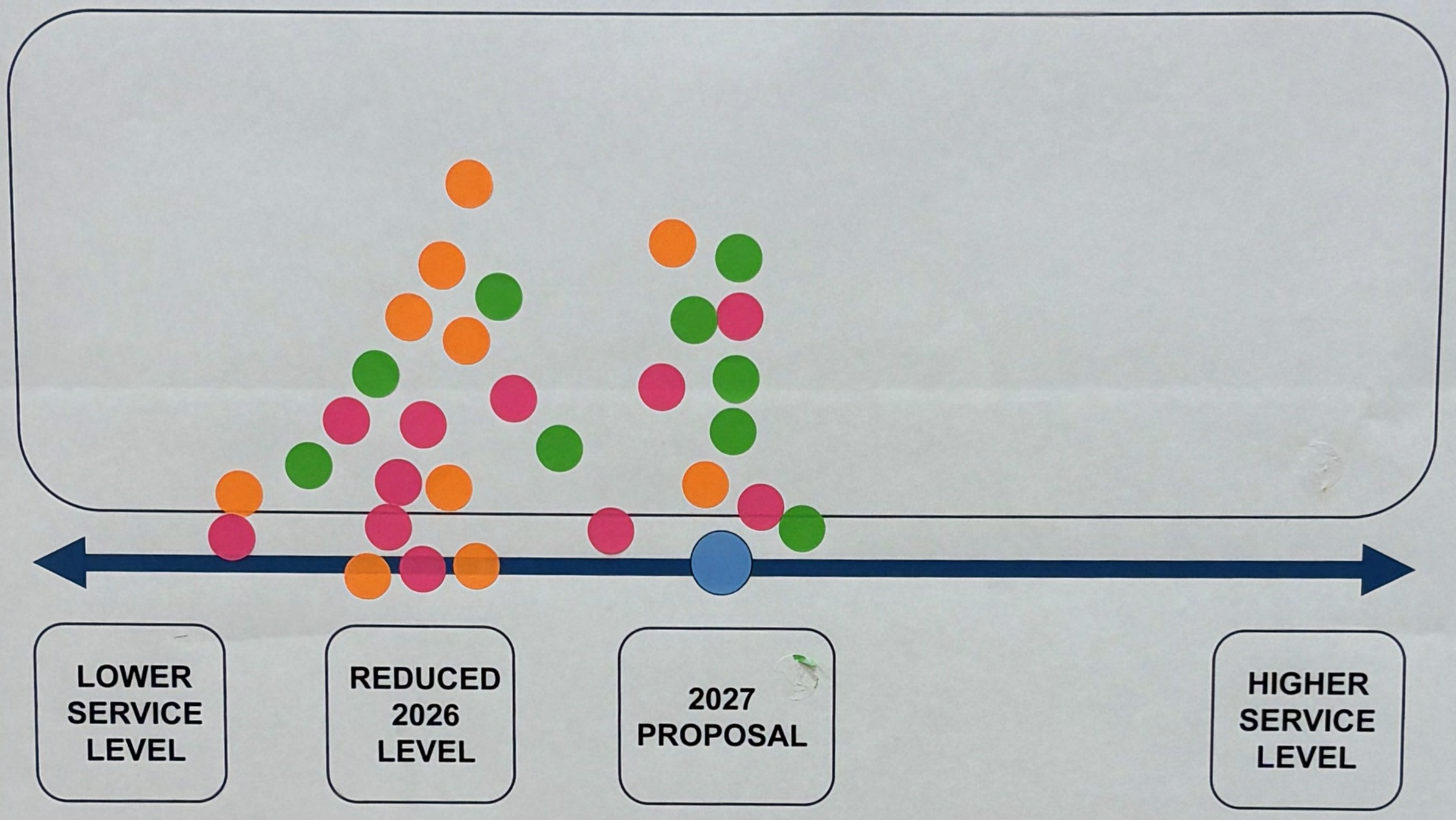
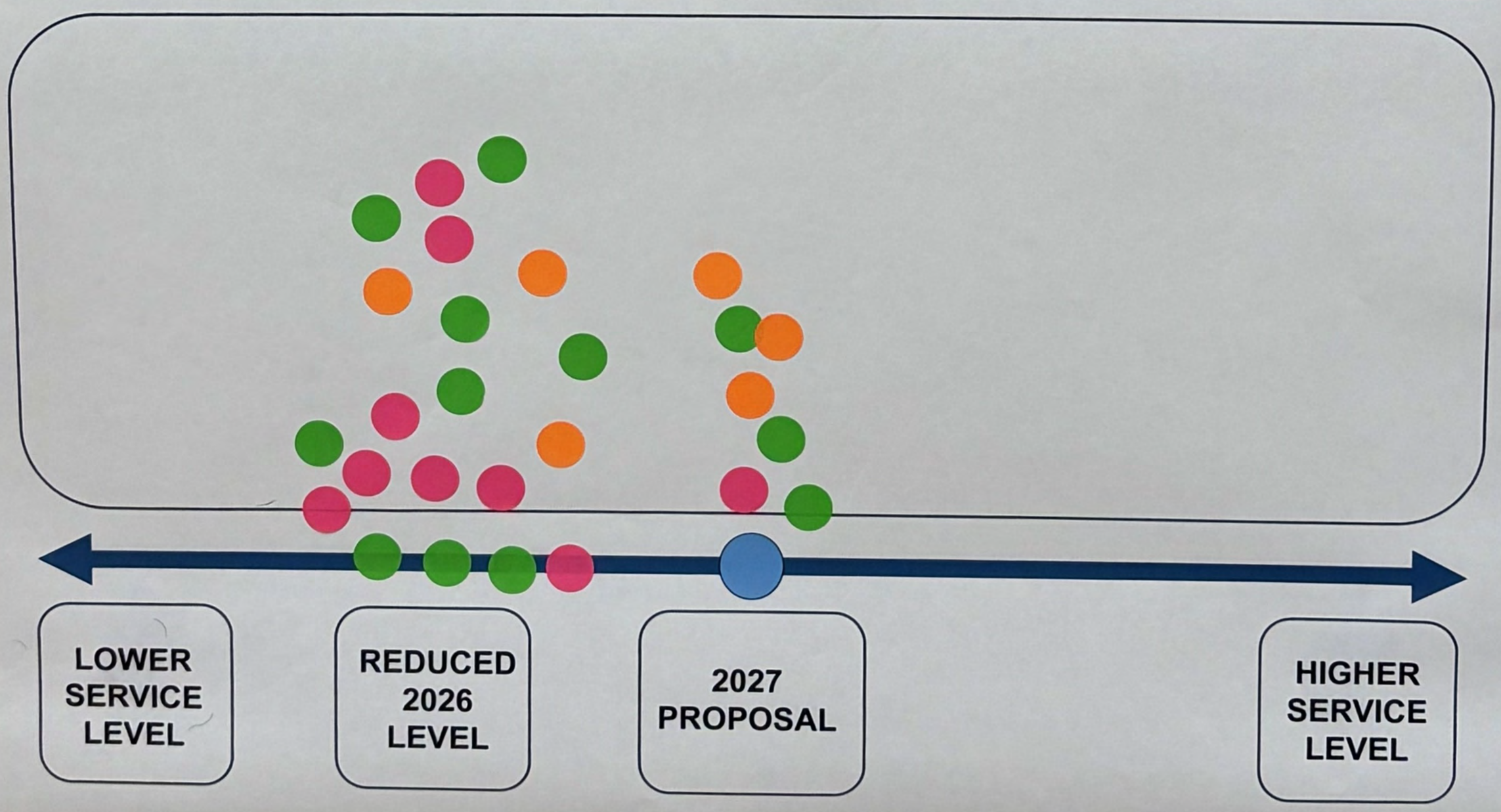
How broadly should police provide in-person response to lower-priority calls?



POLICE

Place your dot at the service and funding level you believe the City should provide.

How much patrol, traffic enforcement and school-zone presence should police provide?



How much detective follow-up and School Resource Officer coverage should police provide?