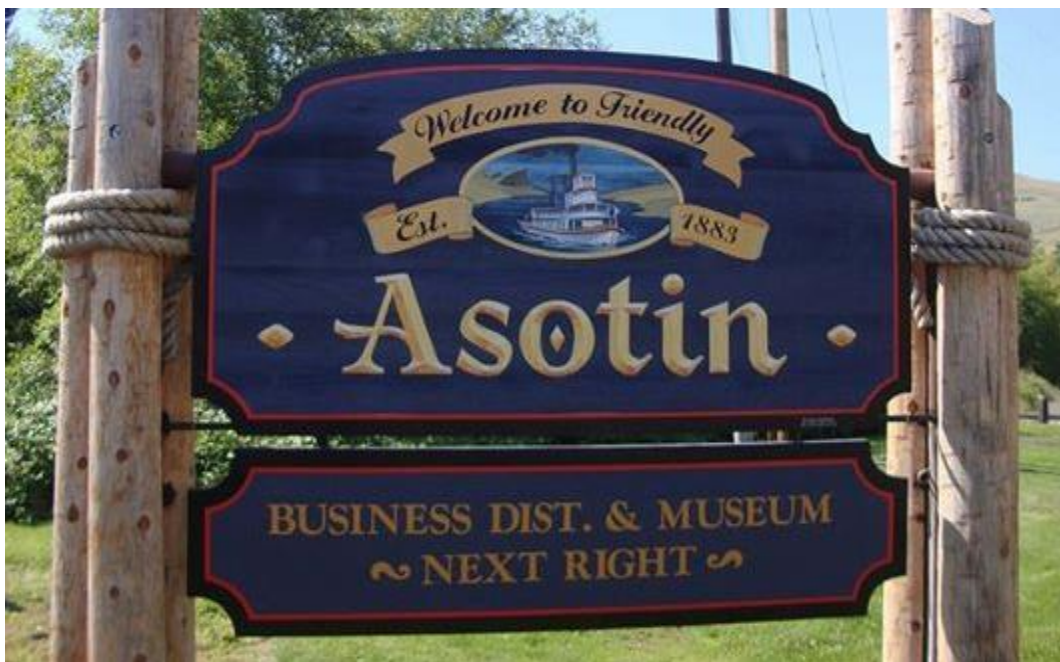

CITY OF ASOTIN 2020



COMPREHENSIVE PLAN

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City of Asotin – Comprehensive Plan 2020

Credits and Acknowledgements:

This Comprehensive Plan is the result of efforts from the following individuals and organizations:

Mayors, Council Members, Planning Commission, Staff, City Attorney, Consultants.

(The City utilized Keller Engineering to gather existing information and to supplement the Comprehensive Plan reports.)

City of Asotin Mission and Vision:

With continued growth and change expected in the City of Asotin region, it is important that the city formulate a clear vision for its future. The comprehensive plan provides the city with an opportunity to articulate that vision into reality. The following statement serves to guide the comprehensive plan. The goals and policies in the plan are intended to support and implement this vision.

We, the citizens of City of Asotin, envision a Community that respects and preserves its historical and cultural resources and provides an effective stewardship of its outstanding scenic and natural features; a Community that maintains its historic rural identity while encouraging a balanced, cohesive yet diverse community as it grows; a Community that continues to thrive in its location where residents' physical, educational, economic and social activities can be pursued in a safe, attractive and healthy environment; a Community that has an adequate tax base to provide a high level of service to its residents. We share the wisdom of embracing traditional strengths today to shape the promise of tomorrow.

EXECUTIVE SUMMARY:

Who We Are?

The City of Asotin is a scenic residential community located along the Snake River at the mouth of the Asotin Creek in southeastern Washington State.

One of the earliest settlements in the area, Asotin was platted in 1880. By 1882, according to early records, the Asotin Creek bar was the site of a prosperous town with its own general store, flour mill, blacksmith shop, livery stable, ferry and school.

In 1883, Asotin County was created from a portion of Garfield County and Asotin was named the county seat. Asotin also served as a market and social center for farms south and east of the city.

Over the decades the city has changed in character from a service and market center to a residential community. Asotin still serves as the county seat. Asotin-Anatone School District 420, grade school, high school and administrative offices are also located in the city center. The County Courthouse, the County Annex Building, Asotin County Health District, Lions Club, Mason's and the Chamber of Commerce are located in City Center.

The purpose of this Comprehensive Plan update is to develop a positive atmosphere in which to manage Asotin's growth. Such planning should be orderly, positive, and constructive in nature. It establishes a framework which encourages communities to respond to growth in realistic ways. It recognizes that some central issues exist for all communities, and that these issues have implications for the state as a whole.

Comprehensive Planning

The City's authority to engage in this formal planning process was derived from the Washington State Constitution, Article XI, Section 11, and the Revised Code of Washington, 35A.63. Under this legislation, the Asotin Planning Commission acts in an advisory capacity to the City Council and is charged with the responsibility for preparing and maintaining a Comprehensive Plan. Final decisions on all planning matters in the city are made by the City Council.

Our local government is closest to the people and is best suited among all levels of government for the management of such growth. State law enables local government the authority to regulate land use activities such as housing, agricultural, commercial and industrial development.

Local government provides the major services that serve and influence the growth, such as schools, sewer, water, fire protection, police protection, solid waste disposal, streets and transportation.

This Comprehensive Plan for the City of Asotin is based on information gathered through citizen participation activities and a finding of fact developed in a technical analysis of existing conditions, future population estimates and the natural environment. To be useful in the future, this document should be reviewed on a timely and continuing basis.

The Plan is based on increasing citizen awareness that our natural resource base is limited and subject to depletion and irreversible degradation. If we are to continue to enjoy the high quality social and physical environment the city now possesses, it is imperative they be managed prudently.

According to the Washington State Office of Financial Management, 20-year Population Projections (medium range), the City is expected to grow by at least 380 people between 1995 and the year 2020 bringing the total population to 1,486. If the City is going to accommodate such growth, then the growth must be anticipated and planned.

Comprehensive Plan Timeline:

- By 9/28/20, the City Council will conduct a public hearing on the proposed Comprehensive Plan.
- By 10/12/20, the City Council will adopt the updated City of Asotin Comprehensive Plan.

Principal "State" Goals

The interest of statewide planning lies at the heart of the planning and enabling statute. It asks that each community create a Comprehensive Plan based on the foundation and framework of the goals contained in RCW 36.70A.020. The following text is extracted from Washington State statutes:

Urban Growth - Encourage development in urban area where adequate public facilities and services exist or can be provided in an efficient manner.

Reduce Sprawl - Reduce the inappropriate conversion of undeveloped land into sprawling, low density development.

Transportation - Encourage efficient multimodal transportation systems that are based on regional priorities and coordinated with county and city comprehensive plans.

Housing - Encourage the availability of affordable housing to all economic segments of the population of this state, promote a variety of residential densities and housing types, and encourage preservation of existing housing stock.

Economic Development - Encourage economic development throughout the state that is consistent with adopted comprehensive plans, promote economic opportunity for all citizens of this state, especially for unemployed and the disadvantaged persons, and encourage growth in areas experiencing insufficient economic growth, all within the capacities of the state's natural resources, public services, and public facilities.

Property Rights - Private property shall not be taken for public use without just compensation having been made. The property rights of landowners shall be protected from arbitrary and discriminatory actions.

Permits - Applications for both state and local government permits should be processed in a timely and fair manner to ensure predictability.

Natural Resource Industries - Maintain and enhance natural resource-based industries, including productive timber, agricultural, and fisheries industries. Encourage the conservation of productive forest lands and productive agricultural lands, and discourage incompatible uses.

Open Space and Recreation - Encourage the retention of open space and development of recreational opportunities, conserve fish and wildlife habitat, increase access to natural resource lands and water, and develop parks.

Environment - Protect the environment and enhance the involvement of citizens in the planning process and ensure coordination between communities and jurisdictions to reconcile conflicts.

Public Facilities and Services - Ensure that those public facilities and services necessary to support development shall be adequate to serve the development at the time the development is available for occupancy and use without decreasing current levels below locally established standards.

Historic Preservation - Identify and encourage the preservation of lands, sites, and structures, that have historical or archaeological significance.

Other Emphasis Goal Areas Included:

Active citizen participation in community goals and government.

Civic pride in the community.

Encourage citizen participation in community activities and government.

Develop a functional, continuing City planning process.

Preservation of the rural and friendly atmosphere of Asotin.

Increase planning coordination with the other jurisdictions in Asotin.

Actions regarding new proposed developments, including proposed new land uses and capital facilities and services improvements shall include observation of the Asotin Comprehensive Plan goals and policies.

Provide for review of the City's Comprehensive Plan and development regulations by the City Council at least every five years.

Encourage economic growth and the creation of new industries and services, if sited appropriately.

Private property shall not be taken for public use without just compensation having been given. The property rights of landowners shall be protected from arbitrary and discriminatory actions.

Applications for development approval should be processed in a timely and fair manner by the City.

Critical Areas and Resource Lands:

Another component of the comprehensive plan update has been the adoption of a critical areas and resource lands ordinance. The framework for the classification, designation and protection of these areas are defined in RCW 36.70A.60 and WAC 365-190.

Critical Areas:

Geologic Hazard areas

Aquifer Recharge areas

Fish and Wildlife Habitat areas

Frequently Flooded areas and

Wetlands

Resource Lands:

Forest

Agricultural

Mineral

It is unlikely that the city will have any designated commercial lands of long-term significance near the corporate limits. These lands are urban in nature and are likely to convert towards further urban or more intensive uses.

Intergovernmental Coordination:

Although not required to adopt such policies, the City of Asotin considered the following topical areas during the plan update. Such policy areas encourage coordination between counties and cities when developing and implementing comprehensive plans.

The following issues have been considered, and where appropriate, integrated as part of the Asotin planning process:

- Policies for promotion of contiguous and orderly development and provision of urban services to such development
- Policies for siting public capital facilities of a county-wide or state-wide nature
- Policies for county-wide transportation facilities and strategies
- Policies that consider the need for affordable housing, such as housing for all economic segments of the population and parameters for its distribution
- Policies for joint county and city planning within an urban area
- Policies for countywide economic development.
- An analysis of the fiscal impact

The recommendations from the planning workshop also identified several common goal areas:

- Economic Diversification
- Education
- Family Support and Accountability
- Growth and Development

Background:

History of the City of Asotin 1960's - 1999

In the late 1960's, the city chose to adopt a formalized planning process to guide future development in response to federal legislation and concern for changes being brought about by the U.S. Army Corps of Engineers development of inland waterways.

In 1967, a Comprehensive Plan was developed and adopted by the City of Asotin. Two years later in 1969, a zoning ordinance was also adopted as a tool to be used to implement the Asotin Comprehensive Plan.

In 1998 the Comprehensive Plan update included a series of goals and objectives for the City's future growth and development, a set of policies that assisted decision-makers in carrying out the community plan, land use, housing, capital facilities, utilities and transportation elements by providing information on the City. This plan was prepared at the request of the City Council by the Asotin Planning Commission under the provisions of RCW 35A.63.

The Asotin Comprehensive Plan, would be used to identify potential growth for Asotin over the 20-year planning period and how best the community can address and accommodate various development impacts.

The updated Comprehensive Plan of 1999 established a set of guidelines and policies to be used by City Government in cooperation with the private sector to accomplish community goals coordinate community growth and provide for the orderly development of the City in the future. The Plan designated the future distribution, locations, and extent of the uses of land for agriculture, housing, commerce, industry, community facilities and transportation systems.

The Comprehensive Plan text includes goals, objectives and policies for the long-term development of the City. The statements in the Comprehensive Plan become the direction of the city when the plan is formally adopted by its legislative body, the City Council.

Goals - general expressions of the City's hopes and aspirations about its future development.

Objectives - the specific steps to be taken to achieve a goal. Objectives should state a result, not an activity. Include measures for achievement; and have a time period.

Policies - broad statements of intent to guide or direct action in order to achieve objectives. Policies can prohibit, permit, or require various actions.

Generally, Communities Plan to:

Make sure the tax dollars invested in public roads, water and sewer lines, utilities, fire stations, police department, parks and other public services are spent wisely.

Introduce long range considerations into decisions on short-range actions.

Promote the public interest, the interest of the community at large, rather than the interests of individuals or special groups within the community.

Improve the physical environment of the community as a setting for human activities to make it more functional, efficient, beautiful, healthful, decent and interesting.

The Comprehensive Plan includes these goals and policies for the long-term development of the community. Each Element of the Comprehensive Plan includes a list of the community's goals and policies for addressing particular issues.

These become the guiding principles of the community when the Comprehensive Plan is adopted by its advisory body, the Planning Commission, and by its legislative body, the City Council.

COMPREHENSIVE PLAN 2020:

This document is an update of the City of Asotin's 1998 Comprehensive Plan. This 2020 Plan includes a series of goals and objectives for the City's future growth and development which will assist decision makers in carrying out the community plan, land use, housing, capital facilities, utilities and transportation elements providing information on the city. This plan was prepared at the request of the City Council by the Asotin Planning Commission under the provisions of RCW 35A.63.

The Asotin Comprehensive Plan will be used to identify potential growth for Asotin over the 20-year planning period, and how best the community can address and accommodate various development impacts.

This Comprehensive Plan is intended to be a living document that the city can use to plan for the future. Therefore, the information in this document must be kept current.

The Comprehensive Plan will make sure that tax dollars invested in public roads, water and sewer lines, fire stations, police department, parks and other public services are spent wisely. It will introduce long-range considerations into decisions on short-range action. It will promote the public's interest and the interest of the community at large, rather than the interest of individual or special groups within the community. It will improve the physical environment of the community as a setting for human activities to make it more functional, efficient, healthy and beautiful.

This Plan establishes guidelines and policies to be used by City Government in cooperation with the private sector to accomplish community goals, coordinate community growth, and provide for the orderly development of the City in the future.

If we are to continue to enjoy the high quality social and physical environment the City now possesses, it is imperative it be managed prudently. If the City is going to accommodate growth, then the growth must be anticipated and planned. Increase in population means increasing demands for essential services and facilities which must keep pace with the growth.

This plan is essentially a statement of community intentions to guide public and private decisions. Means of converting these good intentions into realities must be devised by the City and this plan will assist the City in making those decisions.

An active and ongoing citizen's participation program will be vital if the community's goals and objectives are to be accomplished. Continuing citizen involvement through such mechanisms as citizen problem solving, task forces, and short-term community action committees. Such as Public Safety, Transportation, Emergency Management Services, Health District, Public Transportation Board, and Multi Planning Organization (MPO), are encouraged and supported by the Asotin City Council and the Planning Commission.

“This plan is an attempt to correct oversights of the past, to preserve and enhance what is good about the present and to pave the way for smooth transition into the future.”

Community Planning:

Comprehensive planning in Asotin is an ongoing process which considers community problems and opportunities, proposes guidelines for future growth and development, involves preparing and carrying out a plan of action and evaluates progress over the years.

The 2020 Comprehensive Plan reflects the City's continuing tradition of community planning. It is intended to summarize the desires of the citizens of Asotin for the future growth and development of their city. The plan is a clear statement of community goals. An image of the broad general character of the future objectives, intermediate steps that help to reach these goals and policies and statements that outline action strategies to provide the means for accomplishing the community plan.

The Comprehensive Plan is a policy document that will provide guidance for both public and private decisions. It is a statement about the City's intentions to encourage continued private investment in the community as well as a commitment by City government to cooperate with other jurisdictions in a coordinated effort to assure a dynamic future for Asotin. The plan should be used in harmony with the City's zoning and building codes, six-year street plan. Other City ordinances concerned with land use management. It should also be updated over the years to mirror changing community attitudes, address new problems and capture future opportunities.

The Following Elements are in the 2020 Comprehensive Plan:

Land Use - including provisions for residential, commercial, industry, recreation, open space, public utilities, and public facilities. Issues such as density, future population growth, water quantity and quality, drainage, including protection of ground water quality, must also be taken into consideration.

Housing - including an inventory of existing and future housing needs; plans for preservation and rehabilitation of existing housing stock; and provisions for low-and moderate-income affordable housing needs.

Capital Facilities - including an inventory of existing public facilities; forecast of future facility needs; proposed locations and capacity of new facilities; and a financing plan to meet new facility requirements.

Utilities - including an inventory of existing facilities and services; an outline of proposed new facilities requirements, including electric, telecommunications, gas lines, and other utility facilities as appropriate.

Transportation - including air, water and transit facilities; level of service standards, land use assumptions, six-year financing plan; ten-year travel forecasts; and intergovernmental coordination processes.

In addition, the city has incorporated the following topical areas into the plan:

Recreation - incorporating parks and recreation facilities and services.

Critical Areas - includes the classification, designation and protection of wetlands, frequently flooded areas, geologically hazardous areas, aquifer recharge areas, and fish and wildlife habitat areas.

The preparation of the City's Comprehensive Plan has utilized the following steps:

- Comprehensive Plan orientation through presentations by Asotin staff.

- The Planning Commission invited the public to assist in determining its general aspirations for the future vision of the community.
- Based on the community's input, the Planning Commission reviews goals and policies to accomplish the overall vision of the community.
- The Planning Commission reached agreement on the Comprehensive Plan and recommended adoption to the City Council.
- The City Council held a public hearing on the proposed updated Comprehensive
- plan and adopted the Plan.
- The City Council reaches agreement on the updated Comprehensive Plan and formally adopts the document.

How Are We Going to Get There? and Who's Going to Be Involved?

In accordance with RCW 36.70A, all jurisdictions are required to update their existing Comprehensive Plan in order to address the requirements identified under the law. For Asotin, this update is conducted under RCW 35A.63 since it is NOT required to fully plan under the RCW 36.70A.

City Council

The Council delegated the responsibility for providing recommendations on complying with various aspects of the statute to the Asotin Planning Commission. The appropriate City departments provided the Planning Commission with technical guidance and assistance in addressing these components of the Comprehensive Plan update.

Planning Commission

The State of Washington's Planning Commission Act allows municipalities within the State of Washington, and the right to establish a Planning Commission with certain powers and responsibilities. It is under this statute and other applicable statutes that the City of Asotin has prepared this Comprehensive Plan.

Community Participation

The City determined that the plan update would utilize data collected from the best available sources, as well as site inventories. This process focused the direction of the Planning Commission and staff in identifying problems, issues and concerns, and in understanding the public's likes and dislikes about living in the City. During the update process, the Planning Commission conducted several work sessions to discuss the changes which would be addressed in the updated Comprehensive Plan.

The next step was to assemble a draft plan for the Planning Commission and community to review. The Commission's work sessions were held from the spring of 2019 until the spring of 2020. Following the development of a draft document, the Comprehensive Plan will be sent to the state for review and comment. The Planning Commission conducted several workshops to review and amend the proposed draft plan in order to forward it to the City Council for review and adoption.

The Asotin City Council conducted a public hearing on 09/28/2020 to review the recommended draft Comprehensive Plan 2020. The hearing allowed the City Council to gain familiarity with the updated Comprehensive Plan and the planning process. The Amended Comprehensive Plan 2020 was approved by the City Council, and it was adopted by Resolution No. 2020-672 on 10/12/2020.

The end result of the Comprehensive Planning process is believed to have been a very thorough, community-sensitive plan intended to guide growth, development, and public decision making in Asotin.

Other Procedural Provisions

As a component of the review process in updating the Comprehensive Plan, the City must address the procedural aspects of the Planning Enabling and the State Environmental Policy Act and other applicable statutes.

State agencies and offices, and other interested parties, have an opportunity to review the draft plan prior to its adoption.

RCW 35.63A outlines processes and procedures for developing, adopting and amending local government Comprehensive Plans and Development Regulations. In addition, procedural requirements under all or portions of the following RCWs: 19.27; 35.63; 43.21C; 47.80; 58.17; 76.09; 90.58; and other applicable statutes enacted or amended.

State Environmental Policy Act

With the enactment of growth management, and subsequent amendments to the State Environmental Policy Act (SEPA), local governments are now required to address the relationship between planning on a programmatic versus project level. This is accomplished by combining the suitable components used for environmental review which has been traditionally conducted through project-by-project review.

As a component of the City's process, SEPA became a part of the planning framework in the updated Comprehensive Plan. The relationship between the plan and the City's ongoing project environmental review must be consistent.

A Comprehensive Plan attempts to ensure that implementation through SEPA will be based on those decisions already determined to be appropriate policy direction by the City. Further, that ongoing project-by-project review would be conducted under the programmatic direction of the Comprehensive Plan and any potential policy implications or inconsistencies would be addressed through mitigation.

In updating the City's Comprehensive Plan, it would be required and necessary to determine how the programmatic goals and objectives established in the plan would impact the natural environment from a project level of implementation.

The City determined that in amending the Comprehensive Plan, the best available technical data and information, and preceding documents would provide the principal policy guidance.

A threshold determination made by the city indicates that no significant adverse impact would be made based on the plan update. The true “final” threshold determination is predicated upon mitigating project level impacts.

What to Do When We’re There?

Implementation:

As stated earlier, the Comprehensive Plan for Asotin has been prepared in accordance with the Planning Enabling Act. The plan provides the basic framework to guide administrative actions concerning the growth and development of the community over the 20-year planning period. Effective implementation measures are necessary to assure that the Asotin Comprehensive Plan actually serves a meaningful purpose.

The Comprehensive Plan should no longer be considered a static document. It initiates the beginning step in the overall development of the community, reflecting the desires of citizens and officials as to how the City should grow over the 20-year period. It does not claim to anticipate all of the changing needs that will occur for such a period. Therefore, periodic review of the plan by the City is necessary to ensure that it is meaningful and effective.

As private or public improvements are proposed, the Planning Commission and the City Council shall refer to the document to determine whether or not such proposals are consistent with and further the City's Comprehensive Plan. Zoning, subdivision, building, public health, roads, and other development performance measures are examples of regulations that may be useful in the implementation of the Comprehensive Plan.

The Asotin Planning Commission will recommend updates to the subdivision and other development ordinances based on the comprehensive plan to accomplish implementing measures related to the plan.

The following goals and policies are established to address the plan’s implementation.

Goal A: A citizen involvement program shall be developed to ensure opportunity for public input in all phases of the planning process.

Policies:

- A.1** The Planning Commission shall seek to inform the public of all decisions pending before the body in an understandable and timely manner.
- A.2** Public involvement in the planning process shall be ensured by providing opportunities for citizen input into the decision-making process at all phases or stages.
- A.3** To ensure that the planning process operates openly, efficiently, and with maximum public awareness, adequate training of the Planning Commission should be encouraged.

Goal B: The comprehensive land use plan for Asotin shall be implemented in conjunction with existing state and local laws and programs relating to land use.

Policies:

- B.1** The comprehensive land use plan for Asotin shall seek to promote the intent of the State Environmental Policy Act RCW 43.21C.

- B.2** Pursuant to SEPA, the Comprehensive Plan incorporates the designated Critical Areas maps. The planning process of Asotin shall consider these maps and the provisions as stated in WAC 197-10 in decisions concerning land use in Asotin.
- B.3** The Shoreline Management Plan for Asotin shall be considered a part of the Comprehensive Plan for Asotin and shall be included in any and all deliberations regarding land development in the city.

Goal C: To ensure the proper and full implementation of the goals and policies of this plan the City shall establish appropriate ordinances and regulations relating to land use and shall institute coordinated planning budgeting processes.

Policies:

- C.1** The zoning ordinance for Asotin shall be amended to conform with and implement the guidelines presented in the Comprehensive Plan.
- C.2** The City shall implement subdivision regulations which will ensure the efficient and orderly expansion of the housing stock and the rational locations of this growth in the areas so designated in the Comprehensive Plan.
- C.3** A program shall be established to coordinate capital improvements planning and budgeting in Asotin. The Asotin Planning Commission should review all such capital improvement plans and budgets for compliance with the goals and policies of the Comprehensive Plan.

Land Development Regulations

This plan should provide direct guidance of the City's Land Use, Housing, Transportation, and Capital Facilities decision-making processes.

The City is required to assess its existing development regulations based on the Comprehensive Plan, and amend those regulations under RCW 36.70A. The following development regulations are consistent with and further the City's Comprehensive Plan enacted under Resolution 99-08. In addition, these implementing mechanisms are determined to be in accordance with the requirements of RCW 35A.63 and 36.70A. These codes will implement the policy guidance provided by the Comprehensive Plan. Additions or amendments to any development regulations will be ongoing.

- Zoning, Title 18
- Subdivision, Title 17
- Buildings and Construction, Title 15
- Road Standards, Title 12
- Utilities, Title 13
- Mobile Home Parks, Title 18
- Flood Damage Prevention, Title 15
- Critical Areas, Title 18
- SEPA, Ordinance - Title 16

Similar to the Comprehensive Plan, those development regulations may warrant an amendment for consistency. The following are identified as development regulations:

- Zoning
- Subdivision

- Critical Areas
- Shoreline Master Programs
- Planned Unit Developments
- Binding Site Plan; and other
- Official Controls

Zoning

Zoning regulates the permitted and conditional uses, density; placement, height, bulk and coverage of buildings and structures. It may also divide the land into districts and, within these districts, different measures would apply.

This ordinance is required to be consistent with the updated land use map which identifies the type of the land classifications use based on density and intensity.

Moreover, these measures reflect the legislative intent of the Plan to enforce, encourage and stabilize the development pattern suggested by the policy guidance in the Comprehensive Plan. A listing of the City's zoning with its exclusionary uses are located on Page 25 of the Land Use Element.

Subdivision

The subdivision ordinance regulates the process of laying out parcels of undeveloped land into lots, blocks, streets and public areas. It is primarily used to control new or expanding residential, commercial or industrial development. The City's existing mechanism for addressing the subdivision of land will be reviewed to reflect the development policy guidance suggested by the Comprehensive Plan.

Shoreline Master Program

Although there are Shorelines of the State located in Asotin, mitigation of development on these waterways will be implemented by the U.S. Corps of Engineers as well as the City's Shoreline Master Program, SEPA and the Critical Areas ordinances.

Other Implementation Tools

An essential tool in implementing the Comprehensive Plan is the Capital Facilities Plan Element (CFP). Public facilities, such as water and sewer lines are major determinants of private development. Other tools which can be used for implementing the development patterns of this Plan include infrastructure financing through the Capital Facilities Plan Element, including the Six-Year Street Transportation Program, along with Water and Sewer.

The CFP is a six-year timetable of permanent improvements, budgeted to fit the City's fiscal capability. It includes recommendations for projects, estimates of their costs, and means of financing them. It ensures that public expenditures for capital improvements are made in a wise, coordinated manner.

It should also be pointed out that there are several state and federal agencies which require a comprehensive planning document as a prerequisite for grants or loan applications. Moreover, some state funds cannot be allocated to local jurisdictions not meeting these requirements

(e.g., Public Works Trust Fund). Eligibility for other state grant and loan programs are contingent upon the strategies established in the City's Comprehensive Plan.

Development and building codes also are used to implement the Comprehensive Plan. These codes regulate design, construction, quality of materials, use occupancy, location and maintenance of buildings and structures within the City. Building codes should be updated periodically to ensure that the specifications do not contradict the Comprehensive Plan.

Another tool for the Comprehensive Plan is the coordination of planning and services with other agencies (e.g., joint planning agreement). In this regard, the City officials should investigate various types of grant programs available to them, especially those which will assist in carrying out this Plan's proposals.

In terms of information exchange, the City should take whatever means possible to educate those who reside within its planning area of the various land use issues addressed in this plan.

Comprehensive Plan Amendments

The Comprehensive Plan is an overall policy document based upon decisions made by the City Council. Consequently, these decisions were also based upon the best available data. As years go by, information and changing circumstances may require amendments to the Plan, creating an ongoing planning process rather than static one.

The Comprehensive Plan should be maintained, evaluated, and updated if it is to keep pace with the changing needs of the City. At a minimum, the City should annually amend the Capital Facilities Element to maintain the Six-Year Schedule of Capital Improvements. This amendment also incorporates the City's Six-Year "Street and Road" Transportation Improvement Program (TIP) which is adopted mid-year. It also incorporates the City's annual budget adoption along with any identified capital facilities.

Amendments to the Comprehensive Plan may be requested by the City Council, Planning Commission, or by any affected citizen or property owner at any time.

By reviewing and updating the Plan on a regular basis, Asotin can maintain public interest and involvement in the planning process. It demonstrates the City's own commitment toward implementing a long-term vision for the community through the policy guidance in the Comprehensive Plan.

LAND USE ELEMENT



LAND USE ELEMENT

INTRODUCTION

The Land Use Element designates the proposed general distribution and general location and extent of the uses of land, including population densities, building intensities, and estimates of future population growth.

The element should provide for the protection of the quantity and quality of groundwater used for public water supplies. Where applicable, the Land Use Element should review drainage, flooding and storm water run-off in the area, and provide guidance for preventing degradation of waters of the State.

The Land Use Element includes the following components

- An inventory of existing land uses within the city
- An overview of the environmental characteristics to the area
- Analysis of population trends and projections
- Analysis of land use needs for the next 20 years
- Goals, objectives and policies

INVENTORY AND ANALYSIS

The incorporated boundaries of the City of Asotin contain 640 acres or one square mile in area. Existing land uses are well defined and closely aligned with the currently utilized planning documents of the city. The Central Business District is the predominant area of development, and is located in the northwestern portion of the city.

Although the residents of the community presently desire to maintain a rural atmosphere, with reasonable new development. There is sufficient land available in this area to accommodate future expansion should this become necessary and/or desired in the future.

The residential sections of the city contain primarily single-family detached homes. However, there are also a small number of multi-family dwellings, ranging from two to nine family units found in the community; and a significant number of mobile homes located in a mobile home park in the southeastern portion of the city.

Public areas include those uses which are directed toward public utilization by the community members and visitors. Land developed for this purpose represents approximately 13.1% of total physical land development. Included within this classification would be such uses as the Asotin County Courthouse, Courthouse Annex, Fair Grounds, Asotin City Hall, City Library, Asotin-Anatone School District 420, Chief Looking Glass Park, Asotin City Park (one of the oldest parks to be found in Washington), Asotin County Historical Museum, Asotin Historical Community Center, U.S. Corp of Engineers, a designated wildlife habitat area, a State of Washington Department of Fish and Wildlife check station.

Right-of-ways in the City are those areas which have been dedicated and utilized for the transportation system of the community. It is estimated that land developed in this category account for approximately 21% of the developed land within Asotin. Also, in the southern part

of the community, there are found several undeveloped yet dedicated right-of-way's. These are be expected to be completed and utilized as the need for them becomes necessary.

Vacant land comprises the majority of the land use classifications found within Asotin. In 1999, 427.5 acres of land were totally vacant or somewhat unimproved. This accounted for 66.8% of the total land area of the city. However, this is not an accurate indicator of the actual land that may be available for future development plans. The topography of the area is found to be quite confining, therefore, there will be the need for significant physical inventory of specific site development capabilities before future utilization may be made.

It suggests concepts for the future as property owners desire changes in existing land uses, vacant property is developed and new property is annexed. It needs a descriptive text and accompanying map recommending areas for the location and extent of land uses for housing, business, recreation, open space and public activities.

ECONOMY

Although the City of Asotin serves as the county seat, it does not possess a great degree of diverse economic development. The city serves primarily as a 'bedroom community' for the larger municipalities in the region. There is little available other than the normal commercial facilities found in small rural settings.

Table LU-1

Commercial Establishments

Type	Number
Grocery/Liquor Store	1
Service Station	1
Barber/Beauty Salon	2
Restaurant/Bar	1
Manufacturing Facility	0
Bank	1
Private Telephone Co.	1
Insurance Company	1
Law Office	1
Retail	1
TOTAL	11

Due to the restricted variety of commercial establishments found in Asotin, the annual figures on retail sales show a very low total.

Assessed valuation during 1997 was \$32,633,881. This has risen to an assessment of \$89,255,181, in 2018. This is a definite indicator of upward mobility in the economic sector and does give an indicator of an overall condition of health for the community.

There is very little accurate data available concerning the labor force of the city and its primary sphere(s) of operation, however, the City of Asotin serves as a residential community for the larger adjoining cities such as Clarkston and Lewiston, Idaho. Therefore, it is expected that the majority of the working force is employed outside the city. Major employers within Asotin include the Asotin-Anatone School District 420 and Asotin County.

There are a variety of mixed residential, commercial, industrial, agricultural, and public facilities such as schools, parks and utility substations located throughout the city.

LAND CLASSIFICATIONS

Residential Land Use:

Residential land uses have been divided into categories to provide for a variety of housing and lifestyle choices for the residents of Asotin.

EXHIBIT: 1 - ORDINANCE 2015-793

Suburban Density

Suburban intensity land uses are intended for single family homes with some lot sizes large enough for animal husbandry. Keeping such animals will be allowed with a Conditional Use Permit in the R-1 and R-1A Zones. It is recommended that the area bordering 4th Street, Wilson Street and the southern city limits be included in this category. Additional reserve lands southwest of the city limits along State Highway 129 are also suggested for this land use category.

High Density

High intensity residential land uses provide for residential dwellings with three or more living units such as garden apartments, townhouses, condominiums, triplexes and mobile home parks. This land use category recognizes the need for alternative housing choices for the residents of Asotin. Important concepts included in this land use category are design considerations. Low rise buildings, adequate open space and appropriate landscaping will allow higher density housing while maintaining the character of the community. High intensity residential land uses are recommended for the area between First, Third, Wilson and Harding Streets in the northeast section of the city and in the southwest corner of the city.

Low Density

Low intensity residential land uses are designed for single family homes, manufactured homes and duplexes on single lots. The low intensity residential category is suggested for a large portion of the city. The residents of Asotin feel the neighborly atmosphere is one of the community's major assets. This land use category recommends low density development on single lots to promote and maintain this type of atmosphere. It also recognizes the importance of preserving the views and vistas now available to residents of the city. Some steep slopes in the southern portion of the city are included in this category. Careful hillside development proposals with innovative design should be encouraged in this area.

The sloping land adjacent to the eastern City limits is appropriate to consider for this type of residential land use as future annexations to the city occur. Overall, there are 487 acres in residential land use. There is approximately 373 acres of land presently vacant that could be used for residential uses in the future in the urban area.

Asotin has nine classifications under its existing land uses:

1. R1 – Suburban Residential Zone
2. R1A – Rural Residential Zone
3. R2 - Low-Intensity Residential Zone
4. R3 – High -Intensity Residential Zone

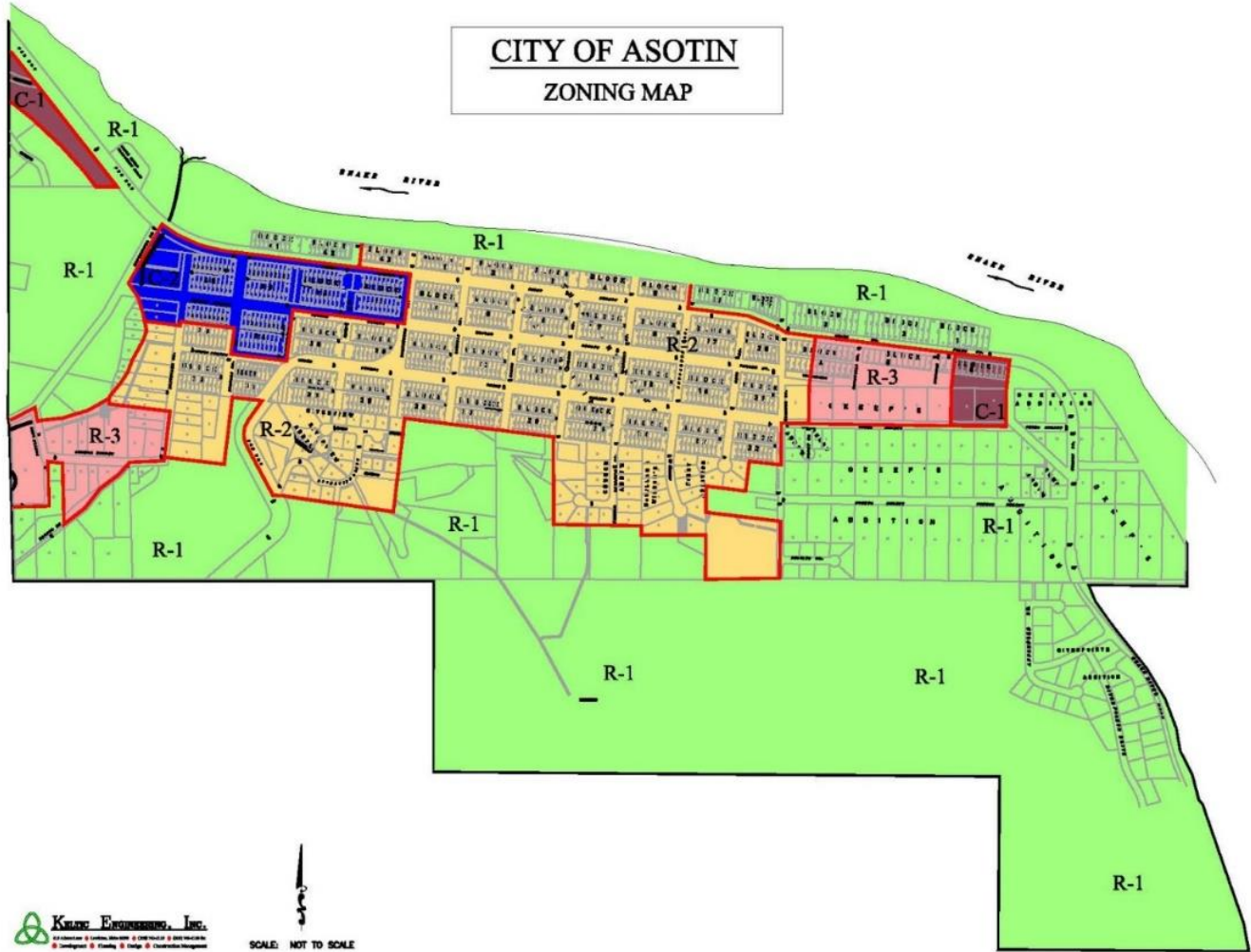
5. C1 – Low-Intensity Commercial Zone
6. C2 – High-Intensity Commercial Zone

7. Industrial
8. Public/Semi-Public
9. Parks and Recreation

EXHIBIT: 2 - CLASSIFICATION OF LAND ZONING

There are designated uses or building zones within each of these land use classifications.

Table LU-2 – Zoning Map



The Public/Quasi-Public - category provides for land uses for public and semi-public facilities. The plan recommends a significant portion of land in the city for this type of use. Two factors dominate this recommendation. Asotin is the county seat. Both the Asotin County Courthouse and the Asotin County Fairgrounds are located within the city limits.

It recommends close coordination between the two jurisdictions in planning expanded facilities. Design considerations will be an important aspect of planning these additions to protect both the County and expected commercial development on the land west of this facility.

The city is the educational center of the Asotin-Anatone School District 420. The district's educational and service buildings are located in the center of the city. The Comprehensive Plan recommends future land uses adjacent to the school property be compatible with this valuable community resource. One other area bordered by Second, Filmore, Third and Monroe Streets is included in this category. The museum is located on the southwest section of this land. In

the future, expansion of this facility as well as the grounds and garden make this area valuable as a community resource and tourist attraction.

As growth occurs, the need for new public and semi-public facilities will become apparent. Specific sites for these future uses should be closely coordinated with the City's Land Use Element.

Parks, Recreation and Open Space - Land use areas for Parks, Recreation and Open Space are an important part of this land use plan. A substantial amount of land within the city limits are under the jurisdiction of the U.S. Army Corps of Engineers. Some of this land has been developed into Chief Looking Glass Park. The development of an overnight campground facility has been part of an ongoing discussion for a portion of this property in the eastern section of the City along the Snake River.

In 2014 the Congress passed the Water Resource and Reform Distribution Act (WRRDA) that will return all leased property to the City under Land Conveyance. This is currently in process.

The Plan also considers park, recreation and open space requirements on the non-federal land in the city. As future residential growth occurs, specific sites for neighborhood mini-parks should be allocated. There are many physical development constraints throughout the City due to natural hazard areas. The plan recommends areas of severe slopes and floodplain be designated for open space and recreational land uses.

In 2014 the Park & Recreation Element was updated to:

- Review existing park and recreation facilities within the service area.
- Outline public input on recreational opportunities both currently available and those desire in the future.
- State Goals and Objectives for existing and future parks and recreational opportunities.

EXHIBIT: 3 - RESOLUTION 2014-519 PARK AND RECREATION ELEMENT

Commercial Land Use- There are two categories of commercial land uses for Asotin. These commercial land use categories reflect the economic potential of the city as a community shopping and tourist center. They attempt to encourage the development of Asotin's economic base. This category includes land used for retail and wholesale trade, offices, motels and hotels, restaurants, service outlets, automobile service stations, and repair facilities. The type of commercial land uses is defined as follows:

Central Business District-The high intensity commercial land use category is intended to provide for all major commercial activities. It is the City's Central Business District. It is recommended that the entrance to the Central Business District will be across the Asotin Creek Bridge. The district is bordered by First Street on the north, Third Street to the south, the Asotin City Park to the west and follows Cleveland Street to Third Street., continues east to Filmore Street and includes the existing business along the east side of Filmore Street. The

development of the land between the Asotin County Courthouse and Asotin Creek into another county building, which takes away from tax base, and commercial land use is the key to the success of the Central Business District concept.

Light Commercial-This low intensity commercial land uses are designed for small specialty shops, restaurants, private recreational activities and professional offices. This is located at the west entrance to the city.

The city has 1.5 acres used in this category. It has .5 acres of vacant lands appropriate for highway commercial uses. This acreage appears to be more than sufficient for City resident use and for economic growth of businesses to serve highway traffic.

Industrial Land Use-Although no additional areas for industrial land uses will be designated at the present time, specific proposals for industrial basis as to the effect on existing and future residential values and the general character and quality of the community. This category would include land used for light manufacturing, processing, warehousing, and storage.

The city has 1.1 acres used in this category. Included in this acreage are the uses of grain silos and agriculture equipment storage which are somewhat on the edge between industrial and agricultural land uses.

Table LU-3

LISTED BELOW ARE ACREAGE WITHIN THE CITY LIMITS:

- 157.5 acres are residential
- 1.6 acres are commercial
- 1.1 acres are industrial
- 27.9 acres are public/semi-public
- 24.4 acres are parks
- 427.5 acres are vacant or underdeveloped

Table LU-4

Land Use/Zoning Designations

Land Use Classification	Zoning Measure Designation
Residential - Suburban	R1 - Suburban Residential
Residential - Rural	R1A - Rural Residential
Residential - Low	R2 - Low Intensity Residential
Residential - High	R3 - High Intensity Residential
Commercial - Small Scale Development	C1 Low Intensity Commercial
Commercial - Central Business District	C2 - High Intensity Commercial
PQP - Public/Quasi-Public	
PROS - Parks, Recreation and Open Space	
Industrial	

LU-5 Zoning – Density

Classification	Minimum Lot [Coverage]
R-1	10,000 square feet
Suburban Residential	40% lot coverage
R-1A	5 acres
Rural Residential	20% lot coverage
R-2	7,200 square feet
Low Residential	40% lot coverage
R-3	7,200 square feet
High Residential	50% lot coverage
C-1	5,000 square feet
Low Intensity	80% lot coverage
C-2	no minimum lot area/coverage
High Intensity	

PHYSICAL ENVIRONMENT

Location

Asotin is located in the northeast corner of Asotin County which is located in the extreme southeast corner of the State of Washington. Its legal location is, Sections 16 and 21, Township 10 North, Range 46 East, E.W.M. The city is serviced by State Highway 129, and is six miles from the City of Clarkston.

Natural Resource Lands

The terrain of the northern part of the county consists of a ridge of hills on the north side of the Snake River. Further south is rolling prairies and part of the Blue Mountains which reach an elevation of 5,000-6,000 feet.

Under the Growth Management Act, Asotin County was required to classify, designate and conserve its Natural Resource Lands of Long-term Commercial Significance. These resources are agricultural, forest and mineral.

The county contains several agricultural uses, including agricultural production and associated single-family residences. Although there are agricultural uses within close proximity to the City of Asotin, they are not considered Agricultural Lands of Long-term Commercial Significance. These areas have or will most likely be developed for residential, commercial, and industrial land uses. It would be appropriate for them to convert to these uses in the future.

Rangeland is defined as land used for grazing livestock. Rangeland is located in those areas which are undeveloped and on slopes which are unsuitable for cultivation. Cropland, pasture, and orchards are combined as a land use category. Cropland or dryland farming of wheat and barley is located outside of the developed area on the flatter portions of land rarely exceeding slopes of 15%. Land cultivated for pasture is primarily located in the unincorporated areas surrounding Clarkston-Asotin Urban Area, and along the Asotin Creek floodplain.

SHORELINE MASTER PROGRAM

The purpose of the Shoreline Master Program is to provide for management of shorelines by planning for and fostering all reasonable and appropriate uses. Public visual and physical access to the water is also a priority.

There are Shorelines of the State of Washington in Asotin. Mitigation of development on waterways will be implemented by the U.S. Corps of Engineers through the City's Shoreline Master Program, SEPA and the Critical Areas ordinances.

The State Department of Ecology will be completing a revision of the Washington Administrative Code implementing the State's Shoreline Management Act. These revisions have been prepared to incorporate the consistency requirements between planning and shoreline statutes.

This policy is intended to enhance the shorelines rather than restrict uses. To accomplish this, the management designation given specific areas is based upon the existing development pattern, the biophysical capabilities and limitations of the shoreline area to be considered for development.

The City's current Shoreline Master Program is consistent and furthers this Comprehensive Plan, and is incorporated and adopted by reference.

EXHIBIT: 4 - CITY OF ASOTIN SHORELINE MASTER PLAN (SMP)
 RESOLUTION 2013-511 - SMP ACCEPTANCE
 ORDINANCE 2017-819 – GMA SMP
 RESOLUTION 2018-610 – CLOSE OUT OF SMP

The shoreline management areas are classified into four distinct areas: natural, conservancy, rural and urban. A brief description of these areas follows.

The designation of **natural areas** is intended to preserve and restore existing systems relatively free of human influence. Any activities which may degrade these areas are strictly regulated. Swallow's Nest Rock, Buffalo Eddy, and the Asotin Community Center that is on the Historic Register, are landmarks of enough significance to warrant this natural management classification.

Maintenance of the area's existing character is the objective of the **conservancy management** designation; preferred uses in these areas are those which are non-consumptive of the resources, such as passive agriculture, recreation and sustained yield harvesting. An area along upper Asotin Creek is categorized in this area.

Objectives of a **rural management** area are the protection of agricultural land from urban sprawl and the maintenance of open spaces for visual and recreational enjoyment. This is the least restrictive designation and also the most predominant in the County. Large stretches of the Snake River, the Grand Ronde River, Asotin and George Creek are listed in the rural management classification.

The **urban management** area is intended for residential, commercial, and industrial development, particularly water-dependent uses requiring navigable water frontage. Public visual and physical access to the water is also a priority. The portion of the Snake River adjacent to the Clarkston-Asotin Urban Area is classified as such.

ENVIRONMENTALLY SENSITIVE OR CRITICAL AREAS

Portions of Asotin are not suitable for intensive development. These areas are environmentally sensitive [or critical] and possess constraints for development of almost any sort, especially intensive residential.

The risk is twofold: 1) there is an extreme possibility of hazard to life and property, and 2) the possibility exists for significant environmental impact. Neither of these consequences are desirable.

Supported by several pieces of legislation [notably RCW 36.70A, WAC 197-10-177 and 173-34-020], this plan seeks to identify and protect those areas which are classified as environmentally sensitive. It should be stressed at this point that the nature and classification of these areas does not rule out any development, but merely that they require further investigation and regulation.

Environmentally sensitive areas are classified in three categories: physical constraint, biological constraint, and social constraint areas.

Physical constraints include high potential erosions areas, problem drainage areas and areas with slopes greater than 25%. Unique geologic features are in this category. The risk of slides and soil slumping is a known danger in these areas especially when development occurs. Even historically stable areas can become unstable when impacted with surface runoff, infiltration of wastewater, irrigation of lawns and crops and road cuts.

Habitats of botanical or zoological importance are listed under biological constrains. This includes the nesting and wintering areas of several protected raptors, the ranges of some big game, a prime pheasant habitat, and the rare habitats of several plants.

Critical Aquifer Recharge Areas

The City of Asotin Complies with RCW 36.70A.172(1) for all Critical Aquifer Recharge Areas. The surface water in Asotin is located at a bend in the Snake River, and across from the confluence of the Asotin Creek and the Snake Rivers. These comprise the principal surface water resources in the area. Therefore, the potential for flooding by surface water sources in this area certainly exists. Adopted floodplain management documents are closely followed when proposing future development strategies.

Asotin lies within the southeastern portion of the Palouse groundwater province. Terraces along the Snake River contain limited quantities of groundwater. In general, the most productive aquifers are found in areas of porous basalt substrata some 200 to 300 feet below the surface. Several varying layers of basalt exist and some of these layers are porous and can be considered aquifers. The exact number and location of aquifers has not been positively

identified. Some studies suggest they are recharged through the alluvial deposits by the Snake River, while others suspect snow pack in the Blue Mountains may seep into the porous basalt layers and flow through the basalt to the Asotin area.

There are two groundwater wells in the City of Asotin area. Well #1 located on First and Lincoln Street, pumps an average of 422 gallons per minute and Well #2 located on Cleveland & Meador Street, pumps as average of 420 gallons per minute.

Frequently Flooded Areas

RCW 36.07A.172(1) All floodway and floodplain areas are contained within federal land and controlled by the Lower Granite Dam, according to the U.S. Army Corps of Engineers.

Critical Areas and Resource Lands

This component of the Comprehensive Plan update has been the adoption of a Critical Areas and Resource Lands Ordinance. The framework for the classification, designation and protection of these areas are defined in the RCW's listed below.

EXHIBIT: 5 – CRITICAL AREA ELEMENT ORDINANCE 2021-859 CRITICAL AREA COMPLETION

Critical Areas

Geologic Hazard areas; RCW 36.70A.030(9)

Aquifer Recharge areas; RCW 36.70A.172(1)

Fish and Wildlife Habitat areas; RCW 36.70A.030(5) - Controlled by the U.S. Army Corps of Engineers & Fish & Game

Frequently Flooded areas; RCW 36.70A.172(1)

Wetlands; RCW 36.70A.030(21)

Resource Lands

Forest Lands; RCW 36.70A.570 – City of Asotin does not have Forest Lands

Agricultural Lands; - City of Asotin does not have Agricultural Lands

Mineral Lands; - City of Asotin does not have Mineral Lands

Anadromous Fisheries; RCW 36.70A.172(1) - Controlled by the U.S. Army Corps of Engineers & Fish & Game

Historic and Archeological Resources

This category includes buildings, sites, structures, districts and objects having recognized national, state or local significance.

The importance of historic preservation will be considered in the City's ongoing development practices, such as siting of a museum or other historic markers.

Recreational Lands

City of Asotin Comprehensive Plan 2020

This category includes private and publicly owned natural resource-based and activity-based community parks, golf courses, and spectator sport facilities. Recreational lands serve well as buffers between residential areas and commercial and industrial areas. In addition, they can serve multiple purposes such as a park for both recreation and stormwater or sewer facilities location.

EXHIBIT: 6 – ORDINANCE 2016-803 CREATING PUBLIC BEACHES

Open Space

This category includes land used for pastoral nature areas; utilitarian open areas to preserve critical areas, prime agricultural lands, archaeological sites, traditional cultural properties, or lands dedicated for future uses; and open space corridors such as roads, trails or abandoned railroad tracks that connect open spaces into an integrated system.

Open space types found within the city referred to as Utilitarian open space which includes any sensitive or critical areas identified per City ordinance. there is a stream corridor which flows through the city containing a 100-year floodplain. Open space corridors include utility corridors needed for water, sewer, stormwater, electric, natural gas, and telecommunications utilities. All public and private land use activities shall be coordinated with the land use designations and accompanying maps.

Cemetery is not located in the City of Asotin; however, we are responsible for Cemetery. This is not included in Comprehensive Plan, however needs to be recognized in our Land Use Element. Asotin Cemetery is a non-endowment cemetery. The City of Asotin is not included in the Vineland Cemetery District. Funds, proceeds from plots get deposited into fund 105. The interest from the Cemetery Trust Fund and the charges for the plots constitute the revenue received in this fund. The city has been cleaning and pruning the cemetery since 1999. (spraying, mowing, weed control, etc.) The city has also started a volunteer program for cemetery refurbishing. 2014. Lewis Clark State College volunteered to create a data base to locate block, tract and lot numbers.

STORMWATER MANAGEMENT

The City of Asotin is in compliance with Department of Ecology, Eastern Washington Stormwater Manual – Updated Feb. 2019. Eastern Washington Phase II Municipal Stormwater Permit.

National Pollutant Discharge Elimination System and State Waste Discharge General Permit for Discharges from Small Municipal Separate Storm Sewers in Eastern Washington.

EXHIBIT: 7 – RESOLUTION 2010-449 – INTERLOCAL AGREEMENT STORMWATER
RESOLUTION 2015-549 – CONSTRUCTION PERMITS
RESOLUTION 2018-609 – DOE MUNICIPAL STORMWATER

EXHIBIT: 8 – RESOLUTION 2011-458 HAZARDOUS MEDIATION PLAN

OVERALL SUMMARY OF LAND USE

The following is a summary by acreage of land use categories based on the above information. There is some overlap in categories. Acreage figures are as accurate as the base information available. Total land area for the existing City limits was determined to be 640 acres.

Urban Area

The urban area appears to contain sufficient area for all uses expected in the next 20 years. However, the existing land ownership configuration of residential lots may preclude incorporating projected growth since many residential units within the city may exist on one or more lots of record. The city does not believe or advocate that these lots be counted into the buildable lands supply.

Process for Siting of Essential Public Facilities

Essential public facilities which are determined by the State Office of Financial Management, will be subject to the siting process within the Asotin Comprehensive Plan. The following are considered essential public facilities:

Utility corridors; sewer; water; power and communication facilities; landfills/solid waste handling; disposal facilities; sewage treatment facilities; recreational facilities; Schools; municipal facilities (courthouse/city hall, fire station, sheriff/police, libraries, post office) parks; state and local correctional facilities; and, in-patient facilities

The city has identified both vacant and underdeveloped lands within the city on which most essential public facilities from the above list could be accommodated.

There are 300 acres of such land appropriate for residential uses, including schools; parks; recreational facilities; and in-patient facilities.

There are 1.6 acres of such land appropriate for commercial uses, including sewer, water, power and communication facilities; transportation facilities; municipal facilities (courthouse/city hall, fire station, sheriff/police, libraries, post office); parks; state and local correctional facilities; and in-patient facilities.

There are 1.1 acres of such land for industrial uses and possibly some commercial uses, utility corridors, sewer, water, power and communication facilities; sewage treatment facilities; municipal facilities (city hall, fire station, libraries, and post office); state and local correctional facilities; and in-patient facilities.

The city has stated it would encourage economic growth and the creation of new industries and services in the city if they are sited appropriately.

Demographics-Historical Population

Population studies are an important element in the formulation of this comprehensive plan. Age, sex distribution and an analysis of past and future trends are basic to the understanding of population characteristics.

Population Forecast

In accordance with the Growth Management Act, Asotin County and its Cities should use the State Office of Financial Management's [OFM] population forecasts for preparing estimates on future growth over the twenty-year planning period. These figures provide a high, medium and low range projection, with the medium projection being the most likely scenario for jurisdictions to anticipate.

Asotin has shown a fluctuating population count. In 2010, the city had a population of 1,251 and increased yearly, in 2019 current population of 1,280. This type of growth will most likely sustain over the coming 20 years. Although the percentages appear wide ranging, the overall number of residents has remained the same.

2014 Population of Asotin, WA

Last official estimated **population of Asotin City** ([Asotin County**](#), [Washington state](#)) was **1,290** (year 2014)^[1]. This was 0% of total US population and 0.02% of total Washington State population. Area of Asotin City is **1.2 mi²** (=3.1 km²)^[6], in this year population density was **1,085.86 p/mi²**. If the population growth rate was the same as in period 2010-2014 (+0.77%/yr), Asotin City population in 2019 would be 1,340*.

Table LU-6 Population 2010 - 2019

Jurisdiction	2010 Population Census	2011 Population Estimate	2012 Population Estimate	2013 Population Estimate	2014 Population Estimate	2015 Population Estimate	2016 Population Estimate	2017 Population Estimate	2018 Population Estimate	2019 Population Estimate
Asotin	1,251	1,255	1,255	1,265	1,265	1,260	1,270	1,275	1,275	1,280

This population will rely to some extent on such local facilities and services as the post office, school district, and retail stores.

It is important to note that with any future growth, Asotin should have the ability to provide public facilities and services to meet the demands of development. The following tables provide information relative to the City's general population characteristics. Factors which may not be predictable, such as the loss of an existing major employer or siting of a new one in the area, loss of irrigation water rights by the region's farmers, or downturn in the local and/or state economy can have profound effects on expected growth. Somewhat predictable factors that will also have great influence over the City's growth are the City's ability to provide public facilities and services; examples of these are sufficient sewer and water systems and police and fire protection.

Asotin, Washington Population 2019

Asotin, Washington's estimated population is 1,294 according to the most recent United States census estimates. Asotin, Washington is the 189th [largest City in Washington](#) based on official [2017 estimates](#) from the US Census Bureau.

The population density is 1252.45 people/mi² (483.57 people/km²).

The overall median age is 43.7 years, 44.1 years for males, and 43.4 years for females. For every 100 females there are 92.5 males.

Based on data from the [American Community Survey](#),(ACS) in 2017 there were 543 households in the city, with an average size of 2.54 people per household. The homeowner vacancy rate was 0%, with a median rent of \$743/month. The median house has 5.6 rooms, and has a value of \$207,700.

The median income for households in Asotin, Washington is \$55,987, while the mean household income was \$69,249.

Race, Age and Income

According to the most recent ACS, the racial composition of Asotin WA is:

- White: 94.13%
- Two or more races: 4.24%
- Black or African American: 0.73%
- Asian: 0.49%
- Native Hawaiian or Pacific Islander: 0.41%
- Native American: 0.00%
- Other race: 0.00%

Table LU-7 Population Growth

Year	Population	Growth	Annual Growth Rate
2018	1,294	-1	-0.08%
2017	1,295	10	0.78%
2016	1,285	8	0.63%
2015	1,277	-5	-0.39%
2014	1,282	4	0.31%
2013	1,278	13	1.03%
2012	1,265	-1	-0.08%
2011	1,266	14	1.12%
2010	1,252		0.00%

Education and Labor Force

Education is an indicator of the quality of the labor force. Education plays a part in determining occupational placement, labor force participation rates and income. These factors are significant to economic and community development.

62.1% Labor Force Participation
 59.2% Employment Rate
 4.7% Unemployment Rate

Table LU-8 Education & Labor Force

Education Attained	Count	Percentage
Less Than 9th Grade	7	0.78%
9th to 12th Grade	62	6.89%
High School Graduate	267	29.67%
Some College	281	31.22%
Associates Degree	101	11.22%
Bachelor's Degree	121	13.44%
Graduate Degree	61	6.78%

Name	Average	Male	Female
Overall	\$31,403	\$31,793	\$27,306
Less Than High School	\$	\$	\$
High School Grad	\$31,026	\$31,389	\$26,500
Some College	\$27,143	\$	\$26,786
Bachelor's Degree	\$52,708	\$31,750	\$53,646
Graduate Degree	\$106,146	\$	\$

FINDINGS AND CONCLUSIONS:

Element:

The Land Use Element designates the proposed general distribution and general location and extent of the uses of land, where appropriate, for agriculture, timber production, housing, commerce, industry, recreation, open spaces, public utilities, public facilities, and other land uses. The land use element shall include population densities, building intensities, and estimates of future population growth. The land use element shall provide for protection of the quality and quantity of ground water used for public water supplies. Where applicable, the land use element shall review drainage, flooding, and storm water run-off in the area and nearby jurisdictions and provide guidance for corrective actions to mitigate or cleanse those discharges that pollute waters of the State.

Intergovernmental Coordinating:

Asotin recommends coordinating development in land use and other areas in the urban areas with the other jurisdictions in the county.

Housing Maps:

Asotin has a map of established housing as of 2019. This report is available through the county, when updates are needed.

Density:

Current land use regulations regarding lot size, setbacks and building height are constraining to the expressed goal of increasing density, allowing flexibility on lot development and assisting with in-fill of vacant properties.

Many homes and businesses use more than one lot to build on; if all the buildable parcels in the urban area of City were built on, the density of the City's would be much greater than now.

Park & Recreation & Open Space:

There are current recreational facilities in the form of parks.

The city maintains its parks financially.

The city has accessible recreational facilities. There is a bike trail along the river.

Current Facilities/Services and Expected Expansion:

There is sufficient City capacity at the present sewer treatment plant to meet existing needs.

The Public Utility District (PUD) is in the process of assisting with replacement of old meters. The City has a Water Study completed in 2000, addressing water systems capacities. This assessment includes review of ground water and wellhead protection information.

Annexation:

Although there may be some benefits to the city and landowners, it is unlikely that any significant annexation of adjacent unincorporated lands will occur.

Development Performance Measures:

The building code is comprehensively reviewed every three years in relation to consistency with the current land use, and other City plans, policies, regulations

Natural Resource Lands and Critical Areas Finding:

"Agricultural land" means land primarily devoted to the commercial production of horticultural, viticulture, floriculture, dairy, apiary, vegetable, or animal products or of berries, grain, hay, straw, turf, seed, Christmas trees not subject to excise tax imposed by RCW 84.33.10 through 84.33.140 or livestock, and that has long-term commercial significance for agricultural production.

Forest land means land primarily devoted to growing trees for long-term commercial timber production on land that can be economically and practically managed for such production, including Christmas trees, and that has long-term commercial significance. In determining whether forest land is primarily devoted to growing trees for long-term commercial timber production on land that can be economically and practically managed for such production, the following factors shall be considered: (a) The proximity of the land to urban, suburban, and rural settlements; (b) surrounding parcel size and the compatibility and intensity of adjacent and nearby land uses; (c) long-term local economic conditions that affect the ability to manage for timber production; and (d) the availability of public facilities and services conducive to conversion of forest land to other uses.

"Minerals" include gravel, sand, and valuable metallic substances.

"Long-term commercial significance" includes the growing capacity, productivity, and soil composition of the land for long-term commercial production, in consideration with the land's proximity to population areas, and the possibility of more intense uses of the land.

Within the urban area there are no lands that meet the State definition for Forest or Mineral Lands of Long-term Commercial Significance.

Critical Areas:

Wetlands are areas that are inundated or saturated by surface water or groundwater at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, and similar areas. Wetlands do not include those artificial wetlands intentionally created from non-wetland sites, including, but not limited to, irrigation and drainage ditches, grass-lined swales, canals, detention facilities, wastewater treatment facilities, farm ponds, and landscape amenities. However, wetlands may include those artificial wetlands intentionally created from non-wetland areas for mitigated conversion.

The U.S. Department of Interior has identified no wetlands within the city by designation in general on National Wetlands Inventory.

Areas with critical recharging effect on aquifers used for potable water.

The City's potable water is provided by the City of Asotin through water rights.

Fish and wildlife habitat conservation areas are areas with which endangered, threatened, and sensitive species have primary association. They include habitats and species of local importance; naturally occurring ponds under twenty acres and their submerged aquatic beds that provide fish or wildlife habitat; Waters of the State; lakes, ponds, streams, and rivers planted with game fish by a governmental or tribal entity; and, State Natural Area Preserves and Natural Resource Conservation Areas.

Frequently flooded areas include those flooded areas in the 100-year floodplain designations of the Federal Emergency Management Agency and the National Flood Insurance Program and other frequently flooded areas.

The National Flood Insurance Program, Federal Emergency Management Agency, has determined there are no areas of frequent flooding ("100-year floodplain") within the City. These areas are designated on Federal Insurance Rate Map panels #53003C0050 B.

Geologically hazardous areas include those areas that are not suited to commercial, residential, or industrial development because of susceptibility to erosion, sliding, earthquakes, or other geological hazardous to public health or safety.

Wetlands can be so small that there is the possibility that one is identified only during an actual application process. Areas with a critical recharging effect on aquifers used for potable water includes the entire county in the most general of senses. More specifically, protecting PUD well water sources and intakes should be considered, along with any potential polluting sources in their region.

Geologically hazardous areas include steep slopes, areas with a history of slides, or mine shaft openings located where residential or commercial building may occur.

The City currently administers classification and designation, including development regulations, of critical areas by ordinance through the State Environmental Policy Act (SEPA).

Consistency:

It is important that consistency is maintained between cities and the county with regards to their respective definitions and regulations of resource lands and critical areas; definitions used by all the cities and the county should be the same, yet local circumstances and goals should be a priority.

Urban Area:

Although not required, the City acknowledges the importance in addressing the urban areas surrounding Asotin. Within these areas urban development should be encouraged and outside of which growth can occur only if it is not urban in nature. Each of the cities should also identify an urban area in their respective Comprehensive Plans.

The urban areas include areas and densities sufficient to permit the urban growth that is projected to occur in the City for the succeeding twenty-year period.

Since future expansion of municipal boundaries should be anticipated over the twenty-year planning period, the potential for an urban area outside the corporate limits should be considered. It is important to address potential impacts of future growth within the Comprehensive Plan. Asotin should address where urban development should occur to ensure the future orderly and efficient use of land. This area should be based on an analysis of the ability to provide public facilities and services over the twenty-year planning period in the urban area. Although a city may not enforce land use controls beyond its corporate boundaries, it is in the best interest of the cities and Asotin County if cooperative planning and coordination were to exist in an urban area.

GOALS AND POLICIES:

The Goals, Objectives and Policies which are the foundation of the Asotin Comprehensive Plan are based on information gathered during the planning process.

The goals described in this Asotin Comprehensive Plan are broad general directions for future patterns of growth and development in the community.

The objectives for each goal are measurable statements of what is to be accomplished to reach that goal.

The policies are statements designed to provide the means for achieving the goals and objectives presented in this plan. These policies provide decision makers, the Planning Commission and City Council with a set of guidelines that help make choices that are consistent with community goals and objectives.

Once a set of goals, objectives and policies have been developed it is easy to forget that planning is a process and that the existing framework must be built upon as new ideas, problems and needs appear. Goals, objectives and policies must be periodically reviewed to reflect changing community attitudes.

Goal A: Accomplish an orderly development of land uses in the City of Asotin that will enhance future growth and prosperity for the city.

Objectives:

- A.1** Develop a growth management system for the city to control the rate of future growth.
- A.2** Assure separation of incompatible land uses.
- A.3** Encourage development of vacant lots within the city.
- A.4** Encourage the location of new commercial uses in the centralized business district area.
- A.5** Provide areas for the location of tourist facilities.
- A.6** Provide for agricultural uses, including the keeping of farm animals, subject to standards that will protect the essentially residential character of the community.
- A.7** Examine the potential of public/private development of City owned land.
- A.8** Advocate annexation proposals that will maintain community character.

Policies:

- A.1.1** The City will keep an up-to-date Comprehensive Plan of development for the City and related areas around it.
- A.1.2** The City will implement a growth management system including a revised zoning ordinance to reflect the updated Comprehensive Plan, land subdivision regulations to set uniform standards and procedures for platting vacant land within the City, and other measures to control the rate, timing, amount and public cost of growth.
- A.1.3** The City through the Planning Commission should coordinate with Asotin County in all aspects of local development that are of mutual concern.
- A.1.4** Annexations to the City of Asotin will occur only if adequate public facilities and services are available to those areas.
- A.1.5** Generally, a maximum residential density of 4 to 12 units per acre will be maintained.
- A.1.6** All residential developments within the corporate limits of the City shall include the following minimum improvements:
 - a.** Paved Streets and Curbs
 - b.** Publicly approved or owned Water System
 - c.** Sanitary Sewer
 - d.** Street Lighting
- A.1.7** Developers shall be expected to provide for paved streets and curbs, sewer, water and sidewalks, if required, in all new developments in the City.
- A.1.8** Closely coordinate with Asotin County to ensure future expansion of county facilities located in the City of Asotin will be compatible with the City's Comprehensive Plan.
- A.1.9** Specific proposals for industrial development will be considered on an individual basis as to their effect on existing and future residential values and the general character and quality of the community.
- A.1.10** On City owned land that is offered for development, the following alternatives will be considered:
 - a.** Long term lease with option to purchase
 - b.** Low interest sales contracts or notes with deeds of trust or
 - c.** Bond supported building sold with lease back
- A.1.11** The development of physical hazard areas, such as steep slopes and floodways, shall be limited to open spaces and recreation.
- A.1.12** Ensure proposals for future development provide for sufficient open space in keeping with current community standards.

PHYSICAL ENVIRONMENT

Goal A: Create an environment within the city that is physically and environmentally healthy.

Objectives:

- A.1** Improve air quality.
- A.2** Encourage programs to promote public and private property beautification and civic pride.
- A.3** Protect the water quality of Asotin and its surrounding rivers.

Policies:

- A.3.1** The City shall work with regional air quality authorities to develop measures to address air quality problems.

- A.3.2** Manage stormwater to minimize erosion and to limit the amount of pollutants entering the Snake Rivers.
- A.3.3** Review and establish requirements for on-site detention of stormwater. Design and implement stormwater drainage facilities to minimize local flooding. Stormwater policies and regulations should incorporate the State Department of Ecology's Stormwater Manual for Eastern or Western Washington.
- A.3.4** The volume of stormwater runoff leaving a new site development should not exceed the volume of runoff which existed prior to the development.
- A.3.5** New site developments should include stormwater retention basins or swales and permeable pavement to minimize the impact of stormwater upon the City's infrastructure system and the Snake River.
- A.3.6.** The city should encourage and promote the retention and recruitment of 'clean' industry which is environmentally friendly and supportive of a diverse economic base.
- A.4** The City shall review drainage, flooding, and storm water run-off within the city and provide guidance for corrective actions to mitigate or cleanse those discharges that pollute waters of the state.
- A.4.1** Through its Critical Areas Ordinance and other development regulations, the City shall designate and protect critical areas using the best available science (BAS) in developing policies to protect the functions and values of critical areas, and giving "special consideration" to conservation or protection measures necessary to preserve or enhance anadromous fisheries.
- A.4.2** The City shall maintain a Critical Areas ordinance which protects aquifer recharge areas, seeking to maintain the quality of the ground water, with particular attention to recharge areas of high susceptibility.
- A.4.3** The City shall maintain a Critical Areas ordinance which identifies frequently flooded areas. Floodplains and other areas subject to flooding perform important hydrologic functions and may present a risk to persons and property. The protective measures should be consistent with FEMA regulations.
- A.4.4** The City shall maintain a Critical Areas ordinance which identifies geologically hazardous areas including areas susceptible to erosion, sliding, earthquake, or other geological events. They pose a threat to the health and safety of citizens when incompatible commercial, residential, or industrial development is sited in areas of significant hazard.
- A.4.5** The City shall maintain a Critical Areas ordinance which identifies fish and wildlife habitat conservation areas. Fish and wildlife habitat conservation means land management for maintaining species in suitable habitats within their natural geographic distribution.
- A.4.6** The City shall evaluate proposed regulatory or administrative actions to assure that such actions do not result in an unconstitutional taking of private property.

ECONOMIC DEVELOPMENT

Goal A: Support the economic growth of the city by encouraging retail and professional services to locate in the City's business area.

Objectives:

- A.1** Support new commercial development in the business district that is compatible with its function as a community shopping center and its pioneer character.

- A.2** Encourage the revitalization and redevelopment of the City's business area by replacement of obsolete buildings, the renovation of existing buildings and the construction of new buildings.
- A.3** Urge a variety of new businesses to locate in Asotin through efforts by citizens and government to inform outsiders of economic development opportunities in the city.

Goal B: Recognize the City of Asotin as the 'magnificent gateway to Hells Canyon and Asotin Creek' and encourage the development of tourist facilities in the city.

Objectives:

- B.1** Encourage the development of motel tourist accommodations in the city.
- B.2** Provide easy and efficient access to tourist facilities.
- B.3** Promote recreational resources now available in the community.

Policies:

- B.1.1** When possible, public and private incentives will be provided to attract retail and professional services to locate in Asotin.
- B.1.2** Retail services will be encouraged to locate in Asotin.

SITING OF ESSENTIAL PUBLIC FACILITIES

Goal A: Consistency

Policies:

- A.1** Development review consistency between the county and other jurisdictions within the city should be coordinated.
- A.2** Identification of Essential Public Facilities. The Comprehensive Plan should identify land for essential public facilities of city, countywide, or statewide significance, such as human service facilities, educational or solid waste handling facilities, transportation facilities, correctional facilities and in-patient care facilities.
- A.3** Siting Requirements:
 - a.** Siting requirements for County facilities within the urban areas should be jointly and cooperatively established with the City.
 - b.** Essential public facilities will not be located in Resource Lands or Critical Areas unless no feasible alternative site location exists, such as in the case of utility transmission facilities.
 - c.** Essential public facilities whose nature requires that they be sited outside cities or urban areas must be self-supporting and must not require the extension, construction, or maintenance of municipal services and facilities. Criteria should be established that address the provision of services when siting an essential public facility. Essential public facilities should not be located outside the City's urban areas unless the nature of their operations needs or dictates that they be sited in the rural area of the county.
 - d.** Essential public facilities shall be sited in places that enhance the region development strategy and that encourage their efficient use by the public.
- A.4** Regional Planning of Essential Public Facilities:
 - a.** The cities and the county should develop a cooperative and structured process which includes public involvement at an early stage, to consider siting of public facilities of a City, Countywide, and Statewide nature, such as solid waste disposal, correctional, transportation, education and human service facilities.

- b. The Comprehensive Plan shall demonstrate how lands useful for public purposes are coordinated with the City.

A.5 Types and Process for Siting of Essential Public Facilities

- a. All jurisdictions should identify essential public facilities, including but not limited to:
 1. Utility corridors, sewer, water, power and communication facilities
 2. All transportation facilities
 3. Landfills/solid waste handling & disposal facilities
 4. Sewage treatment facilities
 5. Recreational facilities
 6. Schools
 7. Municipal facilities (city halls, fire stations, police stations, libraries and post offices)
 8. Parks
 9. State and local correctional facilities; and
 10. In-patient facilities
- b. All jurisdictions should establish a countywide process for siting essential public facilities of region-wide significance. This process will include:
 1. An inventory of needed facilities
 2. A method of fair share allocation of facilities
 3. Economic and other incentives to jurisdictions receiving such facilities
 4. A method of determining which jurisdiction is responsible for each facility
 5. A public involvement strategy; and
 6. Assurance that the environmental and public health and safety are protected
- c. Essential public facilities which are identified by the county, by regional agreement, or by state or federal government should be subject to the following process. When essential public facilities are proposed the local government(s) will:
 1. Appoint an advisory Countywide Project Analysis and Site Evaluation Committee composed of citizen members selected to represent a broad range of interest groups. It will be this committee's responsibility to develop specific siting criteria for the proposed project and to identify, analyze, and rank potential project sites. In addition, the committee shall establish a reasonable time frame for completion of the task.
 2. Ensure public involvement through the use of timely press releases, newspaper notices, public information meetings, and public hearings.
 3. Notify adjacent jurisdictions of the proposed project and solicit review and comment on the recommendations made by the Advisory Project Analysis and Site Evaluation Committee.
- d. The siting of any essential public facility requires that the facility location be compatible with area land uses. Local comprehensive plans and regulations will establish standards by which to judge and ensure such compatibility.

A.6 Fair Share Distribution

- a. All jurisdictions should strive to locate regional and essential public facilities so as to distribute them equitably countywide. No single community shall be required to absorb an undue share of the impacts of regional and essential facilities.

- b. In determining a local government's fair share of siting of public facilities, the Advisory Countywide Project Analysis and Site Committee should consider at least the following:
 1. Existing public facilities and their effect on the community.
 2. The relative potential for reshaping the economy, the environment, and the community character resulting from the siting of the facility.

NATURAL RESOURCE LANDS AND CRITICAL AREAS

Goal A: Consistency

Policies:

- A.1** Consistency between the county and other jurisdictions within the county regarding respective definitions and regulations of resource lands and critical areas; i.e., the definitions used by the cities and the county should be the substantially similar, while taking into account local differences and goals.

Goal B: Environmental Concerns

Policies:

- B.1** The City recognizes that a healthy economy which provides employment opportunities for diverse segments of the community are important to the quality of life in the area. The quality of life shall be protected by balancing environmental concerns with economic development.
- B.2** Groundwater should be identified and protected, including appropriate protection of aquifer recharge areas. Supplies of potable domestic water, irrigation water, and firefighting water should be ensured in the rural, suburban, and urban areas.
- B.3** Water rights are those rights defined in State Law, including RCW 90.03.010 and 90.44.035, as well as those rights subject to adjudication and determined pursuant to the water basin adjudication generally described as State of Washington v. Acquavella. Nothing in this document is meant or intended to interfere with that process, and there is no intent to make claims on water rights by this policy document.
- B.4** Maintenance of the quality of the City's environment through the existing environmental review process of State Environmental Policy Act (SEPA).
- B.5** The City should approve only those requests for land use activities (a) which would not result in an important wetland or fish and wildlife habitat conservation area being degraded, (b) which would not put its citizens or their property in positions of unacceptable risk with respect to floods or geological hazards, (c) which would not aggravate a geologically hazardous area, and (d) which would not harm a critical recharging area for aquifers that are used for drinking water.
- B.6** When reviewing land use activities, the City should utilize mitigating measures, if the measures adequately protect the critical area and people and property involved, so that desired land use activities can occur.
- B.7** Environmental review will have particular emphasis upon the protection of individual property rights and the customs and cultures of the region.
- B.8** Separation of natural resources lands of long-term commercial significance from incompatible uses, such as urban and suburban areas and rural settlements.

ECONOMICS

- A.1** Overall Economic Development Plan. The city will cooperate with the South East Economic Development Association (SEWEDA) in the preparation and implementation of the Overall Economic Development Plan. Other appropriate agencies, businesses, and individuals will be involved in the process.
- A.2** Countywide Economic Vitality - economic vitality and job development will be encouraged.
- A.3** Economic Development Strategies
Economic development activities will be implemented in a manner which supports quality of life and growth management strategy. This can be achieved by the following:
- a.** Recognizing that education and training, which produce a skilled work force, are essential to economic vitality.
 - b.** Basing the level of economic development activity on the ability to manage the resulting growth.
 - c.** Requiring non-resource based economic development activities to locate within designated urban areas or incorporated cities.
 - d.** Requiring economic development proposals to show how increased services and infrastructure support will be provided.
 - e.** Undertaking countywide and regional efforts to coordinate economic development activities.
 - f.** Ensuring that the economic development goals and policies of local Comprehensive Plans are compatible.

URBAN AREA

- A.1** The County, in cooperation with the city, should identify an urban area. This designation of an urban area beyond the existing limits of incorporation should be based on demonstrating that utilities and public services either already exist, or are planned for and can be effectively and economically provided by either public or private sources.
- A.2** Joint Review of Development Proposals. Development proposals and public projects within the urban area should be jointly reviewed by the County and City.
- A.3** The County should consider the use of joint lead agency status with the city, through the SEPA process to ensure coordination of activities.
- A.4** Final development approval will continue to reside with the County or areas outside of City limits.
- A.5** Development Regulations
- a.** Consistent development regulations and development standards should be adopted for urban areas.
 - b.** Consistent development regulations and development standards should be evolved through the comprehensive planning process.
 - c.** Development standards should address such improvements as street alignment and grade, public road access, right-of-way, street improvements, sanitary sewer, storm water improvements, power, communications, utilities, park and recreation facilities, and school facilities.
- A.6** Municipal Service Extension

- a. Urban services should be provided only within and not beyond the Urban Area. Such services include central sewage collection and treatment, public water systems, urban street infrastructure, and stormwater collection facilities.
- b. The PUD may provide water service beyond the urban area, if the service area is required by agreement through a Coordinated Water Supply Plan.
- c. The availability of the full range of urban government services will be subject to the annexation policy of the adjacent municipality. The timing of utility extensions into the urban area should be consistent with the adopted Comprehensive Plan and Capital Facilities Plan of the utility supplier.

A.7 Comprehensive Planning Responsibilities in the urban area

- a. Comprehensive planning within the urban area shall be accomplished on a joint basis between the City and County.
- b. All planning efforts in the urban area shall utilize a high degree of involvement and participation from the City and County may want to consider joint planning committees.

A.8 Urban Service Areas

All jurisdictions of Asotin County will jointly work to identify and address service areas and their impacts on City infrastructure.

A.9 Implementation

Implementing measures may include interlocal agreements, contracts, memorandums of understanding and joint ordinances, or a combination thereof.

DEVELOPMENT

A.1 Subdivisions and Development

- a. Subdivisions and development within the urban area should be orderly and coordinated between the city, County and utility service providers.
- b. Development and subdivisions in the urban area should be coordinated through joint review with the County and City according to the development standards and Comprehensive Plans developed for that urban area. The City shall enforce these standards in the permit review process.

A.2 Interlocal Agreements

The City, County, and Special Districts shall execute interlocal agreements to coordinate and manage growth in the urban area. Interlocal agreements may acknowledge and implement any uniform criteria for orderly annexation.

A.3 Density and Services

- a. Within the urban area, the forming of unincorporated enclaves of suburban density shall be planned and coordinated with the City.
- b. Municipal services should be extended by the city within the unincorporated urban area.
- c. Municipal services should not be extended outside of the urban area.

A.4 Development Impact Fees.

- a. A system of development impact fees should be developed and levied against all new development in order to assign a fair and proportionate share of future infrastructure within the urban area and other designated service areas.

- b. Other forms of financing for improvements related to urban growth are recognized, such as: Local Improvement District (LID) with established benefit areas. In areas where LID's exists, the levying of development impact fees may be duplicating payment for infrastructure. Land use actions may be subject to the condition of waiver of protest to its inclusion within these LID's to be formed for specific infrastructure directly associated with the proposed land use action. This condition shall be recorded with the approval of each land use action, annexation, or rezone and shall run with the land and be binding on successors and assigns of the benefited property.

A.5 Coordinated Development.

- a. Joint funding arrangements such as interlocal agreements should be adopted for an initial period after annexations of developed properties to address the County's loss of revenues and its capital facility expenditures prior to annexation. The City's obligations to provide capital facilities to the area annexed will also be addressed.
- b. All jurisdictions should participate in identifying needed regional services. All jurisdictions shall cooperate to identify adequate revenue sources and increasing financing mechanisms for regional services and infrastructure. Financing mechanisms may include increment financing or tax base sharing.
- c. All jurisdictions should coordinate bond elections for capital facility planning and financing.

A.6 Planned Unit Developments.

- a. Planned Unit Developments which include commercial and/or industrial uses in addition to residential uses shall be located in an urban area.
- b. The location of all PUD's shall be established to foster the efficient expansion and management of infrastructure and utilities and demonstrate compatibility with resource land uses. Mitigation fees may be assessed to compensate the cost of increased demands upon infrastructure, services and utilities.

A.7 All actions regarding new proposed activities, both public and private, should include observation of the planning areas, their associated goals and policies and the uses identified as appropriate within them.

HOUSING ELEMENT



HOUSING ELEMENT

INTRODUCTION

The Housing Element of the Comprehensive Plan should ensure the vitality and character of established neighborhoods.

The Housing Element includes the following components.

Includes an inventory and analysis of existing and projected housing needs Includes a statement of goals and policies, and provisions for the preservation, improvement, and development of housing, including single family residences Identifies sufficient land for housing, including, but not limited to government assisted housing, housing for low-income families, manufactured housing, multifamily housing, and group homes and foster care facilities; and Makes adequate provisions for existing and projected needs of all economic segments of the community

Housing represents a critical physical feature of the built environment, and the need for adequate housing for all residents of the community is important and can only be realized through a fair and open housing market.

INVENTORY AND ANALYSIS

EXHIBIT: 9 - Housing Inventory

Services to housing and to the residents within them comprise a major portion of City expenditures. Taxes on housing are a principal source of local government revenue. The availability and condition of housing within the City, therefore, is important in its long-term planning.

Real Estate Excise Tax Fund is a new fund titled Real Estate Excise Tax (REET) for the ¼ (0.25) % Real Estate Excise Tax monies to be deposited into a local municipal Capital Improvement Fund. The State of Washington is authorized to levy a real estate excise tax on all sales of real estate, measured by the full selling price, including the amount of any liens, mortgages and other debts given to secure the purchase at a rate of 1.28%.

Physical assessment of housing is necessary to get an understanding of problems individuals and families face now, and might expect to face in the future. In describing housing, information should be presented by number and kinds of housing units, number of owner or renter occupied units, location, condition, vacancy rates and supply.

There is a need throughout the region for more low-income housing, affordable senior housing, and housing for people with special needs. In addition, new high-income housing development would free up much needed moderate income and family housing units.

In the City of Asotin, the 2000 annual population 1,095 which was an increase of 11.6%. In 2010 annual population of 1,251 an increase of 14.2%. And in 2017 annual population of 1,295 an increase of 3.5%.

Early residential development within the city saw construction in the central portions of the city and closely aligned with the central business district. Subsequent development has been to the eastern and southern reaches of the area. The majority of undeveloped land within the corporate limits now lies in the southern portion of the city.

Residential lots within Asotin are small; therefore, most dwelling units are located on more than one lot. Most residential units have been placed so as to utilize at least 7,200 square foot residential grounds. More recent subdivisions show larger lot layouts. (Appleford Addition)

Income Range of Households

Widely accepted as the measure of housing affordability, housing costs that exceed 30% of the median family income is excessive. The following income brackets are based on public assistance programs in relation to the City's overall median income:

Very Low Income: Less than 50% of median less than \$14,350

Low Income: 50% to 80% of median \$14,350 to \$22,960

Moderate Income: 80% to 95% of median \$22,960 to \$27,265

Middle Income: 95% to 110% of median \$27,256 to \$31,570

High Income: greater than 110% of median greater than \$31,570

The following series of tables in this section provide information relative to the city and population and housing characteristics for occupancy and density, ownership, type and structure, income, vacancy and valuations.

2000 Census

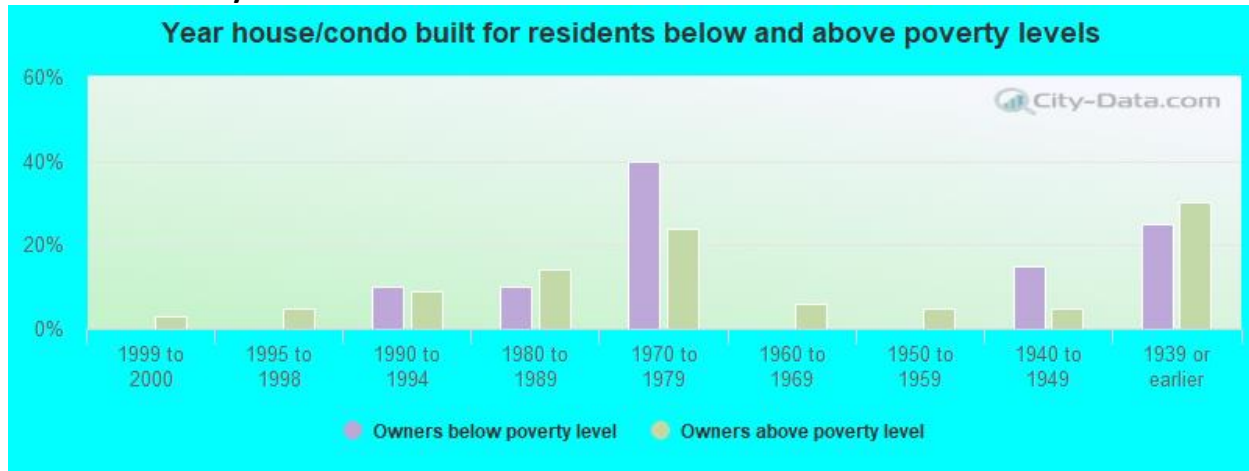
As of the census of 2000, there were 1,095 people, 419 households, and 321 families residing in the city. The population density was 1,040.1 people per square mile (402.6/km²). There were 440 housing units at an average density of 418.0 per square mile (161.8/km²). The racial makeup of the City was 97.08% [White](#), 0.18% [African American](#), 1.00% [Native American](#), 0.37% [Asian](#), 0.18% from [other races](#), and 1.19% from two or more races. [Hispanic](#) or [Latino](#) of any race were 1.55% of the population.

There were 419 households out of which 38.4% had children under the age of 18 living with them, 53.9% were married couples living together, 18.9% had a female householder with no husband present, and 23.2% were non-families. 19.3% of all households were made up of individuals and 9.1% had someone living alone who was 65 years of age or older. The average household size was 2.61 and the average family size was 2.96.

In the city, the age distribution of the population shows 29.3% under the age of 18, 6.5% from 18 to 24, 25.4% from 25 to 44, 24.6% from 45 to 64, and 14.2% who were 65 years of age or older. The median age was 39 years. For every 100 females, there were 88.8 males. For every 100 females age 18 and over, there were 81.3 males.

The median income for a household in the city was \$35,083, and the median income for a family was \$37,115. Males had a median income of \$34,844 versus \$21,063 for females. The [per capita income](#) for the city was \$15,257. About 16.4% of families and 19.4% of the population were below the [poverty line](#), including 30.2% of those under age 18 and 6.8% of those age 65 or over.

Table H-1 Poverty Levels



2010 Census

As of the [census](#)^[2] of 2010, there were 1,251 people, 500 households, and 352 families residing in the City. The [population density](#) was 1,191.4 inhabitants per square mile (460.0/km²). There were 537 housing units at an average density of 511.4 per square mile (197.5/km²). The racial makeup of the City was 93.5% [White](#), 1.0% [African American](#), 1.5% [Native American](#), 0.6% [Asian](#), 1.0% [Pacific Islander](#), 0.2% from [other races](#), and 2.2% from two or more races. [Hispanic](#) or [Latino](#) of any race were 2.2% of the population.

There were 500 households of which 33.0% had children under the age of 18 living with them, 51.6% were [married couples](#) living together, 13.2% had a female householder with no husband present, 5.6% had a male householder with no wife present, and 29.6% were non-families. 24.0% of all households were made up of individuals and 11.2% had someone living alone who was 65 years of age or older. The average household size was 2.50 and the average family size was 2.93.

The median age in the city was 41 years. 25.3% of residents were under the age of 18; 6.7% were between the ages of 18 and 24; 22.8% were from 25 to 44; 27.8% were from 45 to 64; and 17.6% were 65 years of age or older. The gender makeup of the city was 46.8% male and 53.2% female.

2013 Median Household Income:

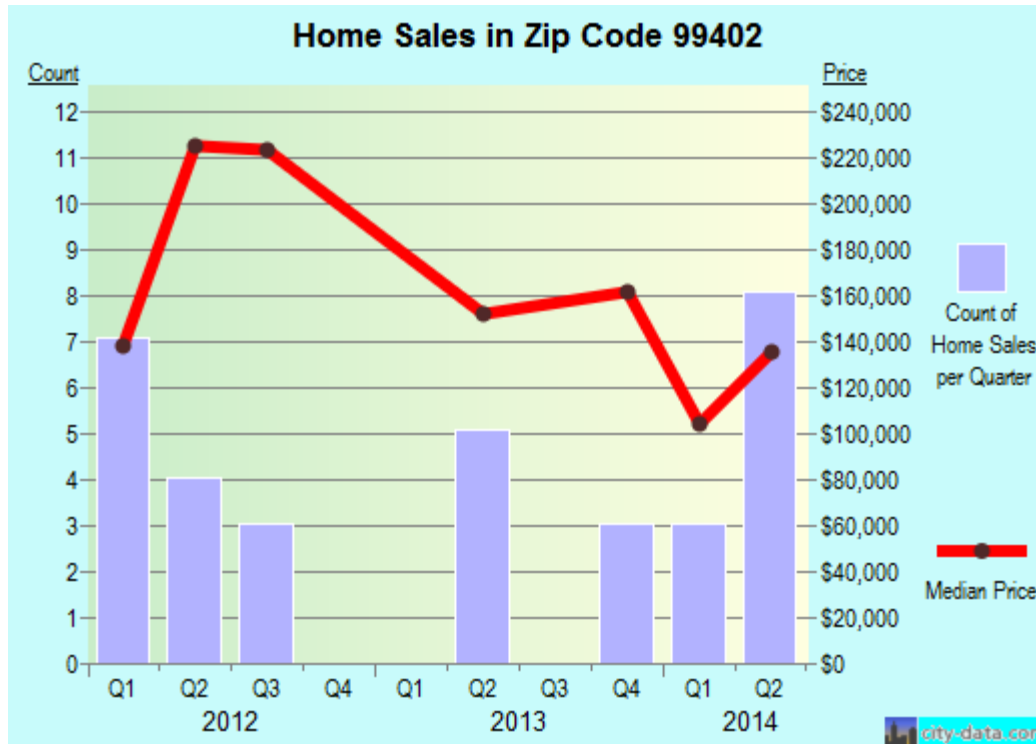
Median value of housing units with mortgages in 2013: This zip code: \$193,261

Median value of housing units with no mortgage in 2013: This zip code: \$172,360

Median price asked for vacant for-sale houses and condos in 2013: This zip code: \$138,346

Estimated number of vacant for-rent houses and condos in 2013: 17

Table H-2 Home Sales



Read more: <http://www.city-data.com/real-estate/ASOTIN-WA-99402.html>

2014 Building Inspector Hired
 BEING AN ORDINANCE OF THE CITY OF ASOTIN, WASHINGTON, ADDING CLASSIFICATIONS TO THE EXISTING SALARY RANGES TO ACCOMMODATE THE HIRING OF A BUILDING INSPECTOR AND BUILDING INSPECTOR I PER RCW 35.34.180

EXHIBIT: 10 – ORDINANCE 2014-779 CREATION OF BUILDING INSPECTOR POSITION

Building Activity
Since 2015 Total Number of Issued Permits: 147

2015 Population Projections

**Table H-3
20-Year and 25-Year Projections
Asotin**

OFM* Projection	Population		Residential Units*		Acreage	
	20-Year 2015	25-Year 2020	20-Year 2015	25-Year 2020	20-Year 2015	25-Year 2020
High	1,527	1,636	587	629	184	196
Medium	1,414	1,486	544	572	170	179
Low	1,343	1,393	517	536	161	168

*Assumes 1997 2.6 persons per household

Source: Washington Office of Financial Management, Population Projections Series.

**Table H-4
Housing Units Needed
Rural**

	2015	2020
10% Rural	172	224

Source: Office of Financial Management, Medium Population Projection, and 1997 Annual Housing

2016 Median Household Income:

Median gross rent in 2016: \$816.

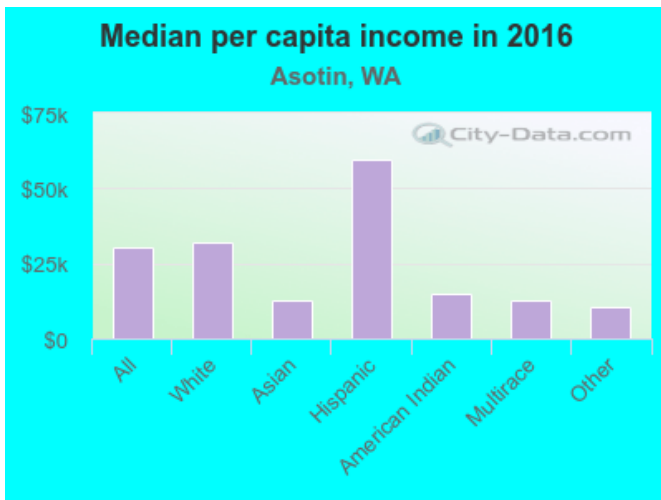
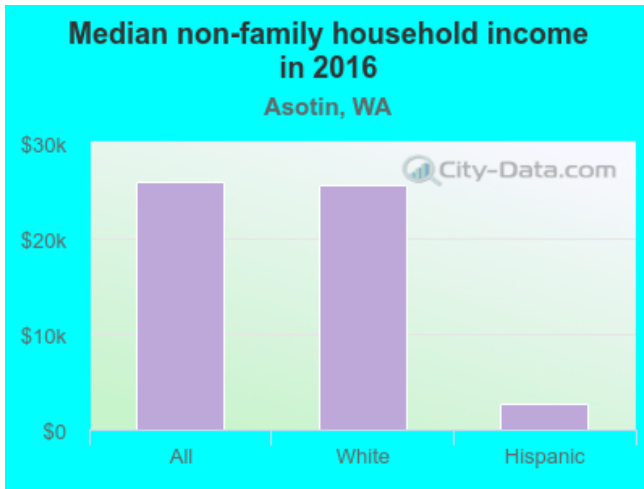
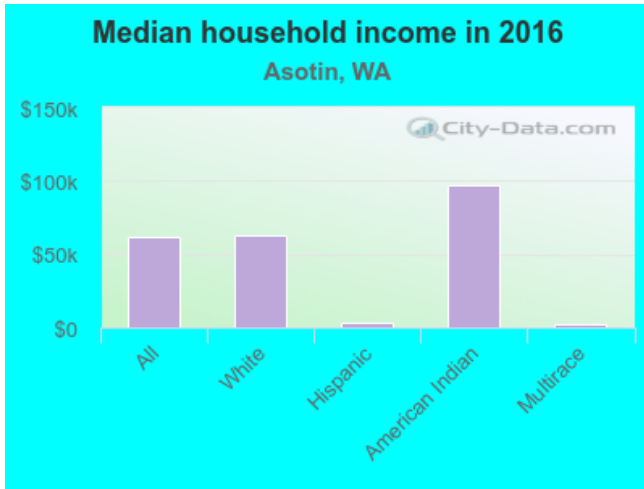
Estimated median household income in 2016: \$61,912 (it was \$35,083 in 2000)

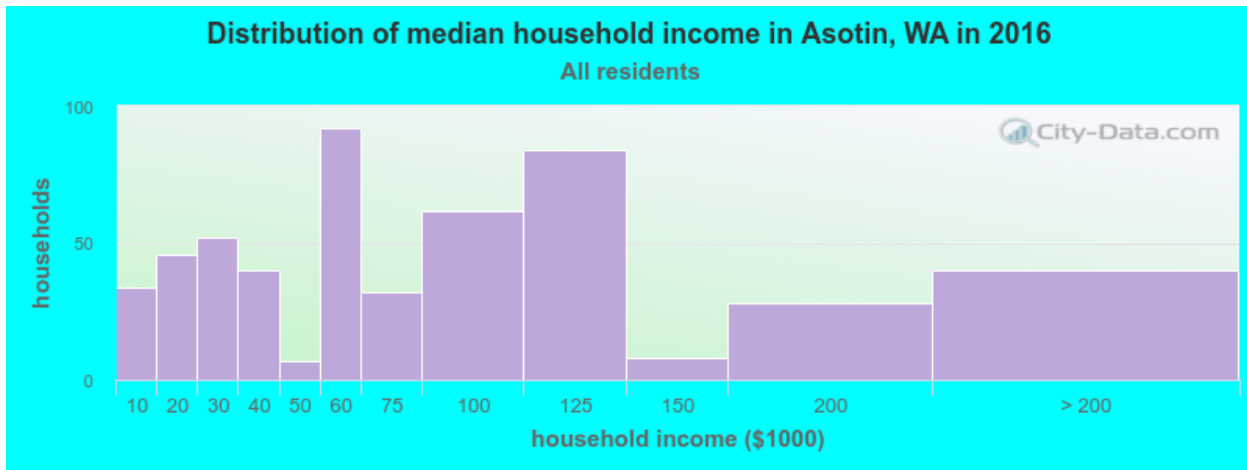
Estimated per capita income in 2016: \$30,378 (it was \$15,257 in 2000)

Estimated median house or condo value in 2016: \$269,878 (it was \$96,900 in 2000)

Percentage of residents living in poverty in 2016: 10.5% (7.9% for White Non-Hispanic residents, 52.5% for two or more racial residents)

Table H-5 Median Household Income 2016





2017 Demographics

Asotin, Washington is the 189th largest **City** in **Washington** based on official 2017 estimates from the US Census Bureau. The population density is 1252.45 people/mi² (483.57 people/km²). The overall median age is 43.7 years, 44.1 years for males, and 43.4 years for females. For every 100 females there are 92.5 males.

Based on data from the [American Community Survey](#), in 2017 there were households in the city, with an average size of 2.54 people per household.

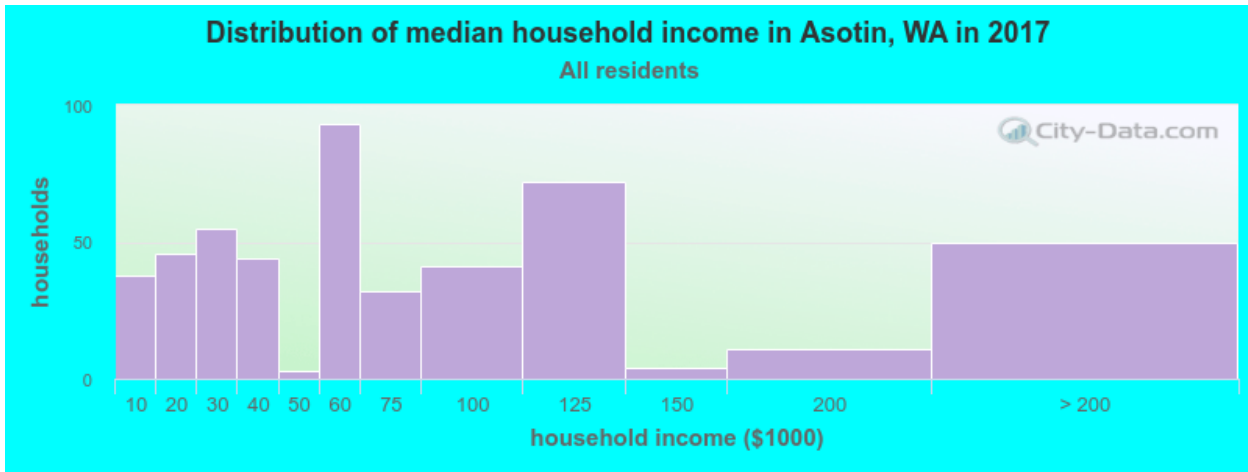
Population in 2017: 1,295 (100% urban, 0% rural). Population changes since 2000: +18.3% Males: 621 (48.0%) Females: 674 (52.0%) Median resident age: 43.8 years median age: 37.7 years

Estimated median household income in 2017: \$60,052 (it was \$35,083 in 2000) Estimated per capita income in 2017: \$30,211 (it was \$15,257 in 2000)

Estimated per capita income in 2017: \$30,211 (it was \$15,257 in 2000)

Median gross rent in 2017: \$806

Table H-6 Median Household Income 2017



Read more: <http://www.city-data.com/city/Asotin-Washington.html>

2019 Population, Income, Housing Demographics

The City of Asotin had a population of 1,406 as of July 1, 2019.

<https://washington.hometownlocator.com/wa/asotin/asotin.cfm>

March 2019 cost of living index in Asotin: 91.3 (less than average, U.S. average is 100)

Table H-7 Population, Income, Housing, Households, Growth Rate

POPULATION	
Total Population	1,406
Population in Households	1,406
Population in Families	1,164
Population in Group Qtrs.	0
Population Density	1,361
Diversity Index ¹	19

INCOME	
Median Household Income	\$57,067
Average Household Income	\$73,795
Per Capita Income	\$30,056
Wealth Index ³	92

HOUSING	
Total Housing Units	617 (100%)
Owner Occupied HU	427 (69.2%)
Renter Occupied HU	137 (22.2%)
Vacant Housing Units	53 (8.6%)
Median Home Value	\$380,488
Housing Affordability Index ²	80

HOUSEHOLDS	
Total Households	564
Average Household Size	2.49
Family Households	403
Average Family Size	3

GROWTH RATE / YEAR	2010-2019	2019-2024
Population	1.27%	1.33%
Households	1.31%	1.41%
Families	1.47%	1.35%
Median Household Income		2.51%
Per Capita Income		3.86%

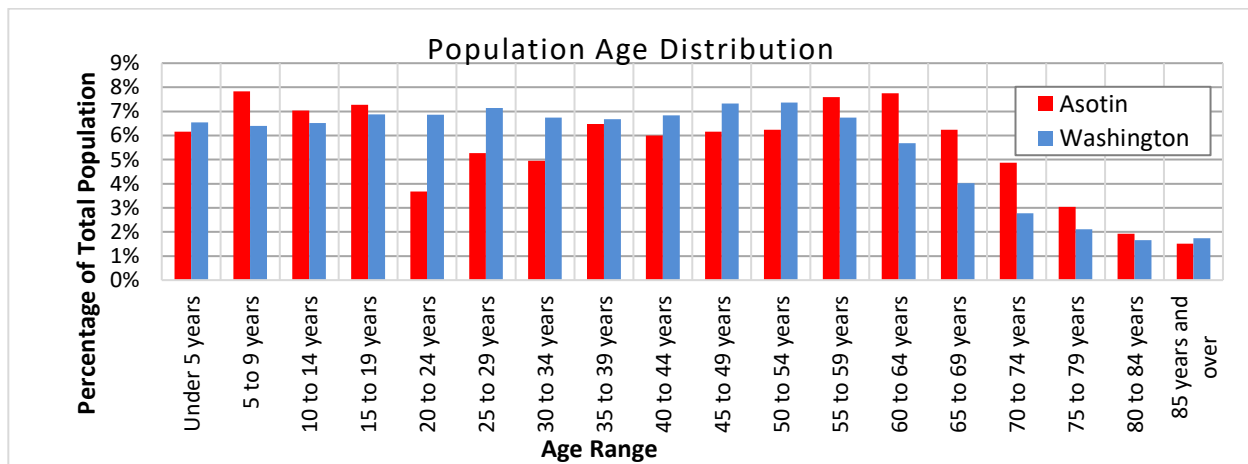
<https://washington.hometownlocator.com/wa/asotin/asotin.cfm#growth>

Community	2000 Population	2010 Population	% Change
Asotin	1,095	1,251	12.5%

Age Distribution of Population

The elderly requires special consideration in planning housing, transit, and social services. In addition, a large retired population will not require employment opportunities.

Table H-8 Population Age Distribution



In the **City**, the **age distribution** of the **population** shows 29.3% under the **age** of 18, 6.5% from 18 to 24, 25.4% from 25 to 44, 24.6% from 45 to 64, and 14.2% who were 65 years of **age** or older. The median **age** was 39 years.

Asotin, WA Housing Affordability Index is 80

State of Washington Housing Affordability Index is 95. The Housing Affordability Index base is 100 and represents a balance point where a resident with a median household income can normally qualify to purchase a median price home. Values above 100 indicate increased affordability, while values below 100 indicate decreased affordability.

Condition of Existing Housing Stock

There is evidence that some home owners are making continuous effort to improve their homes, yet other units have been let go for some time and are in need of expensive basic repairs. However, City employees have no authority to require homeowners to make expensive repairs.

Group Housing

Section 8 housing, there is great need for affordable housing throughout the city as a whole.

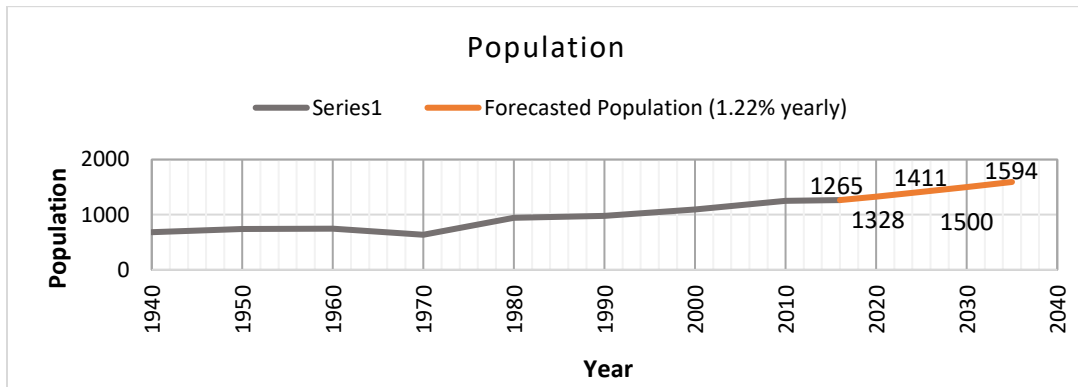
Historically Significant Housing

There are around 20 residences within the City that could be considered of historical significance.

Recent Development Patterns

It is because of the relatively lower value of residences and rental units in Asotin compared to other areas of the region, that families and individuals with lower incomes have raised the City’s population in the past five years. This trend is demonstrated in the increase from a historical average or fewer permits issued annually, to annual average residential building permits issued for new homes. It has been suggested that Asotin continue as it has in the past to provide affordable housing to all income levels. This suggested goal appears to be achievable into the future, based on past trends.

Table H-9 Population Forecasts



Housing and Land Use Population Projections

To provide a projection of residential units and residential land use, it is important to use the assumption that 6% of the units will also be built within the City [i.e., 6% of 8,620 units = 517 units].

To accommodate projected population increases at 20- and 25-year benchmarks, using the Office of Financial Management high, medium and low annual population intervals.

In the City, 92% of the residences are single detached units or mobile homes. These figures are used as an estimate only if all future units were detached. The use of multi-family units would lessen the acreage necessary, as would units that are mixed with commercial uses.

These figures should be used to approximate the need for additional homes over the coming twenty years. An additional 25% land area should be included so that market forces do not increase prices based on lack of availability to match market demand. These figures should not be considered hard numbers on which to base all future specific proposals. These figures provide a rough estimate for future housing needs.

Existing Residential Land Use

This includes single-family and multi-family structures, manufactured housing developments, and cooperative housing; it does not include transient housing such as campgrounds, or homes on operating farms.

Annexations

Asotin assumes that there will be an ongoing demand for developing lands outside present City limits for future residential uses. The City does not assume however the owners of land inside the unincorporated urban areas that are presently vacant yet ideal for residential use will convert their property from pasture lands to platted residential use. The City would like to continue to provide a wide variety of housing, including affordable housing.

FINDINGS AND CONCLUSIONS:

Element:

The housing element recognizes the vitality and character of established residential neighborhoods that:

- Includes an inventory and analysis of existing and projected housing needs
- Includes a statement of goals, policies, and objectives for the preservation, improvement, and development of housing
- Identifies sufficient land for housing, including, but not limited to, affordable housing, housing for low-income families, manufactured housing, multifamily housing, and group homes and foster care facilities; and
- Makes adequate provisions for existing and projected needs of all economic segments of the community

Inventory of Existing and Future Housing:

There are substandard housing units in the city. There is a need for rental units, including apartments, duplexes, and residences. Services to housing and to their residents comprise a major portion of City expenditures and taxes on housing are one source of local government revenue; therefore, the availability and condition of housing within the City is vitally important in long-term planning for the City. There is a wide variety housing types within Asotin, including manufactured housing and multi-family housing units. There is a wide variety of affordable housing within the city, including government assisted housing complexes for low-income families.

Provisions for Low-Income and Affordable Housing:

There is great need for affordable housing throughout the city as a whole.

GOALS AND POLICIES:

Goal A: Support thoughtful planning of new housing that will enhance tax base.

Objectives:

- A.1** Provide safe, decent and sanitary housing for all residents of the City of Asotin.
- A.2** Expands housing opportunities for senior citizens.
- A.3** Encourage the development of additional single-family housing units in the city.
- A.4** Promote the development of garden type apartments or condominiums within the corporate limits of the city.
- A.5** Integrate multi-family and manufactured housing units in a manner which will protect the amenities of the existing neighborhoods in the city.

Policies:

- A1.1** All residential housing units shall comply with standards developed in the City's zoning ordinance.
- A1.2** The Uniform Building Code will be the standard with respect to housing construction in order to assure safe, healthful living conditions.
- A1.3** All manufactured housing units shall bear a tag or seal of approval of the State of Washington or the U.S. Department of Housing and Urban Development.

Goal B: Ensure coordination and compliance with applicable state and federal regulations.

Objectives

B.1 The City of Asotin will coordinate its actions with respect to its affect upon housing.

Policies:

A.1 The City will coordinate its actions with respect to its affect upon housing.

A.2 Housing Types:

- a. A wide range of housing development types and densities will be encouraged and promoted. This will include multiple-family and special needs housing to provide affordable housing choices for all.

A.3 Manufactured Housing:

- a. Within the urban area, manufactured housing meeting the standards of the Manufactured Housing Code, not the Uniform Building Code, should be developed in the form of planned manufactured home parks or subdivisions. The city should provide location criteria and appropriately designated lands.

A.4 Multi-Family & Special Housing:

- a. The inclusion of all types of housing for individuals with special needs should be encouraged.
- b. Multi-family housing that meets the needs of all income levels should be encouraged.

A.5 Economic Development:

- a. The need for affordable housing will be part of the economic development strategy.
- b. City should consider innovative economic techniques and strategies for providing affordable housing.

Goal C: Inventory of Existing and Future Housing

Objectives:

B.1 Provide for the housing needs of the city.

B.2 Create a means to survey housing and housing problems in the future.

B.3 Quality residential growth; more specifically by involving landowners in the planning process early on.

Goal D: Plans for Preservation and Upgrade of Existing Housing Stocks.

Objectives:

C.1 Existing buildings brought up to safety code.

C.2 Maintenance of rental property and apartments.

C.3 Substandard housing should be strongly dealt with and resolved.

C.4 Civic pride programs should be encouraged by the City with a beautification committee for downtown business area and/or City properties

C.5 Property owners required to maintain lots and yards

Goal E: Provisions for Low-Income and Affordable Housing.

Objectives:

D.1 Maintenance and creation of rental property and apartments.

D.2 The City should become involved in affordable housing programs.

D.3 Encourage the construction of rental units.

D.4 Encourage the construction of affordable housing.

D.5 Provide updated comprehensive planning, development performance and subdivision ordinances to help the city meet requirements for federal and state.

CAPITAL FACILITIES ELEMENT



CAPITAL FACILITIES ELEMENT

INTRODUCTION

This Capital Facilities Element has been created to address the financing of capital facilities in Asotin. It represents the community's policy plan for the financing of the public facilities for the next 20 years, and includes a six-year financing plan (SIX-YEAR TRANSPORTATION IMPROVEMENT PROGRAM) [2019-2024] for capital facilities. Policies and objectives in this plan will be used to guide public decisions on the use of capital funds. They will also indirectly guide private development decisions by providing a strategy of planned public capital expenditures.

TABLE: CF-1 Six Year Transportation Plan

The City of Asotin has a six year transportation plan which includes the following roads:

**RESOLUTION 2019-652
AMENDED SIX YEAR TRANSPORTATION IMPROVEMENT PROGRAM FOR
JANUARY 1, 2019 TO DECEMBER 31, 2024**

PRIORITY	PROJECT NAME	DESCRIPTION	LENGTH/WIDTH/CLASS	COST
[1]	PED3 2 nd Street remove and Replace sidewalk Washington to Harding south side	Sidewalk	2,600 L.F.	\$542,000
[2]	C13 Memorial Bridge Rehabilitation	Railing, Deck, Etc.	100 L.F.	\$483,000
[3A]	P1 3 rd Street Chip Seal Cleveland to Filmore	Chip Seal	370 L.F. / 26' / Local	\$6,000
[3B]	P1 3 rd Street Chip Seal Washington to Jefferson St	Chip Seal	2,000 L.F. / 36' / Urban Local Access	\$50,000
[3C]	P1 3 rd Street Chip Seal Jefferson to Wilson St	Chip Seal	2,700 L.F. / 36' / Urban Local Access	\$70,000
[4]	PED1 SR-129 Replace Sidewalk Baumeister to Filmore (N. Side)	Sidewalk Replacement, Curb, Gutter, & Ped Ramps	1,010 L.F. / NA / Minor Arterial	\$189,000
[5]	PED1 SR-129 Remove & Replace Sidewalk / Filmore to SR-129	Sidewalk Replacement	830 L.F. / NA / Minor Arterial	\$81,000

TOTAL ESTIMATED CONSTRUCTION FOR SIX YEARS

\$1,421,000

BE IT RESOLVED, that the above program which will require an estimated \$1,421,000 total improvements in the ensuing six years, after having been reviewed in a public hearing held May 28, 2019.

This element has also been integrated with all other planning elements to ensure consistency throughout the Comprehensive Plan. The element specifically evaluates the City's fiscal capability to provide the public facilities necessary to support the other Comprehensive Plan elements.

The Capital Facilities Element of the Comprehensive Plan consists of the following components:
An inventory of existing capital facilities;

- Show the locations and capacities
- Forecast of future needs
- Proposed locations and capacities

Six-year plan to finance capital facilities with projected funding sources; and Reassessment of the Land Use Element to ensure that these elements are coordinated and consistent.

Each of these facilities have been inventoried by type, level of service, and cost by year in the Six-Year Capital Facilities Plan, 2019-2024.

Level of Service

Although Asotin is not required to formally establish Level of Service (LOS) standards for public facilities in the adopted Comprehensive Plan, the City has determined it should evaluate LOS standards for public facilities within their jurisdiction. A listing of these standards is provided.

Major Capital Facilities Considerations and Goals

The Capital Facilities Element is the mechanism Asotin uses to coordinate its physical and fiscal planning. This planning effort required ongoing communication and cooperation between various disciplines, including the City Engineer, Treasurer, Public Works, Building Inspector, and the City Council.

The Capital Facilities Element promotes efficiency by requiring the local government to prioritize capital improvements for a longer period of time than the single budget year. Long-range financial planning presents the opportunity to schedule projects so that the various steps in development logically follow one another, with regard to relative urgency, economic desirability, and community benefit. In addition, the identification of adequate funding sources results in the prioritization of needs, and allows the tradeoffs between projects to be evaluated explicitly.

The Capital Facilities Plan guides decision making to achieve the community goals as articulated in the Vision Statement. It identifies and establishes level of service standards for the City's capital facilities. This measurement will be important to ensure that the public facilities and services necessary to support new development occur concurrently. A level of service standard or LOS is a measurement of service to the public. It can be either a technical equation or an aesthetic rule of thumb which guides capital expenditures.

Concurrency ensures that the provision of urban public services will be present or funding is in place for capital facilities at the time development completion. This entire plan is tied to specific funding to assure that this plan is not a "wish list" nor a "think for today" plan on capital expenditures. In total, a Capital Facilities Plan is a good management technique to assure long range fiscal planning.

INVENTORY AND ANALYSIS

The inventory presented in this element provides information useful to the planning process. It also summarizes new capital improvement projects for the existing population, new capital

improvement projects necessary for the growth projected through 2024, and major repair, renovation, or replacement of existing facilities. The analysis of this information includes:

- Capital Facilities Program
- Definition of Capital Improvement
- Projection of Capital Facility Needs
- Prioritization of Projected Needs

Capital Facilities Program

The Capital Facilities Program within this element is a six-year financing plan for capital expenditures to be incurred each year. It sets forth each capital project which the jurisdiction plans to undertake and presents estimates of the resources needed to finance the project.

The Capital Facilities Program will reflect the goals, policies, and implementation strategy of the Capital Facilities Element. The first year of the Capital Facilities Program will be converted to the annual capital budget, while the remaining five-year program will provide long-term planning. Only the expenditures and appropriations in the annual budget are binding financial commitments. The projections for the remaining five years are not binding, and the capital projects recommended for future development may be altered or not developed due to cost or changing circumstances. The Capital Facilities Program is a six-year rolling plan that will be revised and extended annually to reflect changing circumstances.

Definition of Capital Improvement

This Capital Facilities Element is concerned with needed improvements which are of relatively large scale, are generally non-recurring high cost, and may require multi-year financing. The list of improvements has been limited to major components in order to analyze development trends and impacts at a level of detail which is both manageable and reasonably accurate.

Smaller scale improvements of less than \$2,500 in cost will be addressed in the annual capital budget as they occur over time. The criteria outlined below were adopted by Asotin for budgeting purposes, and have been adopted by the city for the sake of consistency.

For the purposes of capital facility planning, capital improvements are major projects, activities, or maintenance, costing over \$2,500, and require the expenditure of public funds over and above annual operating expenses. They have a life expectancy of more than 5 years and result in an addition to the City's fixed assets and/or extend the life of the existing capital infrastructure. They do not include capital outlay items such as equipment or capital expenditures of private or non-public organizations. Minor projects, activities, or maintenance costing less than \$2,500, are considered minor maintenance and are not a part of capital improvements.

Capital projects may include design, engineering efforts, permitting, environmental analysis, land acquisition, construction, major maintenance, site improvements, energy conservation projects, landscaping, initial furnishings, and equipment.

Real Estate Excise Tax Fund is a new fund titled Real Estate Excise Tax (REET) for the ¼ (0.25) % Real Estate Excise Tax monies to be deposited into a local municipal Capital Improvement Fund. The State of Washington is authorized to levy a real estate excise tax on

all sales of real estate, measured by the full selling price, including the amount of any liens, mortgages and other debts given to secure the purchase at a rate of 1.28%.

Typical publicly-owned City facilities and services include schools, parks, City government, fire and police protection (contract), library, water and sewer. In addition, there are private or semi-public community facilities and services such as churches, health facilities, electrical and telephone services, lodges and garbage disposal.

Public Facilities and Services

This category includes public facilities, public services, and transportation facilities. Public services have important health, safety, and aesthetic considerations associated with their location. Public administrative facilities provided by the city are located in City Hall, however other departments are located throughout the city. Future expansion of these existing facilities may be likely as is long-term use of them. The Asotin Cemetery would also be included in the public facilities.

2020 CAPITAL FACILITIES PROJECT LIST:

- Replacement of Public Work Vehicles – seek funding opportunity
- Replacement of Public Works Equipment – seek funding opportunities

Administration

The City Hall facility presently accommodates existing City services on 1/8 acres. Any need for additional operating space may be necessary in the future. Additional and/or newly constructed City office facilities should be sited and constructed with much forethought. It must provide for longevity and anticipated needed services into the future. New City facilities should be located to maintain accessibility and convenience to the public and to facilitate ease of business transactions.

Capital Assets Policies and Procedures

This policy is established to provide guidelines to ensure adequate stewardship over City resources through control and accountability of capital assets, and to collect and maintain complete and accurate capital assets information in the Capital Assets System.

EXHIBIT: 11 – CAPITAL ASSET POLICES AND PROCEDURES

Wastewater

The existing Level of Service standard for sanitary sewer is 100 gallons per capita per day.

**Table CF-2
Wastewater Flow Projections**

Forecast	Population Forecast	Wastewater Flow 20-year Projection
Low	93,300	gal/day
Medium	103,200	gal/day
High	113,700	gal/day

Source: Sewer Comprehensive Plan (preliminary data)

**Table CF-3
Wastewater Flow Projections
Asotin-Anatone Schools**

Forecast	2018	
Low	7400	gal/day
Medium	8200	gal/day
High	9000	gal/day

Source: Sewer Comprehensive Plan (preliminary data)

**Table CF-4
Wastewater Flow Projections
Commercial Establishments**

Forecast	2018	
Low	12,300	gal/day
Medium	13,600	gal/day
High	15,000	gal/day

Source: Sewer Comprehensive Plan. (preliminary data)

**Table CF-5
Wastewater Flow Projections**

Population Forecast	2018 Population Growth Scenario		
	Low [1,343]	Medium [1,486]	High [1,636]
Flow Projections [gpd]			
Population Based Flow	93,300	103,200	113,700
School Contributions	7,400	8,200	9,000
Commercial	12,300	13,600	15,000
Infiltration Allowance	6,100	6,800	7,500
Inflow Allowance	1,200	1,400	1,500
Total Projected Flow	120,300	133,200	146,700

*gallons per day

Source: Sewer Comprehensive Plan (preliminary data)

**Table CF-6
Wastewater Plan Alternatives**

Alternative	Total Costs
upgrade existing facility	\$1 - \$1.5 million
upgrade existing facility, add u.v. disinfection	\$1.5 - \$2 million
connect to City of Clarkston system	\$3.0 million

Source: Preliminary Engineering Estimates.

Table CF-7

Asotin Wastewater Treatment Plant Permit No. WA002818

Annual Treatment Facility Review Report (Wasteload Assessment)

Reporting Year: From: Jan 2020 to: Dec 2020 Design Parameters:

Max monthly design flow (dry): 0.14 mgd

Design Population Equivalent: 1650

Max monthly design flow (wet): 0.164 mgd

Present Population Served: 1330

Peak daily design flow: 0.24 mgd

Projected Population growth: 2%

Design Influent BOD loading: 330 lbs./day
Compliance with effluent permit limitation?Design Influent TSS loading: 330 lbs./day
x Yes No**Waste Water Treatment Plant**

Asotin currently operates an oxidation ditch wastewater treatment facility to meet the needs of its population. It is located in the northwestern portion of the city near the banks of Asotin Creek and the Snake River. In addition, the established facility, five septic tanks are operated within the city. There are also 11 sites which are hooked up to receive City water but not sewer.

In order to address additional growth between these communities along development corridors, the city believes that developing a regional approach wastewater management is the best alternative. This would also enable the region to address water quality issues, such as wellhead protection areas.

A gravity sewer collection system serves lands within the city. Lands which lie at steeper elevations are served by pumping wastewater from this area to the existing system.

Wastewater treatment is provided through an oxidation process at the treatment plant which was constructed in 1976. The design capacity of the City's treatment plant is to serve a population of 1,100 and an effluent flow rate of 110,000 mgd. Current average usage through the municipal sewer system per capita per day is 89 gallons. This facility includes a headwork's

with Grit and Rag removal, one aeration basin (volume 92,000 gallons), two secondaries (13,800 gallons), a UV chamber, control building with laboratory facilities. Influent flow is measured at the beginning of the plant. Effluent flows are measured using a 90-degree V-notch weir.

Effluent is discharged to the Snake River. The permit limits the City of Asotin effluent discharge to 0.110 million gallons per day. Related problem that most greatly affects Asotin wastewater facility planning is as follows:

- 85% TSS removal criterion governs
- High TSS concentrations
- Rated capacity controlled by present permit language
- Water quality criteria (surface water)
- In 1998, the city initiated an analysis to evaluate the treatment plant's design capacity for existing and future needs, and upgrade needs and effluent disposal options.

Potable Water

The primary source of water supply is provided from the Asotin's two individual wells. Groundwater is obtained from 2 wells. One is located on government lot 18 [Section 21, T10N, R46E] with a well depth of 539 feet and a capability of 800 gallons per minute. The other well is located on government lot 4 [Section 16, T10N, R46E] with a depth of 522 feet and discharge capability of 599 gallons per minute. Together, these wells have a rated capacity of 1,399 gallons per minute.

EXHIBIT: 12 – WATER RIGHT USAGE CONTRACT WATER SHUT OFF MAP WELL WATER MAP

The City's Comprehensive Water Plan outlines anticipated increases in water use as well as provides details on the water system and future water facility needs will be met. There is a total of 411 hook-ups, and it is anticipated that there will be an additional 150 customers over the twenty-year planning period.

Wellhead Protection Plan

The wells are manifolded together to a transmission pipeline. The pipeline alignment runs from approximately east and south to the City of Asotin where there are storage and disinfecting facilities. The City maintains two storage reservoirs of 550,000 and 1,000,000 gallons, respectively.

There are portions of urbanized areas in the county [possible areas of annexation] to the north. It is very costly to develop additional water distribution systems to certain areas of the urbanized county surrounding Asotin.

The county, city and the PUD should investigate feasible alternatives in providing water to these areas, if appropriate (e.g., Local Improvement Districts).

Stormwater Facilities

The city currently has a limited storm water drainage system. There are isolated drainage points along the North side of town (e.g. 3rd St, 1st St.) that feed to the Snake River.

There is a sufficient amount of right-of-way dedicated for these facilities. Average rainfall is limited to approximately 13.21 inches per year and most rights-of-way are not paved nor are there many sidewalks or other impervious surfaces. The city will continue to coordinate stormwater facilities with pavement and sidewalk facility improvements and site plan measures as development occurs.

Solid Waste

The Naslund Sanitary services provides solid waste disposal services. This refuse is taken to the Asotin County Sanitary Landfill located approximately five miles away on County Road 128 at the intersection of Evans Road, Asotin [toward Peola].

There is a monthly charge for this service, and the property owner is responsible for siting refuse containers along the established pick-up route. It is not mandatory that residents subscribe to this service. The existing capacity of the landfill is 874,000 tons, and has an expected lifespan of 23 years.

The Department of Ecology had listed the landfill site in Asotin County as a confirmed and suspected contaminated waste site. However, that is not to say that agricultural chemicals and industrial solvents have not been disposed of indiscriminately.

The potential exists for serious contamination of water supplies and streams in areas that are not properly controlled. The city and county have been working with state and federal resources to consider siting of hazardous wastes.

Transportation

Asotin is served by a series of public rights-of-way, including both city- and county-owned and maintained streets and alleys. This system amounts to 66 acres of streets. See Asotin Transportation Plan 05-11-2017 for Capital Improvements Plan (Roadway Capital Projects) and for Capital Improvement Plan (Roadway Preservation Projects)

Fire Protection

The existing Level of Service standard for fire suppression reserve is 200 gpm over a 90-minute period.

EXHIBIT: 13 - FIRE HYDRANT MAP

The City of Asotin has a volunteer Fire Department which provides service to the areas in the city limits. The station is located on .2 acres. The Fire Department consists of 1 structure apparatus, 1 Brush Truck, and 10 volunteers. However, a Mutual Auto Aid Pact has been implemented into the City's fire protection plan so as to provide the highest level of service as possible. This includes Asotin, Clarkston, Lewiston, Asotin County Fire District #1 and Clearwater Paper, Inc. Part of this mutual aid has provided the city with an additional structure apparatus and an additional brush truck.

The existing method of fire protection has met the needs in the past and is estimated that it will continue to do so into the immediate future, with required maintenance and purchase of updated equipment necessary in the near the future. In addition, the number of volunteers at the national level has decreased dramatically and continues to decline, this will have to be examined in order to determine if additional help is necessary. Methods of operation and equipment should be examined frequently in order to ensure efficient fire protection for the city now and in the future.

2020 CAPITAL FACILITIES PROJECT LIST:

Build new fire station in the City of Asotin-Due to facility not meeting minimum federal requirements for fire department.

- no separation of training / turn out area and apparatus bay.
- minimum door height does not allow for future upgrades of apparatus.
- Bathroom not to ADA requirements
- No shower / Decon area
- Not enough room inside for upgrades of existing equipment.
- Risk assessment by insurance rated building substandard due to roof leaks, inadequate storage, cement walls deteriorating.

Police Protection

The Asotin Police department currently operates with 1 Chief and 1 part time Reserve. Asotin County Sheriff's Office provides police services on an emergency basis when City officers are unavailable.

2020 CAPITAL FACILITIES PROJECT LIST:

- Replacement of Police Vehicles

Asotin participates in an Enhanced 911 through Whitcom Dispatch center, allowing immediate responses to the origination point of 911 calls even without the person identifying themselves or speaking with the dispatcher.

City of Asotin Municipal Court

The City of Asotin formally established the operation of the Asotin Municipal Court as authorized by RCW 3.50 in January 2017. The City of Asotin opened the Asotin Municipal Court on January 9, 2017. Todd Richardson is the Judge and will be holding court in the Asotin City Council Chambers. The City of Asotin attorney is the Prosecuting Attorney and there are multiple public defenders. Municipal Court handles all misdemeanor cases as well as local code violations.

The County provides jail and juvenile facilities. Adult Offenders from the City are transported to Asotin County Jail in Clarkston, and Juveniles are housed at the Juvenile detention center in Lewiston through contract with Asotin County.

As the population in the city grows, it is desirable to analyze the efficiency of the police protection system in order to continue to provide a safe and healthy environment.

Parks and Recreation

The area provides a vast array of recreational opportunities for the avid out of doors individual. Among these are water sports, fishing, hunting, winter sports, camping and picnicking. The city has a historic park, which is located to the south of the Second Street Bridge along Asotin Creek. This facility is one of the oldest parks in the area and is heavily utilized throughout the year.

**Table CF-8
Existing Parks LOS**

	Acres in Use	LOS per 1,000
<u>Recreational Lands</u>	11.5	
State parks	0	
Community Park	2.6	
<u>Open Space</u>	1	
Utilitarian	0	
100 yr floodplain	.5	
<u>Open Space</u>	0	
<u>Corridor</u>		
Alleys	1.5	
Streets	8	

Source: Asotin Public Works, 1998.

There is also Chief Looking Glass Park which is located on the Snake River. Asotin is known as the "Gateway to the Hells Canyon" which serves as an important attraction for visitors. In addition to the recreational facilities found in the immediate area, there are several park complexes in the nearby Clarkston-Lewiston area.

In addition, the school site for the Asotin-Anatone School District provides equipped playground and athletic field space.

The following are recommended standards for a level of service (LOS) the city should provide for recreation:

Neighborhood parks

1.6 acres per 1,000 residents;

Community parks

2.6 acres per 1,000 residents;

Regional parks

20 acres per 1,000 residents; and

Open space

25% of the total acres (includes public rights-of-way).

The present population is 1,269 residents and 380 more are expected over the coming 20 years. The City is in present need of increasing the provision of parks and recreational facilities. The city should determine the long-term availability of its present park as well as investigate a regional system of parks which at the city level should be coordinated in the future. In addition, federal and state parks in the city provide additional recreational opportunities for residents.

Library

Asotin participates in a countywide approach to library services through the Asotin County Rural Library District. The library is located in Asotin Anatone School and offers a variety of current periodicals, reference books, technical publications, and general reading materials. The School coordinates library services and planning efforts with the cities of Clarkston and Asotin County.

Public Schools

Schools in Asotin are a part of the Asotin-Anatone School District. The district serves the city and the surrounding unincorporated county. The district operates school complexes which contain facilities for grades K-12.

Enrollment for the Asotin-Anatone School District for the 2019-2020 school year is 611 students with a projected to decrease in the next 4 years. The staff is made up of 38 full time and 2 part time teachers, 2 principals, and 1 combined superintendent/sped director.

The school district maintains a library, 2 gymnasiums, football field, baseball and softball fields and tennis courts in addition to the instructional facilities. The football and track field adjoin the Chief Looking Glass Park which gives it a very pleasant setting.

School bus ridership is met by 6 buses with 30% ridership coming from outside the city limits. It is essential to the City that the safety of children be ensured through effective transportation methods, such as turnouts and visibility improvements.

Additional capital facilities and ongoing maintenance improvements are projected to ensure sufficient classroom space for the growing population in the future.

The relationship between the provision of school services and the ongoing development pattern of the City should be closely coordinated between the district, and the City comprehensive plans', respectively.

Table CF-9 2020 Enrollment Projections

Basic Ed Enrollment Projections					
Updated Feb 2020					
Grade	2019-20	2020-21	2021-22	2022-23	2023-24
K	42.17	35.00	35.00	35.00	35.00
1	53.33	42.17	35.00	35.00	35.00
2	40.50	53.33	42.17	35.00	35.00
3	47.83	40.50	53.33	42.17	35.00
4	41.50	47.83	40.50	53.33	42.17
5	42.45	41.50	47.83	40.50	53.33
Total	267.78	260.33	253.83	241.00	235.50
6	53.33	42.45	41.50	47.83	40.50
7	47.17	53.33	42.45	41.50	47.83
8	44.85	47.17	53.33	42.45	41.50
Total	145.35	142.95	137.28	131.78	129.83
9	52.39	44.85	47.17	53.33	42.45
10	56.19	52.39	44.85	47.17	53.33
11	48.47	56.19	52.39	44.85	47.17
12	41.51	48.47	56.19	52.39	44.85
Total	198.56	201.90	200.60	197.74	187.80
K-12 Total	611.69	605.18	591.71	570.52	553.13
Changes from previous year	-13.81	-6.51	-13.47	-21.19	-17.39
We ended 2018-19 with 625.38 annual average					
The June Enrollment was 625.50					
The State requirement is to have K-3 at a student/teacher ration of 17 students to 1 to be fully funded. Asotin currently has 2 kindergarten classes.					

Health Care

The city does currently house the Asotin County Health District; however, private type of health care facilities is not present at this time. Other principal locations for medical clinics and hospital services are located in the cities of Clarkston and Lewiston. Moreover, the valley has several medical and dental labs which provide one-day turnaround for many laboratory tests. These services are located in the urbanized areas of the county. The close proximity of these large facilities and services adequately serve the current needs of the City.

Ongoing coordination between the Asotin County Public Health Department and private health care services should be encouraged to provide adequate health care for the city as may be needed in the future.

Projection of Capital Facility Needs

This brief description of each of the capital improvement projects, indicates whether the project is needed to correct existing deficiencies or address projected needs, and provides an estimate of the total project costs. The year in each column indicates when the projects must be completed in order to maintain the adopted level of service standards for the respective facilities.

Prioritization of Projected Needs

The identified capital improvement needs were developed by the city staff and adopted by the City Council. The following criteria were applied informally in developing the final listing of proposed projects.

Economic Considerations

- Potential for Financing
- Impact on Future Operating Budgets
- Timeliness of Opportunity
- Benefit to Economy and Tax Base

Service Considerations

- Safety, Health, and Welfare Factors
- Environmental Impact
- Effect on Quality of Service

Feasibility Considerations

- Legal Mandates
- Citizen Support

Consistency Considerations

- Goals and Objectives in Other Elements
- Linkage to Other Planned Projects
- Plans of Other Jurisdictions

Cost Estimates for Projected Needs

Cost estimates in this element were presented in 2019 and were derived from various federal and state documents, published cost estimates, records of past expenditures, and information from private contractors. The Capital Facility Plan for Asotin will be developed based on the following analyses:

- Current Revenue Sources
- Financial Resources
- Capital Facilities Policies
- Method for Addressing Shortfalls

Current Revenue Sources

The tables below illustrate the existing and projected distribution of revenue sources for Asotin. Asotin's source of revenue has and is projected to remain consistent with the following percentages.

Table CF-10
Revenues and Expenditures

Fund	Revenue	Expenditure
Current Expense 001	\$559,805.00	\$559,805.00
EMS 101	\$54,000.00	\$54,000.00
Streets 103	\$1,132,355.00	\$1,132,355.00
Cemetery 105	\$4,905.00	\$4,905.00
REET Capt Improv 106	\$9,000.00	\$9,000.00
Stadium/Conv 107	\$110.00	\$110.00
Parks 121	\$38,352.00	\$38,352.00
Community Center 122	\$4,000.00	\$4,000.00
Asotin Days 123	\$790.00	\$790.00
Fire Department 125	\$70,000.00	\$70,000.00
Building Dept 126	\$25,200.00	\$25,200.00
Fire Dept Bld Reserve 300	\$0	\$0
Marina Capt Proj 301	\$0	\$0
Water 401	\$337,150.00	\$337,150.00
WWTP/Sewer 402	\$443,200.00	\$443,200.00
Stormwater 403	\$249,200.00	\$249,200.00
Water/Sewer Reserve 408	\$12,450.00	\$12,450.00
Water Debt Service 410	\$9,700.00	\$9,700.00
Water Construction 411	\$139,000.00	\$139,000.00
WWTP Debt Serv 413	\$9,500.00	\$0
Cemetery Trust 601	\$0	\$0
Total	\$3,098,717.00	\$3,089,217.00

Source: Asotin 2019 Adopted Budget

Financial Resources

To ensure that the city is using the most effective means of collecting revenue, the city inventoried the various sources of funding currently available. Financial regulations and available mechanisms are subject to change. Furthermore, changing market conditions influence the city's choice of financial mechanism. Therefore, the city should periodically review the impact and appropriateness of their financing system.

The following list of sources includes all major financial resources available and is not limited to those sources which are currently in use or will be used in the six-year schedule of improvements. The list includes the following categories:

- Debt Financing
- Local Multi-Purpose Levies
- Local Single-Purpose Levies
- Local Non-Levy Financing Mechanisms
- State Grants and Loans
- Federal Grants and Loans

Municipal Research procedures “A Revenue Guide for Washington Cities and Towns” which contains information on the major revenue sources (and many of the minor ones) available to cities for general government purposes.

<http://mrsc.org/getmedia/d3f7f211-fc63-4b7a-b362-cb17993d5fe5/Revenue-Guide-For-Washington-Cities-and-Towns.pdf.aspx?ext=.pdf>

Debt Financing:

Short-Term Borrowing

The extremely high cost of many capital improvements requires local governments to occasionally utilize short term financing through local banks.

Revenue Bonds

Bonds financed directly by those benefiting from the capital improvement. Revenue obtained from these bonds is used to finance publicly-owned facilities. The debt is retired using charges collected from the users of these facilities. In this respect, the capital project is self-supporting. Interest rates tend to be higher than for general obligation bonds, and issuance of the bonds may be approved without the voter referendum.

Industrial Revenue Bonds

Bonds issued by a local government, but actually assumed by companies or industries who use the revenue for construction of plants or facilities. The attractiveness of these bonds to industry is that they carry comparatively low interest rates due to their tax-exempt status. The advantage to the jurisdiction is that the private sector is responsible for retirement of the debt.

General Obligation Bonds

Bonds backed by the value of the property within the jurisdiction. Voter approved bonds increase property tax rate and dedicate the increased revenue to repay bondholders.

Local Multi-Purposes Levies

- Ad Valorem Property Taxes
- Business and Occupation Tax
- Local Option Sales Tax
- Motor Vehicle Excise Tax
- Utility Tax
- Real Estate Excise Tax
- Motor Vehicle Fuel Tax
- Transportation Benefit District

The valley-wide transit system provides public transportation in the Lewis Clark Valley. Moving across state borders, the Lewiston Transit System of Lewiston, Idaho and Asotin County Public Transportation Benefit Area of Clarkston, Washington, are working together to connect people with their communities. The source of funding is a combination of local option tax supported by the voters and state motor vehicle fuel tax.

Local Single-Purpose Levies:

Emergency Medical Services Tax

The City of Asotin created A Resolution of the City Council of the City of Asotin, Washington, of City of Asotin Providing for the Submission to the Qualified Electors of the City of Asotin at the Special Election to be Held on February 12, 2019, in Conjunction with the State Special Election to held on the Same Date, of the Proposition Authorizing a Permanent Levy of a Property Tax Not To Exceed \$.50 per \$1,000 of True and Assessed Valuation in Addition to its Regular Property Tax Levy, to be Levied Each Year Beginning in 2020 and to be Collected in each Succeeding Year to Provide Funds Required to Provide Emergency Medical Services and Ambulance Service. RESOLUTION 2018-634. This passed.

Local Non-Levy Financing Mechanisms:

Reserve Funds

Revenue that is accumulated in advance and earmarked for capital improvements. Sources of funds can be surplus revenues, funds in depreciation reserves, or funds resulting from the sale of capital assets.

Fines, Forfeitures, and Charges for Services

This includes various administrative fees and user charges for services and facilities operated by the jurisdiction. Examples are franchise fees, sales of public documents, property appraisal fees, fines, forfeitures, licenses, permits, income received as interest from various funds, sale of public property, rental income, and all private contributions to the jurisdiction. Revenue from these sources may be restricted in use.

User Fees, Program Fees, and Tipping Fees

Fees or charges for using park and recreational facilities, solid waste disposal facilities, sewer services, stormwater services, water services, and surface water drainage facilities. Fee may be based on measure of usage, a flat rate, or design features. Revenues may be used for new capital facilities, or maintenance and operations at existing facilities.

State Grants and Loans:

Community Development Block Grant

Grant funds available for public facilities, economic development, housing, and infrastructure projects which benefit low- and moderate-income households. These grants are distributed by the Department of Commerce primarily to applicants who indicate prior commitment to projects. Revenue is restricted in type of project and may not be used for maintenance and operations.

Community Economic Revitalization Board

Low interest loans (rate fluctuates with state bond rate) and occasional grants to finance infrastructure projects for a specific private sector development. Funding is available only for projects which will result in specific private developments or expansions in manufacturing and businesses that support the trading of goods and services outside of the state's borders. Projects must create or retain jobs. Funds are distributed by the Department of Community, Trade and Economic Development primarily to applicants who indicate prior commitment to projects. Revenue restricted in type of project and may not be used for maintenance and operations.

Historic Preservation Grants

On an annual basis, the state Office of Archaeology and Historic Preservation (OAHP) makes available grants to local historic preservation programs for four purposes: (1) historic preservation planning; (2) cultural resource survey and inventory; (3) nomination of properties to the National Register of Historic Places; and (4) public education and awareness efforts. To be eligible for grants, communities must be a Certified Local Government (CLG) as approved by OAHP. In addition, when funds are available, OAHP awards grants for acquisition or rehabilitation of National Register listed or eligible properties. Grant awards are predicated on the availability of funds and require a match.

Public Works Trust Fund

Low interest loans to finance capital facility construction, public works emergency planning, and capital improvement planning. To apply for the loans the county must have capital facilities plan in place and must be levying the original .25% real estate excise tax. Funds are distributed by the Department of Community, Trade and Economic Development. Loans for construction projects require matching funds generated only from local revenues or state shared entitlement revenues. Public works emergency planning loans are at 5% interest rate, and capital improvement planning loans are no interest loans, with a 25% match. Revenue may be used to finance new capital facilities, or maintenance and operations at existing facilities.

State Parks & Recreation Commission

Grants for parks capital facilities acquisition and construction. They are distributed by the Parks and Recreation Commission to applicants with a 50% match requirement.

Urban Arterial Trust Account (UATA)

Revenue available for projects to alleviate and prevent traffic congestion. Entitlement funds are distributed by the state Transportation Improvement Board subject to UATA guidelines and with a 20% local matching requirement. Revenue may be used for capital facility projects to alleviate roads that are structurally deficient, congested with traffic, or have accident problems.

Transportation Improvement Account

Revenue available for projects to alleviate and prevent traffic congestion caused by economic development or growth. Entitlement funds are distributed by the state Transportation Improvement Board with a 20% local match requirement. For cities with a population of less than 500 the entitlement requires only a 5% local match. Revenue may be used for capital facility projects that are multi-modal and involve more than one agency.

Centennial Clean Water Fund

Grants and loans for the design, acquisition, construction, and improvement of Water Pollution Control Facilities, and related activities to meet state and federal water pollution control requirements. Grants and loans distributed by the state Department of Ecology with a 50%-25% matching share. Use of funds is limited to planning, design, and construction of Water Pollution Control Facilities, stormwater management, ground water protection, and related projects.

Water Pollution Control State Revolving Fund

City of Asotin Comprehensive Plan 2020

Low interest loans and loan guarantees for water pollution control projects. Loans are distributed by the state Department of Ecology. The applicant must show water quality need, have a facility plan for treatment works, and show a dedicated source of funding for repayment.

Federal Grants and Loans:

TEA-21 Surface Transportation Program

Revenue available for construction and reconstruction improvements to arterial and collector roads that are planned for by an MPO, RTPO, Washington State Department of Transportation, and the Federal Highway Administration. Funds are distributed by Washington State Department of Transportation with a 16.87% local match requirement.

TEA-21 provides grants to public agencies for historic preservation, recreation, beautification, and environmental protection projects related to transportation facilities. These enhancement grants are administered by the state Department of Transportation and regional transportation planning organizations (TPOs).

Revenue available for improvement at specific locations which constitute a danger to vehicles or pedestrians as shown by frequency of accidents. Funds are distributed by Washington State Department of Transportation from a statewide priority formula and with a 10% local match requirement.

Revenue available for non-highway and public mass transportation projects. Funds are distributed by Washington State Department of Transportation.

Federal Aid Emergency Relief

Revenue available for restoration of roads and bridges on the federal aid system which are damaged by extraordinary natural disasters or catastrophic failures. Local agency declares an emergency and notifies the Washington State Department of Transportation. Upon approval entitlement funds are available with a 16.87% local matching requirement after 180 days following event. Up to 180-day time limit funds are provided by federal and state agencies at 100% allocation.

Capital Facility Strategies

In order to realistically project available revenues and expected expenditures on capital facilities, the city must consider all current policies that influence decisions about the funding mechanisms as well as policies affecting the city's obligation for public facilities. The most relevant of these are described below. These policies were the basis for the development of various funding scenarios.

Mechanisms to Provide Capital Facilities:

Increase Local Government Appropriations

The city will investigate the impact of increasing current taxing rates, and will actively seek new revenue sources. In addition, on an annual basis, the city will review the implications of the current tax system as a whole.

User Charges and Connection Fees

User charges are designed to recoup the costs of public facilities or services by charging those who benefit from such services. As a tool for affecting the pace and pattern of development, user fees may be designed to vary for the quantity and location of the service provided. Thus, charges could be greater for providing services further distances from urban areas.

Level of Service Standards

Level of service standards are an indicator of the extent or quality of service provided by a facility that are related to the operational characteristics of the facility. They are a summary of existing or desired public service conditions. The process of establishing level of service standards requires the city to make quality of service decisions explicit. The types of public services for which the city has adopted level of service standards will be improved to accommodate the impacts of development and maintain existing service in a timely manner with new development.

Level of service standards will influence the timing and location of development, by clarifying which locations have excess capacity that may easily support new development, and by delaying new development until it is feasible to provide the needed public facilities. In addition, to avoid over extending public facilities, the provision of public services may be phased over time to ensure that new development and projected public revenues keep pace with public planning. The city has adopted level of service standards for four public services.

Methods for Addressing Shortfalls

Asotin will not be able to finance all proposed capital facility projects. Therefore, it has clearly identified the options available for addressing shortfalls and how these options will be exercised. The city evaluates capital facility projects on an individual basis rather than a system-wide basis. This method involves lower administrative costs and can be employed in a timely manner. However, this method will not maximize the capital available for the system as a whole. In deciding how to address a particular shortfall the city will balance the equity and efficiency considerations associated with each of these options. When evaluation of a particular project identifies a short-fall the following options are available:

- Increase Revenue
- Decrease Level of Service Standards
- Decrease the Cost of the Facility
- Decrease the Demand for the Public Service or Facility

Six-Year Capital Facilities Plan

In addition to the direct costs for capital improvements, this section will analyze costs for additional personnel and routine operation and maintenance activities. Although the Capital Facilities Program does not include operating and maintenance costs, it is an important part of long-term financial planning. The six-year Capital Facilities Program for Clarkston was developed based on the following analyses:

- Financial Assumptions
- Projected Revenues
- Projected Expenditures
- Operating Expenses
- Future Needs

Financial Assumptions

The following assumptions about future operating conditions in the local government and market conditions were used in the development of the six-year Capital Facilities Program:

- The city will maintain its current fund accounting system to handle its financial affairs.
- The cost of running the local government will continue to increase due to inflation and other factors, while some revenues may decrease.
- New revenue sources, including new taxes, will be necessary to maintain and improve city services and facilities.
- Significant capital investment is needed to maintain, repair, and rehabilitate the City's aging infrastructure and to accommodate future growth.
- Public investment in capital facilities is the primary tool of local government to support and encourage economic growth.
- A consistent and reliable revenue source to fund necessary capital expenditures is desirable.
- A comprehensive approach to review, consider, and evaluate capital funding requests is needed to aid decision makers and the citizenry in understanding the capital needs of the city.

In accordance with the existing accounting system financial, transactions are recorded in individual "fund" accounts. Capital improvements will be financed through the following funds:

- General Fund
- Capital Improvement Fund (projects funded by bonds)
- Enterprise Fund

Capital Improvement Fund

City of Asotin Marina Capital Projects Improvement Fund was established in 2014. The City of Asotin shall create and establish a new and separate fund number 301 titled City of Asotin Marina Capital Project/Improvement Fund. The City of Asotin shall deposit Donations and Revenues into the new and separate fund number 301 titled City of Asotin Marina Capital Project/Improvement Fund. The City of Asotin shall expend monies designated from the City of Asotin Marina Capital Project/Improvement Fund funding expenditures from fund number 301 titled City of Asotin Marina Capital Project/Improvement Fund. Asotin currently levies the 0.25% real estate excise tax for use in the capital improvement fund.

Revenue by Fund:

General Fund

This is the basic operating fund for the city, however, historically a number of capital improvements have been financed through this fund. General Fund/Current Expense Fund generates the majority of its revenue from taxes and intergovernmental revenues. The current expense fund receives approximately 8.46% of the property taxes paid to the Asotin County Treasurer by our citizens.

General Fund/Current Expense Expenditures are an estimated outlay to be incurred. The General Fund/Current Expense Fund provides funding for several departments including finance, fire, police, judicial and parks.

EXHIBIT: 14 - 2020 BUDGET FUND EXPLANATIONS

Projected Revenues:

Projected Tax Base

The jurisdiction's tax base was projected to increase at a 6% annual rate of growth for the adjusted taxable value of property (including new construction). The jurisdiction's assessment ratio is projected to remain stable at 100%. This is important to the overall fiscal health of the city, although, capital improvements are funded primarily through non-tax resources.

Enterprise Fund

The revenue in this fund is used for the annual capital and operating expenditures for services that are operated and financed similar to private business enterprises. Solid Waste and Sewer are examples of Enterprise Funds.

The projected revenues depend upon income from user charges, connection fees, bond issues, state or federal grants, and carry-over reserves.

Paths and Trails Fund

These funds are obtained from .0005% of the state gas tax which is used for paths and trails construction and maintenance.

Projected Expenditures

For the purpose of this fiscal assessment, projected capital expenditures have been aggregated to include:

- The direct cost of scheduled capital improvement projects presently underway;
- Capital improvement debt service expenditures for outstanding and planned bond issues; and
- The direct cost of capital improvements identified in other plan elements.

Operating and Maintenance Costs

In addition to the direct costs of providing new capital facilities, the city will also incur increases in annual operating and maintenance costs. These are the recurring expenses associated with routine operation of capital facilities. The anticipated increase in annual operating and maintenance costs associated with the new capital improvements and operation costs will initiate in the year following completion of the capital improvement.

Not all of the needed capital improvements will result in increased operational costs. The most significant increases in operational costs are associated with expansion of facilities which require maintenance of mechanical fixtures, personnel costs, and utility costs.

Currently, total General Fund revenues and total operating costs financed from the General Fund are anticipated to rise proportionately, ensuring the city will have enough revenue to cover these expenses. However, it is important to evaluate the cost-effectiveness of operating future capital projects.

FINDINGS AND CONCLUSIONS

Element:

The Capital Facilities Plan element consists of:

- An inventory of existing capital facilities owned by public entities, showing the locations and capacities of the capital facilities;
- A forecast of the future needs for such capital facilities;
- The proposed locations and capacities of expanded or new capital facilities;
- At least a six-year plan that will finance such capital facilities within projected funding capacities and clearly identified sources of public money for such purposes; and
- A requirement to reassess the land use element if probable funding falls short of meeting existing needs and to ensure that the land use element, capital facilities plan element, and financing plan within the capital facilities plan element are coordinated and consistent.

Coordination

Asotin will coordinate the siting of essential capital facilities.

Inventory of Existing and Future Facilities and Capacity

The purpose of a facilities and services plan is to provide a means to measure existing facilities and services to indicate future needs according to projections.

The sewer system has sufficient capacity to meet existing needs, however, if future expansion of the system occurs in the unincorporated areas of the County, facility improvements will be necessitated due to the increased capacity demands.

Additional sidewalks are needed in the city to provide for safe routes to schools, shopping and parks.

Based upon a citizen survey, continued maintenance and enhancement of the City's recreational facilities should be a high priority.

Current school district facilities are being evaluated for their ability to adequately serve the future needs of our students.

Proposed Locations, Capacities of New Facilities

There is sufficient space within the present sewer system for future expansion needs.

Financing Plan to Meet New Facilities Requirements

Six-Year Street Plans are sometimes limited by available funds.

GOALS AND POLICIES

Community Facilities

Goal A: Provide adequate municipal facilities, utilities and services for all residents of the City of Asotin.

Objectives:

- A.1.** Support continual upgrading of Asotin's public service supply systems, including sewer, water, and stormwater.
- A.2** Provide methods to assure the continuation of good quality public services in the City.
- A.3** Encourage a citywide garbage pickup.
- A.4** Enforce City ordinances and development regulations at all times.

Policies:

- A.1.1** The City will promote patterns of development that will minimize the cost of public services and facilities.
- A.1.2** The City will develop a capital improvements program that is coordinate with the City's Comprehensive Plan.
- A.1.3** The City will ensure adequate financing of existing service levels, before new services are added.
- A.1.4** All developments within the corporate limits of the city will be served by public water and sewer.
- A.1.5** New utilities will be located underground.
- A.1.6** Additional costs for providing public services as a result of growth will be equally paid by existing development and new development.

Community Development

Goal A: Continue to preserve, protect and maintain the historical heritage of the City of Asotin.

Objectives:

- A.1** Support public and private efforts to retain historical sites and building in the city.
- A.2** Recognize historic buildings as an important community resource.
- A.3** Examine alternative uses for historic houses such as professional offices to maintain the visual character of historic Asotin.

Goal B: Create a pleasant and attractive appearance in the city through clean up and beautification efforts by individuals, business and government.

Objectives:

- B.1** Explore various types of volunteers, private and public efforts that will stimulate community clean-up activities.
- B.2** Examine alternative uses and incentives for maintaining and upgrading unsightly vacant lots.
- B.3** Clean-up standards should be encouraged and enforced through City ordinances.

Goal C: Enhance the quality of life in the City of Asotin by establishing and enforcing adequate nuisance control ordinances.

Objectives:

- C.1** Implement an effective animal control program ordinance for the City of Asotin.

- C.2** Enforce weed control ordinances.
- C.3** Support standards for advertising signs that are compatible with the City's character.

Goal D: Recognize and protect the natural features of the City of Asotin as important community resources.

Objectives:

- D.1** Create development standards that recognize and will protect for the future the views and vistas now enjoyed by all residents of Asotin.
- D.2** Revitalize and protect Asotin Creek.
- D.3** Protect and develop adequate public spaces.

Policies:

- D.1.1** Provide, when feasible, incentives for the preservation of historic resources that reflect the unique heritage of the city.
- D.1.2** Close coordination shall be maintained with the U.S. Army Corps of Engineers with respect to development at the mouth of Asotin Creek.
- D.1.3** Enforce an effective weed control program within the City limits.
- D.1.4** City currently has an effective dog control ordinance financed by user fees and fines.

Recreation

Goal A: Encourage public and private recreational opportunities for all residents and visitors in Asotin.

Objectives:

- A.1** Support the creation of new recreational programs for all age groups.
- A.2** Encourage the private sector to locate new recreational facilities in the city.
- A.3** Support the development of neighborhood mini-parks as growth occurs.

Policies:

- A.1.1** The City will support coordination between federal and state agencies and the City of Asotin on all plans for water oriented recreational development on public lands located in the city.
- A.1.2** The City will seek funding to revitalize and maintain the City Park.

Goal B: Sustain community facilities and services to meet existing needs and provide expansion into future development areas.

- B.1** Assure adequate street lighting for vehicular and pedestrian traffic safety throughout the city.
- B.2** Develop and improve the city's system of directional signs.
- B.3** Examine opportunities for Asotin to become part of a regional public transportation network.

Objectives:

- B.1.1** Continue to provide sewer, water and stormwater drainage systems in coordinating land use.
- B.1.2** Plan for cohesive development of sewer, water and stormwater drainage systems in the city.
- B.1.3** Utilize the church for a multi-purpose community center for the City of Asotin.

B.1.4 Encourage continued cooperation between City and County fire, police and emergency medical services.

B.1.5 Maintain the quality of City services at current levels.

Policies:

B.1.1. a Sewer, water and stormwater drainage systems should be required to coordinate un-serviced and newly developed areas with the city limits.

B.1.2.a The City should appoint a citizen's task force to examine the potential needs and funding sources for an all-purpose community center.

B.1.3. a The City shall maintain interlocal mutual aid agreements with the City for police and fire services.

B.1.4. a The City shall develop and maintain a Six-Year Capital Facilities and Transportation Improvement Program

Plan Implementation:

Implementation

The Six-Year Schedule of Improvements is the mechanism by which the city can stage the timing, location, projected cost, and revenue sources for the capital improvements identified for implementation. The Six-Year Schedule of Improvements is economically feasible within the target revenues discussed in the preceding sections of this element entitled Inventory and Analysis.

The distribution among years matches the years in which capital improvement work is planned in order to achieve or maintain the adopted level of service standards and measurable objectives for various public facilities.

The capital improvement projects listed are not inclusive of all anticipated capital improvement by facilities departments during this time period. Projects which exceed available target revenues are not included at this time. As additional revenues become available, these projects will be incorporated for implementation.

The planned expenditures and funding sources for each project from FY 2007-2012 are shown by year. Top priority is generally given to projects which correct existing deficiencies, followed by those required for facility replacement, and those needed for future growth.

Monitoring and Evaluation:

Monitoring and evaluation are essential in ensuring the effectiveness of the Capital Facilities Plan. This Plan will be annually reviewed and amended to verify that fiscal resources are available to provide public facilities needed to support adopted LOS standards and measurable objectives. The annual review will be the responsibility of Asotin's Planning and Finance Departments. The review will include an examination of the following considerations in order to determine their continued appropriateness and presented to the City Council for approval.

- Any corrections, updates, and modification concerning costs; revenue sources; acceptance of facilities pursuant to dedication which are consistent with the plan; or the date of construction of any facility enumerated in the plan
- The Capital Facilities Plan's continued consistency with the other City adopted land use plans

- The priority assignment of existing public facility deficiencies
 - The City's progress in meeting those needs determined to be existing deficiencies
 - The criteria used to evaluate capital improvement projects in order to ensure that projects are being ranked in their appropriate order of priority
 - The City's effectiveness in maintaining the adopted LOS standards and achieving measurable objectives
 - The City's effectiveness in reviewing the impacts of plans and programs of state agencies that provide public facilities within the City's jurisdiction
-
- The impacts of special districts and any regional facility and service provision upon the City's ability to maintain its adopted LOS standards or to achieve its measurable objectives
 - Efforts made to secure grants or private funds, whenever available, to finance the provision of capital improvements
 - The criteria used to evaluate proposed plan amendments and requests for new development or redevelopment
 - Capital improvements needed for the latter part of the planning period, for update of the Six-Year Schedule of Improvements

UTILITIES ELEMENT



UTILITIES ELEMENT

INTRODUCTION

This Utilities Element addresses utility services in Asotin. It specifically considers the general location, proposed location and capacity of all existing and proposed utilities, including, but not limited to electrical lines, telecommunication lines and natural gas lines. This element also identifies general utility corridors.

INVENTORY AND ANALYSIS

Electrical

This utility is provided by one entity: Avista.

EXHIBIT: 15 – ASOTIN POWER POLE MAP
STATE OF WA TIB GRANT AGREEMENT – LED AVISTA STREETLIGHT
CONVERSION.

Maps and a facility inventory from this entity designating the general location of proposed electric and gas utility facilities to reflect future additions and improvements required to serve local and regional needs within the city.

Map designations of the general location of proposed electric and gas utility facilities will apply to a general utility corridor area rather than to a specific site. The city will periodically consult with electricity and gas providers to obtain updated information and if necessary, revise the maps accordingly.

Avista provides existing Electrical and Gas facilities for Asotin. This map was completed and submitted to the City of Asotin in February 2020.

Natural Gas

Avista currently provides natural gas services to the City of Asotin. There are regional transmission lines and junction facility for service to the City of Asotin.

EXHIBIT: 16 – GAS LINE MAPS

Telecommunications

The two providers of traditional telephones services within the area is TDS Telephone and Sparklite. Fiber Optics to becoming to the City from TDS.

Since telecommunication services must be provided on a demand basis, its extension of service is not planned as a street system would be planned. Advances in technology for this industry are rapid, including cellular service entering into the City by many different providers. With the popularity of cellular telephone, the location of these cellular towers has become more and more necessary. The City of Asotin currently has One Cell Tower with telecommunications services with multiple providers.

American Tower Corporation – (ATC) located on City property at 800 Ridgeview St. Asotin, WA

Current Contract Terms:

Ground Lease Expiration Date – 11/22/2056 Base Rent - \$2,041.08/mo.

Base Rent Escalator - 3% per year

Next Escalation Date – 11/23/2019

Contract Guarantee - None

Other Utilities

Cable Television is provided to the City of Asotin area through CableOne/Sparklite, Inc.

EXHIBIT: 17 – ORDINANCE 2003-618 CABLEONE/SPARKLITE CONTACT

Other utilities such as water, sewer, stormwater, and solid waste are discussed within the Capital Facilities Element.

FINDINGS AND CONCLUSIONS

Element:

The Utilities Element consists of the general location, proposed location, and capacity of all existing and proposed utilities, including, but not limited to, electrical lines, telecommunication lines, and natural gas lines.

Inventory of Existing Utility Facilities

- Location of the distribution line for natural gas
- Electrical and telephone services are provided by public and private utility servers
- Telephone facilities have recently been upgraded

GOALS AND POLICIES

Intergovernmental Coordination

- The city will coordinate its actions on capital facilities and utilities with respect to the siting of essential public facilities.

Inventory of Existing and Future Facilities and Capacity

- Evaluate the needs of the city in regards to what services and facilities are being made available at the present time
- The city should on a regular basis identify and update expected expansion of City facilities and services, including budgeting
- Avoid approving new land uses where the necessary extension of City services and facilities are solely provided by current City residents
- Assess the needs of the city in relation to recreation opportunities
- Future recreational facilities should be owned as well as maintained by the city
- Preserve the safety of Asotin

- The city, on a regular basis, coordinate with the Fire Department to review and update the service level
- The city will encourage the school districts, on a regular basis review and update expected facilities and service needs, coordinated with City planning
- Program of recycling is encouraged
- Program regulating Open Burning to coincide with county

Proposed Locations, Capacities of New Facilities

- Extension of sewer and water facilities to areas in order to encourage industrial and commercial growth
- More community park and recreational facilities and services for all ages, including playground equipment and a community wading and/or swimming pool, and connection of the existing bike lane
- Coordinate City, County and State planning for multiple recreational uses.
- Improve fire protection
- Improve police protection
- Coordinate future planning with the school district and promoting improved knowledgeable involvement

Financing Plan to Meet New Facilities Requirements

- Provide adequate and efficient City services and facilities for present and future needs with a fair distribution of costs and benefits
- Future capital facilities maintenance plans and corresponding budgets should take into account expected expansion of all facilities and funding sources
- Ongoing review and amendment of the Capital Improvements Program (CIP) with priorities for future projects and actively seek relevant local, state, and federal funds for financing
- The City should coordinate regular analysis of sewer and water system capacity and budget provision for expected expansion
- The city should reassess the land use element of the Comprehensive Plan if probable funding falls short of meeting existing needs

Inventory of Existing Utility Facilities

- Evaluation of the needs of the city in regards to what utilities are being made available.

Outline of Proposed New Facilities Requirements

- Coordinate future planning with private utility servers, promoting improved, knowledgeable involvement.
- The city should encourage the expansion of natural gas lines to serve the city.

Electric Utility

- Designate the general location, proposed location and capacity of existing and proposed electric utility facilities.
- The existing electric utility facility locations will be periodically obtained from the serving utility, Avista.
- Maps and a facility inventory designating the general location of proposed electric utility facilities shall reflect future additions and improvements within the City required to serve local and regional needs.

- Map designations of the general location of proposed electric utility facilities will apply to a general utility corridor area rather than to a specific site.
- Formulate, interpret and apply development regulations so as to allow the timely development of electric utility facility additions and improvements.
- The City's plan for electric utility facilities will be formulated, interpreted and applied in a manner consistent with and complementary to the serving utility's public service obligations.
- Recognize these providers as a public service company regulated by the Washington Utilities and Transportation Commission and who is obligated to serve and provide the same level of service to all of its customers.
- Ensure that all elements of the Comprehensive Plan and implementing development regulations are consistent with and do not otherwise impair the fulfillment of the public service obligations imposed by federal and state law
- Decisions made by the city regarding electric utility facilities within the city will be made in a manner consistent with and complementary to regional electrical demands and resources.
- Additions to and improvements of electric utility facilities will be allowed to occur at a time and in a manner sufficient to serve planned growth.

The City of Asotin will process permits and approvals for electrical utility facilities in a fair and timely manner, and in accordance with development regulations that ensure predictability

TRANSPORTATION ELEMENT



TRANSPORTATION ELEMENT

INTRODUCTION

The Transportation Element has been developed to address the motorized and non-motorized transportation needs of the City of Asotin. This section includes a twenty-year policy plan and a six-year road improvement plan.

EXHIBIT: 18 – RESOLUTION 2019-652 – SIX-YEAR TRANSPORTATION PLAN

The Transportation Element has been integrated with all other elements to ensure consistency throughout the Comprehensive Plan. It specifically considers the location and condition of existing traffic circulation system; identified transportation problems; projected transportation needs; and establishes level of service standards by which improvements will be measured.

All development will be evaluated on the basis of concurrency, the availability of urban public service or financing for the urban public service to offset the "costs" of that development. This may require mitigation fees to offset the costs of development to transportation.

INVENTORY AND ANALYSIS

EXHIBIT: 19 – ASOTIN TRANSPORTATION PLAN

Transportation is a service that enables people to carry on activities in different locations. In planning a circulation system, the major concern is to design the system so that it will provide maximum accessibility between activities while giving high consideration to safety and cost.

The City's Six-Year Street Plan examines existing streets, condition, and traffic flow, in relation to priority projects for servicing. A circulation plan for Asotin should be implemented. Such a plan is concerned with all modes of travel and associated problems that enter into such a system, and includes recommendations that relate to future standards and locations of arterials and local streets.

The most important element to a circulation plan is the classifying of streets within the system as suggested by their function. This ordering serves to give a direction and rationale to all concerned with the system.

All development will be evaluated on the availability of public service or financing for the public service to offset the "costs" of that development. This may require mitigation fees to offset the costs of development to transportation.

The transportation element for the City of Asotin shows the general alignment and location of streets, proposed improvements to the street system and parking, pedestrian and bicycle safety measures. This plan addresses the following

- Inventory and Analysis of Existing Transportation System Conditions
- Future Needs and Alternatives of Future Transportation Needs; and
- Goals and Policies for Future Transportation

The Asotin road system consists of approximately 11.23 miles of asphalt roadway (including SR-129), 0.3 miles of concrete slab road (Second Street), and approximately 1.75 miles of unpaved surfaces for a total of 13.28 miles of roadway. Below shows the surface type distribution for Asotin's roads.

Table: T-1 Asotin Transportation System

Asotin Transportation System		
Surface Type	Miles	Percentage
Asphalt or BST	11.23	85%
Dirt or Gravel	1.75	13%
Concrete	0.3	2%
Total	13.28	100%

All roads within City limits are maintained by Asotin with the exception of SR-129 which is maintained by the Washington State Department of Transportation (WSDOT), and miscellaneous private roads.

Influence of Regional Traffic

Asotin is served by a series of public rights-of-way, including both city-and county-owned and maintained streets. This system amounts to 66 acres of streets.

EXHIBIT: 20 – RESOLUTION 2017-601 PARTICIPATION WITH MPO

Metropolitan Planning Organization

The federal government requires that a Metropolitan Planning Organization [MPO] be designated for each urban area of more than 50,000 population. This is accomplished through an agreement between the governor of the state and the units of general-purpose government.

The purpose of an MPO is to develop transportation plans, programs, and prioritized federal projects which will provide for the development of transportation facilities as part of a multi-modal transportation system in urbanized areas.

Although there are currently eight MPOs designated in Washington, it is a reasonable assumption that the Lewiston-Clarkston Urban Area will trigger the statutory population threshold during the 2000 Census.

In 2016, Lewis Clark Valley MPO (LCVMPO) funded the City of Asotin's request for the development of a City-wide transportation plan. The goal was to evaluate the existing transportation network within the City of Asotin, identify needs within the transportation system, and present a plan to address those needs.

A transportation plan assists in planning and designing efforts to enable safe access for all users of the transportation system including pedestrians, bicyclists, motorists, and transit riders of all ages and abilities. A transportation plan provides the framework for community leadership to how best to address changing community transportation needs, how to fund them, and

completing projects based upon the community's priorities and values. A transportation plan is a guide to be used to improve safety, and public health, while reducing transportation costs and traffic woes.

EXHIBIT: 21 – LEWIS CLARK MPO AGREEMENT REVISED 1/1/17

Natural Barriers

Surface waters, topography and other transportation systems create natural barriers to the traffic circulation system requiring special consideration when determining traffic volumes and expansions.

Parking

The only pertinent area to address parking would be within the ongoing platting of the City's area. Where appropriate, the City will encourage the installation of sidewalks to add further safety in these areas. This will be accomplished through the ongoing implementation of the Road Standards Ordinance and other pertinent development performance mechanisms.

Careful attention to vehicular parking areas is an important component of an adequate circulation pattern. All new developments should provide for necessary off-street parking facilities. Diagonal parking should be discouraged except in the Central Business District on Second Street between Cleveland and Filmore. Multiple use of existing parking areas such as the parking area of the marina should be encouraged. New parking areas are suggested for land not suited for other uses such as the space adjacent to the City's wastewater treatment plant.

EXHIBIT: 22 – ORDINANCE 2016-810 AMENDING PARKING SECTIONS

Pedestrian Traffic/Safety

Currently the City provides few sidewalks. A "Safe Route to School" study was conducted and implemented to assist with getting kids to school safely. Construction of needed sidewalks and research financial assistance for those not able to pay all or a portion of the improvements. Will be on-going project.

EXHIBIT: 23 – CITY STREETS AS PART OF STATE HIGHWAYS

Truck Route

The City has established a truck route to remove the heavy semi-trailer trucks off corridor of the central business district. State Highway 129 has been established as the route. This has resulted in a significant increase in heavy truck traffic which has impacted City Street surfacing. This type of impact should be considered in the future when other such uses are considered.

There is a noted problem with heavy truck traffic movement through the city. Despite the cost feasibility in justifying the project, City residents would like to see the rerouting of State Highway 129 so that it does not move through the city as is now the case. This is understandable when considering the heavy concentration of heavy machinery moving through a rural town setting. For the present and near future however, serious consideration must be given to controlling heavy traffic flows in Asotin in order to alleviate the potential of unsafe traffic conditions.

No overhead signalization (traffic lights) exists on State Highway 129. At the present time, stop signs comprise the total traffic control system for Asotin.

The general existing street pattern in the City of Asotin is compatible with the land use plan. The major emphasis of the Transportation Element is maintaining and improving the existing system. For the short term, the element recommends measures to control through truck traffic to the State Highway and major arterial streets. This route should be clearly marked and controlled by speed limits. Improvement and realignment of the intersection at First and Wilson Streets has been completed.

Poor visibility at intersections, especially at Third and Washington Streets, is a potential safety hazard. Steps have been taken to ensure clear line of sight at all intersections. The goal of the city is to get all City streets paved.

The city will continue to work with the Washington State Department of Transportation to seriously consider ways to either dramatically improve or relocate State Highway 129. Improvements are also needed along Baumeister Drive (County Road #108) and the Snake River Road (County Road #209). The city will continue to coordinate with the County to ensure these improvements are included in the City of Asotin Six Year Transportation Improvement Program. As new local streets are created to accommodate future development, they must be designed to enhance the present circulation pattern, such as adequate right-of-way and efficient emergency vehicle access.

Multimodal Transportation

The City of Asotin has no specific multimodal facilities within the city limits. However, there is close access to other types of multimodal transportation facilities in the area that can be accessed via Asotin and its current transportation network.

Public Transit Facilities

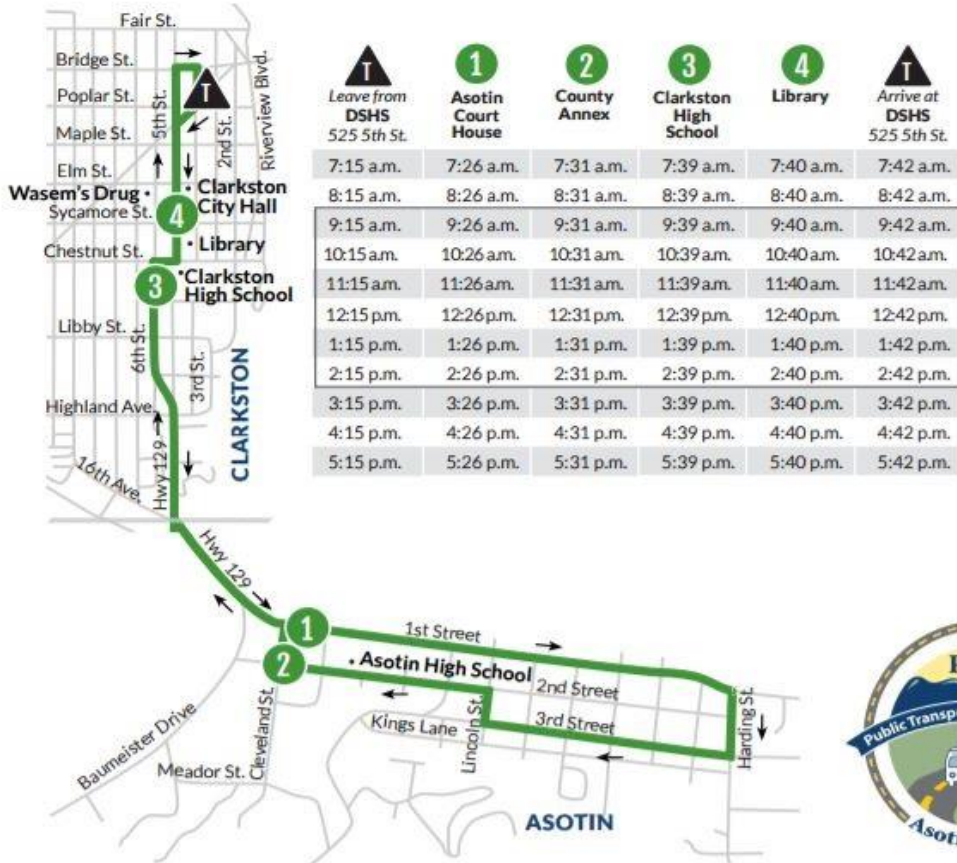
Asotin County Public Transit Benefit Area (PTBA) offers public transportation to individuals in Asotin, Clarkston, Clarkston Heights, and Lewiston, ID. The Green Line Route 1 (map shown below) provides transit service to the City of Asotin from 7:15 a.m. to 5:42 p.m. Monday through Friday and Saturday service from 9:15 a.m. to 2:42 p.m. A bus shelter is located at First Street and Cleveland Street. Benches are located at Third and Harding St., and Third and Lincoln Street. In 2016, the Green Line Route 1 transported 9,671 passengers, 2017-11,193; 2018-12,270; and 10,871 in 2019.

Table T-2 PTBA MAP

GREEN LINE ROUTE 1

Serving City of Asotin

MON.-FRI. 7:15 a.m. to 5:42 p.m.* SAT. 9:15 a.m. to 2:42 p.m.*



Pedestrian/Bicycle Trails

Asotin has an asphalt bicycle and pedestrian pathway through some of the city, primarily along SR-129 and First Street. The pathway runs along the Snake River and SR-129 north to connect with the City of Clarkston, WA. There are also conventional concrete sidewalks at various locations throughout the city.

Curbs, Sidewalks, Landscaping and Lighting

The City may provide curbs, sidewalks, landscaping, and lighting directly, and may regulate their provision and upkeep.

These features contribute to the safety and quality of neighborhood and downtown streets. The city has numerous streets in residential areas that do not have sidewalks, and the responsibility for maintenance is unclear.

EXHIBIT: 24 – RESOLUTION 2018-633 – SIDEWALK/STREET UPDATE

Mapping of Existing Circulation System

Maps identify the locations of the existing roadway functional types, and the pedestrian/bicycle trails or related facilities found in the city. Some of these transportation facilities do not exist in Asotin and were therefore not considered. In addition, traffic accidents, roadway deterioration, and congestion points should be mapped.

Transportation System

The circulation system for Asotin is based upon a hierarchy of function systems, ranging from local access roads to principal arterial. The designation of these roadways is based upon the travel densities, the trip length, the design standards [right-of ways and roadway widths] and consequently, their position in the transportation hierarchy. In Asotin traffic planning is primarily determined by the existing right of ways, topography, and existing and proposed traffic volumes.

In Asotin, where the land has been platted, most of the right of ways are 60 feet in width. Generally, this is sufficient for major and minor collector streets as well as local access roads. The effect of topography on transportation planning especially evident in the access routes to the area. The majority of the area, however follows a gridiron pattern which is adaptable to a flat terrain. Guidelines have been established in designating the roadway standards for Asotin.

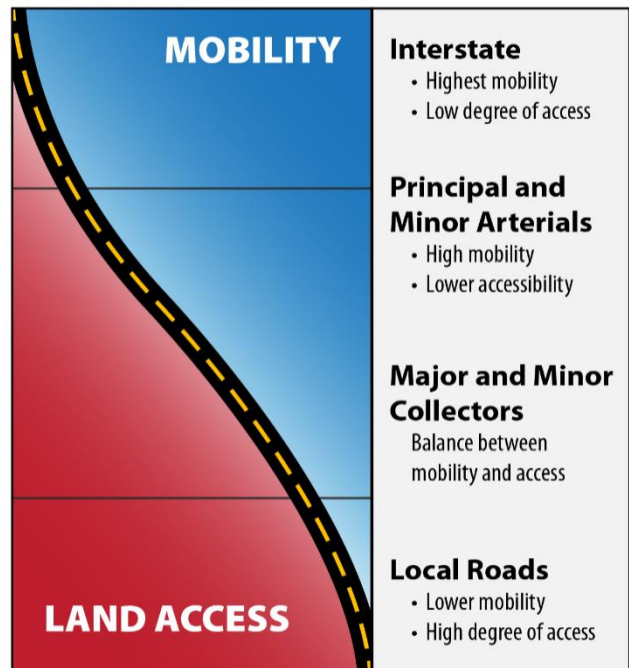
Roadway Classification

The City's streets were identified by type and the number of lanes was noted. The City used Transportation Improvement Board (TIB), Washington State Department of Transportation (WSDOT), and the Roadway Functional Classification System to ensure consistent determination of each type of roadway.

Table T-3 Functional Classification

The Functional Classification System is the process by which streets and highways are grouped into classes according to the type of service they are intended to provide. In simplistic terms, functional classification reflects a roadway's balance between providing land access versus providing point to point mobility. Generally, roadways fall into one of three broad categories: arterials, collectors, and local roads.

Historically urban and rural area functional classification designations differed from one another. In 2013 the Federal Highways Administration (FHWA) changed this policy such that there is no difference between urban and rural classification. The FHWA



functional classifications are explained below.

- Principal Arterial
 - Interstate
 - Other Freeways & Expressways (OF&E)
 - Other (OPA)
- Minor Arterial
- Collector
 - Major Collector
 - Minor Collector
- Local

Arterial: These roads have the highest speeds with the goal of providing a high level of mobility with limited access. They are more numerous than interstates and provide a connection between regional areas. Common characteristics of arterials are:

- Moderate to Long Distance
- High Speed
- High Traffic Volume (Can be multilane)
- Link between smaller communities
- Link communities to interstates

Collectors: Collectors gather traffic from local roads and connect them with arterials. They provide the most balance between access and mobility. In rural areas collectors are often divided into major and minor collectors. Common characteristics of collectors include:

- Moderate distance
- Moderate speeds
- Moderate to high traffic volumes

Local: Local roads, sometimes referred to as residential streets/roads within a city, primarily provide access to land and individual homes, but with limited mobility. Common characteristics of local roads include:

- Access to adjacent land
- Shortest distance
- Low speed
- Low volume

These classifications are what are officially recognized by FHWA and WSDOT. While a local jurisdiction such as Asotin may classify their own streets as collectors and arterials relative to local conditions, it is the official FHWA/WSDOT classifications outlined above that are utilized for funding and planning purposes.

The official Functional Classification of roads in Asotin was obtained from the WSDOT classification website. Most roads are classified as local and serve residential areas. Non-local roads within Asotin include Second Street, and a portion of Harding Street which are both

major collectors. Highway 129/First Street into Wilson Street and Baumeister Drive are classified as minor arterials. State Highway 129 is maintained by WSDOT. Classifications of non-local roads within Asotin are summarized below.

Table T-4

Functional Classification of Non-Local Roads	
Road	Jurisdiction
Minor Arterial	
Baumeister Drive	City of Asotin
SR-129	WSDOT
First Street	City of Asotin
Wilson Street	City of Asotin
Major Collector	
Second Street	City of Asotin

The map of existing functional classifications. Roads classified as major collector, minor arterial, and local are maintained by the City and are in their legal jurisdiction. Private roads are owned and maintained by their respective property owner(s). The city does not have any jurisdiction or responsibility to maintain private roads.

EXHIBIT: 25 – STREET INVENTORY REPORT
Table T-5 Functional Classification



Existing Structures

Asotin has three small bridges within the city limits that span Asotin Creek. The creek runs north/south through the west side of the city, roughly parallel to Baumeister Drive on the east side. The creek flows under all three bridges.

Memorial Bridge, Structure ID 08524800, is located on Second Street. It is an earth filled Luton arch bridge structure. This structure is over 50 years old and is considered historically significant. The 2012 bridge inspection report gave it a sufficiency rating of 57.45 and is functionally obsolete. The bridge has been rated at a 3 which makes it scour critical. Historically the bridge has been through some major flood events and scour has not been an issue. There is evidence of spalling on the arch and the concrete bridge rails.

The bridge qualifies for WSDOT funding for rehabilitation since the sufficiency rating is less than 80. To qualify as a rehabilitation project, the total rehabilitation costs shall not exceed 70% of the replacement costs. Rehabilitation projects are also subject to the following requirements:

- Structural deficiencies will be removed.
- Structure will be brought up to current standards.
- Completed bridge must load rate at or above an H-15 inventory rating.

The bridge does not currently qualify for replacement funding since the funding threshold requires a sufficiency rating of 50 or less.

The second bridge within Asotin City limits is a 110' bridge span on SR-129, Structure ID# 0005323A. Since this bridge is WSDOT's responsibility for maintenance, no further evaluation was done.

The third bridge within Asotin City limits is located on Costly Lane & Bauermister St., structure ID 08536300. WSDOT inspection completed 11-2016

Recommendation:

It is recommended to continue to make the necessary structural repairs and rehabilitation required to keep the bridge safely maintained and operational until the sufficiency rating falls to 50 or less to qualify for replacement funding.

Level of Service Standards (LOS)

Present traffic volumes warrant the use of both the link classification system with LOS standards of A through E, and a Design LOS standard. These standards require effort in maintaining, and where appropriate, transportation programs are related to accidents rather than traffic volume. Congestion may not be a significant problem and a level of service standard should focus on maintaining adequate roadway design and ensuring safety at this point.

Design LOS Standards

All access and arterial roadways are required to have rights of way of 40 to 60 feet and pavement for 26 to 48 feet. Any intersection in a school zone is required to have crosswalks.

The Link (A-F) LOS standards are a minimum criterion for the quality of service provided at peak hours for roadway segments that handle significant levels of local traffic. The evaluation of LOS was conducted using the ratio of "peak hourly demand volume" to "peak hourly capacity." The LOS standards were assigned using the following descriptions of service levels for roadway segments:

- LOS A: Primarily free-flow traffic operations at average travel speeds. Vehicles are completely unimpeded in their ability to maneuver within the traffic stream. Volume/capacity ratio is less than or equal to 0.60. Signalized intersection delays less than or equal to 5 seconds per vehicle.
- LOS B: Reasonably unimpeded traffic flow operations at average travel speeds. The ability to maneuver within the traffic stream is only slightly restricted and stopped delays are not bothersome. Drivers are not generally subjected to appreciable tensions. Volume /capacity ratio greater than 0.60 or less than or equal to 0.70. Signalized intersection delays greater than 5 and less than or equal to 15 seconds per vehicle.
- LOS C: Stable traffic flow operations. However, ability to maneuver and change lanes may be more restricted than in LOS B, and longer queues and/or adverse signal coordination may contribute to lower aggregate travel speeds. Motorists will experience appreciable tension while driving. Volume/capacity ratio greater than 0.70 and less than or equal to 0.80. Signalized intersection delays greater than 15 and less than or equal to 25 seconds per vehicle.
- LOS D: Small increases in traffic flow may cause substantial increase in approach delays and, hence, decreases in speed. This may be due to adverse signal progression, inappropriate signal timing, high volumes, or some combination of these. Volume/capacity ratio greater than 0.80 and less than or equal to 0.90. Signalized intersection delays greater than 25 and less than or equal to 40 seconds per vehicle.
- LOS E: Significant delays in traffic flow operations and lower operation speeds. Conditions are caused by some combination of adverse progression, high signal density, extensive queuing at critical intersections, and inappropriate signal timing. Volume/capacity ratio greater than 0.90 and less than or equal to 1.00. Signalized intersection delays greater than 40 and less than or equal to 60 seconds per vehicle.
- LOS F: Traffic flow operations at extremely low speeds. Intersection congestion is likely at critical signalized location, with high approach delays resulting. Adverse signal progression is frequently a contribution to this condition. Volume/capacity ratio great than 1.00. Signalized intersection delays greater than 60 seconds per vehicle.

Peak Hourly Volumes: Peak hourly demand volumes for roadway segments were estimated from average daily traffic volume counts for the base year. When peak hour counts are not available, average daily traffic volume counts are multiplied by a factor of 0.1 and the resulting figure used to estimate peak hourly demand.

Volume/Capacity Ratio: The capacity of a roadway is often defined as the maximum number of vehicles which have a reasonable expectation of passing over a given roadway section or through a given intersection during a specified period of time.

The expected peak hour capacity is for various transportation facilities at various levels of service and have been adopted from the Washington State Department of Transportation guidelines for general highway capacities.

Airport Facilities

The closest airport to Asotin is the Lewiston-Nez Perce County Regional Airport (identifier LWS) located east across the Snake River in Idaho. The Lewiston-Nez Perce County Regional Airport (LWS) is jointly owned by the City of Lewiston and Nez Perce County. LWS is the gateway to north central Idaho, southeastern Washington and northeastern Oregon. The airport is currently serviced by Alaska Airlines. Data available from the Federal Aviation Administration (FAA) shows that there were 62,479 enplanements in 2014; and 66,579 enplanements in 2015. Between January 1, 2015; and December 31, 2015; LWS carried out 33,714 airport operations. During this time the airport was serviced by Alaska Airlines and Delta Airlines. 1,642 were commercial flights, 3,481 were air taxi, 28,101 were general aviation, and 490 were military.

The next nearest regional airport is located 32 miles north between Pullman, WA and Moscow, ID. It is serviced by Alaskan Airlines. This airport was currently re-constructed to bring it up to current FAA standards.

Transportation Deficiencies

Many transportation improvements are designed to alleviate problems identified through traffic accident reports, street improvement reports of poor conditions on streets, and citizen complaints regarding safety and poor conditions of streets.

At present, there are some streets in general good repair for surfacing improvements with an acceptable asphalt surface. All other streets are either asphalt surface in poor condition or gravel surface which require significant amounts of annual upkeep to remain passable.

Funding

The City Council may propose a tax on City services to assist in funding future street improvement projects. The proposed tax could be used to establish a revolving account of matching funds for use in conjunction with state and federal grant programs.

A study was conducted to determine the citizens desire for construction of needed surfacing and safety features and willingness to pay all or a portion of the improvements. In addition, this study will identify the best means of financing.

Future Transportation Studies

The city in 2017, completed the long-term professional traffic study to determine both future appropriate levels of service for its circulation system and improvement standards.

FINDINGS AND CONCLUSIONS

Element:

The transportation element is consistent with and furthers the land use element. The transportation element includes the following sub-elements:

- Land use assumptions used in estimating travel
- Facilities and service's needs, including

- An inventory of air, water, and land transportation facilities and services, including transit alignments, to define existing capital facilities and travel levels as a basis for future planning
- Level of service standards for all arterials and transit routes to serve as a gauge to judge performance of the system

These standards should be regionally coordinated;

- Specific actions and requirements for bringing into compliance any facilities or services that are below an established level of service standard
- Forecasts of traffic for at least ten years based on the adopted land use plan to provide information on the location, timing, and capacity needs of future growth
- Identification of system expansion needs and transportation system management needs to meet current and future demands

Finance, including:

- An analysis of funding capability to judge needs against probable funding resources
- A multiyear financing plan based on the needs identified in the comprehensive plan, the appropriate part of which serve as the basis for the six-year street, road, or transit program required by RCW 35.77.010 for cities
- Intergovernmental coordination efforts, including an assessment of the impacts of the transportation plan and land use assumptions on the transportation systems of adjacent jurisdictions
- Demand-management strategies

After adoption of the Comprehensive Plan, local jurisdictions should adopt and enforce ordinances which mitigate development, if the development causes the level of service on a transportation facility to decline below the standards adopted in the transportation element of the Comprehensive Plan. These strategies may include increased public transportation service, ride sharing programs, demand management strategies. For the purposes of this subsection "concurrent with the development" shall mean that improvements or strategies are in place at the time of development, or that a financial commitment is in place to complete the improvements or strategies within six years.

Air and Water

There are no water-based transportation facilities in the city. The airport is located in Lewiston.

Land Facilities with Alignments, Levels of Service

- The present street capacity appears to be sufficient
- There are paved street and sidewalks in the city
- Tractor-trailer trucks have a significant impact on the streets
- Paved streets sustain substantial heaving during the winter months
- Present city facilities and services, including streets and sidewalks are being made disabled-accessible (ADA) compliant

Financing Forecasted for Ten Years

- Six-Year Street Plans may be limited by available funds.

Intergovernmental Coordination

- Asotin does coordinate transportation planning
- There is an agreement between Asotin and the County regarding road maintenance of the road system
- Asotin is a member of a Regional Transportation Planning Organization (Palouse RTPO), with Asotin, Garfield, Columbia and Whitman Counties
- Asotin is a member of the Lewis-Clark Valley Metropolitan Planning Organization (LCVMPO) with the other cities and counties of the valley
- The city does participate in countywide transportation organization such as a Palouse Public Transportation Benefit Area (PPTBA)

GOALS AND POLICIES

Goal A: Achieve a safe, well maintained and lighted street system for the City of Asotin.

Objectives:

- A.1** Recommend a pattern of streets that will compliment and support the City's land-use plan.
- A.2** Place a high priority on maintaining and improving the existing street and sidewalk system.
- A.3** Explore methods to control heavy truck traffic.
- A.4** Develop a bicycle and pedestrian safety system for the city.
- A.5** Promote energy efficient street lighting.
- A.6** To improve visibility, ensure appropriate school bus turnouts along routes, such as state highway.
- A.7** Amend existing development regulations, such as subdivision and streets in order to ensure a consistent development pattern between land use and circulation.

Policies:

- A.1.1** Heavy truck traffic will be confined to highways and arterials.
- A.1.2** Streets will be classified according to type and volume of traffic each is expected to carry and be designed accordingly.
- A.1.3** Street improvements will be financed by such means as Local Improvement Districts, a levy, urban arterial account funds, municipal bonds or a combination of these sources.
- A.1.4** The City will continue to contact and work systematically with the Washington State Department of Transportation to relocate or significantly improve S.R. 129.
- A.1.5** The City needs to develop a plan for bicycle paths that will define bicycle traffic from vehicular traffic.
- A.1.6** Adequate off-street parking will be required for all new development in the city.
- A.1.7** The City will discourage diagonal parking except in the central business district.

Goal B: Maintain and improve the city street system, pedestrian circulation system and public transportation.

Objectives:

- A.1** Encourage high quality maintenance of the city street system.
- A.2** Encourage the maintenance and expansion of sidewalks and curbs through the city.

- A.3** Improve parking opportunities where needed.
- A.4** Reduce traffic hazards through the provision of improved safety measures.
- A.5** Promote public transportation.

Policies:

- A.1.1** The City shall investigate the feasibility of all roadway improvement funding sources such as LIDs, bonds, grants, and community development block grants.
- A.1.2** Provide for off-street parking in the central business district.
- A.1.3** Require all parking lots in the downtown area to be paved.
- A.1.4** Restrict parking both on streets and sidewalks in areas where adequate off-street parking spaces are available.
- A.1.5** The City must work closely with state Department of Transportation to identify problem areas such as signage and safety considerations on state routes within the City limits.
- A.1.6** Restrict truck traffic through residential areas.
- A.1.7** Enforce a limitation on corner landscaping, fencing, and structures.

Land Facilities with Alignments, Levels of Service

- Provide for a sound circulation system ensuring maximum efficiency and safety for the city.
- Provide for the transportation needs of all citizens, including children, disabled, low-income, and senior citizens.
- The city should make reasonable effort to make present and future facilities and services disabled-accessible.
- The city should allow only those developments which ensure safe access to school.
- Encourage expansion of existing and creation of new multi-modal systems of transportation, such as trail systems and bike lanes.
- Avoid street system falling below acceptable levels of service for capacity and quality.
- Future street construction should be held to building at adopted improvement standards.
- Promote and support paving and maintenance of existing street and sidewalk systems as needed.

Financing Forecasted for Ten Years

- Regular updating of expected expansion of city facilities and services, including budgeting.
- Coordination with comprehensive water plan and other appropriate services that may limit future extensions.
- Encourage the voluntary formulation of local improvement districts for the improvement of street and sidewalks.
- The city should incorporate a planned street extension map and coordinated budget within its comprehensive plan.
- Paved streets and sidewalks for target areas in the urban area should be considered, yet done only if sufficient means of maintenance coincides.
- Future capital facilities maintenance plans and corresponding budgets should take into account expected expansion of all facilities and funding sources.

APPENDIX



APPENDIX:**A1 – PROJECT LISTS:**

- **2015 City of Asotin Project List**
- **2016 City of Asotin Project List**
- **2017 City of Asotin Project List**
- **2018 City of Asotin Project List**
- **2019 City of Asotin Project List**
- **2020 City of Asotin Project List**
- **2021 City of Asotin Project List**

City of Asotin – Comprehensive Economic Development Strategy 2015

Short Range (up to 5 years):

- Seek Funding for Marina and Dredging (2014 – On going)
- Clean up waterfront area. (On-going)
- Enhance bike path: (2016)
- Start a Street Fair (2015)
 - / Farmer’s Market on 2nd Street on Sundays from spring to fall.
- Update Restrooms in Chief Looking Glass Park (2016)
- Install RV Dumping Station (2014-2015)
- Restoration of Historic Community Center
 - Paint 2015 - Completed
 - Windows 2015
- Seek Grant Funding for Restoration of Historic Community Center 2015
- Update & add Play Equipment to Asotin City Park. (2015 - 2016)
- Update Restrooms in Asotin City Park (2014 partial) (2015)
- Develop Park at Riverpointe (2015 & 2016)
- Obtain Property from USACE (2017)
- Seek funding and Install Stormwater Second Street Drainage System (Washington to Harding) 2015
- Replace & Update Utility Meters Continuous
- Improve neighborhood appearances. Continuous
- Repair sidewalks and streets. Crack Seal and Chip Seal City Streets 2014-2019
- Encourage renovation of, Jerry Flour Mill – Continuous (property Listed with realtor)
- Enhance, preserve, protect, and increase the awareness of the community’s best attributes (water, quietness, small-town feel, schools, clean air). Continuous

Mid-Range (up to 10 years):

- Re-Install a Marina and docks
- Dredge riverbed
- Recruit a small IGA-type grocery market
- Fish Shack with Amenities
- Repair Foundation and restoration of Community Center
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocci Court
- Boat Ramp at end of town
- Develop RV Park, campground, or other overnight accommodations. At end of town

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Encourage renovation of, Jerry Flour Mill, to include commercial activity. Such as music, arts, historical tours, etc. (Watch for Grant Funding or Buyer for Property)

ACCOMPLISHED 2014:

- Update Restrooms in Asotin City Park
- Stormwater Capacity Planning Grant (2014) Completed
- Install Stormwater Second Street Drainage System in front of Annex – Completed 2014
- Replace & Update Utility Meters
- Repair Tennis Courts & Basketball Court (2014) - Completed

Comprehensive Economic Development Strategy

CEDS ~ 2016

CITY OF ASOTIN

Short Range (up to 5 years):

- Seek Funding for Planning Marina/Boat Launch and Dredging **(2014 – On going)**
- Clean up waterfront area. **(On-going)**
- Install RV Dumping Station **(2016-2017)**
- Surplus unused city property **(2016)**
- Waste Water Treatment Plant Upgrade – **(2015-2016)**
- Update Restrooms in Asotin City Park **(2016)**
- Update Restrooms in Chief Looking Glass Park **(2016)**
- Seek funding and Install Stormwater Second Street Drainage System (Washington to Harding) **(2016)**
- Minor Restoration of Historic Community Center:
 - Windows **(2017)**
- Seek Grant Funding for Restoration of Historic Community Center **(2017)**
- Enhance bike path: **(2017)**
- Obtain Property from USACE **(2017)**
- Replace & Update Utility Meters as needed **(Continuous)**
- Improve neighborhood appearances **(Continuous)**
- Repair sidewalks and streets **(Continuous)**
- Reclassify 2nd Street to be eligible for funding **(2015 -2016)**
- Crack Seal and Chip Seal City Streets – per funding eligibility **(2017-2019)**
- Update & add Play Equipment to Asotin City Park. **(2018 - 2019)**
- Develop Park at Riverpointe **(2020)**
- Enhance, preserve, protect, and increase the awareness of the community's best Attributes (water, quietness, small-town feel, schools, clean air). **(Continuous)**

Mid-Range (up to 10 years):

- Construction of Marina/Boat Launch and docks
- Funding to Dredge riverbed
- Fish Shack with Amenities
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocci Court
- Repair Foundation and restoration of Community Center
- Develop RV Park, campground, or other overnight accommodations. At end of town
- Encourage renovation of, Jerry Flour Mill – Continuous (property Listed with realtor)

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Encourage renovation of, Jerry Flour Mill, to include commercial activity. Such as music, arts, historical tours, etc. (Watch for Grant Funding or Buyer for Property)
- Recruit a small IGA-type grocery market

ACCOMPLISHED 2015:

- Continued Updating Restrooms in Asotin City Park
- Continue to Replace & Update Utility Meters
- Started a Street Fair in April during Fair & August during Asotin Days
- Minor Restoration of Historic Community Center
 - Paint Interior – Completed
 - New Interior Light Fixtures - Completed
- Listed property with realtor - Jerry Flour Mill –(Continuous)

City of Asotin - 2017

Short Range (up to 5 years):

- Seek Funding for Planning Marina/Boat Launch and Dredging (**On going**)
- Clean up waterfront area. (**On-going**)
- Surplus unused city property- Fairgrounds (**2016**)
- Update Restrooms in Asotin City Park (**2017**)
- Update Restrooms in Chief Looking Glass Park (**2017-2018**)
- Seek funding and Install Stormwater Second Street Drainage System (**Washington to Harding**) (**2016-2017**)
- Minor Restoration of Historic Community Center (**On-going**)
- Windows in Community Center (**2017-2018**)
- Seek Grant Funding for Restoration of Historic Community Center (**2017-2018**)
- Enhance bike path: (**2017-2018**)
- Obtain Property from USACE (**2017**)
- Replace & Update Utility Meters as needed (**Continuous**)
- Improve neighborhood appearances (**Continuous**)
- Repair sidewalks and streets (**Continuous**)
- Reclassify 2nd Street to be eligible for funding (**2015 -2016-2017**)
- Crack Seal and Chip Seal City Streets – per funding eligibility (**2017-2019**)
- Update & add Play Equipment to Asotin City Park. (**2018 - 2019**)
- Develop Park at Riverpointe (**2020**)
- Enhance, preserve, protect, and increase the awareness of the community’s best Attributes (water, quietness, small-town feel, schools, clean air). (**Continuous**)
- Construction of Marina/Boat Launch and docks (**2017-2018**)
- School Track Field (**2017-2018**)

Mid-Range (up to 10 years):

- Funding to Dredge riverbed
- Fish Shack with Amenities
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocce Court
- Repair Foundation and restoration of Community Center
- Develop RV Park, campground, or other overnight accommodations. At end of town
- Encourage renovation of, Jerry Flour Mill – Continuous (property Listed with realtor)

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Encourage renovation of, Jerry Flour Mill, to include commercial activity. Such as music, arts, historical tours, etc. (Watch for Grant Funding or Buyer for Property)
- Recruit a small IGA-type grocery market

ACCOMPLISHED:

- Secured Funds for Planning & restoration of Boat Launch & redesign of the jetty.
- Install RV Dumping Station
- Surplus unused city property **Filmore & Cleveland**
- Waste Water Treatment Plant Upgrade
- Seek funding and Install Stormwater Second Street Drainage System

City of Asotin - 2018

Short Range (up to 5 years):

- Seek Funding for Planning Marina/Boat Launch and Dredging (**On going**)
- Clean up waterfront area. (**On-going**)
- Surplus unused city property- Fairgrounds (2016)
- Update Restrooms in Asotin City Park (2017)
- Update Restrooms in Chief Looking Glass Park (2017-2018)
- Seek funding and Install Stormwater Second Street Drainage System (**Washington to Harding**) (2016-2017)
- Minor Restoration of Historic Community Center (**On-going**)
- Windows in Community Center (2017-2018)
- Seek Grant Funding for Restoration of Historic Community Center (2017-2018)
- Enhance bike path: (2017-2018)
- Obtain Property from USACE (2017)
- Replace & Update Utility Meters as needed (**Continuous**)
- Improve neighborhood appearances (**Continuous**)
- Repair sidewalks and streets (**Continuous**)
- Reclassify 2nd Street to be eligible for funding (2015 -2016-2017)
- Crack Seal and Chip Seal City Streets – per funding eligibility (2017-2019)
- Update & add Play Equipment to Asotin City Park. (2018 - 2019)
- Develop Park at Riverpointe (2020)
- Enhance, preserve, protect, and increase the awareness of the community’s best Attributes (water, quietness, small-town feel, schools, clean air). (**Continuous**)
- Construction of Marina/Boat Launch and docks (2017-2018)
- School Track Field (2017-2018)

Mid-Range (up to 10 years):

- Funding to Dredge riverbed
- Fish Shack with Amenities
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocce Court
- Repair Foundation and restoration of Community Center
- Develop RV Park, campground, or other overnight accommodations. At end of town
- Encourage renovation of, Jerry Flour Mill – Continuous (property Listed with realtor)

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Encourage renovation of, Jerry Flour Mill, to include commercial activity. Such as music, arts, historical tours, etc. (Watch for Grant Funding or Buyer for Property)
- Recruit a small IGA-type grocery market

ACCOMPLISHED:

- Secured Funds for Planning & restoration of Boat Launch & redesign of the jetty.
- Install RV Dumping Station
- Surplus unused city property **Filmore & Cleveland**
- Waste Water Treatment Plant Upgrade
- Seek funding and Install Stormwater Second Street Drainage System

City of Asotin - 2019

Short Range (up to 5 years):

- Seek Funding for Planning Marina/Boat Launch and Dredging (**On going**)
- Clean up waterfront area. (**On-going**)
- Update Restrooms in Asotin City Park (**2020**)
- Update Restrooms in Chief Looking Glass Park (**2019-2020**)
- Minor Restoration of Historic Community Center (**On-going**)
- Windows in Community Center (**2019-2020**)
- Seek Grant Funding for Restoration of Historic Community Center (**2019-2020**)
- Enhance bike path: (**2019-2020**)
- Obtain Property from USACE (**2020**)
- Replace & Update Utility Meters as needed (**Continuous**)
- Improve neighborhood appearances (**Continuous**)
- Repair sidewalks and streets (**Continuous**)
- Crack Seal and Chip Seal City Streets – per funding eligibility (Continuous)
- Update & add Play Equipment to Asotin City Park. (**2020 - 2025**)
- Develop Park at Riverpointe (**2025**)
- Enhance, preserve, protect, and increase the awareness of the community’s best Attributes (water, quietness, small-town feel, schools, clean air). (**Continuous**)
- Construction of Marina/Boat Launch and docks (**2020-2025**)
- School Track Field (**2020-2025**)

Mid-Range (up to 10 years):

- Funding to Dredge riverbed
- Fish Shack with Amenities
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocce Court
- Repair Foundation and restoration of Community Center
- Develop RV Park, campground, or other overnight accommodations. At end of town

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Recruit a small IGA-type grocery market

ACCOMPLISHED 2018:

- Surplus unused city property- Fairgrounds
- Seek funding and Install Stormwater Second Street Drainage System (**Washington to Harding**)
- Reclassify 2nd Street to be eligible for funding
- Encourage renovation of, Jerry Flour Mill – in progress

City of Asotin - 2020

Short Range (up to 5 years):

- Seek Funding for Planning Marina/Boat Launch and Dredging (**On going**)
- Clean up waterfront area. (**On-going**)
- Update Restrooms in Asotin City Park (**2020**)
- Update Restrooms in Chief Looking Glass Park (**2019-2020**)
- Minor Restoration of Historic Community Center (**On-going**)
- Windows in Community Center (**2019-2020**)
- Seek Grant Funding for Restoration of Historic Community Center (**2019-2020**)
- Enhance bike path: (**2019-2020**)
- Obtain Property from USACE (**2020**)
- Replace & Update Utility Meters as needed (**Continuous**)
- Improve neighborhood appearances (**Continuous**)
- Repair sidewalks and streets (**Continuous**)
- Crack Seal and Chip Seal City Streets – per funding eligibility (Continuous)
- Update & add Play Equipment to Asotin City Park. (**2020 - 2025**)
- Develop Park at Riverpointe (**2025**)
- Enhance, preserve, protect, and increase the awareness of the community’s best Attributes (water, quietness, small-town feel, schools, clean air). (**Continuous**)
- Construction of Marina/Boat Launch and docks (**2020-2025**)
- School Track Field (**2020-2025**)

Mid-Range (up to 10 years):

- Funding to Dredge riverbed
- Fish Shack with Amenities
- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocce Court
- Repair Foundation and restoration of Community Center
- Develop RV Park, campground, or other overnight accommodations. At end of town

Long Range (up to 20 years):

- Bike Path Bridge over creek along highway.
- Extend bike path up Snake River Road.
- Recruit a small IGA-type grocery market

ACCOMPLISHED 2019:

- Fourth Street Pavement Rehabilitation
- Stormwater Improvement on 4th St., Snake River Rd., Quarry Rd.
- Shoulder Rock replacement on Wilson
- Surplus unused city property- Fairgrounds
- Seek funding and Install Stormwater Second Street Drainage System (**Washington to Harding**)
- Reclassify 2nd Street to be eligible for funding
- Replaced sidewalk on Cleveland Street
- Encourage renovation of, Jerry Flour Mill – in progress

City of Asotin – PROJECTS FOR 2021 - Updated

Short Range (up to 5 years):

- Replace Fire Station Facility-**seek funding (2021-2026)**
- New Fire Apparatus-**seek funding (2021 – 2026)**
- Replacement of Police Vehicle-**seek funding (2021-2026)**
- Replacement of Public Works Vehicles-**seek funding (2021 – 2026)**
- Replacement of Public Works Equipment-**seek funding (2021 – 2026)**
- Update Restrooms in Asotin City Park **(2021)**
- Update Restrooms in Chief Looking Glass Park **(2021)**
- School Track Field **(2020-2025)**
- Incorporate Pickleball Court within Tennis Court **(2021)**
- Replace & Update Utility Meters as needed **(Continuous)**
- Replace Play Equipment to Asotin City Park-**seek funding (2021 - 2025)**
- **MAJOR** Restoration of Historic Community Center-**Seek funding (2021-2025)**
- Replace Windows in Community Center-**seek funding (2021-2025)**
- Improve neighborhood appearances – Yard Clean-up Program-2020 **(Continuous)**
- Watch for funding to Repair sidewalks and streets **(Continuous)**
- Crack Seal and Chip Seal City Streets – per funding eligibility **(Continuous)**

Mid-Range (up to 10 years):

- Archery Range, Volleyball Court, Splash Park, Skate Park, Bocce Court
- **Seek funding for MAJOR** Foundation and Restoration of Historic Community Center **(On-going)**

Long Range (up to 20 years):

- Develop Park at Riverpointe **(2025)**
- Funding to Dredge riverbed
- Obtain Property from USACE **(2025)**
- Planning Marina/Boat Launch and Dredging **(On going)**
- Construction of Marina/Boat Launch and docks **(On-going)**
- Clean up waterfront area. **(On-going)**

ACCOMPLISHED 2020:

- 2nd Street – Rebuild from Washington to Harding
- Remodel of Marina Bathrooms
- New Roof on Marina Bathrooms
- Surplus unused city property- Fairgrounds

APPENDIX: A2 - Definitions

The Asotin Comprehensive Plan utilizes the following definitions.

Adequate Capital Facilities: facilities which have the capacity to serve development without decreasing levels of service below locally established minimums.

Agricultural Land: Land primarily devoted to the commercial production of horticultural, viticulture, floriculture, dairy, apiary, vegetable, or animal products or of berries, grain, hay, straw, turf, seed, Christmas trees not subject to the excise tax imposed by RCW 84.33.100 through 84.33.140, or livestock and land that has long-term commercial significance for agricultural production.

Arterial (Minor): a roadway providing movement along significant corridors of traffic flow. Traffic volumes, speeds, and trip lengths are high, although usually not as great as those associated with principal arterials.

Arterial (Principal): a roadway providing movement along major corridors of traffic flow. Traffic volumes, speeds, and trip lengths are high usually greater than those associated with minor arterials.

Available Capital Facilities: facilities or services are in place or that a financial commitment is in place to provide the facilities or services within a specified time. In the case of transportation, the specified time is six years from the time of development.

Benefit Area: an area designated as the sole recipient for any particular infrastructure improvement. Benefit areas are used to amortize the total cost of the improvement by the number of properties or structures included in the benefit area.

Capacity: the measure of the ability to provide a level of service on a public facility.

Capital Budget: the portion of each local government s budget which reflects capital improvements for a fiscal year.

Capital Facilities: those physical structures or assets which provide a public service such as, but no limited to, fire stations, water towers, police stations, libraries, highways, sewage treatment plants, communication and recreation facilities.

Capital Improvement: physical assets constructed or purchased to provide, improve, or replace a public facility and which are large scale and high in cost. The cost of a capital improvement is generally non-recurring and may require multi-year financing.

Collector: a roadway providing service which is of relative moderate traffic volume, moderate trip length, and moderate operating speed. Collector roads collect and distribute traffic between local roads or arterial.

Commercial Uses: activities within land areas which are predominantly connected with the sale, rental, and distribution of products, or performance of services.

Comprehensive Plan: a generalized coordinated land use policy statement of the governing body of a county or city that is adopted pursuant to this chapter.

Concurrency: adequate capital facilities are available when the impacts of development occur. This definition includes the two concepts of adequate capital facilities and of available capital facilities as defined above.

Consistency: that no feature of a plan or regulation is incompatible with any other feature of a plan or regulation. Consistency is indicative of a capacity for orderly integration or operation with other elements in system.

Coordination: consultation and cooperation among jurisdictions.

Contiguous Development: development of areas immediately adjacent to one another.

Critical Areas: include the following areas and ecosystems: (a) wetlands; (b) areas with a critical recharging effect on aquifers used for potable water; (c) fish and wildlife habitat conservation areas; (d) frequently flooded areas; and (e) geologically hazardous areas.

Cultural Resources: are elements of the physical environment that are evidence of human activity and occupation. Cultural resource include: (a) historic resources which are elements of the built environment typically 50 years of age and older, and may be buildings, structures, sites, objects, and districts; (b) archaeological resources consist of remains of the human environment at or below the ground surface such as habitation sites; and (c) traditional cultural properties consist of places or sites of human activities which are of significance to the traditions or ceremonies of a culture. Traditional cultural properties do not necessarily have a manmade component and may consist of an entirely natural setting.

Density: a measure of the intensity of development, generally expressed in terms of dwelling units per acre. It can also be expressed in terms of population density (i.e., people per acres); Density is useful for establishing a balance between potential local service use and service capacities.

Development Regulations: any controls placed on development or land use activities by the county, including but not limited to zoning ordinances, official controls, planned unit development ordinances, subdivision ordinances, and binding sit plan ordinances.

Development Standards: any required minimal functional standard which describes or defines how development is to occur. Development standards are intended to serve as an established level of expectation by which development is required to perform.

Domestic Water System: any system providing a supply of potable water for the intended use of a development which is deemed adequate pursuant to RCW 19.27.097.

Essential Public Facilities: include those facilities that are typically difficult to site, such as airports, state educational facilities, and state or regional transportation facilities, state and local correctional facilities, solid waste handling and disposal facilities, and in-patient facilities including substance abuse facilities, mental health facilities, group homes, hospitals, and other health facilities.

Financial Commitment: that sources of public or private funds or combinations thereof have been identified which will be sufficient to finance capital facilities necessary to support development and that there is assurance that such funds will be timely put to that end.

Forest Lands: Land primarily useful for growing trees, including Christmas trees subject to the excise tax imposed under RCW 84.33.100 through 84.33.140, for commercial purposes, and that has long-term commercial significance for growing trees commercially.

Geologically Hazardous Areas: areas that because of their susceptibility to erosion, sliding, earthquake, or other geological events, are not suited to the siting of commercial, residential, or industrial development consistent with public health or safety concerns.

Goal: the long-term end toward which programs or activities are ultimately directed.

Growth Management: a method to guide development in order to minimize adverse environmental and fiscal impacts and maximize the health, safety, and welfare benefits to the residents of the community.

Household: a household includes all the persons who occupy a group of rooms or a single room which constitutes a housing unit.

Impact Fee: a fee levied by a local government on new development so that the new development pays its proportionate share of the cost of new or expanded facilities required to service that development.

Industrial Uses: the activities predominantly connected with manufacturing, assembly, processing, or storage of products.

Infrastructure: those man-made structures which serve the common needs of the population, such as: sewage disposal systems, potable water wells serving a system, solid wastes disposal sites or retention areas, stormwater systems, utilities, bridges, and roadways.

Intensity: a measure of land use activity based on density, use, mass, size, and impact.

Land Development Regulations: any controls placed on development or land use activities by a county or city, including, but not limited to, zoning ordinances, subdivision ordinances, rezoning, building codes, sign regulations, binding site plan ordinances, or any other regulations controlling the development of land.

Level of Service (LOS): an indicator of the extent or degree of service provided by, or proposed to be provided by, a facility based on and related to the operational characteristics of the facility. LOS means an established minimum capacity of capital facilities or services

provided by capital facilities that must be provided per unit of demand or other appropriate measure of need.

Local Improvement District: the legislative establishment of a special taxing district to pay for specific capital improvements.

Local Road: a roadway providing service which is of relatively low traffic volume, short average trip length or minimal through traffic movements.

Long-Term Commercial Significance: includes the growing capacity, productivity and soil composition of the land for long-term commercial production, in consideration with the land's proximity to population areas, and the possibility of more intense uses of the land.

Manufactured Housing: a manufactured building or major portion of a building designed for long-term residential use. It is designed and constructed for transportation to a site for installation and occupancy when connected to required utilities.

Master Planned Resort: a self-contained and fully integrated planned unit development, in a setting of significant natural amenities, with primary focus on destination resort facilities consisting of short-term visitor accommodations associated with a range of developed on-site indoor or outdoor recreational facilities.

Minerals: include gravel, sand, and valuable metallic substances.

Multi-Family Housing: as used in this plan, multi-family housing is all housing which is designed to accommodate four or more households.

Natural Resource Lands: agricultural, forest, and mineral resource lands which have long-term commercial significance.

New Fully Contained Community: is a development proposed for location outside of the initially designated urban growth areas which is characterized by urban densities, uses, and services.

Objective: a specific, measurable, intermediate end that is achievable and makes progress toward a goal.

Open Space: underdeveloped land that serves a functional role in the life of the community. This term is subdivided into the following: Pastoral or recreational open space areas that serve active or passive recreation needs, e.g., federal, state, regional and local parks, forests, historic sites, etc. Utilitarian open space are those areas not suitable for residential or other development due to the existence of hazardous and/or environmentally sensitive conditions, which can be protected through open space, e.g., critical areas, airport flight zones, wellfields, etc. This category is sometimes referred to as "health and safety open space. Corridor or linear open space areas through which people travel, and which may also serve an aesthetic or leisure purpose. For example, an interstate highway may connect Point A to Point B, but may also offer an enjoyable pleasure drive for the family. This open space is also significant in its ability to connect one residential or leisure area with another.

Orderly: to create in an organized or arranged manner or pattern, not marked by disorder and produced in methodical fashion.

Overriding Public Interest: when this term is used, i.e., public interest, concern or objective, it shall be determined by a majority vote of the City Council.

Owner: any person or entity, including a cooperative or a public housing authority (PHA), having the legal rights to sell, lease, or sublease any form of real property.

Planned Unit Development (PUD): the result of a site-specific zone change, based on binding site plan. The PUD zoning district is intended to encourage flexibility in design and development that will result in a more efficient and desirable use of land.

Planning Period: the 20-year period following the adoption of a comprehensive plan or such longer period as may have been selected as the initial planning horizon by the planning jurisdiction.

Policy: the way in which programs and activities are conducted to achieve an identified goal.

Public Facilities: include streets, roads, highways, sidewalks, street and road lighting systems, traffic signals, domestic water systems, storm and sanitary sewer systems, parks and recreational facilities, and schools. These physical structures are owned or operated by a government entity which provides or supports a public service.

Public Services: include fire protection and suppression, law enforcement, public health, education, recreation, environmental protection, and other governmental services.

Regional Transportation Planning Organization (RTPO): the voluntary organization conforming to RCW 47.80.020, consisting of local government within a region containing one or more counties which have common transportation interests.

Resident Population: inhabitants counted in the same manner utilized by the U.S. Bureau of the Census, in the category of total population. Resident population does not include seasonal population.

Right-of-Way: land in which the state, a county, or a municipality owns the fee simple title or has an easement dedicated or required for a transportation or utility use.

Rural Lands: all lands which are not within an urban growth area and are not designated as natural resource lands having long-term commercial significance for production of agricultural products, timber, or the extraction of minerals.

Sanitary Sewer Systems: all facilities, including approved on-site disposal facilities, used in the collection, transmission, storage, treatment, or discharge of any waterborne waste, whether domestic in origin or a combination of domestic, commercial, or industrial waste.

Shall: a directive or requirement.

Should: an expectation.

Single-Family Housing: as used in this plan, a single-family unit is a detached housing unit designed for occupancy by not more than one household. This definition does not include manufactured housing, which are treated as a separate category.

Solid Waste Handling Facility: any facility for the transfer or ultimate disposal of solid waste, including landfills and municipal incinerators.

Suburban Lands: those lands within the Urban Growth Area which provide all public and private services available include an urban area but exhibit lower density. Suburban lands are planned to accommodate future urban development.

Transportation Facilities: includes capital facilities related to air, water, or land transportation.

Transportation Level of Service Standards: a measure which describes the operational conditions of the travel stream, usually in terms of speed and travel time, freedom to maneuver, traffic interruptions, comfort, convenience, and safety.

Transportation System Management (TSM): low capital expenditures to increase the capacity of the transportation network. TSM strategies include but are not limited to signalization, channelization, and bus turn outs.

Transportation Demand Management Strategies (TDM): strategies aimed at changing travel behavior rather than at expanding the transportation network to meet travel demand. Such strategies can include the promotion of work hour changes, ride-sharing options, parking policies, and telecommuting.

Urban Lands: those lands located inside the Urban Growth Area or the city and are generally characterized by densities of more than three residential units per acre and municipal services provided.

Urban Growth: refers to growth that makes intensive use of land for the location of buildings, structures, and impermeable surfaces to such a degree as to be incompatible with the primary use of such land for the production of food, other agricultural products, or fiber, or the extraction of mineral resources.

Urban (or Municipal) Governmental Services: include those governmental services historically and typically delivered by cities, and include storm and sanitary sewer systems, domestic water systems, street cleaning services, fire and police protection services, public transit services, and other public utilities associated with urban areas and normally not associated with non-urban areas.

Utilities: facilities serving the public by means of a network of wires or pipes, and structures ancillary thereto. Included are systems for the delivery of natural gas, electricity, telecommunications services, and water and for the disposal of sewage.

Vacant/Underdeveloped Lands: may suggest the following: (a) a site which has not been developed with either buildings or capital facility improvements, or has a building improvement value of less than \$500 (vacant land); (b) a site within an existing urbanized area that may have capital facilities available to the site creating development; (c) a site which is occupied by a use consistent with the zoning but contains enough land to be further subdivided without needing a rezone (partially used); and (d) a site which has been developed with both a structure and capital facilities and is zoned for more intensive use than that which occupies the site (under-utilized).

Visioning: a process of citizen involvement to determine values and ideals for the future of a community and to transform those values and ideals into manageable and feasible community goals.

Wetland: areas that are inundated or saturated by surface water or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, and similar areas.

Wetlands do not include those artificial wetlands intentionally created from non-wetland sites, including, but are not limited to, irrigation and drainage ditches, grass-lined swales, canals, detention facilities, wastewater treatment facilities, farm ponds, and landscape amenities. However, wetlands may include those artificial wetlands intentionally created from non-wetlands areas created to mitigate conversion of wetlands, if permitted by the county or city.

Zoning: the demarcation of an area by ordinance (text and map) into zones and the establishment of regulations to govern the uses within those zones (commercial industrial, residential) and the location, bulk, height, shape, and coverage of structures within each zone.

**APPENDIX:
A2 – Bibliography**

- Washington State Office of Finance Management, Demographics;
- Asotin Comprehensive Plan 1999;
- City of Asotin Housing Inventory;
- City of Asotin Capital Assets Policies and Procedures;
- Asotin Shoreline Master Program;
- City of Asotin WWTP Facility Planning Study;
- Asotin City Impacts – Hazardous Mitigation Report;
- Asotin’s Stormwater Management Plan;
- Asotin Transportation Plan 2017;
- City of Asotin Water System Management;
- WSDOT Street Inventory;
- Overall Economic Development Program [for the Washington state counties of Asotin, Columbia, Garfield and Whitman.
- U.S. Bureau of the Census, General Population and Housing Characteristics; Social and Economic Characteristics; 1990-2010.
- Washington State Data Book
- Asotin County Profile, Washington State Employment Security Department.
- Washington State Department of Community, Trade and Economic Development, Guidebooks regarding Comprehensive Planning under growth management.

APPENDIX: A3 – List of Tables

LU-1	Commercial Establishments
LU-2	Zoning Map
LU-3	Land Use Distribution
LU-4	Land Use/Zoning Designation
LU-5	Zoning – Density
LU-6	Asotin Population Projections
LU-7	Population Annual Growth
LU-8	Education and Labor Force
H-1	Housing below poverty Level
H-2	Home Sales
H-3	20- and 25-year projections
H-4	Housing Unit Needs
H-5	Median Household Income 2016
H-6	Median Household Income 2017
H-7	2019 Population Index
H-8	Age Distribution of Population
H-9	Population Forecast
CF-1	Six Year Transportation Plan
CF-2	Wastewater Flow Projections
CF-3	Wastewater Flow Projections – Asotin Anatone School
CF-4	Wastewater Flow Projections – Commercial Establishments
CF-5	Wastewater Flow Projections – 2018 Population Growth
CF-6	Wastewater Plan Alternatives
CF-7	Asotin Wastewater Treatment Plant Permit Report
CF-8	Existing Parks LOS
CF-9	Basic Ed Enrollment Projections
CF-10	2019 Budget
T-1	Asotin Transportation System – Surface types
T-2	Map of Public Transportation Benefit Area (PTBA)
T-3	Functional Classifications
T-4	Functional Classifications of Non-Local Roads
T-5	Map of Functional Classifications

APPENDIX: A4 – List of Exhibits

Exhibits Land Use Element:

- 1 – Ordinance 2015-793 – Zoning Changes
- 2 – Classification of Land Zones
Ordinance 2016-805 - Amending Chapter 18.28.30
- 3 – Park & Recreation Element
Resolution 2014-519 – Park & Recreation
- 4 – Shoreline Master Plan 2016 (SMP)
Ordinance 2017-819 - Growth Management Act SMP
Resolution 2013-511 – Shoreline Master Plan Acceptance
Resolution 2018-610 – SMP Close out
- 5 – 2019 Critical Area Checklist
Resolution 2019-654 – GMA Critical Area Regulation Update
- 6 - Ordinance 2016-803 – Creating Public Beaches Chapter 8.18
- 7 – Resolution 2010-449 - Interlocal Agreement for Stormwater
Resolution 2015-546 – Stormwater Construction Permit
Resolution 2018-609 – DOE Municipal Stormwater Improvements

Exhibits Housing Element:

- 8 – Resolution 2011-458 – Adopt SE WA Multi-Hazard Mitigation Plan
- 9 – City Map of Housing Inventory
- 10 – Ordinance 2014-779 – Creating a Building Inspector Position

Exhibit Capital Facilities Element:

- 11 - Capital Assets Policies and Procedures
- 12 – Water System Management Operations Agreement
Water Rights Usage Contract
Water Shut Off Maps
Well Water Maps
- 13 – Fire Hydrant Map
- 14 – Budget Fund Explanations

Exhibits Utilities Element:

- 15 – Power Pole Map
- 15 – Avista Street Light conversion project
- 16 – Gas lines Map
- 17 – Ordinance 2003-618 – CableOne/Sparklite Contract

Exhibits Transportation Element:

- 18 – Resolution 2019-652 – Six Year Transportation Plan
- 19 – Transportation Plan 2017
- 20 – Resolution 2017-601 – City Participation in Lewis Clark Valley Metropolitan Planning Organization (LCVMPO)
- 21 - LCVMPO Revised Agreement 2017
- 22 – Ordinance 2016-810 – Amending Parking Section

- 23 – City Streets as Part of State Highway
- 24 – Resolution 2018-633 – Sidewalk Upgrade
- 25 – Street Inventory Report

EXHIBIT: 1 – ZONING ORDINANCE:

ORDINANCE #2015-793

BEING AN ORDINANCE AMENDING ASOTIN MUNICIPAL CODE CHAPTER 18.28 RI SUBURBAN RESIDENTIAL ZONE AND AMENDING ASOTIN MUNICIPAL CODE CHAPTER 18.32 R2 LOW-INTENSITY RESIDENTIAL ZONE AND CHAPTER 18.36 R3 HIGH-INTENSITY RESIDENTIAL ZONE AND CHAPTER 18.40 CI LOWINTENSITY COMMERCIAL ZONE AND CHAPTER 18.44 C2 HIGH-INTENSITY COMMERCIAL ZONE BUILDING HEIGHT NO DETACHED STRUCTURE FROM THE MAIN OR PRIMARY USE SHALL EXCEED 18 FEET IN HEIGHT PROVIDING FOR THE EFFECTIVE DATE HEREOF.

THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED, DO ORDAIN AS FOLLOWS:

SECTION I:

There is hereby amended to the Asotin Municipal Code Chapter 18.28, 18.32, 18.36, 18.40 and Chapter 18.44 to read as follows:

18.28.080 Building height

B. No detached structure from the main or primary use shall exceed 18 feet in height.

18.32.080 Building height

B. No detached structure from the main or primary use shall exceed 18 feet in height.

J 8.36.080 Building height

B. No detached structure from the main or primary use shall exceed 18 feet in height.

18.40.080 Building height

B. No detached structure from the main or primary use shall exceed 18 feet in height.

18.44.080 Building height

B. No detached structure from the main or primary use shall exceed 18 feet in height.

SECTION II:

This ordinance shall be in full force and become effective five (5) days from and after its passage, approval and legal publications. ~

Dated this 10th day of August, 2015

Vikki Bonfield, Mayor

Jane Richards, WSBA #33542, City Attorney

CERTIFICATION TO BE EXECUTED AT LOAN CLOSING

I, the undersigned, as Mayor of the City of Asotin hereby certify that the Council of such Association is composed of five members, of whom three, constituting a quorum, were present at a meeting thereof duly called and held on the 21st day of July, 2015; and that the foregoing resolution was adopted at such meeting by the vote shown above, I further certify that as of, July 27, 2015 the date of closing of the loan from the United States Department of Agriculture, said resolution remains in effect and has not been rescinded or amended in any way.

Dated, this 21st day of July, 2015.

~I

City of Asotin Comprehensive Plan 2020

Vikki Bonfield, Mayor
 Attest: Approved as to form:
 Jane Richards, WSBA #33542, City Attorney

SUMMARY OF ORDINANCE NO. 2015-793 of the City of Asotin, Washington

On the 10th day of August, 2015, the City Council of the City of Asotin passed Ordinance No. 2015-793. A summary of the content of said ordinance, consisting of the title, provides as follows:

ORDINANCE #2015-793

BEING AN ORDINANCE AMENDING ASOTIN MUNICIPAL CODE CHAPTER 18.28 R1 SUBURBAN RESIDENTIAL ZONE AND AMENDING ASOTIN MUNICIPAL CODE CHAPTER 18.32 R2 LOW-INTENSITY RESIDENTIAL ZONE AND CHAPTER 18.36 R3 HIGH-INTENSITY RESIDENTIAL ZONE AND CHAPTER 18.40 C1 LOW-INTENSITY COMMERCIAL ZONE AND CHAPTER 18-44 C2 HIGH-INTENSITY COMMERCIAL ZONE BUILDING HEIGHT NO DETACHED STRUCTURE FROM THE MAIN OR PRIMARY USE SHALL EXCEED 18 FEET IN HEIGHT PROVIDING FOR THE EFFECTIVE DATE HEREOF.

The full text of this Ordinance will be mailed upon request.
 DATED this 10th day of August, 2015.

EXHIBIT: 2 – CLASSIFICATION OF LAND ZONING:

R1 Suburban Residential Zone - Suburban intensity land uses are intended for single family homes with some lot sizes large enough for animal husbandry. Keeping such animals will be allowed with a Conditional Use Permit in the R-1 and R-1A Zones, east of Harding Street. The purpose of the R1 zone is to create a stable low-density residential zone which accommodates families on large lots. (Ord. 84-335 § 4.01, 1984)

The following uses are **permitted** in an R1 zone subject to the general provisions and exceptions set forth in Chapters [18.48](#) to [18.64](#) AMC:

- A. A one-family dwelling;
- B. A Class A manufactured home which meets the standards as defined in AMC [18.12.491](#)(A) through (F)
- C. Accessory buildings and uses including:
 - 1. Accessory living quarters
 - 2. Private garages
 - 3. Swimming pools and other recreational facilities for the sole use of the occupants of the premises and their guests
 - 4. Storage sheds
 - 5. The keeping of livestock east of Harding Street. (Ord. 04-640 § 1, 2004 Ord. 00-586 § 1, 2001; Ord. 96-508 § 1, 1996; Ord. 88-396 § 6, 1988; Ord. 84-335 § 4.03, 1984)

The following uses require a **Conditional Use Permit** from the planning commission as provided in Chapter [18.72](#) AMC:

- A. Class B manufactured homes as defined in AMC [18.12.492](#);
- B. Cemeteries
- C. Churches
- D. Nursery schools
- E. Golf courses, public or private, including clubhouse and accessory driving range
- F. Publicly owned and operated parks
- G. Public utility facilities
- H. Schools, elementary, junior high or high, public or parochial
- I. The keeping of livestock, provided:
 - 1. There shall be a minimum lot size of one-half acre
 - 2. The following number of animals shall be considered as the maximum number of animals permissible on any single ownership
 - a. Horses, cattle, llamas, no more than one head for the first one-half acre and one additional head for each additional one-fourth acre of property thereafter. Maximum of four horses, cattle, llamas
 - b. Alpacas and miniature horses, no more than two head for the first three-quarters acre and one additional head for each additional half acre of property thereafter
 - c. Sheep, goats, no more than five head for the first three-quarters acre and two head additional for the entire remaining parcel

- d. Poultry, no more than 25 laying hens and 50 growing chicks for each half acre. Poultry shall not be permitted free range of the property
 - 3. All livestock shall be kept in such a manner as not to constitute a nuisance with respect to the neighboring property
 - 4. Animal shelters and feeding places shall not be located within 25 feet of any lot line, and/or within 50 feet of any residence
 - 5. Keeping, permitting or maintaining livestock in excess of the maximum number of animals as set forth in this section shall be deemed a violation of this title
 - 6. There must be one-half acre per head and one-fourth acre of unencumbered property for each head. The total lot size cannot be included, it must allow for the one-half or one-fourth acreage to be open pasture without homes, garages, pole barns, driveways, lawns, etc.
 - 7. The definition of horse(s) will include a mare and a colt as defined as one horse until the colt is weaned and/or separated which usually occurs at six months of age. Same definition will be used for cattle and llamas
 - 8. Pasture Management. All enclosures, confinement areas, and/or open run areas shall be kept clean. Removal of animal waste and food waste so that the areas are kept free from infestation of insects, rodents or disease, as well as to prevent obnoxious or foul odors, and must not constitute a nuisance. Manure shall not be allowed in any place where it can affect any source of drinking water
 - 9. Violation of this subsection is an infraction punishable by a fine of \$50.00 for the first infraction, \$100.00 for the second infraction and removal of the conditional use permit for the third infraction within a two-year period
- J. The keeping of sheep, goats or swine in a residential zone is permitted as a conditional use when such animals are under FFA or 4-H supervision. The property owner shall obtain a conditional use permit for goats and swine, and shall be allowed, without further hearing, subject to a six-month review, and only as long as the animals continue to be an FFA or 4-H project. Should the City receive a written complaint, the permit holder will be notified and must immediately satisfy or respond to the complaint. 4-H and FFA Conditional Use Permit fees of \$150.00 have been waived by the council
- K. Home occupation. (Ord. 16-805 § 1, 2016; Ord. 16-804 § 1, 2016; Ord. 04-640 § 2, 2004; Ord. 00-586 § 2, 2001; Ord. 88-396 § 7, 1988; Ord. 84-335 § 4.03, 1984)

R1A Rural Residential Zone - The purpose of the rural residential zone (R1A) is to create a zone of rural feeling and atmosphere on large acreage lots from that land presently bordering City limits that is hilly and rocky, but affords excellent residential view parcels. Because of topography, drainage and other issues, those lots shall be large enough to accommodate the terrain. (Ord. 96-509 § 1, 1996)

The following uses are **permitted in an R1A zone** subject to the general provisions and exceptions set forth in Chapters [18.48](#) to [18.64](#) AMC:

- A. A one-family dwelling;
- B. A Class A manufactured home; provided, that the manufactured home shall:
 1. Conform to all requirements for a site-constructed single-family home defined by applicable city codes and building ordinances
 2. Have a concrete foundation
 3. Have the space between the floor of the home and the ground fully enclosed with a foundation or fascia which is aesthetically harmonious and compatible with the home and which complies with the applicable building codes
- C. Accessory buildings and uses: private garages
- D. Swimming pools and other recreational facilities for the sole use of the occupants of the premises and their guests
- E. Storage sheds
- F. Barns
- G. Recreational shop buildings not used for commercial purposes
- H. Livestock Provisions
 1. The following number of animals shall be considered as the maximum number of animals permissible on any single ownership
 - a. Horses, cattle, llamas, alpacas, vicunas, etc., no more than one head for the first two and one-half acres, not including un-weaned colts and calves
 - b. Sheep, goats, no more than five head per two and one-half acres, not including un-weaned lambs
 - c. Poultry, no more than 25 laying hens and 50 growing chicks per two and one-half acres. Poultry shall not be permitted free range of the property
 2. A 30 percent cover of perennial grass shall be maintained at all times with a minimum of four inches graze-down height
 3. Animal owners shall provide a corral area with a minimum of 700 square feet per animal for horses, cattle, llamas, alpacas and vicunas and 200 square feet for sheep and goats. Animal shelters and feeding places shall not be located within 50 feet of a lot line or 100 feet of any residence
 4. Livestock shall be kept in such a manner as not to constitute a nuisance with respect to neighboring property
 5. Keeping, permitting or maintaining livestock in excess of the maximum number of animals as set forth in this section shall be deemed a violation of this title. (Ord. 04-639 § 1, 2004; Ord. 96-509 § 1, 1996)

Minimum lot area in a rural residential R1A zone shall be five acres. (Ord. 96-509 § 1, 1996)
 Every lot shall have frontage upon a city street or other city-owned public right-of-way for a minimum length of 20 feet. (Ord. 06-703 § 2, 2006)

Every lot shall have a side yard on each side of the lot with a minimum depth of 25 feet. (Ord. 96-509 § 1, 1996)

- A. No structure in an R1A zone shall exceed 35 feet in height

- B. No detached structure from the main or primary use structure shall exceed 18 feet in height. Height over 18 feet shall be reviewed by building department, determination shall be made based on:
1. Topography of the lot
 2. Sight restrictions to neighbor's property. (Ord. 18-829 § 1, 2018; Ord. 96-509 § 1, 1996)

R2 Low Intensity Residential Zone - Low intensity residential land uses are designed for single family homes, manufactured homes and duplexes on single lots. The low intensity residential category is suggested for a large portion of the City. The residents of Asotin feel the neighborly atmosphere is one of the community's major assets. This land use category recommends low density development on single lots to promote and maintain this type of atmosphere. It also recognizes the importance of preserving the views now available to residents of the City. Some steep slopes in the southern portion of the City are included in this category. Careful hillside development proposals with innovative design should be encouraged in this area.

The following uses are **permitted in an R2 zone** subject to the general provisions and exceptions set forth in Chapters [18.48](#) through [18.64](#) AMC:

- A. All uses first permitted in the R1 zone; provided, that there is compliance with the provisions pertaining to each use as defined in AMC [18.28.020](#) and [18.28.030](#); with the exception of livestock. No livestock are permitted in an R2 zone
- B. Two-family dwelling units (duplexes); provided, that:
 1. Private garages shall conform to all requirements for any single-family home defined by this title
 2. The units shall conform to all requirements for any single-family home defined by this title. (Ord. 88-396 § 8, 1988; Ord. 84-335 § 5.02, 1984)

The following uses require a **Conditional Use Permit** from the planning commission as provided in Chapter [18.72](#) AMC:

- A. Cemeteries
- B. Churches
- C. Nursery schools
- D. Golf course, public or private, including clubhouse and accessory driving range
- E. Home occupation
- F. Bed and breakfast
- G. Publicly owned and operated parks
- H. Public utility facilities
- I. Schools, elementary, junior high or high, public or parochial
- J. Multifamily dwelling unit; provided, that:
 1. No more than four dwelling units shall be allowed on one lot;
 2. The units shall conform to all requirements for any single-family home defined by this title. (Ord. 03-616 § 2, 2003; Ord. 84-335 § 5.03, 1984)

R3 High-Intensity Residential Zone - High intensity residential land uses provide for residential dwellings with three or more living units such as garden apartments, townhouses, condominiums, triplexes and mobile home parks. This land use category recognizes the need for alternative housing choices for the residents of Asotin. Important concepts included in this land use category are design considerations. Low rise buildings, adequate open space and appropriate landscaping will allow higher density housing while maintaining the character of the community. High intensity residential land uses are recommended for the area between 1st, 3rd, Wilson and Harding Streets in the northeast section of the city and in the southwest corner of the city.

The purpose of the high-intensity residential zone (R3) is to provide a broader range of housing opportunities within the City and to ensure that the design of these dwelling units is compatible with the character of the development patterns within the City. (Ord. 84-335 § 6.01, 1984)

The following uses are permitted in an R3 zone subject to the general provisions set forth in Chapters [18.48](#) through [18.64](#) AMC:

- A. All uses first permitted in the R1 and R2 zones; provided, that there is compliance with the provisions pertaining to each use in AMC [18.28.020](#), [18.28.030](#), [18.32.020](#) and [18.32.030](#). No livestock are permitted in an R3 zone;
- B. Apartment house; provided, that:
 1. Each apartment building or complex of buildings shall provide a minimum of 100 square feet of recreation and/or greenspace for each dwelling unit in the complex. No more than 50 percent of this area may be indoors or covered. Adequate buffers shall separate recreation and greenspaces from public streets, parking areas and driveways
 2. Off-street parking areas shall be in an unobtrusive location, separated into no more than 10 spaces per bay, and shall be buffered from surrounding residential or other low-intensity land uses
 3. Traffic from apartments shall be routed onto an existing or planned City Street as safety of ingress and egress is of major importance
 4. All lights provided to illuminate parking areas shall be so arranged as to direct light away from adjoining properties
- C. Mobile home park; provided, that:
 1. A mobile home park shall be not less than two acres and shall contain no fewer than two rental spaces for each 20 spaces available
 2. The area of spaces within a manufactured home park shall average no less than 3,000 square feet, excluding roadways and recreation areas, with a maximum occupied area of 50 percent of spaces
 3. Only one mobile home shall be permitted on any space
 4. All manufactured and mobile homes shall be located at least 20 feet from the property boundary line abutting upon a public street or highway
 5. Unless an intervening firewall is provided, a manufactured or mobile home or accessory structure shall not be located closer than 15 feet from any other manufactured or mobile home or closer than five feet from a roadway
 6. Class C manufactured homes are permitted in a mobile home park.
 7. Direct vehicular access to the park shall be from an approved, paved, public street

8. Each manufactured and mobile home park space shall be provided with:
 - a. A continuing supply of safe and palatable water from a publicly owned facility
 - b. Sanitary facilities and services from a publicly owned facility
9. Each mobile home park shall provide a minimum of 50 square feet of recreation area for each space. No more than 50 percent of this area may be indoor or covered. Adequate buffers shall separate recreation areas from public streets, parking areas and driveways
10. A 5,000-square-foot minimum of open space shall be available for use as a recreation space for residents of the mobile home park. (Ord. 91-438 § 1, 1991; Ord. 88-396 § 9, 1988; Ord. 84-335 § 6.02, 1984)



Ord 2016-805
Amending Chapte

- A. All those uses classified as **conditional uses in the R1 and R2 zones**, providing there is compliance with the provisions pertaining to each use defined in AMC [18.28.030](#) and [18.32.030](#).
- B. Mini-storage facilities provided that such facilities:
 1. Be buffered to reduce the impact of noise, light and visual obtrusiveness to adjoining residential properties
 2. Not exceed 40 units
- C. All conditional uses in an R3 zone require a Conditional Use Permit from the Planning Commission as provided in Chapter [18.72](#) AMC. (Ord. 98-534 § 1, 1998; Ord. 84-335 § 6.03, 1984)

C1 LOW-INTENSITY COMMERCIAL ZONE - The purpose of the low-intensity commercial zone is to encourage small scale commercial development in areas that require special consideration of adjacent residential zones. (Ord. 84-335 § 7.01, 1984)

The following uses are **permitted in a C1 zone** subject to the general provisions and exceptions set forth in Chapters [18.48](#) through [18.64](#) AMC:

- A. Churches
- B. Nursery schools
- C. Golf courses, public or private, including clubhouse and accessory driving range
- D. Home occupation
- E. Publicly owned and operated parks
- F. Public utility facilities
- G. Schools, elementary, junior high or high, public or parochial
- H. Retail activities dispensing commodities or services
- I. Professional and business offices
- J. Motels
- K. Indoor entertainment and recreational facilities
- L. Restaurants and cafes
- M. Rest homes and convalescent centers
- N. Automobile service stations provided that:

1. The leading edge of any pump island is no closer than 15 feet from the property line
- O. Veterinary clinics, kennels and animal hospitals provided that:
1. Any use that provides short-term or long-term lodging for animals shall be designed such that all noises, odor and other obtrusive impacts are buffered or screened from adjoining or neighboring property
- P. Recreational vehicle parks provided that such a park shall:
1. Be located on an arterial
 2. Provide connections for such trailers to water and sanitary facilities or provide for disposal of sanitary wastes
 3. Be buffered and screened to reduce the impact of noise, light and visual obtrusiveness to adjoining property
 4. Be no larger than 10 acres
 5. Provide individual lots no smaller than 1,000 square feet for each vehicle;
 6. Be landscaped with planting materials indigenous to the local area and continuously maintained
- Q. Day care facilities provided that such facilities:
1. Provide at least 100 square feet of outdoor recreation space per child and such space shall be maintained in an orderly fashion
 2. Provide a sight-obscuring buffer or screen between play areas and adjacent uses
- R. Mini-storage facilities provided that such facilities:
1. Be buffered to reduce the impact of noise, light and visual obtrusiveness to adjoining residential properties
- S. Meeting and assembly halls provided that:
1. All eating and/or drinking facilities located within these uses shall be incidental to the primary use of the facility. (Ord. 88-398 § 4, 1988; Ord. 84-335 § 7.02, 1984)

The following uses **require a Conditional Use Permit** from the Planning Commission as provided in Chapter [18.72](#) AMC:

Automobile, boat, trailer and recreational vehicle sales areas provided that such an area:

- A. Be located on an arterial
- B. Be buffered to reduce the impact of noise, light and visual obtrusiveness to adjoining properties. (Ord. 84-335 § 7.03, 1984)

C2 HIGH-INTENSITY COMMERCIAL ZONE -The purpose of the high-intensity commercial zone is to encourage major development in the City's central business district. (Ord. 84-335 § 8.01, 1984)

The following uses are **permitted in a C2 zone** subject to the general provisions and exceptions set forth in Chapters [18.48](#) through [18.64](#) AMC:

- A. Churches
- B. Nursery school;
- C. School recreational parks, golf courses, public or private, including clubhouse and accessory driving range
- D. Publicly owned and operated parks
- E. Public utility facilities

- F. Schools, elementary, junior high or high, public or parochial
 - G. Retail activities dispensing commodities or services
 - H. Professional and business offices
 - I. Motels
 - J. Indoor entertainment and recreational facilities
 - K. Restaurants and cafes
 - L. Rest homes and convalescent centers
 - M. Automobile service stations; provided
 - 1. The leading edge of any pump island is no closer than 15 feet from the property line
 - N. Hotels
 - O. Retail services requiring outdoor storage or sales space; provided, that such uses:
 - 1. Be adequately landscaped, screened and buffered to reduce the visual impact of stored materials on adjacent properties
 - P. Taverns
 - Q. Commercial parking lots and structures;
 - R. Drive-in restaurants; provided, that such restaurants:
 - 1. Be located on an arterial street
 - 2. Be so designed as to ensure that all automobiles waiting to be serviced are contained within the property boundaries
 - S. Wholesale sales and storage
 - T. Automobile, boat, trailer and recreational vehicle sales areas provided that such uses be located on an arterial street
 - U. On-site hazardous waste treatment and storage facilities. On-site hazardous waste treatment and storage facilities that are accessory to a permitted or conditional use, provided, that such facilities meet the state siting criteria adopted pursuant to RCW [70.105.210](#). (Ord. 88-398 § 5, 1988; Ord. 84-335 § 8.02, 1984)
- A. Industrial uses shall be conditional uses in a C2 zone. Industrial uses are considered to be high impact uses. As such, particular care shall be given to the possible impacts these uses can create and the effects of these impacts on adjacent uses. In addition to the standards established in Chapters [18.48](#) through [18.64](#) AMC and for any individual use, the following standards shall also apply:
- 1. Industrial uses shall have limited or phased social and fiscal impacts on the community. Adequate public facilities (sewer, water, fire protection, schools, streets) shall be available to serve the industry prior to construction, or assurance shall be given the City in the form of a performance bond that public facilities will be installed concurrently at the developer's expense.
 - 2. Industrial uses shall meet all applicable standards pertaining to buffers, screens, lot coverage and open area. The Planning Commission may require additional buffer area where it appears that existing adjacent uses warrant protection.
 - 3. Special attention shall be given to the emission standards pertaining to noise, smoke, odor or glare.

4. All industrial uses shall be located on an arterial street.
- B. The following industrial uses **require a Conditional Use Permit** from the Planning Commission as provided in Chapter [18.72](#) AMC.
 1. Assembly of small equipment
 2. Contractor's office, shops and storage yards; provided, that in cases where equipment and supplies are stored in the open such equipment or supplies shall be screened from adjacent lots by buffers or screens which reduce the visual and auditory impact of these equipment or supplies
 3. Freight warehouse terminals
 4. Blacksmith, welding and storage yards
 5. Agricultural processing, packaging, storage and distribution
 6. Cabinet, carpenter's shop, furniture manufacturing and repair
 7. Laboratories. (Ord. 84-335 § 8.03, 1984)

EXHIBIT: 2 – ORDINANCE AMENDING CONDITIONAL USE:

ORDINANCE #2016-805

**BEING AN ORDINANCE AMENDING ORDINANCE #2000-586 CHAPTER 18.28
CONDITIONAL USES OF THE ASOTIN MUNICIPAL CODE SECTION 18.28.030 AND
PROVIDING FOR THE EFFECTIVE DATE HEREOF.**

THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED, DO
ORDAIN AS FOLLOWS:

SECTION I:

That Asotin Municipal Code Section 18.28.030, Conditional Uses, shall be amended to read as follows:

18.28.030 Conditional Uses.

I. The keeping of livestock provided;

1. There shall be a minimum lot size of One-Half acre:
2. (a) Horses, cattle, llamas, no more than one head for the first One-Half acre and one additional head for each additional One-Fourth acre of property thereafter; Maximum of four horses, cattle, llamas.
6. There must be One-Half acre per head and One-Fourth acre of unencumbered for each head. The total lot size cannot be included, it must allow for the ½ or ¼ acreage to be open pasture without homes, garages, pole barns, driveways, lawns, etc.
7. The definition of horse(s) will include a mare and a colt as defined as one horse until the colt is weaned and/or separated which usually occurs at six months of age. Same definition will be used for cattle and llamas.

J. 4-H and FFA Conditional Use permit fees of \$150.00 have been waived by the Council.

K. Pasture Management:

All enclosures, confinement areas, and/or open run areas shall be kept clean.

Removal of animal waste and food waste so that the areas are kept free from infestation of insects, rodents or disease, as well as to prevent obnoxious or foul odors, and must not constitute a nuisance. Manure shall not be allowed in any place where it can affect any source of drinking water.

L. Violation of this section is an infraction punishable by a fine of \$50 for the first infraction, \$100 for the second infraction and removal of the Conditional Use Permit for the third infraction within a two-year period.

SECTION II:

This ordinance shall be in full force and become effective five (5) days from and after its passage, approval and legal publications.

Dated this 28th day of November, 2016

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA#33542, City Attorney

EXHIBIT: 3 – PARK AND RECREATION ELEMENT:

The City of Asotin Comprehensive Plan Parks and Recreation Element

The City of Asotin is a rural community with recreational opportunities both within and just

outside the city limits. It possesses recreational lands owned by the City and leased from the US Army Corps of Engineers. Asotin is the county seat for Asotin County and SR129 runs through the center of this quaint area. Its physical setting and the historical significance allow for a variety of outdoor and indoor recreational opportunities. It is important to the City of Asotin that the city continues to serve the recreational needs of both their residents and the seasonal and tourist populations. Asotin is known locally as the “Gateway to Hells Canyon” which serves as an attractant for visitors and recreational users. The City has 7.5 acres of community park areas and another 7.5 acres of bird sanctuary, however; as populations rise and public demands change the park and recreation areas must be able to meet those demands.

The Parks and Recreation element of the City of Asotin’s Comprehensive Plan seeks to:

Review existing park and recreational facilities within the service area

Present national level of service standards and relate these to Asotin’s population 10-year forecast

Outline public input on recreational opportunities both currently available and those desired in the future

State goals and objectives for existing and future parks and recreational opportunities.

The Parks and Recreational Element was included in 2002 in the Growth Management Act and must be included in the city comprehensive plan that is updated if funds sufficient to cover applicable local government costs are appropriated and distributed by the state at least two years before the applicable review and update deadline. The Act offers the following goal concerning this element: “Work to retain open space, enhance recreational opportunities, conserve fish and wildlife habitat, increase access to natural resource lands and water, and develop parks and recreation facilities.”

SUMMARY OF EXISTING INVENTORY

Recreational Facilities

The areas surrounding the City of Asotin provide a diverse set of opportunities in outdoor recreation. The adjacency to the Snake River, the abundant open space in the area, and the distinct seasons promote fishing, hunting, snowmobiling, water sports, camping and many other outdoor experiences. The City of Asotin contains the City Park, Chief Looking Glass Park, the local bird sanctuary, the baseball field and park on the east side of the city, and a small residential park.

The City Park is a 2.5-acre community park that can be utilized for a large variety of recreational purposes. Covered gazebos offer an area for both small and large group gatherings in the park to picnic or just gather out of the weather. A playground is available for younger park users including a structure with slides and swings. A large open area offers park use for any number of activities including dog walking, picnicking and more. Additional facilities in the park include four horseshoe pits, and public restrooms. The other community park in Asotin is Chief Looking Glass Park.

Chief Looking Glass Park is a 3-acre community park that offers more water and sports-based activities. The park is on the Snake River, and offers fire pits, grills, playground areas, public restrooms, swimming areas and showers. Chief Looking Glass Park also contains the marina that was silted in during the 1990s. The attractions offered at Chief Looking Glass Park include an historic 1889 Baptist church. Sports facilities at the park include tennis courts, basketball courts, and the high school football field.

The other park areas in town are on the west end of town. Each park is approximately 1.25 acres in size and are simply open areas.

Outdoor recreation facilities other than parks on the in the western side of town include baseball fields, a bird sanctuary, the boat launch, fishing opportunities and opportunities for river floating and rafting.

In addition to outdoor recreation there are indoor recreational opportunities. The Asotin County Museum is located in the northwest portion of the city. The museum itself is a historical building, constructed in 1920 for use as a funeral parlor. The building was then donated to the county for use as a museum in 1972.

The museum includes a reassembled pioneer house, a school house dating back to 1927, a pole barn with one of the nation's largest collections of branding irons, a Nez Perce Indian Teepee, and thousands of other artifacts. One unique offering from the museum is the opportunity to trace one's genealogy using the burial records and archive of newspapers they keep.

Open Spaces

Open space can be public or private, and includes parks, farmland, play fields, forested hills, wetlands, and public rights of way. The open spaces in Asotin help to define the City of Asotin as a rural and rustic area. Chief Looking Glass Park and the City Park contribute to the small town feel while close access to fishing and hunting areas promote the sporting aspect of Asotin. For outdoor opportunities that don't involve hunting, areas such as the bird sanctuary and the residential walking paths provide a serene and peaceful atmosphere. In addition to the positive effects on Asotin's atmosphere, the cities' open spaces also contribute to air quality, water quality, and wildlife habitat.

LEVEL OF SERVICE STANDARDS

Parks and Recreation Demand

The National Recreation and Parks Association (NRPA) have standards for the number of recreational facilities and acres of parks per resident in a city, these ratios of facilities per resident are called the Levels of Service (LOS). These standards are becoming obsolete as different standards are being developed. The NRPA now recommends developing Levels of

City of Asotin Comprehensive Plan 2 Parks and Recreation Element

Service standards on an individual city basis through surveying and observation. This individual standard is more effective in quantifying what a city's residents require for recreational facilities. By observing how often a city's facilities are used, and surveying the city's residents regarding their satisfaction with the facilities, standards can be developed that accurately identify the LOS for the city.

The City of Asotin currently has 1,215 residents and the acreage of parks and number of facilities are within the recommended NRPA standards for Asotin's size of city. Because of Asotin's small size, these standards should be estimated on a different standard. If observation was performed randomly to ascertain the

number of residents using the parks and recreation facilities, the numbers of residents using the parks and facilities would be very small.

This is because of the small size of Asotin. The NRPA recommends between 6.5 and 10 acres of park per 1000 residents in a city, but a lower number of acres would serve the residents of Asotin just as well.

FUTURE NEEDS/ALTERNATIVES

Ten Year Demand

The ten-year demand is based on the estimated future population of the City of Asotin. The ten-year population estimate, performed by the Office of Financial Management for the State of Washington, for Asotin is 1,347 residents. The recommended LOS based upon future population can still be met by the current volume of recreational facilities, as displayed in Table 1.

Table 1

CITY OF ASOTIN PARKS AND RECREATIONAL FACILITIES CURRENT, FUTURE AND RECOMMENDED LOS						
TYPE OF FACILITY	QTY		OWNED BY	CURRENT LOS	10 YEAR LOS	RECOMMENDED LOS
Football Field	1	facility	School	1 per 1215	1 per 1347	1 per 20,000
Track	1	facility	School	1 per 1215	1 per 1347	1 per 20,000
Tennis Court	2	facilities	School	1 per 608	1 per 674	1 per 2,000
Baseball Field	1	facility	School	1 per 1215	1 per 1347	1 per 5,000
Basketball Courts	2	facilities	School	1 per 608	1 per 674	1 per 5,000
Swimming area	1	facility	Army Corps	1 per 1215	1 per 1347	1 per 20,000
Boat Launch	1	facility	Army Corps	1 per 1215	1 per 1347	No recommended value
Park	7.5	acres	Army Corps/City	1 acre per 162	1 acre per 179.6	1 acre per 160-100
Fishing	1	facility	Army Corps	1 per 1215	1 per 1347	No recommended value
Playground	3	facilities	School/City	1 per 405	1 per 449	included in parks
Picnic Area	4	facilities	Army Corps/City	1 per 304	1 per 337	included in parks

Summary of Public Input

The City of Asotin has provided for public input in a variety of ways. *Asotin Tomorrow* is an organized group of volunteers that has been in existence for 5 years. The group exists to gather support and generate interest in issues that affect the direction the City is moving. In the past 3 years, they have worked tirelessly to assess what improvements can be made in the parks/recreation and how this might positively impact the economic development of Asotin.

**City of Asotin Comprehensive Plan 3
Parks and Recreation Element**

They seek ways in which to directly advocate for project development and finding funding for these projects. *Asotin Tomorrow* sponsored two Town Hall meetings to gather input and create awareness of the updating of the Parks and Recreation element. A survey was distributed to all postal patrons in the City of Asotin and the surrounding area of homes that are directly affected by or currently use the recreational facilities within the city. The survey was distributed to determine which of various recreational facilities the residents of Asotin currently use and which they would prefer. The survey asked the residents to rank the various options from 1-4, state which ones they would use, and which ones they would support. The results of this survey show that the residents of the City of Asotin find of great importance a boating marina, walking paths throughout the city, and a skateboarding facility. The top ten results of this survey are displayed in Tables 2a, 2b and 2c.

Table 2a

Top Ten Survey Results by

Use

- Walking Paths
- Biking/ Bike Paths
- Boating Marina
- Picnic Tables
- Skateboard Facility
- Fitness Center
- Fishing
- Playgrounds

Table 2b

Top Ten Survey Results by

Rating

- Skateboard Facility
- Walking Paths
- Boating Marina
- Picnic Tables
- Biking/ Bike Paths
- Play Equipment
- Parks
- Fishing

Table 2c

Top Ten Survey Results by

Support

- Boating Marina
- Skateboard Facility
- Walking Paths
- Fishing
- Biking/ Bike Paths
- Play Equipment
- Picnic Tables
- Basketball

Play Equipment	Playgrounds	Playgrounds
Swimming Pool	Athletic Courts/Fields	Baseball

Each year the City of Asotin shall revisit the Parks and Recreational element to assess in the budgeting cycle which opportunity may be feasible to either fund, partially fund, or seek grant funds to accomplish. Table 3 indicates preliminary costs that may aid in helping the City determine which recreational opportunity is most feasible based on available funds.

Table 3

	<u>CONSTRUCTION COST</u>	<u>ANNUAL MAINTENANCE COST</u>	
<u>FACILITY</u>			
Walking paths	\$ 20,000.00	\$ 1,600.00	Per mile of trail
Biking/Bike Paths	\$ 20,000.00	\$ 1,600.00	Per mile of trail
Boating Marina*	\$ 100,000.00	\$ 750.00	Per boat slip
Picnic Tables	\$ 2,000.00	\$ 40.00	
Skateboard Facility	\$ 15,000.00	\$ 1,500.00	
Fitness Center	\$ 65,000.00	\$ 1,950.00	
Fishing (Dock)	\$ 10,000.00	\$ 200.00	Per dock
Playgrounds	\$ 15,000.00	\$ 300.00	
Play Equipment	\$ 15,000.00	\$ 300.00	
Swimming Pool	\$ 10,000.00	\$ 1,500.00	

*Costs for the boating/marina project are dependent on the scope of work. Contemplated work to dredge the marina would cost around \$100,000.00. The addition of ramp/dock facilities and making the area ADA compliant could cost approximately \$750,000.00.

GOALS AND OBJECTIVES

The goals and objectives outlined below are to be adopted by the City of Asotin for the further development and advancement of recreational facilities within the city.

Goal 1: Identify the recreational facilities that the residents of Asotin would support and use.

Objective: The City will hold town hall meetings to gather input from the public to help identify current need.

Objective: The City will rank and prioritize the gathered data in regards to level of support and level of use.

Objective: The City will publish the information for residents to view results.

Goal 2: Assure that park and recreational enhancements in Asotin are provided to accommodate the demand of the community.

Objective: The City will make every effort to conserve and use wisely the existing lands to ensure there is an adequate supply of park and open space to meet the current and projected demands of the city.

Objective: The City will review the annual budget to determine what funds may be available for additional recreational facilities that was deemed important through the public process.

Objective: The City will apply for appropriate, available grants to develop desired recreational facilities.

Objective: The City will encourage and facilitate public input for recreational facility development.

Objective: The City will coordinate with Asotin County and the Port of Clarkston to encourage the development of open space and recreational opportunities.

Goal 3: Pledge to adequately maintain and operate the City of Asotin parks to meet the needs of residents.

Objective: The City will maintain the parks to remain clean, safe, inviting, and usable.

Objective: The City will encourage the use of volunteers and service organizations to develop and maintain recreational facilities in the community.

Goal 4: Be stewards of the land and provide opportunities for recreational facilities.

Objective: The City will maintain the current level of land usage for recreational opportunities to ensure a reduction of opportunities does not occur.

Objective: The City will ask developers to set aside land and open spaces for parks and recreational activities.

EXHIBIT: 3 – RESOLUTION PARK AND RECREATION ELEMENT:

RESOLUTION 2014-519

A RESOLUTION OF THE CITY COUNCIL, OF THE CITY OF ASOTIN ADOPTING THE PARKS AND RECREATION ELEMENT 2014 OF THE COMPREHENSIVE PLAN

WHEREAS, the City of Asotin has updated the Parks and Recreation Element of the 1999 Comprehensive Plan, and

WHEREAS, the Parks and Recreation Element was developed in accordance with the rules and regulations set forth by the City of Asotin, and

WHEREAS, the Parks and Recreation Element portion of the Plan needed to be updated to identify RCO funding sources for the Marina, and

WHEREAS, the City of Asotin wishes to recommend to the City Council that they officially adopt this update of the Park and Recreation Plan, and

NOW, THEREFORE BE IT RESOLVED, with the official adoption of the City of Asotin Parks and Recreation Plan Update. A copy of the Plan and supporting documentation will be sent to the Recreational Conservation Office (RCO) for filing.

Passed in open and regular session on this 24th day of February, 2014

Vikki Bonfield, Mayor

Attest: Approved as to form:

Jane E. Richards, WSBA #33542

Attorney for the City of Asotin

EXHIBIT: 4 – SHORELINE MASTER PLAN:

THIS PLAN IS AVAILABLE AT ASOTIN CITY HALL

**Shoreline Restoration Plan
Shoreline Master Program Update
Asotin, Washington**

This SMP Update is being funded by
Washington Department of Ecology
Grant #G1400537
(Deliverable for Task 8)
February 2016

EXHIBIT: 4 – ORDINANCE SHORELINE MASTER PLAN:

EXHIBIT: 4 – RESOLUTION SHORELINE MASTER PLAN:

RESOLUTION 2013-511

A RESOLUTION OF THE COUNCIL OF THE CITY OF ASOTIN AUTHORIZING THE MAYOR TO SUBMIT THE GRANT APPLICATION AND ACCEPT THE GRANT ON BEHALF OF THE CITY OF ASOTIN FOR STATE OF WASHINGTON DEPARTMENT OF ECOLOGY SHORELINE MASTER PLAN PROGRAM FOR \$50,000.00

WHEREAS, the City of Asotin is applying for Grant funding through the State of Washington Department of Ecology Shoreline Master Plan Program for \$50,000.00; See Exhibit A

WHEREAS, Vikki Bonfield, City of Asotin Mayor, is authorized to submit this application to the State of Washington Department of Ecology Shoreline Master Plan Program for \$50,000.00 on behalf of the City of Asotin;

WHEREAS, Vikki Bonfield, City of Asotin Mayor, is authorized to accept this grant from the State of Washington Department of Ecology Shoreline Master Plan Program for \$50,000.00 on the behalf of the City of Asotin;

NOW, THEREFORE, be it resolved that the City of Asotin authorizes submission of this application to the State of Washington Department of Ecology Shoreline Master Plan Program for \$50,000.00 and the City of Asotin hereby accepts this grant.

Passed in open and regular session on this 25th day of November, 2013.

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA #33542, City Attorney

EXHIBIT: 4 – RESOLUTION COMPLETION OF SHORELINE MASTER PLAN:

RESOLUTION 2018-610

A RESOLUTION OF THE COUNCIL OF THE CITY OF ASOTIN CONSTITUTING FINAL ACCEPTANCE OF THE 2013 SHORELINE MASTER PLAN PROGRAM GRANT

WHEREAS, In November 2013, the City of Asotin received grant funding through the State of Washington Department of Ecology Shoreline Master Plan Program for \$50,000.00; and

WHEREAS, Keltic Engineering, Inc. was the responsible low bidder; and

WHEREAS, the City Council passed Resolution 2013-511 on November 25, 2013 authorizing the City to enter into a contract with Keltic Engineering, Inc. for the work; and

WHEREAS, the work has been completed and the City Council wishes to accept the work of Keltic Engineering, Inc.

NOW, THEREFORE, be it resolved that the City Council of the City of Asotin, Washington, does hereby accept the work of Keltic Engineering, Inc. and directs City staff to close out the State of Washington Department of Ecology Shoreline Master Plan Program Grant.

Passed in open and regular session on this 12th day of February, 2018.

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA #33542, City Attorney

EXHIBIT: 5 – CRITICAL AREA CHECKLIST COMPLETED:



CRITICAL AREAS CHECKLIST

A Technical Assistance Tool From Growth Management Services – updated February 2018

Name of city or county: CITY OF ASOTIN	
Staff contact, phone, and e-mail address: Tina Davidson, 509-243-4411, deputyclerk@cityofasotin.org	
<p>INSTRUCTIONS</p> <p>This checklist is intended to help local governments update their development regulations, as required by RCW 36.70A.130(4) (updated in 2012). We strongly encourage but do not require jurisdictions to complete the checklist and return it to Growth Management Services (GMS), along with their updates. This checklist may be used by all jurisdictions, including those local governments planning for resource lands and critical areas only. For general information on update requirements, refer to Keeping your Comprehensive Plan and Development Regulations Current: A Guide to the Periodic Update Process under the Growth Management Act, August, 2016 and WAC 365-196-610 (updated in 2015)</p> <p>Bold items are a GMA requirement or may be related requirements of other state or federal laws.</p> <p>Commerce WAC provisions are advisory under Commerce’s statutory mandate to provide technical assistance, RCW 43.330.120 which states that the Department of Commerce “...shall help local officials interpret and implement the different requirements</p>	<p>Contents</p> <p>Instructions.....1</p> <p>Overall Requirements.....2</p> <p>Wetlands.....3</p> <p>Critical Aquifer Recharge Areas.....4</p> <p>Frequently Flooded Areas.....5</p> <p>Geologically Hazardous Areas.....6</p> <p>Fish and Wildlife Habitat Conservation Areas.....7</p> <p>Anadromous Fisheries.....8</p> <p>Reason Use Exceptions.....8</p>

<p><i>of the act through workshops, model ordinances, and information materials.” <u>Bold and underlined</u> items are links to Internet sites and may include best practices or other ideas to consider. If you have questions, call GMS at (360) 725-3066.</i></p> <p>Updates to Commerce WAC – Revisions to the Commerce WAC relating to critical areas have been provided in a table with dates of changes on the Growth Management Act Periodic Update web site. The table can be used with this checklist to determine what changes have been made since the last update of your critical areas regulations.</p> <p>How to fill out the checklist</p> <p>Using the current version of your critical areas regulations, fill out each item in the checklist. Select the check box or type in text fields, answering the following question:</p> <p>Is this item addressed in your current Critical Areas Ordinance (CAO)? If YES, fill in the form with citation(s) to where in the plan or code the item is addressed. We recommend using citations rather than page numbers because they stay the same regardless of how the document is printed. If you have questions about the requirement, follow the hyperlinks to the relevant statutory provision or rules. If you still have questions, visit the Commerce Growth Management Services Web page or contact one of the Commerce planners assigned to your region.</p>	<p>Forest Practices Regulations.....8</p> <p>Stormwater Drainage and Water Quality.....9</p> <p>Regulations for Protecting Waters of the State.....9</p> <p>Good Ideas.....10</p>
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CRITICAL AREAS

Regulations protecting critical areas are required by **RCW 36.70A.060(2)** and **RCW 36.70A.172(1)** and [WAC 365-195-900](#) through 925 provide guidelines. Guidance can also be found in Commerce's [Critical Areas Assistance Handbook](#) (January, 2007, [currently being updated](#)); the Minimum Guidelines [WAC 365-190-080 – 130](#); Best Available Science, [Chapter 365-195 WAC](#); and Procedural Criteria, [WAC 365-196-485](#) and [WAC 365-196-830](#), and on Growth Management's [Critical Areas and Best Available Science](#) webpage.

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Regulations required to protect critical areas	Addressed in current plan or regulations? If yes, note where
<p>OVERALL REQUIREMENTS</p> <p>The CAO includes best available science to clearly designate and protect all critical areas that might be found within the jurisdiction.</p> <p>1. Designation of Critical Areas</p> <p>RCW 36.70A.170(1)(d) required all counties and cities to designate critical areas. RCW 36.70A.170(2) requires that counties and cities consider the Commerce Minimum Guidelines pursuant to RCW 36.70A.050.</p> <p>RCW 36.70A.050 directed Commerce to adopt the Minimum Guidelines to classify critical areas. WAC 365-190-080 through 130 (updated in 2010) provide guidance on defining or “designating” each of the five critical areas.</p> <p>WAC 365-190-040 (updated in 2010) outlines the process to classify and designate natural resource lands and critical areas.</p> <p>2. Definition of Critical Areas</p> <p>RCW 36.70A.030 provides definitions for each type of critical area. Sections (5) regarding fish and wildlife habitat conservation areas; (9) regarding geologically hazardous areas; and (21) regarding wetlands were updated in 2010.</p> <p>WAC 365-190-030 (updated 2010) provides definitions in the Minimum Guidelines.</p> <p>3. Protection of Critical Areas</p> <p>RCW 36.70A.060 (2) required counties and cities to adopt development regulations that protect the critical areas required to be designated under RCW 36.70A.170.</p> <p>RCW 36.70A.172(1) requires the inclusion of best available science in developing policies and development regulations to protect the functions and values of critical areas. In addition, counties and cities must give special consideration to conservation or protection measures necessary to preserve or enhance anadromous fisheries.</p> <p>4. Inclusion of Best Available Science</p> <p>RCW 36.70A.172(1) requires inclusion of the best available science (BAS).</p> <p>Chapter 365-195 WAC outlines recommended criteria for determining which information is the BAS, for obtaining the BAS, for including BAS in policies and regulations, for</p>	<p>Was inclusion of BAS documented in the record for the review and any updates to the critical areas regulations?</p>

<p>addressing inadequate scientific information, and for demonstrating “special consideration” to conservation or protection measures necessary to preserve or enhance anadromous fisheries.</p> <p>WAC 365-195-915 provides criteria for including BAS in the record.</p>	<p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Location in Text:</p>
<p>WETLANDS DEFINITION</p> <p>The definition of wetlands is consistent with RCW 36.70A.030(21) (updated in 2012).</p>	<p>Is the wetland definition consistent with RCW 36.70A.030(21)?</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A</p> <p>Location in Text: Page: 16 & 17 ALL CONTROLLED BY U.S. ARMY CORPS OF ENGINEERS</p>
<p>WETLANDS DELINEATION</p> <p>Wetlands are delineated using the 1987 Federal Wetland Delineation Manual and Regional Supplements in accordance with WAC 173-22-035 (updated in 2011).</p> <p>See Ecology’s Wetland Delineation page and WAC 365-190-090 (updated in 2010) for additional assistance.</p>	<p>Are wetlands delineated using the 1987 Federal Wetland Delineation Manual and Regional Supplements?</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No N/A</p> <p>Location in Text: SMP – page 13</p>
<p>WETLANDS PROTECTION</p> <p>Policies and regulations protect the functions and values of wetlands. RCW 36.70A.172(1) Counties and cities are encouraged to make their actions consistent with the intent and goals of “protection of wetlands”, Executive Order 89-10 as it existed on September 1, 1990.</p> <p>WAC 365-190-090(3) recommends using a wetlands rating system that evaluates the existing wetland functions and values to determine what functions must be protected. Ecology updated its recommended wetlands rating systems effective January 2015. For information on the rating system, see:</p> <ul style="list-style-type: none"> • 2014 Updates to the Washington State Wetland Rating Systems • Washington State Wetland Rating System for Western Washington • Washington State Wetland Rating System for Eastern Washington 	<p>Do the regulations use a rating system to determine wetlands protection?</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No N/A</p> <p>Location in Text SMP – Page 13</p>

For other resources and guidance on protecting wetlands, go to Ecology’s [Local wetland regulations: Growth Management Act technical assistance](#).

CRITICAL AQUIFER RECHARGE AREAS

Policies and regulations protect the functions and values of critical aquifer recharge areas. RCW 36.70A.172(1).

Policies and regulations protect the quality and quantity of groundwater used for public water supplies. RCW 36.70A.070(1) and WAC 365-196-485(1)(d). (Required if groundwater is used for potable water.)

The following references also relate to protection of groundwater resources:

[RCW 90.44](#) – Regulation of Public Groundwaters

[RCW 90.48](#) – Water Pollution Control (1971)

[RCW 90.54](#) – Water Resources Act of 1971

[RCW 36.36.020](#) - Creation of aquifer protection area (1988)

[WAC 365-190-100](#) Critical Aquifer Recharge Areas (2010)

[WAC 173-100](#) Groundwater Management Areas and Programs (1988)

[WAC 173-200](#) Water Quality Standards for Groundwaters of the State of Washington (1990)

[WAC 365-196-735](#) Consideration of state and regional planning provisions (list) (2010)

The [Critical Aquifer Recharge Areas Guidance Document](#) (2005) provides information on protecting functions and values of critical aquifer recharge areas, best available science, how to work with state and local regulations and adaptive management.

Also, consider the following:

- *Prohibiting or strictly regulating hazardous uses in critical aquifer recharge areas (CARAs) and designating and protecting wellhead areas. See Ecology’s guidance on [Critical Aquifer Recharge Areas](#).*
- *Limiting impervious surfaces to reduce stormwater runoff, as required under Phase I and II municipal stormwater permits. Ecology’s Stormwater Manual for Western Washington (updated in 2012) includes low impact development (LID) related definitions, requirements, and an LID performance standard. See [Stormwater Management and Design Manuals](#) on Ecology’s web page.*
- *[See Stormwater Drainage and Water Quality on page 7 of this checklist for additional LID resources.](#)*

If groundwater is used for potable water, do regulations protect the quality and quantity of ground water?

Yes

No

N/A

Location in text:

Page: 13

Are the critical aquifer recharge regulations consistent with current mapping of these critical areas?

Yes

No

N/A

Location in text:

Page: 14

FREQUENTLY FLOODED AREAS

Regulations protect the functions and values of frequently flooded areas and safeguard the public from hazards to health and safety. RCW 36.70A.172(1) [WAC 365-196-830](#) provides: "Protection" in this context means preservation of the functions and values of the natural environment, or to safeguard the public from hazards to health and safety."

[WAC 365-190-110](#) (updated in 2010) directs counties and cities to consider the following when designating and classifying frequently flooded areas:

- (a) Effects of flooding on human health and safety, and to public facilities and services;
- (b) Available documentation including federal, state, and local laws, regulations, and programs, local studies and maps, and federal flood insurance programs, including the provisions for urban growth areas in **RCW 36.70A.110**;
- (c) The future flow flood plain, defined as the channel of the stream and that portion of the adjoining flood plain that is necessary to contain and discharge the base flood flow at build out;
- (d) The potential effects of tsunami, high tides with strong winds, sea level rise, and extreme weather events, including those potentially resulting from global climate change;
- (e) Greater surface runoff caused by increasing impervious surfaces.

Classification of and regulations for frequently flooded areas should not conflict with the [Federal Emergency Management Agency \(FEMA\)](#) requirements for the National Flood Insurance Program. See [Ecology's Floods & Floodplain Planning](#), **86.16 RCW**, [173-158 WAC](#), and **44 CFR 60**.

Communities that are located on Puget Sound or the Strait of San Juan de Fuca, or have lakes, rivers or streams that directly or indirectly drain to those water bodies, are subject to the National Flood Insurance Program Biological Opinion (BiOp) for Puget Sound (<https://www.fema.gov/media-library/assets/documents/30021>). The biological opinion required changes to the implementation of the National Flood Insurance Program in order to meet the requirements of the Endangered Species Act (ESA) in the Puget Sound watershed. FEMA Region X has developed an implementation plan that allows communities to apply the performance standards contained in the Biological Opinion by implementing: 1) a model ordinance (<https://www.fema.gov/media-library/assets/documents/85339>); 2) a programmatic Checklist (<https://www.fema.gov/media-library/assets/documents/85336>); or 3) on a permit by permit basis (<https://www.fema.gov/media-library/assets/documents/85343>) as long as it can be demonstrated that there is no adverse effect to listed species. Communities have the option of utilizing their CAOs as part of a programmatic response to address the requirements of the biological opinion. FEMA must approve a community's biological opinion compliance strategy.

Additional resources:

- [RCW 86.12](#) Flood Control by Counties
- [RCW 86.16](#) Floodplain Management
- [RCW 86.26](#) State Participation in Flood Control Maintenance
- [RCW 86.16.041](#) Floodplain Management Ordinance and Amendments
- [WAC 173-158-070](#) Requirements for construction in Special Flood Hazard Areas

Are frequently flooded areas designated and regulated using FEMA and Ecology guidance?

- Yes
- No
- N/A

Location in Text:

Page: 14

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Are you utilizing your CAO as part of a programmatic response to the BiOp?

- Yes
- No
- N/A

Location in Text:

<p>DEFINITION OF GEOLOGICALLY HAZARDOUS AREAS</p> <p>The definition of geologically hazardous areas is consistent with RCW 36.70A.030(9) (updated 2012).</p> <p>“Geologically hazardous areas” means areas that because of their susceptibility to erosion, sliding, earthquake, or other geological events, are not suited to the siting of commercial, residential, or industrial development consistent with public health or safety concerns.</p>	<p>Is the geologically hazardous areas definition consistent with RCW 36.70A.030(9)?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p> <p>Location in Text:</p>
<p>PROTECTION OF GEOLOGICALLY HAZARDOUS AREAS</p> <p>Regulations protect the functions and values of frequently flooded areas and safeguard the public from hazards to health and safety. RCW 36.70A.172(1) WAC 365-196-830 (2010) provides:” “Protection” in this context means preservation of the functions and values of the natural environment, or to safeguard the public from hazards to health and safety.”</p> <p>Geologically hazardous areas are designated, and their use is regulated or limited consistent with public health and safety concerns. RCW 36.70A.030(9) provides a definition (updated in 2012) and WAC 365-190-120 describes the different types of hazardous areas (2010):</p> <ul style="list-style-type: none"> • Geologically hazardous areas include: <ul style="list-style-type: none"> • seismic hazards • tsunami hazards • landslide hazards, • areas prone to erosion hazards • volcanic hazards • channel migration zones • areas subject to differential settlement from coal mines or other subterranean voids. • Critical facilities, such as hospitals and emergency response centers, hazardous materials storage, etc. should be restricted in hazard zones. <p>The Department of Natural Resource’s Geologic Hazards and the Environment website includes information on earthquakes and faults, landslides, volcanoes and lahars, tsunamis, hazardous minerals, emergency preparedness and includes geologic hazard maps.</p>	<p>Are uses in geologically hazardous areas designated and regulated or limited consistent with public health and safety?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p> <p>Location in Text:</p>

<p>DEFINITION OF FISH AND WILDLIFE HABITAT AND CONSERVATION AREAS</p> <p>The definition of fish and wildlife habitat conservation areas is consistent with RCW 36.70A.030(5) (updated 2012) and WAC 365-190-030 (updated in 2015). The definition of fish and wildlife habitat conservation areas was amended to state that they do not include: “such artificial features or constructs as irrigation delivery systems, irrigation infrastructure, irrigation canals, or drainage ditches that lie within the boundaries of and are maintained by a port district or an irrigation district or company”.</p>	<p>Is the FWHCA definition consistent with 166 RCW 36.70A.030(5)?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p> <p>Location in Text: CONTROLLED BY U.S. ARMY CORPS OF ENGINEERS & WA STATE FISH & GAME</p>
<p>PROTECTION OF FISH AND WILDLIFE HABITAT AND CONSERVATION AREAS</p> <p>Policies and regulations protect the functions and values of fish and wildlife habitat conservation areas. RCW 36.70A.172(1) and RCW 36.70A.030(5) (updated 2012).</p> <p>WAC 365-190-130(4) encourages to local jurisdictions consult WDFW’s Priority Habitat and Species web site. Recent updates include:</p> <ul style="list-style-type: none"> • Priority Habitat and Species maps (updated daily) • Priority Habitats and Species List (updated June 2016) <ul style="list-style-type: none"> • Mazama Pocket Gopher (2011, 2016) • Great Blue Heron (2012) • Western Gray Squirrel (2010) • Water Crossing Design Guidelines (2013) • Stream Habitat Restoration Guidelines (2012) • Shrub-Steppe (2011) • Land Use Planning for Salmon, Steelhead and Trout (2011) • Landscape Planning for Washington’s Wildlife (2009) • Aquatic Habitat Guidelines (2010, 2010, 2014) • Riparian Management recommendations (expected September 2017) <p>Areas “with a primary association with listed species” should be considered per WAC 365-190-130(2)(a). Recent uplistings and delistings are:</p> <ul style="list-style-type: none"> • Uplisting of marbled murrelet to State Endangered – February 4, 2017 • Uplisting of Canada lynx to State Endangered – February 4, 2017 • Peregrine falcon delisted from State Sensitive – February 4, 2017 <ul style="list-style-type: none"> a. The peregrine will remain classified as “protected wildlife” under state law (WAC 232-12-011) and will continue to be protected under the federal Migratory Bird Treaty Act. • Bald Eagle delisted from State Sensitive - February 4, 2017 <ul style="list-style-type: none"> a. 2011: Downlisted from State Threatened to Sensitive (this ended the requirement to develop Bald Eagle Protection Plans per WAC 232-12-292—a change which many CAOs still don’t reflect). 	<p>Have you reviewed your regulations regarding any applicable changes in management recommendations for priority habitats and species?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p> <p>Location in Text CONTROLLED BY U.S. ARMY CORPS OF ENGINEERS & WA STATE FISH & GAME</p> <p>Have you reviewed your regulations regarding any changes in species listings?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p>

<p>b. 2007: Delisted from federal Threatened (but still covered by the federal Bald and Golden Eagle Protection Act)</p> <p>Also see the Puget Sound Partnership’s Salmon Recovery web site for WRIA Plans in Puget Sound.</p>	<p>Location in Text</p>
<p>ANADROMOUS FISHERIES</p> <p>Policies and regulations for protecting critical areas give special consideration to conservation or protection measures necessary to preserve or enhance anadromous fisheries. RCW 36.70A.172(1) is the requirement and WAC 365-195-925 (updated in 2000) lists criteria involved. This requirement applies to all five types of critical areas.</p> <p>WAC 365-190-130(4)(i) recommends sources and methods for protecting fish and wildlife habitat conservation areas, including salmonid habitat. Counties and cities may use information prepared by the United States Department of the Interior Fish and Wildlife Service, National Marine Fisheries Service, the Washington State Department of Fish and Wildlife, the State Recreation and Conservation Office, and the Puget Sound Partnership to designate, protect and restore salmonid habitat. Counties and cities should consider recommendations found in the regional and watershed specific salmon recovery plans (see the Governor’s Salmon Recovery Office webpage and the Puget Sound Partnership’s Salmon Recovery webpage).</p> <p>Land Use Planning for Salmon, Steelhead and Trout: A land use planner’s guide to salmonid habitat protection and recovery (October 2009) is an excellent resource.</p> <p>The Washington State Recreation and Conservation Office (RCO) website includes information on salmon recovery efforts.</p>	<p>Do your regulations give special consideration for anadromous fisheries?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p> <p>Location in Text: CONTROLLED BY U.S. ARMY CORPS OF ENGINEERS & WA STATE FISH & GAME</p>
<p>REASONABLE USE EXCEPTIONS</p> <p>The Critical Areas Ordinance (CAO) allows for “reasonable use” if the CAO would otherwise deny all reasonable use of property. Reasonable use provisions should limit intrusions into critical areas to the greatest extent possible. RCW 36.70A.370 (1991). Common exemptions include emergencies, remodels that do not further extend into critical areas, surveying, walking, and development that has already been completed with critical areas review under a previous permit. See Critical Areas Assistance Handbook, p. 37-38.</p>	<p>Do you have reasonable use provisions?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Location in Text: CONTROLLED BY U.S. ARMY CORPS OF ENGINEERS & WA STATE FISH & GAME</p>
<p>AGRICULTURAL ACTIVITIES NOT UNDER VSP (COUNTIES ONLY)</p> <p>Critical areas regulations as they specifically apply to agricultural activities in counties or watersheds <u>not</u> participating in the Voluntary Stewardship Program (VSP) have been reviewed, and if needed, revised pursuant to RCW 36.70A.130. RCW 36.70A.710(6) "Agricultural activities" means all agricultural uses and practices as defined in RCW 90.58.065.</p>	<p>Did you review your regulations as they apply to agricultural activities?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A</p>

FOREST PRACTICES APPLICATION REGULATIONS

If applicable, regulations for forest practices have been adopted: [RCW 36.70A.570](#) (adopted in 2007).

[RCW 76.09.240](#), amended in 2011, requires many counties over 100,000 in population, and the cities and towns within those counties to adopt regulations for forest practices. These are often included in clearing and grading ordinances.

Have you adopted forest practices regulations?

- Yes
- No
- N/A
- Location in Text:

STORMWATER DRAINAGE AND WATER QUALITY

Regulations protect water quality and implement actions to mitigate or cleanse drainage, flooding, and storm water run-off that pollute waters of the state, including Puget Sound or waters entering Puget Sound. [RCW 36.70A.070\(1\)](#)

Regulations may include :

- a) Adoption of a stormwater manual consistent with Ecology's latest [manuals for Eastern or Western Washington](#).
- b) Adoption of a clearing and grading ordinance – See Municipal Research and Services Center's [Erosion and Sediment Control: Land Clearing and Grading](#) webpage.
- c) Adoption of a low impact development (LID) ordinance. Available LID resources include:
 - Ecology's *Stormwater Manual for Western Washington (updated in 2012)* includes low impact development (LID) related definitions, requirements, and an LID performance standard. See [Stormwater Management and Design Manuals on Ecology's web page](#).
 - Puget Sound Partnership resource for Information on [integrating LID into local codes, July 2012](#).
 - Ecology's [Stormwater Manual webpage](#) has a number of manuals for stormwater management and design, including low impact development.
 - Washington Stormwater Center webpage: <http://www.wastormwatercenter.org/low-impact/> includes additional suggestions and resources.
- d) Provisions for corrective action for failing septic systems that pollute waters of the state. [RCW 36.70A.070\(1\)](#)

Do you have regulations that 169 protect water quality?

Yes

No

Location in Text

PG: 17

COMPLY WITH EASTERN WA PHASE II MUNICIPAL STORWATER PERMIT

If required, have you incorporated low impact development standards into your regulations?

Yes

No

N/A

Location in text:

REGULATIONS FOR PROTECTING WATERS OF THE STATE

[RCW 90.48.020](#) defines waters of the state. [WAC 365-190-130\(2\) \(updated in 2010\)](#) – recommends considering designation of all waters of the state, including naturally occurring ponds under 20 acres and their submerged aquatic beds that provide fish or wildlife habitat.

Stream types are classified in [WAC 222-16-030](#) (updated in 2006); with field verification, or an alternate system that considers factors listed in [WAC 365-190-130\(4\)\(f\)\(iii\)](#) (updated 2010). See <http://www.dnr.wa.gov/forest-practices-water-typing> to use Washington State Department of Natural Resources (DNR)'s stream typing system.

Protect waters of the state by protecting riparian areas by establishing buffers to maintain no net loss of riparian ecosystem functions.

Designating areas that risk contaminating or harming shoreline resources including tidelands and bedland suitable for shellfish harvest, kelp and eelgrass beds, forage fish spawning areas.

Do your regulations protect waters of the state?

Yes

No

N/A

Location in Text

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GOOD IDEAS

Non-regulatory measures to protect or enhance functions and values of critical areas may be used to complement regulatory methods. These may include:

- public education
- stewardship programs
- pursuing grant opportunities
- water conservation
- joint planning with other jurisdictions and non-profit organizations
- stream and wetland restoration activities
- transfer of development rights

No net loss of critical area functions and values is a recommended approach for development regulations in [WAC 365-196-830\(4\)](#). If development regulations allow harm to critical areas, they should require compensatory mitigation of the harm.

Monitoring and adaptive management is encouraged in [WAC 365-195-905\(6\)](#) to improve implementation of your regulations. Commerce will have a Monitoring chapter in the update to the Critical Areas Assistance Handbook. A draft for public review was made available in June 2017. Go to the project web page at [Commerce Update to Critical Areas Guidance](#) to view the draft chapter.

Are you using non-regulatory measures¹⁷⁰ to protect critical areas?

- Yes
- No

Location in Text:

Do your regulations address no net loss and require compensatory mitigation?

- Yes
- No

Location in Text:

Do you have a monitoring and adaptive management program for your CAO?

- Yes
- No

Location in Text:

EXHIBIT: 5 – ORDINANCE GMA CRITICAL AREA REGULATIONS:

ORDINANCE #2021-859

AN ORDINANCE OF THE CITY OF ASOTIN, WASHINGTON, UPDATING THE ASOTIN MUNICIPAL CODE CHAPTER 18.18 CRITICAL AREAS AND PROVIDING FOR THE EFFECTIVE DATE HEREOF.

THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED, DO ORDINANCE AS FOLLOWS:

SECTION I:

That Asotin Municipal Code Chapter 18.18, Critical Areas, shall be amended to read as follows:

Chapter 18.18 CRITICAL AREAS

Sections:

Article I. General Provisions

- 18.18.010 Purpose.
- 18.18.020 Authority.
- 18.18.030 Relationship to other regulations.
- 18.18.040 Administrative procedures.
- 18.18.050 Fees.
- 18.18.060 Severability.
- 18.18.070 Interpretation.
- 18.18.080 Jurisdiction – Critical areas.
- 18.18.090 Protection of critical areas.

18.18.100 Mapping of critical areas. Article II. Best Available Science

- 18.18.110 Best available science.

Article III. Applicability, Exemptions, and Exceptions

- 18.18.120 Applicability.
- 18.18.130 Exemptions.
- 18.18.140 Exception – Public agency and utility.
- 18.18.150 Exception – Reasonable use.

Article IV. Allowed Activities

18.18.160 Allowed activities.

Article V. Critical Area Review Process

- 18.18.170 General requirements.
- 18.18.180 Critical area preapplication consultation.
- 18.18.190 Critical area identification form.
- 18.18.200 Public notice of initial determination.

Article VI. Critical Area Report

- 18.18.210 Critical area report – Requirements.
- 18.18.220 Critical area report – Modifications to requirements.
- 18.18.230 Mitigation requirements.
- 18.18.240 Mitigation sequencing.
- 18.18.250 Mitigation plan requirements.
- 18.18.260 Innovative mitigation.

Article VII. Determination Process

- 18.18.270 Determination.
- 18.18.280 Review criteria.
- 18.18.290 Favorable determination.
- 18.18.300 Unfavorable determination.
- 18.18.310 Completion of the critical area review.
- 18.18.320 Appeals.

Article VIII. Variances

- 18.18.330 Variances.
- 18.18.340 Variances – Additional considerations for frequently flooded areas.

Article IX. Unauthorized Alterations and Enforcement

- 18.18.350 Unauthorized critical area alterations and enforcement.

Article X. General Critical Area Protective Measures

- 18.18.360 Critical area markers and signs.
- 18.18.370 Building setbacks.
- 18.18.380 Bonds to ensure mitigation, maintenance, and monitoring.

Article XI. Wetlands

- 18.18.390 Designation, rating, and mapping wetlands.
- 18.18.400 Activities allowed in wetlands.
- 18.18.410 Performance standards – General requirements.

Article XII. Critical Aquifer Recharge Areas

- 18.18.420 Critical aquifer recharge areas designation.
- 18.18.430 Exemptions from critical aquifer recharge area regulations.
- 18.18.440 Reports and studies.
- 18.18.450 Performance standards.
- 18.18.460 Uses prohibited in critical aquifer recharge areas.

Article XIII. Frequently Flooded Areas

- 18.18.470 Designation of frequently flooded areas.
- 18.18.480 Existing regulations.

Article XIV. Geologically Hazardous Areas

- 18.18.490 Designation of geologically hazardous areas.

Article XV. Fish and Wildlife Habitat Conservation Areas

- 18.18.500 Designation of fish and wildlife habitat conservation areas.

Article XVI. Definitions

- 18.18.510 Definitions.

Article I. General Provisions

18.18.010 Purpose.

- A. The purpose of this chapter is to designate and classify ecologically sensitive and hazardous areas and to protect these areas and their functions and values, while also allowing for reasonable use of private property.
- B. This chapter is to implement the goals, policies, guidelines, and requirements of the city comprehensive plan and Chapter [36.70A](#) RCW.
- C. The regulations of this chapter are intended to protect critical areas in accordance with Chapter 36.70A RCW and through the application of the best available science, as determined according to Chapter 365-195 WAC, and in consultation with state and federal agencies and other qualified professionals.
- D. This chapter is to be administered with flexibility and attention to site-specific characteristics. It is not the intent of this chapter to make a parcel of property unusable by denying its owner reasonable economic use of the property or to prevent the provisions of public facilities and services necessary to support existing development and planned for by the community without decreasing current service levels below minimum standards.
- E. The city's enactment or enforcement of this chapter shall not be construed for the benefit of any individual person or group of persons other than the general public. (Ord. 07-707 § 1, 2007)

18.18.020 Authority.

- A. As provided herein, the mayor or mayor's designee is given the authority to interpret and apply, and the responsibility to enforce, this chapter to accomplish the stated purpose.
- B. The city may withhold, condition, or deny development permits or activity approvals to ensure that the proposed action is consistent with this chapter. (Ord. 07-707 § 1, 2007)

18.18.030 Relationship to other regulations.

- A. These critical areas regulations shall apply as an overlay and in addition to zoning and other regulations adopted by the city.
- B. Any individual critical area adjoined by another type of critical area shall meet the requirements that provide the most protection to the critical areas involved. When any provision of this chapter or any existing regulation, easement, covenant, or deed restriction conflicts with this chapter, that which provides more protection to the critical areas shall apply.
- C. These critical areas regulations shall apply concurrently with review conducted under the State Environmental Policy Act (SEPA), as locally adopted. Any conditions required pursuant to this chapter shall be included in the SEPA review and threshold determination.

D. Compliance with the provisions of this chapter does not constitute compliance with other federal, state, and local regulations and permit requirements that may be required (for example, Shoreline Substantial Development Permits, Hydraulic Permit Act (HPA) Permits, Section 106 of the National Historic Preservation Act, U.S. Army Corps of Engineers Section 404 Permits, National Pollution Discharge Elimination System Permits). The applicant is responsible for complying with these requirements, apart from the process established in this chapter. (Ord. 07-707 § 1, 2007)

18.18.040 Administrative procedures.

The administrative procedures followed during the critical area review process shall conform to the standards and requirements of the city development regulations. This shall include, but not be limited to, timing, appeals, and fees associated with applications covered by this chapter. (Ord. 07-707 § 1, 2007)

18.18.050 Fees.

A. The city by resolution shall establish fees for filing of a critical area identification form, critical area review processing, and other services provided by the city as required by this chapter. These fees shall be based on the anticipated sum of direct costs incurred by the city for any individual development or action and may be established as a sliding scale that will recover all of the city costs including the enforcement of these code provisions. Basis for these fees shall include, but not be limited to, the cost of engineering and planning review time, cost of inspection time, costs for administration, and any other special costs attributable to the critical area review process.

B. Unless otherwise indicated in this chapter, the applicant shall be responsible for the initiation, preparation, submission, and expense of all required reports, assessment(s), studies, plans, reconnaissance(s), peer review(s) by qualified consultants, and other work prepared in support of or necessary to review the applicable. (Ord. 07-707 § 1, 2007)

18.18.060 Severability.

If any clause, sentence, paragraph, section, or part of this chapter or the application thereof to any person or circumstances shall be judged by any court of competent jurisdiction to be invalid, such order or judgment shall be confined in its operation to the controversy in which it was rendered. The decision shall not affect or invalidate the remainder of any part thereof and to this end the provisions of each clause, sentence, paragraph, section, or part of this law are hereby declared to be severable. (Ord. 07-707 § 1, 2007)

18.18.070 Interpretation.

In the interpretation and application of this chapter, the provisions of this chapter shall be considered to be the minimum requirements necessary, shall be construed to serve the purpose of this chapter, and shall be deemed to neither limit nor repeal any other provisions under state statute. (Ord. 07-707 § 1, 2007)

18.18.080 Jurisdiction – Critical areas.

A. The city shall regulate all uses, activities, and developments within one or more critical areas, consistent with the best available science and the provisions herein.

B. Critical areas regulated by this chapter include:

1. Wetlands as designated in “Wetlands” (Article XI of this chapter);
2. Critical aquifer recharge areas as designated in “Critical Aquifer Recharge Areas” (Article XII of this chapter);
3. Frequently flooded areas as designated in “Frequently Flooded Areas” (Article XIII of this chapter); and
4. Geologically hazardous areas as designated in “Geologically Hazardous Areas” (Article XIV of this chapter); and
5. Fish and wildlife habitat conservation areas as designated in “Fish and Wildlife Habitat Conservation Areas” (Article XV of this chapter). (Ord. 07-707 § 1, 2007)

18.18.090 Protection of critical areas.

Any action taken pursuant to this chapter shall result in equivalent or greater functions and values of the critical areas associated with the proposed action, as determined by the best available science. The compensatory mitigation provisions of WAC 365-196-830 are carried through to only two specific critical area types – geohazard (WAC 365-190-120) and wetlands (WAC 365-190-090), but do not extend to critical aquifer recharge areas (CARAs) or other critical area classes. Geohazard and wetlands developments shall be designed and constructed in accordance with “Mitigation sequencing” (AMC [18.18.230](#)) to avoid, minimize, and restore all adverse impacts. Applicants must first demonstrate an inability to avoid or reduce impacts before restoration and compensation of impacts will be allowed. No activity or use shall be allowed that results in a net loss of the functions or values of critical areas. (Ord. 07-707 § 1, 2007)

18.18.100 Mapping of critical areas.

Asotin is located entirely within the Lewiston Basin Aquifer SSA. As such the entire City of Asotin shall be designated as a critical aquifer recharge area (CARA). The approximate location and extent of critical areas are shown on the critical area maps adopted by the city, as most recently updated. The following critical area maps are hereby adopted:

1. Wetland areas;
2. Frequently flooded areas; and
3. Fish and wildlife areas.

These maps are to be used as a guide for the city, project applicants, and/or property owners and should be continuously updated as new critical areas are identified. They are a reference and do not provide a final critical area designation. (Ord. 07-707 § 1, 2007)

Article II. Best Available Science

18.18.110 Best available science.

A. Protect Functions and Values of Critical Areas with Special Consideration to Anadromous Fish. Critical area reports and decisions to alter critical areas shall rely on the best available science to protect the functions and values of critical areas and must give special consideration to conservation or protection measures necessary to preserve or enhance anadromous fish, such as salmon and bill trout, and their habitat.

B. Best Available Science to Be Consistent with Criteria. The best available science is that scientific information applicable to the critical area prepared by local, state, or federal natural resource agencies, a qualified scientific professional, or team of qualified scientific professionals that is consistent with criteria established in WAC [365-195-900](#) through [365-195-925](#), as the same exists now or may hereafter be amended. Such best available sciences include those publications listed in the Citations of Recommended Sources of Best Available Science for Designating and Protecting Critical Areas, as the same exists now or may hereafter be amended.

C. Characteristics of a Valid Scientific Process. In the context of critical areas protection, a valid scientific process is one that produces reliable information useful in understanding the consequences of a local government's regulatory decisions, and in developing critical areas policies and development regulations that will be effective in protecting the functions and values of critical areas. To determine whether information received during the permit review process is reliable scientific information, the mayor or mayor's designee shall determine whether the source of the information displays the characteristics of a valid scientific process. "Best available science" means current scientific information used in the process to designate, protect, or restore critical areas, that is derived from a valid scientific process as defined by WAC [365-195-900](#) through [365-195-925](#). Critical area reports and decisions to alter critical areas shall rely on the best available science to protect the functions and values of critical areas and must give special consideration to conservation or protection measures necessary to preserve or enhance anadromous fish, such as salmon and bull trout, and their habitat.

D. Nonscientific Information. Nonscientific information may supplement scientific information, but it is not an adequate substitute for valid and available scientific information.

E. Absence of Valid Scientific Information. Where there is an absence of valid scientific information or incomplete scientific information relating to a critical area leading to uncertainty about the risk to critical area function of permitting an alteration of or impact to the critical area, the mayor or mayor's designee shall:

1. Require application of an effective adaptive management program that relies on scientific methods to evaluate how well regulatory and nonregulatory actions protect the critical area. An adaptive management program is a formal and deliberate scientific approach to taking action and obtaining information in the face of uncertainty. An adaptive management program shall:

- a. Address funding for the research component of the adaptive management program;

b. Change course based on the results and interpretation of new information that resolves uncertainties; and

c. Commit to the appropriate time frame and scale necessary to reliably evaluate regulatory and nonregulatory actions affecting protection of critical areas and anadromous fisheries. (Ord. 07-707 § 1, 2007)

Article III. Applicability, Exemptions, and Exceptions

18.18.120 Applicability.

A. The provisions of this chapter shall apply to all lands, all land uses and development activity, and all structures and facilities in the city, whether or not a permit or authorization is required, and shall apply to every person, firm, partnership, corporation, group, governmental agency, or other entity that owns, leases, or administers land within the city. No person, company, agency, or applicant shall alter a critical area except as consistent with the purposes and requirements of this chapter.

B. The city shall not approve any permit or otherwise issue any authorization to alter the condition of any land, water, or vegetation, or to construct or alter any structure or improvement in, over, or on a critical area, without first ensuring compliance with the requirements of this chapter, including, but not limited to, the following:

1. Building permit;
2. Clearing and grading permit;
3. Conditional use permit;
4. Subdivision;
5. Planned unit development;
6. Binding site plan;
7. Zoning variance; or
8. Any other adopted permit or required approval not expressly exempted by this chapter.

C. Approval of a permit or development proposal pursuant to the provisions of this chapter does not discharge the obligation of the applicant to comply with the provisions of this chapter. (Ord. 07-707 § 1, 2007)

18.18.130 Exemptions.

A. Exemption Request and Review Process. The proponent of the activity may submit a written request for exemption to the mayor or mayor's designee that describes the activity and states the exemption listed in this section that applies.

The mayor or mayor's designee shall review the exemption request to verify that it complies with this chapter and approve or deny the exemption. If the exemption is approved, it shall be placed on file with the department. If the exemption is denied, the proponent may continue in the review process and shall be subject to the requirements of this chapter.

B. Exempt Activities and Impacts to Critical Areas. All exempted activities shall use reasonable methods to avoid potential impacts to critical areas. To be exempt from this chapter does not give permission to degrade a critical area or ignore risk from natural hazards. Any incidental damage to, or alteration of, a critical area that is not a necessary outcome of the exempted activity shall be restored, rehabilitated, or replaced at the responsible party's expense.

C. Exempt Activities. The following developments, activities, and associated uses shall be exempt from the provisions of this chapter; provided, that they are otherwise consistent with the provisions of other local, state, and federal laws and requirements:

1. **Emergencies.** Those activities necessary to prevent an immediate threat to public health, safety, or welfare, or that pose an immediate risk of damage to private property and that require remedial or preventative action in a time frame too short to allow for compliance with the requirements of this chapter.

Emergency actions that create an impact to a critical area shall use reasonable methods to address the emergency; in addition, they must have the least possible impact to the critical area. The person or agency undertaking such action shall notify the city within one working day following commencement of the emergency activity. Within 30 days, the mayor or mayor's designee shall determine if the action taken was within the scope of the emergency actions allowed in this subsection. If the mayor or mayor's designee determines that the action taken, or any part of the action taken, was beyond the scope of an allowed emergency action, then enforcement provisions of "Unauthorized critical area alterations and enforcement" (AMC [18.18.330](#)) shall apply.

After the emergency, the person or agency undertaking the action shall fully fund and conduct necessary restoration and/or mitigation for any impacts to the critical area resulting from the emergency action in accordance with an approved critical area report and mitigation plan. The person or agency undertaking the action shall apply for review, and the alteration, critical area report, and mitigation plan shall be reviewed by the city in accordance with the review procedures contained herein. Restoration and/or mitigation activities must be initiated within one year of the date of the emergency, and completed in a timely manner.

2. **Operation, Maintenance, or Repair.** Operation, maintenance, or repair of existing structures, infrastructure improvements, utilities, public or private roads, dikes, levees, or drainage systems that do not require construction permits, if the activity does not further alter or increase the impact to, or encroach further within, the critical area and there is no increased risk to life or property as a result of the proposed operation, maintenance, or repair. Operation and maintenance includes vegetation management performed in accordance with best management practices that is part of ongoing maintenance of structures, infrastructure, or utilities; provided, that such management actions are part of regular and ongoing maintenance, do not expand further into the critical area, are not the result of an expansion of the structure or utility, and do not directly impact an endangered or threatened species.

3. Outdoor Activities. Recreation, education, and scientific research activities that do not degrade the critical area, including fishing, hiking and bird watching. Trails must be constructed pursuant to “Public and Private Pedestrian Trails” (AMC [18.18.150\(C\)\(4\)\(c\)](#)). (Ord. 07-707 § 1, 2007)

18.18.140 Exception – Public agency and utility.

A. If the application of this chapter would prohibit a development proposal by a public agency or public utility, the agency or utility may apply for an exception pursuant to this section.

B. Exception Request and Review Process. An application for a public agency and utility exception shall be made to the city and shall include a critical area identification form; critical area report, including mitigation plan, if necessary; and any other related project documents, such as permit applications to other agencies, special studies, and environmental documents prepared pursuant to the State Environmental Policy Act (Chapter [43.21C](#) RCW). The mayor or his designee shall prepare a recommendation to the city council based on review of the submitted information, a site inspection, and the proposal’s ability to comply with public agency and utility exception review criteria in subsection (D) of this section.

C. City Council Review. The city council shall review the application and mayor or mayor’s designee’s recommendation, and conduct a public hearing pursuant to the provisions of the applicable city code chapter. The city council shall approve, approve with conditions, or deny the request based on the proposal’s ability to comply with all of the public agency and utility exception criteria in subsection (D) of this section.

D. Public Agency and Utility Review Criteria. The criteria for review and approval of public agency and utility exceptions follow:

1. There is no other practical alternative to the proposed development with less impact on the critical areas;
2. The application of this chapter would unreasonably restrict the ability to provide utility services to the public;
3. The proposal does not pose an unreasonable threat to the public health, safety, or welfare on or off the development proposal site;
4. The proposal attempts to protect and mitigate impacts to the critical area functions and values consistent with the best available science; and
5. The proposal is consistent with other applicable regulations and standards.

E. Burden of Proof. The burden of proof shall be on the applicant to bring forth evidence in support of the application and to provide sufficient information on which any decision has to be made on the application. (Ord. 07-707 § 1, 2007)

18.18.150 Exception – Reasonable use.

A. If the application of this chapter would deny all reasonable economic use of the subject property, the city shall determine if compensation is an appropriate action, or the property owner may apply for an exception pursuant to this section.

B. Exception Request and Review Process. An application for a reasonable use exception shall be made to the city and shall include a critical area identification form; critical area report, including mitigation plan, if necessary; and any other related project documents, such as permit applications to other agencies, special studies, and environmental documents prepared pursuant to the State Environmental Policy Act (Chapter [43.21C](#) RCW) (SEPA documents). The mayor or mayor's designee shall prepare a recommendation to the city council based on review of the submitted information, a site inspection, and the proposal's ability to comply with reasonable use exception criteria in subsection (D) of this section.

C. City Council Review. The city council shall review the application and conduct a public hearing pursuant to the provisions of the applicable city chapter. The city council shall approve, approve with conditions, or deny the request based on the proposal's ability to comply with all of the reasonable use exception review criteria in subsection (D) of this section.

D. Reasonable Use Review Criteria. Criteria for review and approval of reasonable use exceptions follow, one or more may apply:

1. The application of this chapter would deny all reasonable economic use of the property;
2. No other reasonable economic use of the property has less impact on the critical area;
3. The proposed impact to the critical area is the minimum necessary to allow for reasonable economic use of the property;
4. The inability of the applicant to derive reasonable economic use of the property is not the result of actions by the applicant after the effective date of this chapter, or its predecessor;
5. The proposal does not pose an unreasonable threat to the public health, safety, or welfare on or off the development proposal site;
6. The proposal will result in no net loss of critical area functions and values consistent with the best available science; or
7. The proposal is consistent with other applicable regulations and standards.

E. Burden of Proof. The burden of proof shall be on the applicant to bring forth evidence in support of the application and to provide sufficient information on which any decision has to be made on the application. (Ord. 07-707 § 1, 2007)

Article IV. Allowed Activities

18.18.160 Allowed activities.

A. **Critical Area Report.** Activities allowed under this chapter shall have been reviewed and permitted or approved by the city or other agency with jurisdiction, but do not require submittal of a separate critical area identification form or critical area report, unless such submittal was required previously for the underlying permit. The mayor or designee may apply conditions to the underlying permit or approval to ensure that the allowed activity is consistent with the provisions of this chapter to protect critical areas.

B. **Required Use of Best Management Practices.** All allowed activities shall be conducted using the best management practices, adopted pursuant to locally adopted best management practices, such as the storm water management regulations, that result in the least amount of impact to the critical areas. Best management practices shall be used for tree and vegetation protection, construction management, erosion and sedimentation control, water quality protection, and regulation of chemical applications. The city shall observe the use of best management practices to ensure that the activity does not result in degradation to the critical area. Any incidental damage to, or alteration of, a critical area shall be restored, rehabilitated, or replaced at the responsible party's expense.

C. **Allowed Activities.** The following activities are allowed:

1. **Modification to Existing Structures.** Structural modification of, addition to, or replacement of an existing legally constructed structure that does not further alter or increase the impact to the critical area and there is no increased risk to life or property as a result of the proposed modification or replacement; provided, that restoration of structures substantially damaged by fire, flood, or act of nature must be initiated within one year of the date of such damage, as evidenced by the issuance of a valid building permit, and diligently pursued to completion;

2. **Activities within the Improved Right-of-Way.** Replacement, modification, installation, or construction of utility facilities, lines, pipes, mains, equipment, or appurtenances, not including substations, when such facilities are located within the improved portion of the public right-of-way or a city-authorized private roadway except those activities that alter a wetland or watercourse, such as culverts or bridges, or result in the transport of sediment or increased storm water; subject to the following:
 - a. Critical area widths shall be increased, where possible, equal to the width of the right-of-way improvement, including disturbed areas; and
 - b. Retention and replanting of native vegetation shall occur wherever possible along the right-of-way improvement and resulting disturbance;

3. **Minor Utility Projects.** Utility projects which have minor or short-duration impacts to critical areas, as determined by the mayor or mayor's designee in accordance with the criteria below, and which do not significantly impact the function or values of a critical area(s); provided, that such projects are constructed with best management practices and additional restoration measures are

provided. Minor activities shall not result in the transport of sediment or increased storm water. Such allowed minor utility projects shall meet the following criteria:

- a. There is no practical alternative to the proposed activity with less impact on critical areas;
- b. The activity involves the placement of a utility pole, street signs, anchor, or vault or other small component of a utility facility; and
- c. The activity involves disturbance of an area less than 75 square feet;

4. Public and Private Pedestrian Trails. Public and private pedestrian trails, except in wetlands, fish and wildlife habitat conservation areas, subject to the following:

- a. The trail surface shall meet all other requirements including water quality standards set forth in the locally adopted storm water management regulations;
- b. Critical area widths shall be increased, where possible, equal to the width of the trail corridor, including disturbed areas; and
- c. Trails proposed to be located in landslide or erosion hazard areas shall be constructed in a manner that does not increase the risk of landslide or erosion and in accordance with an approved geotechnical report;

5. Select Vegetation Removal Activities. The following vegetation removal activities; provided, that no vegetation shall be removed from a critical area without approval from the mayor or mayor's designee:

- a. The removal of the following vegetation with hand labor and light equipment:
 - i. Invasive and noxious weeds;
 - ii. English ivy (*Hedera helix*);
 - iii. Himalayan blackberry (*Tubus discolor*, *R. procerus*); and
 - iv. Evergreen blackberry (*Rubus laciniatus*).
- b. The removal of trees from critical areas that are hazardous, posing a threat to public safety, or posing an imminent risk of damage to private property; provided, that:
 - i. The applicant submits a report from a certified arborist, registered landscape architect, or professional forester that documents the hazard and provides a replanting schedule for the replacement trees;
 - ii. Tree cutting shall be limited to pruning and crown thinning, unless otherwise justified by a qualified professional. Where pruning or crown thinning is not sufficient to address the hazard, trees should be removed or converted to wildlife snags;

iii. The landowner shall replace any trees that are removed with new trees at a ratio of two replacement trees for each tree removed (2:1) within one year in accordance with an approved restoration plan. Replacement trees may be planted at a different, nearby location if it can be determined that planting in the same location would create a new hazard or potentially damage the critical area. Replacement trees shall be species that are native and indigenous to the site and a minimum of one inch in diameter-at-breast height (dbh) for deciduous trees and a minimum of six feet in height for evergreen trees as measured from the top of the root ball;

iv. If a tree to be removed provides critical habitat, such as an eagle perch, a qualified wildlife biologist shall be consulted to determine timing and methods of removal that will minimize impacts; and

v. Hazard trees determined to pose an imminent threat or danger to public health or safety, to public or private property, or of serious environmental degradation may be removed or pruned by the landowner prior to receiving written approval from city; provided, that within 14 days following such action, the landowner shall submit a restoration plan that demonstrates compliance with the provisions of this chapter.

c. Measures to control a fire or halt the spread of disease or damaging insects consistent with the State Forest Practices Act, Chapter [76.09](#) RCW, and local forest practices regulations if adopted; provided, that the removed vegetation shall be replaced in-kind or with similar native species within one year in accordance with an approved restoration plan; and

d. Unless otherwise provided, or as a necessary part of an approved alteration, removal of any vegetation or woody debris from a habitat conservation area or wetland shall be prohibited;

6. Chemical Applications. The application of herbicides, pesticides, organic or mineral-derived fertilizers, or other hazardous substances, if necessary, as approved by the city; provided, that their use shall be restricted in accordance with State Department of Fish and Wildlife Management Recommendations and the regulations of the State Department of Agriculture and the U.S. Environmental Protection Agency;

7. Minor Site Investigative Work. Work necessary for land use submittals, such as surveys, soil logs, percolation tests, and other related activities, where such activities do not require construction of new roads or significant amounts of excavation. In every case, impacts to the critical area shall be minimized and disturbed areas shall be immediately restored; and

8. Navigational Aids and Boundary Markers. Construction or modification of navigational aids and boundary markers. (Ord. 07-707 § 1, 2007)

Article V. Critical Area Review Process

18.18.170 General requirements.

A. As part of this review, the city shall:

1. Verify the information submitted by the applicant;
2. Evaluate the project area and vicinity for critical areas;
3. Determine whether the proposed project is likely to impact the functions or values of critical areas; and
4. Determine if the proposed project adequately addresses the impacts and avoids impacts to the critical area associated with the project.

B. If the proposed project is within a critical area, and a critical area report is required as defined within this ordinance, the city shall:

1. Require a critical area report from the applicant that has been prepared by a qualified professional;
2. Review and evaluate the critical area report;
3. Determine whether the development proposal conforms to the purposes and performance standards of this chapter, including the criteria in “Review criteria” (AMC [18.18.270](#));
4. Assess the potential impacts to the critical area and determine if they can be avoided or minimized; and

5. Determine if any mitigation proposed by the applicant is sufficient to protect the functions and values of the critical area and public health, safety, and welfare concerns consistent with the goals, purposes, objectives, and requirements of this chapter. (Ord. 07-707 § 1, 2007)
18.18.180 Critical area preapplication consultation.

Any person preparing to submit an application for development or use of land that may be regulated by the provisions of this chapter may conduct a consultation meeting with the mayor or designee prior to submitting an application for development or other approval. At this meeting, the mayor or mayor’s designee shall discuss the requirements of this chapter; provide critical area maps, scientific information, and other source materials; outline the review process; and work with the activity proponent to identify any potential concerns that might arise during the review process, in addition to discussing other permit procedures and requirements. (Ord. 07-707 § 1, 2007)

18.18.190 Critical area identification form.

A. Submittal. Prior to the city’s consideration of any proposed activity not found to be exempt under “Exemptions” (AMC [18.18.120](#)) or allowed pursuant to “Allowed activities” (AMC [18.18.150](#)), the City of Asotin Comprehensive Plan 2020

applicant shall submit to the department a complete critical area identification form on forms provided by the city.

B. Site Inspection. Upon receipt of a project application and a critical area identification form, the mayor or mayor's designee shall conduct a site inspection to review critical area conditions on site. The mayor or mayor's designee shall notify the property owner of the inspection prior to the site visit. Reasonable access to the site shall be provided by the property owner for the purpose of inspections during any proposal review, restoration, emergency action, or monitoring period.

C. Critical Area Identification Form Review Process. The mayor or his designee shall review the critical area identification form, conduct a site inspection, and review other information available pertaining to the site and the proposal and make a determination as to whether any critical areas may be affected by the proposal and if a more detailed critical area report shall be submitted.

1. **Decision Indicators.** The mayor or mayor's designee may use the following indicators to assist in determining the need for a critical area report:

- a. Indication of a critical area on the city critical areas maps that may be impacted by the proposed activity;
- b. Information and scientific opinions from appropriate agencies, including but not limited to the Departments of Fish and Wildlife, Natural Resources, and Ecology;
- c. Documentation, from a scientific or other reasonable source, of the possible presence of a critical area; or
- d. A finding by a qualified professional or a reasonable belief by the mayor or mayor's designee that a critical area may exist on or adjacent to the site of the proposed activity.

D. Decision on Identification Form.

1. **No Critical Areas Present.** If after a site visit the mayor's or mayor's designee's analysis indicates that the project area is not within or adjacent to a critical area and that the proposed activity is unlikely to degrade the functions or values of a critical area, then the mayor or mayor's designee shall rule that the critical area review is complete and note on the identification form the reasons that no further review is required. A summary of this information shall be included in any staff report or decision on the underlying permit.

2. **Critical Areas Present, but No Impact – Waiver.** If the mayor or mayor's designee determines that there are critical areas within or adjacent to the project area, but that the best available science shows that the proposed activity is unlikely to degrade the functions or values of the critical area, the mayor or mayor's designee may waive the requirement for a critical area report. A waiver may be granted if there is substantial evidence that all of the following requirements will be met:

- a. There will be no alteration of the critical area;
- b. The development proposal will not impact the critical area in a manner contrary to the purpose, intent, and requirements of this chapter; and

c. The proposal is consistent with other applicable regulations and standards.

A summary of this analysis and the findings shall be included in any staff report or decision on the underlying permit.

3. Critical Areas May Be Affected by Proposal. If the mayor or mayor's designee determines that a critical area or areas may be affected by the proposal, then the mayor or mayor's designee shall notify the applicant that a critical area report must be submitted prior to further review of the project, and indicate each of the critical area types that should be addressed in the report.

E. Mayor or Mayor's Designee's Determination Subject to Reconsideration. A determination regarding the apparent absence of one or more critical areas by the mayor or mayor's designee is not an expert certification regarding the presence of critical areas and the determination is subject to possible reconsideration and reopening if new information is received.

If the applicant wants greater assurance of the accuracy of the critical area review determination, the applicant may choose to hire a qualified professional to provide such assurances. (Ord. 07-707 § 1, 2007)

18.18.200 Public notice of initial determination.

The city shall notify the public of proposals in accordance with the notice of application section of the local land use code.

A. If the mayor or mayor's designee determines that no critical area report is necessary, the city shall state the reasons for this determination in the notice of application issued by the city for the proposal.

B. If the mayor or mayor's designee determines that there are critical areas on the site that the proposed project is unlikely to impact and the project meets the requirements for and has been granted a waiver from the requirement to complete a critical area report, a summary of the analysis and findings for this decision shall be stated in the notice of application for the proposal.

C. If the mayor or mayor's designee determines that critical areas may be affected by the proposal and a critical area report is required, public notice of the application shall include a description of the critical area that might be affected and state that a critical area report(s) is required. (Ord. 07-707 § 1, 2007)

Article VI. Critical Area Report

18.18.210 Critical area report – Requirements.

A. Preparation by Qualified Professional. If required by the mayor or mayor's designee in accordance with AMC [18.18.180\(D\)\(3\)](#), the applicant shall submit a critical area report prepared by a qualified professional as defined herein.

B. Incorporating of Best Available Science. The critical area report shall use scientifically valid methods and studies in the analysis of critical area data and field reconnaissance and reference the

source of science used. The critical area report shall evaluate the proposal and all probable impacts to critical areas in accordance with the provisions of this chapter.

C. Minimum Report Contents. At a minimum, the report shall contain the following:

1. The name and contact information of the applicant, a description of the proposal, and identification of the permit requested;
2. A copy of the site plan for the development proposal including:
 - a. A map to scale depicting critical areas, the development proposal, and any areas to be cleared; and
 - b. A description of the proposed storm water management plan for the development and consideration of impacts to drainage alterations;
3. The dates, names, and qualifications of the persons preparing the report and documentation of any fieldwork performed on the site;
4. Identification and characterization of all critical areas, wetlands, and water bodies adjacent to the proposed project area;
5. A statement specifying the accuracy of the report, and all assumptions made and relied upon;
6. An assessment of the probable cumulative impacts to critical areas resulting from development of the site and the proposed development;
7. An analysis of site development alternatives including a no development alternative;
8. A description of reasonable efforts made to apply mitigation sequencing pursuant to “Mitigation sequencing” (AMC [18.18.230](#)) to avoid, minimize, and mitigate impacts to geologically hazardous and wetland critical areas;
9. Plans for adequate mitigation, as needed, to offset any impacts, in accordance with “Mitigation plan requirements” (AMC [18.18.240](#)), including, but not limited to:
 - a. The impacts of any proposed development within or adjacent to a geologically hazardous or wetland critical area; and
 - b. The impacts of any proposed alteration of a geologically hazardous or wetland critical area on the development proposal, other properties and the environment;
10. A discussion of the performance standards applicable to the critical area and proposed activity;
11. Financial guarantees to ensure compliance; and
12. Any additional information required for the critical area as specified in the corresponding chapter.

D. Unless otherwise provided, a critical area report may be supplemented by or composed, in whole or in part, of any reports or studies required by other laws and regulations or previously prepared for and applicable to the development proposal site, as approved by the mayor or mayor's designee. (Ord. 07-707 § 1, 2007)

18.18.220 Critical area report – Modifications to requirements.

A. Limitations to Study Area. The mayor or mayor's designee may limit the required geographic area of the critical area report as appropriate if:

1. The applicant, with assistance from the city, cannot obtain permission to access properties adjacent to the project area; or
2. The proposed activity will affect only a limited part of the subject site.

B. Modifications to Required Contents. The applicant may consult with the mayor or mayor's designee prior to or during preparation of the critical area report to obtain city approval of modifications to the required contents of the report where, in the judgment of a qualified professional, more or less information is required to adequately address the potential critical area impacts and required mitigation.

C. Additional Information Requirements. The mayor or mayor's designee may require additional information to be included in the critical area report when determined to be necessary to the review of the proposed activity in accordance with this chapter. Additional information that may be required includes, but is not limited to:

1. Historical data, including original and subsequent mapping, aerial photographs, data compilations and summaries, and available reports and records relating to the site or past operations at the site;
2. Grading and drainage plans; and
3. Information specific to the type, location, and nature of the critical area. (Ord. 07-707 § 1, 2007)

18.18.230 Mitigation requirements.

A. The applicant shall avoid all impacts that degrade the functions and values of a geologically hazardous or wetland critical area or areas. Unless otherwise provided in this chapter, if alteration to the critical area is unavoidable, all adverse impacts to or from critical areas resulting from a development proposal or alteration shall be mitigated using the best available science in accordance with an approved critical area report and SEPA documents, so as to result in no net loss of critical area functions and values.

B. Mitigation shall be in-kind and on site, when possible, and sufficient to maintain the functions and values of the geologically hazardous or wetland critical area, and to prevent risk from a hazard posed by these areas.

C. Mitigation shall not be implemented until after city approval of a critical area report that includes a mitigation plan, and mitigation shall be in accordance with the provisions of the approved critical area report. (Ord. 07-707 § 1, 2007)

18.18.240 Mitigation sequencing.

Applicants shall demonstrate that all reasonable efforts have been examined with the intent to avoid and minimize impacts to geologically hazardous or wetland critical areas. When an alteration to a critical area is proposed, such alteration shall be avoided, minimized, or compensated for in the following sequential order of preference:

- A. Avoiding the impact altogether by not taking a certain action or parts of an action;
- B. Minimizing impacts by limiting the degree or magnitude of the action and its implementation, by using appropriate technology, or by taking affirmative steps, such as project redesign, relocation, or timing, to avoid or reduce impacts;
- C. Rectifying the impact to wetlands, geologically hazardous areas, critical aquifer recharge areas, frequently flooded areas, and habitat conservation areas by repairing, rehabilitating, or restoring the affected environment to the historical conditions or the conditions existing at the time of the initiation of the project;
- D. Minimizing or eliminating the hazard by restoring or stabilizing the hazard area through engineered or other methods;
- E. Reducing or eliminating the impact or hazard over time by preservation and maintenance operations during the life of the action;
- F. Compensating for the impact to wetlands, critical aquifer recharge areas, frequently flooded areas, geologically hazardous areas, and habitat conservation areas by replacing, enhancing, or providing substitute resources or environments; and
- G. Monitoring the hazard or other required mitigation and taking remedial action when necessary.

Mitigation for individual actions may include a combination of the above measures. (Ord. 07-707 § 1, 2007)

18.18.250 Mitigation plan requirements.

When mitigation is required, the applicant shall submit for approval by city a mitigation plan as part of the critical area report. The mitigation plan shall include:

- A. Environmental Goals and Objectives. The mitigation plan shall include a written report identifying environmental goals and objectives of the compensation proposed and including:
 1. A description of the anticipated impacts to the critical areas and the mitigating actions proposed and the purposes of the compensation measures, including the site selection criteria; identification

of compensation goals; identification of resource functions; and dates for beginning and completion of site compensation construction activities. The goals and objectives shall be related to the functions and values of the impacted critical area;

2. A review of the best available science supporting the proposed mitigation and a description of the report author's experience to date in restoring or creating the type of critical area proposed; and
3. An analysis of the likelihood of success of the compensation project.

B. Performance Standards. The mitigation plan shall include measurable specific criteria for evaluating whether or not the goals and objectives of the mitigation project have been successfully attained and whether or not the requirements of this chapter have been met.

C. Detailed Construction Plans. The mitigation plan shall include written specifications and descriptions of the mitigation proposed, such as:

1. The proposed construction sequence, timing, and duration;
2. Grading and excavation details;
3. Erosion and sediment control features;
4. A planting plan specifying plant species, quantities, locations, size, spacing, and density; and
5. Measures to protect and maintain plants until established.

These written specifications shall be accompanied by detailed site diagrams, scaled cross-sectional drawings, topographic maps showing slope percentage and final grade elevations, and any other drawings appropriate to show construction techniques or anticipated final outcome.

D. Monitoring Program. The mitigation plan shall include a program for monitoring construction of the compensation project and for assessing a completed project. A protocol shall be included outlining the schedule for site monitoring (for example, monitoring shall occur in years one, three, five, and seven after site construction), and how the monitoring data will be evaluated to determine if the performance standards are being met. A monitoring report shall be submitted as needed to document milestones, successes, problems, and contingency actions of the compensation project. The compensation project shall be monitored for a period necessary to establish that performance standards have been met, but not for a period less than five years.

E. Contingency Plan. The mitigation plan shall include identification of potential courses of action, and any corrective measures to be taken if monitoring or evaluation indicates project performance standards are not being met.

F. Financial Guarantees. The mitigation plan shall include financial guarantees, if necessary, to ensure that the mitigation plan is fully implemented. Financial guarantees ensuring fulfillment of the compensation project, monitoring program, and any contingency measures shall be posted in accordance with "Bonds to ensure mitigation, maintenance, and monitoring" (AMC [18.18.360](#)). (Ord. 07-707 § 1, 2007)

18.18.260 Innovative mitigation.

A. The city may encourage, facilitate, and approve innovative mitigation projects that are based on the best available science. Advance mitigation or mitigation banking are examples of alternative mitigation projects allowed under the provisions of this section wherein one or more applicants, or an organization with demonstrated capability, may undertake a mitigation project together if it is demonstrated that all of the following circumstances exist:

1. Creation or enhancement of a larger system of critical areas and open space is preferable to the preservation of many individual habitat areas;
2. The group demonstrates the organizational and fiscal capability to act cooperatively;
3. The group demonstrates that long-term management of the habitat area will be provided; and
4. There is a clear potential for success of the proposed mitigation at the identified mitigation site.

B. Conducting mitigation as part of a cooperative process does not reduce or eliminate the required replacement ratios. (Ord. 07-707 § 1, 2007)

Article VII. Determination Process

18.18.270 Determination.

The planning commission shall make a determination as to whether the proposed activity and mitigation, if any, is consistent with the provisions of this chapter. The planning commission's determination shall be based on the criteria of "Review criteria" (AMC [18.18.270](#)). (Ord. 07-707 § 1, 2007)

18.18.280 Review criteria.

A. Any alteration to a critical area, unless otherwise provided for in this chapter, shall be reviewed and approved, approved with conditions, or denied based on the proposal's ability to comply with all of the following criteria:

1. The proposal minimizes the impact on critical areas in accordance with "Mitigation sequencing" (AMC [18.18.230](#));
2. The proposal does not pose an unreasonable threat to the public health, safety, or welfare on or off the development proposal site;
3. The proposal is consistent with the general purposes of this chapter and the public interest;
4. Any alterations permitted to the critical area are mitigated in accordance with "Mitigation requirements" (AMC [18.18.220](#));

5. The proposal protects the critical area functions and values consistent with the best available science and results in no net loss of critical area functions and values; and

6. The proposal is consistent with other applicable regulations and standards.

B. The city may condition the proposed activity as necessary to mitigate impacts to critical areas and to conform to the standards required by this chapter.

C. Except as provided for by this chapter, any project that cannot adequately mitigate its impacts to critical areas in the sequencing order of preferences in AMC [18.18.230](#) shall be denied. (Ord. 07-707 § 1, 2007)

18.18.290 Favorable determination.

If the planning commission determines that the proposed activity meets the criteria in “Review criteria” (AMC [18.18.270](#)) and complies with the applicable provisions of this chapter, the mayor or mayor’s designee shall prepare a written notice of determination and identify any required conditions of approval. The notice of determination and conditions of approval shall be included in the project file and be considered in the next phase of the city’s review of the proposed activity in accordance with any other applicable codes or regulations.

Any conditions of approval included in a notice of determination shall be attached to the underlying permit or approval. Any subsequent changes to the conditions of approval shall void the previous determination pending re-review of the proposal and conditions of approval by the mayor or mayor’s designee.

A favorable determination should not be construed as endorsement or approval of any underlying permit or approval. (Ord. 07-707 § 1, 2007)

18.18.300 Unfavorable determination.

If the planning commission determines that a proposed activity does not adequately mitigate its impacts on the critical areas and/or does not comply with the criteria in “Review criteria” (AMC [18.18.270](#)) and the provisions of this chapter, the mayor or mayor’s designee shall prepare written notice of the determination that includes findings of noncompliance.

No proposed activity or permit shall be approved or issued if it is determined that the proposed activity does not adequately mitigate its impacts on the critical areas and/or does not comply with the provisions of this chapter.

Following notice of determination that the proposed activity does not meet the review criteria and/or does not comply with the applicable provisions of this chapter, the applicant may request consideration of a revised critical area report. If the revision is found to be substantial and relevant to the critical area review, the mayor or mayor’s designee may reopen the critical area review and make a new determination based on the revised report. (Ord. 07-707 § 1, 2007)

18.18.310 Completion of the critical area review.

The city's determination regarding critical areas pursuant to this chapter shall be final concurrent with the final decision to approve, condition, or deny the development proposal or other activity involved. (Ord. 07-707 § 1, 2007)

18.18.320 Appeals.

Any decision to approve, condition, or deny a development proposal or other activity based on the requirements of this chapter may be appealed according to, and as part of, the appeal procedure for the permit or approval involved. (Ord. 07-707 § 1, 2007)

Article VIII. Variances

18.18.330 Variances.

A. Variances from the standards of this chapter may be authorized by the city in accordance with the procedures set forth in this title. The city council shall review the request and make a written finding that the request meets or fails to meet the variance criteria.

B. Variance Criteria. A variance may be granted only if the applicant demonstrates that the requested action conforms to all of the criteria set forth as follows:

1. Special conditions and circumstances exist that are peculiar to the land, the lot, or something inherent in the land, and that are not applicable to other lands in the same district;
2. The special conditions and circumstances do not result from the actions of the applicant;
3. A literal interpretation of the provisions of this chapter would deprive the applicant of all reasonable economic uses and privileges permitted to other properties in the vicinity and zone of the subject property under the terms of this chapter, and the variance requested is the minimum necessary to provide the applicant with such rights;
4. Granting the variance requested will not confer on the applicant any special privilege that is denied by this chapter to other lands, structures, or buildings under similar circumstances;
5. The granting of the variance is consistent with the general purpose and intent of this chapter, and will not further degrade the functions or values of the associated critical areas or otherwise be materially detrimental to the public welfare or injurious to the property or improvements in the vicinity of the subject property;
6. The decision to grant the variance includes the best available science and gives special consideration to conservation or protection measures necessary to preserve or enhance anadromous fish habitat; and
7. The granting of the variance is consistent with the general purpose and intent of the locally adopted city comprehensive plan and adopted development regulations.

C. Conditions May Be Required. In granting any variance, the city may prescribe such conditions and safeguards as are necessary to secure adequate protection of critical areas from adverse impacts, and to ensure conformity with this chapter.

D. Time Limit. The city shall prescribe a time limit within which the action for which the variance is required shall be begun, completed, or both.

Failure to begin or complete such action within the established time limit shall void the variance.

E. Burden of Proof. The burden of proof shall be on the applicant to bring forth evidence in support of the application and upon which any decision has to be made on the application. (Ord. 07-707 § 1, 2007)

18.18.340 Variances – Additional considerations for frequently flooded areas.

A. Additional Variance Considerations. In review of variance requests for activities within frequently flooded areas, the city council shall consider all technical evaluations, relevant factors, standards specified in this chapter, and:

1. The danger to life and property due to flooding, erosion damage, or materials swept onto other lands during flood events;
2. The susceptibility of the proposed facility and its contents to flood damage and the effect of such damage on the proposed use;
3. The importance of the services provided by the proposed use to the community;
4. The necessity to the proposed use of a waterfront location, where applicable, and the availability of alternative locations for the proposed use that are not subject to flooding or erosion damage;
5. The safety of access to the property in times of flood for ordinary and emergency vehicles;
6. The expected heights, velocity, duration, rate of rise, and sediment transport of the flood waters and the effects of wave action, if applicable, expected at the site; and
7. The costs of providing governmental services during and after flood conditions, including maintenance and repair of public utilities and facilities such as sewer, gas, electrical, and water systems and streets and bridges.

B. Variances shall only be issued upon a determination that the granting of a variance will not result in increased flood heights, additional threats to public safety, extraordinary public expense, nuisances, fraud on or victimization of the public, or conflict with existing laws or ordinances. Unavoidable impacts to floodplain functions and values shall be mitigated in accordance with “Mitigation sequencing” (AMC [18.18.230](#)).

C. Variances shall not be issued within a designated floodway if any increase in flood levels during the base flood discharge would result. (Ord. 07-707 § 1, 2007)

Article IX. Unauthorized Alterations and Enforcement

18.18.350 Unauthorized critical area alterations and enforcement.

A. When a critical area has been altered in violation of this chapter, all ongoing development work shall stop and the critical area shall be restored. The city shall have the authority to issue a stop work order to cease all ongoing development work, and order restoration, rehabilitation, or replacement measures at the owner's or other responsible party's expense to compensate for violation of provisions of this chapter.

B. Requirement for Restoration Plan. All development work shall remain stopped until a restoration plan is prepared and approved by city. Such a plan shall be prepared by a qualified professional using the best available science and shall describe how the actions proposed meet the minimum requirements described in subsection (C) of this section. The mayor or mayor's designee shall, at the violator's expense, seek expert advice in determining the adequacy of the plan. Inadequate plans shall be returned to the applicant or violator for revision and resubmittal.

C. Minimum Performance Standards for Restoration.

1. For alterations to critical aquifer recharge areas, frequently flooded areas, geologically hazardous areas, wetlands, and fish and wildlife areas, the following minimum performance standards shall be met for the restoration of a critical area; provided, that if the violator can demonstrate that greater functional and habitat values can be obtained, these standards may be modified:

- a. The historic structural and functional values shall be restored, including water quality and habitat functions to the greatest extent possible;
- b. The historic soil types and configuration shall be replicated;
- c. The critical area shall be replanted with native vegetation that replicates the vegetation historically found on the site in species types, sizes, and densities. The historic functions and values should be replicated at the location of the alteration; and
- d. Information demonstrating compliance with the requirements in AMC [18.18.240](#) (Mitigation plan requirements) shall be submitted to the mayor or mayor's designee.

2. For alterations to flood and geological hazards, the following minimum performance standards shall be met for the restoration of a critical area; provided, that if the violator can demonstrate that greater safety can be obtained, these standards may be modified:

- a. The hazard shall be reduced to a level equal to, or less than, the predevelopment hazard;
- b. Any risk of personal injury resulting from the alteration shall be eliminated or minimized; and
- c. The hazard area shall be replanted with native vegetation sufficient to minimize the hazard.

D. Site Investigations. The mayor or mayor's designee is authorized to make site inspections and take such actions as are necessary to enforce this chapter. The mayor or mayor's designee shall present proper credentials and make a reasonable effort to contact any property owner before entering onto private property.

E. Penalties. Any person, party, firm, corporation, or other legal entity convicted of violating any of the provisions of this chapter shall be guilty of a misdemeanor. Each day or portion of a day during which a violation of this chapter is committed or continued shall constitute a separate offense. Any development carried out contrary to the provisions of this chapter shall constitute a public nuisance and may be enjoined as provided by the statutes of the state of Washington. The city may levy civil penalties against any person, party, firm, corporation, or other legal entity for violation of any of the provisions of this chapter. The civil penalty shall be assessed at a maximum rate of \$1,000 per day per violation. (Ord. 07-707 § 1, 2007)

Article X. General Critical Area Protective Measures

18.18.360 Critical area markers and signs.

A. Signs and Fencing of Wetlands and Buffers.

1. Temporary Markers. The outer perimeter of the wetland buffer and the clearing limits identified in an approved permit or land use approval shall be marked in the field with temporary "clearing limits" fencing in such a way as to ensure that no unauthorized intrusion will occur. The marking is subject to inspection by the administrator prior to the commencement of permitted activities. Temporary marking shall be maintained throughout completion of all construction activities.

2. Permanent Signs. As a condition of any permit or land use approval, the administrator may require the applicant to install permanent signs along the boundary of a wetland or its buffer. Permanent signs shall be made of an enamel-coated metal face and attached to a metal post. Signs, when required, shall be posted at an interval of one every 50 feet or one per lot if a lot is less than 50 feet wide and must be maintained by the property owner in perpetuity. Wording of the sign shall note the presence of a protected wetland area and/or wildlife habitat. Specific wording of the sign shall be approved by the administrator.

3. Fencing.

a. The applicant shall be required to install a permanent fence around the wetland or its buffer when domestic grazing animals are present or may be introduced on site.

b. Fencing installed as part of a proposed activity or as required by the administrator shall be designed so as not to interfere with species migration and shall be constructed in a manner that minimizes impacts to the wetland and associated habitat.

18.18.370 Building setbacks.

Reserved. (Ord. 07-707 § 1, 2007)

18.18.380 Bonds to ensure mitigation, maintenance, and monitoring.

A. When mitigation required pursuant to a development proposal is not completed prior to the city's final permit approval, such as final plat approval or final building inspection, the city shall require the applicant to post a performance bond or other security in a form and amount deemed acceptable by the city. If the development proposal is subject to mitigation, the applicant shall post a mitigation bond or other security in a form and amount deemed acceptable by the city to ensure mitigation is fully functional.

B. The bond shall be in the amount of 125 percent of the estimated cost of the uncompleted actions or the estimated cost of restoring the functions and values of the critical area that are at risk, whichever is greater.

C. The bond shall be in the form of a surety bond, performance bond, assignment of savings account, or an irrevocable letter of credit guaranteed by an acceptable financial institution with terms and conditions acceptable to the city attorney.

D. Bonds or other security authorized by this section shall remain in effect until the city determines, in writing, that the standards bonded for have been met. Bonds or other security shall be held by the city for a minimum of five years to ensure that the required mitigation has been fully implemented and demonstrated to function, and may be held for longer periods when necessary.

E. Depletion, failure, or collection of bond funds shall not discharge the obligation of an applicant or violator to complete required mitigation, maintenance, monitoring, or restoration.

F. Public development proposals shall be relieved from having to comply with the bonding requirements of this section if public funds have previously been committed for mitigation, maintenance, monitoring, or restoration.

G. Any failure to satisfy critical area requirements established by law or condition including, but not limited to, the failure to provide a monitoring report within 30 days after it is due or comply with other provisions of an approved mitigation plan shall constitute a default, and the city may demand payment of any financial guarantees or require other action authorized by the city code or any other law.

H. Any funds recovered pursuant to this section shall be used to complete the required mitigation. (Ord. 07-707 § 1, 2007)

Article XI. Wetlands

18.18.390 Designation, rating, and mapping wetlands.

A. Designating Wetlands. Wetlands are those areas, designated in accordance with the Corps of Engineers Wetland Delineation Manual (January 1987) and the Arid West Region Regional Supplement (Version 2.0, September 2008), that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation adapted for life in saturated soil conditions. All areas within the city meeting

the wetland designation criteria in the Delineation Manual, regardless of any formal identification, are hereby designated critical areas and are subject to the provisions of this chapter.

B. Mapping. The approximate location and extent of wetlands are shown on the adopted critical area maps. The following critical area maps, included in the ordinance codified in this chapter as Appendices A, B, C and D, are hereby adopted. Additionally, soil maps produced by U.S. Department of Agriculture National Resources Conservation Service may be useful in helping to identify potential wetland areas.

These maps are to be used as a guide for the city, project applicants, and/or property owners, and may be continuously updated as new critical areas are identified. They are a reference and do not provide a final critical area designation. (Ord. 07-707 § 1, 2007)

C. Rating. Wetlands shall be rated using a rating system to evaluate the existing wetland functions and values to determine what functions must be protected. Ratings shall be performed using the Washington State Wetland Rating System for Eastern Washington 2014 Update (January 2015).

18.18.400 Activities allowed in wetlands.

The activities listed below are allowed in wetlands in addition to those activities listed in, and consistent with, the provisions established in “Allowed activities” (AMC [18.18.140](#)), and do not require submission of a critical area report, except where such activities result in a loss to the functions and values of a wetland. These activities include:

A. Conservation or preservation of soil, water, vegetation, fish, shellfish, and other wildlife that does not entail changing the structure or functions of the existing wetland.

B. The harvesting of wild crops in a manner that is not injurious to natural reproduction of such crops and provided the harvesting does not require tilling of soil, planting of crops, chemical applications, or alteration of the wetland by changing existing topography, water conditions, or water sources.

C. Drilling for utilities under a wetland; provided, that the drilling does not interrupt the ground water connection to the wetland or percolation of surface water down through the soil column. Specific studies by a hydrologist are necessary to determine whether the ground water connection to the wetland or percolation of surface water down through the soil column is disturbed.

D. Enhancement of a wetland through the removal of nonnative invasive species. Bare areas that remain after weed removal shall be revegetated with native shrubs and trees at natural densities. Some hand seeding may also be done over the bare areas with native herbs. (Ord. 07-707 § 1, 2007)

18.18.410 Performance standards – General requirements.

Activities may only be permitted in a wetland if the applicant can show that the proposed activity will not degrade the functions and functional performance of the wetland and other critical areas. (Ord. 07-707 § 1, 2007)

Article XII. Critical Aquifer Recharge Areas

18.18.420 Critical aquifer recharge areas designation.

CARAs are those areas with a critical recharging effect on aquifers used for potable water as defined by WAC [365-190-030](#)(2). CARAs have prevailing geologic conditions associated with infiltration rates that create a high potential for contamination of ground water resources or contribute significantly to the replenishment of ground water. Asotin is located entirely within the Lewiston Basin Aquifer SSA. As such the entire City of Asotin shall be designated as a CARA.

18.18.430 Exemptions from critical aquifer recharge area regulations.

A. The following activities shall be exempt from the CARA provisions of this section, provided they are conducted using best management practices for protecting surface and ground water quality:

1. Single-family residential development.
2. Development and improvement of parks, recreation facilities, open space, or conservation areas resulting in less than five percent total site impervious surface area that do not increase the use of a hazardous substance.
3. Group A public water system source development and associated infrastructure.
4. Public water supply aquifer storage and recovery (ASR) facilities.
5. Public water pipelines and supply storage structures.
6. The following underground storage tank (UST) systems, including any piping connected thereto:
 - a. Any UST system holding hazardous wastes subject to Subtitle C of the Federal Solid Waste Disposal Act, or a mixture of such hazardous waste and other regulated substances;
 - b. Any wastewater treatment tank system that is part of a wastewater treatment facility regulated under Section 402 or 307(b) of the Clean Water Act;
 - c. Equipment or machinery that contains regulated substances for operational purposes such as hydraulic lift tanks and electrical equipment tanks;
 - d. Any UST system whose capacity is 110 gallons or less;
 - e. Any UST system that contains a de minimis concentration of regulated substances;
 - f. Any emergency spill or overflow containment UST system that is expeditiously emptied after use;
 - g. UST systems used for storing heating oil for consumptive use on the premises where stored; except that such systems which store in excess of 1,100 gallons are subject to the release reporting requirements of WAC 173-360-372;
 - h. Any pipeline facility (including gathering lines) regulated under:
 - i. The Natural Gas Pipeline Safety Act of 1968 (49 U.S.C. App. 1671, et seq.), or
 - ii. The Hazardous Liquid Pipeline Safety Act of 1979 (49 U.S.C. App. 2001, et seq.), or

iii. Which is an intrastate pipeline facility regulated under state laws comparable to the provisions of the law referred to in subsection (B)(6)(h)(i) or (ii) of this section;

i. Surface impoundments, pits, ponds, or lagoons;

j. Stormwater or wastewater collection systems;

k. Flow-through process tanks;

l. Storage tanks situated in an underground area (such as a basement, cellar, vault, mineworking drift, shaft, or tunnel), if the storage tank is situated upon or above the surface of the floor.

[Ord. 40-17 § 1; Ord. 40-17A § 1].

18.18.440 Reports and studies.

Reports for CARAs shall be submitted to the Planning Commission by the applicant when a development proposal activity not otherwise exempted within this chapter is proposed on a parcel within an aquifer recharge area.

18.18.450 Performance standards.

A. Activities may only be permitted in a critical aquifer recharge area if the applicant can show that the proposed activity will not cause contaminants to enter the aquifer and that the proposed activity will not adversely affect the recharging of the aquifer.

B. The proposed activity must comply with the water source protection requirements and recommendations of the U.S. Environmental Protection Agency, Washington State Department of Health, Washington State Department of Ecology, and Asotin County Public Health.

C. The proposed activity must be designed and constructed in accordance with existing local, state and federal laws and regulations, and the Stormwater Management Manual for Eastern Washington (Ecology, current edition), and/or the locally adopted program, as applicable.

18.18.460 Uses prohibited in critical aquifer recharge areas.

The following activities and uses are prohibited in CARAs:

A. Landfills. Landfills, including hazardous or dangerous waste, municipal solid waste, special waste, wood waste, and inert and demolition waste landfills;

B. Underground Injection Wells. Class I, III, and IV wells and subclasses 5F01, 5D03, 5F04, 5W09, 5W10, 5W11, 5W31, 5X13, 5X14, 5X15, 5W20, 5X28, and 5N24 of Class V wells;

C. Mining in critical aquifer recharge areas determined to be highly susceptible in the city's wellhead protection plan.

1. Metals and hard rock mining;

2. Sand and gravel mining;

D. Wood Treatment Facilities. Wood treatment facilities that allow any portion of the treatment process to occur over permeable surfaces (both natural and manmade);

E. Storage, Processing, or Disposal of Radioactive Substances. Facilities that store, process, or dispose of radioactive substances.

Article XIII. Frequently Flooded Areas

18.18.470 Designation of frequently flooded areas.

A. Frequently Flooded Areas. Frequently flooded areas shall include:

1. Areas identified on the Flood Insurance Rate Map(s). Those areas of special flood hazard identified by the Federal Insurance Administration. The Flood Insurance Study and accompanying map(s) are hereby adopted by reference, declared part of this chapter, and are available for public review at the city.
2. Areas Identified by the Mayor or Mayor's Designee. Those areas of special flood hazard identified by the mayor or mayor's designee based on review of base flood elevation and floodway data available from federal, state, county, or other valid sources when base flood elevation data has not been provided from the Federal Insurance Administrator.

B. Use of Additional Information. The mayor or mayor's designee may use additional flood information that is more restrictive or detailed than that provided in the flood insurance study conducted by the Federal Emergency Management Agency (FEMA) to designate frequently flooded areas, including data on channel migration, historical data, high water marks, photographs of past flooding, location of restrictive floodways, maps showing future build-out conditions, maps that show riparian habitat areas, or similar information.

C. Flood Elevation Data. When base flood elevation data is not available (A and V zones), the mayor or mayor's designee shall obtain, review, and reasonably utilize any base flood elevation and floodway data available from a federal, state, or other source, in order to administer this chapter.

D. Designation Made by Mayor or Mayor's Designee. The flood insurance maps are to be used as a guide for the city, project applicants and/or property owners, and the public and should be considered a minimum designation of frequently flooded areas. As flood insurance maps may be continuously updated as areas are reexamined or new areas are identified, newer and more restrictive information for flood hazard area identification shall be the basis for regulation.

E. Maintenance of Records. Where base flood elevation data is provided through the flood insurance study or required through AMC [18.18.450](#), the mayor or mayor's designee shall obtain and record the as-built elevation (in relation to mean sea level) of the lowest floor (including basement) of all new or substantially improved structures, and whether or not the structure contains a basement. The mayor or mayor's designee shall also maintain for public inspection all records of floodplain hazards, certificates of floodproofing, and flood elevation data. (Ord. 07-707 § 1, 2007)

18.18.480 Existing regulations.

Chapter 15.28 (Flood Damage Prevention) of the Asotin Municipal Code regulates proposed activities adjacent to or within frequently flooded areas. If allowed, any development permitted in the designated frequently flooded areas are subject to the regulations in AMC 15.28.

Article XIV. Geologically Hazardous Areas

18.18.490 Designation of geologically hazardous areas.

Geological hazards pose a threat to the health and safety of citizens when commercial, residential or industrial development is sited in areas of significant hazard. In areas in which these measures are not sufficient to reduce the risk from geological hazards, building is best avoided. Areas that are susceptible to one or more of the following types of hazards are defined as a geologically hazardous area: (1) landslide hazard area; (2) erosion hazard area; (3) seismic hazard area; (4) volcanic hazard area; (5) mine hazard area.

A. Classification. Classification and rating of these areas will be based upon the risk to development in geologically hazardous areas. The following categories shall be used:

1. Known or suspected risk;
2. No risk;
3. Risk unknown.

B. Landslide Hazard Areas. The purpose of this section is to protect the public from damage due to development on, or adjacent to, landslides, to preserve the scenic quality and natural character of the city of Pomeroy's hillsides and to protect water quality.

1. Land to Which This Subsection Applies. This subsection shall apply to all landslide hazard areas in the city with the exception of public trails. Public trails may be allowed on landslide hazard areas provided they adhere to the construction and maintenance standards in the U.S. Forest Service "Trails Management Handbook" (FSH 2309.18), as the same exists now or may hereafter be amended. Public trails do not include routes constructed for motorized vehicle travel.
2. Procedure for Development Approval.
 - a. Prior to preparation of a proposal involving alteration of a landslide hazard area, the applicant shall contact the city to discuss the overall feasibility, scope of studies and regulatory restrictions relevant to site preparation.
 - b. All applications for development within a landslide hazard area or its buffer shall include preliminary information to assist the city in determining the need for a geological or geotechnical report performed by a qualified geologist or geotechnical engineer. Preliminary information and reports will be used to determine conditions for project approval. Preliminary

information submitted to the city shall include the following, together with any additional information and reports requested by the city for the specific development proposal:

- i. Applicant's and consultant's (or agent's) names, addresses and phone numbers;
- ii. Project name and the nature and type of project;
- iii. Location and size of area, and the general setting with respect to major or regional geographic and geologic features;
- iv. Expected project cost;
- v. Purpose and scope of the report and geological investigation, including the proposed use of the site, level of study, i.e., feasibility, preliminary, final;
- vi. Brief description of proposed site development, grading, structures and utilities;
- vii. Finished floor grades and excavation levels;
- viii. Known soils in and around project area and soil thicknesses;
- ix. Maximum and minimum slopes in percent, average slope gradient;
- x. Water courses and drainages;
- xi. Topography and drainage within or affecting the area;
- xii. General nature and distribution of exposures of earth materials within the area. Regional and local geology;
- xiii. Disclosure of known or suspected geological hazards affecting the area, including a statement regarding past performance of existing facilities (such as buildings or utilities) in the immediate vicinity. This shall include a history of slope failures, rockslides, debris torrents, and seismic activity;
- xiv. Locations of test holes and excavations (drill holes, water wells, test pits and trenches) shown on maps and sections and described in the text of the report. The actual bore logs, data or processed data upon which interpretations are based shall be included in the report to permit technical reviewers to make their own assessments regarding reliability and interpretation.

3. Standards.

a. Buffers. To maintain the natural integrity of landslide hazard areas and to protect the environment, and the public health and safety, the following provisions shall be maintained:

- i. A fifty-foot buffer of existing vegetation shall be established from the top, toe and along all sides of the landslide hazard area.

ii. The city code compliance officer may increase the buffer up to one hundred percent for all or part of the buffer area based on the following factors: (A) analysis of the required special reports; (B) as necessary to protect the public health and safety.

iii. The city code compliance officer may reduce the buffer by up to fifty percent for all or part of the buffer area based on an analysis of the required special reports.

b. Development proposals that involve altering land upon areas identified as landslide hazard areas or their buffers must demonstrate the following for approval:

i. There is no evidence of past landslides in the vicinity of the proposed development and quantitative analysis of slope stability indicates no significant risk to the proposed development or other properties.

ii. The landslide hazard area can be modified or the project can be designed so that the landslide hazard to the project is eliminated.

iii. The development proposal would cause no increase in surface water discharge or sedimentation to other properties, and would not decrease slope stability on other properties.

iv. Disturbance of trees and vegetation would be minimal in order to prevent erosion, stabilize slopes, and preserve the natural character of the area.

v. Structures and improvements would be located to preserve the most sensitive portion of the site and its natural landforms and vegetation.

C. Erosion Hazard Areas.

1. Purpose. Erosion in the city is a common occurrence due to hydrologic and geologic characteristics, vegetative conditions and human land use. The purpose of this section is to minimize the negative impacts of human land use on erosion hazard areas and thereby reduce the damage to the natural environment as well as human-built systems.

2. Land to Which This Subsection Applies. This subsection pertains to soils in the city that demonstrate erosion hazard potential under development conditions, and/or are identified as such by the U.S. Department of Agriculture National Resource Conservation Service, as the same exists now or may be hereafter amended.

3. Procedure for Development Approval.

a. Any applications for development that may be located in such area must include preliminary information to assist the city in determining the need for a geological and geotechnical report. Preliminary information and reports will be used to determine conditions for project approval. Preliminary information shall include that information required in subsection (B)(2) of this section.

b. On lands being used for agricultural purposes, conservation techniques must be used to reduce the amount of erosion caused by water. Said techniques may include early fall seeding, stubble mulch tillage, grassed waterways, terraces, diversions or strip cropping. Conservation techniques must also be used to reduce the amount of wind erosion.

c. All authorized clearing for roads and utilities shall be limited to the minimum necessary to accomplish engineering design. Alterations must meet the following requirements:

i. Clearing, grading or filling of sloped sites containing erosion hazard areas shall be limited by weather conditions and an approved erosion control plan.

ii. All clearing shall be marked in the field for inspection and approval prior to alteration of the site.

iii. The face of cut and fill on slopes shall be prepared and maintained to control against erosion.

d. An erosion control plan must be submitted by the applicant for a development, prior to approval of the proposal. To minimize blowing soil during development, appropriate water and/or mulch material must be applied to any areas without a vegetative cover.

D. Seismic Hazards – Land to Which This Subsection Applies. There have been no specifically identified areas in the city which would pose significant, predictable hazards to life and property resulting from earthquakes and the associated ground shaking, differential settlement and/or soil liquefaction.

1. Procedure for Development Approval.

a. At such time a seismic hazard area is identified in the city, any application for development that may be located in such area must include preliminary information to assist the city in determining the need for a geological and geotechnical report. Preliminary information and reports will be used to determine conditions for project approval. Preliminary information shall include that information required in subsection (B)(2) of this section.

b. Any development located in such an area must be designed so that it will be as safe from any earthquake damage as a similar development not located in a seismic hazard area.

E. Volcanic Hazard Areas – Land to Which This Section Applies. Because there is no river or valley which heads on or near a volcano that flows through the city, there would be no significant damage to people and/or property expected from debris flows, mudflows or related flooding resulting from volcanic activity.

1. Procedure for Development Approval.

a. At such time a volcanic hazard area is identified in the city, any application for development that may be located in such area must include preliminary information to assist the city in determining the need for a geological and geotechnical report. Preliminary information and

reports will be used to determine conditions for project approval. Preliminary information shall include that information required in subsection (B)(2) of this section.

b. Any development located in such an area must be designed so that it will be as safe from any volcanic damage as a similar development not located in a volcanic hazard area.

F. Mine Hazard Area – Land to Which This Section Applies. Because of the geology of the city, there has been little or no historical subsurface mining that could have left areas honeycombed with abandoned mine tunnels. Any open mining is required to have both an approved erosion control plan and an approved reclamation plan that will address steep and unstable slopes.

1. Procedure for Development Approval.

a. At such time a mine hazard area is identified in the city, any application for development that may be located in such area must include preliminary information to assist the city in determining the need for a geological and geotechnical report. Preliminary information and reports will be used to determine conditions for project approval. Preliminary information shall include that information required in subsection (B)(2) of this section.

b. Any development located in such an area must be designed so that it will be as safe from any mine hazard damage as a similar development not located in a mine hazard area.

Article XV. Fish and Wildlife Habitat Conservation Areas

18.18.500 Designation of fish and wildlife habitat conservation areas.

A. Fish and wildlife habitat conservation areas include:

1. Areas with which state or federally designated endangered, threatened, and sensitive species have a primary association.

a. Federally designated endangered and threatened species are those fish and wildlife species identified by the U.S. Fish and Wildlife Service and the National Marine Fisheries Service that are in danger of extinction or threatened to become endangered. The U.S. Fish and Wildlife Service and the National Marine Fisheries Service should be consulted for current listing status.

b. State designated endangered, threatened, and sensitive species are those fish and wildlife species native to the state of Washington identified by the Washington Department of Fish and Wildlife, that are in danger of extinction, threatened to become endangered, vulnerable, or declining and are likely to become endangered or threatened in a significant portion of their range within the state without cooperative management or removal of threats. State designated endangered, threatened, and sensitive species are periodically recorded in WAC [232-12-014](#) (state endangered species) and WAC [232-12-011](#) (state threatened and sensitive species). The State Department of Fish and Wildlife maintains the most current listing and should be consulted for current listing status.

A combined list of federally and state identified species is included in Appendix D of the ordinance codified in this chapter.

This subsection shall not apply to hair seals and sea lions that are threatening to damage or are damaging commercial fishing gear being utilized in a lawful manner or when said mammals are damaging or threatening to damage commercial fish being lawfully taken with commercial gear.

2. State priority habitats and areas associated with state priority species. Priority habitats and species are considered to be priorities for conservation and management. Priority species require protective measures for their perpetuation due to their population status, sensitivity to habitat alteration, and/or recreational, commercial, or tribal importance. Priority habitats are those habitat types or elements with unique or significant value to a diverse assemblage of species. A priority habitat may consist of a unique vegetation type or dominant plant species, a described successional stage, or a specific structural element. Priority habitats and species are identified by the State Department of Fish and Wildlife.

A state list of priority habitats is included in Appendix E of the ordinance codified in this chapter.

3. Habitats and species of local importance. Habitats and species of local importance are those identified by the city, including but not limited to those habitats and species that, due to their population status or sensitivity to habitat manipulation, warrant protection. Habitats may include a seasonal range or habitat element with which a species has a primary association, and which, if altered, may reduce the likelihood that the species will maintain and reproduce over the long term.

a. Designation Process. The city shall accept and consider nominations for habitat areas and species to be designated as locally important on an annual basis.

i. Habitats and species to be designated shall exhibit the following characteristics:

(A) Local populations of native species are in danger of extirpation based on existing trends:

(1) Local populations of native species that are likely to become endangered; or

(2) Local populations of native species that are vulnerable or declining;

(B) The species or habitat has recreation, commercial, game, tribal, or other special value;

(C) Long-term persistence of a species is dependent on the protection, maintenance, and/or restoration of the nominated habitat;

(D) Protection by other county, state, or federal policies, laws, regulations, or nonregulatory tools is not adequate to prevent degradation of the species or habitat in city; and

(E) Without protection, there is a likelihood that the species or habitat will be diminished over the long term.

- ii. Areas nominated to protect a particular habitat or species must represent either high quality native habitat or habitat that has a high potential to recover to a suitable condition and which is of limited availability, highly vulnerable to alteration, or provides landscape connectivity which contributes to the integrity of the surrounding landscape.
- iii. Habitats and species may be nominated for designation by any person.
- iv. The nomination should indicate whether specific habitat features are to be protected (for example, nest sites, breeding areas, and nurseries), or whether the habitat or ecosystem is being nominated in its entirety.
- v. The nomination may include management strategies for the species or habitats. Management strategies must be supported by the best available science, and where restoration of habitat is proposed, a specific plan for restoration must be provided prior to nomination.
- vi. The mayor or mayor's designee shall determine whether the nomination proposal is complete, and if complete, shall evaluate it according to the characteristics enumerated in subsection (A)(3)(a)(i) of this section and make a recommendation to the planning commission based on those findings.
- vii. The planning commission shall hold a public hearing for proposals found to be complete in accordance with locally adopted hearing procedures and make a recommendation to the city council or county commissioners based on the characteristics enumerated in subsection (A)(3)(a)(i) of this section.
- viii. Following the recommendation of the planning commission, the city council or county commissioners shall designate a habitat or species of local importance.
- ix. Approved nominations will be subject to the provisions of this chapter.

4. Naturally occurring ponds under 20 acres. Naturally occurring ponds are those ponds under 20 acres and their submerged aquatic beds that provide fish or wildlife habitat, including those artificial ponds intentionally created from dry areas in order to mitigate impacts to ponds. Naturally occurring ponds do not include ponds deliberately designed and created from dry sites, such as canals, detention facilities, wastewater treatment facilities, farm ponds, temporary construction ponds, and landscape amenities, unless such artificial ponds were intentionally created for mitigation.

5. Waters of the state. Waters of the state include lakes, rivers, ponds, streams, inland waters, underground waters, salt waters, and all other surface waters and watercourses within the jurisdiction of the state of Washington, as classified in WAC [222-16-031](#) (or WAC 222-16-030, depending on classification used).

6. Lakes, ponds, streams, and rivers planted with game fish by a governmental or tribal entity.

7. State natural area preserves and natural resource conservation areas. Natural area preserves and natural resource conservation areas are defined, established, and managed by the Washington State Department of Natural Resources.

8. Areas of rare plant species and high-quality ecosystems. Areas of rare plant species and high-quality ecosystems are identified by the Washington State Department of Natural Resources through the Natural Heritage Program.

9. Land useful or essential for preserving connections between habitat blocks and open spaces.

B. All areas within the city meeting one or more of these criteria, regardless of any formal identification, are hereby designated critical areas and are subject to the provisions of this chapter and shall be managed consistent with the best available science, such as the Washington Department of Fish and Wildlife's Management Recommendations for Priority Habitat and Species.

To determine the location and extent of fish and wildlife habitat conservation areas, the city shall use best available science, including current information contained in priority habitats and species maps as maintained by the Washington State Department of Fish and Wildlife. These maps shall be used as a general guide only for the assistance of property owners and other interested parties; boundaries are generalized. The actual type, extent, and boundaries of habitat areas shall be determined by a qualified professional according to the procedures, definitions, and criteria established by this article. In the event of any conflict between the habitat location or type shown on maps and the criteria or standards of this article, the criteria and standards resulting from the field investigation shall control.

Recovery plans and management recommendations for many of these species are available from the United States Fish and Wildlife Service, the National Marine Fisheries Service and the Washington State Department of Fish and Wildlife. Additional information is also available from the Washington State Department of Natural Resources, Natural Heritage Program, and Aquatic Resources Program.

It is also possible that unmapped areas may include priority habitats or species (PHS), endangered, threatened or sensitive (ETS) species, or habitats and species of local importance (HSLI). If such a species is known to exist within an unmapped area, the type, extent and boundaries of this area shall be determined by a qualified professional.

Article XVI. Definitions

18.18.510 Definitions.

These definitions shall apply to Chapter 18.18. Words not defined in this chapter shall be as defined in the city code, the Washington Administrative Code, or the Revised Code of Washington. Words not found in either code shall be as defined in the Webster's Third New International Dictionary, latest edition.

A

Adaptive Management. Adaptive management relies on scientific methods to evaluate how well regulatory and nonregulatory actions protect the critical area. An adaptive management program is a formal and deliberate scientific approach to taking action and obtaining information in the face of uncertainty.

“Adjacent” means immediately adjoining (in contact with the boundary of the influence area) or within a distance that is less than that needed to separate activities from critical areas to ensure protection of the functions and values of the critical areas. “Adjacent” shall mean any activity or development located:

- A. On a site immediately adjoining a critical area;
- B. A distance equal to or less than the required critical area width and building setback;
- C. A distance equal to or less than one-half mile (2,640 feet) from a bald eagle nest;
- D. A distance equal to or less than 300 feet upland from a stream, wetland, or water body;
- E. Bordering or within the floodway, floodplain, or channel migration zone; or

“Advance mitigation” means mitigation of an anticipated critical area impact or hazard completed according to an approved critical area report and prior to site development.

“Alteration” means any human induced change in an existing condition of a critical area. Alterations include, but are not limited to, grading, filling, channelizing, dredging, clearing (vegetation), construction, compaction, excavation, or any other activity that changes the character of the critical area.

“Anadromous fish” means fish that spawn and rear in freshwater and mature in the marine environment. While Pacific salmon die after their first spawning, adult char (bull trout) can live for many years, moving in and out of saltwater and spawning each year. The life history of Pacific salmon and char contains critical periods of time when these fish are more susceptible to environmental and physical damage than at other times. The life history of salmon, for example, contains the following stages: upstream migration of adults, spawning, inter-gravel incubation, rearing, smoltification (the time period needed for juveniles to adjust their body functions to live in the marine environment), downstream migration, and ocean rearing to adults.

“Applicant” means a person who files an application for permit under this chapter and who is either the owner of the land on which that proposed activity would be located, a contract purchaser, or the authorized agent of such a person.

“Aquifer” means a geological formation, group of formations, or part of a formation that is capable of yielding a significant amount of water to a well or spring.

“Aquifer recharge areas” means areas that, due to the presence of certain soils, geology, and surface water, act to recharge ground water by percolation.

“Aquifer, sole source” means an area designated by the U.S. Environmental Protection Agency under the Safe Drinking Water Act of 1974, Section 1424(e). The aquifer(s) must supply 50 percent or more of the drinking water for an area without a sufficient replacement available.

B

“Base flood” means a flood event having a one percent chance of being equaled or exceeded in any given year, also referred to as the “100-year flood.” Designations of base flood areas on flood insurance map(s) always include the letters A or V.

“Basement” means any area of the building having its floor below ground level on all sides.

“Best available science” means current scientific information used in the process to designate, protect, or restore critical areas, that is derived from a valid scientific process as defined by WAC [365-195-900](#) through [365-195-925](#). Sources of the best available science are included in “Citations of Recommended Sources of Best Available Science for Designating and Protecting Critical Areas,” published by the Washington State Department of Community, Trade and Economic Development.

“Best management practices (BMPs)” means conservation practices or systems of practices and management measures that:

- A. Control soil loss and reduce water quality degradation caused by high concentrations of nutrients, animal waste, toxics, and sediment;
- B. Minimize adverse impacts to surface water and ground water flow and circulation patterns and to the chemical, physical, and biological characteristics of wetlands;
- C. Protect trees and vegetation designated to be retained during and following site construction and use native plant species appropriate to the site for revegetation of disturbed areas; and
- D. Provide standards for proper use of chemical herbicides within critical areas.

The city shall monitor the application of best management practices to ensure that the standards and policies of this chapter are adhered to.

“Biodiversity” means the variety of animal and plant life and its ecological processes and interconnections – represented by the richness of ecological systems and the life that depends on them, including human life and economies.

C

“Channel migration zone (CMZ)” means the lateral extent of likely movement along a stream or river during the next 100 years as determined by evidence of active stream channel movement over the past 100 years. Evidence of active movement over the 100-year time frame can be inferred from aerial photos or from specific channel and valley bottom characteristics. The time span typically represents the time it takes to grow mature trees that can provide functional large woody debris to streams. A CMZ is not typically present if the valley width is generally less than two bankfull widths, if the stream or river is confined by terraces, no current or historical aerial photographic evidence exists of

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significant channel movement, and there is no field evidence of secondary channels with recent scour from stream flow or progressive bank erosion at meander bends. Areas separated from the active channel by legally existing artificial channel constraints that limit bank erosion and channel avulsion without hydraulic connections shall not be considered within the CMZ.

“Compensation project” means actions necessary to replace project-induced critical area losses, including land acquisition, planning, construction plans, monitoring, and contingency actions.

“Compensatory mitigation” means replacing project-induced losses or impacts to a critical area, and includes, but is not limited to, the following:

“Creation” means actions performed to intentionally establish a wetland at a site where it did not formerly exist.

“Enhancement” means actions performed to improve the condition of existing degraded wetlands so that the functions they provide are of a higher quality.

“Preservation” means actions taken to ensure the permanent protection of existing, high-quality wetlands.

“Restoration” means actions performed to reestablish wetland functional characteristics and processes that have been lost by alterations, activities, or catastrophic events within an area that no longer meets the definition of a wetland.

“Critical aquifer recharge areas” means areas described in WAC 365-190-100(4)(b) that are determined to have a critical recharging effect on aquifers used for potable water as defined by WAC [365-190-030\(3\)](#).

Critical Areas. “Critical areas” include any of the following areas or ecosystems: critical aquifer recharge areas, fish and wildlife habitat conservation areas, frequently flooded areas, geologically hazardous areas, and wetlands, as defined in Chapter [36.70A](#) RCW and this chapter.

“Cumulative impacts or effects” means the combined, incremental effects of human activity on ecological or critical areas functions and values. Cumulative impacts result when the effects of an action are added to or interact with other effects in a particular place and within a particular time. It is the combination of these effects, and any resulting environmental degradation, that should be the focus of cumulative impact analysis and changes to policies and permitting decisions.

D

“Development” means any activity upon the land consisting of construction or alteration of structures, earth movement, dredging, dumping, grading, filling, mining, removal of any sand, gravel, or minerals, driving of piles, drilling operations, bulkheading, clearing of vegetation, or other land disturbance. Development includes the storage or use of equipment or materials inconsistent with the existing use. Development also includes approvals issued by the city that binds land to specific patterns of use, including, but not limited to, subdivisions, short subdivisions, zone changes, conditional use permits, and binding site plans. Development activity does not include the following activities:

- A. Interior building improvements.
- B. Exterior structure maintenance activities, including painting and roofing.
- C. Routine landscape maintenance of established, ornamental landscaping, such as lawn mowing, pruning, and weeding.
- D. Maintenance of the following existing facilities that does not expand the affected area: septic tanks (routine cleaning); wells; individual utility service connections; and individual cemetery plots in established and approved cemeteries.

“Development permit” means any permit issued by the city, or other authorized agency, for construction, land use, or the alteration of land.

E

“Erosion” means the process whereby wind, rain, water, and other natural agents mobilize and transport particles.

“Erosion hazard areas” means at least those areas identified by the U.S. Department of Agriculture National Resources Conservation Service as having a “severe” rill and inter-rill erosion hazard.

“Exotic” means any species of plants or animals which are foreign to the planning area.

F

“Fish and wildlife habitat conservation areas” are areas that serve a critical role in sustaining needed habitats and species for the functional integrity of the ecosystem, and which, if altered, may reduce the likelihood that the species will persist over the long term. These areas may include, but are not limited to, rare or vulnerable ecological systems, communities, and habitat or habitat elements including seasonal ranges, breeding habitat, winter range, and movement corridors; and areas with high relative population density or species richness. It also means areas necessary for maintaining species in suitable habitats within their natural geographic distribution so that isolated subpopulations are not created as designated by WAC [365-190-080](#)(5). These areas include:

- A. Areas with which state or federally designated endangered, threatened, and sensitive species have a primary association;
- B. Habitats of local importance, including but not limited to areas designated as priority habitat by the Washington Department of Fish and Wildlife;
- C. Commercial and recreational shellfish areas;
- D. Kelp and eelgrass beds;
- E. Herring and smelt spawning areas;

F. Naturally occurring ponds under 20 acres and their submerged aquatic beds that provide fish or wildlife habitat, including those artificial ponds intentionally created from dry areas in order to mitigate impacts to ponds;

G. Waters of the state, including lakes, rivers, ponds, streams, inland waters, underground waters, salt waters, and all other surface waters and watercourses within the jurisdiction of the state of Washington;

H. Lakes, ponds, streams, and rivers planted with game fish by a governmental or tribal entity;

I. State natural area preserves and natural resource conservation areas; and

J. Land essential for preserving connections between habitat blocks and open spaces.

“Fish habitat” means habitat that is used by fish at any life stage at any time of the year, including potential habitat likely to be used by fish that could be recovered by restoration or management and includes off-channel habitat.

“Flood” or “flooding” means a general and temporary condition of partial or complete inundation of normally dry land areas from the overflow of inland waters and/or the unusual and rapid accumulation of runoff of surface waters from any source.

“Flood insurance map” means the official map on which the Federal Insurance Administration has delineated the areas of special flood hazards and include the risk premium zones applicable to the community. Also known as “flood insurance rate map” or “FIRM.”

“Flood insurance study” means the official report provided by the Federal Insurance Administration that includes flood profiles, the flood boundary-floodway map, and the water surface elevation of the base flood.

“Floodplain” means the total land area adjoining a river, stream, watercourse, or lake subject to inundation by the base flood.

“Floodway” means the channel of a river or other watercourse and the adjacent land area that must be reserved in order to discharge the base flood without cumulatively increasing the surface water elevation more than one foot. Also known as the “zero rise floodway.”

“Formation” means an assemblage of earth materials grouped together into a unit that is convenient for description or mapping.

“Frequently flooded areas” means lands in the floodplain subject to a one percent or greater chance of flooding in any given year and those lands that provide important flood storage, conveyance, and attenuation functions, as determined by the director in accordance with WAC [365-190-080\(3\)](#). Frequently flooded areas perform important hydrologic functions and may present a risk to persons and property. Classifications of frequently flooded areas include, at a minimum, the 100-year floodplain designations of the Federal Emergency Management Agency and the National Flood Insurance Program.

“Functions and values” means the beneficial roles served by critical areas including, but are not limited to, water quality protection and enhancement; fish and wildlife habitat; food chain support; flood storage, conveyance and attenuation; ground water recharge and discharge; erosion control; wave attenuation; protection from hazards; historical, archaeological, and aesthetic value protection; educational opportunities; and recreation. These beneficial roles are not listed in order of priority. Critical area functions can be used to help set targets (species composition, structure, etc.) for managed areas, including mitigation sites.

G

“Geologically hazardous areas” means areas that may not be suited to development consistent with public health, safety, or environmental standards, because of their susceptibility to erosion, sliding, earthquake, or other geological events as designated by WAC [365-190-080](#)(4). Types of geologically hazardous areas include: erosion, landslide, seismic, mine, and volcanic hazards.

“Ground water” means water in a saturated zone or stratum beneath the surface of land or a surface water body.

H

“Habitat conservation areas” means areas designated as fish and wildlife habitat conservation areas.

Habitats of Local Importance. These areas include a seasonal range or habitat element with which a given species has a primary association, and which, if altered, may reduce the likelihood that the species will maintain and reproduce over the long term. These might include areas of high relative density or species richness, breeding habitat, winter range, and movement corridors. These might also include habitats that are of limited availability or high vulnerability to alterations such as cliffs, talus, and wetlands (WAC [365-190-030](#)).

“Hazard areas” means areas designated as frequently flooded areas or geologically hazardous areas due to potential for erosion, landslide, seismic activity, mine collapse, or other geological condition.

“Hazardous substances” means any liquid, solid, gas, or sludge, including any material, substance, product, commodity, or waste, regardless of quantity, that exhibits any of the physical, chemical, or biological properties described in WAC [173-303-090](#) or [173-303-100](#).

I

“Infiltration” means the downward entry of water into the immediate surface of soil.

“Inter-rill” means areas subject to sheet wash.

L

“Lowest floor” means the lowest floor of the lowest enclosed area, including the basement. An unfinished or flood resistant enclosure, usable solely for parking of vehicles, building access, or storage in an area other than a basement area, which is not considered a building’s lowest floor;

provided, that such enclosure is not built so as to render the structure in violation of the applicable requirements of this chapter.

M

“Mitigation” means avoiding, minimizing, or compensating for adverse critical areas impacts.

Mitigation, in the following sequential order of preference, is:

- A. Avoiding the impact altogether by not taking a certain action or parts of an action;
- B. Minimizing impacts by limiting the degree or magnitude of the action and its implementation, by using appropriate technology, or by taking affirmative steps, such as project redesign, relocation, or timing, to avoid or reduce impacts;
- C. Rectifying the impact to wetlands, critical aquifer recharge areas, and habitat conservation areas by repairing, rehabilitating, or restoring the affected environment to the conditions existing at the time of the initiation of the project;
- D. Minimizing or eliminating the hazard by restoring or stabilizing the hazard area through engineered or other methods;
- E. Reducing or eliminating the impact or hazard over time by preservation and maintenance operations during the life of the action;
- F. Compensating for the impact to wetlands, critical aquifer recharge areas, and habitat conservation areas by replacing, enhancing, or providing substitute resources or environments; and
- G. Monitoring the hazard or other required mitigation and taking remedial action when necessary.

Mitigation for individual actions may include a combination of the above measures.

“Monitoring” means evaluating the impacts of development proposals on the biological, hydrological, and geological elements of such systems, and assessing the performance of required mitigation measures throughout the collection and analysis of data by various methods for the purpose of understanding and documenting changes in natural ecosystems and features, including gathering baseline data.

N

“Native vegetation” means plant species that are indigenous to the area in question.

P

“Potable water” means water that is safe and palatable for human use.

“Practical alternative” means an alternative that is available and capable of being carried out after taking into consideration cost, existing technology, and logistics in light of overall project purposes, and has less impacts to critical areas.

“Priority habitat” means habitat type or elements with unique or significant value to one or more species as classified by the State Department of Fish and Wildlife. A priority habitat may consist of a unique vegetation type or dominant plant species, a described successional stage, or a specific structural element.

“Priority habitat and species map” means maps of plant cover types/communities. Considered by Washington State Department of Fish and Wildlife to contain priority habitat or wildlife species. PHS is a source of best available science that informs local planning activities and land use applications.

“Project area” means all areas within 50 feet of the area proposed to be disturbed, altered, or used by the proposed activity or the construction of any proposed structures. When the action binds the land, such as a subdivision, short subdivision, binding site plan, planned unit development, or rezone, the project area shall include the entire parcel, at a minimum.

Q

“Qualified professional” means a person with experience and training in the pertinent scientific discipline, and who is a qualified scientific expert with expertise appropriate for the relevant critical area subject in accordance with WAC [365-195-905](#)(4). A qualified professional must have obtained a B.S. or B.A. or equivalent degree in biology, engineering, environmental studies, fisheries, geomorphology, or related field, and two years of related work experience.

- A. A qualified professional for habitats or wetlands must have a degree in biology and professional experience related to the subject species.
- B. A qualified professional for a geological hazard must be a professional engineer or geologist, licensed in the state of Washington.
- C. A qualified professional for critical aquifer recharge areas means a hydrogeologist, geologist, engineer, or other scientist with experience in preparing hydrogeologic assessments.

R

“Recharge” means the process involved in the absorption and addition of water to ground water.

“Repair or maintenance” means an activity that restores the character, scope, size, and design of a serviceable area, structure, or land use to its previously authorized and undamaged condition. Activities that change the character, size, or scope of a project beyond the original design and drain, dredge, fill, flood, or otherwise alter critical areas are not included in this definition.

“Restoration” means measures taken to restore an altered or damaged natural feature including:

- A. Active steps taken to restore damaged wetlands, streams, or protected habitat to the functioning condition that existed prior to an unauthorized alteration; and
- B. Actions performed to reestablish structural and functional characteristics of the critical area that have been lost by alteration, past management activities, or catastrophic events.

“Riparian habitat” means areas adjacent to aquatic systems with flowing water that contain elements of both aquatic and terrestrial ecosystems that mutually influence each other. The width of these areas extends to that portion of the terrestrial landscape that directly influences the aquatic ecosystem by providing shade, fine or large woody material, nutrients, organic and inorganic debris, terrestrial insects, or habitat for riparian-associated wildlife. Widths shall be measured from the ordinary high water mark or from the top of bank if the ordinary high water mark cannot be identified. It includes the entire extent of the floodplain and the extent of vegetation adapted to wet conditions as well as

adjacent upland plant communities that directly influence the stream system. Riparian habitat areas include those riparian areas severely altered or damaged due to human development activities.

River. See “Watercourse.”

S

Scientific Process. A valid “scientific process” is one that produces reliable information useful in understanding the consequences of a decision. The characteristics of a valid scientific process are as follows:

- A. Peer Review. The information has been critically reviewed by other qualified scientific experts in that scientific discipline.
- B. Methods. The methods that were used are standardized in the pertinent scientific discipline or the methods have been appropriately peer-reviewed to ensure their reliability and validity.
- C. Logical Conclusions and Reasonable Inferences. The conclusions presented are based on reasonable assumptions supported by other studies and are logically and reasonably derived from the assumptions and supported by the data presented.
- D. Quantitative Analysis. The data have been analyzed using appropriate statistical or quantitative methods.
- E. Context. The assumptions, analytical techniques, data, and conclusions are appropriately framed with respect to the prevailing body of pertinent scientific knowledge.
- F. References. The assumptions, techniques, and conclusions are well referenced with citations to pertinent existing information.

“Section 404 Permit” means a permit issued by the U.S. Army Corps of Engineers for the placement of dredge or fill material or clearing in waters of the United States, including wetlands, in accordance with [33 USC Section 1344](#). Section 404 Permits may also be for endangered species consultation. They require a consultation under Section 7 of the Federal Endangered Species Act.

“Serviceable” means presently usable.

“SEPA” means Washington State Environmental Policy Act, Chapter [43.21C RCW](#).

“Shorelines” means all of the water areas of the state as defined in RCW [90.58.030](#), including reservoirs and their associated shorelands, together with the lands underlying them, except:

- A. Shorelines of statewide significance;
- B. Shorelines on segments of streams upstream of a point where the mean annual flow is 20 cubic feet per second (20 cfps) or less and the wetlands associated with such upstream segments; and
- C. Shorelines on lakes less than 20 acres in size and wetlands associated with such small lakes.

“Shorelines of statewide significance” means those areas defined in RCW [90.58.030\(2\)\(e\)](#).

“Shorelands” or “shoreland areas” means those lands extending landward for 200 feet in all directions as measured on a horizontal plane from the ordinary high water mark; floodways and contiguous floodplain areas landward 200 feet from such floodways; and all wetlands and river deltas associated with the streams, lakes, and tidal waters which are subject to the provisions of Chapter [90.58 RCW](#).

Sole Source Aquifer. See “Aquifer, sole source.”

“Species” means any group of animals classified as a species or subspecies as commonly accepted by the scientific community.

“Species, endangered” means any fish or wildlife species that is threatened with extinction throughout all or a significant portion of its range and is listed by the state or federal government as an endangered species.

“Species of local importance” means those species of local concern due to their population status or their sensitivity to habitat manipulation, or that are game species.

“Species, priority” means any fish or wildlife species requiring protective measures and/or management guidelines to ensure their persistence as genetically viable population levels as classified by the Washington Department of Fish and Wildlife, including endangered, threatened, sensitive, candidate and monitor species, and those of recreational, commercial, or tribal importance.

“Species, threatened” means any fish or wildlife species that is likely to become an endangered species within the foreseeable future throughout a significant portion of its range without cooperative management or removal of threats, and is listed by the state or federal government as a threatened species.

Stream. See “Watercourse.”

U

“Unavoidable” means adverse impacts that remain after all appropriate and practicable avoidance and minimization have been achieved.

V

“Vulnerability” means the combined effect of susceptibility to contamination and the presence of potential contaminants.

W

“Watercourse” means any portion of a channel, bed, bank, or bottom waterward of the ordinary high water line of waters of the state including areas in which fish may spawn, reside, or through which they may pass, and tributary waters with defined beds or banks, which influence the quality of fish habitat downstream. This definition includes watercourses that flow on an intermittent basis or which fluctuate in level during the year and applies to the entire bed of such watercourse whether or not the water is at peak level. This definition does not include irrigation ditches, canals, storm water run-off devices, or other entirely artificial watercourses, except where they exist in a natural watercourse that has been altered by humans.

“Wellhead protection area (WHPA)” means the portion of a well’s, wellfield’s, or spring’s zone of contribution within the ten-year time of travel boundary, or boundaries established using alternate criteria

approved by the state Department of Health in those settings where groundwater time of travel is not a reasonable delineation criteria.

“Wetlands” means those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, and similar areas. Wetlands do not include those artificial wetlands intentionally created from nonwetland sites, including, but not limited to, irrigation and drainage ditches, grass-lined swales, canals, detention facilities, wastewater treatment facilities, farm ponds, and landscape amenities, or those wetlands created after July 1, 1990, that were unintentionally created as a result of the construction of a road, street, or highway. Wetlands may include those artificial wetlands intentionally created from nonwetland areas to mitigate the conversion of wetlands. For identifying and delineating a wetland, local government shall use the Washington State Wetland Identification and Delineation Manual.

Z

“Zone of contribution” means the area surrounding a well or spring that encompasses all areas or features that supply ground water recharge to the well or spring. (Ord. 07-707 § 1, 2007)

SECTION II:

This ordinance shall be in full force and become effective five (5) days from and after its passage, approval and legal publications.

Dated this 27th day of December, 2021

EXHIBIT: 6 – ORDINANCE CREATING NEW SECTION PUBLIC BEACH:

Ordinance #2016-803

Being an Ordinance Creating a New Section of the Asotin Municipal Code Being Chapter 8.18 Titled Public Beaches to Regulate Actions on Public Beaches for the Health and Safety to the Public Providing for the Effective Date Hereof.

The City Council of the City of Asotin, In Regular Meeting Assembled, Do Ordain as Follows:

SECTION I

That the Asotin Municipal Code shall be amended by adding a new Section 8.18, as follows:

Chapter 8.18

PUBLIC BEACHES

Sections:

[8.18.010 Purpose.](#)

[8.18.020 Definitions.](#)

[8.18.030 Applicability.](#)

[8.18.040 General Provisions.](#)

[8.18.050 Enforcement.](#)

8.18.010 Purpose.

The purpose of this ordinance is to:

- A. Prevent fires on public beaches from spreading beyond the intended are of use or causing wild fires.
- B. Preventing damage to the public beach from the operation of motor vehicle on the beaches.
- C. Protect the health and safety of public from the accumulation of broken glass and empty glass containers on public beaches.
- D. Protect the public health and welfare from unsanitary waste by regulating the activities on the public beaches of the city in order to protect the health and safety of the public.

8.18.020 Definitions.

For the purposes of this Ordinance, the following word(s) shall have the following meanings:

"Beach" means: the shoreline abutting all navigable river and/or lake waters, including but not limited to, all sand and/or rock areas, and extending landward from the edge of the water to the nearest roadway easement. A private property line also marks the beach boundary. A land owner can mark their own property boundary.

"Motor Vehicle" means: any self-propelled vehicle or an attached towable wheeled device in, upon, or by which any person or property is or may be transported including any frame, chassis, or body of any motor vehicle including but not limited to, all-terrain vehicles with three or four wheels, two wheeled motorized vehicles such as motorcycles scooters, and golf carts.

Motorized vehicles that use track for locomotion are also prohibited. This definition shall not apply to any motorized wheelchair or other personal assistance mobility device or government owned motor vehicles.

"Glass Container" means: any and all glass containers, including but not limited to, bottles, jars, remnants thereof, or other containers made from glass.

"Fire" means: a fire, open flame on the property defined as the beach, carelessly or negligently thrown or placed ignited substances, tracer bullets or another incendiary device.

"Government" means: any local municipality, county, state or federal government including fire districts and tribal governments.

8.18.030 Applicability.

This chapter shall apply to any public within the City's Jurisdiction.

8.18.040 General Provisions.

Prohibition of fires on beaches.

It shall be unlawful to have an open fire on any public beach in the City of Asotin, except fire pans that contain camp and/or cooking fires are permitted. Fire pans for personal use must not exceed three feet in diameter or three-square feet. This provision does not apply to commercial entities that are licensed or have permits from the Forest Service for recreational river use. No wood containing metal fasteners of any kind, or that contains any other materials including but not limited to, treated lumber or railroad ties, may be burned in the fire pan from July 1 through September 15. Fires will be extinguished and Fire pans removed from the beach by the users of the fire pan. All ash, wood residue, and charcoal residue must be packed out, including partially consumed charcoal briquettes. Propane fire rings and propane or charcoal barbeques are permitted. Cutting or gathering of firewood on the beach is prohibited.

Prohibition of motor vehicles on beaches.

It shall be unlawful to move or operate any motor vehicle on any public beach in the City of Asotin except:

1. For the express and temporary purposes of launching boats or another watercraft. After boats or other watercraft are launched, all motor vehicles and boats or watercraft trailers must immediately be removed from the public beach, except parking is permitted in spaces designed for the parking of vehicles at boat launches.
2. Vehicles with permits from government agencies for shoreline activities will be permitted on the beach. A Discovery Pass does not include the right to use a vehicle on the beach.
3. Emergency Vehicles.

Prohibition of glass containers on beaches.

No glass container shall be permitted on the beach at any time, whether being carried by a person in their hand, in a cooler, back pack, or similar container, or in a boat being launched from a public beach, or in any vehicle on the beach with permission or without permission to be on the beach in the City of Asotin.

Prohibition of Unsanitary Actions.

The following are prohibition on City of Asotin public beaches.

1. Depositing in any toilet, toilet vault, or plumbing fixture of any substance which could

- damage or interfere with the operation or maintenance of the fixture.
2. Possessing litter in an exposed or unsanitary condition, or leaving refuse, debris, or litter on any public beach.
 3. Placing in or near a stream, lake or other water any substance which does or may pollute a stream, lake or other water.
 4. Failing to dispose of all garbage, including any paper, cans, bottle, sewage, waste water or material or rubbish either by removing from the beach or by depositing it into receptacles or at places provided for such purposes.
 5. Dumping of any refuse debris, trash or litter brought as such from private property to any receptacles marked beach refuse disposal.

8.18.050 Enforcement.

Failure to Comply.

Any person who violates any of the provisions set forth in this ordinance or fails to comply with any of the requirements of this ordinance commits an infraction subject to enforcement under this ordinance. Committing an action prohibited by this ordinance a third or subsequent time will be enforced as a misdemeanor, a criminal charge.

Investigation.

Investigation of violation of this ordinance may be initiated by any law enforcement personnel duly authorized by the United States, State of Washington, Asotin County, City of Clarkston, or City of Asotin upon observation or report of any violation.

Civil Penalties.

1. The penalty for the first violation, the fine shall not be less than \$200.00, and the first \$100.00 of the fine may not be suspended of any violation.
2. The penalty for the second violation, shall not be less than \$500.00, and the first \$300.00 of the fine may not be suspended or deferred.

Criminal Penalties.

All subsequent violations shall constitute a misdemeanor, punishable by a fine up to \$1000.00, the first \$500.00 of the fine may not be suspended or deferred, or up to ninety (90) days in jail or by such fine and imprisonment.

Clean up Costs.

In addition to the penalties listed above, restitution for all clean-up, replacement, repair, restoration, investigation, and court costs will be charged to persons violating this ordinance.

Severability.

If any one or more sections, subsections, or sections of this Ordinance are held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this Ordinance and the same shall remain in full force and effect.

SECTION II

This ordinance or a summary thereof shall be published in the official newspaper of the City, and shall become effective five (5) days from and after its passage, approval and legal publications.

PASSED BY THE CITY COUNCIL OF THE CITY OF ASOTIN at a regular meeting thereon the 27th day of June, 2016.

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA #33542, City Attorney

SUMMARY OF ORDINANCE NO. 2016-803 of the City of Asotin, Washington

On the 27th day of June, 2016, the City Council of the City of Asotin passed Ordinance No. 2016-800. A summary of the content of said ordinance, consisting of the title, provides as follows:

Being an Ordinance Creating a New Section of the Asotin Municipal Code Being Chapter 8.18 Titled Public Beaches to Regulate Actions on Public Beaches for the Health and Safety to the Public Providing for the Effective Date Hereof.

The full text of this Ordinance will be mailed upon request.

DATED this 27th day of June, 2016.

Vikki Bonfield, Mayor

EXHIBIT: 7 – RESOLUTION INTERLOCAL STORMWATER AGREEMENT:

RESOLUTION 2010-449

**A RESOLUTION OF THE CITY COUNCIL, OF THE CITY OF ASOTIN
AUTHORIZING ENTERING INTO INTERLOCAL AGREEMENT ALLOWING
REGIONAL MANAGEMENT OF STORMWATER UTILITY**

WHEREAS: Impervious surfaces increase the velocity and flow of stormwater, increasing the risks of flooding, washouts, and increased pollution of local waterways, creeks and rivers.

WHEREAS: Congress addressed these concerns in the Clean Water Act of 1977, which now requires the urbanized area of Asotin County to obtain a National Pollutant Elimination Discharge System Permit for the treatment of stormwater;

WHEREAS: The construction and maintenance of a system of sewerage is a city purpose. RCW 35.67;

WHEREAS: RCW 39.34 authorizes the city to join into interlocal agreements for the benefit of the citizens;

WHEREAS: The Cities of Asotin and Clarkston, and the County of Asotin desire to pool resources for the purpose of economy and consistent compliance with the permit to be issued by the State of Washington Department of Ecology, and to maximize the potential for obtaining grant funds for the purposes of reducing the amount of pollutants entering waterways:

THEREFORE, BE IT RESOLVED: That the City of Asotin enter into the Interlocal Agreement with the City of Clarkston and the County of Asotin, which is attached hereto and incorporated herein by reference, which will share the management decisions for the utility, and for which Asotin County will act as fiscal agent.

FURTHER BE IT RESOLVED: That the Mayor is further authorized to execute the same on behalf of and for the City of Asotin.

Passed in open and regular session on this 13th day of September, 2010.

James D. Miller, Mayor

Attested:

Ellen Boatman, City Clerk

Approved as to Form:

Scott C. Broyles, City Attorney

EXHIBIT: 7 – RESOLUTION STORMWATER CONSTRUCTION PERMIT:

RESOLUTION #2015-549

A RESOLUTION ESTABLISHING THE FEES FOR CONSTRUCTION PERMITS RELATED TO STORMWATER POLLUTION REDUCTION

WHEREAS, the City of Asotin adopted an ordinance regulating activities during construction and re-construction that contribute to stormwater pollution, in conformity with the National Pollution Discharge Elimination Permit #WAR04650 I issued to the City of Asotin; and

WHEREAS, the construction ordinance requires implementing Best Management Practices, Stormwater Pollution Prevention Plans and stormwater site plans, which must be monitored and inspected by county officials or delegates of the city; and

WHEREAS, the cost of the permits, monitoring and inspections should be paid by the user of this service; and

WHEREAS, the City of Asotin has, by interlocal agreement, joined with Asotin County and the City of Clarkston in order to standardize stormwater programs across the county by implementing a utility; and

WHEREAS, pursuant to the agreement establishing that utility, a management team made up of members of all three entities have recommended the following fee schedule to accomplish the goal of the construction ordinance permitting, monitoring and inspections being charged to the consumers who require the service; and

NOW, THEREFORE, BE IT RESOLVED, that the following fees will be charged:

Project Size	2015 Permit Fee
5,000 ft ² - 10,000 ft ² disturbed area	\$125
10,000 ft ² - 20,000 ft ² disturbed area	\$175
20,000 ft ² -30,000 ft ² disturbed area	\$250
30,000 ft ² - 43,559 ft ² disturbed area	\$350

Medium Project

Large Project

43,560 sq ft (1 acre) or greater

Project Size	2011 Permit Fee
Less than 5 acres disturbed area	\$500
5 -< 7 acres of disturbed area	\$800
7 -< 10 acres of disturbed area	\$1,100
10 -< 20 acres of disturbed area	\$1,400
20 acres and greater of disturbed area	\$1,800

EXHIBIT: 7 – RESOLUTION MUNICIPAL STORMWATER IMPROVEMENTS:

RESOLUTION 2018-609

A RESOLUTION OF THE COUNCIL OF THE CITY OF ASOTIN AUTHORIZING THE MAYOR TO SUBMIT AND ACCEPT THE GRANT APPLICATION ON BEHALF OF THE CITY OF ASOTIN FROM THE STATE OF WASHINGTON DEPARTMENT OF ECOLOGY FUNDS FOR \$685,000.00 FOR THE SECOND STREET MUNICIPAL STORMWATER IMPROVEMENTS FINANCIAL ASSISTANCE PROGRAM

WHEREAS, the City of Asotin is applying to the State of Washington Department of Ecology for funding assistance for the Municipal Stormwater Improvements Financial Assistance Program for Second Street; See Exhibit A

WHEREAS, Vikki Bonfield, City of Asotin Mayor, is authorized to submit and accept this application for the State of Washington Department of Ecology on behalf of the City of Asotin;

WHEREAS, This project will improve water quality in the Snake River by installing Low Impact Development (LID) facilities on 2nd Street between Washington and Harding Streets in the City of Asotin. This project will provide treatment for total suspended solids and will also reduce flows to the Snake River by increasing Stormwater infiltration and providing Stormwater detention.

NOW, THEREFORE, be it resolved that the City of Asotin authorizes submission and acceptance of this grant from the State of Washington Department of Ecology for the request of \$685,000.00 for the Municipal Stormwater Improvements Financial Assistance Program for Second Street and the City of Asotin hereby accepts this grant.

Passed in open and regular session on this 12th day of February, 2018.

EXHIBIT: 8 – RESOLUTION ADOPTING SE WA MULTI-HAZARD
MITIGATION PLAN:

RESOLUTION 2011-458

Resolution of Adoption by the City of Asotin, Washington

**A Resolution of the City of Asotin declaring support and adoption of the
Southeast Washington Multi-Hazard Mitigation Plan.**

Whereas, the City Council of Asotin supports the Southeast Washington Multi-Hazard Mitigation Plan, and

Whereas, the City Council of Asotin has participated in the development of the Southeast Washington Multi-Hazard Mitigation Plan, and

Whereas, the Southeast Washington Multi-Hazard Mitigation Plan will be utilized as a guide for planning as related to the FEMA Pre-Disaster Mitigation program as well as other purposes as deemed appropriate by the City Council of Asotin, and

Therefore, be it resolved, that the City Council of Asotin does hereby adopt and support and will facilitate the implementation of the Southeast Washington Multi-Hazard Mitigation Plan as deemed appropriate.

Passed and approved this 24th Day of January, 2011, by the City Council of Asotin located in Asotin County, Washington.

By: James Miller
Mayor, City of Asotin

Attested by: Ellen Boatman
Clerk, City of Asotin

EXHIBIT: 9 – CITY OF ASOTIN MAP BOOK – HOUSING INVENTORY:

THIS MAP IS A BOOK THAT INCLUDES THE HOUSING INVENTORY
AND IS AVAILABLE AT ASOTIN CITY HALL.

EXHIBIT: 10 – ORDINANCE CREATING BUILDING INSPECTOR POSITION:

ORDINANCE 2014-779

BEING AN ORDINANCE OF THE CITY OF ASOTIN, WASHINGTON, ADDING CLASSIFICATIONS TO THE EXISTING SALARY RANGES TO ACCOMMODATE THE HIRING OF A BUILDING INSPECTOR AND BUILDING INSPECTOR I PER RCW 35.34.180

THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED, DO ORDAIN AS FOLLOWS:

SECTION 1:

WHEREAS, the City of Asotin has determined that it is in the best interest of the City to issue, produce and process City of Asotin Building Permits and complete property inspection services; and

WHEREAS, the City of Asotin sent a 60-day termination letter to Asotin County Building and Planning Department Dated February 10, 2014 of terminating the Interlocal Agreement for Building Permit Issuance and Inspection Services between the County of Asotin and the City of Asotin; and

WHEREAS, the City of Asotin will start issuing, producing and processing City of Asotin Building Permits and completing property inspection services April 11th; and

WHEREAS, the City of Asotin has adopted a salary range for employment with the City of Asotin and a recommendation has been made to add a Building Inspector and Building Inspector I; and

WHEREAS, Bill Frye has been hired for the position of City of Asotin Building Inspector starting April 11, 2014; and

WHEREAS, Bob Portlock has been hired for the position of City of Asotin Building Inspector I starting July 1, 2014; and

Section 1. The Job Classifications are (attached as Exhibit A) and is approved and the City Council directs any amendatory language that may be required.

NOW, THEREFORE, BE IT HEREBY RESOLVED, by the City Council of the City of Asotin, in regular meeting assembled, has determined that it is in the best interest of the City to issue, produce and process City of Asotin Building Permits and complete property inspection services and has sent a 60 day termination letter to Asotin County Building and Planning Department Dated February 10, 2014 and will start issuing, producing and processing City of Asotin Building Permits and completing property inspection services April 11th. The City of Asotin has added classifications to the existing salary range that will accommodate the hiring of the Building Inspector, Building Inspector I.

SECTION II:

This ordinance shall be in full force and effect five days from and after its passage, approval, and legal publication in the Lewiston Tribune, a legal newspaper for the City of Asotin, Washington. Passed and approved this 9th day of June, 2014.

Vikki Bonfield, Mayor

Attest: Approved as to form:

Tiffany Rogers, City Clerk/Treasurer Jane Richards, WSBA #33542, City Attorney

EXHIBIT: 11 – CAPITAL ASSETS POLICIES AND PROCEDURES:

CAPITAL ASSETS POLICIES AND PROCEDURES

A. Purpose

This policy is established to provide guidelines to ensure adequate stewardship over City resources through control and accountability of capital assets, and to collect and maintain complete and accurate capital assets information in the Capital Assets System.

B. Reference

Specific requirements of the Washington State Auditor’s Office are contained in Budgeting and Reporting System (BARS) Volume 1, Part 3, Chapter 7, which will be applied by the city as relevant. In addition, the federal government has issued property management requirements which apply to all governments that receive federal assistance. Each federal agency has published a Federal Agency Implementation of the Common Rule which will be adhered to as applicable. The policies and procedures contained in this policy are not intended to and may not supersede federal, state or local laws.

C. Definitions

1. “Assets” - All land, buildings, and improvements, works of art and historic collections and equipment purchased, donated, constructed, or acquired by the city.
2. “Capital Assets” – Land of any value; artwork and historic collections of any value; improvements to buildings, their furnishings, fixtures, and furniture; equipment, machinery, vehicles, and tools, with a value of \$5,000 or more and having a useful life exceeding one year from the date of acquisition.
3. “Control”- Being in charge of, and having the authority to manage the asset. Having the custodial responsibility of the asset that includes, but is not limited to the caring, keeping, safekeeping and protecting the asset.
4. “Inventory” – The process of physically confirming the existence and location of capital assets.
5. “Small and Attractive Assets” – small and attractive assets are those assets that are particularly at risk or vulnerable to loss and cost less than \$5,000. Departments have discretion in defining small and attractive assets in many instances; however, departments must include, at a minimum, the following assets with unit costs of \$500 or more as small and attractive:
 - Communications Equipment; both Audio and Video
 - Optical Devices, Binoculars, Telescopes, Infrared Viewers, and Range finders
 - Cameras and Photographic Projection Equipment
 - Microcomputer Systems, Laptop and Notebook Computers
 - Other data processing Accessory Equipment and Components (Scanners, Data Displays, etc.)
 - Office Equipment
 - Stereos, Radios, Television Sets, Tape Recorders, DVD players, VCRs, and Video Cameras

D. Applicability

This policy applies to all departments of the City of Asotin. The term "Department" is defined to include every city office, officer, and every department, division, board and commission.

E. Department responsibilities

Departments are responsible for protecting and controlling the use of City assets assigned to their department. The department head must designate one or more Department Inventory Officers to be responsible for maintaining and safeguarding the department's capital assets and small and attractive assets. Any time an asset is added, deleted, or transferred; the Department Inventory Officer will complete an Asset Control Sheet which will be submitted to the Clerk/Treasurer with the related documentation.

F. Capitalization Threshold

All assets with a cost of \$5,000 or more will be capitalized. Although Small and Attractive Assets (assets costing less than \$5,000) do not meet the city's capitalization threshold, due to ease of conversion to private use, they are considered assets for purposes of marking and identification, records keeping, and tracking.

G. Improvement/Repair/Maintenance Expenses

Routine repair and maintenance costs will be expensed as they are incurred and will not be capitalized.

Major repairs will be capitalized if they result in betterments/improvements. To the extent that a project replaces the "old" part of a capital asset, outlays will not be capitalized; and to the extent that the project is betterment/improvement, outlays will be capitalized.

H. Additions

The city may acquire property via purchase, construction, donation, or lease. Capital assets shall be capitalized and purchased from a capital outlays code (60's) as defined in the BARS Manual line of either:

- 61 – Land and Land Improvements;
- 62 – Buildings and Structures;
- 63 – Other Improvements;
- 64 – Machinery & Equipment;
- 65 – Construction of Capital Assets.

The Clerk/Treasurer will identify those assets that meet the capitalization requirements. The Clerk/Treasurer will assign a unique inventory control number to the asset and assign an inventory ID tag number, if applicable. When the Asset Control Sheet and ID tag are received by the department, the department designee will immediately affix the ID tag to the asset, complete and sign the Asset Control Sheet, and return the completed form to the Clerk/Treasurer.

Whenever feasible, each piece of property will be affixed with an inventory ID tag identifying the capital asset as the property of the City of Asotin, and including city identification number.

Departments may determine where to place the tag on the capital asset. However, the identification and control number should be located on the principal body of the asset, rather than a removable part. Such tag will be removed or obliterated only when the item is sold, scrapped, or otherwise disposed of. Should the inventory ID tag be removed or defaced, the item shall be assigned a new inventory ID tag, and the new number recorded in the capital assets database.

Occasionally, it will be impractical or impossible to mark some inventorial capital assets according to these standards. For example, do not tag if the capital asset:

- Is stationary in nature and not susceptible to theft (such as land, buildings, improvements other than buildings, and leasehold improvements);
- Has a unique permanent serial number that can be used for identification, security and inventory control (such as vehicles);
- Would lose significant historical or resale value by being tagged; or
- Would have its warranty negatively impacted by being permanently marked;

In these cases, the identification tag is not required, and the department is to apply alternative procedures to inventory and identify such assets.

I. Deletions

Asset deletion (assets over \$5,000) may be required due to the sale of the asset, scrapping, lost or stolen items, or involuntary conversion (fire, flood, etc.). Due to the monetary value, capital assets deleted from the capital asset system for any reason require authorization by resolution of the City Council.

J. Disposal

Disposal of capital assets may occur only after being declared surplus by resolution of the City Council. A Public Hearing is required if the asset was owned for Public Utility purposes. Disposal will be made in whichever manner is determined to be most cost effective for the City. This may include sale, disposal, conversion, or any other means as approved by the City Council in the surplus declaration.

When original or replacement equipment acquired under a grant or sub-grant is no longer needed for the original project or program, disposition of the equipment will be made as follows:

- 1) Items of equipment with a current per-unit fair market value of less than \$5,000 may be retained, sold or otherwise disposed of with no further obligation to the awarding agency.
- 2) Items of equipment with a current per-unit fair market value of \$5,000 or more may be retained, sold or otherwise disposed of only as authorized by the awarding agency.

In the event the city is provided federally owned equipment:

- 1) Title will remain vested in the federal government.
- 2) The City will manage the equipment in accordance with federal agency rules and procedures, and submit an annual inventory listing.
- 3) When the equipment is no longer needed, the city will request disposition instructions from the federal agency.

K. Lost or stolen property

When suspected or known losses of capital assets or small and attractive items occur, departments should conduct a search for the missing property. The search should include transfers to other divisions or departments, storage, scrapping, conversion to another asset, etc.

If the missing property is not found:

- Notify the inventory control officer and department head.

- Have the individual deemed to be primarily responsible for the asset, as well as that individual's supervisor, complete and sign a statement to include a description of events surrounding the disappearance of the property, who was notified of the loss, and steps taken to locate the property.
- The Clerk/Treasurer will report known or suspected losses of assets to the State Auditor's office in accordance with RCW 43.09.185, and a copy of the report will be provided to the Mayor and City Council.
- Finance will remove the lost or stolen property from the department's inventory and accounting records where applicable.

L. Transfers

Occasional transfers of property between departments, individuals within a department or funds may occur. The original controlling department is accountable for all assets in its inventory and for initiating a notice of transfer. Interdepartmental transfers involving a proprietary fund (i.e. Water) require a transfer of money. The sale price will be fair market value, which may result in a gain or a loss on sale of capital assets. Exception: The trade between departments of assets of similar value. As stated above "The original controlling department is accountable for all assets in its inventory and for initiating a notice of transfer."

M. Modifications

Larger assets such as major pieces of equipment and many buildings are often modified to increase their lifetime or usefulness. Modifications may include partial additions or deletions, major repairs (new engine for fire truck), or component replacement (new roof, heating system, etc.). Several vouchers may be prepared for the modification as the work is in progress. Therefore, it is very important to notify the Clerk/Treasurer that modifications are coded as capital outlay and when it is given to accounts payable for payment. The inventory number should be included on the voucher of the equipment; building or other structure reflecting what is being modified.

N. Inventory

A physical inventory will be conducted at least once every year. By February 15th of each year, the Clerk/Treasurer will supply each department with an inventory worksheet of all capital assets under their control as of December 31st of the prior year. Each department will conduct a physical inventory of the items, verifying the existence and condition of each item on the worksheet, and making note of any additions, deletions, interdepartmental transfers, modifications, or leases of property that are not reflected on the list. The final list will be reviewed and signed by the department head, and returned to the Clerk/Treasurer by March 31st of every year. Verification of the inventory shall be done annually by the Clerk/Treasurer by performing a sampling of the physical inventory of the items.

1. Inventory of IT (Information Technology) related items.

The Information Technology Department will be responsible for inventorying all stationary items such as

desktop computers, laptop computers with docking stations, servers, printers and network equipment. Individual departments will be responsible for inventorying all "portable" small and attractive IT related items such as: Tablets (iPad, Android, etc.) and mobile computers (Netbooks, Police Car computers, Fire tablets etc.)

In order to ensure objective reporting of inventory items, personnel having no direct responsibility (custody and receipt/issue authority) for the assets should perform the physical inventory. If it is not feasible to use such personnel for all or a part of the inventory, then those portions are; at least, to be tested and verified by a person with neither direct responsibility for that portion of the inventory nor

supervised by the person directly responsible. Departments are encouraged to exchange and use personnel from other departments to perform their inventory if possible.

2. Physical inventory instructions

Written physical inventory instructions will be documented and distributed to each person participating in the inventory process. The instructions will describe:

- How and where to record each item,
- What information to record,
- What to do when they have a question,
- What procedures to follow when they finish their assignments,
- What procedures to follow when equipment is located but not listed,
- The procedure by which the person counting the assets attests to the accuracy of the count, such as by signing his or her name at the bottom of each inventory page, or signing a cover page for a group of pages sorted by another method (batches, location, equipment type, etc.), and
- How to record assets not being used or in an obviously unserviceable condition. Such information is to be used to schedule repair or disposition of such assets.

3. Physical inventory reconciliation

After the physical inventory count is completed, the department inventory officer is to conduct the reconciliation process. Only when all differences have been identified and explained, is the inventory considered reconciled. Departments should conduct the following steps during the reconciliation process:

- Search the inventory lists to determine whether inventory noted during the count as unrecorded is, in fact, listed on another portion of the inventory.
- Enter unrecorded assets into the inventory system as soon as possible after discovery.
- If a significant number of unrecorded assets are located, a major problem with the asset recording procedures may exist. The department inventory officer should contact the Clerk/Treasurer for assistance in determining why the problem is occurring and how to correct it.
- Conduct a search in an effort to locate missing assets.
- For assets not located, follow the lost or stolen property procedures in this policy. After the inventory is reconciled, the department inventory officer is to certify the reconciliation with a statement and signature that it is correct and report this to the supervisor. If the certification cannot be made, the inventory officer is to disclose that fact and the supervisor is to determine the appropriate course of action.

4. Retaining physical inventory records

The certification, together with the reconciliation and the inventory listing, serves as the support for the inventory balance and for accounting adjustments, if any, and must be retained by the Clerk/Treasurer. The documentation will be retained in accordance with the approved records retention schedules. At a minimum the asset records must be retained until after the next annual audit.

O. Small and Attractive Assets Procedures

Small and attractive assets shall be expensed and purchased from the small tools and minor equipment as defined in the BARS manual object code (35).

All small and attractive assets shall be tracked and recorded in a database by each department in control of those assets.

Annually each department will have the small and attractive asset inventory listing under their control verified by the Clerk/Treasurer on a sampling basis.

Small and attractive assets may not be transferred, traded, sold, auctioned, gifted, surpluses, or discarded without written notice to and authorization from the Clerk/Treasurer.

P. Valuation of Capital Assets

Assets shall be valued at cost - including any ancillary charges necessary to place the asset in its intended location and condition for use. However, expenses which do not add to the utility of an asset shall not be capitalized. For example, expenditure to repair a piece of equipment that was damaged during shipment should be expensed.

Values will be determined in the following manner:

1. Purchased Assets

Historical costs including taxes (e.g., sales taxes), and all appropriate ancillary costs less any discounts or rebates. If the historical cost is not practicably determinable, estimated cost will be used.

2. Land

The capitalized value of land includes the purchase price plus costs such as legal fees, fill, and any excavation costs incurred to put the land in condition for its intended use. If land is acquired by gift, the capitalized value will reflect its appraised or fair market value at the time of acquisition.

3. Equipment

Furniture, fixtures, or other equipment should be classified as equipment. Since they are not an integral part of a building, they are not considered capital improvements. The cost for this asset type should reflect the actual or estimated cost of the asset, including the cost of an extended maintenance/warranty contract if the contract is purchased at the same time (or soon thereafter) as the capital asset.

4. Self-Constructed Assets

All direct costs associated with construction and management costs associated with a construction project will be capitalized.

5. Donated Assets

Donated assets will be recorded at the fair market value at the time of acquisition plus all appropriate ancillary costs. If the fair market value is not determinable due to lack of sufficient records, estimated cost will be used.

Q. Improvement, Repair and/or Maintenance Expenditures

Routine repair and maintenance costs will be expensed as they are incurred. Extraordinary repairs, betterments or improvements will be capitalized if they increase future benefits from an existing capital asset beyond its previously assessed standard of performance. Increased future benefits typically include an extension in the estimated useful life of the asset or an increase in the capacity or efficiency of an existing capital asset.

R. Replacements

For building improvements other than buildings and equipment the cost of outlays that replace a part of another capital asset will be capitalized when the cost of the replacement is \$5,000 or more and at least 10 percent of the total replacement value of the asset, or \$100,000, whichever is less.

Example:

A \$9,000 replacement of a heating boiler in a building having a replacement value of \$120,000 would not be capitalized. In this case \$9,000 is not at least 10 percent of the building's replacement value. Had the building's replacement value been less than \$90,000, the \$9,000 boiler replacement would have been capitalized.

1. Improvement cost exceeds \$5,000
2. Building cost is greater than \$100,000
3. Improvement is < 10% of replacement

S. EXCEPTIONS to this policy are:

- Replacement roof coverings are not capitalized unless the replacement extends the useful life of the building.
- Replacement floor coverings and window coverings are not capitalized.
- Costs to remodel (convert) a building to a different use, where the remodeling does not extend the useful life of the structure itself, are not capitalized.

After replacing a part of another asset, the capitalized value and the associated accumulated depreciation of the replaced item will be removed from the accounting records, and the costs of the replacement will be capitalized.

In the case of capital outlays that are partly replacements and partly betterments/improvements, to the extent that the project replaces the "old" part of a capital asset, outlays will not be capitalized; and to the extent that the project is betterment/improvement, outlays will be capitalized. When the distinction between replacement and betterment/improvement is not easily determinable, the city will expense the entire cost of the project. When the cost of improvement is substantial or where there is a change in the estimated useful life of an asset, depreciation charges for future periods will be revised based on the new book value and the new estimated remaining useful life.

T. Ancillary Costs

Normally, ancillary costs will be included in the cost of a capital asset. However, minor ancillary costs, not measurable at the time a capital asset is recorded, are not required to be capitalized.

Ancillary costs for Land include:

- Legal and title fees;
- Professional fees of engineers, attorneys, appraisers, financial advisors, etc.;
- Surveying fees;
- Appraisal and negotiation fees;
- Damage payments;
- Site preparation costs; and
- Costs related to demolition of unwanted structures.

Ancillary costs for Buildings and Building Improvements include:

- Professional fees of architects, engineers, attorneys, appraisers, etc.;
- Damage payments;
- Costs of fixtures permanently attached to a building or structure;
- Insurance premiums, interest, and related costs incurred during construction;

Any other costs necessary to place a building or structure into its intended location and condition for use.

For furnishings, equipment, or other capital assets;

Transportation charges,

Sales tax,

Installation costs; and

Extended maintenance/warranty contracts or any other normal or necessary costs required to place the asset in its intended location and condition for use.

EXHIBIT: 12 – WATER RIGHTS USAGE CONTRACT:

WATER RIGHTS USAGE CONTRACT

This Contract entered into as of the 6TH day of JUNE, 2012, by and between PUBLIC UTILITY DISTRICT NO. 1 OF ASOTIN COUNTY, a Washington Municipal Corporation (Hereinafter referred to as "PUD"), and CITY OF ASOTIN, a Washington Municipal Corporation (Hereinafter referred to as "City").

WHEREAS the parties hereto have entered into several other Contracts, the first being (maintenance and operation) dated the 31st day of August, 2005; the second being Water Right Sales Contract dated the 12^h day of April, 2011, dealing with the intertie and the use of water from the intertie by the city of Asotin.

WITNESSETH:

The parties hereto do mutually agree as follows:

1. Scope of Contract:

Subject to the terms and conditions hereinafter set forth, the PUD agrees to allow the use of its water rights for water production by the City from its two source wells, for resale by the City, and the City agrees to use PUD water rights for water production for all lawful use for rural, domestic, commercial and industrial purposes. The PUD agrees to provide to the city, water rights for water production, to be used over and upon that real property set forth in Exhibit "A." attached hereto and incorporated herein by reference.

2. Rates and charges:

A. As a standby or availability charge, the City shall pay the PUD the sum of \$1,750.00 per year as follows:

\$1,750.00 paid on or before June 30th of each year while this agreement is in effect.

B. For all water rights furnished for water production under this Contract, the City agrees to pay the PUD \$0.44 per unit (1 unit= 748 gallons) or \$192.00 per acre feet of water right (1-acre foot= 325,850 gallons) used beyond its certificated water rights of 417-acre feet. The parties to this contract mutually agree that during the period of this contract, the PUD may review its' rate structure, and make changes in its rates and charges, which changes shall apply to water right received for water production by the City under this Contract.

C. For actual PUD water used via the intertie, the rates shall be pursuant to that Water Sales Contract above referenced.

City of Asotin Water Rights Usage Contract

3. Use of PUD Water Rights:

A. It is understood by the City that certificated water rights used beyond the City's certificated water rights belong to the PUD and are intended primarily for use by customers served by the PUD. In the event that the PUD grows to the point of needing to utilize all certificated water rights for its purposes, the City will need to secure additional water rights for their use.

B. The parties agree that the district shall retain ownership of their vested water rights. This Contract shall not give the City the right to or interest into the certificated water rights, as set forth in this Contract, for a longer term. Further, this Contract shall not give the district any interest, and/or ownership right pertaining to the City's water system.

4. Resolution of Disputes:

The parties elect to submit any disputes to binding arbitration or other alternative dispute resolution measures agreeable to both parties. Disputes between the parties not submitted by mutual agreement to such an alternative process shall be resolved by application to the Superior Court of the State of Washington, with venue in Garfield County. This Contract shall be enforced and interpreted in accordance with the laws of the United States and the State of Washington. The prevailing party in any dispute, which proceeds to judgment in Superior Court, shall be entitled to reasonable attorney fees and costs.

5. Term:

This Contract shall be effective for a period of five (5) years from the date of execution by authorized representatives of both parties hereto and shall continue through until terminated by mutual agreement or upon one-year written notice by either party.

This Contract may be amended at any time upon mutual written agreement of the parties, approved by their respective governing board or council. Notice shall be given by certified mail to the official mailing address of each party.

6. Exhibit:

Exhibit A referred to in the Contract is attached hereto and incorporated herein as though fully set forth at each reference.

IN WITNESS WHEREOF, the parties have caused this Contract to be executed this 6TH day of June, 2012.

PUD No. I of Asotin County City of Asotin

EXHIBIT: 12 – WATER SHUT OFF MAP:

THIS MAP IS AVAILABLE AT ASOTIN CITY HALL



EXHIBIT: 12 – WATER WELL MAP:

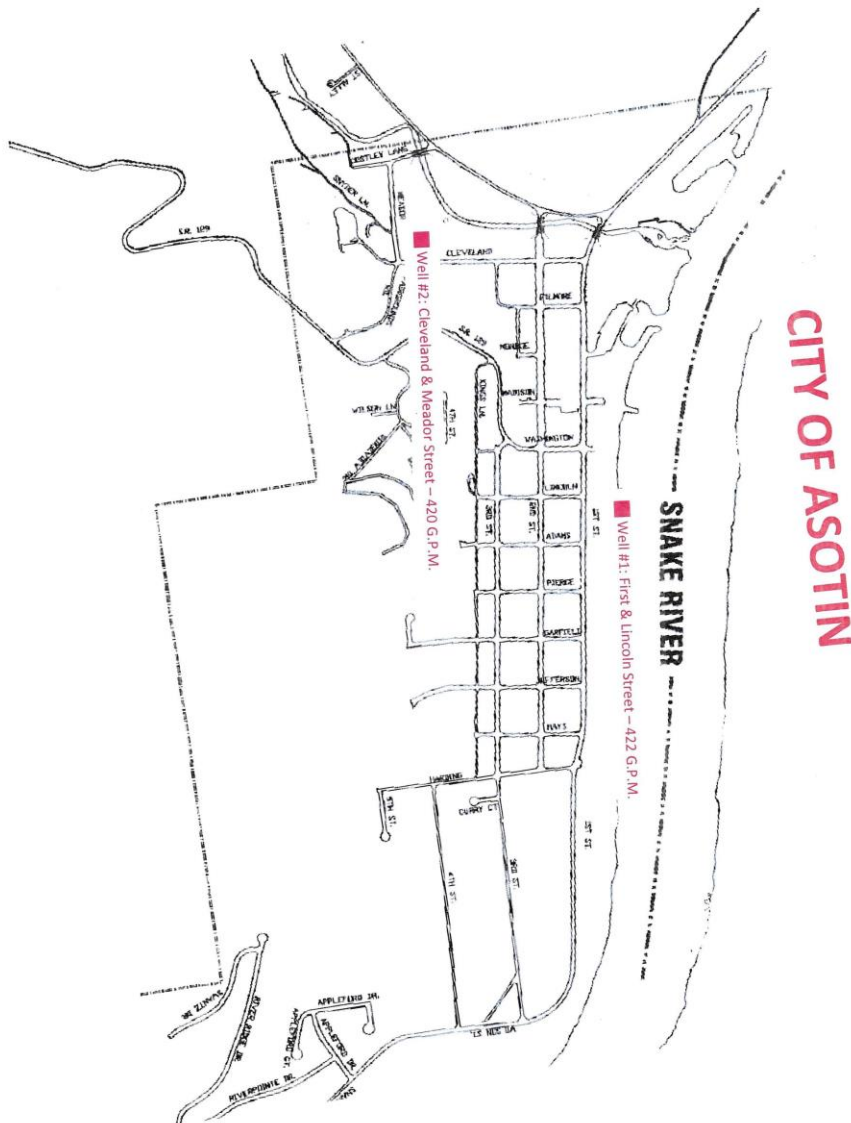


EXHIBIT: 14 – BUDGET FUND EXPLANATIONS:

WATER/SEWER/STORMWATER FUND # 401

Water/Sewer/Stormwater Fund is an enterprise fund used to account for the financing of the services provided to the public and all expenses are paid by user charges. The minimum water charges in 2014 will be \$25.00 which includes the first 1,000 cubic feet of water used, with the average charge of \$.49 per 100 cubic feet.

The sewer rates for the year 2013 will be \$39.51 month. The City installed a new Lower Water Reservoir with a loan from the Department of Community Trade and Economic Development. The initial loan amount was \$757,500.00 with an interest rate of 0.50% and loan term of 21 years. The City of Asotin made its first loan payment of \$35,390.41 in September 2008.

The city also is repaying its loan to the Department of Ecology for the upgrade to the Wastewater Treatment Plant in 2005. This loan is \$505,000.00 at 1.5% interest with two yearly payments of \$29,664.43 over 20 years.

The City of Asotin has also been awarded a Loan/Grant from the State of Washington Community, Trade and Economic Development CERB (Community Economic Revitalization Board) Board for the purpose of upgrading and extending our water main in the Northwest entrance to our city. The funding is \$142,000 in a loan with zero percent interest over 20 years with the first five years deferred; \$48,000 in a grant; and \$63,000 in matching funds from outside sources. The city began this project in the fall of 2010 with a projected end date of spring 2011.

In 2014, new funds were created to separate the enterprise funds of Water, Sewer and Stormwater Funds. There are new Fund numbers for Water Fund #401, WWTP Fund #402 and Stormwater Fund #403 per Resolution # 13-501.

WATER FUND # 401

2014 Water Fund Resolution #13-501 establishes a separation of an existing utility in fund accounting to create a new and separate fund number for Water to establish individual fund balances for the year starting 2014. The City of Asotin shall create and establish a new and separate fund number (401) titled Water, to keep funding revenues and expenditures separate from other funding to establish Water fund balances.

Ordinance #2014-781 increases the water rates starting December 2014. Per unit minimum charge will be twenty-seven dollars and ninety-three cents (\$27.93) per month for one thousand cubic feet of water. For each additional one hundred cubic feet of water a charge of one dollar (\$1.00), with a fraction roundup to the nearest one hundred cubic feet, shall be charged. Where a single meter is used to measure water consumption, each

resident, apartment, living unit or trailer space occupied by a trailer shall be classified as a unit.

The minimum and excess charges for commercial, school, church and industrial users shall be the same as that of a residence. Any individually owned, leased, or rented business shall be subject to the minimum charge even though sanitary facilities are shared. Leased public parks, i.e., schools and RV parks shall have a minimum charge of twenty-seven dollars and ninety-three cents (\$27.93) per month for one thousand cubic feet of water. For each additional one hundred cubic feet of water a charge of one dollar (\$1.00), with a fraction roundup to the nearest one hundred cubic feet, shall be charged. An increase to the base water rate will be one dollar (\$1.00) per year in each of the next five years. For each additional one hundred cubic feet of water a charge of twenty-five cents (.25) will be added in each of the next five years. These rates will become effective on December 1st of each year. 2020 base rate for water is \$30.93 tax \$2.79 excess water usage is \$2.25 per 100 cubic feet.

SEWER/WWTP FUND # 402

2014 Sewer/WWTP Fund Resolution #13-501 establishes a separation of an existing utility in fund accounting to create a new and separate fund number for Sewer/WWTP to establish individual fund balances for the year starting 2014. The City of Asotin shall create and establish a new and separate fund number (402) titled Sewer/WWTP to keep funding revenues and expenditures separate from other funding to establish Sewer/WWTP fund balances.

The city's Sewer/Waste Water Treatment funds cover expenditures for maintaining the collection system for wastewater. The collection system transfers wastewater (sewer) from residences and businesses to the wastewater treatment plant. The public works department assists in making new connections to the collection system in addition to repairing existing lines.

July 22, 2013, Sewer rates were increased by \$10.00 Resolution #2013-770. In 2013, the City of Asotin applied to the State Department of Commerce for funding assistance through the Community Development Block Grant (CDBG) to request \$24,000.00 for a Planning Grant to make upgrades to the Wastewater Treatment Plant Facility Plan, including removal and construction of new screw pump chambers and the replacement of brush rotors.

The City of Asotin shall increase the base sewer rates by \$5.00 in 2015 and an additional \$5.00 in 2016 to cover the "Debt Service" payments through the passage of City Ordinance #2014-529.

2019 and 2020 the base rate will be increased by \$2.50. Sewer rates will be increased by 4% each year after 2021 until 2030. 2020 base rate for sewer is \$61.24 tax \$5.52.

Department of Ecology, Kim Prisock presented a Special Recognition Award plaque for six consecutive years of outstanding performance to Waste Water Treatment Plant Operator, Bill Frye from the Washington State Department of Ecology who recognizes the exemplary effort and work accomplished by the City of Asotin and the dedication team at the Asotin Waste Water Treatment Plant. Department of Ecology, Kim Prisock stated the Snake River provides life and protecting that is a big deal. The last six years substantial upgrades and projects have been done to the Asotin Waste Water Treatment Plant. Even with that much activity the treatment plant is safe. Within the six years there have been no violations and never missed a test. Of approximately 300 wastewater treatment plants statewide Asotin is one of 111 that achieved full compliance with its National Pollutant Discharge Elimination System (NPDES) permit in 2019. Wastewater treatment plants in Washington were evaluated for compliance with the effluent limits, monitoring and reporting requirements, spill prevention planning, pretreatment, and overall operational demands of the NPDES permit. Kim Prisock from Department of Ecology stated it takes diligent operators and a strong management team, working effectively together, to achieve this high level of compliance. It is not easy to operate a wastewater treatment plant 24 hours a day, 365 days a year, without violations. Ecology appreciates the extraordinary level of effort the Asotin plant operators demonstrated throughout 2019. Talented and proficient operators are critical to successful plant operations and protecting the health of Washington's waters. Excellent record is a credit to the dedicated operators who are responsible for running this award-winning plant. This is the eleventh time the City of Asotin has received this award since the program was started.

STORMWATER FUND # 403

Stormwater Fund Resolution #13-501 establishes a separation of an existing utility in fund accounting to create a new and separate fund number for Stormwater to establish individual fund balances for the year starting 2014. The City of Asotin shall create and establish a new and separate fund number (403) titled Stormwater to keep funding revenues and expenditures separate from other funding to establish Stormwater fund balances.

In 2008, the City of Asotin went into a partnership with Asotin County and the City of Clarkston for Stormwater Management as driven by the Clean Water Act. In 2010, the City of Asotin began charging Stormwater Utility Fees in the amount of \$5.00 per ERU, with commercial being pro-rated per property size.

In 2013, the Stormwater Utility Fee was reduced to \$4.00 per ERU, with commercial being pro-rated per property size. The City of Asotin entered into an Interlocal Agreement with Asotin County to manage the Stormwater Program. In 2013, Resolution #2013-508 the City applied and accepted a grant from the State of Washington Department of Ecology Funds for \$172,000.00 for the Second Street Stormwater Project. This project was completed in 2015.

Also, in 2013, The City identified a chronic drainage problem on Second Street in Asotin between Highway 129 and Harding Street. The City received a \$120,000.00 grant from the State of Washington Department of Ecology Funds for the Second Street Municipal Stormwater Capacity Grant Program. Resolution #2013-509 will allow funding to create a study and planning project. There is a zero percent match for the city. This project was completed in 2015.

2017 the City of Asotin received grant funding through State of Washington Department of Ecology for the Second Street (Harding to Washington) Stormwater Improvements. The grant and loan provide for \$685,000.00 toward the project. The project will improve water quality in the Snake River by installing Low Impact Development (LID) facilities on Second Street between Washington and Harding. This project will provide treatment for total suspended solids and will also reduce flows to the Snake River by increasing Stormwater infiltration and providing Stormwater detention.

\$5.00 per ERU rate will be charged beginning January 1st, 2019 until December 31st 2021. The ERU rate will increase to \$5.50 beginning January 1st, 2022.

WATER/SEWER RESERVE FUND #408

Water/Sewer Reserve Fund was established in the year 1999 and the income and revenues to this fund will be used by the City for capital improvements, restoration, maintenance, repair, upkeep and expansion of the City of Asotin's water and sewer facilities. All of the fees for water/sewer service hook-ups are deposited into this fund.

Sewer TAP Inspection/Alteration Fee	\$ 400.00
Sewer Hookup-Connection Fee	\$1,200.00
1" Water Meter/Connection Fee	\$2,500.00

WATER DEBT SERVICE FUND #410

Water Debt Service Fund was established October 15, 2019. **RESOLUTION 2019-661** A resolution of the City Council, of the City of Asotin being a Resolution creating new fund number for USDA loan/grant funding for the updated water installation on 2nd Street. The United States Department of Agriculture (USDA) awards Federal grant / loan combinations to help finance investment in infrastructure for Utility, Water and Environmental Programs. The City of Asotin agrees to the conditions set forth in a Letter of Conditions received by Marti Canatsey of USDA Rural Development, dated September 4, 2019. The City of Asotin shall create and establish a new and separate fund number 410 titled Water Debt Service Reserve Fund. Water Debt Service Reserve Fund must be equal to 10% of the monthly payment each month over the life of the loan until one annual installment. This reserve will establish an emergency fund for emergency maintenance and repairs and debt repayment. The Agency Loan \$86,000.00 and USDA Rural Development (RD) Grant \$53,000.00

WATER CONSTRUCTION FUND #411

Water Construction Fund was established October 15, 2019. RESOLUTION 2019-661 A resolution of the City Council, of the City of Asotin being a Resolution creating new fund numbers for USDA loan/grant funding for the updated water installation on 2nd Street. The United States Department of Agriculture (USDA) awards Federal grant / loan combinations to help finance investment in infrastructure for Utility, Water and Environmental Programs. The City of Asotin agrees to the conditions set forth in a Letter of Conditions received by Marti Canatsey of USDA Rural Development, dated September 4, 2019. The City of Asotin shall create and establish a new and separate fund number 411 titled Water Construction Fund. This will be a participating 31 CFR Part 202 collateral depositories, federal agency, or Federal Reserve Bank acting as a fiscal agent in the United States. All funds will be deposited into this account. The account shall be solely for the purposes of paying authorized costs of the project as outlined in the project budget. The Agency Loan \$86,000.00 and USDA Rural Development (RD) Grant \$53,000.00.

WASTE WATER TREATMENT PLANT DEBT SERVICE RESERVE FUND #413

Waste Water Treatment Plant Debt Service Reserve Fund was established in 2014 to budget and fund unanticipated emergency maintenance and repairs, and assist with debt service should the need arise. This fund will also establish and maintain the anticipated and expected expenses including but not limited to operation and maintenance, customer deposits, and asset management for short-lived assets. As a part of the Agency loan, the city will establish and fund monthly a **debt service** reserve fund equal to 10% of the monthly payment each month over the life of the loan until an accumulation of one annual installment. The reserve is required to establish an emergency fund for emergency maintenance and repairs and debt repayment should the need arise. Ten percent of the proposed loan installment will be equal to \$711.09 per month. In addition, a fund asset management reserve for short-lived assets by depositing a sum of \$73.58 monthly in addition to that required for the debt service reserve.

EXHIBIT: 15 – POWER POLE LOCATION MAP:

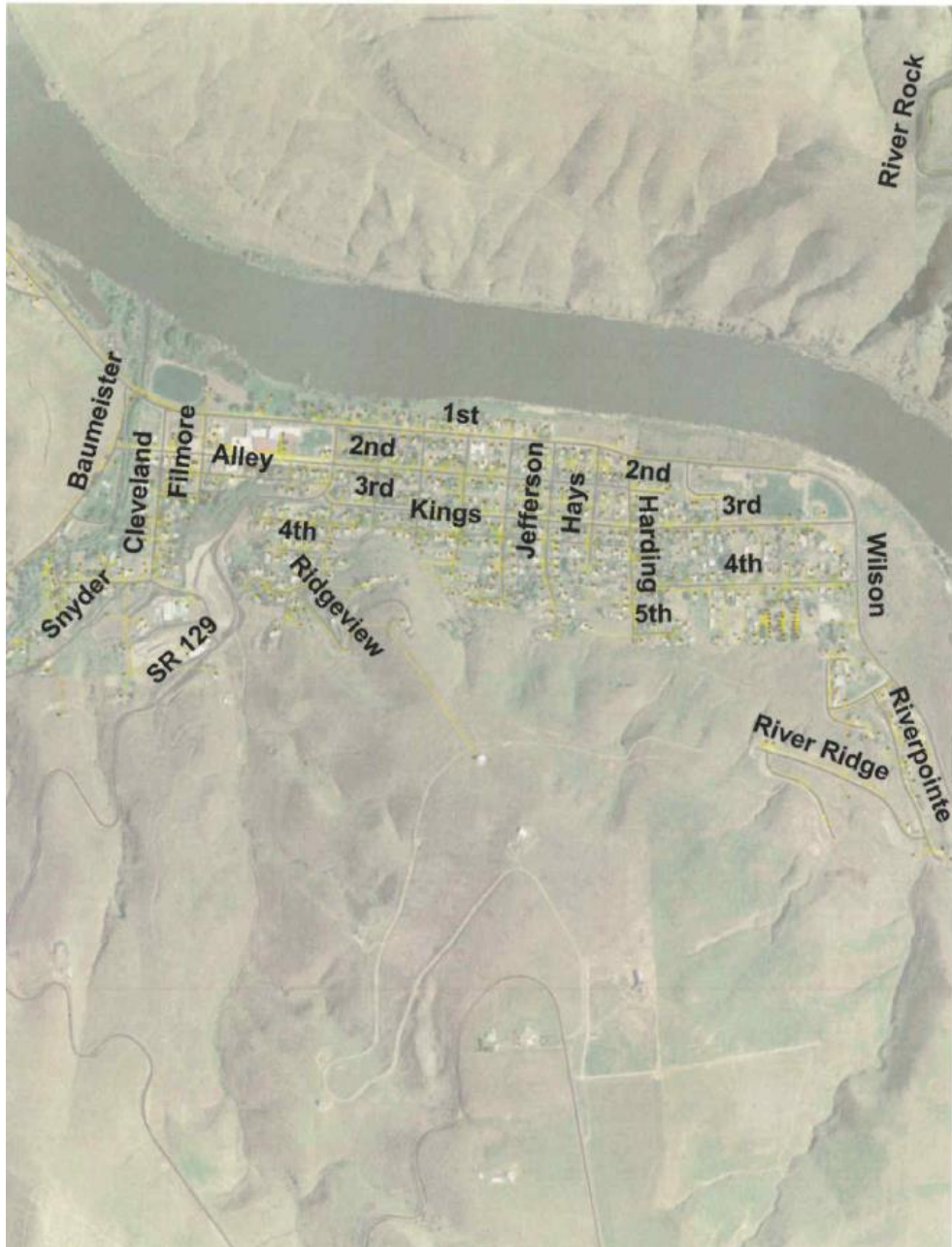


EXHIBIT: 15 – AVISTA STREET LIGHT TIB GRANT:

Washington State Transportation Improvement Board
Relight Washington Grant Agreement
City of Asotin
LED Streetlight Conversion

STATE OF WASHINGTON
TRANSPORTATION IMPROVEMENT BOARD
AND
CITY OF ASOTIN
GRANT AGREEMENT

THIS GRANT AGREEMENT ("Agreement") is made and entered into between the WASHINGTON STATE TRANSPORTATION IMPROVEMENT BOARD ("TIB") and the ASOTIN, a Washington state municipal corporation ("RECIPIENT").

WHEREAS, the TIB has developed a grant program, Relight Washington, to provide for the conversion of standard streetlights to LED lighting ("Project") for eligible cities and towns to reduce municipal electrical costs, and

WHEREAS, the above-identified City is eligible to receive a Project grant and attests that it has the legal authority to receive such grant and to perform the Project pursuant to the terms of this grant,

NOW, THEREFORE, pursuant to chapter 47.26 RCW and chapter 479 WAC, the above recitals that are incorporated herein as if fully set forth below, and in consideration of the terms, conditions, and performances contained herein, and the attached Exhibits, if any, which are made a part hereof,

IT IS MUTUALLY AGREED AS FOLLOWS:

1. GRANT

TIB agrees to grant funds in the amount of THIRTEEN THOUSAND NINE HUNDRED FIFTY AND 00/100 dollars (\$13,950) for the Project pursuant to terms contained herein, and the RECIPIENT agrees to accept such grant funds and agrees to perform and be subject to the terms and conditions of this Agreement.

2. USE OF TIB GRANT FUNDS

TIB grant funds may come from Motor Vehicle Fuel Tax revenue. Any use of these funds for anything other than for highway or street Project improvements is prohibited and shall subject the RECIPIENT to the terms, conditions and remedies set forth in Section 9.

3. PROJECT AND BUDGET

The Project shall provide for the conversion of identified streetlights within RECIPIENT's city limits. The RECIPIENT agrees to enter into an agreement with or otherwise provide for a service provider to perform the actual conversion work. The RECIPIENT further agrees that it shall be solely responsible for and shall pay its service provider's invoices for costs of the work. The Project and Budget may be amended by the Parties, pursuant to Section 6.

Relight Washington Grant Agreement

4. PROJECT DOCUMENTATION

The RECIPIENT agrees to and shall make reasonable progress and submit timely Project documentation, as applicable, throughout the term of this Agreement and Project.

Required documents include, but are not limited to the following:

- a) Documentation to support all costs expended for the Project.
- b) Project Closeout Form.

5. BILLING AND PAYMENT

The RECIPIENT may submit progress payment requests to the TIB as necessary. If billable amounts are greater than \$50,000; RECIPIENT shall submit requests for payments on a quarterly basis. If progress payments are not regularly requested, reimbursements may be delayed or scheduled in a to be determined payment plan.

6. RECORDS MAINTENANCE

6.1 The RECIPIENT shall maintain books, records, documents, data and other evidence relating to this Agreement and performance of the Project work described herein, including but not limited to accounting procedures and practices which sufficiently and properly reflect all direct and indirect costs of any nature expended in the performance of this Agreement. RECIPIENT shall retain such records for a period of six years following the date of final payment. At no cost to TIB, these records shall be provided when requested, including materials generated under the Agreement, and shall be subject at all reasonable times to inspection, review or audit by TIB personnel, the Office of the State Auditor, and federal and state officials so authorized by law, regulation or agreement.

6.2 If any litigation, claim or audit is started before the expiration of the six (6) year period, the records shall be retained until all litigation, claims, or audit findings involving the records have been resolved.

7. INCREASE OR DECREASE IN TIB GRANT FUNDS

RECIPIENT may request an increase in the TIB grant funds for the Project. Requests must be made in writing and will be considered by TIB and awarded at the sole discretion of TIB. An increase in grant funds shall be by amendment pursuant to Section 14. If an increase is denied, the recipient shall be solely liable for costs incurred in excess of the Agreement grant amount.

8. TERM OF AGREEMENT

This Agreement shall be effective upon execution by the Parties and shall continue through closeout of the grant amount, or modification thereof, or unless terminated as provided herein. In no event shall the Agreement term exceed two years, unless extended by Agreement amendment pursuant to Section 14.

Relight Washington Grant Agreement Page 2 of 5 September 2015

Washington State Transportation Improvement Board

Relight Washington Grant Agreement

9. DEFAULT AND TERMINATION

9.1 NON-COMPLIANCE

- a) In the event TIB determines, in its sole discretion, the RECIPIENT has failed to comply with the terms and conditions of this Agreement, TIB shall notify the RECIPIENT, in writing, of the non-compliance.
- b) RECIPIENT shall provide a written response within ten (10) business days of receipt of TIB's notice of non-compliance, which shall include either a detailed plan to correct the non-compliance, a request to amend the Project, or a denial accompanied by supporting details. An agreement to amend the Project must be pursuant to Section 14.
- c) RECIPIENT shall have thirty (30) days in which to make reasonable progress toward compliance pursuant to its plan to correct or implement an amendment to the Project.
- d) Should RECIPIENT dispute non-compliance, TIB will investigate the dispute and may withhold reimbursement payments or prohibit the RECIPIENT from incurring additional reimbursable costs during the investigation.

9.2 DEFAULT

RECIPIENT may be considered in default if TIB determines, in its sole discretion, that:

a) RECIPIENT is not making reasonable progress toward correction and compliance.

b) TIB denies the RECIPIENT's request to amend the Project.

c) After investigation, TIB confirms RECIPIENT'S non-compliance.

TIB reserves the right to order RECIPIENT to immediately stop work on the Project and TIB may stop Project progress payments until the requested corrections have been made or if the Agreement is terminated.

9.3 TERMINATION

a) In the event of default as determined pursuant to Section 9.2, TIB shall serve RECIPIENT with a written notice of termination of this Agreement, which may be served in person, by email or by certified letter. Upon service of notice of termination, the RECIPIENT shall immediately stop work and/or take such actions necessary as may be directed by TIB.

b) In the event of default and/or termination, the RECIPIENT may be liable for damages as authorized by law including, but not limited to, repayment of grant funds.

c) The rights and remedies of TIB provided in this Agreement are not exclusive and are in addition to any other rights and remedies provided by law.

9.4 TERMINATION OR SUSPENSION FOR NECESSITY

TIB may, with ten (10) days written notice, terminate or suspend this Agreement, in whole or in part, because funds are no longer available for the purpose of meeting TIB's obligations. If this Agreement is so terminated, TIB shall be liable only for payment required under this Agreement for Project work performed or costs incurred prior to the effective date of termination.

Relight Washington Grant Agreement

10. DISPUTE RESOLUTION

a) The Parties shall make good faith efforts to quickly and collaboratively resolve any dispute arising under or in connection with this Agreement. The dispute resolution process outlined in this Section applies to disputes arising under or in connection with the terms of this Agreement.

b) Informal Resolution. The Parties shall use their best efforts to resolve disputes promptly and at the lowest organizational level.

c) In the event that the Parties are unable to resolve the dispute, the Parties shall submit the matter to non-binding mediation facilitated by a mutually agreed upon mediator. The Parties shall share equally in the cost of the mediator.

d) Each Party agrees to participate to the fullest extent possible in resolving the dispute in order to avoid delays or additional incurred cost to the Project.

e) The Parties agree that they shall have no right to seek relief in a court of law in accordance with Section 11 until and unless the Dispute Resolution process has been exhausted.

11. GOVERNANCE, VENUE, AND ATTORNEYS' FEES

This Agreement shall be construed and interpreted in accordance with the laws of the state of Washington and venue of any action brought hereunder shall be in the Superior Court for Thurston County. The Parties agree that each Party shall be responsible for its own attorneys' fees and costs.

12. INDEMNIFICATION, HOLD HARMLESS, AND WAIVER

12.1 Each Party, shall protect, defend, indemnify, and save harmless the other Party, its officers, officials, employees, and authorized agents, while acting within the scope of their employment as such, from any and all costs, claims, judgments, and/or awards of damages (Both to persons and/or property), arising out of, or in any way resulting from, a Party's own negligent acts or omissions which may arise in connection with its performance under this Agreement. No Party will be required to indemnify, defend, or save harmless the other Party if the claim, suit, or action for injuries, death, or damages (both to persons and/or property) is caused by the sole negligence of the other Party. Where such claims, suits, or actions result from the concurrent negligence of the Parties, the indemnity provisions provided herein shall be

valid and enforceable only to the extent of a Party's own negligence.

12.2 Each Party agrees that its obligations under this section extends to any claim, demand and/or cause of action brought by, or on behalf of, any of its officers, officials, employees or authorized agents. For this purpose, each Party, by mutual negotiation, hereby waives, with respect to the other Party only, any immunity that would otherwise be available to it against such claims under the Industrial Insurance provision of Title 51 RCW.

12.3 The obligations of this indemnification and waiver Section shall survive termination of this Agreement.

Washington State Transportation Improvement Board
Relight Washington Grant Agreement

13. ASSIGNMENT

The RECIPIENT shall not assign or transfer its rights, benefits, or obligations under this Agreement without the prior written consent of TIB. The RECIPIENT is deemed to consent to assignment of this Agreement by TIS to a successor entity. Such consent shall not constitute a waiver of the RECIPIENT's other rights under this Agreement.

14. AMENDMENTS

This Agreement may be amended by mutual agreement of the Parties. Such amendments shall not be binding unless they are in writing and signed by persons authorized to bind each of the Parties.

15. INDEPENDENT CAPACITY

The RECIPIENT shall be deemed an independent contractor for all purposes and the employees of the RECIPIENT or any of its contractors, subcontractors, and employees thereof shall not in any manner be deemed employees of TIS.

16. ENTIRE AGREEMENT

This Agreement, together with the Exhibits, if any, the provisions of chapter 47.26 RCW, chapter 479 WAC, and TIB Policies, constitute the entire Agreement between the Parties and supersedes all previous written or oral agreements between the Parties.

City of Asotin

Transportation Improvement Board

Executive Director Date

Print Name

Approved as to Form

By: SIGNATURE ON FILE

ANNE. SALAY

Senior Assistant Attorney General

NOTE: Any changes to the terms of this Agreement shall require further approval of the Office of the Attorney General

EXHIBIT: 17 – ORDINANCE CABLEONE FRANCHISE CONTRACT:

ORDINANCE NO. 2003--618 AN ORDINANCE GRANTING A FRANCHISE TO CABLE ONE INC. AND PROVIDING FOR THE EFFECTIVE DATE HEREOF

WHEREAS, CableOne, Inc., has applied for a renewal of its franchise for the operation of a cable television system within the City of Asotin, Washington; and
 WHEREAS, CableOne Inc. is a successor to TCI of Idaho, which was awarded a franchise to provide cable television services within the City of Asotin, Washington on the 1st day of May, 1987; and
 WHEREAS, the City of Asotin and CableOne Inc have engaged in negotiations for a new franchise pursuant to the provisions of the Telecommunications Act of 1996; and
 WHEREAS, CableOne Inc and its predecessors in interest have faithfully and heretofore performed in accordance with the terms and conditions of Ordinance No. 1987-382 granting a franchise to TCI of Idaho; and
 WHEREAS, Ordinance No. 1987-382 authorizes a renewal of the cable television franchise to CableOne, Inc.,
 NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED, DO ORDAIN AS FOLLOWS:

SECTION I. DEFINITIONS.

1.1 For the purposes of this Franchise, the following terms, phrases, and words shall have the meanings ascribed to them below? When not inconsistent with the context, words used in the present tense includes the future tense, words in the plural include the singular and words used in the singular includes the plural.

- A. "Access channels" means channels to be used for educational purposes and by government and public agencies and/or their representatives (commonly referred to as "PEG" channels) provided at no additional charge to the City, programming source, or the subscriber.
- B. "Affiliate" means a condition of being united, being in close connection, allied, or attached as a member or branch.
- C. "Basic cable" is the tier of service regularly provided to all subscribers including the retransmission of local broadcast television signals.
- D. "Cable Act" means Title VI of the Communications Act of 1934 as amended by the Cable Television Consumer Protection and Competition Act 1992, as amended by the Telecommunications Act of 1996, and any subsequent amendments.
- E. "Cable services,"
 1. the one-way transmission to a subscriber of video programming, other programming service or data communication by a subscriber,
 2. subscriber interaction, if any, which is required for the selection by the subscriber of such video programming, or
 3. any other programming service or data communication by a subscriber.
- F. "Cable system" means a facility, consisting of a set of closed transmission paths and associated signal generation, reception, and control equipment that is designed to provide cable service and other service to subscribers.
- G. "Channel" means a single path or section of the spectrum which carries a cable service.
- H. "City" means the City of Asotin, a municipal corporation of the State of Washington.

- I. "Council" means the present governing body of the city or any future board constituting the legislative body of the city.
- J. "Disconnection" means the discontinuance of all cable service to a subscriber by a cable operator.
- K. "FCC" means the Federal Communications Commission, a regulatory agency of the United States government.
- L. "Franchising Authority" means the City of Asotin, Washington.
- M. "Franchise" shall mean the initial authorization, or renewal thereof, issued by the city, whether such authorization is designated as a franchise, permit, license, resolution, contract, certificate or otherwise, which authorizes construction or operation of the cable system for the purpose of offering cable service or other service to subscribers.
- N. "Grantee" means CableOne, Inc.
- O. "Gross revenues" means any and all receipts and revenues received directly or indirectly from all sources by the operator of a cable system or attributable to a cable system within the corporate limits of the city. "Gross revenues" is intended to include, but is not limited to, all income without any offsetting of expenses, costs or depreciation, derived from:
- Subscribers receiving goods, equipment, equipment service, or cable service from or through the use of a cable system within the city; revenues for service, installation and repair; and, any and all charges not specifically exempt herein such as delinquency fees, interest, or finance charges.
- Without limiting the generality of the foregoing, "gross revenues" is not intended to include income, credits or revenues attributable to the operation of a cable system **within** the city arising from:
1. Real property transactions;
 2. Taxes paid if a subscriber, the operator of a cable system within the city or another person, which are imposed on any subscriber;
 3. Interest (other than interest charged subscribers of the cable system within the city or advertisers for services provided or delivered by the cable system within the City) or dividends on investments received by the operator of a cable system **within** the city unrelated to the delivery of cable services within the city; or
 4. Net uncollectible debts.
- P. "Headend" means the electronic equipment located at the start of a cable system, usually including antennas, preamplifiers, frequency converts, demodulator and related equipment.
- Q. "Installation" means the connection of the cable system to subscribers' terminals.
- R. "Institutional Network" means a cable system designated principally for the provision of non-entertainment services to schools, public agencies or other non-profit agencies, separate and distinct from the subscriber network, or on secured channels of the subscriber network.
- S. "Normal business hours" means those hours during which most similar business in the city are open to the service of customers and shall include at least eight (8) consecutive hours on normal working days.
- T. "Person" means any individual, firm, partnership, corporation, organization, association, or other legal entity.
- U. "Public, Educational or Governmental Access Facilities" means (A) channel capacity designated for public, educational or governmental use, and (B) facilities and equipment for the

use of such channel capacity.

V. "Public way" means the surface of and the space above and below, any public street, highway, freeway, bridge, land path, alley, court, boulevard, sidewalk, parkway, way, lane, drive, circle or other public right-of-way, including, but not limited to, public utility easements, dedicated utility strips or rights-of-way dedicated for compatible uses and any temporary or permanent fixtures or improvements located thereon now or hereafter held by the city in the service area which shall entitle the City and a franchisee to the use thereof for the purpose of installing, operating, repairing and maintaining the cable system. "Public way" shall also mean any easement now or hereafter held by the city within the service area for the purpose of public travel, or for utility or public service use dedicated for compatible uses, and shall include other easements or rights-of-way as shall within their proper use and meaning entitle the City and a franchisee to the use thereof for the purpose of installing or transmitting franchisee's cable service or other service over poles, wires, cables, conductors, ducts, conduits, vaults, manholes, amplifiers, compliances, attachments and other property as may be ordinarily necessary and appurtenant to the cable system.

W. "Service Area" means the present municipal boundaries of the City of Asotin, and includes any additions thereto by annexation.

X. "Subscriber" means a person or user of the cable system who lawfully receives cable services or other services ... from with franchisee's permission.

Y. "Video Programming Service" means programming which is visually and audibly comparable to programming provided by a television broadcast station.

SECTION 2. GRANT OF FRANCHISE.

2.1 Grant. The Franchising Authority hereby grants to the Grantee a nonexclusive Franchise which authorizes the Grantee to construct and operate a cable system in, along, among, upon, across, above, over, under, in any manner connected with Public Ways within the Service Area and for that purpose to erect, install, construct, repair, replace, reconstruct, maintain on, over, under, upon, across, or along any public way and all extensions thereof and additions thereto, such pole, wires, cables, conductors, ducts, conduits, vaults, manholes, pedestals, amplifiers, appliances, attachments, and other related property or equipment as may be necessary or appurtenant to the cable system. Nothing in the franchise shall be construed to prohibit the Grantee from offering any service over its cable system that is not prohibited by federal or state law. The Grantee agrees to abide by any existing or new ordinance or regulation of general applicability to the operation of the cable system in the service area, adapted in the manner provided by law, so long as they do not substantially impair the rights granted pursuant to this franchise.

2.2 Term. The franchise granted hereunder shall be for a term of fifteen (15) years commencing on the effective date of the franchise as set forth below, unless otherwise lawfully terminated in accordance with the terms of this franchise agreement.

2.3 Periodic Review. Subject to the provisions of this section, on the fifth and tenth anniversary of the effective date of this franchise agreement, the franchising authority may commence proceedings, which afford public notice, public participation and open meeting for the purpose of identifying future cable system community needs and interest, including but not limited to technological developments, PEG channels, ongoing PEG channel capital costs, board categories of programming, institutional Network and customer service, and to determine whether it would be appropriate to amend the franchise agreement to address developments in the field of cable

communications that may have taken place over the course of time, and to review the grantee's performance during the preceding five (5) years. Any proposed amendments of the franchise agreement under this section shall be based upon the reasonable cable related needs of interest of the Asotin community and shall take into consideration the costs to the Grantee of meeting those needs and interests. Notwithstanding the provisions herein, the Grantee and the franchising authority may meet at convenient times, at least annually, to discuss mutual concerns.

Not with standing any provisions of this section, the franchising authority and the Grantee may at any time amend the franchise agreement by mutual consent.

2.4 Incorporation by Reference. This franchise is granted pursuant to RCW 35A.47.046 and the Cable Act.

SECTION 3 STANDARDS OF SERVICE

3.1 Restoration of Public Ways. If, during the course of the Grantee's construction, operation or maintenance of the cable system, there occurs a disturbance in any public way, the Grantee shall, at its expense, replace, and restore such public way to a condition reasonably comparable to the condition of the public way immediately prior to such disturbance.

3.2 Relocation at the Request of the Franchising Authority. Upon its receipt of reasonable advance notice, not to be less than five (5) business days, the Grantee shall, at its own expense, protect, support, temporarily disconnect, relocate in the public way, or remove from the public way, any property of the Grantee when required by the franchising authority by reason of traffic conditions, public safety, street abandonment, street construction, change or establishment of street grade, installation of sewers, drains, utility pipes and any other structure or improvements by the franchising authority. The Grantee shall in all cases have the right of abandonment of its property.

3.3 Relocation at the Request of a Third Party. The Grantee shall, on the request of any person holding a building moving permit issued by the franchising authority, temporarily raise or lower its wires to permit the moving of such building, provided the expense of such temporary raising or lowering of wires is paid by said person, including if required by the Grantee, making such payment in advance and the Grantee is given not less than five (5) days advance written notice.

3.4 System Upgrade/Channel Capacity and Adaptation to New Technology. The cable system shall be installed and maintained by the Grantee in accordance with industry standards in order to ensure that subscribers receive quality cable service. At the request of the franchising authority, the Grantee shall inform the franchising authority at least quarterly of planned, proposed and actual changes in the Grantee's cable system and cable services related to subscriber in the service area regarding technological improvements, additional channel capacity and other matter related to services available to subscribers.

3.5 Aerial and Underground Construction. A. In those areas of the service area where all of the transmission or distribution facilities of the respective public service utilities providing telephone communications and electrical services are underground, the Grantee shall likewise construct, operate and maintain all of its transmission and distribution facilities underground.

Nothing contained in this section shall require the Grantee to construct, operate, and maintain underground any ground-mounted appurtenances such as subscriber taps, line extenders, system passive devices (splitters, directional couplers), amplifiers, pedestals or other related equipment.

B. New Developments. The franchising authority shall provide the Grantee with written notice of the issuance of building or development permits for planned commercial and/or residential developments within the service area requiring underground facilities. The franchising

authority agrees to require as a condition of issuing the permit that the developer of planned commercial and/or residential developments give the Grantee access to open trenches for deployment of cable facilities and written notice of the date of availability of trenches. Such notice must be received by the Grantee at least five (5) business days prior to availability. The developer shall be responsible for the digging and backfilling of all trenches. The Grantee shall be responsible for engineering, deployment of labor and cable facilities located in the trenches. Installation from utilities easements to individual homes or other structures shall be at the cost of the home or building owner.

C. Local Improvement District. If an ordinance is passed creating a local improvement district which involves placing underground certain utilities including that of the Grantee which are then located overhead, the Grantee shall participate in such underground project and shall remove poles, cables and wires from the surface of public ways within such district and shall place them underground in conformity with the requirements of the franchising authority.

3.6 Required Extension of Service. The cable system, as constructed as of the date of the passage and final adoption of the franchise, substantially complies with the material provisions hereof Whenever the Grantee shall receive a request for service from at least 1 S residences within

1320 cable-bearing strand feet (one-quarter cable mile) of its trunk or distribution cable, it shall extend its cable system to such subscribers at no cost to said subscriber for cable system extension, other than the usual connection fees for all subscribers, provided that such extension is technically feasible.

3.7 Subscriber Charges for Extensions of Service. No subscriber shall be refused service arbitrarily. However, for unusual circumstances, such as a subscriber's request to locate his cable drop underground, existence of more than 150 feet of distance from distribution cable to connection of service to subscribers, or a density of less than 15 subscribers per 1320 cable bearing strand feet of trunk or distribution cable, service may be made available on the basis of a capital contribution in aid of construction, including cost of material, labor and easements. For the purpose of determining the amount of capital contribution in aid of construction to be borne by the Grantee and subscribers in the area in which service may be expanded, the Grantee will contribute an amount equal to the construction and other costs per mile, multiplies by a fraction whose numerator equals the number of residences per 1320 cable-bearing strand feet of its trunks or distribution cable, and whose denominator equals 1 S residences. Subscribers who request service hereunder will bear the remainder of the construction and other costs on a pro rata basis. The Grantee may require that the payment of the capital contribution in aid of construction borne by potential subscribers be paid in advance.

3.8 Service to Public Buildings. The Grantee shall, upon request, provide without charge, one limited cable service to each of the Franchising Authority's offices buildings, fire stations, police stations and to public school buildings that are passed by its cable system as well as other public buildings that may be constructed during the term of this franchise agreement. The outlets of cable service provide pursuant to this section shall not be used by the government entity to sell cable services in or throughout such buildings. The Grantee shall not be required to provide a cable service outlet to buildings where the drop line from the feeder cable to said building exceeds 150 cable feet unless the governmental entity agrees to pay the incremental cost of such drop line in excess of 150 cable feet.

3.9 Emergency Use.

A In accordance with the provisions of Federal Communications Commission (FCC) Regulations shall maintain an Emergency Alert System (EAS) for use in transmitting Emergency Act Notifications (EAN) and Emergency Act Terminations (EAT) in local and state-wide situations as may be designated to be an emergency by the Local Primary, the State Primary and/or the State Emergency Operations Center, as those authorities are defined by the FCC.

B. The franchising Authority shall permit only appropriately trained and authorized person to operate the EAS equipment and shall indemnify and hold harmless the Grantee, its employees, officers and assigns from any claims arising from use of the cable system or the EAS equipment by the franchising authority, its employee or designated representatives, including, but not limited to, attorney fees and costs.

3.10 Public, Educational and Governmental Access (PEG) Channels. The Grantee shall make available to the franchising authority one (1) channel for public, educational and governmental access pursuant to the Cable Act, to be promoted and administered by the franchising authority or its designee. The Grantee shall make available one (1) additional PEG channel upon request of the franchising authority. Said additional PEG shall be available to the franchising authority 110 later than six (6) months after said request. The Grantee agrees to locate one of the PEG channels within the basic cable tier. The Grantee shall make available a third PEG channel upon request from the franchising authority when the first two PEG channels have been fully programmed. Community Calendar and reader board broadcasting shall not be considered programming when determining if a channel is fully programmed. The determination of community need for additional PEG channels will be solely with the franchising authority, although the Grantee may provide technical and other recommendations and/or other considerations related to the franchising authority's request. If, during the term of this franchise agreement, it should be determined by the franchising authority that any number of PEG channel are not necessary for public use, the channel will return to the Grantee for its use. The Grantee reserves the right to program the designated PEG channels during hours not used by the franchising authority or its designee. The franchising authority agrees to indemnify, save and hold harmless the Grantee from and against any liability resulting from the use of PEG channels by the franchising authority or its designee.

3.11 Required Categories of Programming. To the extent that federal law requires, Grantee shall provide broad categories of programming. During the term of this agreement the Grantee shall continue to provide no less that the number of channels provided by the Grantee at the commencement of the franchise agreement. Programming in at least the following broad categories shall be provided to subscribers in the service area: ·

- a. News/Information
- b. Weather information
- c. Sports
- d. Entertainment
- e. Children's programming
- f Educational
- g. Ethic programming of local interest
- h. Governmental programming

3.12 Changes in Programming. No broad category of programming may be deleted by the

Grantee with franchising authority approval, provided that such approval does not constitute, in effect, direct or indirect regulation of rates outside that provided for in accordance with federal law. Approval of such deletions shall not be unreasonably withheld. Grantee shall provide written notice to the franchising authority and to subscribers of any proposed deletions, additions or rearrangement of individual video programming service at least thirty (30) days in advance unless exempt by federal law or regulation. The franchising authority reserves the right to regulate to the fullest extent permitted to ensure maintenance of the quality programming provided by the Grantee to subscribers within the service area.

3.13 Leased Access. The Grantee shall provide at least one leased access channel, on a fee for service basis, to those persons who desire such use. The Grantee shall at all times comply with the terms and provisions of Cable Act regulations on cable channels for commercial use. During the term of this franchise agreement the Grantee agrees to provide an additional channel for lease access in the event the existing leased access channel is fully programmed. The Grantee reserves the right to program the designated leased access channels during hours not used by persons other than the Grantee.

3.14 Customer Service Standards. The Grantee shall at all times be in compliance with FCC regulations regarding customer service obligation, as now exist or as may be amended. The franchising authority reserves the right to enact or enforce any customer protection law, containing more stringent customer service obligations, to the extent not specifically preempted by FCC regulations.

3.15 Subscriber Surveys. Periodically, but no less than once every five years during the term of this agreement, the Grantee shall conduct surveys by mail to all subscribers of the cable system. Said survey shall measure customer satisfaction with programming choices, quality of technical transmission, and customer service. Said survey shall also ask subscribers for suggested improvements and additional programming. The results of said survey shall be made available to the franchising authority and shall be public record. Said survey shall be conducted prior to public hearings referred to in paragraph 2.3 B.

3.16 Home Shopping Channel Sales. In consideration of the franchising authority excluding home shopping channel sales within the city from the definition of gross revenues, the Grantee shall pay to the franchising authority the sum of \$2,000.00 during the first year of this franchise agreement.

SECTION 4 REGULATION BY CITY OF ASOTIN

4.1 Franchise Fee.

A. The Grantee shall pay to the franchising authority monthly a sum equal to five percent (5%) of the gross revenues. Payment for each month's fee shall be no later than forty-five (45) days after the last day of the month for which payment is made.

B. In the event the Cable Act and/or other applicable law permits an increase in franchise fees during the term of this franchise, then the franchising authority may initiate such an increase with regards to the franchise fee amount. However, prior to implementation of any increase in franchise fees, the Grantee may request a public hearing by the franchising authority to discuss said change in franchise fee. Following such a hearing the franchising authority may require the implementation of the change in franchise fee.

C. Late Payment. All sums, which become delinquent, shall accumulate interest at the

statutory rate of 2% per annum. The accrual of interest is not intended to waive or in any manner restrict City's ability to elect any procedure or method of collection permissible by law to enforce all terms and conditions of franchise agreement.

D. Financial Reports. Each franchise fee payment shall be accompanied by a financial report certified by an officer of the Grantee, showing the basis for computation of the franchise fee, including number of subscribers and separately indicating revenues received by the Grantee within the serviced area from such items as basic service, premium service, pay TV service, cable shopping services, other applicable sources of revenue and such other information directly related to confirming the amount of the Grantee's gross revenues as may be reasonable required by the franchising authority. Financial reports submitted as provided in this paragraph shall be confidential and not a public record.

E. Penalties for Failing to Pay Franchise Fees: Where the City determines by audit, financial statement or other method, that franchisee has underpaid franchise fees other charges owed to City and where payment was not received by City within the quarter due, franchisee may be required to pay, in addition to any other remedy sought by City, all fees and interest due, and an additional penalty of twenty-five percent (25%) of the total amount owed. When the amount underpaid by the Grantee is less than ten percent (10%) of the amount already paid, the additional penalty provided for above shall be waived. Acceptance of any franchise fee payment by the franchising authority shall not be construed as an agreement that the fee paid is in fact the correct amount, nor shall acceptance of payment be construed as a release or a waiver of any claim by the franchising authority against the Grantee.

F. Limitation on Franchise Fee Actions. The period of limitation for recovery of any franchise fee payable hereunder shall be five (5) year from the date on which payment by the Grantee is due. Unless the franchising authority initiates a lawsuit for recovery of unpaid franchise fees in a court of competent jurisdiction within five (5) years after such payment is due, such recovery shall be barred.

G. Taxes. Nothing herein shall limit the Grantee's obligation to pay applicable local, state or federal sale, property, ad valorem or other taxes.

4.2 Rates and Charges.

A. The franchising authority reserves the right to regulate rates for the provision of basic cable equipment as expressly permitted by applicable law.

B. Nothing in this franchise agreement shall be construed to prohibit the reduction or waiving of charges in conjunction with promotional campaigns for the purpose of acquiring and/or retaining subscribers.

C. Grantee shall provide the franchising authority with a minimum of thirty (30) days advance written notice of changes in subscriber rates, if the change is within the control of the Grantee, including any changes in franchise fee amount and external franchise related costs.

4.3. Customer Billing. All billing statements and charges to subscribers shall be:

1. Clear, con, Je and understandable;
2. Itemized as to basic cable charges, premium charges, equipment charges, whether payments for purchase or rental, deposits, delinquent fees, and franchise fees.
3. Show all activity during the billing period including optional charges, rebates, and credits. Said billing period shall not exceed forty-five (45) days.

All billing disputes by subscribers shall be responded to and resolved in writing within thirty (30) days. No late fee, interest or other late payment penalty shall be assessed until at least thirty (30) days from the date of original billing. No fee shall be charged by the Grantee for equipment or services not actually provided.

4.4 Renewal. The franchising authority and the Grantee agree that any proceeding undertaken by the franchising authority that relate to the renewal of the Grantee's franchise shall be governed by and comply with the provisions of the Cable Act, as currently constituted or as may be hereafter amended.

4.5 Conditions of Sale. If a renewal or extension of the Grantee's franchise is denied or the franchise is lawfully terminated and the franchising authority either lawfully acquires the ownership of the cable system or by its actions lawfully effects a transfer of ownership of the cable system to another party, any such acquisition or transfer shall be at a price determined pursuant to the provisions set forth in the Cable Act.

SECTION 5 COMPLIANCE AND MONITORING

5.1 Communication with Regulatory Agencies. Copies of all petitions, applications, communications and reports submitted by the Grantee to the FCC or any other federal or state regulatory commission or agency having jurisdiction in respect to matter affecting construction, maintenance or operation of the Grantee's cable system or service, shall be made available to the franchising authority upon reasonable request. Copies of responses or any other communications from the regulatory agencies to the Grantee shall also be made available to the franchising authority.

5.2 Technical Standards. The Grantee shall be responsible for ensuring that the cable system is designed, installed and operated in a manner that fully complies with FCC rule and regulations in Subpart K of Part 76 of Chapter I of Title 47 of the Code of Federal Regulations as now constituted or as may be amended. As provided in these rule and regulations, the franchising authority shall have, upon request, the right to obtain a copy of tests and records required in accordance with such rules and regulations, but has no authority to enforce compliance with such standards.

SECTION 6 BONDS AND OTHER SURETY

6.1 Performance Bond. For the reason of the Grantee's past performance and investment, no performance bond or other surety is required under the terms hereof. If the franchising authority determines, in its discretion, that a bond or a surety will be required of the Grantee during the term hereof, the franchising authority agrees to give the Grantee ninety (90) days written notice stating the reason for the requirement and amount of the bond or surety. The Grantee agrees to post said bond or surety, as required by the franchising authority within said ninety (90) day period. The Grantee shall be required to provide standard performance bonds and insurance requirements for

SECTION 7 TERMINATION AND TECHNICAL VIOLATIONS

7.1 Default, Notice and Termination.

A. If the Grantee willfully violates or fails to comply with any of the material provisions of this franchise agreement, the franchising authority shall give written notice to the Grantee of the alleged non-compliance of its franchise. The Grantee shall have thirty (30) days from the date of notice of non-compliance to cure such alleged default or, if such default cannot be cured within thirty (30) days, to present to the City a plan of action whereby such default can be promptly cured.

B. If such default continues beyond the applicable dates agreed to for such cure, the

franchising authority shall give the Grantee written notice that all rights conferred under this franchise agreement may be revoked or terminated by the Council after a public hearing. The Grantee shall be entitled to not less than thirty (30) days prior notice of the date, time and place of the public hearing. The franchising authority may elect, in lieu of the above and without any prejudice to any of its other legal rights and remedies, to obtain an order from the district court having jurisdiction compelling the Grantee to comply with the provisions of the franchise agreement and recover damages and costs incurred by the franchising authority by reason of the Grantee's failure to comply.

7.2 Effect of Termination for Non-compliance. Subject to State and Federal law, if any franchise is terminated by the franchising authority by reason of the Grantee's non-compliance, that part of the system under such franchise located in the streets and public property, shall, at the election of the franchising authority, become the property of the franchising authority at a cost consistent with the provisions of Section 627(b)(1) of the Cable Act, as currently constituted or as may be amended. If the franchising authority or a third party does not purchase the system, the Grantee shall, upon order of the franchising authority, remove the system from the public ways of the franchising authority. The Grantee agrees that in no case shall a termination for cause be considered as a "taking".

7.3 Technical Violations. The parties agree that it is not the franchising authority's intention to subject the Grantee to penalties or termination for technical violations of this agreement. Technical violations shall include, but are not limited to the following: (a) instances where a violation or a breach by the Grantee of this agreement was a good faith effort that resulted in no or minimal negative impact on subscribers or (b) where there existed circumstances reasonably beyond the control of the Grantee and which precipitated a violation of this agreement or which were deemed to have prevented the Grantee from strictly complying with the terms of this agreement.

SECTION 8 MISCELLANEOUS PROVISIONS

8.1 Actions of Parties. In any action by the franchising authority of the Grantee that is mandated or permitted under the terms here to such party shall act in good faith in a reasonable and timely manner. Furthermore, in any instance where approval or consent is required under the term hereof, such approval or consent shall not be unreasonably withheld.

8.2 Equal Protection. In the event the franchising authority grants another franchise to any person or entity for the purpose of constructing or operating a cable system within the service area, the material provisions of this agreement shall be contained in the franchise agreement for the other person or entity.

8.3 Notices. Notice required hereunder shall be in writing and shall be deemed to have been duly given to the required party three business days after having been post in a properly sealed and correctly address envelope when either hand delivered or sent by certified or registered mail, postage prepaid. Notice required hereunder shall be addressed as follows:

City of Asotin
Attn: City Clerk
P.O. Box 517
Asotin, Washington 99402

CableOne, Inc.
2320 Nez Perce Grade
Lewiston, Idaho 83501

Mitchell Bland, Vice President
CableOne, Inc.
1314 North 3rd Street
Phoenix, Arizona 85004

8.4 Descriptive Headings. The captions and heading to sections herein contained are intended solely to facilitate the reading of this agreement. Such captions and headings shall not affect the meaning or interpretation of the text herein.

8.5 Severability. If any section, sentence, term or provision hereof is determined to be illegal, invalid or unconstitutional, by and court of competent jurisdiction or appropriate regulatory agency having jurisdiction, such determination shall have no effect on the validity of any other section, sentence, term or provision hereof, all of which shall remain in full force and effect.

This Ordinance shall be effective 5 days from and after its passage and legal publication.

Dated this 5th day of May, 2003.

CITY OF ASOTJN

EXHIBIT: 18 – RESOLUTION SIX YEAR TRANSPORTATION PLAN:

**RESOLUTION 2019-652
AMENDED SIX YEAR TRANSPORTATION IMPROVEMENT PROGRAM FOR
JANUARY 1, 2019 TO DECEMBER 31, 2024**

PRIORITY	PROJECT NAME	DESCRIPTION	LENGTH/WIDTH/CLASS	COST
[1]	PED3 2 nd Street remove and Replace sidewalk Washington to Harding south side	Sidewalk	2,600 L.F.	\$542,000
[2]	C13 Memorial Bridge Rehabilitation	Railing, Deck, Etc.	100 L.F.	\$483,000
[3A]	P1 3 rd Street Chip Seal Cleveland to Filmore	Chip Seal	370 L.F. / 26' / Local	\$6,000
[3B]	P1 3 rd Street Chip Seal Washington to Jefferson St	Chip Seal	2,000 L.F. / 36' / Urban Local Access	\$50,000
[3C]	P1 3 rd Street Chip Seal Jefferson to Wilson St	Chip Seal	2,700 L.F. / 36' / Urban Local Access	\$70,000
[4]	PED1 SR-129 Replace Sidewalk Baumeister to Filmore (N. Side)	Sidewalk Replacement, Curb, Gutter, & Ped Ramps	1,010 L.F. / NA / Minor Arterial	\$189,000
[5]	PED1 SR-129 Remove & Replace Sidewalk / Filmore to SR-129	Sidewalk Replacement	830 L.F. / NA / Minor Arterial	\$81,000

TOTAL ESTIMATED CONSTRUCTION FOR SIX YEARS \$1,421,000

BE IT RESOLVED, that the above program which will require an estimated \$1,421,000 total improvements in the ensuing six years, after having been reviewed in a public hearing held May 28, 2019.

HEREBY ADOPTED AS THE CITY OF ASOTIN SIX YEAR TRANSPORTATION IMPROVEMENT PROGRAM, and that the City Clerk be directed to file two [2] copies of the same with the District State Aid Engineer, Department of Highways, as provided in RCW 35.77.010 [Chapter 83, Extraordinary Session Laws of 1967]

ADOPTED THIS 28th DAY OF MAY, 2019.

Vikki Bonfield, Mayor
Tiffany Rogers, Clerk / Treasurer
Jane Richards, WSBA # 33542
Attorney for the City of Asotin

EXHIBIT: 19 – ASOTIN TRANSPORTATION PLAN 2017:
THIS MANUAL IS AVAILABLE AT ASOTIN CITY HALL

EXHIBIT: 20 – RESOLUTION OF PARTNERSHIP WITH THE LEWIS CLARK METROPOLITAN PLANNING ORGANIZATION, LCVMPO:

RESOLUTION 2017-601

A RESOLUTION APPROVING THE LEWIS-CLARK VALLEY METROPOLITAN PLANNING ORGANIZATION JOINT POWERS AGREEMENT, RESTATED EFFECTIVE JANUARY 1, 2017.

WHEREAS, it is now appropriate for the member organizations to review, restate and adopt the attached Restated Joint Powers Agreement; and

WHEREAS, the City has statutory authority pursuant to the Revised Code of Washington, Title 39, Chapter 34 Interlocal Cooperation Act to participate in the LCVMPO.

NOW THEREFORE, BE IS RESOLVED by the City Council of the City of Asotin;

1. That the Joint Powers Agreement of the LCVMPO between the participating entities of Nez Perce County, Asotin County and the Cities of Lewiston, Clarkston and Asotin is acceptable and the terms and conditions as set out in the attached are approved.
2. That the Mayor and City Clerk are authorized to execute the LCVMPO Joint Powers Agreement on behalf of the city and provide a copy of the executed agreement to the LCVMPO.
3. This Resolution shall take effect and be in full force and be in effect after its passage and approval.

This Resolution is approved and adopted by the City of Asotin on the 12th of June, 2017.

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane E. Richards, WSBA #33542, City Attorney

EXHIBIT: 21 – LCVMPO JOINT POWERS AGREEMENT:

THIS AGREEMENT IS OVER 20 PAGES LONG, IT IS AVAILABLE AT ASOTIN CITY HALL.

Revised January 1, 2017

Joint Powers Agreement Lewis-Clark Valley Metropolitan Planning Organization

Prelude	Introduction
Article I	Definitions
Article II	Creation of LCVMPO
Article III	Purposes and Duration
Article IV	Financial Operations
Article V	Non-Waiver of Governmental or Other Immunity
Article VI	LCVMPO Powers and Duties
Article VII	Jurisdictional Area.
Article VIII	Participation
Article IX	Obligations of Member Organizations
Article X	Budgeted Expenditures
Article XI	Policy Board
Article XII	Powers and Duties of the Policy Board
Article XIII	Meetings of the Policy Board
Article XIV	Liability of Policy Board or Officers
Article XV	Withdrawal from Membership
Article XVI	Contractual Obligation
Article XVII	Distribution of Property, Funds and Supplies upon Termination of Agreement
Article XVIII	Severability
Article XIX	Amendments
Article XX	Effective Date and Termination of Agreement
Article XXI	Signature
LCVMPO Joint Powers Agreement	Page 1

EXHIBIT: 22 – ORDINANCE AMENDING PARKING:

ORDINANCE #2016-810

**BEING AN ORDINANCE AMENDING ORDINANCE #130 CHAPTER 10.16 PARKING
AND ADDING NEW SECTION 10.16.005 NO PARKING OF THE ASOTIN
MUNICIPAL CODE PROVIDING FOR THE EFFECTIVE DATE HEREOF**

THE CITY COUNCIL OF THE CITY OF ASOTIN, IN REGULAR MEETING ASSEMBLED,
DO ORDAIN AS FOLLOWS:

SECTION I:

That Asotin Municipal Code Section 10.16, Parking, shall be added to read as follows:

10.16.005 No Parking.

There shall be no parking on the south side of the 1300 block of 3rd Street.

SECTION II:

This ordinance shall be in full force and become effective five (5) days from and after its passage, approval and legal publications.

Dated this 22nd day of August, 2016

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA #33542, City Attorney

SUMMARY OF ORDINANCE NO. 2016-810 of the City of Asotin, Washington

On the 22nd day of August, 2016, the City Council of the City of Asotin passed Ordinance No. 2016-810. A summary of the content of said ordinance, consisting of the title, provides as follows:

**BEING AN ORDINANCE AMENDING ORDINANCE #130 CHAPTER 10.16 PARKING
AND ADDING NEW SECTION 10.16.005 NO PARKING OF THE ASOTIN
MUNICIPAL CODE PROVIDING FOR THE EFFECTIVE DATE HEREOF**

The full text of this Ordinance will be mailed upon request.

DATED this 22nd day of August, 2016.

EXHIBIT: 23 – CITY STREETS AS PART OF STATE HIGHWAY:

THIS DOCUMENT HAS 46 PAGES, IT IS AVAILABLE AT ASOTIN CITY HALL.

Appendix A City Streets as Part of State Highways

**CONFORMED AGREEMENT
INCORPORATED REVISIONS PER AMENDMENT
DATED:
APRIL 2, 2013
FOR REFERENCE**

**CITY STREETS
AS PART OF
STATE HIGHWAYS
GUIDELINES REACHED
BY THE
WASHINGTON STATE DEPARTMENT OF TRANSPORTATION
AND THE
ASSOCIATION OF WASHINGTON CITIES
ON THE INTERPRETATION OF SELECTED TOPICS
OF RCW 47.24 AND FIGURES OF WAC 468-18-050 FOR THE
CONSTRUCTION, OPERATIONS AND MAINTENANCE RESPONSIBILITIES OF
WSDOT AND CITIES FOR SUCH STREETS
April 30, 1997**

These guidelines are primarily intended for city streets designated as state highways and provide an outline for development of agreements within limited access. The jurisdiction, control, and duty of the state and city or town for city streets that are a part of state highways is specified in RCW 47.24.020; however, the implementing WAC's, directives and manuals have been subject to interpretation. This report documents agreed upon guidelines that have been reached by the Washington State Department of Transportation (State) and the Association of Washington Cities (AWC) on the interpretation of construction, operations and maintenance responsibilities of the state and cities for such city streets.

These agreed upon Guidelines are derived from:

- The draft Task Force Report on City Streets as Part of State Highway.
- Additional discussions by the State, AWC and several cities on the interpretation of state versus local agency maintenance responsibilities that are illustrated in figures contained in WAC 468-18-050 and on other maintenance responsibilities for city streets that are part of state highways.

These Guidelines are designed to facilitate the allocation of maintenance responsibilities between the State and Washington Cities pursuant to RCW 47.24. The Guidelines of this report are general in nature and are not intended to reflect past practices but to apply to future practices.

While these guidelines do not expressly cover project development and/or capital improvement projects it was duly noted that there are areas which carry the potential to influence project development activities within the guideline. The Task Force actively encourages and recommends early communications between city and state officials where city streets are included as part of a state highway improvement project.

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EXHIBIT: 24 – RESOLUTION WSDOT SIDEWALK UPGRADES:

RESOLUTION 2018-633

A RESOLUTION OF THE COUNCIL OF THE CITY OF ASOTIN CONSTITUTING FINAL ACCEPTANCE OF THE FINAL COMPLETION OF WSDOT CLEVELAND STREET SIDEWALK UPGRADES

WHEREAS, In July 2016, the City of Asotin received grant funding through the Washington State Department of Transportation for Cleveland Street Sidewalk Upgrades; and

WHEREAS, the City Council passed Resolution 2016-580 on August 22, 2016 authorizing the City of Asotin to sign a Local Agency Agreement with the Washington State Department of Transportation for the TAP funding of \$10,600 for the Cleveland Street (2nd Street to Meador Street/Fairgrounds Rd) sidewalk upgrade; and

WHEREAS, Morgan Industries & Paving and Landscaping was the responsible low bidder; and

WHEREAS, the work has been completed and the City Council wishes to accept the work of Morgan Industries & Paving and Landscaping.

NOW, THEREFORE, be it resolved that the City Council of the City of Asotin, Washington, does hereby accept the work of Morgan Industries & Paving and Landscaping and directs City staff to close out the Washington State Department of Transportation Grant.

Passed in open and regular session on this 13th day of November, 2018.

Vikki Bonfield, Mayor

Attest:

Approved as to form:

Tiffany Rogers, City Clerk/Treasurer

Jane Richards, WSBA #33542, City Attorney

EXHIBIT: 25 – STREET INVENTORY REPORT:

THIS FULL REPORT IS AVAILABLE AT ASOTIN CITY HALL

ASOTIN

Agency No **921**

PAVEMENT CONDITION RATING (PCR) SCALE - 100 EXCELLENT to 0 TOTALLY DETERIORATED

Treatment **GREEN** – Ideal; **ORANGE** - Conditional

Transportation Improvement Board	State Hwy	Width Length	Sidewalk Percent of Length Condition	Surfacing Review Year	Pavement Condition Rating Alligator Percent Indicated Treatment
LEFT			RIGHT		
ADAMS ST	24 feet		ACP		90 · None
EOR to KINGS LN	140 feet		2014		No Treatment
ADAMS ST	24 feet		ACP		90 · None
KINGS LN to THIRD ST	180 feet		2014		No Treatment
ADAMS ST	24 feet		ACP		86 · None
THIRD ST to SECOND ST	360 feet		2014		Chip Seal
ADAMS ST	24 feet		ACP		90 · None
SECOND ST to FIRST ST	360 feet		2014		No Treatment
APPLEFORD CT	36 feet		100%	ACP	90 · None
APPLEFORD DR to EOR	450 feet		Good	2014	No Treatment
APPLEFORD DR	36 feet		100%	ACP	86 · None
SNAKE RIVER RD to RIVERPOINT DR	230 feet		Good	2014	Chip Seal
APPLEFORD DR	36 feet		100%	ACP	86 · None
RIVERPOINT DR to APPLEFORD CT	400 feet		Good	2014	Chip Seal
APPLEFORD DR	36 feet		100%	ACP	90 · None
APPLEFORD CT to EOR	680 feet		Good	2014	No Treatment
BEAUMEISTER RD	24 feet		ACP		86 · None
SOUTH C/L to COSTLEY LN	400 feet		2014		Chip Seal
BEAUMEISTER RD	24 feet		ACP		90 · None
COSTLEY LN to SECOND ST	1,000 feet		2014		No Treatment
BEAUMEISTER RD	24 feet		ACP		86 · None
SECOND ST to FIRST ST (SR129)	560 feet		2014		Chip Seal
CARSON CT	36 feet	100%	100%	ACP	90 · None
ROOSEVELT ST to EOR	420 feet	Good	Good	2014	No Treatment

THIS IS THE END OF THIS REPORT