

**Council Questions Matrix Status Summary – as of 11/7/25**

<b>Reference Number</b>	<b>Who Asked the Question</b>	<b>Question Posed</b>	<b>Status</b>
<a href="#"><u>CQ-1</u></a>	Mayor Roberts	What would it cost to replace dirt field with turf at Shoreview Park?	Answered
<a href="#"><u>CQ-2</u></a>	Mayor Roberts	What is the cost of adding in a mini sweeper?	Answered
<a href="#"><u>CQ-3</u></a>	Mayor Roberts	What would it cost to fully fund the 145 <sup>th</sup> St project? What is actually set aside so far?	Answered
<a href="#"><u>CQ-4</u></a>	CM Pobee	How much reserves are set aside for equipment?	Answered
<a href="#"><u>CQ-5</u></a>	CM Scully	What is the impact to the homeowner for City of Shoreline 2026 Property Taxes and can staff estimate the impact to a renter in an apartment complex?	Answered

**Item/Issue:** CQ-1. Replace the dirt field with turf at Shoreview Park

**Question:** Mayor Roberts: What would it cost to replace the dirt field with turf at Shoreview Park?

**Department:** Parks, Recreation and Community Services (PRCS)

**Answer:** For the staff recommended size and type of field turf replacement with field lighting, it would cost roughly \$3M. Staff worked with a consultant to compile estimates for what it would cost to replace the dirt field at Shoreview Park with a turf field. There are multiple options depending on size and type of turf. Staff would recommend the largest possible field size that could fit in the Shoreview Park field area, which would be 240' x 165'. This size field would be limited to official games for youth 12 years old and younger. However, all ages could use this size field for non-competition play.

Staff would recommend synthetic turf and non-natural turf to maximize the potential usage of the turf field. A non-synthetic field would be used less because playing on wet natural turf causes damage and results in higher operations and maintenance needs and costs. The topography of the area at Shoreview Park would make natural turf maintenance challenging and result in less-than-ideal conditions.

In addition, an ADA compliant pathway from the parking lot to the field would be required if the field turf was replaced. This would also provide an additional benefit in providing access to the existing play area.

To maximize the use of a synthetic turf field, staff also recommend installing lights. In the fall through spring, when soccer is primarily played, there is limited daylight after 4 PM when the fields would be most needed. A turf field of any type would not be utilized during those months without lights. As a comparison, data from the Twin Ponds Park synthetic turf field shows a 47% increase in field reservations after dusk, when the lights are used, compared to field reservations when lights are not needed during the day<sup>1</sup>. Almost twice as much revenue is generated during the hours when the turf field is available to be lighted vs when it is not.

The estimated cost of a 240' x 165' synthetic turf field with an accessible pathway and lighting is estimated to cost approximately \$3,030,000. If there were no lighting included, the cost would be roughly \$2.85M.

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<sup>1</sup> Note that the field at Twin Ponds Park is not an exact comparison to Shoreview Park due to differences in possible turf field size, as the field at Twin Ponds Park allows for all ages competition use, so usage rates and revenue generated might differ.

**Item/Issue:** CQ-2. Mini Sweeper

**Question:** Mayor Roberts: What is the cost of adding a mini sweeper?

**Department:** Parks, Recreation, & Community Services (PRCS)

**Answer:** The estimated one-time cost to purchase a mini sweeper is \$350,000 for the diesel model and approximately \$500,000 for the electric vehicle (EV) alternative, which is 43% higher than the diesel option. The estimated ongoing cost is \$94,200 annually for diesel and 20% more for the EV alternative to cover Operations & Maintenance (O&M) and Replacement Reserves collection. The EV alternative is significantly less for fuel & repairs however significantly more for reserves collection due to the high replacement cost. The additional zero emission benefit is not reflected in the cost comparison. Staff estimate 500 hours of equipment use annually.

A mini sweeper was planned for presentation to Council in the next biennium budget for shared use between PRCS Parks Operations Division and the Public Works Streets Division. Parks Operations would use the sweeper to clean trails, walking paths, gathering areas, parking lots, and other hard surfaces that are inaccessible to the current, large sweeping equipment. Public Works Streets would use the sweeper to help maintain any future protected bike lanes to ensure safety for cyclists.

The shared costs would be broken down between the two Divisions as follows - Parks Operations (75%) and PWStreets (25%). However, both Divisions are funded by the General Fund. The purchase would be partially funded by a previously collected reserve for a vehicle that was decided not to be replaced, in the amount of \$112,000. Though the mini sweeper does provide a Surface Water Utility benefit, it was not included in the Surface Water Management rate study so the Surface Water Fund cannot fund the acquisition or operations and maintenance of the equipment.

**Item/Issue:** CQ-3. Remaining costs & reserves for the 145<sup>th</sup> Street Corridor Project

**Question:** Mayor Roberts: What would it cost to fully fund the 145<sup>th</sup> Street Corridor Project? What is actually set aside so far?

**Department:** Public Works

**Answer:** The City has set aside \$9,692,000 from the General Fund to support the 145<sup>th</sup> Street Corridor Projects and the 148<sup>th</sup> Street Non-motorized Bridge Project. Of that amount \$5,139,000 is already programmed in the 2025-2026 budget based on the bid results from 2023. In June, staff identified an additional estimated need of \$4,596,000, which would be covered primarily by what has already been set aside. This amount is not included in this mid-biennial budget amendment and is intended to be included in a 2026 budget amendment once there is a clearer understanding of costs and opportunities to secure/negotiate funding from third parties.

Since June, staff is estimating the potential need for another \$500,000-\$2M, which would exceed the existing General Fund set aside. This range remains preliminary, as the 145<sup>th</sup> Street Phase 1 Project expenditures and revenues are all still estimated while construction is still underway, and staff is still assessing funding that is distributed to third parties.

There are two primary sources for funding this additional gap: 1) General Fund and 2) Roads Capital Fund. The Roads Capital Fund is funded through Real Estate Excise Tax (REET) revenue, which fluctuates with real estate market activity. Currently, REET revenue is projected to meet or slightly exceed the 2025 budget estimates. Revenue in 2026 could increase or decrease depending on the number of real estate sales and value of those sales.

Staff have reviewed the fund balance in the Roads Capital Fund and determined it could potentially cover \$500,000 of the estimated project shortfall. Additional use of the Fund would likely reduce the Annual Road Surface Maintenance or another program. To ensure financial flexibility, staff is recommending an additional \$500,000 be set aside from the General Fund balance for the 145<sup>th</sup> Street Phase 1 Project. This may be needed for a spring 2026 budget amendment related to this project. Staff is not recommending to formally amend the budget at this time.

Looking ahead to Phases 2 and 3 of the 145<sup>th</sup> Street Corridor Project, there is even more cost uncertainty, and we anticipate the need for \$3-5M as grant match to the RAISE grant. This is outside of the 25-26 biennium and will be addressed and discussed as part of the 27-28 biennial budget.

**Item/Issue:** CQ-4. Equipment Reserves

**Question:** Councilmember Pobee: How much reserves are being used in the equipment and vehicle purchases?

**Department:** Administrative Services Department (ASD)

**Answer:** In looking at [Attachment B \(One-Time Mid-Bi Requests\) of the 2025-2026 Mid-Biennial Update November 3<sup>rd</sup> Staff Report](#), under the category Equipment and Vehicle Purchases, use of Fund Balance in the Equipment Replacement Fund is the amount of reserves that are being used to for the purchase of the Slopemower and Truck replacement.

CATEGORY	Project/Item	Fund	25-26 Expenditures	25-26 Transfers Out	25-26 Revenues	25-26 Transfers In	25-26 Use of Fund Balance
EQUIPMENT AND VEHICLE PURCHASES	Parks Slopemower Replacement	Equipment Replacement Fund	207,000		8,000	164,000	35,000
EQUIPMENT AND VEHICLE PURCHASES	Parks Slopemower Replacement	General Fund		164,000			164,000
EQUIPMENT AND VEHICLE PURCHASES	Parks Slopemower Replacement	Street Fund		202,000		202,000	
EQUIPMENT AND VEHICLE PURCHASES	Street Sweeper Rental Repair O&M	Surface Water Utility Fund	1,000				1,000
EQUIPMENT AND VEHICLE PURCHASES	Street Sweeper Rental Repair O&M	Vehicle O&M Fund	18,759		18,759		
EQUIPMENT AND VEHICLE PURCHASES	SHO501 Truck Replacement	Equipment Replacement Fund	73,776		21,488	15,891	36,396
EQUIPMENT AND VEHICLE PURCHASES	SHO501 Truck Replacement	General Fund		14,302			14,302
EQUIPMENT AND VEHICLE PURCHASES	SHO501 Truck Replacement	Street Fund		6,356		6,356	
EQUIPMENT AND VEHICLE PURCHASES	SHO501 Truck Replacement	Surface Water Utility Fund		1,589			1,589

**Item/Issue:** CQ-5. 2026 Property Tax Impact

**Question:** Councilmember Scully: What is the impact to the homeowner for City of Shoreline 2026 Property Taxes and can staff estimate the impact to a renter in an apartment complex?

**Department:** Administrative Services Department

**Answer:** The total property tax breakdown to a Shoreline homeowner typically is not known until around March when all levies have been filed and calculated by the King County Assessor's Office. There are 25 individual levies ranging from transportation, schools, county, fire and library that make up the overall tax rate.

Based on the preliminary change in assessed value of 5.14%, the median assessed value of a home is projected to increase from \$750,000 to approximately \$788,547 in 2026. With the total levy rate (including the Park Bond) decreasing from \$1.72 to \$1.66 per \$1,000 of assessed value, the median homeowner would pay approximately \$19 more in property taxes to the City in 2026. While this provides some context, the growth in assessed value will depend largely on what area of Shoreline the home is in since growth varies based on location.

Shoreline Only	2025	2026 Est.	Change Amount
Median Home Value	750,000	788,547	38,547
Total Property Tax*	1,290	1,309	19
Combined Shoreline ONLY Rate*	\$ 1.72	\$ 1.66	\$ (0.06)
*Includes Park Bond Tax Amount			

If a homeowner wants to know their change in the Shoreline only portion of taxes, the easiest way is to look up the 2025 assessed value and multiply that times 1.72 and divide by 1,000. Next look at 2026 assessed value and multiply that time 1.66 and divide by 1,000 and see the difference between them.

As for the impact on a renter in an apartment, there is not a reasonable or consistent way to calculate that amount. Many factors influence rental rates beyond property taxes, including market conditions, profit margins, vacancy rates, utility costs, other tax levies, and how the property owner allocates overall expenses across units. Because of these variables, it is not possible to isolate and accurately estimate the specific impact of a property tax change on an individual renter.