



City Council Committee Meeting Agenda

Public Works / Parks Committee

This meeting will be conducted in person at City of Stanwood Public Works Wastewater Treatment Plant located at 26729 98th DR NW, Stanwood WA 98292

Wednesday September 6th, 2023, 5:30 PM

1. Downtown Park Concept Designs
2. Review proposed 2024-2029 Capital Improvement Plan



CITY OF STANWOOD PUBLIC WORKS COMMITTEE

AGENDA STAFF REPORT

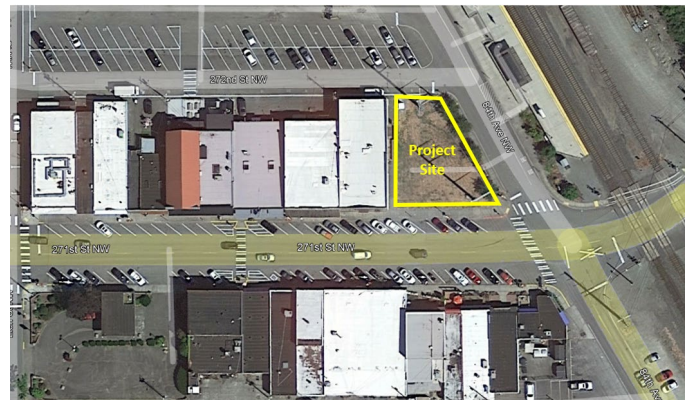
MEETING DATES: September 6, 2023

SUBJECT: Downtown Park Concept Designs

CONTACT PERSON: Patricia Love, Community Development Director
Sarah Cho, Economic Development and Marketing Manager

Introduction:

The City of Stanwood purchased a 0.11-acre parcel on the eastern edge of Stanwood's main street business district and near the Amtrak train station for an urban business district park and entry point for visitors arriving by train.



The downtown park is located on 84th Avenue (Florence Road) next to the Amtrak Station and is bordered by historic commercial buildings on the west side of the property and the railroad line used by Amtrak and general freight to the east. During the 1950s, an auto repair and parts buildings, a filling station, and an area for auto grease and oil storage were located on the site. During the 1980s and early 1990s, an antique business and later a hair salon operated on the Site. During the early 1990s, buildings on the site were destroyed by a fire and the site has since remained a vacant, undeveloped lot.

In 2022 the City began the downtown revitalization project referred to as the Twin City Mile. The City spent nearly 20 years planning for a vibrant and economically robust downtown. Applying "complete streets" concepts the City is reimagining how main street could look and function by connecting City Hall to the Train Station: The Twin City Mile.

The City purchased the downtown park site as part of the Twin City Mile downtown revitalization project. 271st Street project elements include improving pedestrian safety and comfort, reconfiguring

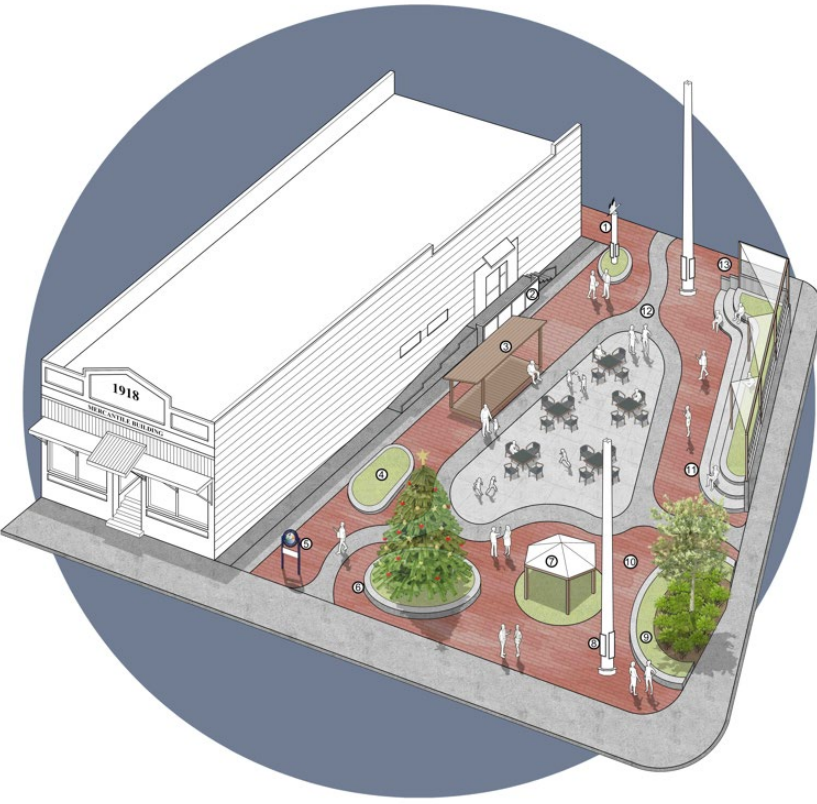
travel lanes and parking, building wider sidewalks and plaza areas, improved street lighting, adding wayfinding signage, building park areas and gateway features, and installing street trees, art, and other curb appeal amenities.

Design Concepts:

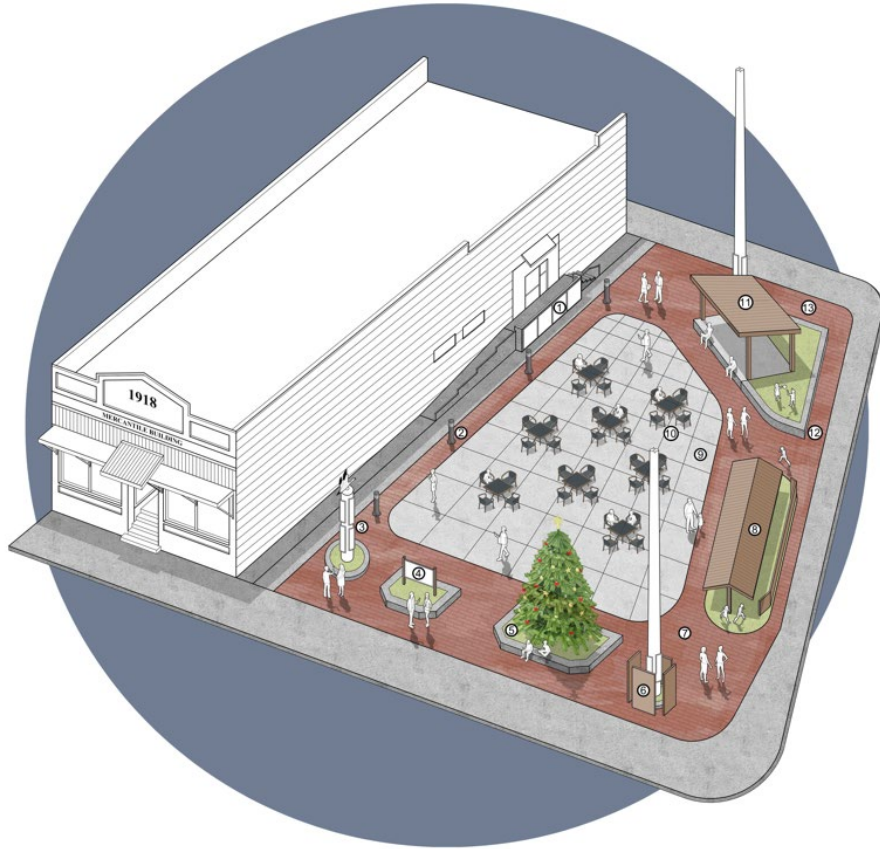
The City envisions an urban, hard surface downtown park, that can be used by shoppers and tourists as a place to stop, rest and enjoy the day. It should also be designed to accommodate / supplement the many special events held along 271st Street including art festivals, Twin City Idlers Car Show, Stanwood Camano Fair parade, National Night Out, Concerts, Ghouls Night Out (Halloween), Holiday Tree Lighting and Festivities, and potentially the Farmers Market.

Initial project ideas were discussed with the Economic Development Board (March 17, 2023) and Parks and Trails Advisory Committee (May 15, 2023); their ideas included a gazebo, seating, band stage, hardscape play areas, accessible walkways to the rear parking lot, and/or any combination of public gathering space. The intent of the project is to create a “place” within the downtown area that promotes a strong business district and useable community space.

Using the ideas generated by the Committees, Scott Lankford of Lankford Associates, prepared the following three concept designs.

Concept 1: Raised Seating/Circuit Design  	Park Features: - Covered Bandstand - Open and Raised Seating - Holiday Tree - Covered Play Train Area - Brick Road Plaza - Circular Path
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Concept 2: Open Concept/Depot Play Fixture



Park Elements:

Depot Style
Bandstand and
Covered Play Shelter

Scored Concrete Plaza
with Open Seating

Brick Accent Around
Plaza

Holiday Tree

Park Signage and
Artistic Weathervane

LA

Concept 3: Water Feature/Fixed Seating



Park Features:

Water Feature

Brick Road Inserts

Fixed In Place Seating
and Tables

Holiday Tree

Bandstand

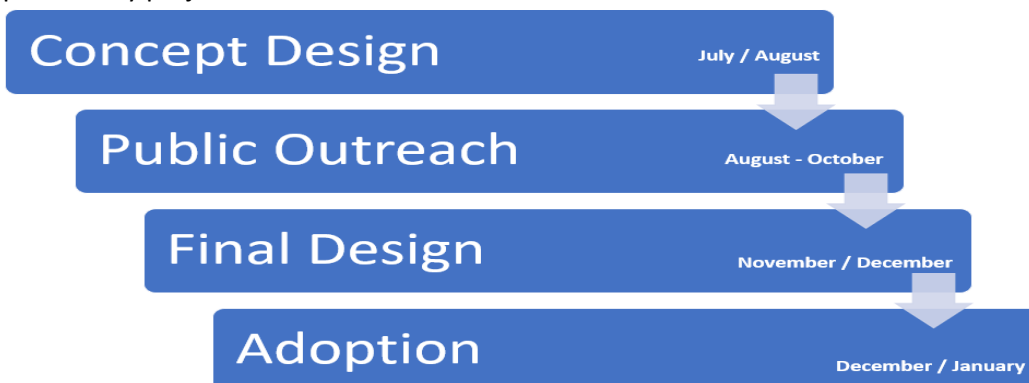
Park Signage and
History Boards

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A public survey has been posted on the City's website and social media to get feedback on the concepts. This survey will be open for about five weeks (August 25 – September 22). A copy of the survey can be found at <https://www.surveymonkey.com/r/DowntownPlazaParkSurvey>. At the time of writing this report, the City had received 309 responses to the survey. The results of the survey will be shared with City Committees and updated designs will be prepared or a new hybrid design may emerge. Staff would like to obtain the Committee's comments on the concepts which will be included and considered for the final design.

Project Schedule:

Below is the preliminary project schedule.





**CITY OF STANWOOD
PUBLIC WORKS COMMITTEE
AGENDA STAFF REPORT**

ITEM NUMBER: 2
DATE: September 6, 2023
SUBJECT: Discuss the Capital Improvement Projects for the 2024-2029 CIP
CONTACT PERSON: Kevin Hushagen
ATTACHMENTS: A – Capital Improvement Plan Draft

Issue:

Issue in front of the committee tonight is to discuss the capital improvements projects proposed for the 2024-2029 Capital Improvement Plant to update.

The staff would like to add the following projects:

1. Sidewalk: 276th St NW with a budgeted amount of 100,000.00 for the 2025 budget year
2. 272nd Drainage Project with a budgeted amount of 200,000.00 for the 2024 budget year
3. Miscellaneous Sidewalks with a budgeted amount of 500,000.00 for each year.
4. Decommission Church Creek Lift Station with a budgeted amount of 40,000.00 for the 2025 budget year

Preliminary Discussion of 2024-2029 Capital Improvement Plan-updated August 31, 2023										DRAFT
Department	Request Title	Projected FY2023		Preliminary FY2024	Preliminary FY2025	Preliminary FY2026	Preliminary FY2027	Preliminary FY2028	Preliminary FY2029	Total
Parks Capital	Johnson Farm Park Version 2	\$485,000		\$200,000						\$685,000
	Church Creek Park Version 2	\$240,000		\$250,000	\$150,000	\$150,000	\$200,000	\$200,000		\$1,190,000
	Downtown Park Version 2	\$100,000		\$100,000	\$900,000					\$1,100,000
	Heritage Park Version 2	\$500,000		\$300,000	\$225,000	\$225,000	\$75,000	\$325,000	\$75,000	\$1,725,000
	Port Susan Trail Version 2	\$300,000		\$1,638,000	\$1,200,000	\$100,000	\$200,000			\$3,438,000
	Cedarhome Area Park			\$70,000						\$70,000
	Raplee Property (271st/270th Triangle)	\$85,000		\$60,000	\$550,000					\$695,000
	Ovenell Park					\$70,000				\$70,000
	Hamilton Landing Park & Boat Launch	\$1,560,000								\$1,560,000
Total Parks Capital		\$3,270,000		\$2,618,000	\$3,025,000	\$545,000	\$475,000	\$525,000	\$75,000	\$10,533,000
Public Works	City Hall/Police Station Remodel	\$1,140,000		\$455,000		\$5,000,000				\$6,595,000
Total Public Works		\$1,140,000		\$455,000	\$0	\$5,000,000	\$0	\$0	\$0	\$6,595,000
Sewer Capital	Sewer System Plan	\$100,000		\$180,000						\$280,000
	Sewer main replacement on 78th and Cecelia	\$700,000								\$700,000
	Sewer Main Replacement on 79th Dr	\$280,000								\$280,000
	Sewer Rate Study	\$10,000		\$30,000				\$50,000		\$90,000
	Sewer Basin 1 Pipe replacement program	\$40,000		\$300,000	\$300,000	\$300,000	\$300,000	\$300,000		\$1,540,000
	Inflow and Infiltration Study							\$125,000		\$125,000
	Grit Removal			\$150,000	\$150,000					\$300,000
	Fine Screen Rebuild/Second Screen			\$150,000	\$150,000					\$300,000
	Biosolids Removal and Utilization			\$1,600,000	\$4,000,000					\$5,600,000
	Pioneer Hills Lift Station Upgrade			\$50,000	\$200,000					\$250,000
	274th Sewer Main Replacement				\$700,000					\$700,000
	Cedarhome Dr. Sewer Main Replacement				\$1,285,000					\$1,285,000
	SR532 and Pioneer Hwy Sewer Crossing	\$40,000		\$400,000						\$440,000
	Pioneer Hwy and SR532 Sewer Main				\$600,000					\$600,000
	72nd Ave Sewer Main Replacement				\$1,925,000					\$1,925,000
	Cedarhome Collection System			\$175,000						\$175,000
	68th Sewer Main Replacement				\$1,000,000					\$1,000,000
Total Sewer Capital		\$1,170,000		\$3,035,000	\$10,310,000	\$300,000	\$300,000	\$475,000	\$0	\$15,590,000
Stormwater Capital	Drainage Rate Updates	\$10,000		\$30,000				\$60,000		\$100,000
	Skagit Bay Dike Repair				\$6,000,000					\$6,000,000
	Floodwall- Florence Rd.	\$100,000		\$614,000						\$714,000
	Stormwater Comprehensive Plan Update	\$50,000		\$200,000						\$250,000
	Irvine Slough Pump Station Building			\$100,000	\$250,000					\$350,000
	Drainage System Receiving Station	\$10,000		\$390,000						\$400,000
	Irvine Slough Drainage	\$500,000		\$3,300,000	\$500,000	\$3,500,000				\$7,800,000
Total Stormwater Capital		\$670,000		\$4,634,000	\$6,750,000	\$3,500,000	\$0	\$60,000	\$0	\$15,614,000

Preliminary Discussion of 2024-2029 Capital Improvement Plan-updated August 31, 2023										DRAFT
Department	Request Title	Projected FY2023		Preliminary FY2024	Preliminary FY2025	Preliminary FY2026	Preliminary FY2027	Preliminary FY2028	Preliminary FY2029	Total
Street Construction	City Beautification Projects	\$35,000		\$35,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$220,000
	Westside Overlays			\$320,490	\$158,850	\$126,045	\$86,040	\$83,250		\$774,675
	101st Ave Reconstruction & Overlay							\$2,640,000		\$2,640,000
	80th Ave Reconstruction Phase 2							\$5,000,000		\$5,000,000
	SR532 Ovenell Park Entrance Roundabout					\$1,030,000	\$2,470,000			\$3,500,000
	SR532 Hamilton Entrance Intersection					\$3,500,000				\$3,500,000
	Sidewalk: Cedarhome Drive NW					\$714,612				\$714,612
	Sidewalk: 272nd St NW			\$270,000						\$270,000
	Sidewalk: 72nd AVE NW	\$25,000		\$100,000						\$125,000
	Sidewalk: 92nd Ave NW	\$390,000								\$390,000
REMOVE will be complete	Overlay and ADA Improvements	\$388,800		\$410,000	\$510,000	\$428,000	\$450,000	\$450,000	\$450,000	\$3,086,800
	284th Street NW Improvements				\$5,700,000					\$5,700,000
	64th and SR532 Intersection	\$35,000		\$500,000	\$100,000	\$3,600,000				\$4,235,000
	Viking Way- 90th Ave Phase 2	\$500,000		\$1,500,000						\$2,000,000
REMOVE will be complete	80th Ave NW Reconstruction Phase 1	\$500,000								\$500,000
	Sidewalk: 98th Dr. NW Copy Ver 2				\$123,240					\$123,240
	Twin City Mile Downtown Renovation Project Version 2	\$1,616,000		\$739,000	\$1,600,000	\$371,000	\$371,000	\$5,440,000		\$10,137,000
	Sidewalk: 284th St NW- South Version 2			\$0	\$185,880					\$185,880
Total Street Construction		\$3,489,800		\$3,874,490	\$8,407,970	\$9,799,657	\$3,407,040	\$13,643,250	\$480,000	\$43,102,207
Water Capital	Water System Plan	\$100,000		\$50,000						\$150,000
	Water System Telemetry Upgrade	\$100,000		\$450,000						\$550,000
	Water Rate Study	\$10,000		\$30,000				\$70,000		\$110,000
	Annual Water Main Improvements	\$100,000		\$100,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$450,000
	Water Treatment Plant/Cedarhome WellUpgrades	\$75,000								\$75,000
	Meter Replacement	\$55,000		\$55,000	\$55,000	\$55,000	\$55,000	\$55,000	\$55,000	\$385,000
REMOVE will be complete	Water Treatment Plant Media Replacement	\$346,500								\$346,500
Total Water Capital		\$786,500		\$685,000	\$105,000	\$105,000	\$105,000	\$175,000	\$105,000	\$2,066,500
Total Departments		\$10,526,300		\$15,301,490	\$28,597,970	\$19,249,657	\$4,287,040	\$14,878,250	\$660,000	\$93,500,707