

CITY COUNCIL AGENDA ITEM
CITY OF SHORELINE, WASHINGTON

AGENDA TITLE:	Authorize the City Manager to Execute the Compost Facility Addendum to the Joint Use Agreement with the Shoreline School District
DEPARTMENT:	Public Works
PRESENTED BY:	Paul Haines, Public Works Director Rika Cecil, Environmental Educator

PROBLEM/ISSUE STATEMENT:

On February 11, 2002, Council authorized the City Manager to execute the State Department of Ecology's 2002/03 Coordinated Prevention Grant (CPG) and the King County 2002/03 Waste Reduction and Recycling (WRR) Grant Agreements. Both grants provide funds for the construction of the City's compost facility in 2003.

During the City's compost facility planning process, the Shoreline School District agreed to site the facility on the southwest corner of Shorecrest High School property, adjacent to their existing compost site and distant from neighborhood residences. The facility will be jointly used to compost green waste, which is collected by the school district and by the City. The composted product will be available to both the District and the City for use as a soil amendment.

On August 28, 2000, Council approved the Joint Use Agreement between Shoreline School District #412 and the City of Shoreline. This Addendum to that Agreement specifies the terms and conditions to construct, operate and maintain the City's compost facility on the Shorecrest High School grounds.

ALTERNATIVES ANALYZED:

Other City and County sites were considered, but they were found to be unsatisfactory for a variety of reasons, such as proximity to residences, permitting difficulties, etc.

FINANCIAL IMPACT:

Cost to construct the facility and to purchase operation equipment is available in the CPG grant (\$37,250), the WRR grant (\$12,416).

RECOMMENDATION

Staff recommends that Council authorize the City Manager to execute the Compost Facility Addendum to the Joint Use Agreement with the Shoreline School District.

Approved By:

City Manager  City Attorney 

COMPOST FACILITY

ADDENDUM TO JOINT USE AGREEMENT

The Shoreline School District #412 and the City of Shoreline have entered into a Joint Use Agreement dated 8/29/00 ("Agreement"). This Addendum to that Agreement relates to the Compost Facility (hereafter "Facility") as described below, located at the Shorecrest High School at 15343 25th Avenue N.E., Shoreline, WA, and the terms and conditions of this Addendum supplement the application of the Agreement to Compost Facility defined herein.

A. Context and History

Green, vegetative waste is a product of the City's right-of-way and the School District's grounds maintenance programs. Disposal of the waste can cost money, if it is taken to a solid waste collection station, or it can cause neighborhood odor and health issues, if dumped in a pile without maintenance.

In 2000, the City and the School District developed a Joint Use Agreement, with the vision of partnering to provide the best service with the least possible expenditure.

To promote this vision, the City proposes to build a small compost facility in the southwest corner of Shorecrest High School grounds, in the vicinity of the existing School District green waste site. Both the City and the School District will share use of the facility, and the City will provide the staff and equipment to maintain it.

In 2001, School District and City staff formed a Project Planning Team and attended a workshop and field trip to facilitate the development and implementation of the compost facility.

THE PARTIES AGREE AS FOLLOWS:

1. Facility Subject to Joint Use Agreement

The Compost Facility is added to those properties subject to the Agreement as of the date this Addendum is fully executed. The Compost Facility is a separate building located on the Shorecrest High School grounds, substantially as depicted on the design attached hereto as Exhibit A.

2. Option To Buy

If the District elects to sell the Shorecrest High School property or the portion where the compost facility is located during the period of this Agreement, it shall first notify the City. For ninety (90) days thereafter, the City shall have the option to buy the area at issue. The terms of any purchase by City pursuant to such election shall be as follows:

Addendum - Compost Facility

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- (a) the purchase price shall be fair market value set pursuant to RCW 28A.335.120 for the portion of property being sold, less the remaining depreciated value of the City's improvements being sold;
- (b) cash at closing;
- (c) closing within ninety (90) days of City's exercise of the option; and
- (d) insurable fee simple title.

3. Construction, Maintenance and Operations

The City shall construct the Compost Facility and provide for maintenance and minor repair of the interior and exterior of the Facility. The School District shall pay for repair of damage directly resulting from program use administered by the School District and vandalism. Major building repair and restoration (over \$1000) shall be shared on a pro-rata basis according to past use by School District and City operated programs.

The City shall pay for utility costs associated with the compost facility.

The City and the School District shall meet annually to review facility operation, update each parties historic and future usage, and explore possible joint public and student education program development.

In WITNESS WHEREOF, the parties hereto have caused this agreement to be executed on their behalf:

Dated: _____ **CITY OF SHORELINE**

Steven Burkett, City Manager

Approved as to form

Ian Sievers, City Attorney

Dated: _____ **SHORELINE SCHOOL DISTRICT**

James M. Welsh, Superintendent

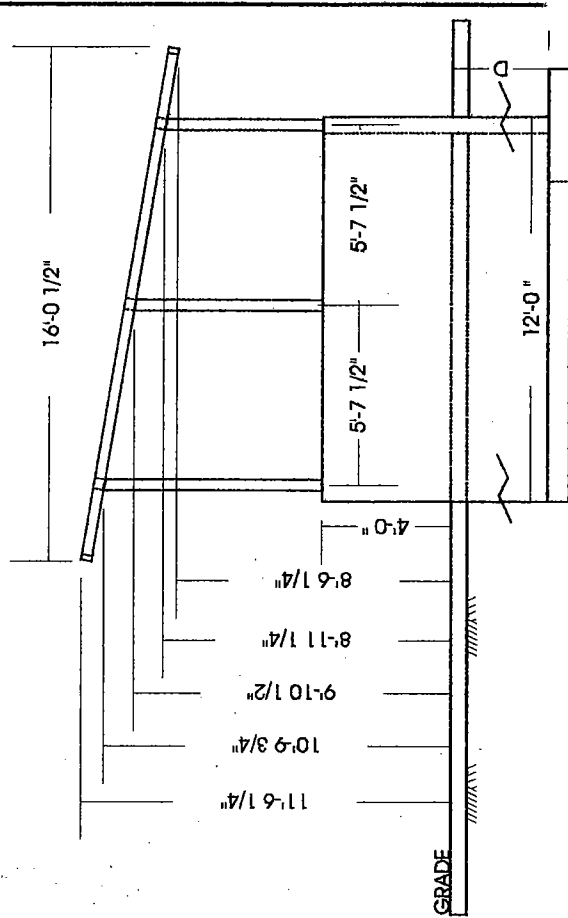
Approved as to form

Lester “Buzz” Porter, School District Attorney

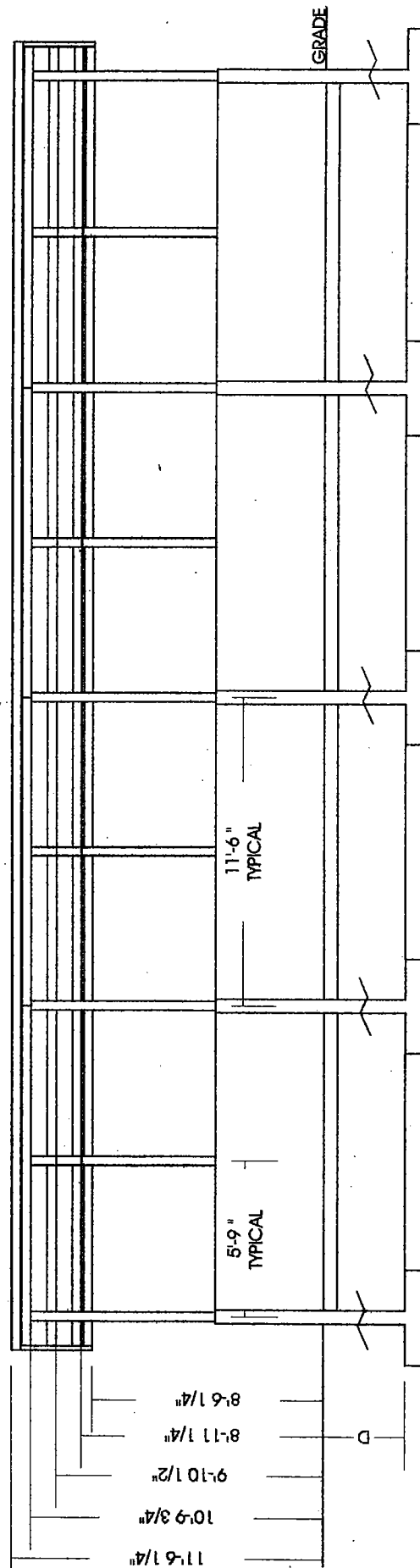
EXHIBIT A

NOTES:

FOUNDATION AND ROOF FRAME DETAILS
TO BE SPECIFIED BY STRUCTURAL ENGINEER
LICENSED IN THE STATE OF WASHINGTON



SIDE ELEVATION



FRONT ELEVATION

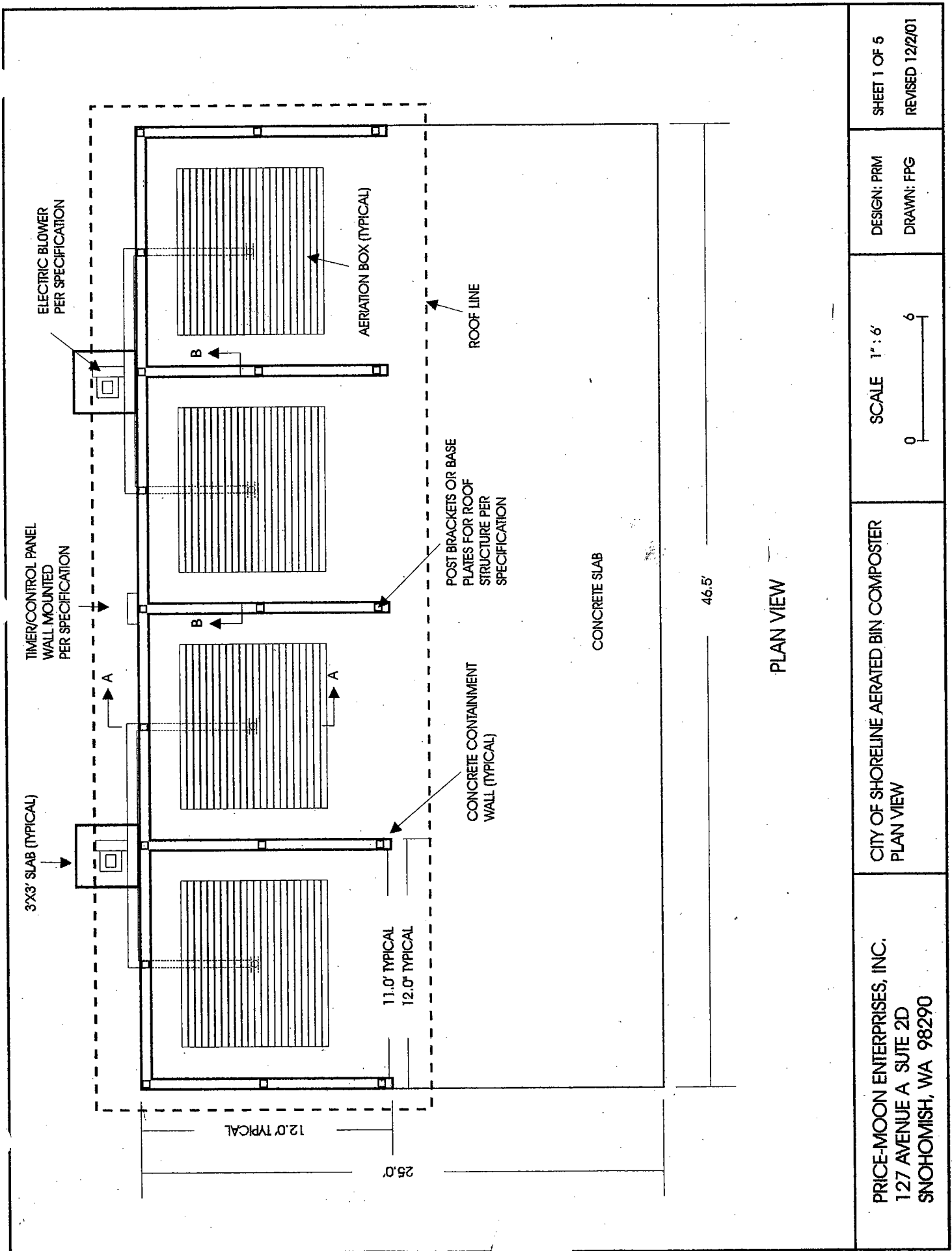
PRICE-MOON ENTERPRISES, INC.
127 AVENUE A SUITE 2D
SNOHOMISH, WA 98290

CITY OF SHORELINE AERATED BIN COMPOSTER
FOUNDATION AND ROOF FRAME
FRONT AND SIDE ELEVATIONS

SCALE 1" = 6'
0 6

DESIGN: PRM
DRAWN: FPG

SHEET 2 OF 5
REVISED 12/2/01



PRICE-MOON ENTERPRISES, INC.
127 AVENUE A SUITE 2D
SNOHOMISH, WA 98290

CITY OF SHORELINE AERATED BIN COMPOSTER
PLAN VIEW

SCALE 1" = 6'

DESIGN: PRM
DRAWN: FPG

SHEET 1 OF 5
REVISED 12/2/01

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