

**CITY COUNCIL MEETING
AGENDA**

**November 19, 2025
7:00 PM
Civic Center**

The Granite Falls City Council will hold its meeting in person. Comments in this meeting are encouraged and may be emailed to the city clerk in advance of the meeting or given in person.

1. CALL TO ORDER (VIA IN-PERSON & ONLINE VIA ZOOM)

2. FLAG SALUTE

3. ROLL CALL

4. CONSENT AGENDA

4.a. AB 120-225 Approval of November 19, 2025 claims checks #415713 through 415763 and One EFT totaling \$1,813,217.70

4.b. AB 121-2025 Approval of October 16, 2025 through October 31, 2025 Payroll Claims Checks #415664 through 415667 and Tenty-Seven EFT's totaling \$153,905.31

5. STAFF REPORTS

5.a. Passports

5.b. Planning Staff Report

5.c. Public Works

5.d. Consultant Police Chief Report

6. PUBLIC COMMENTS/RECOGNITION OF VISITORS-NON-ACTION ITEMS

(The public is encouraged to submit written comments prior to the meeting by emailing them directly to the city clerk at: darla.wilkins@ci.granite-falls.wa.us; and should be submitted no later than 5PM. Public comment speakers can sign up prior to the meeting, or wait for the public comment section of the meeting to be open by the presiding officer. Individual comments shall be limited to three minutes. Group comments shall be limited to five minutes).

7. NEW BUSINESS

**7.a. AB 122-2025 Public Hearing - 7:10 p.m., or soon thereafter,
For consideration of the 2026 Final Budget**

- 7.b. **AB 123-2025 Public Hearing - 7:20 p.m., or soon thereafter
For consideration of Permit #CPA/ZMA2024-001 Miller Properties Comprehensive
Plan Amendment and Zoning Map, and Future Land Use Map**
- 7.c. **AB 124-2025 Utility Tax Rate - Amending**
- 7.d. **AB 125-2025 2025 Budget Amendment #4**
- 7.e. **AB 126-2025 Interlocal Agreement for Snohomish County Regional Drug Task
Force Cooperation**
- 7.f. **AB 127-2025 2026 Legislative Priorities Discussion**
- 8. **CURRENT BUSINESS**
- 9. **MAYOR'S COMMENT (5 MINUTES)**
- 10. **COUNCIL COMMENTS (15 MINUTES)**
- 11. **CITY MANAGER (5 MINUTES)**
- 12. **ADJOURNMENT**

The City of Granite Falls strives to provide access and services to all members of the public.



CITY COUNCIL AGENDA BILL

Subject: 4.a.

Originating Dept.: City Manager

Action Recommended: Approval of
Consent Agenda

Approval(s): Finance

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s): None

Budgeted Amount: \$1,813,217.70

BARS Code: 001 Current Expense = \$307,417.27

101 Streets = \$7,240.55

303 Cif / Streets = \$1,363.31

304 Cif / Arterial / Alternate Route = \$25,000.00

401 Water = \$97,881.38

402 Cif / Water = \$5,110.54

403 Sewer = \$83,569.99

404 Cif / Sewer = \$1,269,989.20

405 Storm Drainage = \$5,778.24

405 Cif / Storm Drainage = \$8,547.68

630 Trust Agency = \$1,319.54

Summary Statement:

Claims are for November 6, 2025 through November 19, 2025.

Background:

Recommended Motion:

- 1) Move to approve the claims as presented. This can be accomplished as part of the motion to approve the consent agenda.
- 2) Motion to amend the [state date] claims and approve the minutes as amended.



CITY COUNCIL AGENDA BILL

Subject: 4.b.

Originating Dept.: City Manager

Action Recommended: Approval of
Consent Agenda

Approval(s): City Manager
Finance

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s): None

Budgeted Amount: \$153,905.31

BARS Code: 001 Current Expense = \$61,766.98

101 Streets = \$14,028.32

401 Water = \$25,516.90

403 Sewer = \$45,792.38

405 Storm Drainage = \$6,800.73

Summary Statement:

Payroll claims are for October 16, 2025 through October 31, 2025.

Background:

Recommended Motion:

1) Motion to approve the payroll claims as presented. This can be accomplished as part of the motion to approve the consent agenda.

2) Motion to amend the [state date] payroll claims and approve the minutes as amended.



CITY COUNCIL AGENDA BILL

Subject: 5.a.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. COGF Passport PnL

Budgeted Amount:

BARS Code:

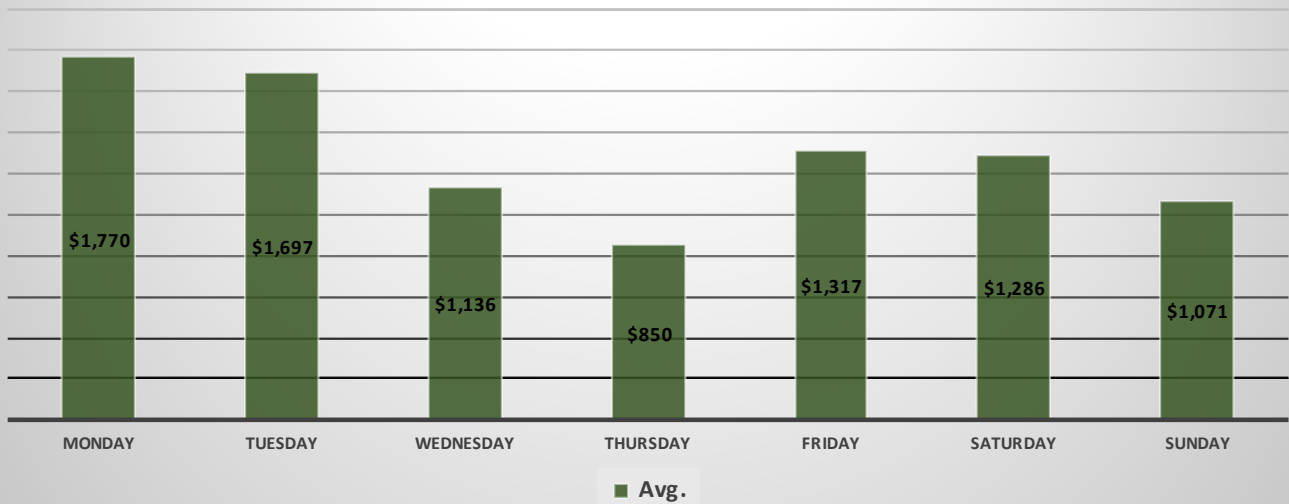
Summary Statement:

Background:

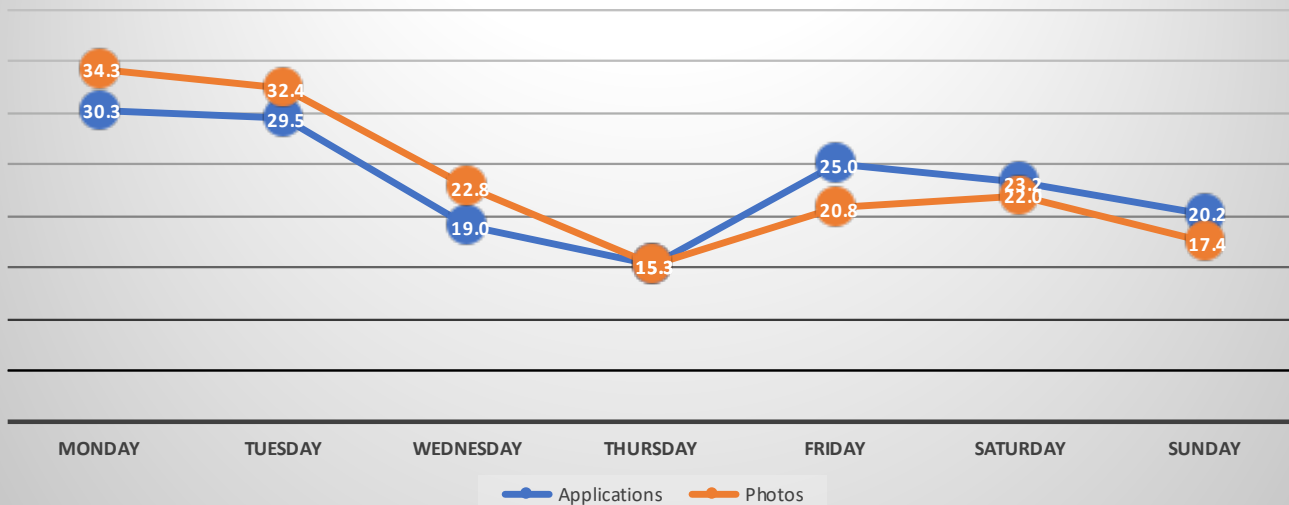
Recommended Motion:

As of November 9 2025

30-day Statistics By Day



30-day Application & Photo Processing By Weekday



	Revenue since 6-6-2022	Revenue YTD 2025	Gross Margin YTD 2025	
Total Revenue (since 6-6-2022)	\$ 1,232,352.35	\$ 709,355.31	\$ 421,289.61	
30-day Annualized Revenue Trend	\$ 827,203.48		59.4%	
	Gross Margin	% Sales		Revenue Change v prior year
Total Gross Margin (since 6-6-2022)	\$ 547,169.43	44.4%		\$ 315,270.49
30-day Annual Projected Gross Margin	\$ 491,280.22	59.4%		80.0%
	# Processed	Last 30 day Avg. per day	Break Even	
Total Passport Applications Processed	34,635	23.1	15.7	
Total Passport Photos Taken	31,448	23.3	14.2	



CITY COUNCIL AGENDA BILL

Subject: 5.b.

Originating Dept.: Planning Department

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. 11.19.2025 Planning Staff Report

Budgeted Amount:

BARS Code:

Summary Statement:

Background:

Recommended Motion:



CITY COUNCIL STAFF REPORT

To: Mayor and City Council

From: Amy Hess, Planning Director

Department: Planning and Community Development

Date: November 19, 2025

Subject: Planning Department Update

1. UPDATES

City Emergency Management Plan Annex (CEMP) – Draft CEMP is largely complete, with input needed from the Fire District and Police. Expect to bring before Council prior to year end.

2. DEVELOPMENT ACTIVITY

Development activity remains minimal, with the sewer moratorium still in place.

3. LONG-RANGE PLANNING

You'll find a response to comments received after the presentation on proposed code amendments from the November 5th meeting sent to your emails. Staff has reviewed the comments received, discussed with the consultant, and provided clarification, a proposed revision, or otherwise responded to each of the issues brought forward.

Efforts continue to identify areas of code that need updating and/or revising to be consistent with state law and to ensure a thoughtful, responsible approach as we see increased growth. Please feel free to highlight any particular sections you'd like to have prioritized.

4. POLICY AND PROCESS IMPROVEMENTS

No new updates.

Staff is currently reviewing five vendors systems to determine the best fit and expects to launch the platform in the coming months.

In addition, the department will be reviewing internal workflows and standard templates and checklists to support more consistent and predictable permitting.

5. UPCOMING PRIORITIES

Prior to the end of 2025, the Planning Commission and Planning Department expect to complete the following:

- Finalize and provide recommendations and draft ordinances to Council on code updates related to Title 19 and the Critical Areas Ordinance. These changes will bring us into compliance with the Growth Management Act and enable us to utilize grant funds.

Over the next quarter, the Planning Department will focus on:

- Development and launch of the online permitting system (actual implementation may depend on vendor timeframes).
- Updating forms, checklists, and processes to align with and the new permitting software and permit review.
- Continued efforts to update the code to not only ensure compliance with state legislation, but also to thoughtfully and responsibly guide new growth and development.
- Phase II of zoning code amendments facilitated by AHBL and the Planning Department.

6. SUMMARY

The Planning Department is working to modernize operations, improving service delivery, creating efficiencies for both staff and applicants, and preparing for the next phase of community growth. Staff will continue to keep Council informed as key initiatives advance and new development opportunities emerge. I am open to your feedback and questions as these exciting changes move forward.



CITY COUNCIL AGENDA BILL

Subject: 5.c.

Originating Dept.: Public Works

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. PublicWorksStaffReport 11-19-25

Budgeted Amount:

BARS Code:

Summary Statement:

Background:

Recommended Motion:

Public Works Staff Report

November 19, 2025

WATER

Staff will soon be scheduling the rebuild of 15 pressure-reducing/relief valves. These valves regulate pressure within the water system to prevent damage to sections of older water mains and home plumbing for homes without individual PRVs. Historically, GcSystems has performed this work. As they are the only authorized service agent for the valves, which are manufactured by Cla-val. These valves are inspected annually and rebuilt every five years.

Public Works performed an inspection of the old water tanks located just East of the city. These are inspected annually to check for damage, site erosion, and safety concerns. Overall, no issues were observed. Collectively, the tanks held 70,000 gallons of drinking water that provided service (usually) to customers in the city prior to the abandonment in the mid-1990s.



STREETS

Staff and consulting engineers submitted the Updated Cost Estimate (UCE) for the Cascade/Grand St Improvement project to the Transportation Improvement Board (TIB). This form is used for project reimbursement. The TIB-funded portion, which is only related to sidewalks and the roadway, came in roughly

\$67,900 under budget. Local funding totaled \$39,586 for this portion of the project. Striping still needs to be completed, but this was accounted for in the UCE.

Public Works crack-sealed a large roadway crack on Pine Ct, in the Saratoga neighborhood. More material was ordered to address roughly 400' of cracks on Pine Ln. Crack sealing helps reduce the amount of water entering, which prevents erosion and damage during freezing conditions.

The discussion has resumed with WSDOT and the School District regarding crosswalk safety concerns at the 100th St NE roundabout. This is within WSDOT right of way, but collectively, each entity is seeing what they can contribute towards the installation of rapid flashing beacon crosswalk signage.

PARKS

The three irrigation systems were recently winterized to prevent freezing through the winter.

Damage to the newly installed floating dock at Frank Mason Park was reported. Cameras were checked, and while you can make out different groups of people in the area over the weekend, the short window the damage occurred was not witnessed. It's unknown whether the damage was intentional or accidental. Replacement panels are on order.



MISC.

Staff has reached out to five companies for quotes and product information for providing mass text messaging to aid in community engagement efforts. Following review, we will partner with one of the companies hopefully by the end of the year. Average annual costs are roughly \$2,000 - \$3,000.

Old City Hall counter top installed Friday, 11/14/2025. Public Works will be moving a few items from the old Legion building into the new office space once there is a short window in the weather.



CITY COUNCIL AGENDA BILL

Subject: 5.d.

Originating Dept.: Consultant Police Chief

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. November 19, 2025 Granite Falls
Chief Report combined

Budgeted Amount:

BARS Code:

Summary Statement:

Background:

Recommended Motion:



Monthly Report to the Community for October 2025

<u>The Month in Numbers:</u>		<u>Incidents in City of GF for # ranked by %</u>	
808 Incidents In the City of Granite Falls of which, 315 of which were officer initiated.		103 ■Traffic 12.7%	
26 Incidents per day on average		38 ■Follow ups 5%	
<i>* These incidents are being handled by 4 GF Deputies, a Chief, plus regional deputies.</i>		43 ■Suspicious Calls	
		40 ■Security Checks 5%	
		33 ■School Related CFS NO Security Checks 4%	
<u>Case Reports & Ordinance Violations:</u>		<u>Total Reported Burglary/ Theft/ Prowls:</u>	
11 ■Automatic Alarms		1 ■Burglary in city of GF	
30 ■City Case Reports Completed		3 ■Thefts in City of GF	
0 ■Auto Theft Case		0 ■Vehicle Prowl in City of GF	
2 ■DV Cases		3 ■Trespass in City of GF	
32 ■Noise Complaints / Other Ordinance			
<u>Total Assault Incidents</u>	<u>Total Traffic Enforcement</u>	<u>Total BHC, Suicide, Death, Welfare Checks</u>	
8 ■Assault(s)	90 ■Traffic Stops	13 ■Behavioral	
4 ■Disturbances	2 ■DUI	7 ■Suicide Calls	
17 ■Public Assists	8 ■Collisions	20 ■Welfare Checks	
	10 ■Tickets	5 ■Deaths (Regional)	
Highlights:			
See additional Page			



Police Department Staff Report

November Highlights for City Council

So far this month, Deputies have handled **235 calls for service** within the city. Notable incidents include:

- **November 1:** Deputy Thorne took a missing teenager report. The family suspected the teen had traveled to a large party in the Lake Stevens area attended by "hundreds of kids."
- **November 2:** Deputy Nunemaker responded to an order violation in the 200 block of Belmark Avenue. The involved subject was arrested after attempting to harm himself in an effort to retaliate against an estranged partner.
- **November 4:** A suspicious vehicle stop in the 400 block of Anderson Avenue resulted in the arrest of a subject with a DOC warrant. Illegal narcotics were also located.
- **November 9:** Deputies responded to a problem residence in the 500 block of Cedar Court and arrested an individual on a confirmed warrant. Individuals associated with this address have generated over **\$10,000 in jail costs** for the city this year.
- **November 9:** Deputies conducted a welfare check at the library and assisted a woman who was ultimately transported for a mental health evaluation. Deputies demonstrated exceptional compassion, successfully encouraging her to accept help.
- **November 13:** Area Deputies assisted Marysville PD with a residential burglary and stolen vehicle investigation. The suspect led officers on a pursuit through Marysville, the county, and Granite Falls. The Chief successfully deployed spike strips in the 10900 block of Mountain Loop Highway. Despite losing a tire near Masonic Park, the suspect continued until being taken into custody in the 32200 block of Mountain Loop Highway. Marysville PD later took custody for their charges.

Respectfully submitted,

Chief Tom Dalton



CITY COUNCIL AGENDA BILL

Subject: 7.a.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Agenda Bill - Public Hearing - 2026 Budget
2. COGF 2026 Budget Overview
3. COGF 2026 Final Budget
4. 2026 Budget Ordinance No. 1066-2025
5. Exhibit 1 - Notice of Public Hearing Posting
6. Exhibit 2 - Verification of Public Hearing Posting
7. Exhibit 3 - Affidavit of Public Hearing Posting

Budgeted Amount:

BARS Code:

Summary Statement:

Public Hearing for consideration of the 2026 Final Budget

Background:

Recommended Motion:



CITY COUNCIL AGENDA BILL

Subject: Public Hearing – City of Granite Falls
2026 Budget

Action Recommended: Adopt Ordinance No. 1066-2025 an Ordinance of the City of Granite Falls, Washington, Adopting the 2026 Annual Budget Providing Estimated Revenues and Appropriated Expenditures for the Operation of the City.

Originating Dept.: City Manager

Meeting Date: November 19, 2025
Date Submitted: November 8, 2025

Approval(s):

- ☒ City Manager
- ☐ Public Works
- ☒ Finance
- ☐ Planning
- ☒ Attorney
- ☐ City Clerk

Exhibit(s): 2026 Budget Presentation
2026 Budget

Budgeted Amount: N/A
BARS Code: All

Summary:

The City Council is required to conduct a public hearing on the proposed 2026 budget prior to adoption. The 2026 Final Budget documents, including fund-level summaries, detailed department expenditures, and priorities for City services, have been made available to the Council and the public. The attached Budget Ordinance No. 1066-2025 will officially adopt the 2026 budget following final hearing and any Council amendments.

The City Council of the City of Granite Falls has met in regular, special session, and public hearings on August 13, 2025, September 20, 2025, October 1, 2025, October 15, 2025, and November 5, 2025 to consider the recommended budget for calendar year 2026. In accordance with RCW 35.33.051, the City Manager has submitted the 2026 Preliminary Budget for council review and public hearing, following a process that included a budget retreat, departmental consultation, capital planning, and public input.

Background

The 2026 Budget is a comprehensive financial plan totaling \$13.7 million across all funds, reflecting Granite Falls' ongoing commitment to fiscal transparency, strategic growth, and exceptional municipal service delivery. Key priorities include maintaining excellent public safety services, investing in infrastructure and community assets, promoting economic resilience, and ensuring sound financial stewardship.

- The adopted budget maintains a solid General Fund reserve, with an unassigned beginning balance of \$3.8 million—representing 49.3% of annual expenditures and providing substantial stability to support City operations and weather economic uncertainties.



- Diversified revenues, including a balanced combination of property tax, sales tax, utility tax, grants, and user fees, support a wide array of municipal services while minimizing dependence on any single source.
 - Strategic investments in transportation, water, sewer, stormwater, parks, and community development address both current needs and future growth, with \$4.9 million in capital outlay for 2026 and significant leveraging of grants and external resources.
 - The budget process prioritized public transparency and collaboration, including multiple public hearings, published summaries, monthly reports, and continual updates.
-

STAFF RECOMMENDATION

Staff recommends the Council adopt the 2026 Preliminary Budget.

Recommended Motion: Move to adopt Ordinance No. 1066-2025 an Ordinance of the City of Granite Falls, Washington, Adopting the 2026 Annual Budget Providing Estimated Revenues and Appropriated Expenditures for the Operation of the City.



Jeff Balentine
November 19, 2025

2026 Granite Falls Budget Overview

2026 Budget Overview



- The Final 2026 Budget accounts for \$13.8 million across all funds
- It represents our city's continued commitment to fiscal transparency, strategic growth, and strong municipal service.
- Key 2026 priorities:
 - Public safety
 - Infrastructure
 - Economic resilience
- The City faces growing regional demand and opportunities—the budget reflects both maintenance and investment.

2026 Budget Overview



Category	Rev. w BB	Exp.	Fund	Revenue w BB	Expenditure	End Fund Bal.
General Government	\$7.7M	\$5.0M	001 - General Fund	\$7,698,983	\$4,971,545	\$2,727,438
Transportation	\$2.2M	\$1.6M	101 - Streets	\$916,060	\$409,664	\$506,396
Water Utility	\$3.1M	\$1.7M	102 - Park Impact Fees	\$57,583	\$0	\$57,583
Sewer Utility	\$8.0M	\$2.0M	103 - Community Events/Arts/ Recreation	\$214,561	\$200,000	\$14,561
Stormwater Utility	\$4.0M	\$2.2M	303 - CIF Streets	\$1,228,703	\$1,191,250	\$37,453
Other Funds	\$2.4M	\$1.2M	304 - CIF Arterial/Alternate Route	\$77,332	\$35,000	\$42,332
			305 - Capital Improvement	\$1,056,424	\$1,020,000	\$36,424
			306 - REET Capital Improvement	\$977,840	\$0	\$977,840
			401 - Water	\$1,766,453	\$1,234,848	\$531,605
			402 - CIF Water	\$1,377,771	\$498,245	\$879,526
			403 - Sewer	\$4,425,142	\$1,942,508	\$2,482,634
			404 - CIF Sewer	\$3,623,208	\$70,000	\$3,553,208
			405 - Storm Drainage	\$1,686,691	\$247,947	\$1,438,744
			406 - CIF Storm Drainage	\$2,338,828	\$1,940,500	\$398,328
			407 - Solid Waste	\$103,758	\$0	\$103,758
			630 - Trust & Agency	\$21,728	\$12,299	\$9,429

Total – All Funds:

Revenues: \$27,571,065

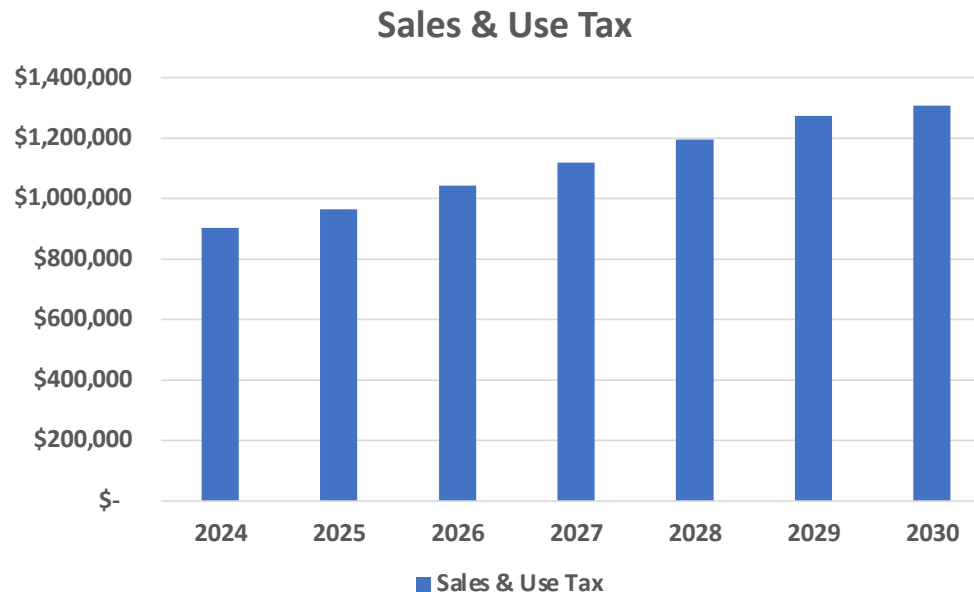
Expenditures: \$13,773,806

Net Change: \$13,797,259

General Fund – Revenue Overview



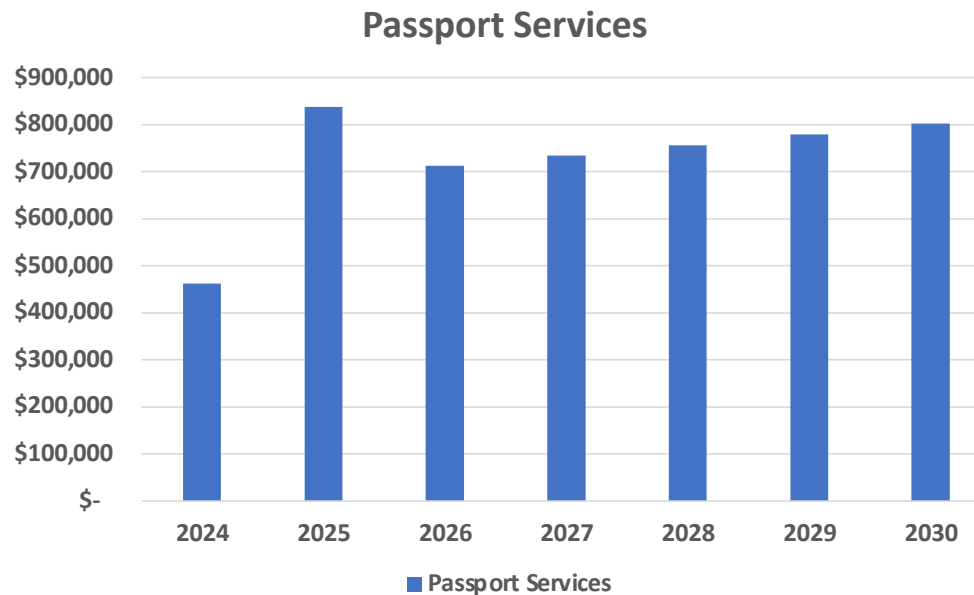
- Sales Tax \$1,043,495
 - Increased \$78,663 over 2025
 - Represents 26.8% of General Fund operating revenues
 - Strong economic growth and retail activity in the community



General Fund – Revenue Overview



- Passport Services \$712,385
 - Decrease of \$125,714 from 2025 (2025 Real ID requirement)
 - Largest single revenue source under “Charges for Services”
 - Regional passport acceptance facility serving citizens while generating substantial revenue



General Fund – Revenue Overview



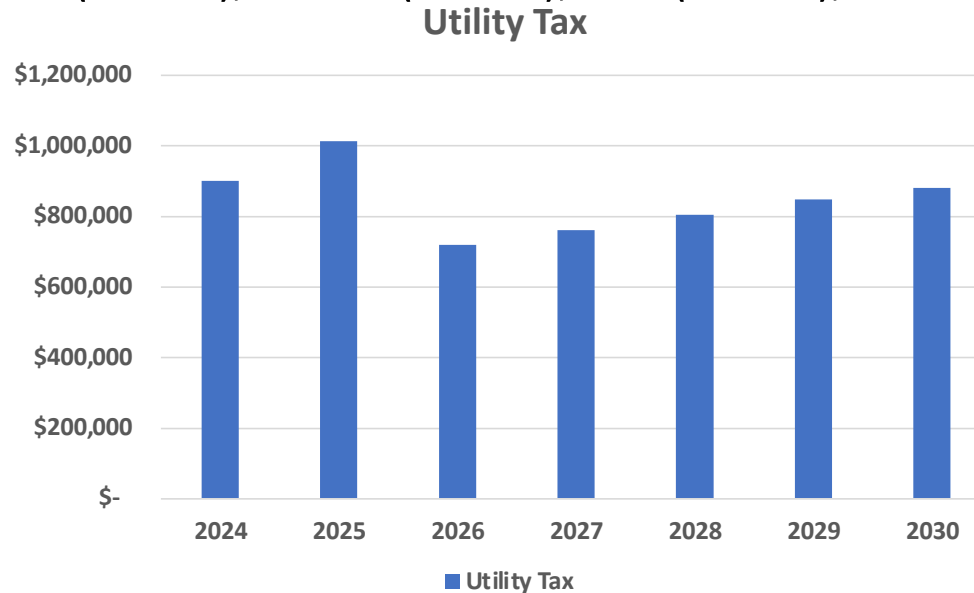
- Property Tax - \$610,471
 - Increased \$13,506 (+2.3%) over 2025
 - Conservative 1% annual increase
 - Represents 15.7% of operating revenues



General Fund – Revenue Overview



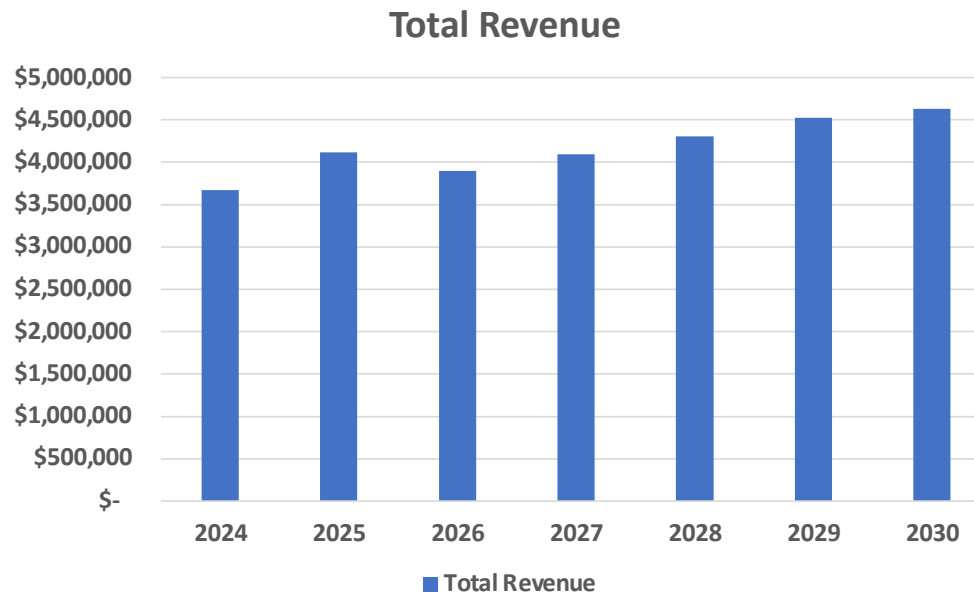
- Utility Taxes - \$719,488
 - Decreased \$293,726 from 2025
 - Utility tax rates reduced from 20% to 10% for water and sewer utilities
 - Provides significant taxpayer relief while maintaining diversified revenue base
 - Breakdown: Electric (\$235K), Sewer (\$205K), Gas (\$120K), Water (\$114K), Phone (\$44K)



General Fund – Revenue Overview



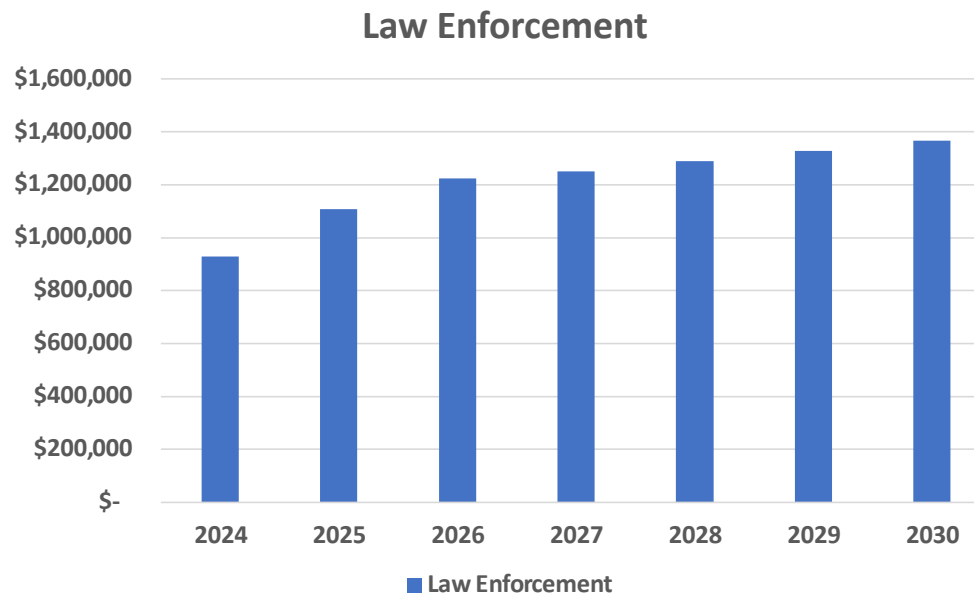
- Total Operating Revenues: \$3,899,292
 - Overall decrease of \$215,060 under 2025
 - Demonstrates a healthy, diversified revenue portfolio despite the utility tax reduction



General Fund – Expense Overview



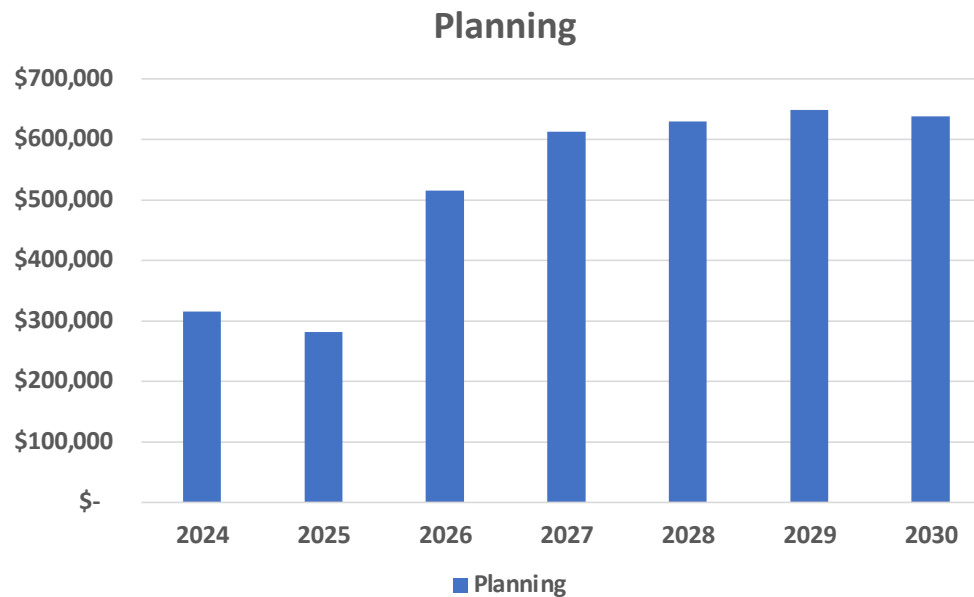
- Law Enforcement - \$1,223,487
 - Increased \$116,232 over 2025
 - 24.6% of total General Fund expenditures
 - Enhanced patrol coverage through the Snohomish County Sheriff's Office contract
 - Reflects continued commitment to public safety as the highest priority



General Fund – Expense Overview



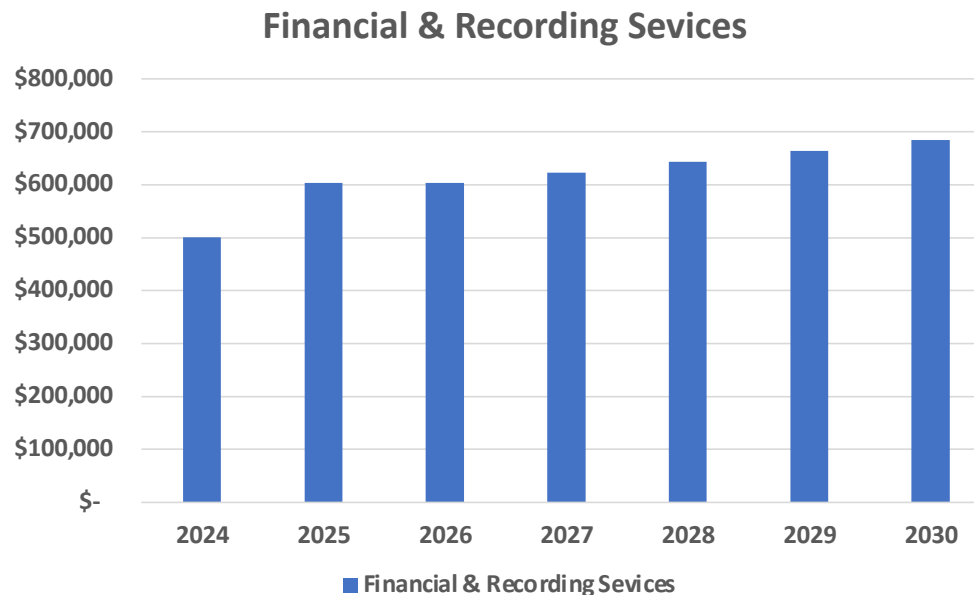
- Planning & Community Development - \$515,544
 - Increased \$233,662 (Planning Director and Code Enforcement) over 2025
 - 10.4% of total expenditures
 - Supports business-friendly permitting and streamlined development review
 - Includes professional planning services through IDIQ contract



General Fund – Expense Overview



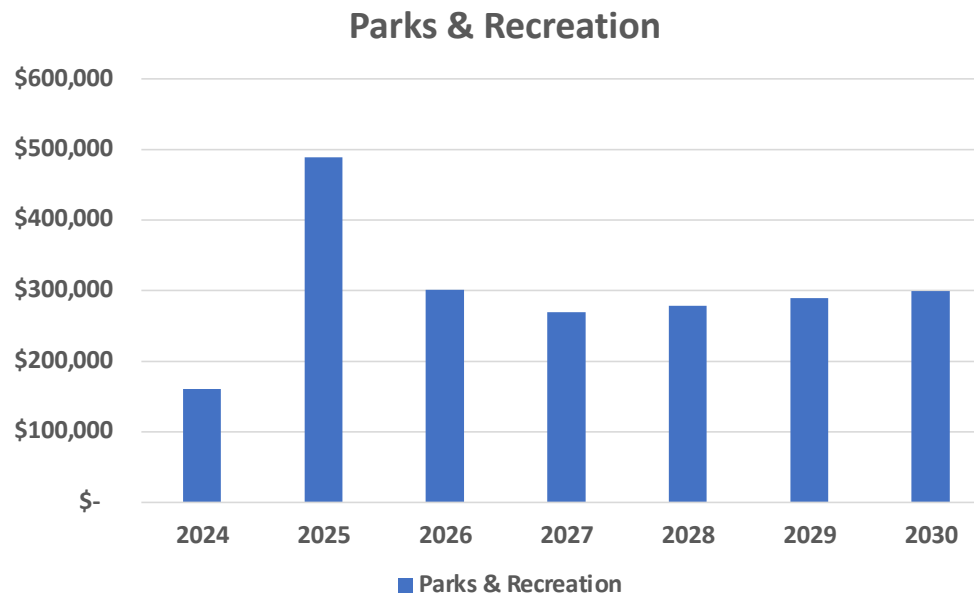
- Financial & Recording Services - \$603,160
 - Increased \$382 over 2025
 - 12.1% of total expenditures
 - Supports passport services operations, generating \$712K in revenue
 - Professional financial management and enhanced technology infrastructure



General Fund – Expense Overview



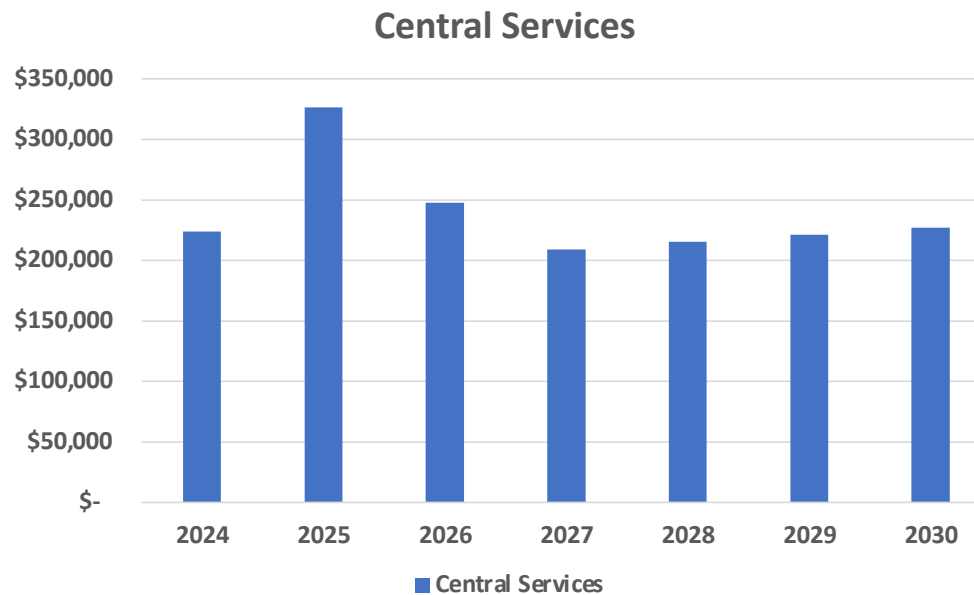
- Parks & Recreation - \$300,798
 - Decreased \$187,843 from 2025
 - Reduction reflects completion of one-time Frank Mason Park dock improvement project in 2025
 - Ongoing operations for parks, facilities, and community programs continue



General Fund – Expense Overview



- Central Services - \$247,716
 - Decrease of \$78,972 from 2025
 - City Hall operations, IT services, insurance, risk management, utilities, and old city hall renovations



General Fund – Expense Overview



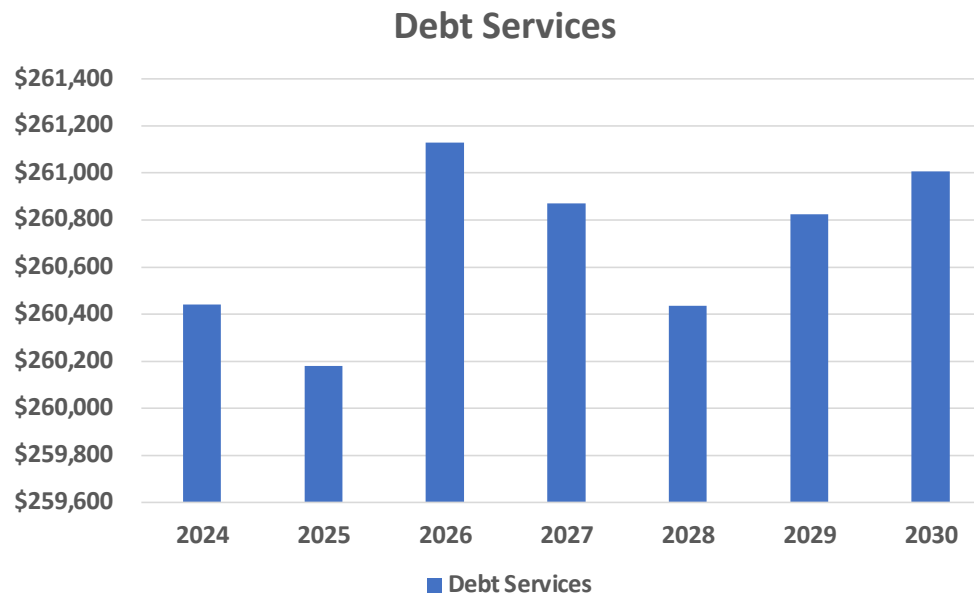
- Interfund Transfers - \$1,306,243
 - Increase of \$1,105,000 from 2025 (supports purchase of Community Center)
 - 26.3% of total expenditures
 - Streets Capital Improvement: \$150,000 / Streets Operating: \$75,000
 - Community Events/Arts/Recreation: \$61,243



General Fund – Expense Overview



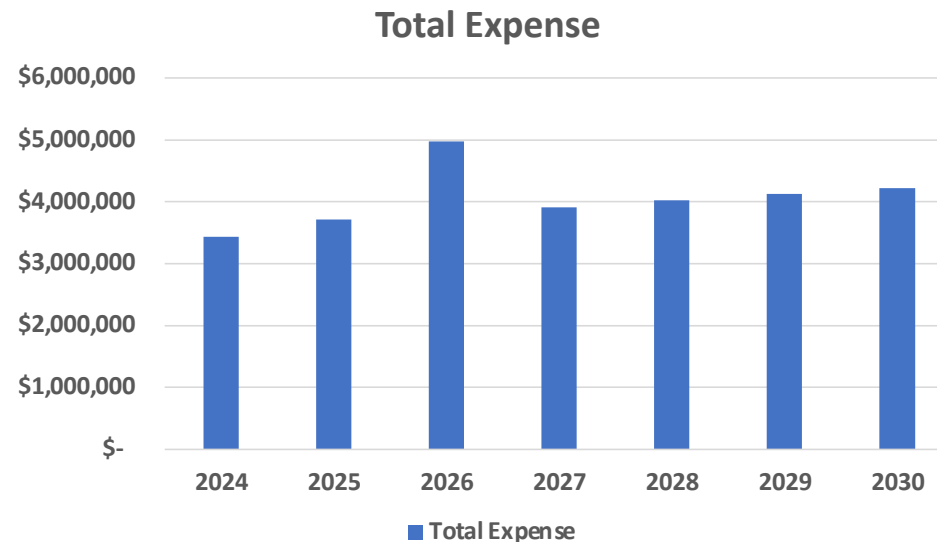
- Debt Service \$261,129
 - Essentially flat, increased \$263 (+0.1%) from 2025
 - City Hall/Civic Center debt (\$213K principal, \$48K interest) – final payments 2032
 - Stable and manageable debt service coverage



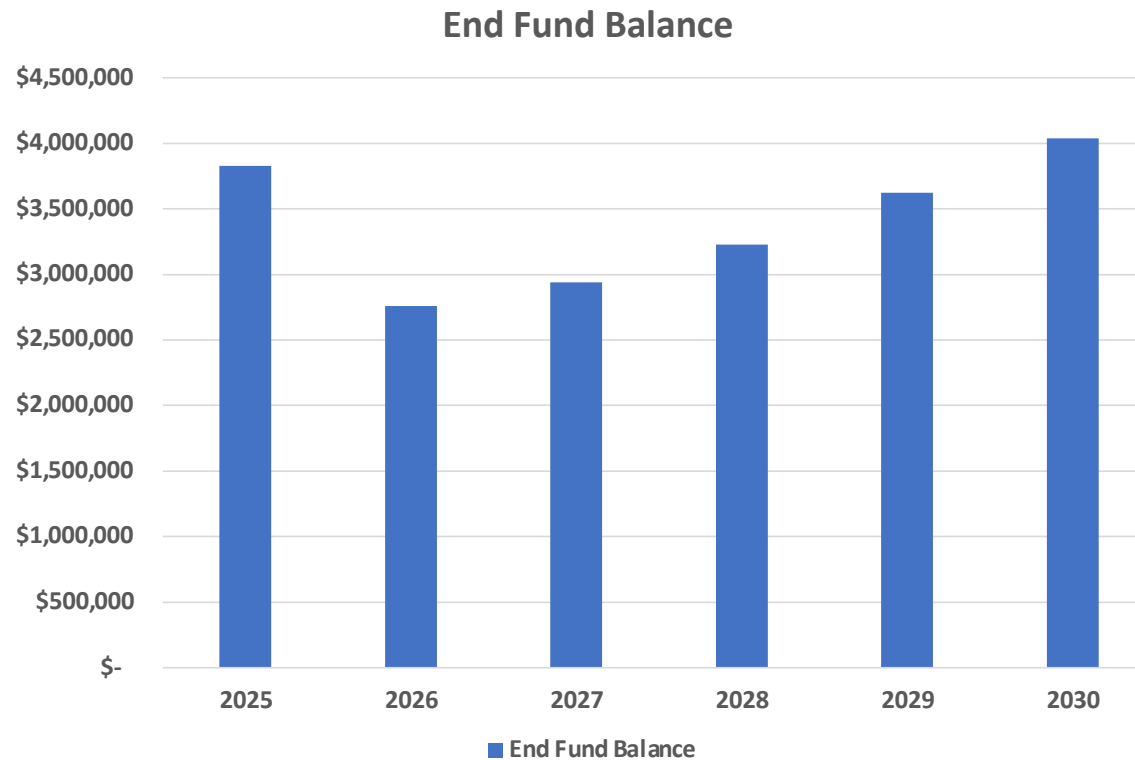
General Fund – Expense Overview



- Total Expenditures: \$4,971,545
 - Overall increase of \$1,254,301 over 2025
 - Beginning Balance (2026): \$3,799,691 / Projected Ending Balance (2026): \$2,727,438
 - Fund Balance Ratio: 49.3% of annual expenditures
 - Status: HEALTHY - Significantly exceeds GFOA recommended minimum of 25-30%, providing nearly 6 months of operating reserves for fiscal stability and economic uncertainty



General Fund – End Fund Balance



Street Fund – Overview



-
- The City of Granite Falls 2026 Streets Budget totals \$2.1 million across both operating and capital improvement funds.
 - Combined Streets Budget Overview
 - Total Combined Budget: \$2,144,763
 - Operating Fund (101): \$916,060
 - Capital Improvement Fund (303): \$1,228,703
 - Total Expenditures: \$1,600,914
 - Grant Funding: \$1,024,508 (83.4% of capital projects)

Street Fund – Revenue Overview



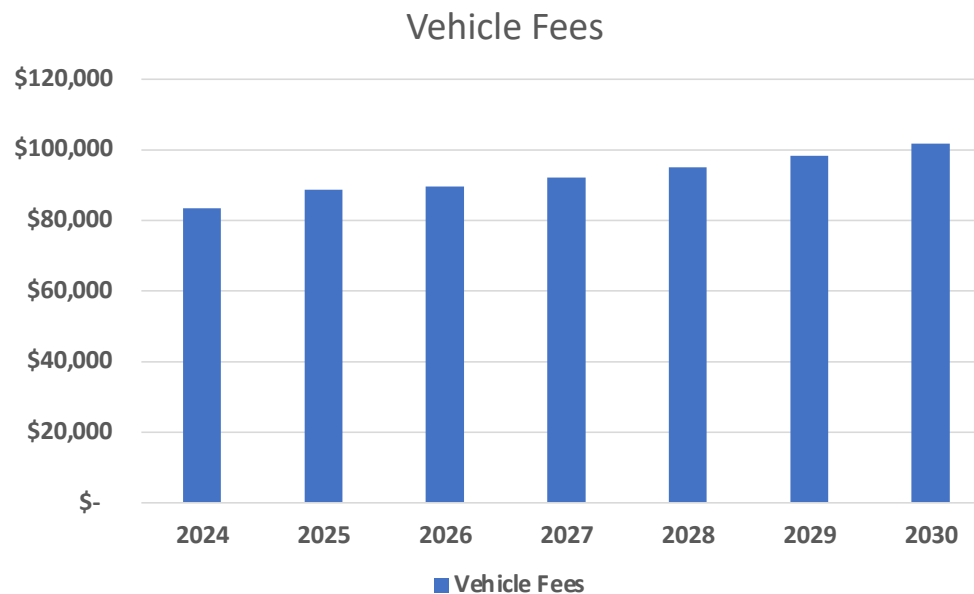
- Property Tax - \$107,730 (28.7%)
 - Dedicated street levy supporting local street maintenance
 - Conservative 1% annual growth



Street Fund – Revenue Overview



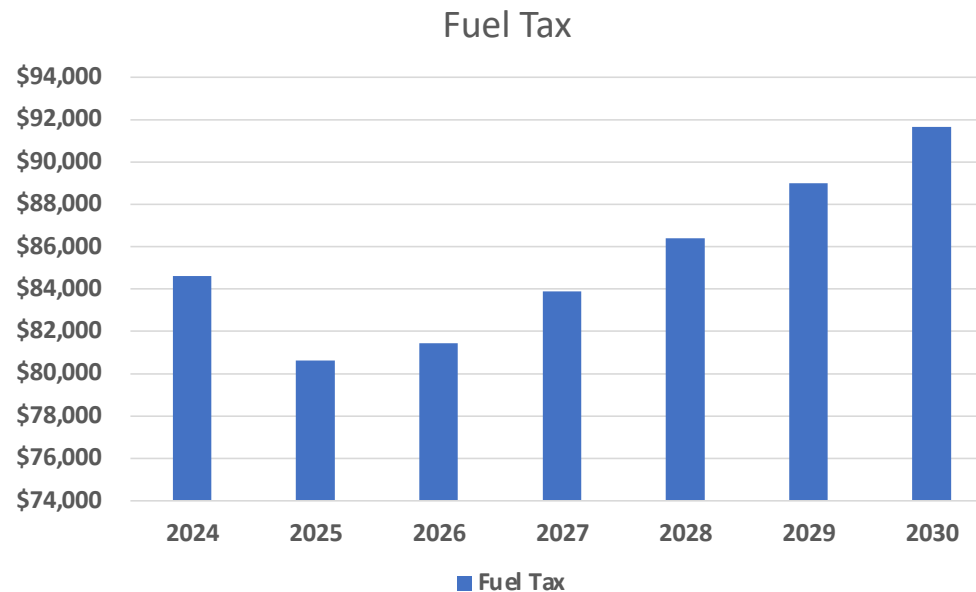
- Vehicle Fees - \$89,555 (23.8%)
 - State-shared transportation benefit district fees
 - Direct funding for local street operations



Street Fund – Revenue Overview



- Fuel Tax - \$81,443 (21.7%)
 - State-shared motor vehicle fuel tax
 - Dedicated transportation revenue source



Street Fund – Revenue Overview



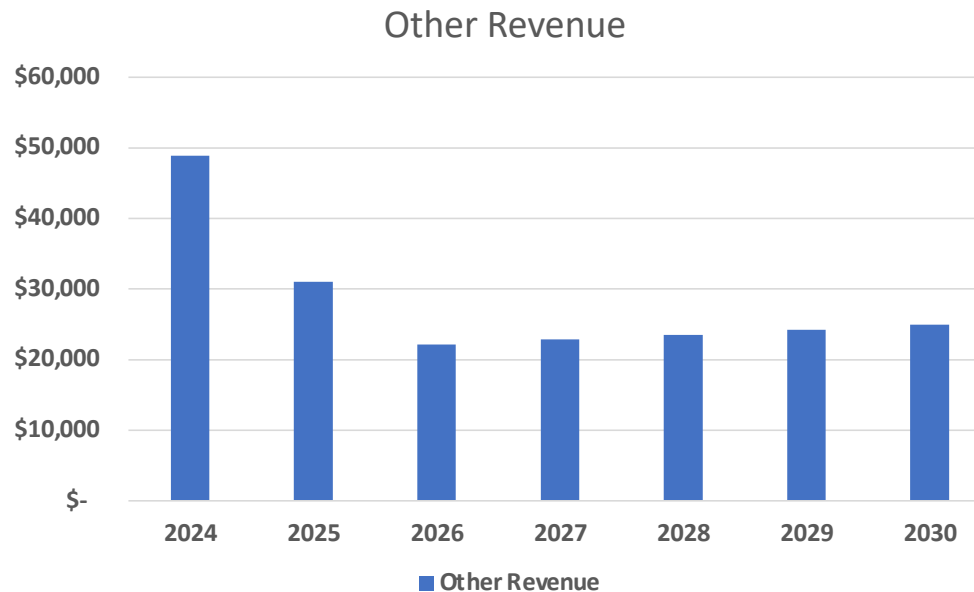
- Transfer from General Fund - \$75,000 (20.0%)
 - General Fund support for street operations
 - Ensures adequate funding for essential services



Street Fund – Revenue Overview



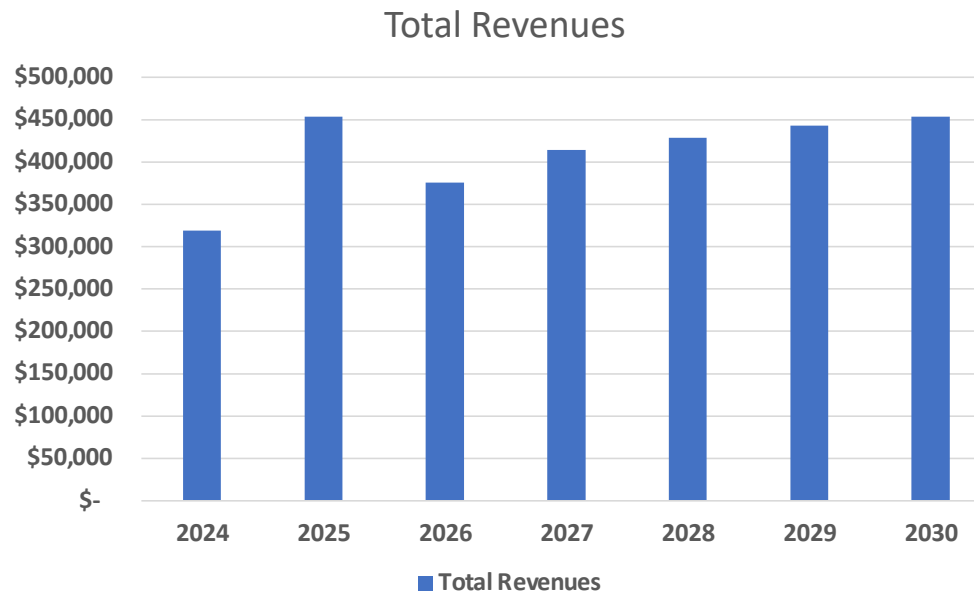
- Other Revenues - \$15,973 (4.2%) – 2024 includes Insurance Recoveries
 - Multimodal Transportation Account: \$6,106
 - Interest earnings: \$10,340
 - Street permits and inspections: \$3,864



Street Fund – Revenue Overview



- Total Revenues



Street Fund – Expense Overview



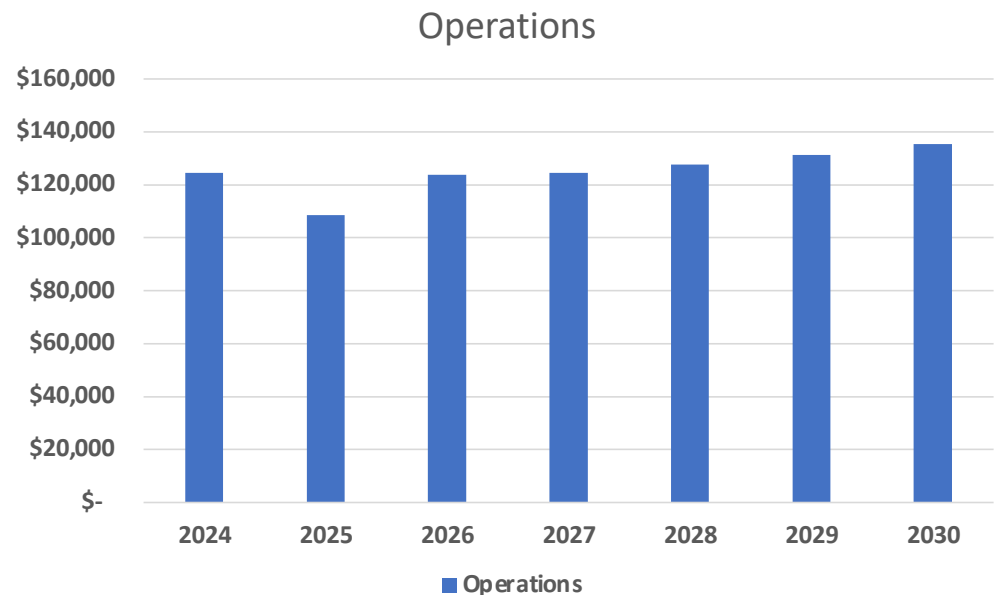
- Personnel Costs - \$285,819 (69.8%)
- The largest component supports our public works team, responsible for:
 - Street maintenance and repairs
 - Snow and ice control
 - Traffic control device maintenance
 - Right-of-way management
 - Sidewalk repairs
 - Equipment operation



Street Fund – Expense Overview



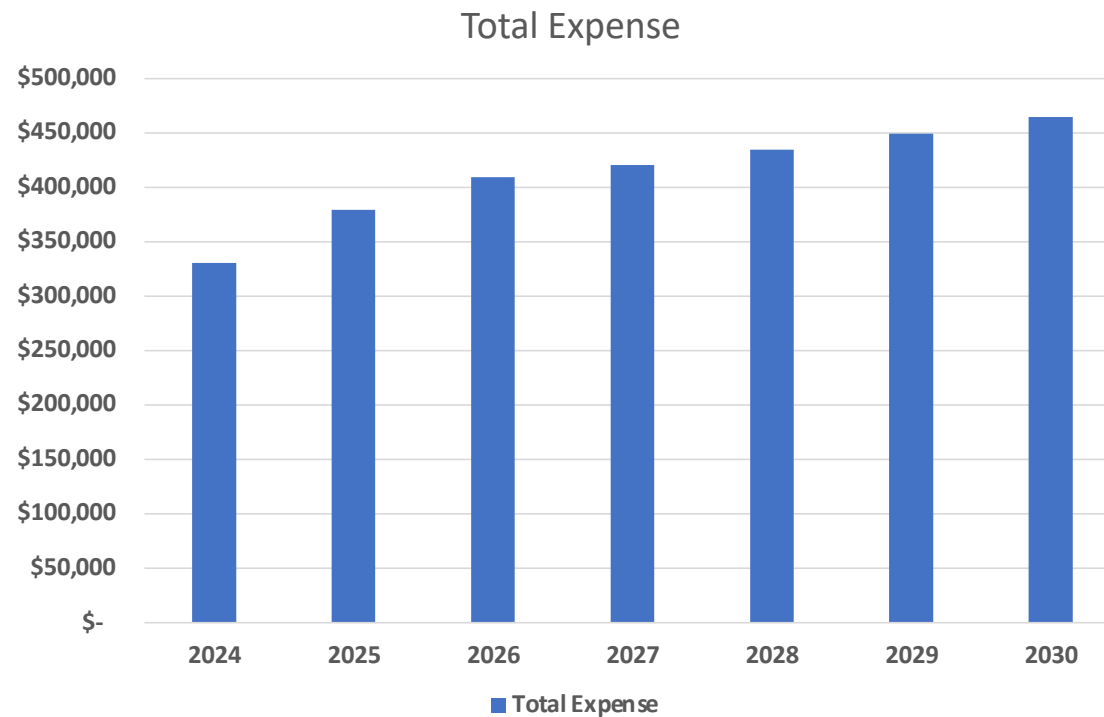
- Street Lighting - \$36,774 (9.0%)
 - PUD electrical costs for citywide street lighting
 - Essential for public safety and visibility
- Street Maintenance Operations:
 - Street Striping: \$13,500
 - Repairs & Maintenance: \$13,407
 - Insurance: \$13,273
 - Operating Supplies: \$10,322
 - Traffic Control Devices: \$7,000
 - Shoulder Brush Mowing: \$5,500
 - BIAS Professional Services: \$5,335
 - Fuel: \$5,106
 - Small Tools & Equipment: \$3,309
 - Snow & Ice Control: \$2,070
 - Sidewalk Repairs: \$2,070



Street Fund – Expense Overview



- Total Street Expense



Street CIF Fund – Revenue Overview



- The City applied for significant Transportation Improvement Board (TIB) grants for 2026:
 - TIB Grant - 2026 Overlay Program: \$847,125
 - TIB Grant - Pedestrian Improvement: \$59,583
 - TIB Grant - Crack Seal Program: \$59,400
 - LID Grant - Indiana Green Decorative Lights: \$58,400

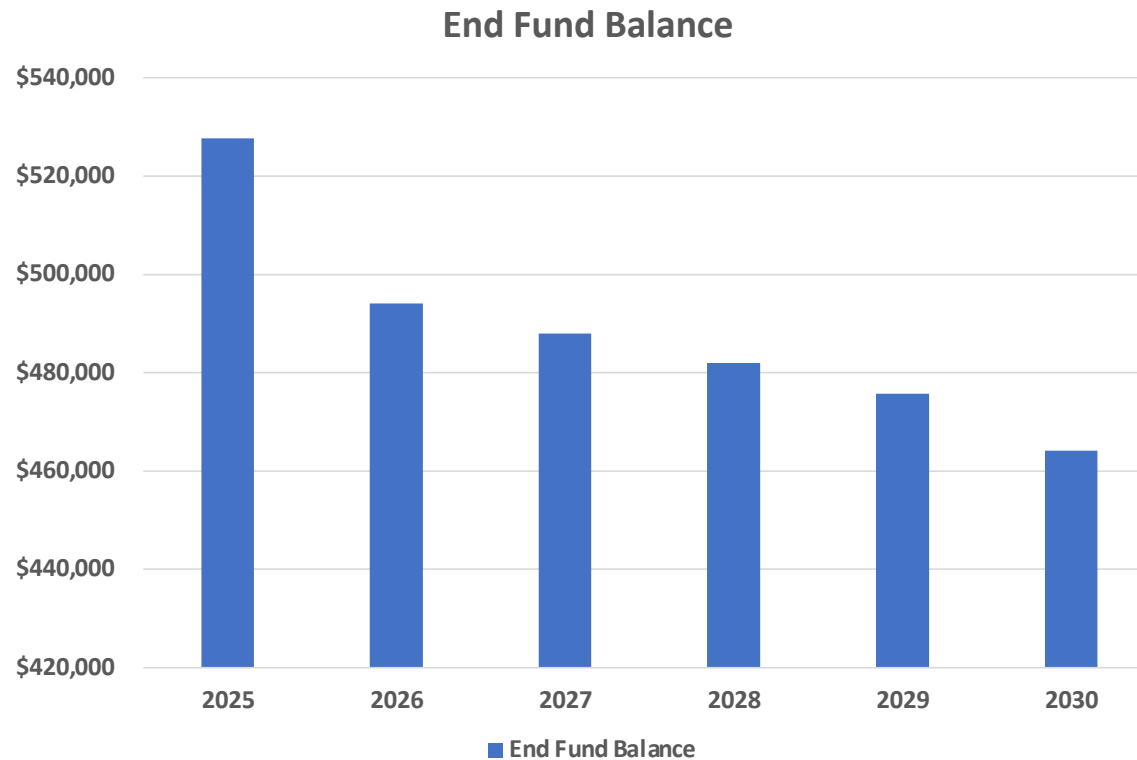
- Local Funding Sources - \$204,195 (16.6%)
 - Transfer from General Fund: \$150,000
 - Developer Mitigation Fees: \$47,061
 - Interest Earnings: \$2,908
 - Beginning Balance: \$4,226

Street CIF Fund – Expense Overview

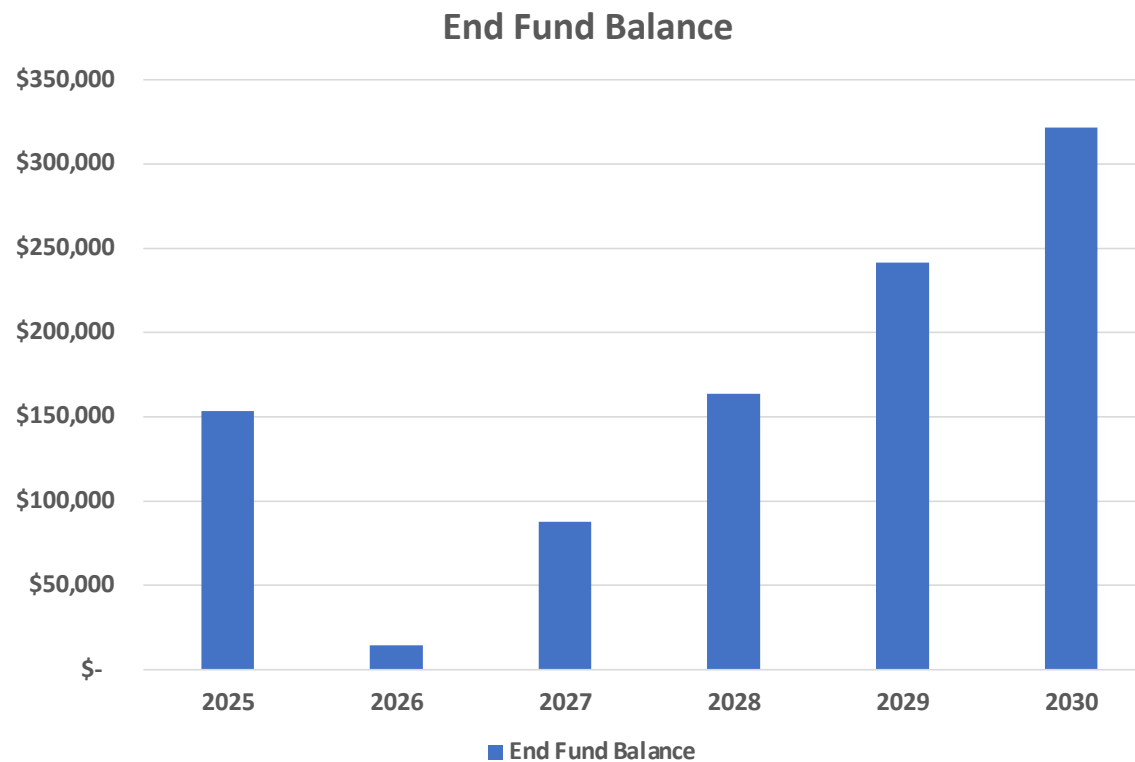


- 1. TIB Grant - 2026 Overlay Program - \$941,250
 - Grant Funding: \$847,125 (90% funded)
 - Local Match: \$94,125
 - Purpose: Major street overlay/resurfacing program extending pavement life 15-20 years
- 2. Pedestrian Improvement (Granite Ave & 100th St) - \$110,000
 - Grant Funding: \$59,583 (54% funded)
 - Local Match: \$50,417
 - Purpose: Enhanced crosswalks, ADA compliance, pedestrian safety features
- 3. Indiana Green Decorative Lights - \$73,000
 - Grant Funding: \$58,400 (80% funded)
 - Local Match: \$14,600
 - Purpose: Downtown streetscape enhancement, pedestrian-scale lighting, economic development support
- 4. TIB Grant - 2026 Crack Seal Program - \$66,000
 - Grant Funding: \$59,400 (90% funded)
 - Local Match: \$6,600
 - Purpose: Cost-effective preventive pavement maintenance extending street life
- 5. Professional Services - Engineering - \$1,000
 - Project management and engineering support

Street Fund – End Fund Balance



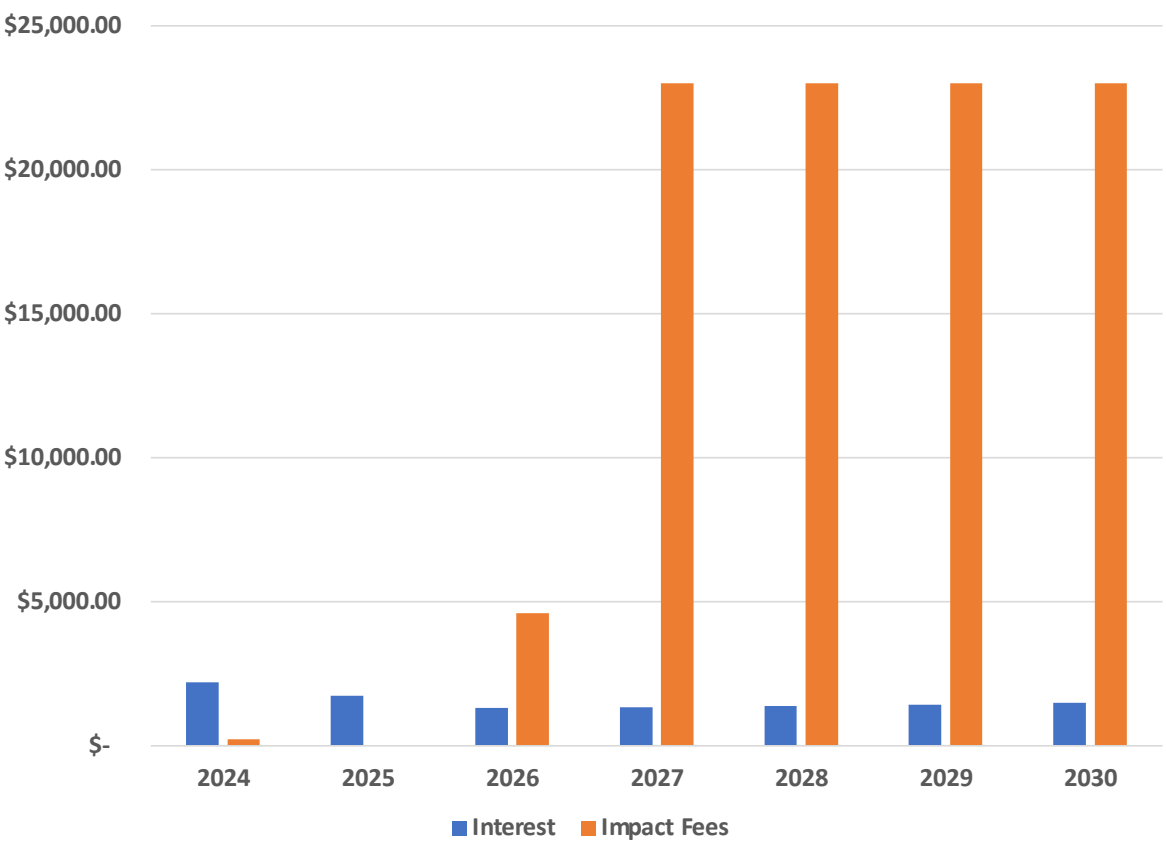
CIF Streets Fund – End Fund Balance



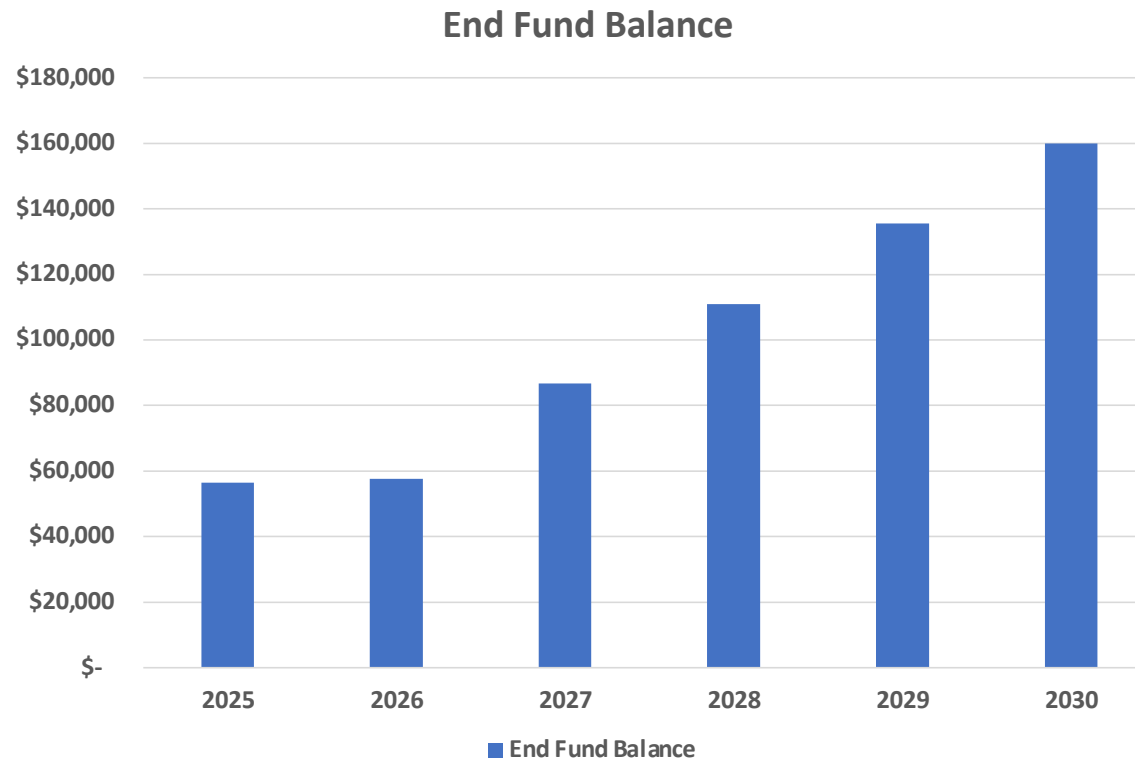
Park Impact Fees Fund – Revenue Overview



- Interest with future impact fees



Park Impact Fund – End Fund Balance



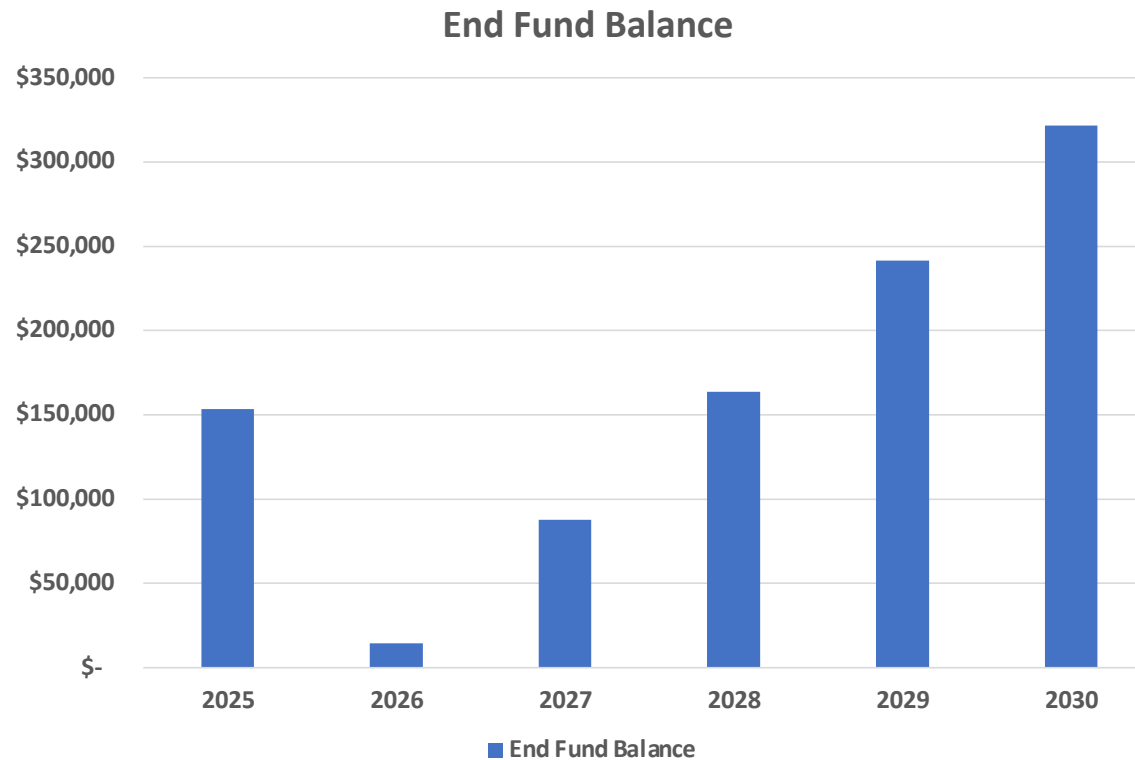
Community Events, Arts, & Rec. Fund – Revenue Overview



- Total Revenues – transfers from Passports



Community Fund – End Fund Balance



Expense
2026 \$200,000 Legion Park

Alternate Route Fund – Overview



The Arterial/Alternate Route Capital Improvement Fund is funded by developer traffic mitigation fees (40% share) to support regional transportation improvements.

- Collects 40% share of developer traffic mitigation fees
- Funds City's local match for Snohomish County arterial projects

2026 Revenue Sources:

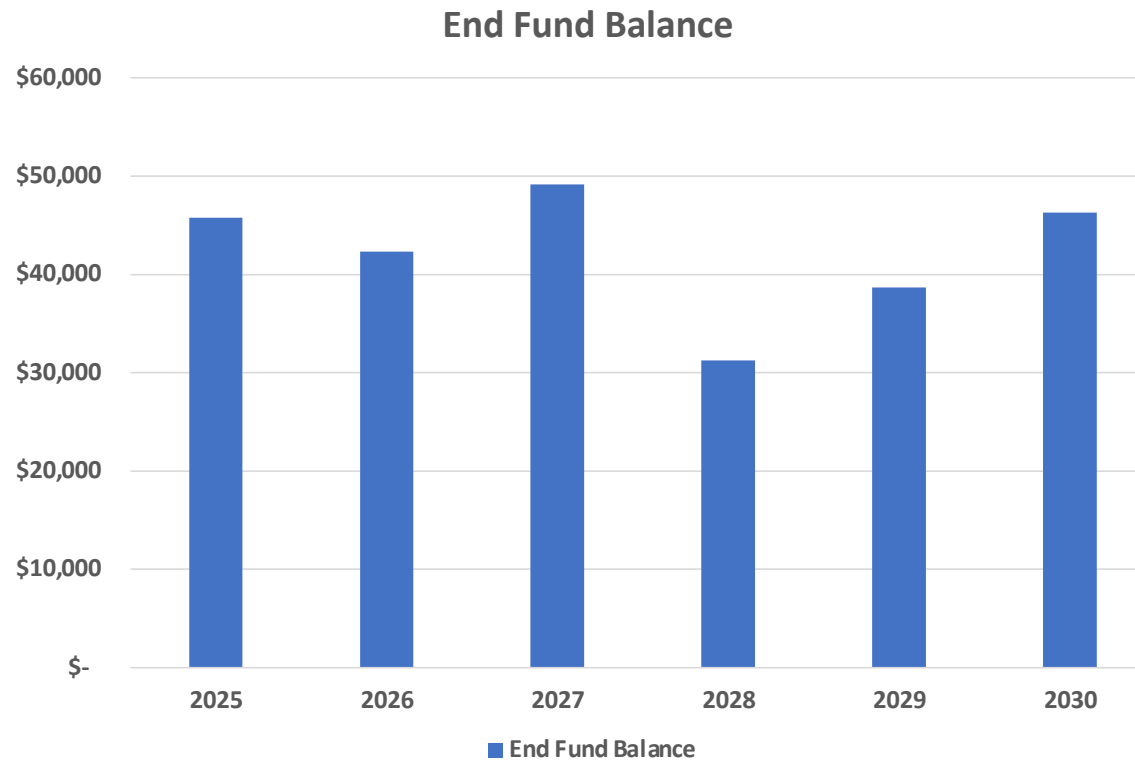
- Developer mitigation (40% share): \$6,343
- Mining mitigation (40% share): \$24,643
- Investment interest: \$584

2026 Expenditure:

- City Share - Snohomish County Arterial Projects: \$35,000

2026 End Fund Balance \$42,332

CIF Alt. Rte Fund – End Fund Balance



Capital Improvement Fund – Overview



2026 Revenue Sources:

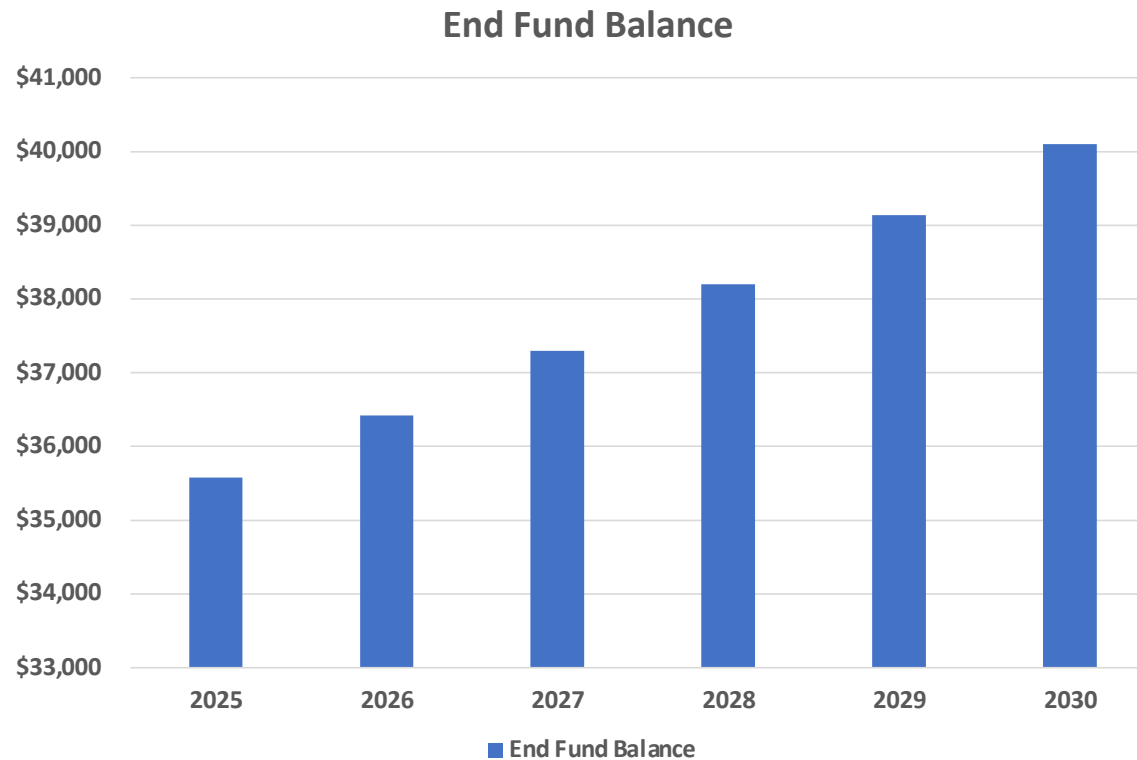
- Transfer from General Fund: \$1,020,000 (96.6%)
- Investment interest: \$849
- Beginning balance: \$35,575

2026 Major Project

- Land Acquisition for Community Facilities - \$1,020,000

2026 End Fund Balance \$36,424

CIF Fund – End Fund Balance



REET Capital Improvement Fund – Overview



The REET Capital Improvement Fund is funded by dedicated Real Estate Excise Taxes collected on property sales within city limits.

Revenue Structure:

- REET 1: 0.25% on first quarter (25%) of sales price = \$116,749
- REET 2: 0.25% on second quarter (25%) of sales price = \$116,749

REET revenues are restricted by state law to capital projects related to:

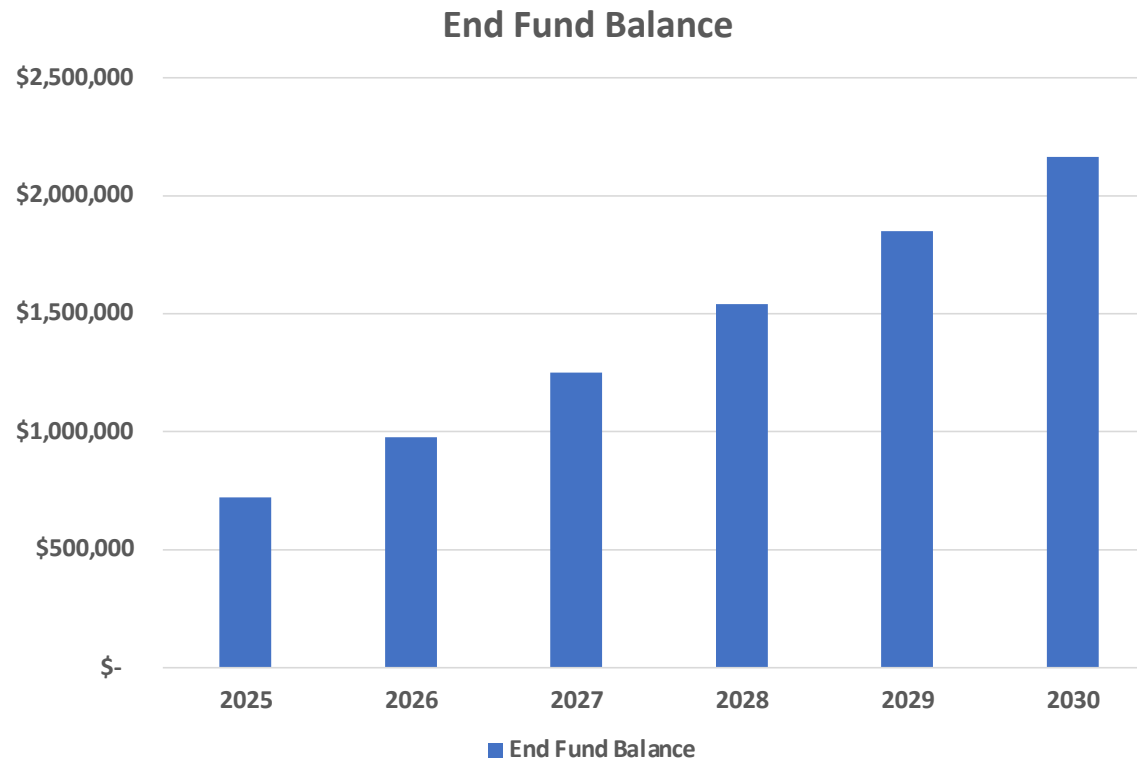
- Planning, land use, and permitting
- Housing and affordable housing initiatives
- Public works and infrastructure
- Parks, recreation facilities, and open space
- Government facilities and buildings

REET funds cannot be used for operating expenses or ongoing programs.

- 2026 - No Capital Expenditures Programmed.

2026 End Fund Balance \$977,839

REET CIF Fund – End Fund Balance



Water Fund – Overview

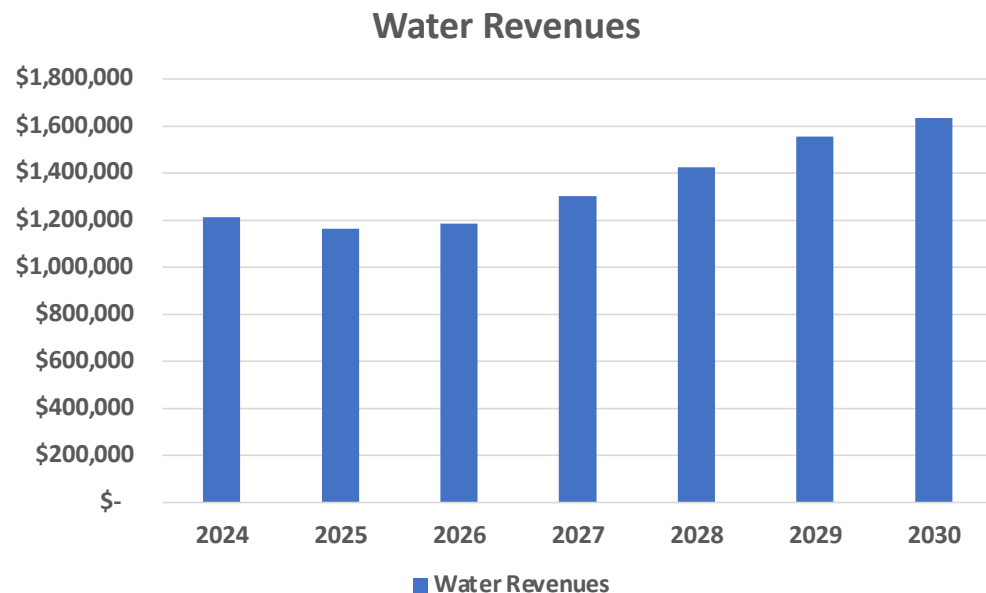


- The City of Granite Falls 2026 Water Utility budget totals \$3.1 million across both operating and capital improvement funds, ensuring reliable service delivery, system infrastructure improvements, and sustainable operations for our growing community.
- Combined Water Utility Budget Overview
 - Total Combined Budget: \$3,144,224
 - Operating Fund (401): \$1,766,453
 - Capital Improvement Fund (402): \$1,377,771
 - Total Expenditures: \$1,733,093
 - Combined Ending Fund Balance: \$1,411,131 (114.3% of operating expenditures)

Water Fund – Revenue Overview



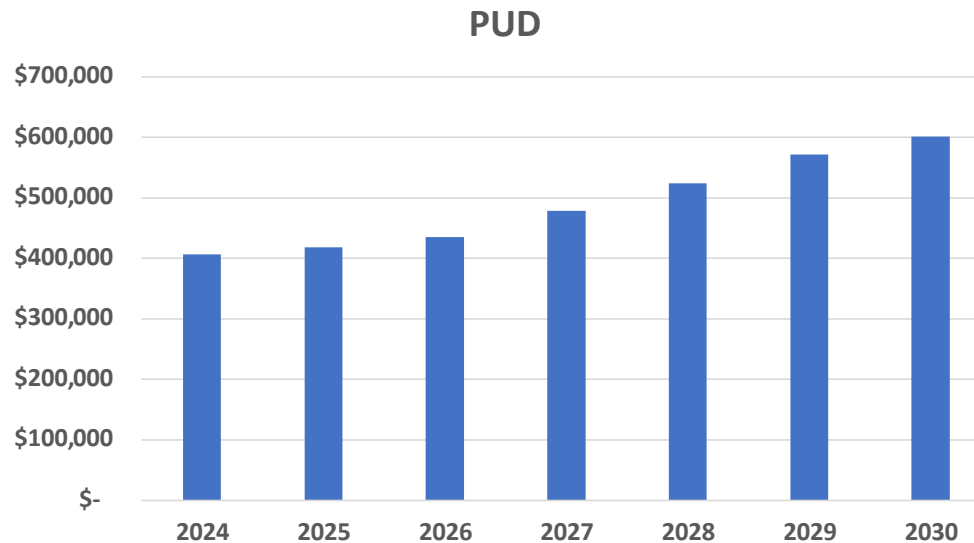
- Water Sales - \$1,140,124 (96.0%); +3.5% versus 2025
 - Monthly customer billings for water consumption
 - Rates set to cover PUD water purchase, operations, and capital needs
 - Late Fees - \$22,967 (1.9%)
 - Interest Earnings - \$17,745 (1.5%)
 - Reconnect Fees - \$4,814 (0.4%)
 - Other Revenues - \$2,062 (0.2%)



Water Fund – Expense Overview



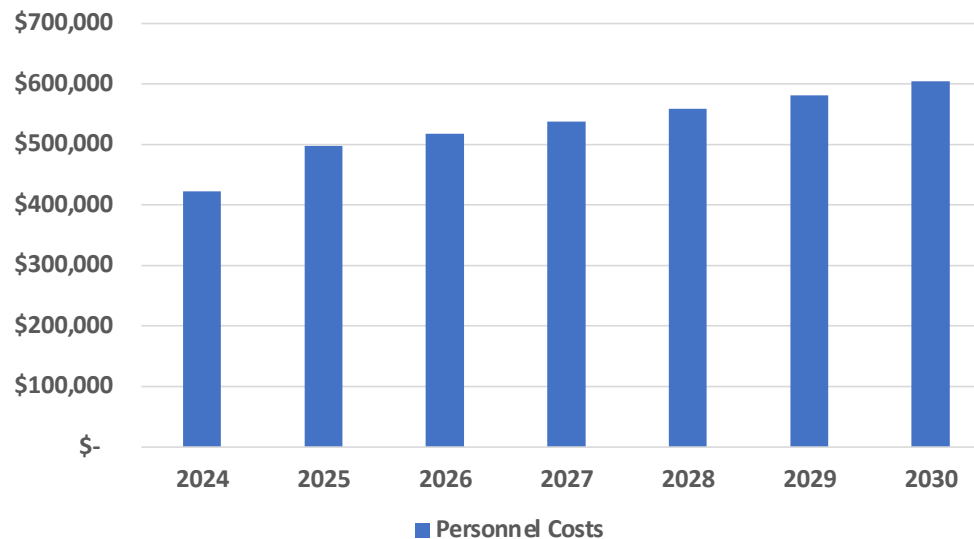
- Water System Structure - Wholesale Purchase Model
- The City operates a retail water distribution system purchasing wholesale water from Snohomish County Public Utility District (PUD):
 - No city-owned operating water source or wells
 - PUD provides treated, potable water at wholesale rates
 - City operates distribution system, meters, billing, and customer service
 - PUD water purchase: \$435,409 (35% of operating budget)



Water Fund – Expense Overview



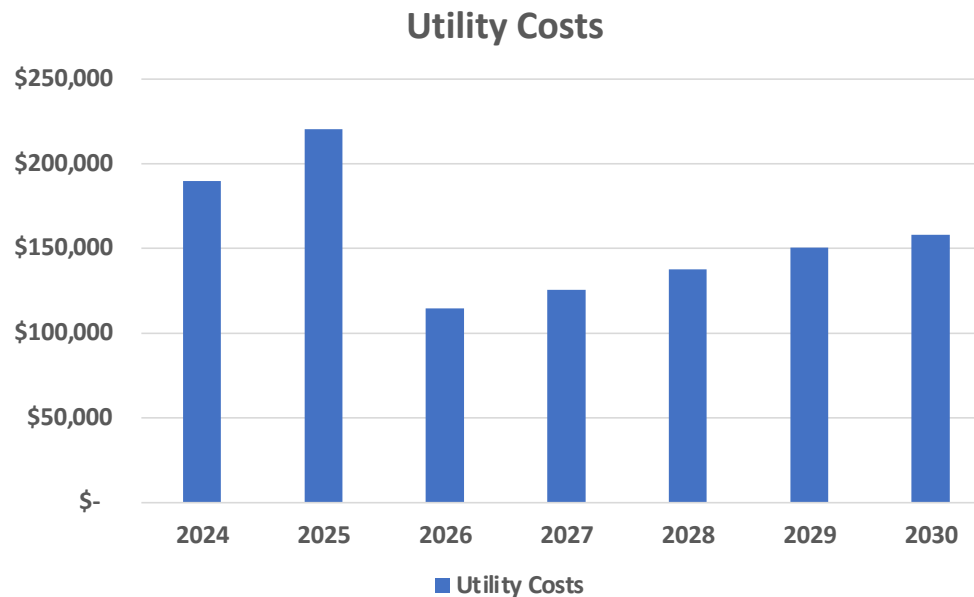
- Personnel Costs - \$518,086 (42.0%)
 - System operations and maintenance
 - Meter reading and customer service
 - Distribution system repairs
 - Emergency response and leak repair
 - Regulatory compliance and billing



Water Fund – Expense Overview



- Utility Tax to General Fund - \$114,494 (9.3%)
 - 10% utility tax (reduced from 20% in 2026)
 - Supports general municipal services



Water Fund – Expense Overview



- DOR Excise Tax - \$54,523 (4.4%)
 - State-mandated tax on utility revenues

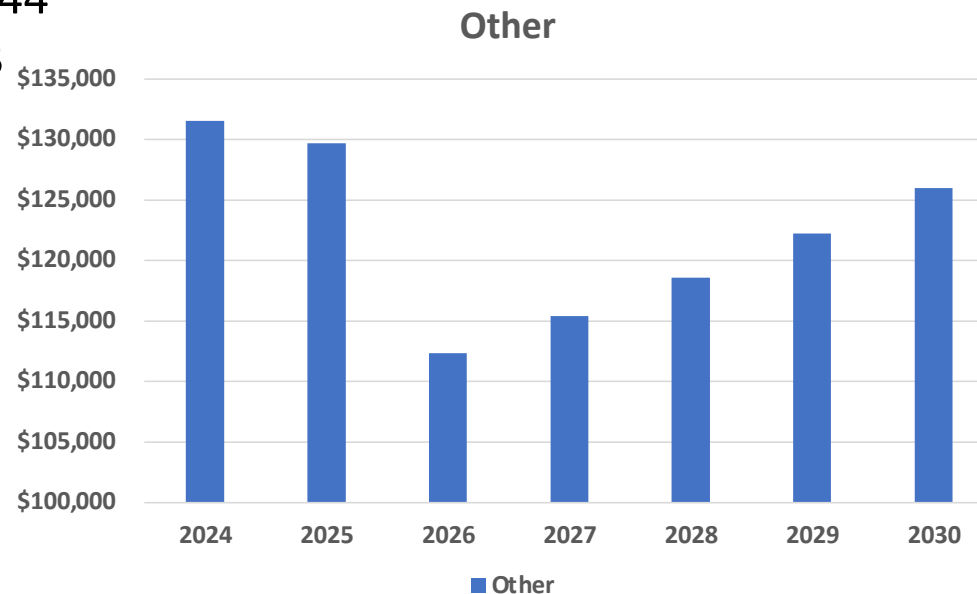


Water Fund – Expense Overview



- Other Major Expenditures:
 - Professional Services: \$27,959
 - Repairs & Maintenance: \$16,200
 - Service Charges: \$16,000
 - Software & Support: \$10,544
 - Operating Supplies: \$9,823
 - Insurance: \$9,464

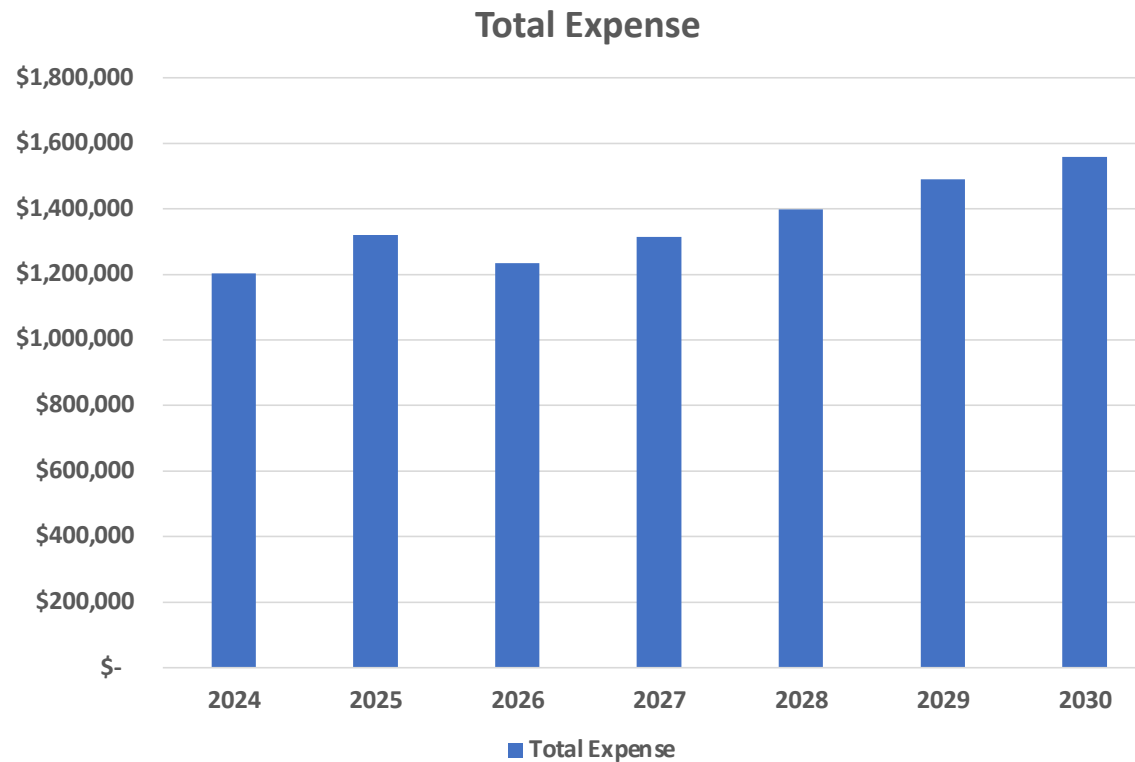
- 2025 end PWAF loan \$26K



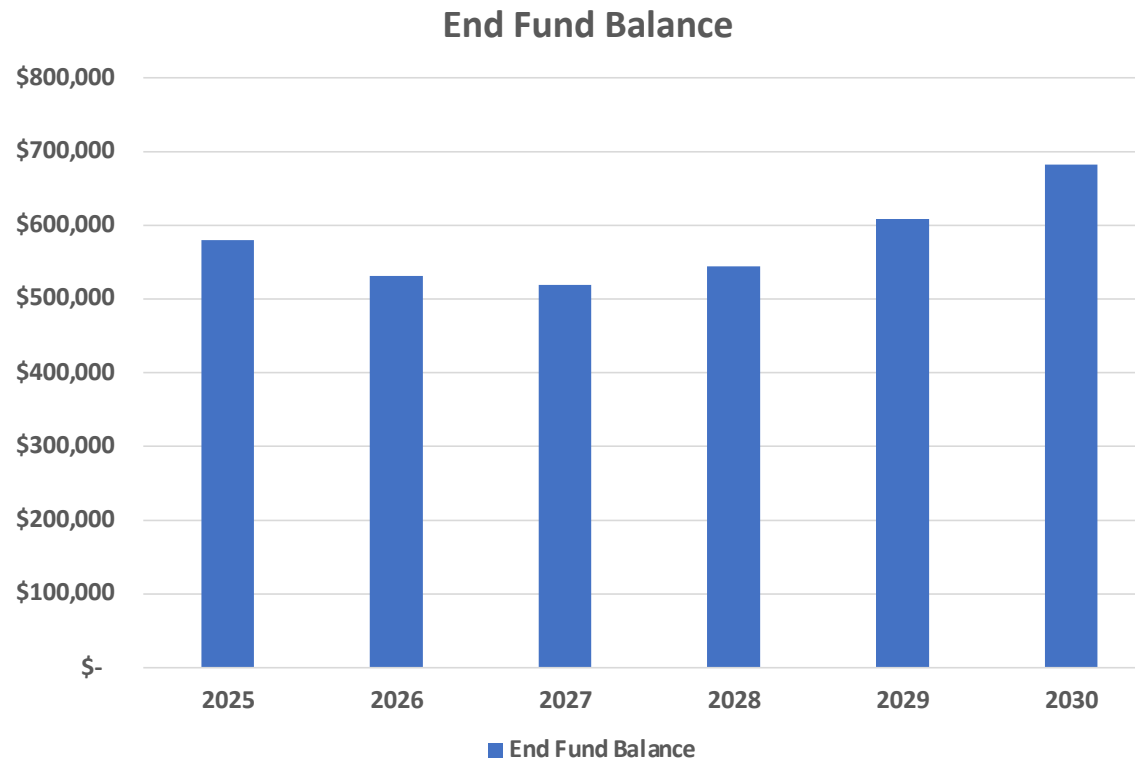
Water Fund – Expense Overview



- Total Expense



Water Fund – End Fund Balance



Water CIF – Revenue Overview



Revenue Sources

- General Facilities Charges (Impact Fees) \$212,687 (70.1%)
 - Development impact fees funding growth-related infrastructure
 - One-time charges at building permit issuance
 - Ensures growth pays for infrastructure impacts
- CIF Water Sales (Surcharge) \$46,970 (15.5%)
 - Capital facilities surcharge on monthly water bills
 - Dedicated funding for capital improvements
- Investment Interest \$43,661 (14.4%)
 - Interest on \$1.1M beginning balance
 - Provides “free” capital funding without rate increases

Water CIF – Expense Overview



Capital Projects - \$420K

- Water Line Replacement - Kentucky/Indiana - \$410,000
 - Water main replacement on Kentucky and Indiana Streets
 - Aging pipe replacement improving reliability
 - Coordinated with stormwater LID project in same area
 - System capacity and pressure improvements

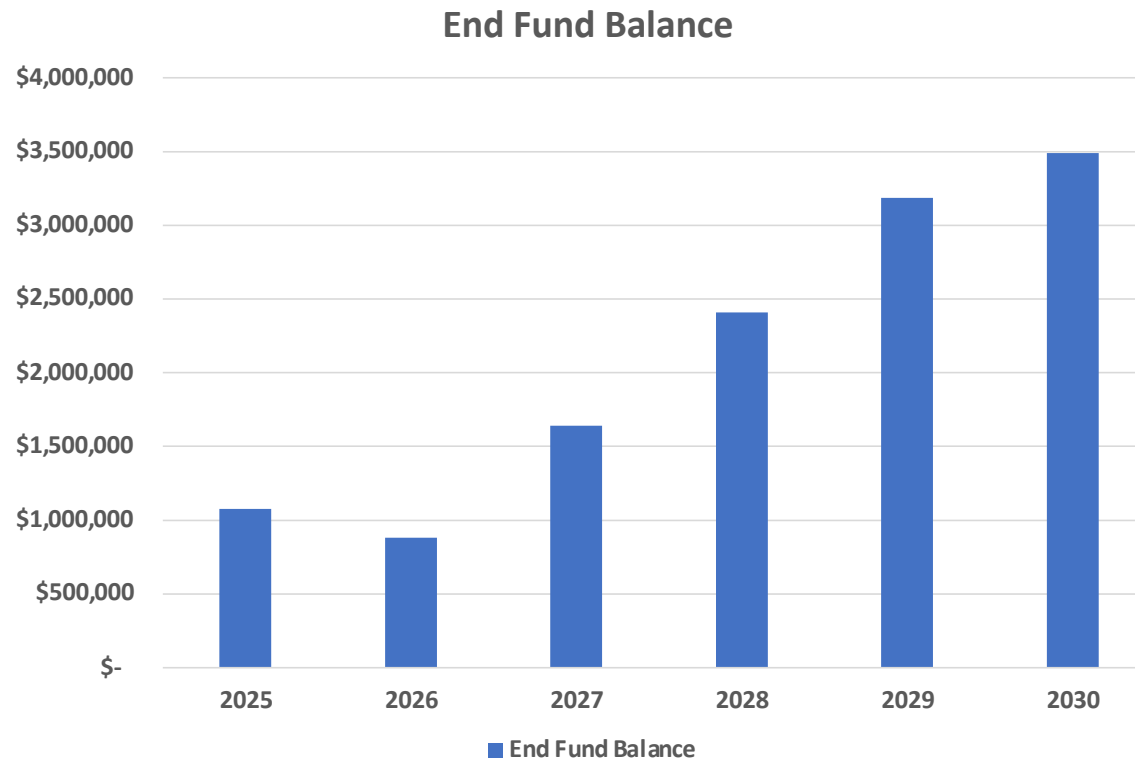
Meter Replacement Program - \$10,000

- Replacing aging and inaccurate meters
- Improving billing accuracy
- Reducing unaccounted-for water loss

GFC PUD - \$72,900

End Fund Balance: \$879,526

CIF Water Fund – End Fund Balance



Sewer Fund – Overview

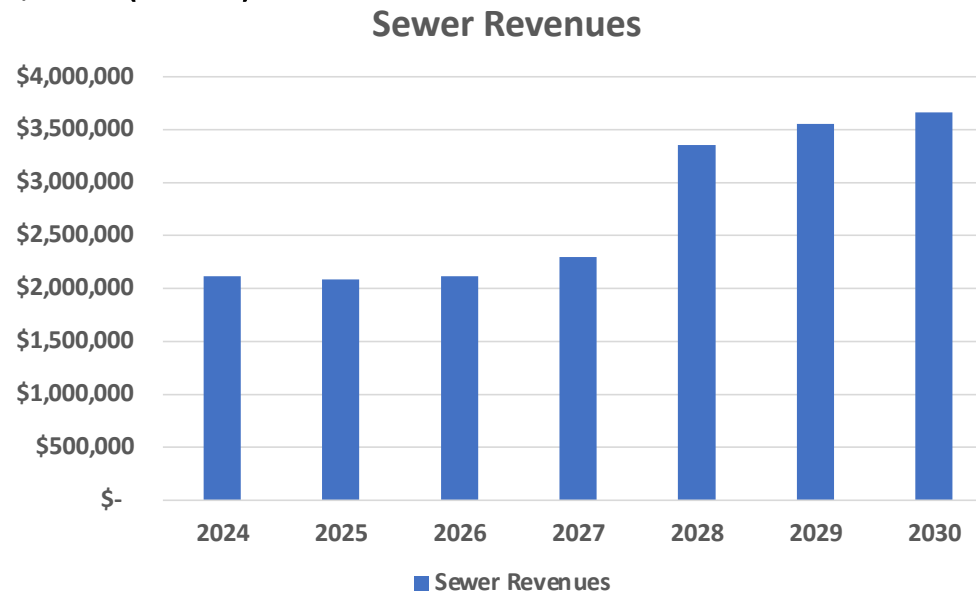


- The City of Granite Falls 2026 Sewer Utility budget totals \$8.0 million across both operating and capital improvement funds, ensuring reliable treatment plant operations, regulatory compliance, and long-term infrastructure sustainability.
- Combined Sewer Utility Budget Overview
 - Total Combined Budget: \$8,048,350
 - Operating Fund (403): \$4,425,142
 - Capital Improvement Fund (404): \$3,623,208
 - Total Expenditures: \$2,012,508
 - Combined Ending Fund Balance: \$6,035,842 (310.7% of operating expenditures)

Sewer Fund – Revenue Overview



- Sewer Charges - \$2,025,009 (95.8%) +2.5%
 - Monthly customer billings for wastewater service
- Interest Earnings - \$61,708 (2.9%)
 - Investment income on \$2.3M beginning fund balance
- Overage Charges - \$25,675 (1.2%)



Sewer Fund – Expense Overview



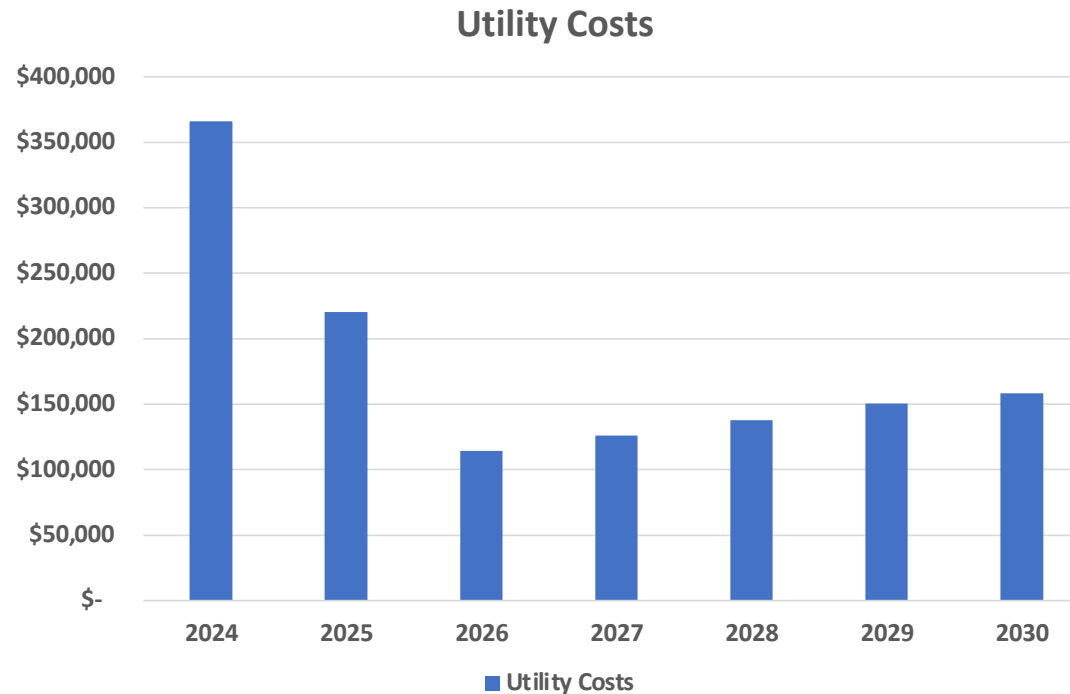
- Personnel Costs - \$1,021,416 (52.6%)
 - 24/7 treatment plant operations and monitoring
 - Certified wastewater treatment operators
 - Laboratory analysis and quality control
 - Maintenance, repairs, and regulatory compliance



Sewer Fund – Expense Overview



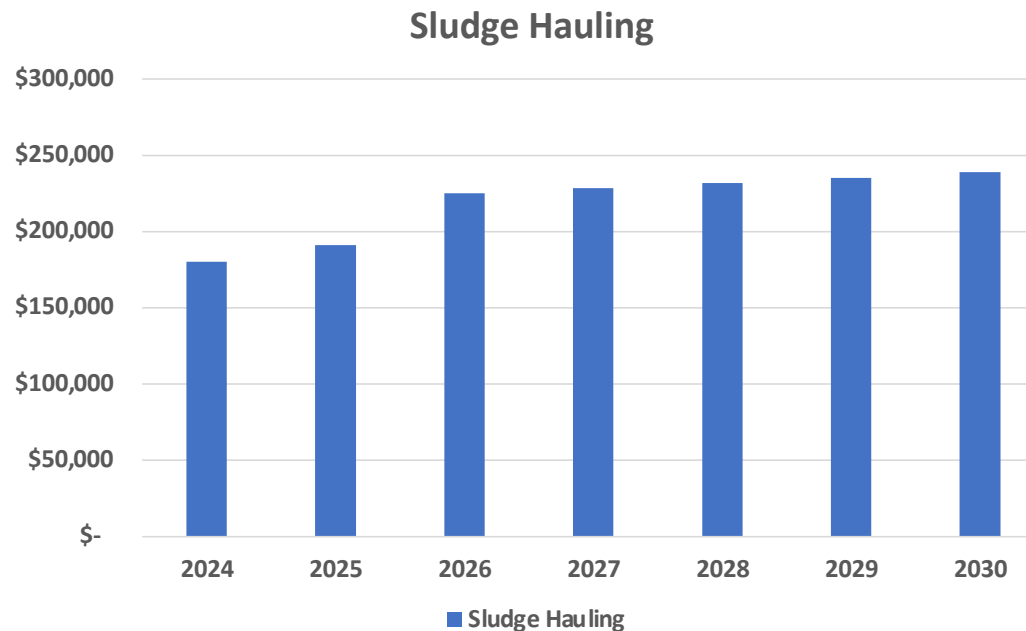
- 10% utility tax (reduced from 20% in 2026)



Sewer Fund – Expense Overview



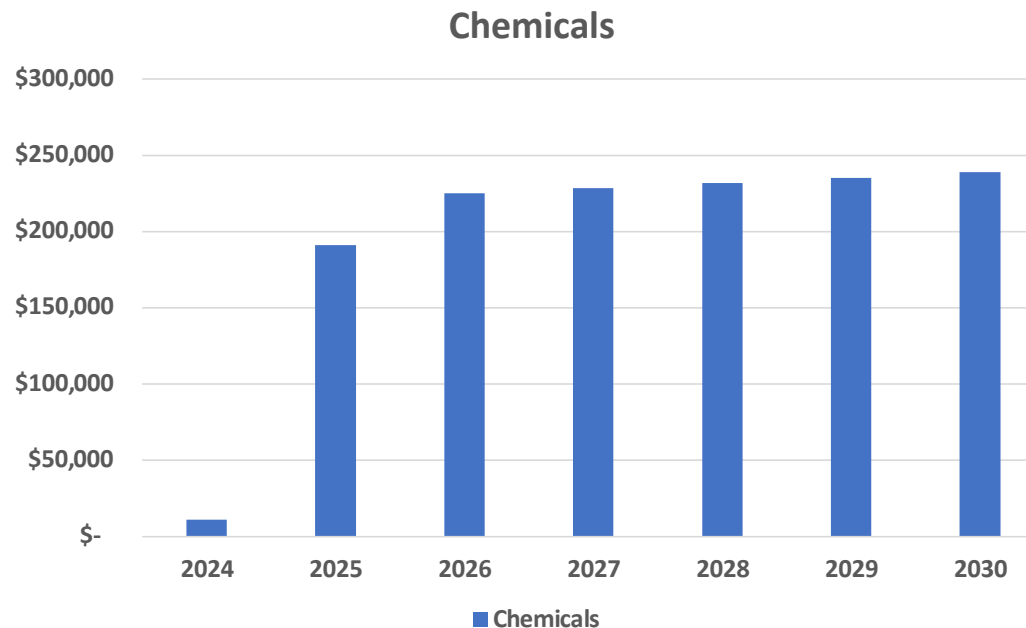
- Sludge Hauling/Disposal - \$225,000 (11.6%)
 - Biosolids management and disposal
 - EPA regulatory compliance requirement
 - Contracted hauling to approved disposal sites



Sewer Fund – Expense Overview



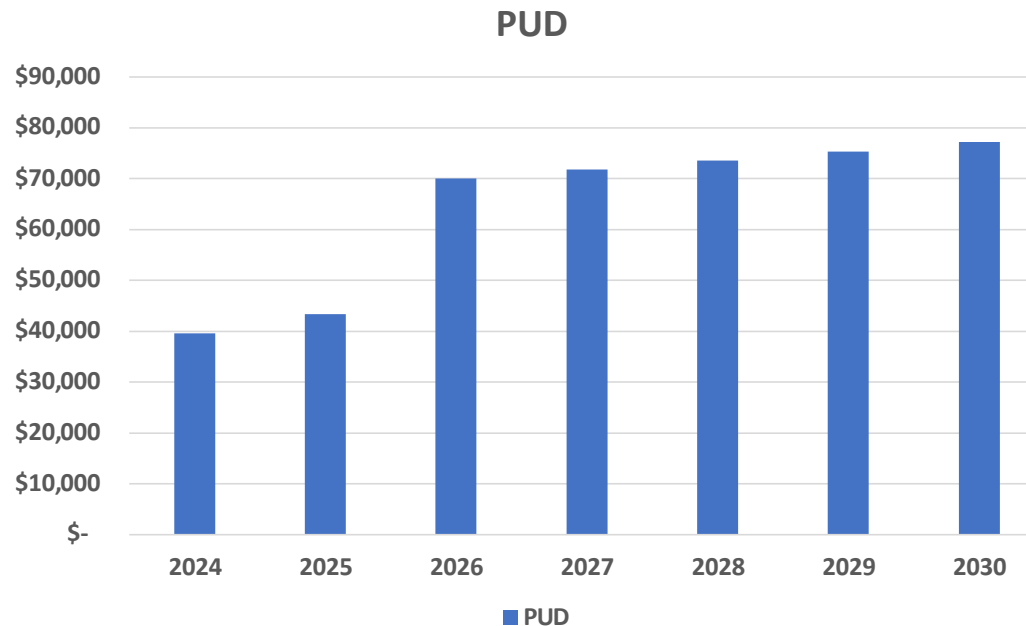
- Chemicals - \$85,000 (4.4%)
 - Coagulants, flocculants, disinfection chemicals
 - pH adjustment and polymer for biosolids
 - Essential for treatment and regulatory compliance



Sewer Fund – Expense Overview



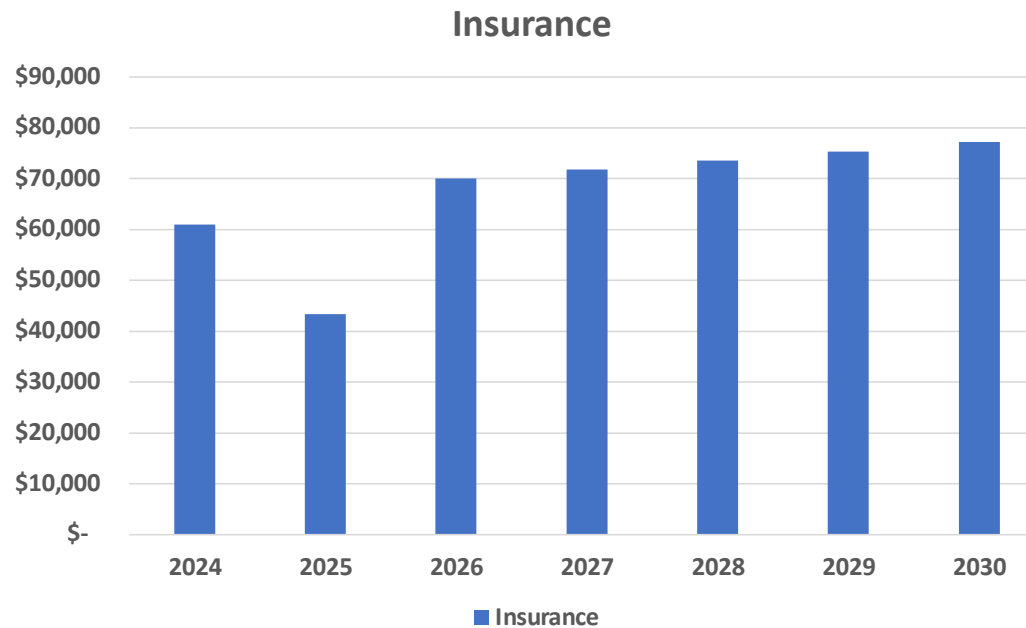
- WWTP Electrical (PUD) - \$70,000 (3.6%)
 - Pumps, blowers, and aeration system
 - Significant energy demand for treatment operations



Sewer Fund – Expense Overview



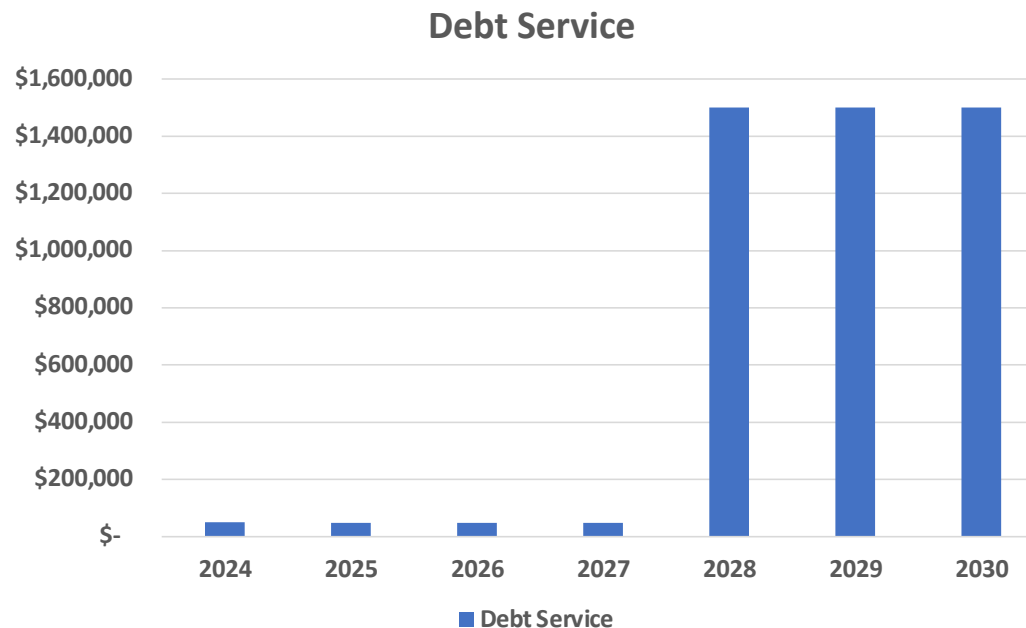
- Insurance - \$64,972 (3.3%)
 - Liability and property coverage
 - Environmental liability coverage



Sewer Fund – Expense Overview



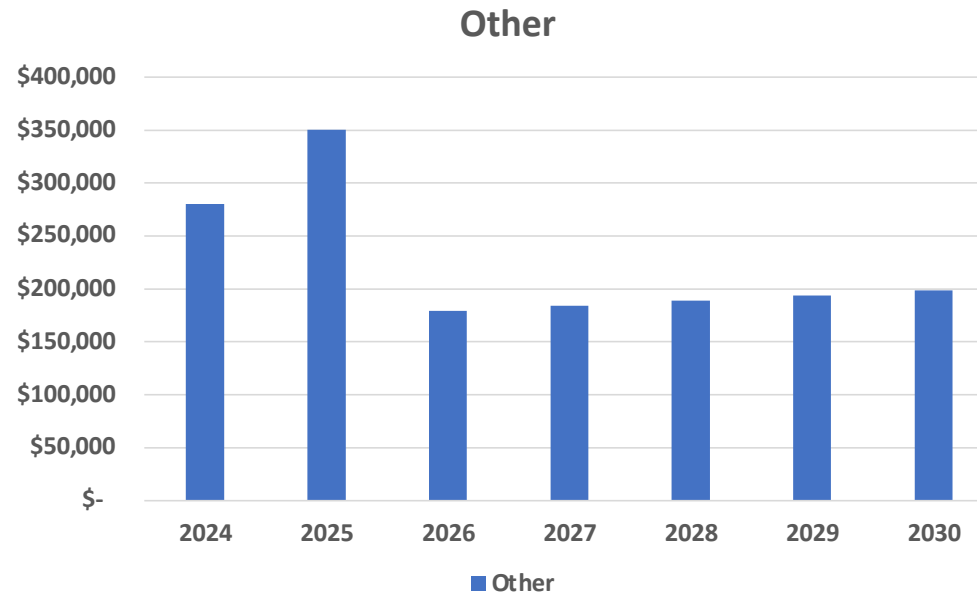
- Debt Service - \$49,315 (2.5%)
 - Principal: \$29,157 | Interest: \$20,158
 - WWTP or collection system improvement bonds
 - 2028 – 2030 Debt \$1,452,397



Sewer Fund – Expense Overview



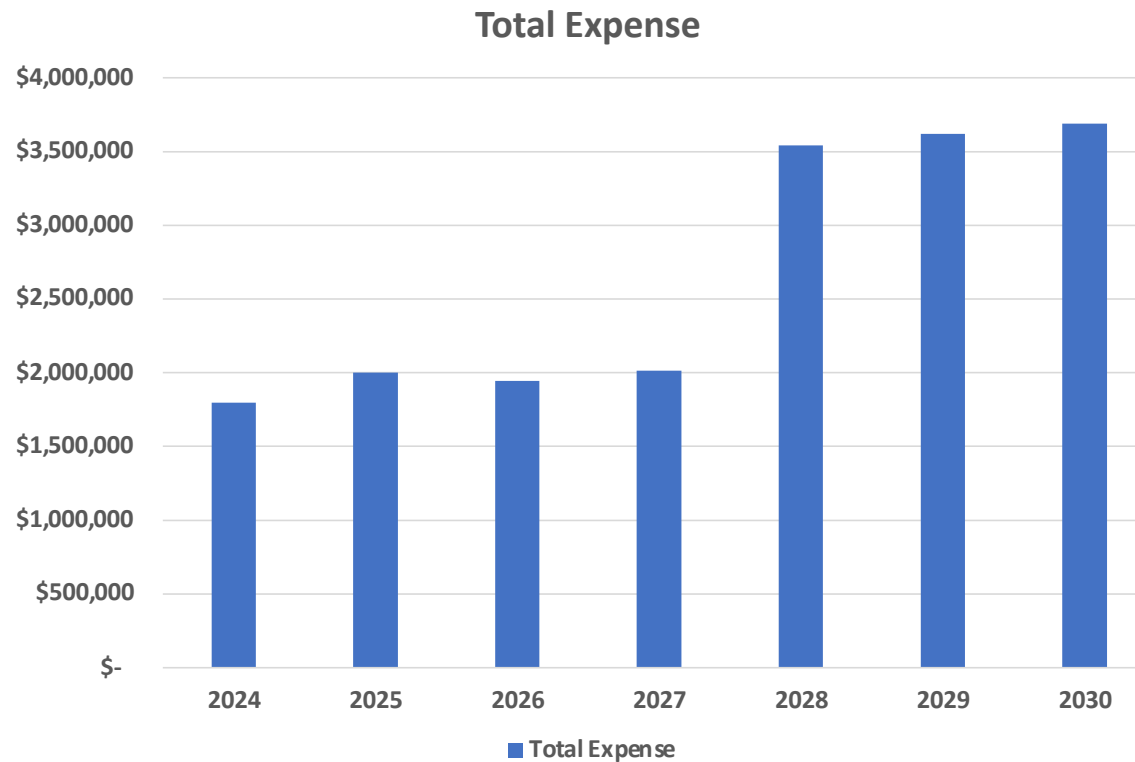
- Other Major Expenditures:
 - Professional Services: \$43,000
 - DOR Excise Tax: \$42,374
 - Repairs & Maintenance: \$35,000
 - Lab Testing: \$18,000



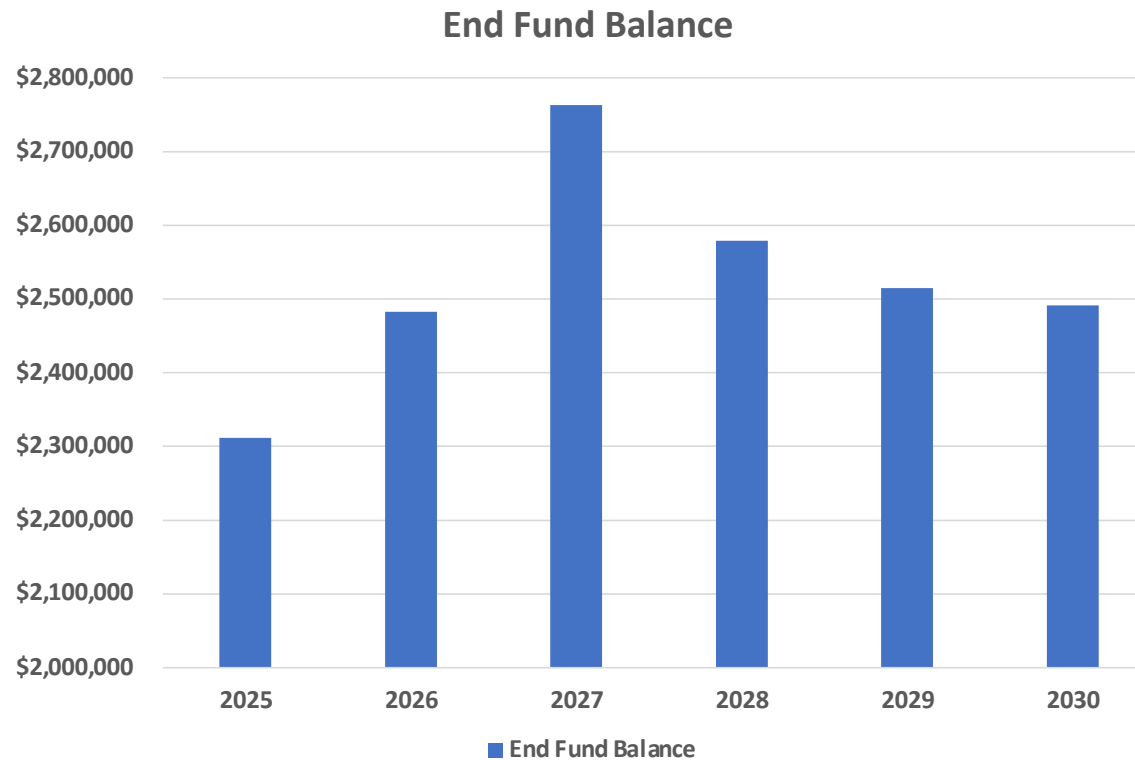
Sewer Fund – Expense Overview



- Total Expense



Sewer Fund – End Fund Balance



Sewer CIF – Revenue Overview



Revenue Sources

- Investment Interest - \$81,236 (10.1%)
 - \$3.55M fund balance generates over \$81K annually
- General Facilities Charges - \$720,000 (89.9%)
 - Minimal new development in 2026 (20 ERUs)
 - One-time charges for growth-related infrastructure

Sewer CIF – Expense Overview



Storage Shed - \$50,000

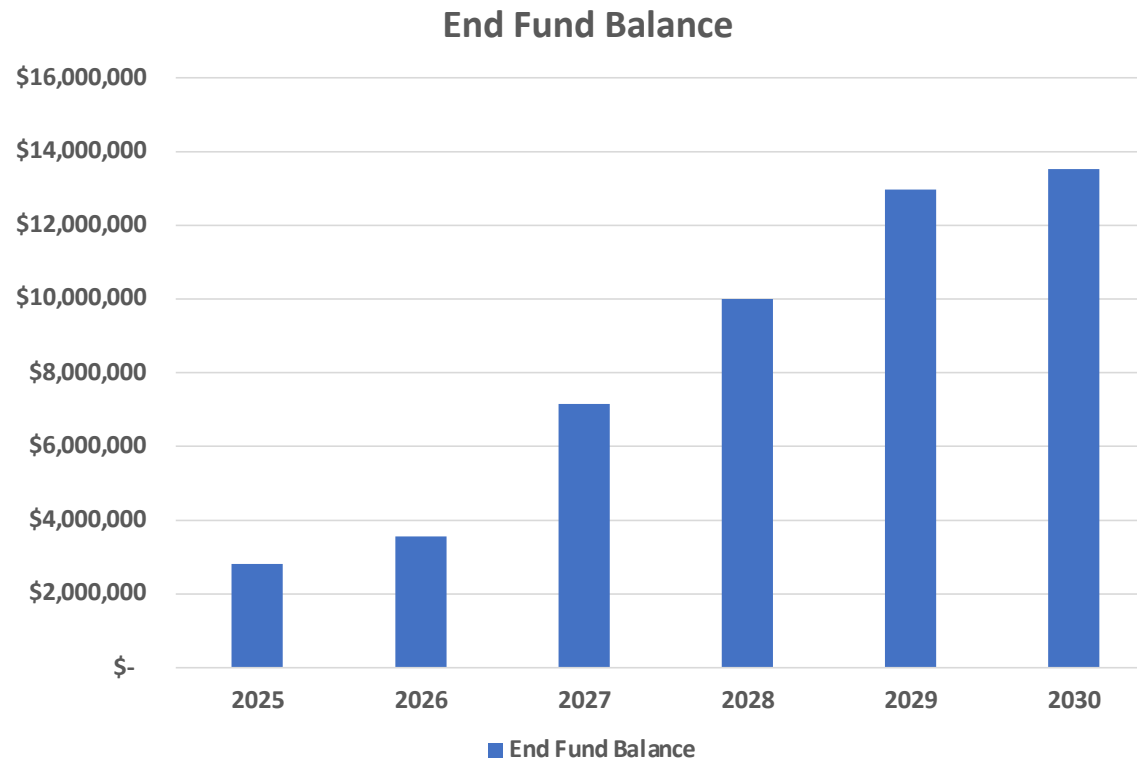
- Storage for equipment, parts, and materials
- Protection for valuable assets
- Improved organization and efficiency

Vehicle Replacement - \$20,000

- Replacement of aging utility vehicle
- Support for field operations and maintenance

End Fund Balance: \$3,553,208

CIF Sewer Fund – End Fund Balance



Storm Fund – Overview

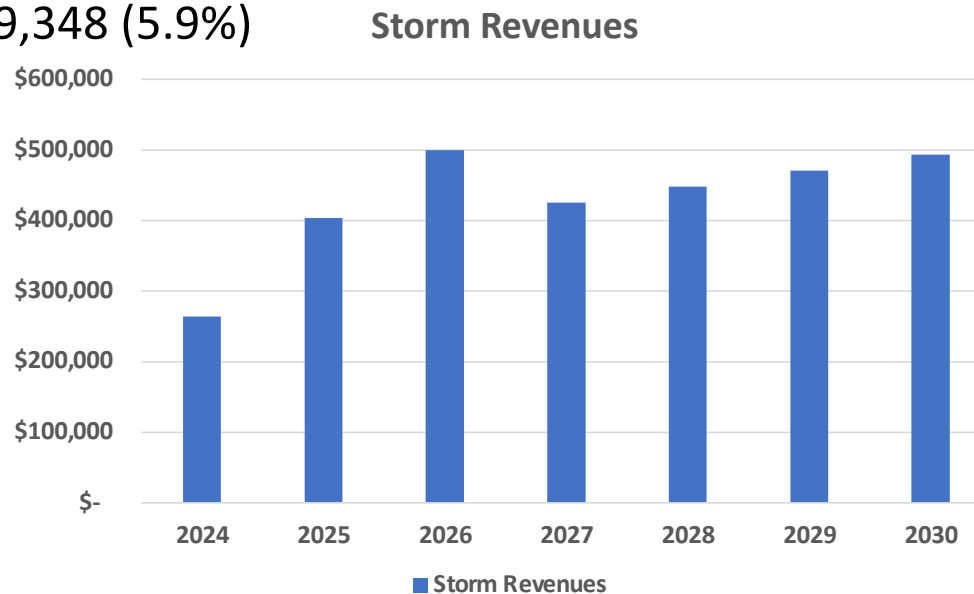


- The City of Granite Falls 2026 Stormwater Utility budget totals \$4.0 million across both operating and capital improvement funds, ensuring regulatory compliance, water quality protection, and major green infrastructure improvements through Low Impact Development (LID) retrofits.
- Combined Stormwater Utility Budget Overview
 - Total Combined Budget: \$4,025,519
 - Operating Fund (405): \$1,686,691
 - Capital Improvement Fund (406): \$2,338,828
 - Total Expenditures: \$2,188,447
 - Combined Ending Fund Balance: \$1,837,072 (740.9% of operating expenditures)

Storm Fund – Revenue Overview



- Storm Drainage Fees - \$350,694 (70.1%)
 - Monthly customer charges for stormwater service
- Ecology Grant - \$120,000 (24.0%)
 - Washington State Department of Ecology grant funding
 - Supports regulatory compliance activities
- Interest Earnings - \$29,348 (5.9%)



Storm Fund – Expense Overview



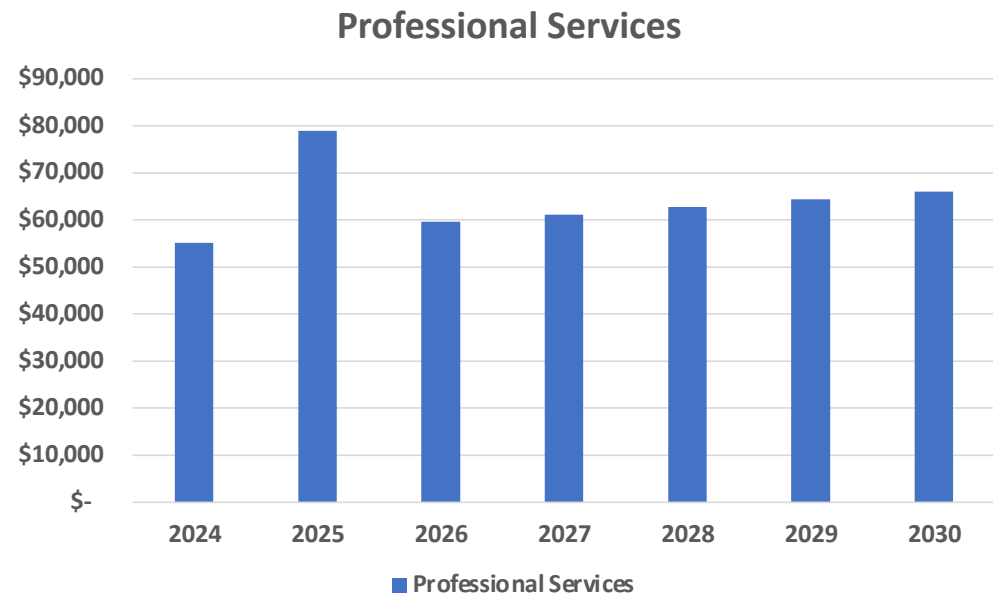
- Personnel Costs - \$138,685 (55.9%)
 - NPDES permit compliance and reporting
 - System inspection and maintenance
 - Water quality monitoring
 - Construction site inspections
 - IDDE investigations
 - Public education and outreach



Storm Fund – Expense Overview



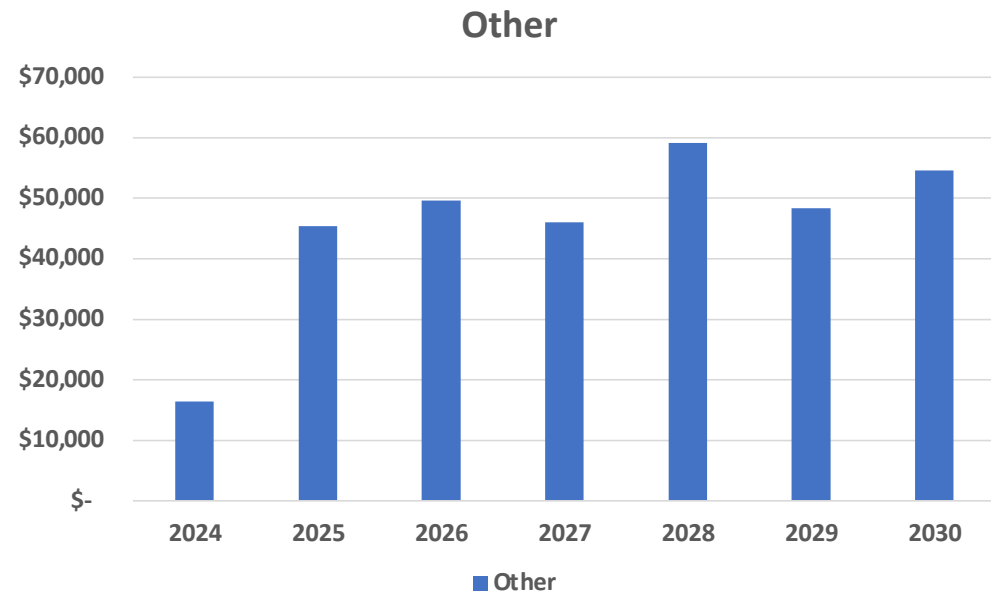
- Professional Services - \$59,261
 - Engineering services
 - Environmental consulting
 - Water quality monitoring
 - Regulatory compliance assistance
 - Grant administration



Storm Fund – Expense Overview



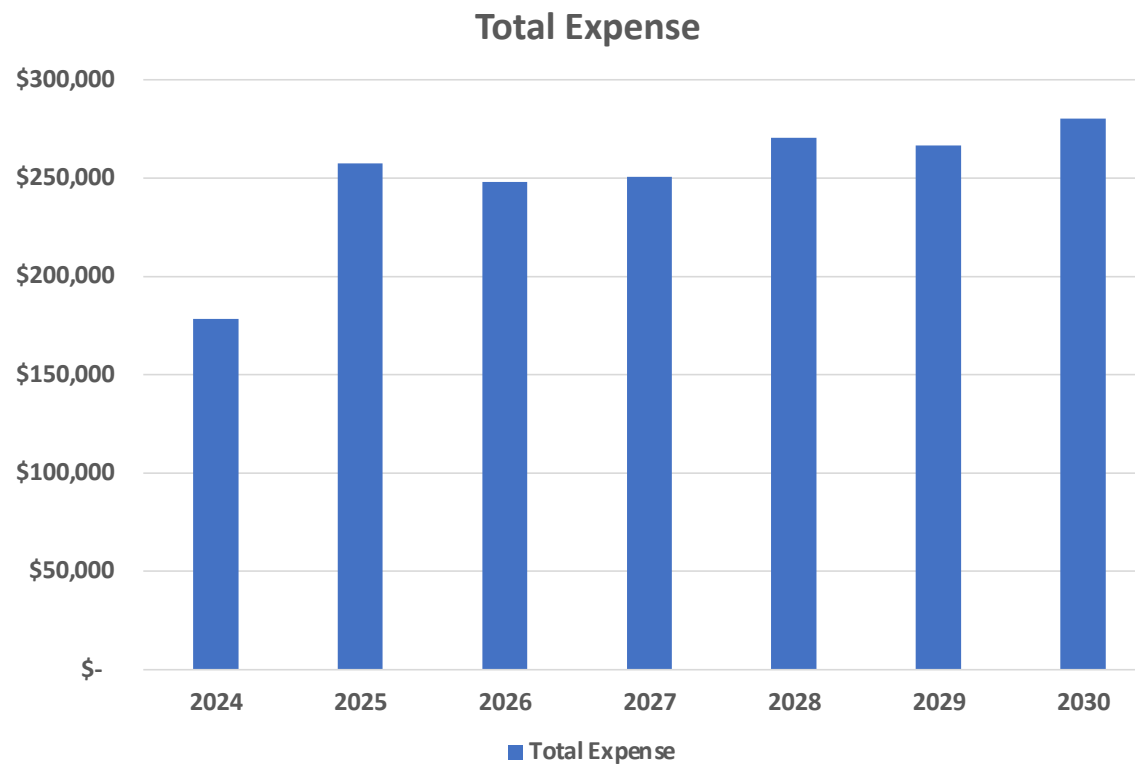
- Other Major Expenditures:
 - Insurance: \$12,220
 - Permits & Fees: \$8,733
 - Lab Testing: \$7,000
 - DOR Excise Tax: \$6,000
 - Software & Support: \$5,500
 - Utility Billing: \$4,500



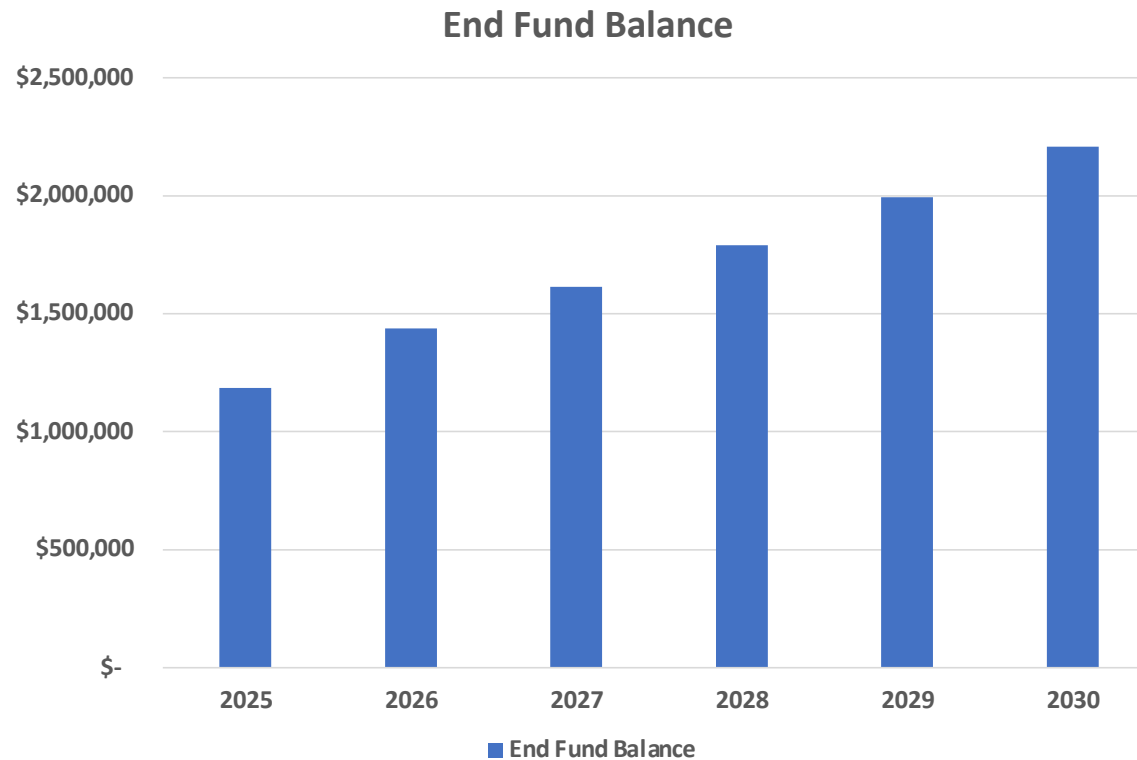
Storm Fund – Expense Overview



- Total Expense



Storm Fund – End Fund Balance



Storm CIF – Revenue Overview



Revenue Sources

- General Facilities Charges (Impact Fees) \$55,000 (3.2%)
 - Development impact fees funding growth-related infrastructure
 - One-time charges at building permit issuance
 - Ensures growth pays for infrastructure impacts
- LID Retrofit Indiana Kentucky WQC-2026-GraFal-00200 \$1,649,425 (95.7%)
- Investment Interest \$19,607 (1.1%)
 - Interest on \$615K beginning balance

Storm CIF – Expense Overview

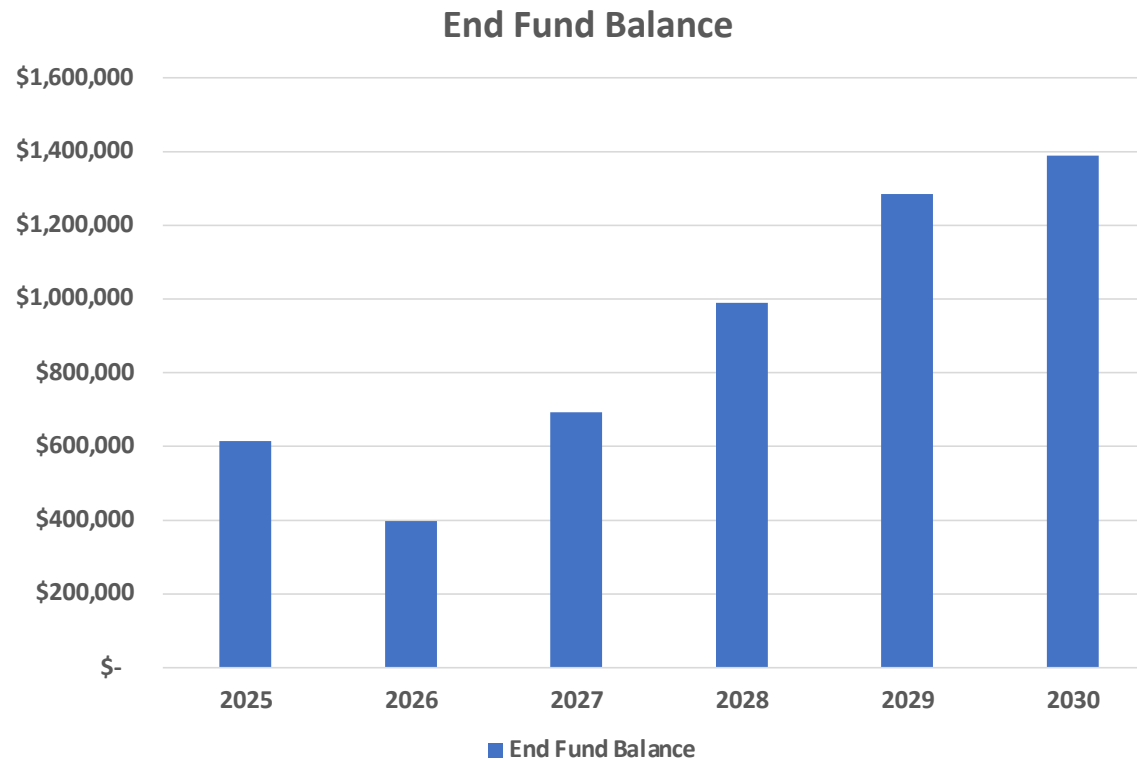


Capital Projects - \$1,940,500

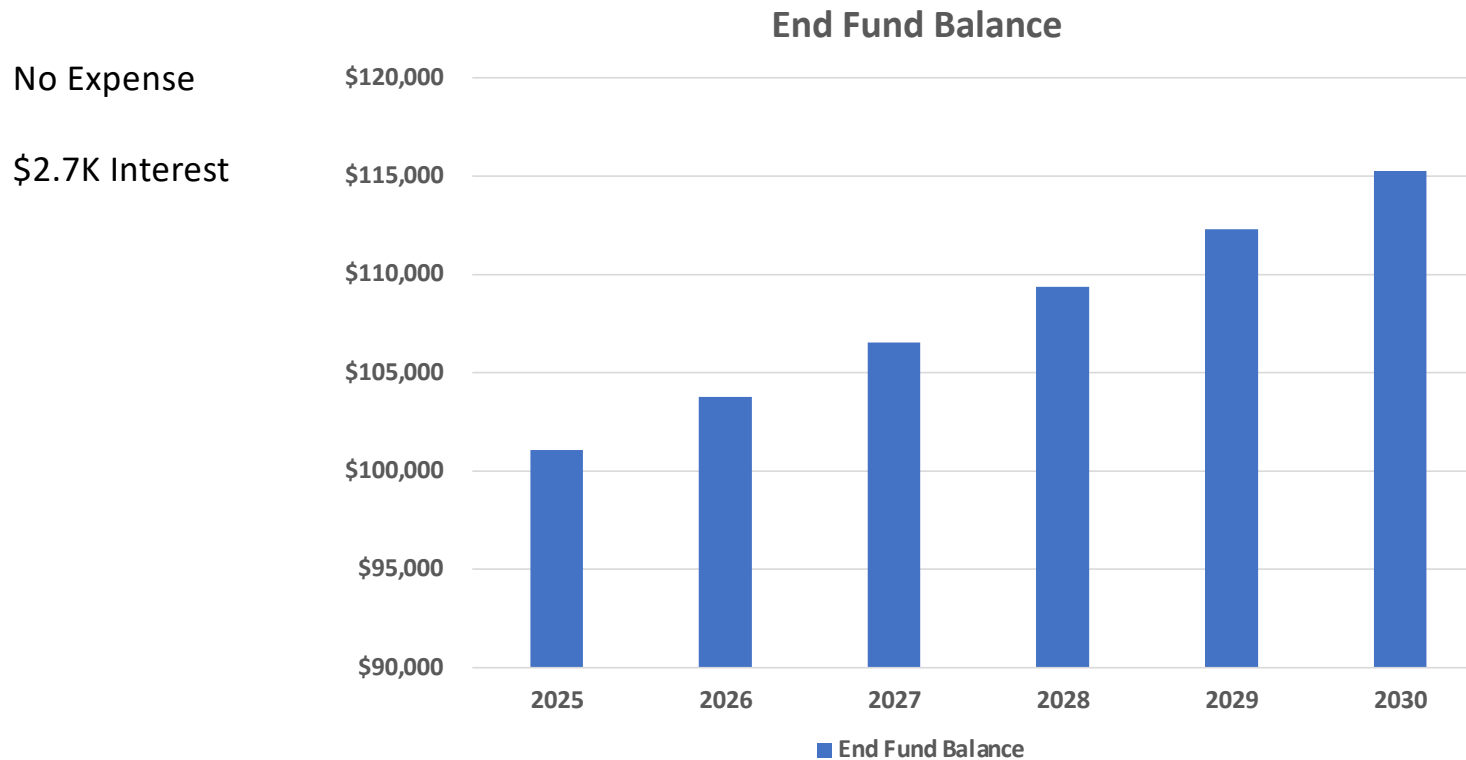
- LID Retrofit Indiana Kentucky WQC-2026-GraFal-00200
 - Joint Project Benefits:
 - Water Utility: Water line replacement - \$410,000
 - Stormwater Utility: LID retrofit - \$1,940,500
 - Combined Investment: \$2,350,500 on same corridor
 - Advantages:
 - Single construction season for both utilities
 - Shared street restoration costs
 - Coordinated traffic control
 - Minimized community disruption
 - Enhanced project efficiency

End Fund Balance: \$398,328

CIF Storm Fund – End Fund Balance



Solid Waste Fund – End Fund Balance



2025 Non-Exempt Positions As of Jan 1, 2026 +4.77%



Position	Annualized (less OT) Min (2080 hours)	Annualized (less OT) Max (2080 hours)
Maint. Worker I	\$61,933 + OT	\$92,681 + OT
Maint. Worker II/ WWTP I	\$75,727 + OT	\$97,018 + OT
WWTP II	\$78,211 + OT	\$101,333 + OT
WWTP III	\$89,478 + OT	\$115,934 + OT
PW/WWTP Lead	\$83,159 + OT	\$106,258 + OT
WWTP Supervisor	\$88,018 + OT	\$113,994 + OT
PW Ops Supervisor	\$106,258 + OT	\$131,668+ OT
Casual	\$44,979 + OT	\$58,381 + OT
Clerk	\$86,697 + OT	\$110,957 + OT
Deputy Clerk/Utilities	\$76,601 + OT	\$98,061 + OT
Central Services Manager	\$78,451 + OT	\$100,439 + OT
Passport Technician	\$60,059 + OT	\$76,882 + OT
WWTP Supervisor- Grandfathered	\$121,446 + OT	\$124,279 + OT
Maint. Worker II - Grandfathered	\$63,111 + OT	\$94,555 + OT
Code Enforcement/Planner	\$82,500 + OT	\$106,848 + OT

2026 Exempt Positions As of Jan 1, 2025



Position	Annual
City Manager (Note 1)	\$176,882 (net from \$62,818 credit from FD17)
Deputy City Manager (Note 1)	\$204,372
Public Works Director (Note 2)	\$179,107
Planning Director (Note 2)	\$131,014

Note 1: 2025 CPI - COLA 2.72%

Note 2: 2025 CPI – COLA @ 102% = 4.77% COLA

2026 Budget Summary



Fund No.	Fund Name	2026 Budget Beginning Balance	2026 Budget Revenues	2026 Budget Expense	2026 Budget Ending Fund Balance
001	Current Expense	\$ 3,799,691.00	\$ 3,899,292.00	\$ 4,971,545.00	\$ 2,727,438.00
101	City Street	\$ 540,153.00	\$ 375,907.00	\$ 409,664.00	\$ 506,396.00
102	Psrks Impact Fee	\$ 56,375.00	\$ 1,208.00	\$ -	\$ 57,583.00
103	Community Fund	\$ 153,318.00	\$ 61,243.00	\$ 200,000.00	\$ 14,561.00
303	Street Capital Improvement	\$ 4,226.00	\$ 1,224,477.00	\$ 1,191,250.00	\$ 37,453.00
304	Alternate Route Capital Improvement	\$ 45,762.00	\$ 31,570.00	\$ 35,000.00	\$ 42,332.00
305	Capital Improvement	\$ 35,575.00	\$ 1,020,849.00	\$ 1,020,000.00	\$ 36,424.00
306	REET Capital Improvement	\$ 722,996.00	\$ 254,844.00	\$ -	\$ 977,840.00
401	Water Utility	\$ 580,029.00	\$ 1,186,424.00	\$ 1,234,848.00	\$ 531,605.00
402	Water Capital Improvement	\$ 1,074,453.00	\$ 303,318.00	\$ 498,245.00	\$ 879,526.00
403	Sewer Utility	\$ 2,312,009.00	\$ 2,113,133.00	\$ 1,942,508.00	\$ 2,482,634.00
404	Sewer Capital Improvement	\$ 2,821,972.00	\$ 801,236.00	\$ 70,000.00	\$ 3,553,208.00
405	Storm Drainage	\$ 1,186,649.00	\$ 500,042.00	\$ 247,947.00	\$ 1,438,744.00
406	Storm Capital Improvement	\$ 614,796.00	\$ 1,724,032.00	\$ 1,940,500.00	\$ 398,328.00
407	Solid Waste	\$ 101,054.00	\$ 2,704.00	\$ -	\$ 103,758.00
630	Trust	\$ 8,769.00	\$ 12,959.00	\$ 12,299.00	\$ 9,429.00
Total All Funds		\$ 14,057,827.00	\$ 13,513,238.00	\$ 13,773,806.00	\$ 13,797,259.00

Granite Falls 2026 Final Budget

Questions?

2026 BUDGET TOTALS

City Of Granite Falls

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001 Current Expense

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 91 13 00	Beginning Balance - Unassigned	3,799,691.00
308 Beginning Balances		3,799,691.00

310 Taxes

311 10 00 00	General Property Tax	610,471.00
313 11 00 00	Local Retail Sales & Use Tax	1,043,495.00
313 71 00 00	Local Criminal Justice	117,206.00
316 40 01 00	Utility Tax - Water Fund	114,494.00
316 40 02 00	Utility Tax - Sewer Fund	205,099.00
316 40 03 00	Utility Tax - Electric	235,493.00
316 40 04 00	Utility Tax - Gas	120,279.00
316 40 05 00	Utility Tax - Phone	44,123.00
337 00 00 00	Excise Tax-Private Harvest	32.00
310 Taxes		2,490,692.00

320 Licenses & Permits

321 91 01 00	Franchise Fees - Garbage (7%)	86,108.00
321 91 02 00	Franchise Fees - Cable (5%)	47,619.00
321 99 00 00	Business Licenses	29,715.00
322 10 00 00	Building Permits	38,024.00
322 10 01 00	Plumbing Permits	6,458.00
322 10 02 00	Mechanical Permits	16,756.00
322 10 03 00	Grading Permits	7,610.00
322 30 00 00	Animal Licenses	140.00
322 90 01 00	Peddler's License	153.00
322 91 58 00	Land Use Permits	750.00
322 91 58 01	Sign Permits	1,684.00
322 91 58 02	Special Event Permit	502.00
320 Licenses & Permits		235,519.00

330 Intergovernmental Revenues

335 00 91 00	PUD Privilege Tax	26,885.00
336 00 98 00	City-County Assistance	7,242.00
336 06 21 00	Criminal Justice - Pop	1,980.00
336 06 26 00	Criminal Justice - Special Prog.	7,136.00
336 06 42 00	Marijuana Excise Tax	16,560.00
336 06 51 00	DUI - Cities	187.00
336 06 94 00	Liquor / Beer Excise Tax	31,260.00
336 06 95 00	Liquor Control Board Profits	36,556.00
337 00 00 03	ILA For Civic Ctr Construction - Snohomish Co. Parks And Recreation	63,797.00
330 Intergovernmental Revenues		191,603.00

2026 BUDGET TOTALS

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001 Current Expense

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REVENUES

340 Charges For Goods And Services

341 81 00 01	Records & Copy Services	2,026.00
341 99 00 00	Passport & Naturalization Fee	468,335.00
341 99 00 01	Passport Photo Fees	244,050.00
342 10 21 00	Fingerprinting	195.00
345 81 00 00	Plan / Engr Land Use Review Fees	2,252.00
345 83 00 00	Plan Check Fees	100,000.00

340 Charges For Goods And Services 816,858.00

350 Fines And Penalties

353 10 00 00	Traffic Violations	5,520.00
353 10 01 00	District Court Fines	4,929.00
359 00 49 00	NSF Check Fees	2,554.00

350 Fines And Penalties 13,003.00

360 Interest And Other Earnings

361 11 01 00	Interest - Investments	100,841.00
361 40 00 00	Interest - Local Sales Tax	2,183.00
361 40 01 00	Interest - Property Tax	719.00
362 00 00 00	Lease And Rentals	7,160.00
369 91 00 00	Other Misc. Revenues	26,212.00

360 Interest And Other Earnings 137,115.00

380 Non Revenues

382 30 01 01	PUD Pass-through	11,568.00
382 30 01 02	Land Use Deposits Passthrough	2,934.00

380 Non Revenues 14,502.00

Fund Revenues:

7,698,983.00

EXPENDITURES

511 Legislative

511 30 41 00	Official Publication Services	695.00
511 60 10 00	Salaries - Council	19,585.00
511 60 20 00	Benefits - Council	1,546.00
511 60 31 00	Office / Operating Supplies	615.00
511 60 32 00	Meeting Supplies	150.00
511 60 43 00	Travel	350.00
511 60 49 00	Training	3,384.00
511 70 41 00	Prof. Svs-Lobby Consultant	40,000.00

511 Legislative 66,325.00

2026 BUDGET TOTALS

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EXPENDITURES

512 Judicial

512 52 41 00	Cascade District Court	9,653.00
512 60 10 00	Salaries & Wages	25,267.00
512 60 20 00	Benefits	8,562.00
512 Judicial		43,482.00

513 Executive

513 10 10 01	Salaries-City Manager	74,650.00
513 10 20 01	Benefits-City Manager	17,888.00
513 10 31 00	Office / Operating Supplies	156.00
513 10 42 00	Communications - Executive	437.00
513 10 43 01	Mileage Reimbursement	1,052.00
513 10 49 00	Training	2,792.00
513 10 49 02	Prof. Membership Fees	869.00
513 Executive		97,844.00

514 Financial And Recording

514 20 11 00	Passport Salaries & Wages	198,493.00
514 20 20 00	Passport Benefits	90,048.00
514 23 31 01	Office / Operating Supplies - Finance	1,424.00
514 23 41 03	Software License And Support	17,769.00
000		307,734.00

514 23 10 00	Salaries & Wages	81,769.00
514 23 20 00	Benefits	20,754.00
514 23 31 00	Office / Operating Supplies - Passports	11,852.00
514 23 41 00	Professional Services - Passports	24,148.00
514 23 41 01	Professional Services - Audit	10,173.00
514 23 41 02	Professional Services - Finance	135.00
514 23 42 00	Communications - Treasurer	437.00
514 23 49 01	Bank Charges	17,415.00
514 23 49 04	Training / Staff Development - Treasurer	82.00

023 Financial Services		166,765.00
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514 25 10 00	Salaries & Wages - Clerk	75,647.00
514 25 20 00	Benefits - Clerk	26,357.00
514 25 31 00	Office / Operating Supplies - Clerk	1,270.00
514 25 41 00	Professional Services - Misc.	26.00
514 25 41 02	Professional Services - Publishing	1,394.00
514 25 42 00	Communications - Clerk	437.00
514 25 43 00	Travel - Clerk	5,000.00
514 25 43 01	Mileage Reimbursement - Clerk	1,000.00
514 25 49 00	Professional Membership Fees - Clerk	1,200.00
514 25 49 01	Professional Service - Recording Fees	27.00
514 25 49 05	Training / Staff Development - Clerk	5,000.00

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001 Current Expense

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EXPENDITURES

514 Financial And Recording

025 Records Services 117,358.00

514 40 41 00 Election Costs 4,140.00

040 Election Services 4,140.00

514 90 41 00 Voter Registration Costs 7,163.00

090 Voter Services 7,163.00

514 Financial And Recording 603,160.00

515 Legal Services

515 41 41 00 Legal Services - Criminal Prosecution 4,188.00

515 41 41 02 Legal Services - Civil 57,916.00

515 93 41 01 Legal Services - Criminal Defense 2,112.00

515 Legal Services 64,216.00

517 Other Admin

517 20 20 00 Health Insurance - LEOFF I 22,312.00

517 Other Admin 22,312.00

518 Central Services

518 20 44 00 Taxes/Assessments 4,812.00

518 30 10 00 Salaries & Wages 23,833.00

518 30 20 00 Benefits 10,837.00

518 30 31 00 Office / Operating Supplies - City Hall 16,710.00

518 30 35 00 Small Tools And Minor Equipment 1,248.00

518 30 41 00 Professional Services - Misc 9,314.00

518 30 41 01 Professional Svcs-Custodial 15,121.00

518 30 41 02 Professional Services-Copier 1,647.00

518 30 42 00 Communication 4,421.00

518 30 42 01 Postage 23,719.00

518 30 46 00 Insurance - City Hall 37,163.00

518 30 47 00 City Utilities - Water - City Hall 7,907.00

518 30 47 03 PUD - Old City Hall 3,391.00

518 30 47 04 PUD - Decorative Street Lighting 3,681.00

518 30 47 05 PUD - New City Hall/Civic Ctr 10,261.00

518 30 48 00 Bldg. Repairs & Maint-City Hall 50,000.00

518 30 49 00 Annual Agency Membership Fees 10,105.00

518 61 40 00 Judgements and Settlements 5,526.00

518 86 41 00 Professional Services - IT 8,020.00

518 Central Services 247,716.00

2026 BUDGET TOTALS

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001 Current Expense

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EXPENDITURES

521 Law Enforcement

521 20 42 02	Fire Alarm Monitoring	644.00
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000		644.00
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521 10 46 00	Insurance	9,029.00
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010 Administration		9,029.00
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521 20 31 00	Office Supplies	582.00
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521 20 31 01	Operating Supplies	7,535.00
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521 20 35 00	Small Tools & Equipment	10,000.00
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521 20 41 00	Professional Services-Misc	23,000.00
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521 20 41 01	Intergovt-Sheriff Contract	1,131,963.00
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521 20 41 03	Intergovt-Animal Services	9,385.00
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521 20 41 04	Intergovt-WSP Services	1,100.00
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020 Police Operations		1,183,565.00
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521 30 41 01	Drug Task Force Contribution	1,221.00
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521 30 49 00	Crime Prevention	5,200.00
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030 Crime Prevention		6,421.00
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521 40 49 01	Training / Staff Development	2,000.00
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040 Training		2,000.00
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521 50 41 01	Professional Svcs-Custodial	6,831.00
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521 50 47 00	PUD	5,320.00
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521 50 47 01	City Utilities - Water	7,089.00
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521 50 48 03	Building Repairs & Maintenance	2,588.00
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050 Facilities		21,828.00
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521 Law Enforcement		1,223,487.00
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522 Fire Control

522 10 44 00	Forest Land Assessment	104.00
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010 Administration		104.00
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522 30 41 00	Arson Interlocal	1,553.00
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030 Fire Prevention & Investigatio		1,553.00
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522 Fire Control		1,657.00
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523 Jail Costs

523 60 41 00	Jails	34,713.00
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523 Jail Costs		34,713.00
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2026 BUDGET TOTALS

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001 Current Expense

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EXPENDITURES

524 Protective Inspections

524 20 41 00	Prof. Svcs - Building Inspections	21,001.00
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524 Protective Inspections	21,001.00
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525 Emergency Services

525 60 41 00	Emergency Services	6,945.00
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525 Emergency Services	6,945.00
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528 Comm/Alarms/Dispatch

528 00 42 01	SnoPac Dispatch	65,029.00
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060 Operations - Contracted Servic	65,029.00
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528 Comm/Alarms/Dispatch	65,029.00
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553 Conservation

553 70 41 00	Pollution Control	3,915.00
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553 Conservation	3,915.00
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557 Community Services

557 30 41 01	Sno.County Tourism - Annual Fee	230.00
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557 30 41 02	Historical Society - Annual Fee	2,500.00
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557 Community Services	2,730.00
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558 Planning & Community Devel

558 50 10 00	Salaries & Wages-Permits	336,040.00
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558 50 20 00	Personnel Benefits-Permits	101,480.00
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558 60 31 00	Office Supplies-Planning	1,000.00
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558 60 31 02	Operating Supplies	1,000.00
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558 60 41 01	Prof. Svcs-Special Projects	404.00
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558 60 41 02	Advertising	834.00
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558 60 41 03	Professional Services - Engineer	8,281.00
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558 60 41 05	Prof Svcs - Misc.	30,000.00
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558 60 41 09	Planning Services IDIQ - OTAK	30,300.00
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558 60 49 01	Training & Conferences	4,030.00
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558 60 49 04	Housing Committee-annual Fee	2,175.00
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558 Planning & Community Devel	515,544.00
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560 Social Services

566 66 41 00	Alcoholism	2,116.00
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569 69 41 00	Aging/Disability Svcs - Senior Center	750.00
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001 Current Expense

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EXPENDITURES

560 Social Services

560 Social Services	2,866.00
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573 Cultural & Community Activities

573 90 41 00	Community Events	10,064.00
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573 Cultural & Community Activities	10,064.00
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576 Park Facilities

576 30 42 00	Communications - Internet	2,216.00
576 80 10 00	Salaries & Wages	137,101.00
576 80 20 00	Benefits	60,183.00
576 80 31 03	Operating Supplies	30,000.00
576 80 32 00	Fuel	3,111.00
576 80 35 00	Small Tools/Minor Equip.	1,867.00
576 80 41 00	Prof. Svcs- DOC Inmates	1,333.00
576 80 47 00	PUD-Utilities-Frank Mason Park	3,686.00
576 80 47 01	City Utilities - Water	5,387.00
576 80 47 02	PUD Electrical-Jack Webb	1,328.00
576 80 48 00	Repairs & Maintenance	4,586.00
576 80 49 01	Park Facilities	50,000.00

576 Park Facilities	300,798.00
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580 Non Expenditures

582 30 00 01	Developer Costs Passthrough	7,129.00
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580 Non Expenditures	7,129.00
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591 Redemption Of Debt

591 59 70 00	City Hall/Civic Ctr: Principal	213,000.00
592 18 80 00	Interest/Tax City Copier Lease	263.00
592 59 80 00	City Hall/Civic Ctr Interest	47,866.00

591 Redemption Of Debt	261,129.00
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594 Capital Expenses

591 18 70 00	City Hall Copier Lease	4,857.00
591 18 70 01	Postage Meter Lease-City	1,143.00
594 18 64 01	Machinery & Equipment-City	2,240.00
594 21 64 01	Machinery/Equip.-PD Vehicle	30,000.00
594 76 63 00	Park Improvements	25,000.00

594 Capital Expenses	63,240.00
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2026 BUDGET TOTALS

City Of Granite Falls

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001 Current Expense 01/01/2026 To: 12/31/2026

EXPENDITURES

597 Interfund Transfers

597 00 12 00	Operating Trf To Capital Improve.	1,020,000.00
597 00 16 00	Operating Trf To Streets Fund (101)	75,000.00
597 00 17 00	Transfer to Streets CIF	150,000.00
597 00 18 00	Transfer to Community Events, Arts, and Recreation Fund	61,243.00

597 Interfund Transfers 1,306,243.00

Fund Expenditures: 4,971,545.00

Excess/Deficit: 2,727,438.00

2026 BUDGET TOTALS

City Of Granite Falls

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101 Streets

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 12 00	Estimated Beginning Balance	540,153.00
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308 Beginning Balances	540,153.00
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310 Taxes

311 10 01 00	Real & Personal Property Taxes	107,730.00
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317 60 00 00	Vehicle Fees TBD	89,555.00
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310 Taxes	197,285.00
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320 Licenses & Permits

322 40 00 00	Street & Curb Right-of-Way Permits	3,426.00
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320 Licenses & Permits	3,426.00
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330 Intergovernmental Revenues

336 00 71 00	Multimodal Transportation	6,106.00
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336 00 87 00	Fuel Tax	81,443.00
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330 Intergovernmental Revenues	87,549.00
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340 Charges For Goods And Services

345 89 00 01	Other Planning And Development - Inspections	438.00
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340 Charges For Goods And Services	438.00
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360 Interest And Other Earnings

361 11 02 00	Investment Interest	10,340.00
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369 91 01 00	Miscellaneous Revenue	1,869.00
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360 Interest And Other Earnings	12,209.00
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397 Interfund Transfers

397 00 16 00	Operating Transfer From The General Fund (001)	75,000.00
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397 Interfund Transfers	75,000.00
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Fund Revenues:

916,060.00

EXPENDITURES

542 Streets - Maintenance

542 30 10 00	Salaries & Wages	200,954.00
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542 30 20 00	Benefits	84,865.00
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542 30 21 00	Uniforms & Clothing	1,216.00
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2026 BUDGET TOTALS

City Of Granite Falls

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101 Streets

01/01/2026 To: 12/31/2026

EXPENDITURES

542 Streets - Maintenance

542 30 31 00	Office Supplies	232.00
542 30 31 01	Operating Supplies	10,322.00
542 30 32 00	Fuel	5,106.00
542 30 35 00	Small Tool & Equipment	3,309.00
542 30 41 11	Prof. Svcs-Street Light Repairs	861.00
542 30 45 00	Equipment Rentals & Leases	518.00
542 30 48 00	Repairs & Maintenance	13,407.00
542 61 48 00	Sidewalks Repairs & Maintenance	2,070.00
542 63 47 00	PUD - Street Lighting	36,774.00
542 64 30 00	Traffic Control Devices	3,500.00
542 64 41 05	Professional Services - Street Striping	13,500.00
542 64 48 00	Traffic Control Devices	3,500.00
542 66 48 00	Snow & Ice Control	2,070.00
542 70 41 06	Prof. Svcs - Shoulder / Brush Mower	5,500.00

542 Streets - Maintenance	387,704.00
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543 Streets Admin & Overhead

543 10 41 01	Professional Services - Other (BIAS)	5,335.00
543 10 41 02	Prof Svcs - DOC Inmates	1,333.00
543 30 42 00	Communications	1,080.00
543 30 46 00	Insurance	13,273.00
543 30 49 01	Membership Fees	24.00
543 50 48 01	Vehicle / Fleet Maintenance	915.00

543 Streets Admin & Overhead	21,960.00
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Fund Expenditures:	409,664.00
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Excess/Deficit:	506,396.00
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2026 BUDGET TOTALS

City Of Granite Falls

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102 Park Impact Fees 01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 31 01 00	Beginning Cash & Investments	56,375.00
308	Beginning Balances	56,375.00

360 Interest And Other Earnings

361 11 00 01	Investment Interest	1,208.00
360	Interest And Other Earnings	1,208.00

Fund Revenues: 57,583.00

Excess/Deficit: 57,583.00

2026 BUDGET TOTALS

City Of Granite Falls

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103 Community Events, Arts, Recreation 01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 14 00	Estimated Beginning Balance	153,318.00
308 Beginning Balances		153,318.00

397 Interfund Transfers

397 00 18 00	Transfer from General Fund	61,243.00
397 Interfund Transfers		61,243.00

Fund Revenues: 214,561.00

EXPENDITURES

594 Capital Expenses

594 73 60 01	Vets Memorial	200,000.00
594 Capital Expenses		200,000.00

Fund Expenditures: 200,000.00

Excess/Deficit: 14,561.00

2026 BUDGET TOTALS

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303 Cif / Streets

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 09 00	Beginning Cash & Investment	4,226.00
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308 Beginning Balances	4,226.00
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330 Intergovernmental Revenues

334 03 83 50	TIB Grant - 2026 Overlay Program	847,125.00
334 03 83 51	TIB Grant - 2026 Crack Seal Program	59,400.00
334 03 83 52	TIB Grant - 2026 Pedestrian Improvement (Granite Ave and 100th St)	59,583.00
334 03 83 53	LID Project Indiana Green Decorative Lights	58,400.00

330 Intergovernmental Revenues	1,024,508.00
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340 Charges For Goods And Services

345 84 01 00	Mitigation 60% Developer.	9,514.00
345 84 02 00	Mitigation 60% Cemex	12,506.00
345 84 05 00	Mitigation 60% Lake Industries	25,041.00

340 Charges For Goods And Services	47,061.00
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360 Interest And Other Earnings

361 11 04 00	Investment Interest	2,908.00
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360 Interest And Other Earnings	2,908.00
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397 Interfund Transfers

397 00 00 17	Transfer from General Fund	150,000.00
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397 Interfund Transfers	150,000.00
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Fund Revenues:

1,228,703.00

EXPENDITURES

544 Road & Street Operations

544 20 41 07	Professional Services - Engineering	1,000.00
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544 Road & Street Operations	1,000.00
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595 Capital Improvements

595 42 63 25	LID - Indiana Green Decorative Lights	73,000.00
595 42 63 26	TIB Grant - 2026 Overlay Program	941,250.00
595 42 63 27	TIB Grant - 2026 Crack Seal Program	66,000.00
595 42 63 28	TIB Grant - 2026 Pedestrian Improvement (Granite Ave and 100th ST)	110,000.00

595 Capital Improvements	1,190,250.00
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2026 BUDGET TOTALS

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303 Cif / Streets 01/01/2026 To: 12/31/2026

	EXPENDITURES
Fund Expenditures:	1,191,250.00
Excess/Deficit:	37,453.00

2026 BUDGET TOTALS

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304 Cif / Arterial/alternate Route

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 31 02 00	Beginning Cash & Investment	45,762.00
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308 Beginning Balances	45,762.00
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340 Charges For Goods And Services

345 84 00 01	Mitigation 40% Developer	6,343.00
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345 84 00 02	Mitigation 40% Cemex	7,791.00
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345 84 00 05	Mitigation 40% Lake Industries	16,852.00
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340 Charges For Goods And Services	30,986.00
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360 Interest And Other Earnings

361 11 05 00	Investment Interest	584.00
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360 Interest And Other Earnings	584.00
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Fund Revenues:	77,332.00
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EXPENDITURES

595 Capital Improvements

595 30 63 00	City Share Snohomish Cty	35,000.00
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595 Capital Improvements	35,000.00
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Fund Expenditures:	35,000.00
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Excess/Deficit:	42,332.00
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2026 BUDGET TOTALS

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305 Capital Improvement

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 11 00	Beginning Cash & Investment	35,575.00
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	308 Beginning Balances	35,575.00
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360 Interest And Other Earnings

361 11 06 00	Investment Interest	849.00
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	360 Interest And Other Earnings	849.00
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397 Interfund Transfers

397 00 12 00	Interfund Trfr From Current Expense	1,020,000.00
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	397 Interfund Transfers	1,020,000.00
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	Fund Revenues:	1,056,424.00
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EXPENDITURES

594 Capital Expenses

594 59 61 00	Capital Expenditures - Land	1,020,000.00
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	594 Capital Expenses	1,020,000.00
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	Fund Expenditures:	1,020,000.00
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	Excess/Deficit:	36,424.00
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2026 BUDGET TOTALS

City Of Granite Falls

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306 REET Capital Improvement 01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 31 03 00	Beginning Cash & Investment	722,996.00
308 Beginning Balances		722,996.00

310 Taxes

318 34 00 01	Real Estate Excise Tax-1st 1/2%	116,749.00
318 35 00 01	Real Estate Excise Tax-2nd 1/2%	116,749.00
310 Taxes		233,498.00

360 Interest And Other Earnings

361 11 00 06	Investment Interest	21,346.00
360 Interest And Other Earnings		21,346.00

Fund Revenues: 977,840.00

Excess/Deficit: 977,840.00

2026 BUDGET TOTALS

City Of Granite Falls

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401 Water

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 08 00	Beginning Cash & Investment	580,029.00
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308 Beginning Balances	580,029.00
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340 Charges For Goods And Services

343 40 00 00	Water Sales	1,140,124.00
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343 40 02 00	Reconnect Fees	4,814.00
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345 89 00 02	Other Planning And Development - Inspections	774.00
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340 Charges For Goods And Services	1,145,712.00
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350 Fines And Penalties

359 34 04 01	Late Fees	22,967.00
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350 Fines And Penalties	22,967.00
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360 Interest And Other Earnings

361 11 07 00	Investment Interest	17,745.00
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360 Interest And Other Earnings	17,745.00
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Fund Revenues:

1,766,453.00

EXPENDITURES

534 Water Utilities

534 00 10 00	Salaries & Wages	379,634.00
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534 00 20 00	Benefits	138,452.00
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534 00 21 00	Uniforms & Clothing	1,112.00
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534 00 31 00	Office Supplies	693.00
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534 00 31 01	Operating Supplies	9,823.00
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534 00 32 00	Fuel	2,500.00
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534 00 35 00	Small Tools / Minor Equipment	1,500.00
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534 00 41 00	Professional Services - Engineer	1,000.00
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534 00 41 01	Professional Services - Lab	2,827.00
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534 00 41 03	Prof Svcs - DOC Inmates	300.00
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534 00 41 04	Professional Services - Audit	7,932.00
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534 00 41 06	Professional Services - Misc.	10,000.00
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534 00 41 07	Utility Locate Fees	100.00
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534 00 41 09	Prof. Svcs - Utility Billing	5,700.00
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534 00 41 10	Software License And Support	10,544.00
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534 00 42 00	Communications	1,517.00
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534 00 42 01	Intergovernmental - PUD Water	435,409.00
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534 00 42 02	Utility Billing Postage	4,500.00
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534 00 43 02	Mileage Reimbursement	150.00
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534 00 44 00	Intergovernmental - DOR Excise Tax	54,523.00
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534 00 44 02	Utility Tax To Current Expense	114,494.00
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2026 BUDGET TOTALS

City Of Granite Falls

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401 Water 01/01/2026 To: 12/31/2026

EXPENDITURES

534 Water Utilities

534 00 46 00	Insurance	9,464.00
534 00 47 00	Utility Service - PUD (electricity)	4,974.00
534 00 48 00	Repairs & Maintenance	15,000.00
534 00 48 01	Equipment Maintenance	1,200.00
534 00 49 01	Permits & Fees	4,400.00
534 00 49 02	Membership Fees	100.00
534 00 49 03	Service Charges	16,000.00
534 00 49 05	Training / Staff Development	1,000.00

534 Water Utilities 1,234,848.00

Fund Expenditures: 1,234,848.00

Excess/Deficit: 531,605.00

2026 BUDGET TOTALS

City Of Granite Falls

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402 Cif / Water

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 02 00	Beginning Cash & Investment	1,074,453.00
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	308 Beginning Balances	1,074,453.00
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340 Charges For Goods And Services

343 40 00 01	CIF Water Sales	46,970.00
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343 40 00 02	General Facilities Charges	212,687.00
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	340 Charges For Goods And Services	259,657.00
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360 Interest And Other Earnings

361 11 08 00	Investment Interest	43,661.00
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	360 Interest And Other Earnings	43,661.00
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Fund Revenues:

1,377,771.00

EXPENDITURES

534 Water Utilities

534 20 42 02	General Facilities Charge - PUD	72,900.00
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534 20 44 01	Intergovernmental - DOR Excise Tax	5,345.00
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	534 Water Utilities	78,245.00
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594 Capital Expenses

594 34 63 15	Water Line Replacement - Kentucky and Indiana	410,000.00
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594 34 64 04	Meter Replacement Program	10,000.00
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	594 Capital Expenses	420,000.00
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Fund Expenditures:

498,245.00

Excess/Deficit:

879,526.00

2026 BUDGET TOTALS

City Of Granite Falls

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403 Sewer

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 03 00	Beginning Cash & Investment	2,312,009.00
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308 Beginning Balances	2,312,009.00
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340 Charges For Goods And Services

343 50 00 00	Sewer Charge	2,025,009.00
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343 50 00 01	Sewer Overage Charge	25,675.00
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343 50 00 07	New Account Setup Fee	303.00
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345 89 00 03	Other Planning And Development - Inspections	438.00
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340 Charges For Goods And Services	2,051,425.00
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360 Interest And Other Earnings

361 11 09 00	Investment Interest	61,708.00
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360 Interest And Other Earnings	61,708.00
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Fund Revenues:

4,425,142.00

EXPENDITURES

535 Sewer Utilities

535 00 10 00	Salaries & Wages	761,988.00
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535 00 20 00	Benefits	259,428.00
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535 00 21 00	Uniforms & Clothing	2,500.00
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535 00 31 00	Office / Operating Supplies	20,000.00
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535 00 31 03	Lab Supplies	12,000.00
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535 00 31 04	Operating Supplies-Chemicals	85,000.00
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535 00 32 00	Fuel	1,000.00
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535 00 35 00	Small Tools & Minor Equipment	2,000.00
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535 00 41 00	Professional Services - Engineer	15,000.00
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535 00 41 01	Professional Services - Misc.	10,000.00
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535 00 41 02	Professional Services Audit	7,932.00
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535 00 41 06	Utility Locate Fees	100.00
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535 00 41 07	Sampling Requirements	5,500.00
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535 00 41 08	Prof. Svcs - Utility Billing	5,000.00
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535 00 41 09	Prof Svcs - DOC Inmates	500.00
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535 00 41 10	Software License And Support	13,000.00
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535 00 42 00	Communications	9,500.00
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535 00 42 01	Utility Billing Postage	5,000.00
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535 00 43 02	Mileage Reimbursement	100.00
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535 00 44 00	Intergovernmental - DOR Excise Tax	42,374.00
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535 00 44 01	Utility Tax Current Exp Fund	205,099.00
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535 00 46 00	Insurance	64,972.00
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535 00 47 00	WWTP Electrical	70,000.00
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535 00 47 01	PUD - Lift Station	7,500.00
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535 00 47 02	Utilities - Lift Station	3,700.00
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2026 BUDGET TOTALS

City Of Granite Falls

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403 Sewer

01/01/2026 To: 12/31/2026

EXPENDITURES

535 Sewer Utilities

535 00 47 03	WWTP Water	11,500.00
535 00 47 04	Maintenance - Sludge Hauling	225,000.00
535 00 48 00	Repairs & Maintenance - Treatment Plant	10,000.00
535 00 48 01	Repairs & Maintenance - Collection	2,000.00
535 00 48 03	Equipment Maintenance	5,000.00
535 00 49 01	Permits And Fees	9,000.00
535 00 49 02	Membership Fees	1,500.00
535 00 49 03	Service Charges	18,500.00
535 00 49 05	Training / Staff Development	1,500.00

535 Sewer Utilities	1,893,193.00
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591 Redemption Of Debt

591 35 78 02	Loan Payment-PWTF Electrical	47,647.00
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591 Redemption Of Debt	47,647.00
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592 Interest & Other Debt Costs

592 35 83 02	PWTF 2013 Loan Interest	1,668.00
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592 Interest & Other Debt Costs	1,668.00
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Fund Expenditures:	1,942,508.00
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Excess/Deficit:	2,482,634.00
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2026 BUDGET TOTALS

City Of Granite Falls

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404 Cif / Sewer

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 04 00	Beginning Cash & Investment	2,821,972.00
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	308 Beginning Balances	2,821,972.00
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340 Charges For Goods And Services

343 50 00 04	General Facilities Charges	720,000.00
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	340 Charges For Goods And Services	720,000.00
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360 Interest And Other Earnings

361 11 10 00	Investment Interest	81,236.00
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	360 Interest And Other Earnings	81,236.00
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	Fund Revenues:	3,623,208.00
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EXPENDITURES

594 Capital Expenses

594 35 62 01	Cap Expend -Storage Shed	50,000.00
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594 35 62 02	Capital Expenditures -Vehicle	20,000.00
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	594 Capital Expenses	70,000.00
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	Fund Expenditures:	70,000.00
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	Excess/Deficit:	3,553,208.00
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2026 BUDGET TOTALS

City Of Granite Falls

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405 Storm Drainage

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 05 00	Beginning Cash & Investment	1,186,649.00
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308 Beginning Balances	1,186,649.00
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330 Intergovernmental Revenues

334 03 10 08	Department of Ecology WQSWCAP-2527-GraFal-00005	120,000.00
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330 Intergovernmental Revenues	120,000.00
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340 Charges For Goods And Services

343 11 00 00	Storm Drainage Fees	350,694.00
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340 Charges For Goods And Services	350,694.00
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360 Interest And Other Earnings

361 11 11 00	Investment Interest	29,348.00
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360 Interest And Other Earnings	29,348.00
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Fund Revenues:	1,686,691.00
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EXPENDITURES

531 Storm Drainage Utilities

531 00 10 00	Salaries & Wages	101,606.00
531 00 20 00	Benefits	37,079.00
531 00 21 00	Uniforms & Gear	1,172.00
531 00 31 01	Operating Supplies	2,521.00
531 00 31 02	Office Supplies	1,109.00
531 00 32 00	Fuel	2,157.00
531 00 35 00	Small Tools & Minor Equipment	1,906.00
531 00 41 01	Professional Services - Audit	1,606.00
531 00 41 04	Professional Services - Misc.	24,878.00
531 00 41 05	Utility Locate Fees	129.00
531 00 41 06	Professional Services - Lab	699.00
531 00 41 08	Prof Svcs - Software	2,217.00
531 00 41 09	Prof Svcs - Doc Inmates	1,328.00
531 00 42 00	Communications	1,080.00
531 00 42 01	Intergovt Prof Svcs-Tax Billing	6,726.00
531 00 43 02	Mileage Reimbursement	123.00
531 00 44 00	Intergovernmental - DOR Excise Tax	3,097.00
531 00 46 00	Insurance	12,220.00
531 00 48 01	Vehicle/Fleet Maintenance	5,356.00
531 00 48 02	Repairs & Maintenance	8,155.00
531 00 49 00	Annual Permit Fees	8,733.00
531 00 49 01	Training / Staff Development	1,951.00
531 42 41 00	Professional Services-Engineer	6,799.00

2026 BUDGET TOTALS

City Of Granite Falls

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405 Storm Drainage 01/01/2026 To: 12/31/2026

EXPENDITURES

531 Storm Drainage Utilities

531 43 45 00	Equipment Rental & Leases	2,000.00
531 43 47 00	Water - Decant	3,500.00
531 43 47 02	Electrical Decant	1,800.00
531 Storm Drainage Utilities		239,947.00

594 Capital Expenses

594 31 63 00	Cap Exp - Collection	5,000.00
594 31 64 00	Capital Expend. - Mach/Equip.	3,000.00
594 Capital Expenses		8,000.00

Fund Expenditures: 247,947.00

Excess/Deficit: 1,438,744.00

2026 BUDGET TOTALS

City Of Granite Falls

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406 Cif / Storm Drainage

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 06 00	Beginning Cash & Investment	614,796.00
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	308 Beginning Balances	614,796.00
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330 Intergovernmental Revenues

334 03 10 09	LID Retrofit Indiana Kentucky WQC-2026-GraFal-00200	1,649,425.00
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	330 Intergovernmental Revenues	1,649,425.00
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340 Charges For Goods And Services

343 11 00 01	General Facilities Charges	55,000.00
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	340 Charges For Goods And Services	55,000.00
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360 Interest And Other Earnings

361 11 12 00	Investment Interest	19,607.00
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	360 Interest And Other Earnings	19,607.00
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	Fund Revenues:	2,338,828.00
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EXPENDITURES

594 Capital Expenses

594 31 63 09	LID Retrofit Indiana Kentucky WQC-2026-GraFal-00200	1,940,500.00
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	594 Capital Expenses	1,940,500.00
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	Fund Expenditures:	1,940,500.00
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	Excess/Deficit:	398,328.00
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2026 BUDGET TOTALS

City Of Granite Falls

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407 Solid Waste 01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 51 07 00	Beginning Cash & Investment	101,054.00
308 Beginning Balances		101,054.00

360 Interest And Other Earnings

361 11 13 00	Investment Interest	2,704.00
360 Interest And Other Earnings		2,704.00

Fund Revenues: 103,758.00

Excess/Deficit: 103,758.00

2026 BUDGET TOTALS

City Of Granite Falls

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630 Trust Agency

01/01/2026 To: 12/31/2026

REVENUES

308 Beginning Balances

308 31 00 00	Estimated Beginning Balance	8,769.00
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308 Beginning Balances	8,769.00
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380 Non Revenues

386 30 01 01	Court Remittances-District	5,589.00
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386 30 02 02	Court Remittances-GFTVB	2,000.00
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389 30 03 03	State Building Fee Charges	660.00
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389 40 01 01	Fire Inspections Passthrough	110.00
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389 40 02 02	Firearms Licenses	4,600.00
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380 Non Revenues	12,959.00
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Fund Revenues:	21,728.00
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EXPENDITURES

580 Non Expenditures

586 30 03 04	State Court Fees	7,589.00
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589 30 01 02	Firearms Licenses	4,600.00
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589 40 01 02	Fire Inspection Costs Passthrough	110.00
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580 Non Expenditures	12,299.00
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Fund Expenditures:	12,299.00
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Excess/Deficit:	9,429.00
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2026 BUDGET TOTALS

City Of Granite Falls

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Fund	Revenues	Expenditures	Net
001 Current Expense	7,698,983.00	4,971,545.00	2,727,438.00
101 Streets	916,060.00	409,664.00	506,396.00
102 Park Impact Fees	57,583.00	0.00	57,583.00
103 Community Events, Arts, Recreation	214,561.00	200,000.00	14,561.00
303 Cif / Streets	1,228,703.00	1,191,250.00	37,453.00
304 Cif / Arterial/alternate Route	77,332.00	35,000.00	42,332.00
305 Capital Improvement	1,056,424.00	1,020,000.00	36,424.00
306 REET Capital Improvement	977,840.00	0.00	977,840.00
401 Water	1,766,453.00	1,234,848.00	531,605.00
402 Cif / Water	1,377,771.00	498,245.00	879,526.00
403 Sewer	4,425,142.00	1,942,508.00	2,482,634.00
404 Cif / Sewer	3,623,208.00	70,000.00	3,553,208.00
405 Storm Drainage	1,686,691.00	247,947.00	1,438,744.00
406 Cif / Storm Drainage	2,338,828.00	1,940,500.00	398,328.00
407 Solid Waste	103,758.00	0.00	103,758.00
630 Trust Agency	21,728.00	12,299.00	9,429.00
	<u>27,571,065.00</u>	<u>13,773,806.00</u>	<u>13,797,259.00</u>

**CITY OF GRANITE FALLS
GRANITE FALLS, WASHINGTON**

ORDINANCE NO. 1066-2025

**AN ORDINANCE OF THE CITY OF GRANITE FALLS, WASHINGTON, ADOPTING THE
2026 ANNUAL BUDGET PROVIDING ESTIMATED REVENUES AND APPROPRIATED
EXPENDITURES FOR THE OPERATION OF THE CITY.**

WHEREAS, State law requires cities to adopt a 2026 budget no later than December 31, 2025, and provides procedures for filing estimates, a preliminary budget, public hearings, and final fixing of the budget; and

WHEREAS, the City Council held workshops and invited public comment and testimony on the preliminary budget for 2026 on August 13, 2025, September 20, 2025, October 1, 2025, October 15, 2025, November 5, 2025, and November 19, 2025; and

WHEREAS, the 2026 proposed budget does not exceed the lawful limit of taxation allowed by law to be levied on the property within the City of Granite Falls (the “City”) for the purposes set forth in said budget.

WHEREAS, the estimated expenditures set forth in the budget are all necessary to carry on the government of the City for the 2026 calendar year and are sufficient to meet the various needs of the City during said period; and

WHEREAS, the City Council after due notice, held public hearings on October 15, 2025, November 5, 2025, and November 19, 2025, to consider 2026 revenue sources and expenditure appropriations for the year 2026; and

WHEREAS, the City Council has deliberated on the proposed 2026 budget and made adjustments and changes deemed necessary and proper.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GRANITE FALLS DO HEREBY ORDAIN AS FOLLOWS:

Section 1. Adoption by Reference. The annual budget for the City of Granite Falls, Washington, for the year 2026 is hereby adopted at the fund level in its final form and content as set forth in the document entitled City of Granite Falls 2026 Annual Budget, one copy of which is on file in the Office of the City Clerk.

Section 2. Resources(Revenues) and Expenditures. Estimated resources (revenues) for each separate fund of the City of Granite Falls and aggregate expenditures for all such funds for the year 2026 are set forth in summary form below and are hereby appropriated for expenditure at the fund level during the year 2026 as set forth more fully in the City of Granite Falls 2026 Annual Budget on file in the Office of the City Clerk.

Fund No.	Fund Name	2026 Budget Beginning Balance	2026 Budget Revenues	2026 Budget Expense	2026 Budget Ending Fund Balance
001	Current Expense	\$ 3,799,691.00	\$ 3,899,292.00	\$ 4,971,545.00	\$ 2,727,438.00
101	City Street	\$ 540,153.00	\$ 375,907.00	\$ 409,664.00	\$ 506,396.00
102	Psrks Impact Fee	\$ 56,375.00	\$ 1,208.00	\$ -	\$ 57,583.00
103	Community Fund	\$ 153,318.00	\$ 61,243.00	\$ 200,000.00	\$ 14,561.00
303	Street Capital Improvement	\$ 4,226.00	\$ 1,224,477.00	\$ 1,191,250.00	\$ 37,453.00
304	Alternate Route Capital Improvement	\$ 45,762.00	\$ 31,570.00	\$ 35,000.00	\$ 42,332.00
305	Capital Improvement	\$ 35,575.00	\$ 1,020,849.00	\$ 1,020,000.00	\$ 36,424.00
306	REET Capital Improvement	\$ 722,996.00	\$ 254,844.00	\$ -	\$ 977,840.00
401	Water Utility	\$ 580,029.00	\$ 1,186,424.00	\$ 1,234,848.00	\$ 531,605.00
402	Water Capital Improvement	\$ 1,074,453.00	\$ 303,318.00	\$ 498,245.00	\$ 879,526.00
403	Sewer Utility	\$ 2,312,009.00	\$ 2,113,133.00	\$ 1,942,508.00	\$ 2,482,634.00
404	Sewer Capital Improvement	\$ 2,821,972.00	\$ 801,236.00	\$ 70,000.00	\$ 3,553,208.00
405	Storm Drainage	\$ 1,186,649.00	\$ 500,042.00	\$ 247,947.00	\$ 1,438,744.00
406	Storm Capital Improvement	\$ 614,796.00	\$ 1,724,032.00	\$ 1,940,500.00	\$ 398,328.00
407	Solid Waste	\$ 101,054.00	\$ 2,704.00	\$ -	\$ 103,758.00
630	Trust	\$ 8,769.00	\$ 12,959.00	\$ 12,299.00	\$ 9,429.00
Total All Funds		\$ 14,057,827.00	\$ 13,513,238.00	\$ 13,773,806.00	\$ 13,797,259.00

Section 3. Filing and Transmittal. The City Clerk is directed to transmit a certified copy of the budget hereby adopted to the State Auditor's Office and the Municipal Research & Services Center.

Section 4. Repealer. All ordinances, or parts of ordinances, of the City of Granite Falls in conflict herewith, be and the same are hereby repealed.

Section 5. Severability. If any section, sentence, clause or phrase of this Ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this Ordinance.

Section 6. Publication and Summary. This Ordinance or summary thereof consisting of the title shall be published in the official newspaper of the City.

Section 7. Effective Date. This Ordinance shall be in full force and effect five (5) days after publication of the summary consisting of the title.

Said Ordinance was passed in open session by the City Council of the City of Granite Falls on the _____ day of _____, 2025, and signed in authentication of its passage this _____ day of _____, 2025.

Matthew Hartman, Mayor

ATTEST:

Darla Reese, MMC, City Clerk

APPROVED AS TO FORM:

Thom Graafstra, City Attorney
Emily Guildner, City Attorney

DATE OF FIRST AND FINAL READING: _____
DATE OF PUBLICATION: _____
EFFECTIVE DATE: _____



GRANITE FALLS

City of Granite Falls
215 S. Granite Avenue / P.O. Box 1440
Granite Falls, Washington 98252

EXHIBIT 1

P 360-691-6441
F 360-691-6734
www.cityofgranitefalls.com

PUBLIC HEARING NOTICE

City of Granite Falls
November 19, 2025
7:10 p.m., or soon thereafter

BEFORE THE GRANITE FALLS CITY COUNCIL

NOTICE IS HEREBY GIVEN THAT on Wednesday, November 19, 2025, at 7:10 p.m., or soon thereafter, a public hearing will be held by the Granite Falls City Council for consideration of the 2026 Final Budget.

Any person may appear at the hearing and may comment on the proposed revenue sources. If you are unable to attend the public hearing in person, you may submit your written comments by 4:00 p.m., November 19, 2025, to the attention of the City Clerk at Granite Falls City Hall, 215 S Granite Avenue, Granite Falls, WA, 98252, in order for your comments to be considered as part of the formal record. Additional information may be obtained at City Hall from 8:30 a.m. to 5:00 p.m. by calling 360-691-6441.

GRANITE FALLS CITY COUNCIL

Darla Wilkins, City Clerk

Dated this 31st day of October, and 7th day of November, 2025

**Notice – All Proceedings of this meeting are sound recorded
Except Executive Sessions.**



VERIFICATION OF PUBLIC HEARING POSTING
FOR CONSIDERATION OF PROPOSED PERMIT #CPA/ZMA2024-
001 MILLER PROPERTIES COMPREHENSIVE PLAN
AMENDMENT AND ZONING MAP AMENDMENT

I, Darla Wilkins, City Clerk for the City of Granite Falls, WA hereby certifies the Notice of Public Hearing for the Granite Falls City Council was posted in three public places as described below. This Public Hearing will be held on Wednesday, November 19, 2025, at 7:20 p.m., or soon thereafter.

City Hall, 215 South Granite Avenue by: Darla date: 11/4/2025

Granite Falls Public Library, 815 East Galena Street by: Carole date: 11/7/2025

Granite Falls Post Office, 205 East Stanley Street by: Carole date: 11/7/2025

Mailed to property owners within 300 feet of subject properties:

by: Carole Williams date: 11/7/2025

Emailed to the media parties of record

by: Darla date: 11/4/2025

Certified this 17th day of November, 2025

Darla Wilkins
By Darla Wilkins, MMC, City Clerk

Everett Daily Herald

Affidavit of Publication

State of Washington }

County of Snohomish } ss

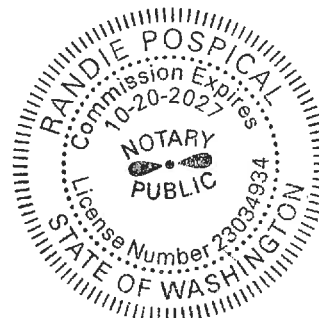
Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH1021953 NOPH 2026 FINAL BUDG as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 2 issue(s), such publication commencing on 10/31/2025 and ending on 11/07/2025 and that said newspaper was regularly distributed to its subscribers during all of said period.

The amount of the fee for such publication is \$68.80.

Subscribed and sworn before me on this

7th day of November
2025.

Randie Pospical



Notary Public in and for the State of Washington.

City Of Granite Falls/LEGAL ADS | 14102095
DARLA WILKINS

PUBLIC HEARING NOTICE

City of Granite Falls

November 19, 2025

7:10 p.m., or soon thereafter

BEFORE THE GRANITE FALLS CITY COUNCIL

NOTICE IS HEREBY GIVEN THAT on Wednesday, November 19, 2025, at 7:10 p.m., or soon thereafter, a public hearing will be held by the Granite Falls City Council for consideration of the 2026 Final Budget.

Any person may appear at the hearing and may comment on the proposed revenue sources. If you are unable to attend the public hearing in person, you may submit your written comments by 4:00 p.m., November 19, 2025, to the attention of the City Clerk at Granite Falls City Hall, 215 S Granite Avenue, Granite Falls, WA, 98252, in order for your comments to be considered as part of the formal record. Additional information may be obtained at City Hall from 8:30 a.m. to 5:00 p.m. by calling 360-691-6441.

GRANITE FALLS CITY COUNCIL

Darla Wilkins, City Clerk

Published: October 31, November 7, 2025.

EDH1021953



CITY COUNCIL AGENDA BILL

Subject: 7.b.

Originating Dept.: Planning Department

Action Recommended: The Council is asked to accept staff, consultants, and Planning Commission recommendations to approve the inclusion of both the proposed Comprehensive Plan Amendment and Zoning Map Amendment in the 2026 annual amendment to the City's 2024 Comprehensive Plan Periodic Update following public hearing and review.

Approval(s): Planning

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Memo
2. Miller CPA-ZMA 2024-001 - Staff Report to City Council Oct 2025
3. Combined Exhibits

Budgeted Amount:

BARS Code:

Summary Statement:

The issue before the Granite Falls City Council is to review and consider a proposed citizen-initiated Comprehensive Plan Amendment and Zoning Map Amendment to amend the City's 2024 Comprehensive Plan Periodic Update. The applicant is Peter Condyles of Toyer Strategic Advisors, Inc. on behalf of the legal owners of the subject properties ("*Miller Properties*").

Background:

This proposed amendment submittal includes the request for seven separate actions to consider, as outlined in the Staff Report. On October 31, 2024, the applicants submitted all necessary application materials, including sufficient responses to all required questions. A SEPA threshold

determination of Nonsignificance was issued on October 1, 2025, with a deadline set for Tuesday October 14th, 2025. At the close of the deadline date, the City did not receive any comments on the DNS and therefore determined the SEPA action to be final. A duly noticed public hearing was held Tuesday, October 14th, 2025.

Recommended Motion:

1) Motion to approve the proposed Comprehensive Plan Amendment and Zoning Map Amendment in the 2026 annual amendment to the City's 2024 Comprehensive Plan Periodic Update as recommended by staff, consultants, and Planning Commission.



Memo

To: Granite Falls City Council
From: Eric Jensen, EJ Municipal Land Use Planning
CC: Jeff Balentine, City Manager
Brent Kirk, Deputy City Manager
Amy Hess, Planning Director
Date: November 14, 2025
Re: **November 19th Miller Properties (Project # CPA/ZMA 2025-001)**
Public Hearing before City Council

Hello everyone. In anticipation of the Miller Properties Comprehensive Plan Amendment and Zoning Map Amendment Public Hearing scheduled for the next Council meeting on the 19th, I am attaching for your consideration our City/Consultant staff report outlining the findings, conclusions, and recommendations.

This proposed action was brought before the Planning Commission on October 14th for Public Hearing, and after review and consideration, the Planning Commission moved to recommend Council approval for the application as submitted.

In preparation for this hearing, I will provide you with a short PowerPoint presentation in support of the attached staff report material. In addition, you should expect to see the applicant party in attendance to provide their own presentation, after which we will all be available to answer any questions you may have.

Have a great weekend and I will see you on the 19th!



Staff Report

To: Granite Falls City Council
From: Eric Jensen, Consultant – EJ Municipal Land Use Planning
CC: Deputy City Manager Brent Kirk
Date: October 17, 2025
Subject: Citizen-initiated proposal seeking approval to add certain Comprehensive Plan Amendment and Zoning Map Amendment to the 2024 Periodic Update of the City’s adopted Comprehensive Plan.
For Meeting of: November 19, 2025 (*Public Hearing*)

ISSUE AND ANALYSIS:

The issue before the Granite Falls City Council is to review and consider a proposed citizen-initiated Comprehensive Plan Amendment and Zoning Map Amendment to amend the City’s 2024 Comprehensive Plan Periodic Update. The applicant is Peter Condyles of the Toyer Strategic Advisors, Inc. on behalf of the legal owners of the subject properties (“*Miller Properties*”).

Consultant and City staff has reviewed the proposed Comprehensive Plan Amendment and Zoning Map Amendment against the regulatory provisions of the Granite Falls Municipal Code Title 19 as well as the assigned growth targets for housing units in the City for the upcoming 20-Year Comprehensive Plan Periodic Update and finds that the applicant presents a proposal of density and use changes and revised regulatory tools consistent with the most recent adopted Comprehensive Plan and associated development regulations. Therefore, this proposal has met the prescribed intent of all applicable requirements and standards through the following analysis and attached exhibits included in this staff report.

On Tuesday October 14th a Public Hearing was conducted before the Granite Falls Planning Commission to hear this Miller Properties CPA/ZMA proposal. As part of hearing proceedings, the City’s consultant presented a staff report including a full set of findings of fact, conclusions, exhibits, and recommendations. Following hearing testimony by the applicant and a nearby homeowner, deliberations occurred, and a motion was made and passed to send a recommendation to approve this proposed *Miller Properties* (CPA/ZMA 2024-001) action to the City Council for its consideration and determination whether to approve, modify, or deny the proposal as submitted.

POLICY:

The Granite Falls Municipal Code (GFMC) Section 19.04C.035.B(2) states, “A zoning map amendment (rezone) application is subject to the requirements of GFMC [19.04C.070](#). All zoning map amendment (rezone) applications must be accompanied by a comprehensive plan amendment application in compliance with subsection (C) of this section.”

PROPOSAL:

The Applicant wishes to affect a change to the Comprehensive Plan to reflect new plan narratives and land use designations in the subject properties and revisions to be reflected on both the Plan's *Official Zoning Map* and the *Future Land Use* map in addition to adopting new development regulations to allow the provision for Planned Residential Developments (PRDs) in the R-7200 zoning district. The main element of the proposed action includes:

- Adjustment of zoning boundaries within Miller Shingle-owned properties along Mt. Loop Highway and north of Gun Club Road.
- Redesignate and rezone ± 105.47 acres out of ± 171.9 acres. This action would:
 - Convert ± 10.99 acres of low density residential (R-9600) zoning to industrial zoning.
 - Redesignate and rezone ± 88.71 acres from R-9600 to R-7200 zoning.
 - Convert ± 5.77 acres of heavy industrial zoning to light industrial zoning.
- Reflect such new land use designations on the *Future Land Use* map.
- Approval of amendments to the Granite Falls Municipal Code (GFMC) to allow for PRDs in the R-7200 zone.

The proposal, if successful, would result in reconfiguration and rezone of:

- ± 88.71 acres Residential (R-7200) zoning
- ± 24.45 acres Light Industrial (LI) zoning
- ± 58.74 acres Heavy Industrial (HI) zoning

If approved, this proposal would result in an overall reduction of 10.99 acres of residential zone land.

BACKGROUND:

The docketing process is a procedure for receiving and evaluating citizen and City-initiated proposals to amend the County's Comprehensive Plan and development regulations. The Washington State Growth Management Act (GMA) requires cities planning under GMA to maintain procedures for citizens and the City to request changes to the Comprehensive Plan. Under the GMA, the City can amend the Granite Falls Comprehensive Plan once a year, with limited exceptions.

The City processes amendment requests on an annual schedule, as outlined in GFMC 19.04C.035. The City of Granite Falls completed a full Comprehensive Plan update in 2024, and amendments will be considered in 2025 and adopted in 2026.

ACTIONS TO CONSIDER:

This proposed amendment submittal includes the request for seven separate actions to consider:

- (1) adjust zoning designations of certain low-density residential zoned parcels (within *R-9600*) to *Light Industrial* (LI) zoning district.
- (2) adjust zoning designations of certain *Heavy Industrial* (HI) zoned parcels to *Light Industrial* (LI) zoning district.
- (3) to adjust zoning designations of certain residential zoned parcels from low-density zoning designation of *R-9600* to moderate density *R-7200* zoning district.
- (4) modify *Official Zoning Map* to reflect such proposal for consistency with actions to approve.
- (5) modify *Future Land Use* map to reflect such proposal for consistency with actions to approve.
- (6) modify Comprehensive Plan narrative to reflect such proposal for consistency with actions to approve.
- (7) to allow the use of Planned Residential Development (PRDs) rules to apply to all parcels within the *R-7200* zoning district and modify Granite Falls Municipal Code 19.05.300(E) to reflect such allowed use.

FINDINGS AND CONCLUSIONS:

1. Application Required. A zoning code amendment application is required to formally request a change to the regulations and standards in this UDC. A zoning map amendment (rezone) application is subject to the requirements of GFMC 19.04C.070. All zoning map amendment (rezone) applications must be accompanied by a comprehensive plan amendment application in compliance with subsection (C) of this section. Applications shall include:
 - (a) A completed zoning code or zoning map amendment application form.
 - (b) Property owners' and agents' names, addresses, and other contact information.
 - (c) Reason for the requested change.
 - (d) Statement of how the proposed amendment is consistent with comprehensive plan goals and policies.
 - (e) For proposed amendments regarding a specific parcel or parcels rather than a zone, district, or designated area of the city:

Project No. CPA/ZMA 2024-001
Miller Properties Comprehensive Plan Amendment & Zoning Map Amendment
Staff Report to Granite Falls City Council

- (i) Parcel identification number and address of the parcel or parcels.
 - (ii) Mailing labels of all property owners within 300 feet of the parcel or parcels.
 - (iii) A legal description of the subject property; and
 - (iv) Vicinity map
- (f) A completed environmental checklist; and
- (g) Other relevant information regarding the proposal.
2. On October 31, 2024, the applicants submitted all necessary application material including sufficient responses to all required questions.
 3. This citizen-initiated proposal is known as the Miller Properties Comprehensive Plan Amendment and Zoning Map Amendment, Project File #CPA/ZMA 2024-001.
 4. This Citizen-initiated proposal seeking approval to add certain Comprehensive Plan Amendment and Zoning Map Amendments in the 2026 annual amendment effort to amend the City's 2024 Comprehensive Plan.
 5. Documentation supporting the findings of fact is in file CPA/ZMA 2024-001, which is adopted by reference into this approval.
 6. The citizen-initiated proposed Comprehensive Plan Amendment and Zoning Map Amendment have been reviewed for consistency with the City of Granite Falls Comprehensive Plan and determined to be consistent with the adopted Plan.
 7. The acceptance and ultimate adoption of the proposed Comprehensive Plan Amendment and Zoning Map Amendment further the public health, safety, and general welfare for the greater community of Granite Falls.
 8. A SEPA threshold determination of Nonsignificance was issued on October 1, 2025, with a deadline set for Tuesday October 14th, 2025. At the close of the deadline date, the City did not receive any comments on the DNS and therefore determined the SEPA action to be final.

RECOMMENDED ACTION:

After a review of all submitted material, the City's consultant and staff recommend approval to the Planning Commission add the proposed Comprehensive Plan Amendment and Zoning Map Amendment to the City's 2026 annual amendment of the 2024 Comprehensive Plan. The Planning Commission affirmed their own position through motion to approve and forwarded such recommendations to the City Council.

Project No. CPA/ZMA 2024-001
Miller Properties Comprehensive Plan Amendment & Zoning Map Amendment
Staff Report to Granite Falls City Council

The Council is asked to accept staff, consultants, and Planning Commission recommendations to approve the inclusion of both the proposed Comprehensive Plan Amendment and Zoning Map Amendment in the 2026 annual amendment to the City's 2024 Comprehensive Plan Periodic Update following public hearing and review.

ATTACHMENTS:

The following exhibits in support of the proposal and staff recommendation to approve such actions are attached to this staff report as follows:

Exhibit A – Toyer Strategic Advisors application material for requesting approval to add proposed Comprehensive Plan Amendment and Zoning Map Amendment to the City's 2024 Comprehensive Plan Periodic Update

Exhibit B – Applicant Toyer Strategic Advisors non-project SEPA Checklist – completed form

Exhibit C – Applicant Toyer Strategic Advisors – supporting application material: maps

Exhibit D – City of Granite Falls SEPA Determination of Nonsignificance issued October 1, 2025

Exhibit E – City posted Notice of Public Hearing at City posting locations on October 1, 2025

Exhibit F – City issued Notice of Action dated October 2, 2025

Exhibit G – City published Notice of Public Hearing dated October 3, 2025

Exhibit H – Applicant's October 14, 2025, submitted material titled "Granite Falls Explanation Exhibit"

Exhibit I – Applicant's October 14, 2025, submitted material titled "Max Density Comparison Aerial"

Exhibit J – Applicant's October 14, 2025, submitted material titled "Topo Existing Zoning Line"

Exhibit K – Applicant's October 14, 2025, submitted material titled "Topo Proposed Zoning Line"



EXHIBIT A

TOYER STRATEGIC ADVISORS, INC.

3705 Colby Ave | Suite 1
Everett, WA 98201
toyerstrategic.com

October 31, 2024
REVISED October 6, 2025

Eric Jensen
Community Development Director
City of Granite Falls
215 S. Granite Avenue
PO Box 1440
Granite Falls, WA 98252

MILLER SHINGLE REDESIGNATION & REZONE PROPOSAL

Dear Director Jensen:

On behalf of our client, Miller Shingle (the “Applicant”), we respectfully submit the enclosed redesignation and rezone proposal, along with a proposed concurrent development code amendment. Applicant had submitted a similar proposal during last year’s major comprehensive plan amendment cycle before withdrawing it to work on a revised (this) proposal.

The Applicant recognizes that the City would like to have additional industrial lands for future employment as the creation of jobs locally will yield benefits for the city including improvements to the jobs to housing ratio and the city’s tax base. In cooperating with the City, the Applicant is willing to reduce the area of its land zoned for residential purposes (creating a larger industrial area) provided that the City approve a rezone that allows the Applicant to develop a similar number of single family homes as it could have under the existing conditions. The simplest way to achieve a similar density would be to rezone the smaller residential area to R7,200 and make minor changes to the City’s Planned Residential Development (PRD) code that allow its use in the R7,200 zone.

The Applicant believes this is necessary to ensure that the cost to extend sewer to both the industrial area, as well as the residential area is economical and timely (as the city will rely on connection fees to pay back recent investments in its sewer treatment plant).

The Applicant’s other objectives are as follows:

- A. Match the zoning and future uses to site conditions including topography and geology.
- B. Establish a better and more functional transition between the industrial and residential zones.
- C. Align the future development of the property to be consistent with the required investments in site improvements and infrastructure, especially the extension of sewers.
- D. Provide for a more cohesive industrially zone area, which area could support a future industrial park and achieve the city’s employment and economic development goals.
- E. Provide for greater single family housing options with proposed amendments that would allow use of the Planned Residential Development (PRD) code in the R7,200 zone.
- F. Provide diverse single family housing options adjacent to the industrial zoning consistent with matching future housing to future workforce.

Development Code Amendment

In its prior submittal, the Applicant proposed a development agreement to establish certain flexibilities that would allow it to address development of its site given the topography and other factors. Alternatively, the Applicant’s

current proposal is seeking to amend the city's PRD code at 19.05.300 of the GFMC to allow for PRDs in the R7,200 zone.

Request Summary

The Applicant's request can be summarized as follows:

- redesignate and rezone ± 105.47 out of ± 171.9 acres. This action would convert ± 10.99 acres of residential land to industrial land, redesignate and rezone ± 88.71 acres from R-9,600 to R-7,200, and convert ± 5.77 acres of heavy industrial zoning to light industrial zoning.

Current zoning:

- ± 99.61 acres of R-9,600 zoning
- ± 16.70 acres of Light Industrial Zoning
- ± 55.59 acres of Heavy Industrial Zoning

After the reconfiguration, reconfiguration, and rezone:

- ± 88.71 acres of R-7,200 zoning
- ± 24.45 acres of Light Industrial zoning
- ± 58.74 acres of Heavy Industrial zoning
- Approve amendments to the Planned Residential Development code to allow for PRDs in the R7,200 with consistent amendments to establish minimum standards thereto.

Application Evaluation & Consistency Review

Attached hereto you'll find the Applicant's responsive analysis to the Factors to Be Considered in reviewing proposed map amendments as well as the Applicant's consistency analysis showing how this proposal complies and is consistent with the Granite Falls Comprehensive Plan, the Countywide Planning Policies (CPPs), the Multicounty Planning Policies (MPPs), and the Growth Management Act (GMA).

We trust the materials provided herein are a complete application that is fully responsive to the City's application criteria. That said, the Applicant anticipates that through the standard course of review and in negotiation of a development agreement, the Applicant may need to provide additional analysis, technical information, etc. in response to questions and/or for purposes of supplementing the record.

Should you have any questions or require additional information, please do not hesitate to contact our office.

Sincerely,

Peter Condyles

Peter Condyles
Senior Project Manager

Cc: Miller Shingle (Applicant/Client)

Enclosures

Application Questions

Please see the Applicant's responses to the application questions in blue text below.

1. Describe the proposed amendment(s). Attach proposed map or text changes.

- Redesignate and rezone (reconfigure) the property to swap ±10.99 acres from residential to industrial resulting in:
 - ± 88.71 acres of R7200 zoning (With PRD)
 - ± 24.45 acres of Light Industrial zoning
 - ± 58.74 acres of Heavy Industrial zoning
- Amend GPMC 19.05.300 to establish flexibility in the R7,200 zone that will allow the applicant to achieve an equivalent residential density as could be achieved prior to the zoning swap that results in a reduced acreage of residentially zoned property. Proposed amendments are attached hereto as an Exhibit titled "PRD Amendments."
- A map showing the changes in the zoning is attached hereto as an Exhibit titled "Rezone Reconfiguration Exhibit Map."

2. Explain why the amendment is being proposed and select the type of change from the list below:

- Major or minor land use and road classification changes
- Amendments to Plan text including support data and implementation
- Minor changes or clarification to policies
- Other minor text changes

The map amendment is proposed to help the City realize its desire for additional industrial lands for future employment as the creation of jobs locally will yield benefits for the city including improvements to the jobs to housing ratio and the city's tax base.

In cooperating with the City, the Applicant is willing to reduce the area of its land zoned for residential purposes (creating a larger industrial area) provided that the City approve a rezone that allows the Applicant to develop a similar number of single family homes as it could have under the existing conditions. The simplest way to achieve a similar density would be to rezone the smaller residential area to R7,200 and make minor changes to the City's Planned Residential Development (PRD) code that allows its use in the R7,200 zone.

Further, the Applicant has identified circumstances and conditions resulting as it's studied and evaluated the development potential (and limitations) of its property and site conditions (e.g., topography, geology, etc.) do not necessarily align well with the overall site's existing zoning. Given these changed circumstances (city's desire for more industrial lands and Applicant's more thorough analysis of its property), the Applicant believes modification of the zoning as proposed herein will benefit both the city and the Applicant.

To determine the location of the rezoned zoning boundaries, the Applicant has analyzed how the zoning on the property could be modified to use the topography to achieve a greater transition at the edge of the residential and industrial zones and how adjusting zoning boundaries would aid in the most efficient and optimized use of the land to achieve both the city's and Applicant's long-term goals and objectives.

The Applicant's objectives are as follows:

- A. Match the zoning and future uses to site conditions including topography and geology.

- B. Establish a better and more functional transition between the industrial and residential zones.
- C. Align the future development of the property to be consistent with the required investments in site improvements and infrastructure, especially the extension of sewers.
- D. Provide for a more cohesive industrially zone area, which area could support a future industrial park and achieve the city's employment and economic development goals.
- E. Provide for greater single family housing options with proposed amendments that would allow use of the Planned Residential Development (PRD) code in the R7,200 zone.
- F. Provide diverse single family housing options adjacent to the industrial zoning which aligns future housing and future workforce needs.

Currently, the city's PRD code cannot be utilized in the R7,200 zone. The Applicant would like to rezone its property to the R7,200 zone with concurrent amendments to the PRD code to allow similar flexibilities for this zone as allowed in for PRDs in the R9,600 zone. These proposed amendments are needed to provide for a wider range of single family lot sizes, as well as deal with the design of a future project given the existing topography and other features of the site. Expanding the PRD to be applicable to this zone would help to utilize the buildable land on site, as a portion of the land that is part of this proposal has significant constraints. This will also help to accommodate the open space area that is stipulated along the river to the north.

While there are specific development review criteria for the rezone/comprehensive plan amendment, there is no such criteria in 19.04C.035 Amendments. Therefore, the Applicant's generally addresses its proposed code text amendment as part of its analysis of the proposal's consistency with the City's Comprehensive plan (at the end of these responses to the application questions) decision criteria and highlights how this proposed reconfiguration furthers the City's long-term housing and economic development goals, policies, and objectives.

3. Respond to the factors to be considered in reviewing map amendment requests:

- How is the proposed land use designation supported by or consistent with the existing policies of the various elements of the Comprehensive Plan? If it isn't, the development should demonstrate how the change is in the best long-term interest of the city.

LU-1.1 Encourage development that complements the existing development patterns in the City.

Granite Falls is predominantly a single-family residential community with a diverse housing stock that includes older existing homes, new subdivisions and some multifamily and townhome type development. The Applicant's proposal recognizes that the city desires manage growth while also ensuring its housing continues to provide diverse options that invite homeownership and attract new residents that may also seek employment in the city as industrial development occurs.

LU-1.2 Provide controls to minimize encroachment by incompatible land uses within and between zoning districts.

Applicant's proposal reconfigures zoning lines to create a more definite and appropriate transition between the zoning districts using current and future elevations/topography of the site to ensure appropriate transitions. This will protect against incompatible development. The proposed PRD code amendments will allow for more flexible standards needed in the R7,200 to effectively develop the site and achieve a similar residential density as could be achieved prior to the zoning swap. Further, the code amendments allow for greater variety and diversity of single family lots.

LU-1.6 Maintain each residential area as a safe, pleasant, and enjoyable place to live.

The reconfigured zoning boundaries would provide for better separation between the residential and industrial uses. Additionally, based on topography and the drop in elevation of the residentially zoned areas

from south to north, the residential zoned areas can develop as a quiet, but connected planned residential development.

And given this site's proximity to natural amenities, including the South Fork of the Stillaguamish River, residential development in this location will create a safe, pleasant, and enjoyable place to live and also find work. The proposed PRD code amendments would result in the ability to provide for a greater range of lot sizes for single family homes. This would allow for the most efficient use of the site and encourage future attainable home ownership opportunities in the city. Additionally, the city needs to achieve a similar density (despite the swap) to support the purchase of sewer connections required to pay back the investment in the new sewer plant and justify the expense of the extension of sewers to this area.

LU-1.8 Provide for active and diverse industrial areas that promote economic growth.

The Applicant is proposing the reconfiguration of the zoning boundary to create a more congruent industrial zone area which can be developed more like an industrial park. The goal would be to provide for a range of industrial building types and sizes, which would promote economic development through the creation of living wage jobs and expansion of the non-residential property tax base.

LU-2.1 Encourage future development in areas:

1. With the capacity to absorb development (i.e., areas with vacant or underdeveloped land and available utility, street, park, and school capacity, or where such facilities can be cost effectively provided), and

The Applicant's property has been planned for future development for many years. With the pending improvements to the sewer system, the city will be positioned to absorb future development. The Proposed reconfiguration of zoning, including changes in the residential zones, will promote a greater diversity of housing that will more effectively address the cost of extending sewer and other utility infrastructure to the site.

2. Where adverse environmental impacts can be minimized; and where the proposed development will enhance the area's appearance or vitality.

The current proposal is a non-project action. Future development would be reviewed for potential impacts and mitigation, if necessary, identified at that time. The Applicant's proposal however will support enhancement of the appearance and vitality of the area by creating better separation and transition between residential and industrial zones and creating a more marketed industrial development site.

Goal LU-3 To preserve existing, and to develop new, residential neighborhoods in character with the vision for Granite Falls.

The Applicant's proposal would establish higher density single family zoning (R7,200) and greater flexibility in the design of a future project through amendments to the PRD code. This would support certain types of missing middle housing that are needed to meet identified housing needs (per the County's Housing Needs Report) in the area and ensure sufficient workforce housing to accommodate workers who want to live and work in Granite Falls.

LU-4.4 Permit a range of densities to encourage a variety of housing types that meet the housing needs of residents with a range of incomes.

The Applicant's proposal would permit a greater range of single family housing and single family housing density to address the housing needs of existing and future residents consistent with new GMA requirements under RCW 36.70A.070(2). However, it would continue to promote attainable home ownership.

LU-5.1 Locate single-family developments in areas served by adequate sewer and water and by a street system able to accommodate the additional traffic.

One of the big questions for the future development of this site (as residential and industrial) is the cost to extend sewer facilities to the edge of the city limits. Given this expense, the Applicant's proposal seeks an amendment to allow a denser zoning designation on a portion of the site, which change would allow for a greater diversity of housing and the number of homes necessary to make the expense of the infrastructure economical. That said, the Applicant believes there may need to be additional flexibility in the type of sewer infrastructure utilized and the Applicant intends to discuss these accepted alternative technical solutions with the city during the review process and discussion of a development agreement.

Goal LU-7 To allow a mix of residential densities in multifamily designated areas to provide a range of housing types and prices.

The zoning change and code amendments sought in this proposal are intended to ensure a mix of housing density that promotes needed housing variety consistent with the city's housing needs.

LU-9.1 Encourage the development of an industrial park area suitable for attracting clean industry

This proposal would create a more congruent and developable industrial area capacity of attracting clean industry and/or industries built around outdoor and recreation lifestyles.

LU-9.8 Regulate the development of industrial lands so as to minimize impacts on surrounding lands uses, especially residential land uses.

Applicant's proposed reconfiguration of the zoning is intended to further minimize any potential impacts with the residential land use being adjacent to the industrial land use.

LU-10.1 Provide for an adequate supply of residential, commercial, and industrial designated land to accommodate a moderate level of economic development and population growth.

Applicant's proposal for zoning reconfiguration would help Granite Falls further its goal of having adequate land for the above-mentioned industrial development. The proposal would provide the city with an additional 10.99 acres of industrially developable land and would help the city balance its long-term economic development and population growth.

LU-10.2 Encourage diversified, well-balanced economic development.

Applicant's proposed amendment would provide for a more congruent industrial site to attract economic development opportunities. Part of having well balanced economic development is ensuring a balance in the zoning types allowed, which Applicant's proposal promotes.

LU-10.4 Concentrate additional growth in the City limits and the Urban Growth Area.

Applicant's proposal would help concentrate additional growth within the city limits.

LU-10.6 Promote land use regulations that are consistent with the Countywide Planning Policies on Reasonable Measures.

This project is consistent with the Countywide Planning Policies as analyzed in that section of this analysis.

Housing Element:

Goal H-1 To provide a range of housing types to ensure an adequate choice of living accommodation for all Granite Falls residents.

The Applicant's proposed amendment would create zoned opportunities to provide for a greater diversity of single family housing opportunities that are attainable for home ownership. The intent is also to provide opportunities for housing near employment.

H-1.2 Designate multi-family housing close to the downtown, transportation facilities, public services, and employment centers in the Urban Growth Area.

The Applicant's proposal would result in zoning that achieves more efficient use of the most developable residential portions of the Applicant's property, which would locate additional residences near what the Applicant hopes will be a significant and active employment center for the city.

Economic Development Element:

GOAL ED-1 To use the location of Granite Falls as an economic incentive to attract and encourage tourist trade as well as commercial and industrial development.

This proposal would increase the city's supply of industrial land by 10.99 acres and provide a more congruent industrial site within an area that near the by-pass and other key logistical and locational components that are considered when companies make site location decisions. In sum, the proposal improves the attractiveness of the city for economic development (particularly industrial growth).

ED-1.2 Provide a mix of economic opportunities for those who prefer to work closer to home.

The proposed reconfigured zoning will create needed employment opportunities near a future residential area. This would give residents an option to work close to where they live and cut down on vehicle miles traveled as well as single occupancy vehicles.

GOAL ED-2 To encourage economic development that is compatible with the natural setting and small town character of Granite Falls.

The proposed reconfiguration to add 10.99 acres of industrial space in a more congruent site will improve the city's ability to encourage economic development. Additionally, the proposed location and boundary of the reconfigured zoning districts will promote more compatibility with the natural setting of the property (e.g., topography and other features) and the industrial area's location behind the industrial retail zone and the gun range will ensure a level of visual screening that supports the city's small town character and feel.

ED-2.1 Expand or rezone areas for commercial or industrial land uses only as needed. (Consider capital facility capacity requirements.)

The proposed amendment would result in a modest (10.99 acres) increase in the city's industrial land but is intended to improve compatibility with adjacent residential uses. Given the expense of the extension of the sewer system, Applicant's proposal is intended to ensure feasible development that can cover the cost of extending utilities. The additional industrial land will result in future industrial development that provides the needed non-residential property tax base for the city (supporting on-going city services).

GOAL ED-3 To take a positive partnership role in retaining and expanding the City's economic base by assisting local firms and welcoming new firms that will enhance the quality and diversity of the economic base.

The Applicant has operated its business in Granite Falls for many years. The proposed zoning will help the Applicant develop and/or partner with a developer to diversify the economic base of Granite Falls by expanding the industrial development opportunities available. This is likely to help residents choose to locate their businesses in their hometowns. By having sizeable, congruent, and well planned industrial zoned property ready for industrial development, the city will be positioned to act on economic development

opportunities, including retaining local businesses that have outgrown their current space or attracting businesses looking for space near Granite Falls.

- How does the proposed land use designation promote a more desirable land use pattern for the community? If so, a detailed description of the qualities of the proposed land use designation that make the land use pattern for the community more desirable should be provided to enable the Planning Commission and City Council to find that the proposed land use designation is in the community's best interest.

The Granite Falls comprehensive plan underscores the desire of community leaders to create a town where residents can both live and work. The Applicant is the owner of one of the largest (if not the largest) contiguous assemblage of property within the city limits, which property is currently zoned for both residential and industrial uses. As such, modifying the Applicant's zoning to improve the planned approach for achieving future residential and industrial development is in the long-term best interest of the Applicant and the city as both would like to see housing and job creation.

The Comprehensive Plan envisions creating an economic development engine that brings new investment to Granite Falls and captures/keeps more local tax dollars in the city. This proposal would help the city further this vision by aligning the zoning with future housing and economic development opportunities.

The Applicant believes there are several factors currently impacting the long-term success of the city's industrial zoned lands, including their adjacency to residential zoning and their configuration/orientation for site planning purposes. The Applicant believes that by reconfiguring and expanding the industrial zoning on its property, the result is a more marketable and productive industrial property that can attract job creating industries to Granite Falls. And the reconfiguration has the additional benefit of improving the transition between residential and industrial zoning (using topography) to reduce concerns over incompatible uses encroaching on industrial lands.

A secondary benefit to the Applicant's proposal is that it provides an opportunity to reevaluate the residential zoning on Applicant's property to achieve more greater single family housing opportunities by achieving a density consistent with what could have been accomplished on the large residential area. This helps provide scale for the anticipated expense of extending capital facilities (sewer) to the site¹. This will help the city maintain a diverse housing stock that is more likely to be accessible to the future workforce who would hold jobs in the industrial zoned areas once developed.

- What impacts would the proposed change of land use designation have on the current use of other properties in the vicinity, and what measures should be taken to ensure compatibility with the uses of other properties in the vicinity?

This property is on the edge of the Granite Falls City Limits and at the end of the city's utility network, which means it is uniquely situated to not disturb the core residential and commercial areas located to the south of this property.

The proposed reconfiguration of the zoning is primarily internal of the site boundaries and would have limited impacts on adjacent properties. However, the reconfiguration provides the following improvements in compatibility:

- Adjusting a 2.68-acre area along the eastern boundary would improve compatibility between the zoning on the site and the existing, adjacent rural residential development.
- By reconfiguring the boundary between the existing residential and industrial zones on the property, the

¹ A tertiary benefit is that the proposal has the benefit to modestly increase the number of future connections to the city's expanded sewerage treatment plant, which would help the city pay down that debt.

proposed zoning configuration better aligns with the current (and future anticipated) topography of the site.

- The residential zoning would be north of the highest point on the site and on a downslope. This would provide improved visual and physical separation between the residential and industrial uses. The elevation on the industrial land would be modified to match the lower elevation of the existing industrial lands, which would improve future industrial site design that support concepts which could include multiple buildings of varying sizes as well as potentially accommodate one or more larger industrial buildings.
- Lastly, a conceptual site plan (not intended to be a proposed development plan) indicates that the proposed zoning configuration may allow for the creation of greenspace/open space along the South Fork of the Stillaguamish River, which would afford greater habitat protections and potentially provide opportunities to incorporate some public access to these areas. These additions and enhancements to river access would be compliant with all aspects of the Granite Falls Shoreline Master Plan.

4. If proposing policy amendments, discuss how the proposal is related to the following five issues:

- Changing laws, economic conditions or social values
- Changed socioeconomic conditions
- Shifts in land use needs due to growth trends
- Shifts in community opinion and priorities
- Significant changes to the amount and characteristics of anticipated future growth

It is possible an amendment to and/or deletion of Policy LU-9.2 will be necessary to allow for this land use and zoning reconfiguration. This policy amendment is directly attributed to changes in the Applicant's understanding of site development conditions, changes in market factors which will influence the future site design of industrial areas, and a better understanding of how to use the site topography to provide transitions between the site's zoning.

5. Discuss how the amendment request meets the following questions:

- Is the proposed amendment appropriate to the Comprehensive Plan or is it more appropriate to implement the proposal as a development regulation or program?

The Applicant's proposed reconfiguration will require future land use and zoning map amendments, which make this appropriate to propose as a comprehensive plan amendment. Although some of the Applicant's objectives, including a development agreement and increased flexibility in certain development standards, can likely be achieved as a result through a development agreement, the intended outcome would still require the redesignation and rezoning of the Applicant's property. A portion of the Applicant's proposal is a concurrent amendment to the development regulations to allow for PRDs in the R7,200 zone.

- Is the proposed amendment legal? Does the proposed amendment meet existing state and local laws?

The proposed amendment is legal. In accordance with RCW 36.70A.130(2)(a), the city is required to have a program under which updates, proposed amendments, or revisions of the comprehensive plan are considered no more frequently than once per year. The Applicant's proposal is being submitted in conjunction with the city's annual amendment process as provided for in GPMC 19.04C.035(C).

Under RCW 36.70A.3201 the legislature has determined that *"the ultimate burden and responsibility for planning, harmonizing the planning goals of this chapter, and implementing a county's or city's future rests with that community."* This, combined with the City's duty to provide for an amendment process, procedurally obligates the city to consider the Applicant's proposed amendment.

- Does the proposed amendment correct an inconsistency within or make a clarification to a provision of the Plan?

The Applicant's proposed map amendments are intended to resolve an inconsistency between the existing zoning configuration and Comprehensive Plan Policy LU-1.2, which states the city will *"Provide controls to minimize encroachment by incompatible land uses within and between zoning districts."*

As the Applicant has evaluated its land and a reconfiguration is necessary to improve compatibility between zones and align zoning to physical characteristics of the site that support transitions between zones and uses. This reconfiguration/realignment helps to clarify the site's long-term consistency with the following policies:

- LU-10.1 Provide for an adequate supply of residential, commercial, and industrial designated land to accommodate a moderate level of economic development and population growth.
- LU-10.2 Encourage diversified, well-balanced economic development.

Applicant notes that its proposal will better improved land use and zoning consistency based on the following policies:

- LU-9.7 Protect industrial lands from encroachment by other land uses, which would reduce the economic viability of industrial lands.
- LU-9.11 Increase opportunities for additional employment and economic development opportunities in the City of Granite Falls by encouraging clean, quiet industry in the commercial areas of the city in a manner compatible with adjacent existing and planned-for development where the necessary infrastructure is in place to support this type of industrial development.
- LU-9.1 Encourage the development of an industrial park area suitable for attracting clean industry.
- LU-9.4 Encourage underground extension of utility lines to industrial designated areas and uses.

Lastly, the proposed amendment seeks to establish an appropriate balance of housing diversity (including missing middle housing typologies) that is consistent with the city's future housing needs. This will improve the site's overall consistency with the following:

- Goal LU-4 To provide a variety of residential choices including price ranges, housing types, construction, and locations to serve current and future needs.

6. Explain how the proposed amendment demonstrates a strong potential to serve the public interest by implementing specifically identified goals and policies of the Comprehensive Plan.

A detailed analysis follows this responsive application.

However, broadly speaking, the Granite Falls Comprehensive Plan calls for residential and industrial development that:

- Increases economic opportunities for existing residents.
- Promotes the opportunity to live and work in the same community.
- Locates employment and residential areas within a safe proximity from each other (relates directly

to compatibility).

The proposed land use and zoning reconfiguration would create some additional industrial land to support future employment opportunities, would create a more congruent industrial area that will support industrial park-style development, helps resolve compatibility and transition concerns between residential and industrial developments, and establishes the flexibility to accommodate greater housing diversity (including some missing middle housing), which will help bolster the city's resident workforce alongside opportunities to be employed locally.

In addition to this, the proposal is consistent with the Mountain Loop Entrance Subarea that is contained within the Comprehensive Plan. This subarea calls for residential and industrial development on existing and undeveloped pieces of land in the north part of the city. This proposal would add additional residential and industrial land for future development.

7. Explain how the public interest would best be served by considering the proposal in the current year, rather than delaying consideration to a later subarea plan review or plan amendment process.

The Applicant is submitting the proposed amendment within the city's annual comprehensive plan amendment process as set forth in 19.04C.035(C).

The public interest will be served based on the following:

- A modest increase in industrially zoned lands, leading to additional future employment opportunities as well as an expanded non-residential property tax base to support city services.
- Zoning boundaries that are drawn to reflect existing site and future development conditions and challenges, which adjusted boundaries reflect more appropriate transitions and reduce potential conflicts between uses.
- Planned land uses that reflect market conditions, improving the city's ability to attract economic investment and economic development.
- Improved future single family housing diversity, including some missing middle housing types that promote attainable home ownership.

8. Describe how the amendment request meets the five factors for granting or denial of amendment:

- The effect upon the physical, natural, economic, and/or social environments.

Physical and natural environments: The site is undeveloped, and the proposal takes advantage of the opportunity to align the zoning with the most likely future development scenario. Additional analysis of the development suitability of the site has identified topography and geology that warrant reconfiguration of the zoning to utilize these natural features to create better transition between the residential and industrial zoning. Additionally, because of the natural features of the site, the proposed 10.99 acres to be swapped from residential to industrial zone would be closer (distance wise) to the river but would be located with a greater physical separation (via geology, topography, etc.). The proposed development code amendment to allow PRDs in the R7,200 zone also promotes greater design flexibility better suited for the physical and natural environment in this area.

Economic Environments: The proposed reconfiguration of zoning considers multiple economic factors, including the following:

- It more fully recognizes the likely site development costs as well as the expense of extending water and sewer infrastructure to the edge of the city limits.

- It creates a more congruent industrially zoned area that improves site planning and the likelihood this area can develop as an industrial park. Further, the amendment would create an industrial site more likely to attract larger industrial employers as opposed to small warehouse and storage spaces.
- Provides better separation (physical) between residential and industrial uses, which will improve the future property values of both zoned areas.

Social Environments: As indicated throughout the Comprehensive Plan, the city envisions a stronger connection between living and working in Granite Falls, as well as safe connections between residential neighborhoods and industrial employment areas. The proposed amendment seeks to improve these interactions and help the city achieve that vision.

- The compatibility with, and impact on, adjacent land uses and surrounding neighborhoods including whether the amendment would create pressure to change the land use designation of other properties in the vicinity.
 - Adjusting a 2.68-acre area along the eastern boundary would improve compatibility between the zoning on the site and the existing, adjacent rural residential development.
 - By reconfiguring the boundary between the existing residential and industrial zones on the property, the proposed zoning configuration better aligns with the current (and future anticipated) topography of the site.
 - The residential zoning would be north of the highest point on the site and on a downslope. This would provide improved visual and physical separation between the residential and industrial uses. The elevation on the industrial land would be modified to match the lower elevation of the existing industrial lands, which would improve future industrial site design that support concepts which could include multiple buildings of varying sizes as well as potentially accommodate one or more larger industrial buildings.
 - Lastly, a conceptual site plan (not intended to be a proposed development plan) indicates that the proposed zoning configuration may allow for the creation of greenspace/open space along the South Fork of the Stillaguamish River, which would afford greater habitat protections and potentially provide opportunities to incorporate some public access to these areas.
- The adequacy of, and impact on, public facilities and services, including utilities, roads, public transportation, parks, recreation, and schools.

The proposed redesignation and rezone in this application is a non-project action, not a specific development proposal. The ultimate site design and development plan(s) will have greater influence on achieved densities and the mix and intensity of land uses.

Transportation: That said, the proposed reconfiguration creates additional industrial land, which may result in slightly higher trip counts and/or a greater percentage of truck trips than the current residential zoning. However, the site's proximity and future connections to the bypass route make it an ideal location for future industrial growth.

Utilities: The proposed amendment is likely to create a better zoning configuration that reflects market conditions and provides an appropriate concentration of sewer connections to justify the expense of extending those facilities to this part of the city. These connections in turn are critical to the city, which is currently in the process of financing and construction and new sewerage treatment plant that will rely on connection fees to offset the expense and pay down the debt.

Other Public Services: The proposed amendment will increase the non-residential tax base of the city and help off-set service costs. The residential development as reconfigured by the proposed amendment would create more compatibility and improved transitions between uses on the Applicant's site as well as adjacent uses, reducing potential calls to the city police related to nuisances (noise, light, etc.).

Public Transportation: There is no public transportation currently to the site. The addition of housing units and employment opportunities to this property could increase demand enough for Community transit to add transit options to this part of Granite Falls, expanding on the existing route that only services a limited portion of the city.

Parks. The proposed amendment combined with a development agreement and the use of the city's Planned Residential Development tool are likely to result in greater planning of on-site parks and may result in increased public access to areas around the South Fork of the Stillaguamish.

Schools: Student generation rates vary greatly depending on the housing type. The proposed amendment would support greater housing variety in the proposed residential areas, but it would be difficult to forecast impacts beyond that. School Districts are required to update their capital facilities plans every two years, which allows the district to address new development anticipated and adjust impact fees accordingly based on student generation rates. Further, school districts routinely utilize non-permanent capacity (portables) to handle variations in student enrollments.

- The quantity and location of land planned for the proposed land use type and density.

The Applicant's parcels are some of the largest undeveloped contiguous parcels remaining in Granite Falls, which provides the city and Applicant a unique opportunity to make a minor adjustment (10.99 acres) between residential and industrial zoning. Additionally, by making a modest adjustment in the residential zoning for 17.09 acres, the city would improve its planning to accommodate a great variety of housing, which is consistent with the county's Housing Needs Report.

The location, and the quantity of industrial land associated with this site is a large canvas by which the city can realize long-term economic development benefits. The Applicant's proposed amendments will help the city realize those benefits sooner.

- The effect, if any, upon other aspects of the Comprehensive Plan.

A broader and more detailed review of the proposal's consistency with the Comprehensive Plan follows this questionnaire.

9. Describe how the amendment request meets the six requirements for granting or denial of amendment:

- The amendment must be consistent with the Growth Management Act and other applicable State laws.

Applicant hereby provides the following analysis of consistency with the Growth Management Act.

- (1) Urban growth. Encourage development in urban areas where adequate public facilities and services exist or can be provided in an efficient manner.

The Applicant's proposed zoning reconfiguration improves the development suitability of the site, will support the extension of urban utilities to this part of the city limits, and optimizes the future use of the land to support long-term housing and employment goals. The concurrent code amendment will also help promote residential and industrial development in the city's UGA.

- (2) Reduce sprawl. Reduce the inappropriate conversion of undeveloped land into sprawling, low-density development.

The Applicant's proposed zoning reconfiguration is within the City Limits and does not result in conversion of undeveloped land into sprawling, low-density development. In contrast, the Applicant's proposal would improve the efficiency and utilization of existing lands zoned for residential and industrial development. The PRD code changes will improve the efficiency and utilization of the land for urban development (residential and industrial).

- (3) Transportation. Encourage efficient multimodal transportation systems that will reduce greenhouse gas emissions and per capita vehicle miles traveled and are based on regional priorities and coordinated with county and city comprehensive plans.

The Applicant's proposed reconfiguration of the zoning would align residential zoning with future housing needs and provide for housing adjacent to a more congruent industrial zone. The near location of housing and future employment opportunities create potential for a reduction in vehicle miles traveled. The location of the proposed expanded industrial area is consistent with its proximity to the bypass route.

- (4) Housing. Plan for and accommodate housing affordable 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.

The Applicant's proposal would help the city plan for an accommodate a greater diversity of single family housing types and promote a housing stock that is more attainable to those who would want to live and work in the same community.

- (5) 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 for disadvantaged persons, promote the retention and expansion of existing businesses and recruitment of new businesses, recognize regional differences impacting economic development opportunities, and encourage growth in areas experiencing insufficient economic growth, all within the capacities of the state's natural resources, public services, and public facilities.

The Applicant's proposed reconfiguration of zoning would minimally expand (by 10.99 acres) the city's industrial area but would make the industrial area a more congruent and optimized zone that will support future industrial employment growth. The Applicant believes that as the Cascade Industrial Center is developed more fully, lease rates will increase and push smaller manufacturers, wholesalers, contractors, and distribution companies to seek out facilities in locations like Granite Falls. The proposed amendment prepares this location to serve those growth opportunities.

- (6) 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.

The proposed amendments do not negatively impact property rights. The proposed PRD code amendments are necessary to provide the Applicant with a similar residential yield in recognition that the residential portion of the property is being reduced to help promote the city's economic development goals (and need for jobs).

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

The proposed amendment is timely submitted consistent with the code provisions allowing for annual amendments . No permits for development are sought at this time.

- (8) Natural resource industries. Maintain and enhance natural resource-based industries, including productive timber, agricultural, and fisheries industries. Encourage the conservation of productive forestlands and productive agricultural lands and discourage incompatible uses.

The proposed amendment has no impact on resource-based industries including productive timber, agricultural, or fisheries industries. The proposed amendment would not create a new incompatibility between the zoned uses on the Applicant's site and adjacent resource industries located outside the UGA.

- (9) Open space and recreation. Retain open space and green space, enhance recreational opportunities, enhance fish and wildlife habitat, increase access to natural resource lands and water, and develop parks and recreation facilities.

The Applicants proposal would provide for access to needed development codes, standards, and flexibility to create a future residential development that can incorporate open space features and recreation. This may even include the ability to create more public access around the South Fork of the Stillaguamish.

- (10) Environment. Protect and enhance the environment and enhance the state's high quality of life, including air and water quality, and the availability of water.

The Applicant's proposal is a non-project action and would not have any immediate impact on the environment. That said, Applicant's proposal reconfigures the zoning to better align with comprehensive plan policies, natural features on the site, etc.

- (11) Citizen participation and coordination. Encourage the involvement of citizens in the planning process, including the participation of vulnerable populations and overburdened communities, and ensure coordination between communities and jurisdictions to reconcile conflicts.

The Applicant's proposal is being initiated through a citizen-initiated process. The timing of the proposal will ensure maximized opportunities for public participation.

- (12) 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 service levels below locally established minimum standards.

Applicant's proposed changes are minor in nature and are not anticipated to result in any decrease in levels of service below adopted standards.

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

The proposed zoning reconfiguration does not directly address historic or cultural preservation; however, any future development would be required to analyze historic and cultural resources as appropriate.

- (14) Climate change and resiliency. Ensure that comprehensive plans, development regulations, and regional policies, plans, and strategies under RCW 36.70A.210 and chapter 47.80 RCW adapt to and mitigate the effects of a changing climate; support reductions in greenhouse gas emissions and per

capita vehicle miles traveled; prepare for climate impact scenarios; foster resiliency to climate impacts and natural hazards; protect and enhance environmental, economic, and human health and safety; and advance environmental justice.

The Applicant believes that the proposed reconfiguration improves the city's ability to be prepared for climate resiliency. First, it would create a more diverse housing stock. Second, it would improve the likelihood the industrial area develops efficiently and creates employment opportunities for residents to live and work in the city. Even if a small percentage of residents were to transition to local employment, such change will dramatically reduce vehicle miles traveled. Further, as a matter of social justice, the ability for living wage jobs to be created in Granite Falls lessens burdens on those who've had to drive until they could afford housing – persons that presently experience long commutes that burden them with higher transportation expenditures and more time away from their family and social opportunities within the community.

- (15) Shorelines of the state. For shorelines of the state, the goals and policies of the shoreline management act as set forth in RCW 90.58.020 shall be considered an element of the county's or city's comprehensive plan.

The Applicant's proposal aims to keep any development as far away from the South Fork of the Stillaguamish as possible.

- The amendment must be consistent with the applicable County-wide Planning Policies.

The Applicant's proposal is consistent with and will help implement the Countywide Planning Policies as follows:

DP-6: City and County comprehensive plans should locate employment areas and living areas in close proximity in order to maximize transportation choices, minimize vehicle miles traveled, optimize the use of existing and planned transportation systems and capital facilities, and improve the jobs-housing balance.

This proposal would optimize an employment area that is within a reasonable proximity to land zoned for housing, as well as provide for more flexible housing types (which in turn supports housing for workforce). Applicant's proposal would help minimize vehicle trips and improve the jobs to housing balance in Granite Falls.

DP-36: Jurisdictions should develop high quality, compact urban communities that impart a sense of place, preserve local character, provide for mixed uses and choices in housing types, and encourage walking, bicycling, and transit use.

This proposal would utilize minor changes in zoning and the development regulations (PRD code) to achieve a greater range of single family housing types and offer housing options for nearby employment opportunities. This may also encourage local transit use, as well as walking and biking.

DP-38: The County and cities should reduce disparities in access to opportunity for all residents through inclusive community planning and making investments that meet the needs of current and future residents and businesses.

With housing costs continuing to rise and housing needs more diverse, the proposed amendment would provide the zoning foundation from which future housing needs can be better met while also allowing the city to create needed jobs.

DP-42: The County and cities should conserve designated industrial land for future industries and related jobs by:

- a. Protecting industrial land from encroachment by incompatible uses and development on adjacent land;

This proposal to reconfigure zoning would create better and more appropriate transitions between the industrial and residential zoned areas.

- b. Discouraging non-industrial uses on industrial land unless such uses support and enhance existing industrial land uses; and

This proposal would add approximately 10.99 acres of industrial zoning to optimize the potential for a future industrial park in Granite Falls.

- c. Discouraging conversion of industrial land to other land use designations unless it can be demonstrated that a specific site is not suitable for industrial uses.

The intention of this reconfiguration is to adjust the locations of residential and industrial zones to reflect topography and other site conditions more appropriately. There is no conversion of industrial lands to a non-industrial use.

HO-4: The county and cities should implement policies that allow for the development of moderate density housing to help meet future housing needs, diversify the housing stock, and provide more affordable home ownership and rental opportunities. This approach should include code updates to ensure that zoning designations and allowed densities, housing capacity, and other restrictions do not preclude development of moderate density housing.

The proposed zoning and development code amendments would allow for more diverse moderate single family housing options. This would help Granite Falls create more housing opportunities, especially for home ownership.

ED-2: The County and cities should foster an equitable business and regulatory environment that supports and encourages the establishment and growth of small and startup businesses, especially those that are woman- and minority-owned.

Much of the industrial development in Snohomish County is medium to large scale industrial, which is not suitable for small business and/or startups that need small buildings. And the rapid development of the Cascade Industrial Center is very likely to displace a number of smaller businesses and startups as lease prices rise. Thus, Applicant's proposal to create a more congruent industrial site provides opportunities for flexibility in building sizes as well as space that can accommodate smaller businesses and startups.

ED-3: Jurisdictions should prioritize multi-modal transportation system linkages between growth centers, manufacturing/industrial centers, and residential areas to support economic development and improve access to a wide variety of job opportunities and employment.

This site would continue to locate residential and industrial development near each other but would provide for improved transitions and compatibility. The addition of jobs and housing to this part of Granite Falls would increase demand for a transit line in this part of the city. This could lead to expansion of the existing Community Transit route that services a limited portion of the city.

ED-5: Jurisdictions should promote economic and employment growth that creates a countywide economy that consists of a diverse range of living wage jobs for all of the county's residents.

This proposal would add 10.99 acres of additional industrially zoned land in Granite Falls and create a more targeted area to attract industrial developers and/or small businesses. Such industrial opportunities

are likely to create living wage jobs and improve the city's non-residential property tax base.

ED-13: Jurisdictions should recognize, where appropriate, the growth and development needs of businesses of local, regional, or statewide significance and ensure that local plans and regulations provide opportunity for the growth and continued success of such businesses.

Small businesses and startups already struggle to identify industrial space for lease. As the Cascade Industrial Center grows, smaller businesses in spaces within Arlington and Marysville will see lease rates rise to levels that require them to look to other locations within the market. Granite Falls is a potential industrial area where some of these businesses could be relocated. Currently, there is not an abundance of available industrial space in Granite Falls that caters to the needs of these small businesses.

ED-18: Jurisdictions should identify the potential for physical, economic, and cultural displacement of existing locally owned, small businesses as a result of development or redevelopment and market pressure. Jurisdictions should consider a range of mitigation strategies to mitigate the impacts of displacement to the extent feasible.

This proposal would improve the industrial zoned area within Granite Falls and have the potential to attract displaced businesses from nearby communities.

PS-4: The County and cities should support the planned development of jobs and housing through strategic investment decisions and coordination of public services and facilities.

The Applicant's proposed amendment recognizes that reconfiguration of zoning is necessary to create the economic conditions which can support extension of the city's utilities to the site. The proposed zoning changes are a minor investment by the city in the long-term success of attracting employment growth, as well as needed housing. Further, the proposed changes to the PRD code help promote housing creation consistent with recent investments in the city's sewer treatment infrastructure, as well as the future extension of sewer facilities to serve this area.

- The amendment must not be in conflict with the Community Vision or other goals, policies, and provisions of the Comprehensive Plan.

The amendment does not conflict with the Comprehensive Plan (also see analysis above). Further, the following is a responsive review of the Community Vision and the relationship to this proposal:

Vision

Granite Falls is the gateway to the historical Mountain Loop Outdoor Recreation Area and is nestled at the base of Mount Pilchuck, the westernmost peak of the Cascade Mountain Range. Our vibrant City is committed to achieving balance between community expectations and attainable resources by satisfying the needs of visitors and residents alike. Our City expresses the history of the turn of the century mining and logging operations, the adventure associated with outdoor recreation, and the subtle pleasure that comes from living in a northwest town.

Our unique location, historical relevance, and accessibility to outdoor recreation "attract" thousands of tourists, while our services, accommodations and hospitality cultivate in those visitors a year-around desire to "return."

The Applicant's proposal to reconfigure the zoning will help the city have a more market viable industrial area that can attract new business investment. Given the city's location and access to outdoor recreation, such reconfigured zoning districts have the potential to support more diverse investments in locating businesses in the industrial and industrial retail areas, which businesses may include retail or wholesale components and/or cater to specific outdoor and recreation lifestyle customers.

All essential needs for goods, services, health, and wellness are met within the City, but those who choose to commute to work or shop are supported by well-planned transportation elements. Having a traditional small-town Americana appearance, Granite Falls has a nationally recognized school system, a vibrant commercial district, well-connected neighborhoods, and parks and open areas. All of these qualities are combined within a compact Urban Growth Area, to provide an enviable family environment that fosters among residents of all ages the lifelong desire to "stay".

Applicant's proposed amendment would improve upon the existing industrial zoning within the community to create a more congruent site for planning future industrial uses. Additionally, the proposal will create a better separation and transition between the industrial zoning and the residential zoning, ensuring a future, well-connected neighborhood with open spaces that is also located near employment opportunities.

Granite Falls is "open for business" attracting companies that provide living wage jobs. These companies operate in harmony with the City, allowing employees to work within walking or bike riding distance of where they want to live. By maintaining a strong local economy based on a balance of tourism, commerce and industry, Granite Falls attracts and supports new businesses and citizens to help shape the future we collectively desire to "build".

The Applicant's proposal is focused on creating a more viable industrial area that can attract living wage jobs to Granite Falls and ensuring that the residentially zoned areas provide a diversity of housing options that encourage people to live here, work here and become contributors to the community.

As the gateway to the Mountain Loop Recreation Area, one of the top tourist attractions in the region, Granite Falls has the air of excitement, the elements of adventure, and the friendliness one associates with a small mountain village. Granite Falls is a jewel in the crown that Snohomish County has as a place that is "Close to everything, far from ordinary."

- The amendment can be accommodated by all applicable public services and facilities, including transportation.

This proposal is a non-project action that does not require public facilities and services. However, the proposed amendment will position the Applicant's site to be more economically and efficiently served at the time a development application is proposed, and the city's sewer moratorium has expired.

Future development will require extension of the current water and sewer systems. The applicant understands that any sewer extensions would have to wait until upgrades to the current sewer treatment plant can be performed. Any extension of the water or sewer systems would be done in conjunction with the city to ensure that all work being performed or connected to the public system meets the standards set forth by Granite Falls.

- The amendment will change the development or use potential of a site or area without creating significant adverse impacts on existing sensitive land uses, businesses, or residents.

The proposed reconfiguration is designed to reduce the potential for impacts on existing sensitive uses, businesses and residents by improving the separation and transition between the residential and industrial zones, by modifying the residential zoning to allow for greater housing diversity and enabling the use of the PRD tool to achieve a site design that better protects those areas nearest the South Fork of the Stillaguamish River. Further, it protects adjacent and established businesses along the NE of the site from potential encroachment by residential development, as well as further limit the total area along the east boundary where the industrial zone abuts rural residential homes.

- The amendment will result in long-term benefits to the community as a whole, and is in the best interest of

the community.

This proposal furthers the city's economic development goals of having industrial development in the city limits. It will also create more diverse housing for those who wish to stay in Granite Falls or move to Granite Falls to be near employment. The Applicant's reconfiguration of the zoning will add non-residential property tax base (future) to the city, ensure appropriate transitions and compatibility between residential and industrial uses, and support housing near future employment. The proposed PRD code amendments will support a greater range of single family housing design, ensuring home ownership opportunities in Granite Falls.

EXHIBIT B

SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist:

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for Lead Agencies:

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals:

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B plus the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in Part B - Environmental Elements –that do not contribute meaningfully to the analysis of the proposal.

A. Background

1. Name of proposed project, if applicable: [Miller Rezone and Code Text Amendment](#)

2. Name of applicant:

[Miller Shingle Company](#)

3. Address and phone number of applicant and contact person:

Applicant:

[Miller Shingle Company](#)
[20820 Gun Club Road](#)
[Granite Falls, WA, 98252](#)
[360-691-7727](#)

Consultant:

[Toyer Strategic Advisors, Inc.](#)
[10519 20th Street SE Suite 3](#)
[Lake Stevens, WA, 98258](#)
[425-344-1523](#)

4. Date checklist prepared: [October 30, 2024](#)

5. Agency requesting checklist: [City of Granite Falls, Washington](#)

6. Proposed timing or schedule (including phasing, if applicable):

Application to Re-Designate & Rezone	October 2024
Staff Review & Evaluation	TBD
Notice of Application	TBD
SEPA Notice & Appeal Period	TBD
Staff Recommendation	TBD
Planning Commission Hearing	TBD
Planning Commission Recommendation	TBD
City Council Decision (Closed Record)	TBD

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

[Not at this time. Presently, the Applicant is only proposing a reconfiguration of the land use designations and zoning for certain properties. However, should the reconfigured land use designation and zoning code amendment be approved, the Applicant is likely to submit a future development application, which application would be required to submit its own a project level SEPA and have its own review and approval process.](#)

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

The Consultant has conducted one walk through of the site. No environmental information has been prepared at this time as it is a non-project action. Detailed environmental review will be performed as part of any future project specific development application.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

No other government approvals are currently pending for this site.

10. List any government approvals or permits that will be needed for your proposal, if known.

No other government approvals are needed to affect the reconfigured land use designations and zoning. Any future site-specific development application would be required, unless exempt under WAC 197-11-800, to complete a project level SEPA review, as well as apply for land use approval and related permits prior to proceeding with any development.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

The Applicant is seeking a non-project action to redesignate and rezone ±99.61 out of ±171.9 acres. This action would convert ±10.99 acres of residential land to industrial land, redesignate and rezone ±88.71 acres from R-9,600 to R-7,200, and convert ±5.77 acres of heavy industrial zoning to light industrial zoning.

Current zoning:

- ± 99.61 acres of R-9,600 zoning
- ± 16.70 acres of Light Industrial Zoning
- ± 55.59 acres of Heavy Industrial Zoning

After the reconfiguration, reconfiguration, and rezone:

- ± 88.71 acres of R-7,200 zoning
- ± 24.45 acres of Light Industrial zoning
- ± 58.74 acres of Heavy Industrial zoning

The reconfiguration is necessary as the current boundaries of the land use designations and zoning do not fully reflect topographical and geological changes in the property that will directly contribute to ensuring appropriate transitions between residential and industrial properties. Such transitions are necessary to achieve land use compatibility between the zone. Further, the Planned Residential Development (PRD) code text amendments to allow its use in the R-7,200 zone would promote site design flexibility and help achieve greater variety of single family housing options. See the attached map demonstrating the reconfiguration.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

The subject parcels are in Section 7, Township 30, Range 7E W.M. and Section 18 Township 30, Range 7E. See attached Snohomish County Assessor map.

B. Environmental Elements

1. Earth

a. General description of the site:

(circle one): Flat, rolling, hilly, steep slopes, mountainous, other _____

b. What is the steepest slope on the site (approximate percent slope)?

±10% slope

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

Elwell-Olamount-Rock outcrop complex, 30 to 60 percent slopes
Everett very gravelly sandy loam, 0 to 8 percent slopes
Nargar-Lynnwood complex, 30 to 65 percent slopes
Ragnar fine sandy loam, 0 to 8 percent slopes
Skykomish gravelly loam, 0 to 30 percent slopes
Tokul-Winston gravelly loams, 25 to 65 percent slopes
Winston gravelly loam, 0 to 3 percent slopes

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

Neither the City's geological hazard mapping nor Snohomish County maps indicate potential for landslide hazards. However, County maps indicate that the Tokul-Winston gravelly loams and Elwell-Olamount-Rock outcrop complex soils have potential for erosion.

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

This proposed reconfigured land use designations and zoning would not directly result in any filling, excavation, or grading. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and submit grading and temporary erosion and sedimentation control plans for approval.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

Potentially. Certain soils identified on site have higher susceptibility for erosion. However, the proposed redesignation, rezone and development code amendment would not directly result in any clearing, construction, or use that could cause erosion. Any future site-specific development proposal, unless exempt by WAC 197-11-800, would be required to complete a project level SEPA, submit grading plans for approval, identify temporary erosion and sedimentation control measures, and construct required stormwater facilities.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

No construction project is proposed at this time. The reconfiguration of the land use designation and zoning is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and comply with applicable city standards for maximum impervious surfaces.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

None proposed, this is a non-project redesignation, rezone, and development code amendment action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and, if necessary, propose measures to reduce or control erosion.

2. Air

a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.

This proposal is non-project redesignation, rezone and development code amendment that will not directly result in any emissions. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and comply with applicable air quality regulations.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

None known.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:

None proposed. The proposal is a non-project redesignation, rezone and development code amendment that will not directly create any new emissions. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and comply with applicable regulations.

3. Water

a. Surface Water:

- 1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

There is an unnamed pond located on the site that was likely created as part of past (and current) mining activities in the area. Additionally, the South Fork of the Stillaguamish River borders the site on the north. The County's GIS indicates desktop 'remote sensing' of the potential presence of small, isolated wetlands on the site; however there has been no reconnaissance performed. According to the National Wetlands Inventory there is a 5.43 acre Freshwater Forested/Shrub Wetland habitat classified as a PSSC located approximately 300 feet east of the site.

- 2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

This proposal is a non-project action that will not directly require any work over, in, or adjacent to the described waters. Any development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA, delineate critical areas on and adjacent to the site, and comply with applicable city critical area standards.

- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

None. The proposed non-project redesignation, rezone and development code amendment will not directly result in any filling or dredging of surface water or wetlands. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

No. This proposal is a non-project action that will not directly result in any surface water withdrawal or diversions. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

The northern most edge of parcel 30070700100400 falls within Zone A of the FEMA Flood Hazard data. A copy of the map from the County's GIS is attached.

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

No. This proposal is a non-project action that will not result in any discharges of waste materials to surface waters. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

b. Ground Water:

- 1) Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give general description, purpose, and approximate quantities if known.

No. This proposal is a non-project action that will not result in any ground water being withdrawn from a well. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

This proposal is a non-project action that will not result in any discharges of waste materials into the ground. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

This proposal is a non-project action that will not result in water runoff, nor require collection or disposal of water runoff. Any future site-specific development proposal, unless exempt by WAC 197-11-800, be required to complete a project level SEPA.

- 2) Could waste materials enter ground or surface waters? If so, generally describe.

No. This proposal is a non-project action that will not result in wasting materials entering ground or surface waters. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

This proposal is a non-project action that does not directly alter or otherwise affect drainage patterns in the vicinity of the site. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

None proposed. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

4. **Plants**

a. Check the types of vegetation found on the site:

- ☒ deciduous tree: alder, maple, aspen, other
- ☒ evergreen tree: fir, cedar, pine, other
- ☒ shrubs
- ☒ grass
- ☐ pasture
- ☐ crop or grain
- ☐ Orchards, vineyards or other permanent crops.
- ☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ☐ water plants: water lily, eelgrass, milfoil, other
- ☐ other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

None. The proposed redesignation, rezone and development code amendment will not directly result in the removal or alteration of any vegetation. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

c. List threatened and endangered species known to be on or near the site.

None known. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

None proposed. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and comply with any local requirements for landscaping (including plant types and ratios).

e. List all noxious weeds and invasive species known to be on or near the site.

This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

5. **Animals**

a. List any birds and other animals which have been observed on or near the site or are known to be on or near the site.

Examples include:

birds: hawk, heron, eagle, songbirds, other:
mammals: deer, bear, elk, beaver, other:

fish: bass, salmon, trout, herring, shellfish, other _____

During Consultant's visit to the site, Consultant observed the presence of songbirds. No other mammals or birds were observed; however, the area is known to have deer, and the South Fork of the Stillaguamish is known to have several species of fish.

This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and observe for indications of other bird and animal activity specific to the site.

b. List any threatened and endangered species known to be on or near the site.

WDFW mapping indicates the potential presence of the Northern Spotted Owl within the subject Township (as well as five adjacent Townships).

c. Is the site part of a migration route? If so, explain.

The site (and area) is located within the Pacific Flyway. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

d. Proposed measures to preserve or enhance wildlife, if any:

None proposed. This proposed rezone is a non-project action that will not directly impact any wildlife. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

e. List any invasive animal species known to be on or near the site.

None that Consultant is aware of. This proposal to rezone is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

6. Energy and Natural Resources

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

None. This proposed redesignation, rezone and development code amendment is a non-project action that will not directly result in any energy needs. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

b. Would your project affect the potential use of solar energy by adjacent properties?
If so, generally describe.

No. This proposal is a non-project action that will not directly result in any impact on the use of solar energy on adjacent properties. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- c. What kinds of energy conservation features are included in the plans of this proposal?
List other proposed measures to reduce or control energy impacts, if any:

None proposed. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA and address any requirements for energy conservation.

7. Environmental Health

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

No. This proposal is a non-project action that will not result in any environmental health hazards. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 1) Describe any known or possible contamination at the site from present or past uses.

None that Consultant is aware of. This proposal is a non-project action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to complete a project level SEPA.

- 2) Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.

The subject parcels were acquired by the Miller family over a period of decades beginning in 1946 when the mill was acquired. There had been a mill on-site continuously for quite a long time (interrupted by occasional fires). The mills constructed and used the millpond to dump and store logs and then float the logs into the mill on a log chain. Additional log storage was created around the millpond to accommodate log truck deliveries over Gun Club Road and Wayside Mine Road. At one point in time a rail spur was built from the nearby main rail line to facilitate log deliveries. Until 2010-2012, the central mill site was entirely surrounded by dense stands of 100+ year old fir and hemlock.

The site had been logged around the turn of the century and was logged again in 2010-2012 at which time the larger flatter areas were cleared, leveled and converted. Most of the buildings nearest to the mill structure supported the shake and shingle mill operation (remanufacturing, inventory storage, repair shop, etc.). The buildings further south supported the logging, road-building and trucking operations that harvested timber throughout northwestern Washington and occasionally further afield. Initially, most of the logs that were harvested by the Miller logging operations were from the nearby national forest, but logging was effectively shut down in that area in the late 1980s and early 1990s.

Western red cedar was exclusively used to supply the shake and shingle mill so there was

never an environmental hazard with respect to the cedar mill products as opposed to those hazards historically found in hemlock sawmill operations.

- 3) Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.

This proposed redesignation, rezone and development code amendment is a non-project action. No toxic or hazardous chemical will be stored, used or produced as a direct result of this proposal. Any future site-specific development proposal would be required, unless exempt by WAC 197-11-800 to complete a project level SEPA review and comply with applicable codes and standards.

- 4) Describe special emergency services that might be required.

This proposal is a non-project action. No special emergency services are required as a direct result of this proposal. Any future site-specific development proposal would be required, unless exempt by WAC 197-11-800 to complete a project level SEPA review.

- 5) Proposed measures to reduce or control environmental health hazards, if any:

None proposed. This proposal is a non-project action.

b. Noise

- 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

Noise in the area of the proposal includes vehicular traffic (heavy trucks and passenger vehicles) on Wayside Mine Road, Quarry Road, and the Mountain Loop Highway. Additionally, the site is adjacent to the Granite Falls Sportsman Club (gun club/shooting range), fire training facility, several industrial businesses with outside operations, and active quarries.

Noise in the area will not affect this proposed non-project action.

- 2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

This proposed redesignation, rezone and development code amendment is a non-project action and no noise would be direct created by this action. Any future site-specific development proposal, unless exempt by WAC 197-11-800 would be required to identify the types of noises that may be created.

- 3) Proposed measures to reduce or control noise impacts, if any:

None proposed. This is a non-project action.

8. Land and Shoreline Use

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

North: South Fork of the Stillaguamish River
West: Rural residential (outside the UGA)
South: Vacant land used for mining, gun club and fire training facility
East: Low density residential (outside the UGA)
Onsite: Shingle production, storage, and office.

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

The site is not currently used for agricultural purposes and is not designated as agricultural land of long-term commercial significance.

- 1) Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how:

No. This project is a non-project action that will not affect or be affected by surrounding working farm or forest land.

- c. Describe any structures on the site.

The Miller Shingle Company currently operates a main office and several outbuildings on this property.

- d. Will any structures be demolished? If so, what?

No. This proposal is a non-project action that will not directly result in the demolition of structures.

- e. What is the current zoning classifications of the site?

Light Industrial, Heavy Industrial, Residential 9600

- f. What is the current comprehensive plan designations of the site?

Industrial and Residential

- g. If applicable, what is the current shoreline master program designation of the site?

A portion of the northern part of parcel 30070700100400 along the South Fork of the Stillaguamish River is a shoreline of statewide significance and falls within the shoreline jurisdiction according to Figure 1 and the City's Shoreline Master Program. This area has a shoreline designation of Urban Conservancy.

h. Has any part of the site been classified as a critical area by the city or county? If so, specify.

This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review.

i. Approximately how many people would reside or work in the completed project?

This proposal is a non-project action that will not directly result in a decrease or increase in the number of people residing or working at this location.

j. Approximately how many people would the completed project displace?

None.

k. Proposed measures to avoid or reduce displacement impacts, if any:

None proposed. This is a non-project action.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

The proposed land is already zoned for residential and industrial uses. The proposed reconfiguration of the zoning is intended to improve the compatibility of the existing land use designations (based on topography and geology) and allow for a great variety in housing.

m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

None proposed. This is a non-project action.

9. Housing

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

None. This proposal is a non-project action. However, with the proposed redesignation and rezoning, there would be the potential for a greater diversity in housing.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

No units will be directly eliminated because of this proposed rezone. If the redesignation, rezone, and the development code amendment were approved, a similar number of housing units would be allowed in the reduced residential portion of the Applicant's property as currently allowed under the existing zoning configuration. Thus, the city would achieve a similar housing yield while increasing its potential for economic development and jobs creation.

c. Proposed measures to reduce or control housing impacts, if any:

None proposed. This proposal is a non-project action.

10. Aesthetics

a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

Not applicable. This proposal is a non-project action.

b. What views in the immediate vicinity would be altered or obstructed?

None.

b. Proposed measures to reduce or control aesthetic impacts, if any:

None proposed. This proposal is a non-project action. However, the proposal would reconfigure the boundary between the residential and industrial zones to utilize the site's topography and natural fall from the highest point on the site to the north as a means to visually and physically separate the residential uses (to the north) from the industrial uses (to the south and southwest).

11. Light and Glare

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

None. This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review and comply with applicable standards for lighting.

b. Could light or glare from the finished project be a safety hazard or interfere with views?

No. This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review and address any light or glare that may be a safety hazard or interfere with views.

c. What existing off-site sources of light or glare may affect your proposal?

None that Consultant is aware of. This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review.

d. Proposed measures to reduce or control light and glare impacts, if any:

None proposed. This proposal is a non-project action.

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?

Granite Falls Dog Park, Riverscene Park, Frank Mason Park, Granite Falls Fishway (Mountain Loop Highway Pull-off), Lime Kiln Trailhead, Granite Falls Sportsman Club, Oreilly Acres Reserve, and Masonic Park.

- b. Would the proposed project displace any existing recreational uses? If so, describe.

No. This proposal is a non-project action.

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

None proposed. This proposal is a non-project action.

13. Historic and cultural preservation

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers ? If so, specifically describe.

None that consultant is aware of. This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review and may be required to complete further analysis of historic and cultural resources.

- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.

None that consultant is aware of, and no analysis has been completed for this proposed redesignation, rezone, and development code amendment as it is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review and may be required to complete further analysis of cultural resources.

- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

None that consultant is aware of. This proposal is a non-project action. Any site-specific development proposal would, unless exempt by 197-11-800, be required to complete a project level SEPA review and may be required to complete further analysis of cultural resources.

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.

None proposed. This proposal is a non-project action.

14. Transportation

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.

State Route 92, Quarry Road, and Mountain Loop Highway.

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?

The closest transit stop to the site is on the corner of E Stanley and S Alder Streets in downtown Granite Falls. This is part of Community Transit route 280 with service from Everett, through Lake Stevens and into Granite Falls. This route connects to Everett Station which allows riders to then take Community Transit buses or ride Sound Transit outside the county.

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?

None. This proposal is a non-project action and would not directly impact parking.

- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, describe (indicate whether public or private).

The proposed reconfiguration of the land use designations and zoning will not directly require new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities.

Any future site-specific development would be required, unless exempt by WAC 197-11-800, to complete a project level SEPA review and a project specific transportation impact analysis (TIA) to identify any improvements.

- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

No. This is a non-project action.

- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and non passenger vehicles). What data or transportation models were used to make these estimates?

None. This is a non project action. Any future site-specific development would be required, unless exempt by WAC 197-11-800, to complete a project level SEPA review and a transportation impact analysis (TIA) to identify any improvements.

- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.

No. This proposal is a non-project action.

h. Proposed measures to reduce or control transportation impacts, if any:

None proposed. This is a non-project action. Any future site-specific development would be required, unless exempt by WAC 197-11-800, to complete a project level SEPA review and a transportation impact analysis (TIA) to identify any improvements.

15. Public Services

a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.

No. This proposal is a non-project action. Any future site-specific development would be required, unless exempt from WAC 197-11-800, to complete a project level SEPA and identify any increased needs for public services.

b. Proposed measures to reduce or control direct impacts on public services, if any.

None proposed. This is a non-project action.

16. Utilities

a. Circle utilities currently available at the site.

electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other _____

Any future site-specific development would be required, unless exempt by WAC 197-11-800, to complete a project level SEPA review. Further, any future development of the site would need to extend sanitary sewer to the site.

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

None proposed. Any future site-specific development would be required, unless exempt by WAC 197-11-800, to identify utilities proposed for the project.

C. Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: Peter Condyles

Name of signee: PETER CONDYLES

Position and Agency/Organization: SR. PROJECT MGR | TOYER STRATEGIC ADVISORS

Date Submitted: 10/31/2024

D. Supplemental sheet for nonproject actions

(IT IS NOT NECESSARY to use this sheet for project actions)

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

This non-project proposal is not likely to directly increase discharge to water, emissions to air, etc. Future development of the property, under either zoning designation, would produce surface water runoff that would be addressed through compliance with surface water regulations. SWPPP would also be required at time of development application.

Any future site-specific development proposal would be required, unless exempt from WAC 197-11-800, to complete a project level SEPA review to address impacts that future proposal might have on discharge to water, emissions to air, etc.

Proposed measures to avoid or reduce such increases are:

None proposed. Any future site-specific development proposal would be required, unless exempt from WAC 197-11-800, to complete a project level SEPA review and future development would only be allowed after approval of drainage plans, TESC plans, etc.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

This proposal is not likely to affect plants, animals, fish, or marine life. The zone proposed for rezone is within an urban growth area (UGA) and has been designated and zoned for urban development within a 20-year comprehensive plan.

Proposed measures to protect or conserve plants, animals, fish, or marine life are:

None proposed. This proposal is a non-project action. Any future site-specific development proposal would be required, unless exempt under WAC 197-11-800, to complete a project level SEPA review.

3. How would the proposal be likely to deplete energy or natural resources?

The proposal is not likely to deplete energy or natural resources. The proposal is a non-project action to change the land use and zoning designation. Future development of this site has been anticipated in local and regional land use plans and will occur in some form regardless of the land use designation or zoning. Any future site-specific development proposal would be, unless exempt by WAC 197-11-800, required to complete a project level SEPA review.

Proposed measures to protect or conserve energy and natural resources are:

None proposed. This is a non-project action and would not have any direct impacts on energy conservation or natural resources. Any future site-specific development would be required, unless exempt by WAC 197-11-800, to complete a project level SEPA review.

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection; such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

This proposal is a non-project action and not likely to directly use or affect environmentally sensitive areas or areas designated for government protection. Future development of this site has been anticipated and planned for in local and regional land use plans and development will occur in some form regardless of the land use designation or zoning. Any future site-specific development proposal would, unless exempt by WAC 197-11-800, be required to complete a project level SEPA review.

Proposed measures to protect such resources or to avoid or reduce impacts are:

None proposed. The proposal is a non-project action to change land use. Any future site-specific development proposal would be, unless exempt by WAC 197-11-800, required to complete a project level SEPA review and comply with local regulations pertaining to protection of sensitive areas. The City's code establishes regulations to protect environmentally sensitive areas based on the type of sensitive area and not the type of land use designation and zoning.

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?

The proposal is not likely to affect land and shoreline use nor allow or encourage land or shoreline use incompatible with existing plans. The proposed land use designation and zoning are consistent with the adjacency of other land use and zoning designations in the immediate area. The application of the rezone to this site would not be incompatible with adjacent uses.

Proposed measures to avoid or reduce shoreline and land use impacts are:

None proposed. This is a non-project action and does not directly affect any designated shorelines. Any future site-specific development proposal would be, unless exempt by WAC 197-11-800, required to complete a project level SEPA review and comply with local regulations pertaining to protection of sensitive areas or shorelines, if any.

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

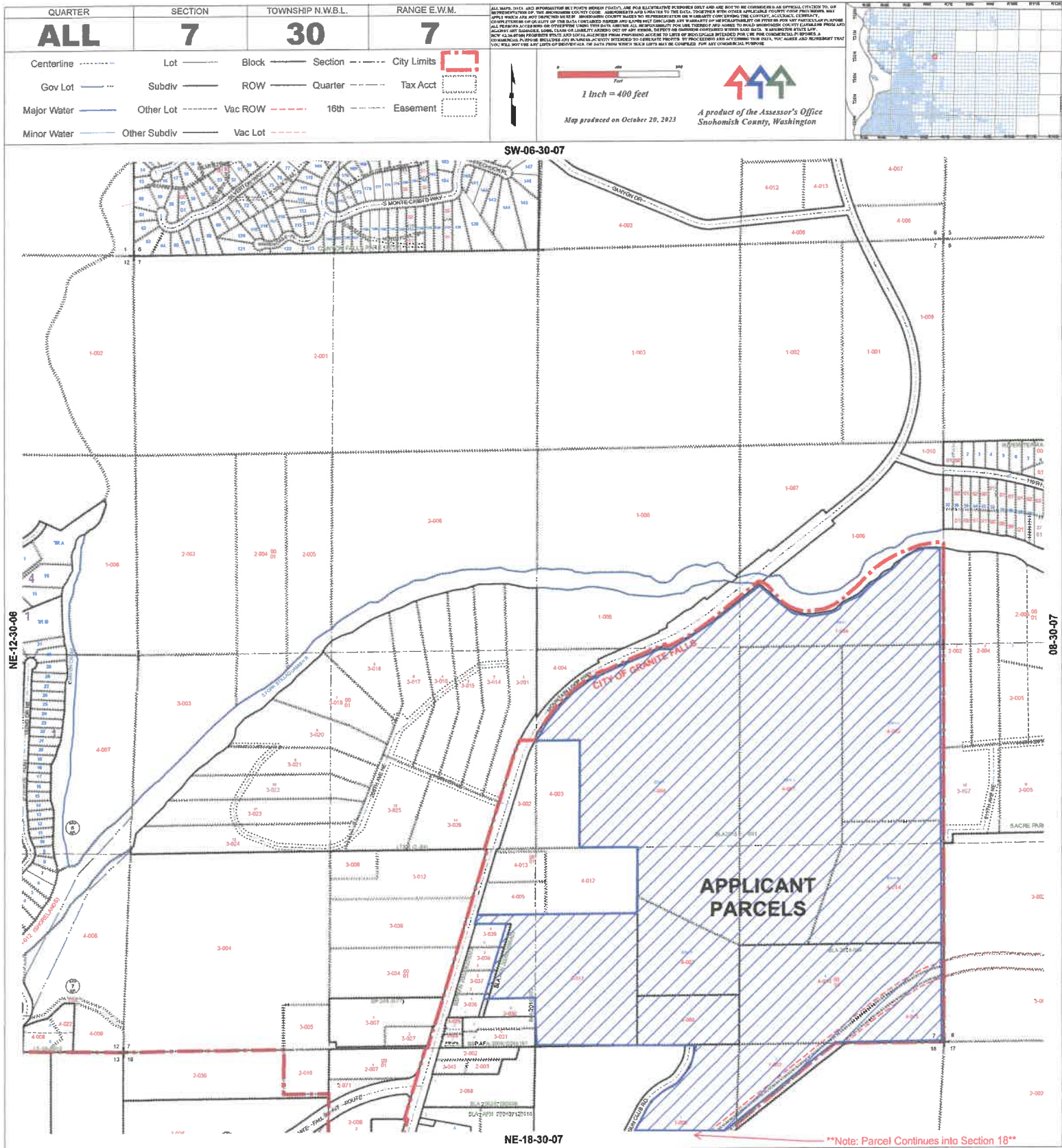
This proposal is a non-project action. Any future site-specific development proposal would be, unless exempt by WAC 197-11-800, required to complete a project level SEPA review and complete a transportation impact analysis (TIA) to identify the specific project impacts on the transportation system.

Proposed measures to reduce or respond to such demand(s) are:

None proposed. This is a non-project action. However, any future site-specific development proposal would, unless exempt by WAC 197-11-800, be required to complete a project level SEPA review and a transportation impact analysis (TIA) to identify the specific project impacts on the transportation system.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

This is a non-project action that is not likely to conflict with any local, state, or federal laws or requirements for the protection of the environment.



Affidavit of Publication

State of Washington }

County of Snohomish } ss

Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH1020579 SEPA DNS as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 1 issue(s), such publication commencing on 10/03/2025 and ending on 10/03/2025 and that said newspaper was regularly distributed to its subscribers during all of said period.

The amount of the fee for such publication is \$141.04.

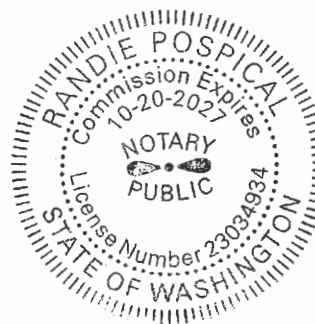
Subscribed and sworn before me on this

3rd day of October,
2025.

Randie Pospical

Notary Public in and for the State of Washington.

City Of Granite Falls/LEGAL ADS | 14102095
DARLA WILKINS



CITY OF GRANITE FALLS
STATE ENVIRONMENTAL POLICY ACT
DETERMINATION OF NONSIGNIFICANCE

Lead agency: City of Granite Falls
Agency Contact: Brent Kirk, Deputy City Manager,
brent.kirk@ci.granite-falls.wa.us, (360) 691.6441

Location of proposal:
The proposed non-project Comprehensive Plan Amendment and Zoning Map Amendment (Project # CPA/ZMA 2024-001) includes certain properties located along Mountain Loop Hwy. in Granite Falls, WA 98252 (Latitude 48° 4' 45" N, Longitude -121° 58' 28" W).

The proposed non-project amendment effort includes approximately 172 acres consisting of Parcel Nos. 30070700100400, 30070700400100, 30070700400200, 30070700401001, 30070700301300, 30070700400700, 30070700400900, 30071800100200, 30070700401500, 30070700401400, 30071800100900, and 30070700401000. All work will occur within Section 24, Township 30, Range 6E.

Description of proposal:
The applicant has submitted a citizen initiated annual comprehensive plan amendment and Zoning Map amendment (rezone) application under the Granite Falls Municipal Code (GFMC) 19.04C.035(C) to provide "benefits for the city including improvements to the jobs to housing ratio and the city's tax base" and "develop a similar number of single family homes as it could under the existing conditions...to rezone the smaller residential area to R-7200 and make minor changes to the City's Planned Residential Development (PRD) code that allows its use in the R-7200 zone".

With this proposal, the Applicant's other objectives are as follows:
A. Match the zoning and future uses to site conditions including topography and geology.
B. Establish a better and more functional transition between the industrial and residential zones.
C. Align the future development of the property to be consistent with the required investments in site improvements and infrastructure, especially the extension of sewers.
D. Provide for a more cohesive industrially zoned area, which area could support a future industrial park and achieve the city's employment and economic development goals.
E. Provide for greater single family housing options with proposed amendments that would allow use of the Planned Residential Development (PRD) code in the R-7200 zone.
F. Provide diverse single family housing options adjacent to the industrial zoning consistent with matching future housing to future workforce.

Threshold Determination:
The City of Granite Falls (Lead agency) has determined that this non-project action proposal will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) IS NOT required under RCW 43.21C.030. We have reviewed the attached Environmental Checklist. This information is available to the public for review upon request at Granite Falls City Hall, 215 S. Granite Avenue, Granite Falls, WA 98252 between the hours of 9:00 a.m. and 4:00 p.m. Monday through Friday, excluding holidays.

This determination is based on the following findings and conclusions:
As the proposed non-project action includes a request to amend the City of Granite Falls Comprehensive Plan and its associated Zoning Map, there are no associated environmental impacts resulting from this paper action. Any future proposal including the physical development of subject parcels will be evaluated for environmental impacts and a separate SEPA determination will be issued at that time.

Date of Issuance: This DNS is issued under WAC 197-11-340(2) on October 1st, 2025.

Responsible Official:
Brent Kirk, Deputy City Manager,
215 S. Granite Ave.
Granite Falls, WA 98252

360.691.6441
brent.kirk@ci.granite-falls.wa.us

Appeal process

Appeals to the above DNS must be filed with the City of Granite Falls within ten calendar days following the issuance of this DNS (Appeal deadline: 5:00 pm., October 10, 2025). Appeals must be filed in writing with the City of Granite Falls Deputy City Manager at the address above. Appeals must be filed in accordance with GFMC 19.07.010(Q). Appeals shall set forth the specific reason, rationale, and/or basis for the appeal.

EDH1020579

Published: October 3, 2025.



EXHIBIT E

GRANITE FALLS

City of Granite Falls
215 S. Granite Avenue / P.O. Box 1440
Granite Falls, Washington 98252

P (360) 691-6441
F (360) 691-6734
www.ci.granite-falls.wa.us

PUBLIC HEARING NOTICE

City of Granite Falls
OCTOBER 14, 2025
6:00 p.m., or soon thereafter

BEFORE THE GRANITE FALLS PLANNING COMMISSION

NOTICE IS HEREBY GIVEN THAT, in the Granite Falls City Hall Council Chambers at 215 S. Granite Avenue, Granite Falls, WA on Tuesday, the 14th day of October, 2025, at 6:00 p.m., or soon thereafter, a public hearing will occur to receive comments regarding proposed Permit #CPA/ZMA2024-001 Miller Properties Comprehensive Plan Amendment and Zoning Map Amendment amending portions of Granite Falls Comprehensive Plan Land Use Element, Zoning Map, and Future Land Use Map.

Any person may appear at the hearing and may comment on the proposed amendments. If you are unable to attend the public hearing in person, you may submit your written comments by 5:00 p.m., October 14, 2025, to the attention of the City Clerk at Granite Falls City Hall, 215 S Granite Avenue, Granite Falls, WA, 98252, in order for your comments to be considered as part of the formal record. Additional information may be obtained at City Hall from 8:30 a.m. to 5:00 p.m. or by calling 360-691-6441.

GRANITE FALLS PLANNING COMMISSION

Darla Wilkins, City Clerk

Dated this 3rd of October 2025.

Notice – All Proceedings of this meeting are sound recorded



PUBLIC HEARING NOTICE

I, Darla Wilkins, City Clerk for the City of Granite Falls, WA hereby certifies the Public Hearing Notice for consideration of proposed permit #CPA/ZMA2024-001 Miller Properties Comprehensive Plan Amendment and Zoning Map Amendment amending portions of the Granite Falls Comprehensive Plan Land Use Element, Zoning Map, and Future Land Use Map to be heard on **October 14, 2025 at 6:00 pm** in City Council Chambers at 215 S. Granite Ave., Granite Falls, WA and via remote meeting, was posted and distributed as described below.

City Hall, 215 South Granite Avenue by: Darla date: 10/3/2025

Granite Falls Public Library, 815 East Galena Street by: BO date: 10/3/25

Granite Falls Post Office, 205 East Stanley Street by: BO date: 10/3/25

Mailed to property owners within 300':

by Darla date: 10/3/2025

Posted on City Website and Emailed to Everett Daily Herald:

by Darla date: 10/3/2025

Certified this 3rd day of October, 2025

Darla Wilkins

By Darla Wilkins, City Clerk, MMC

Affidavit of Publication

State of Washington }

County of Snohomish } ss

Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH1020510 CPA-ZMA2024-001 as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 1 issue(s), such publication commencing on 10/02/2025 and ending on 10/02/2025 and that said newspaper was regularly distributed to its subscribers during all of said period.

The amount of the fee for such publication is \$67.08.

Subscribed and sworn before me on this

2nd day of October,

2025.

Rendie P. C.

Notary Public in and for the State of Washington.

City Of Granite Falls/LEGAL ADS | 14102095
DARLA WILKINS



PUBLIC NOTICE
City of Granite Falls
OCTOBER 2, 2025

NOTICE IS HEREBY GIVEN THAT a Comprehensive Plan Amendment and Zoning Map Amendment proposal has been submitted to the City of Granite Falls for consideration to amend the City's adopted Comprehensive Plan as part of the 2026 annual amendment action.

PROPOSED PROJECT DESCRIPTION: The application known as CPA-ZMA2024-001 Miller Shingle Redesignation & Rezone Proposal requests City consideration to approve proposed amendments to the 2024 Comprehensive Plan Periodic Update along with a proposed concurrent development code amendment to allow certain adjustments to the official zoning map and related recognition of realigned residential and industrial land district boundaries, residential growth capacities, and provisions for allowance of Planned Residential Developments in the R-7200 Zoning District.

REVIEW PROCESS: Comprehensive Plan Amendment and Zoning Map Amendments (Rezoning) are a Type IV decision requiring public notice and public hearing before both the City Planning Commission and City Council.

PUBLIC REVIEW AND COMMENT: Interested parties may submit written comments within 14 days of this Notice by sending them to City Hall, Attn: Darla Wilkins, City Clerk, PO Box 1440, Granite Falls, WA 98252 or by email at darla.wilkins@ci.granite-falls.wa.us. The deadline for public comments is 4:00pm, October 13, 2025.

NOTICE OF PUBLIC HEARINGS: Notice of public hearings shall be mailed to property owners within 300 feet of the proposed action, posted in City designated official posting locations, and published within the newspaper of public record at least 10 days prior to scheduled Public Hearing date. The Public Hearing will be scheduled before the Planning Commission on Tuesday, October 14, 2025.

Additional information may be obtained at City Hall from 8:30 a.m. to 5:00 p.m. or by calling 360-691-6441.

Dated this 2nd day of October 2025.

Published: October 2, 2025.

EDH1020510

Everett Daily Herald

Affidavit of Publication

State of Washington }

County of Snohomish } ss

Michael Gates being first duly sworn, upon oath deposes and says: that he/she is the legal representative of the Everett Daily Herald a daily newspaper. The said newspaper is a legal newspaper by order of the superior court in the county in which it is published and is now and has been for more than six months prior to the date of the first publication of the Notice hereinafter referred to, published in the English language continually as a daily newspaper in Snohomish County, Washington and is and always has been printed in whole or part in the Everett Daily Herald and is of general circulation in said County, and is a legal newspaper, in accordance with the Chapter 99 of the Laws of 1921, as amended by Chapter 213, Laws of 1941, and approved as a legal newspaper by order of the Superior Court of Snohomish County, State of Washington, by order dated June 16, 1941, and that the annexed is a true copy of EDH1020625 PH - MILLER as it was published in the regular and entire issue of said paper and not as a supplement form thereof for a period of 1 issue(s), such publication commencing on 10/03/2025 and ending on 10/03/2025 and that said newspaper was regularly distributed to its subscribers during all of said period.

The amount of the fee for such publication is \$43.00.

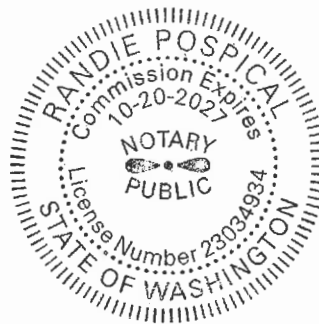
Subscribed and sworn before me on this

3rd day of October,
2025.

Randie P.

Notary Public in and for the State of
Washington.

City Of Granite Falls/LEGAL ADS | 14102095
DARLA WILKINS



PUBLIC HEARING NOTICE
City of Granite Falls
OCTOBER 14, 2025
6:00 p.m., or soon thereafter

BEFORE THE GRANITE FALLS PLANNING COMMISSION
NOTICE IS HEREBY GIVEN THAT, in the Granite Falls City Hall Council Chambers at 215 S. Granite Avenue, Granite Falls, WA on Tuesday, the 14th day of October, 2025, at 6:00 p.m., or soon thereafter, a public hearing will occur to receive comments regarding proposed Permit #CPA/ZMA2024-001 Miller Properties Comprehensive Plan Amendment and Zoning Map Amendment amending portions of Granite Falls Comprehensive Plan Land Use Element, Zoning Map, and Future Land Use Map.
Any person may appear at the hearing and may comment on the proposed amendments. If you are unable to attend the public hearing in person, you may submit your written comments by 5:00 p.m., October 14, 2025, to the attention of the City Clerk at Granite Falls City Hall, 215 S Granite Avenue, Granite Falls, WA, 98252, in order for your comments to be considered as part of the formal record. Additional information may be obtained at City Hall from 8:30 a.m. to 5:00 p.m. or by calling 360-691-6441.
GRANITE FALLS PLANNING COMMISSION
Daria Wilkins, City Clerk
Dated this 3rd of October 2025.
Published: October 3, 2025.

EDH1020625

BECOMES
RESIDENTIAL

A PORTION OF SECTION 18, TOWNSHIP 30 NORTH, RANGE 7 EAST, W.M.

	HEAVY INDST	LIGHT INDST	R-9,600	R-7,200	Total
Before Rezoning	2,421,561 sf 55.59 ac	727,360 sf 16.70 ac	4,339,119 sf 99.61 ac	0 sf 0.00 ac	7,488,040 sf 171.90 ac
Existing Totals	Industrial 72.29 ac		Residential 99.61 ac		
After Rezoning	2,558,702 sf 58.74 ac	1,065,094 sf 24.45 ac	0 sf 0.00 ac	3,864,244 sf 88.71 ac	7,488,040 sf 171.90 ac
Post - Rezoning Totals	Industrial 83.19 ac		Residential 88.71 ac		

HEAVY INDUSTRIAL (HI)

LIGHT INDUSTRIAL (LI)

R-9,600

R-7,200

DESIGNATED TO HEAVY INDUSTRIAL

DESIGNATED TO LIGHT INDUSTRIAL

EXISTING ZONING OFFSITE

LIGHT INDUSTRIAL RETAIL

HEAVY INDUSTRIAL (HI)

LIGHT INDUSTRIAL (LI)

LOWER DENSITY RESIDENTIAL (LDR)

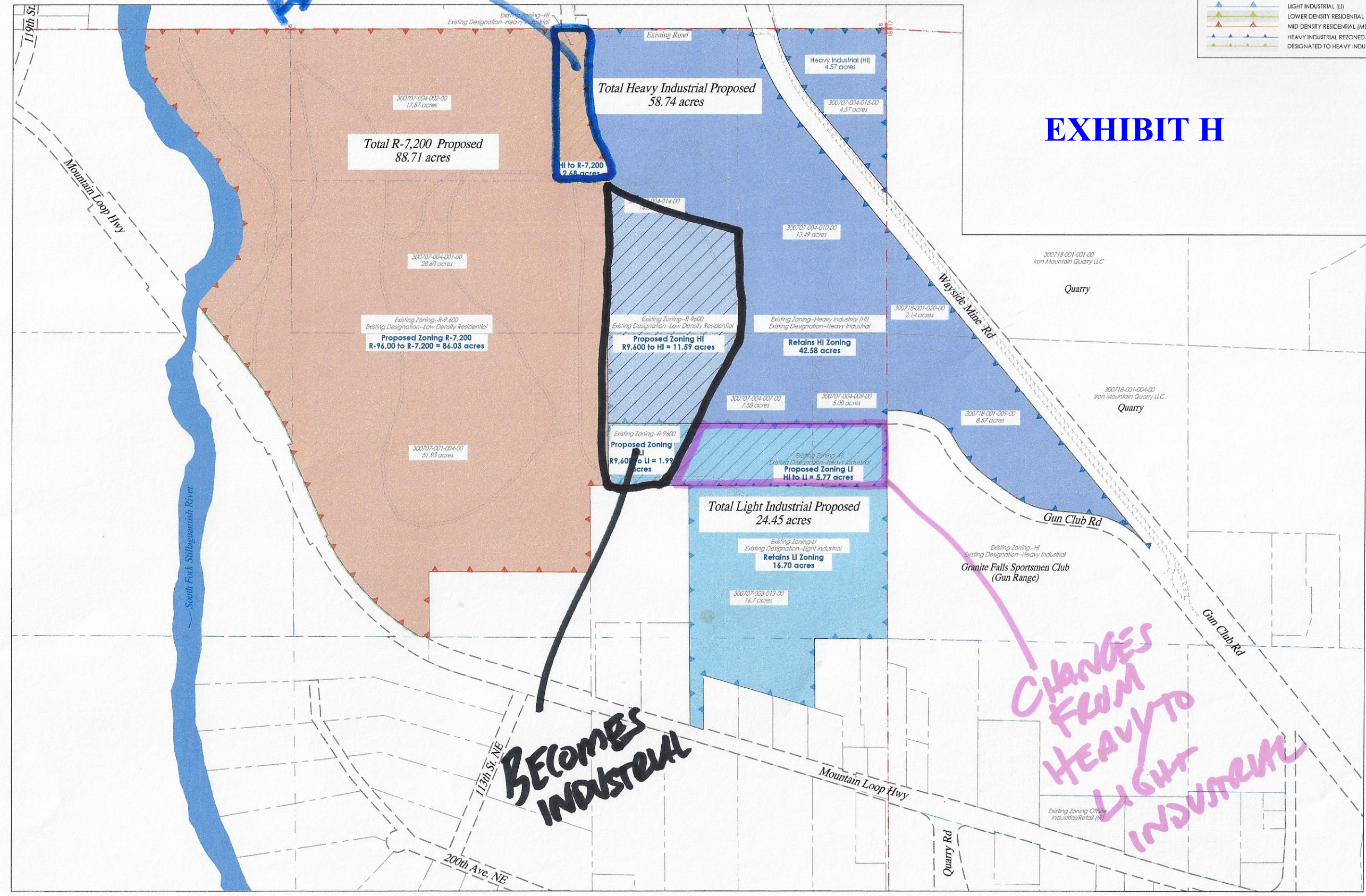
MID DENSITY RESIDENTIAL (MDR)

HEAVY INDUSTRIAL REZONED

DESIGNATED TO HEAVY INDUSTRIAL

LAND TECHNOLOGIES
18820 Third Avenue, N.E.
Arlington, WA 98223
360-452-9727

EXHIBIT H



BECOMES
INDUSTRIAL

CHANGES
FROM
HEAVY TO
LIGHT
INDUSTRIAL



PROJECT LEAD: Marie
CHECKED BY: Tyler
DATE: 10/31/2024
REVISION 1: -
REVISION 2: -
REVISION 3: -
REVISION 4: -
AS-BUILT: -

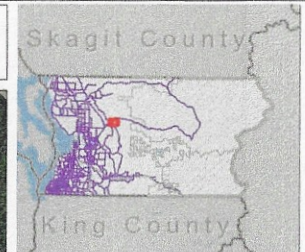
Industrial/Residential North of Gun Club Rd

Miller Shingle Co.
2010 Gun Club Road, Granite Falls, WA 98222
PO Box K, Granite Falls, WA 98223

INDUSTRIAL RESIDENTIAL REZONE MAP

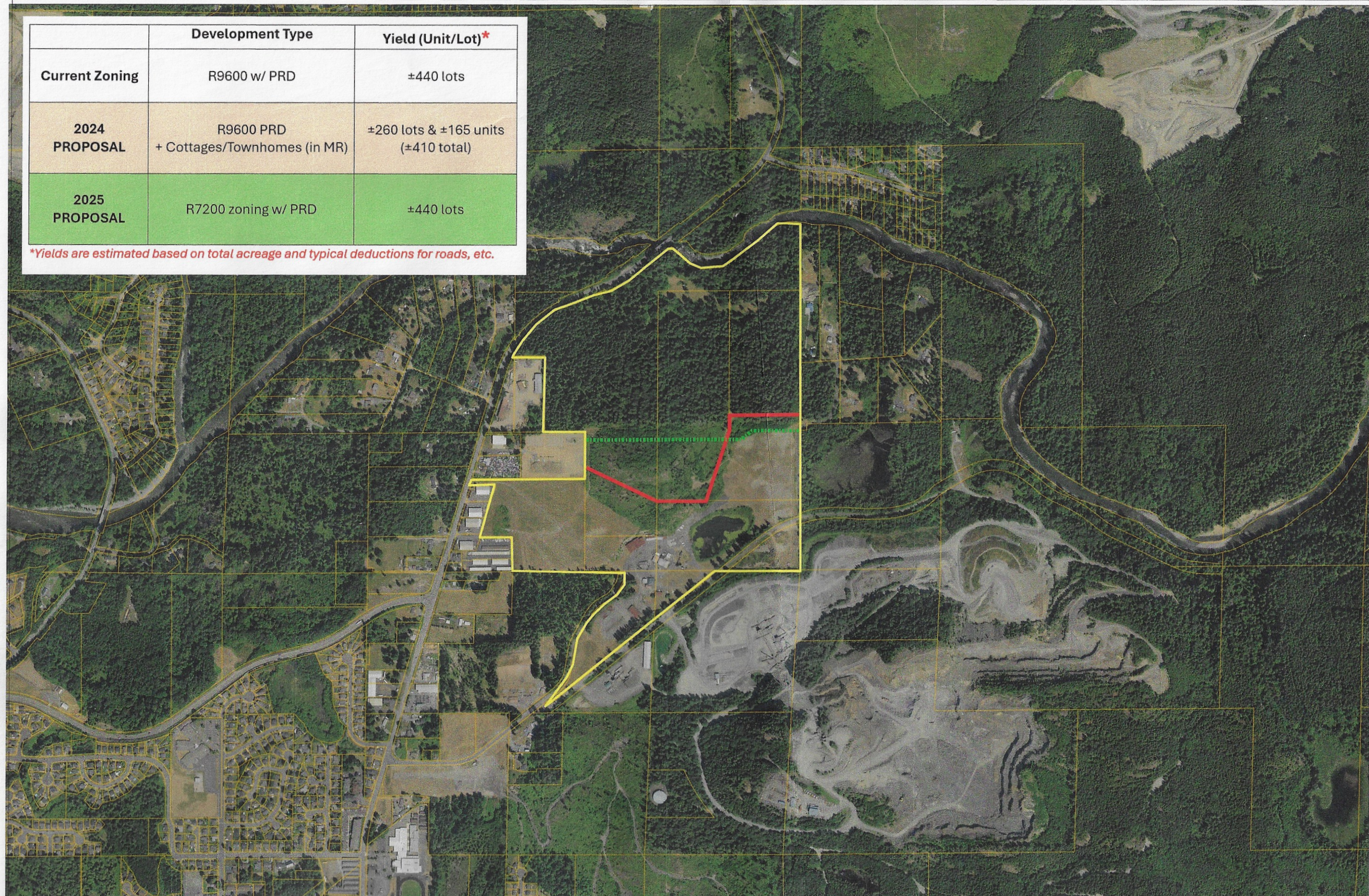
SHEET
1
of 2

24x36



	Development Type	Yield (Unit/Lot)*
Current Zoning	R9600 w/ PRD	±440 lots
2024 PROPOSAL	R9600 PRD + Cottages/Townhomes (in MR)	±260 lots & ±165 units (±410 total)
2025 PROPOSAL	R7200 zoning w/ PRD	±440 lots

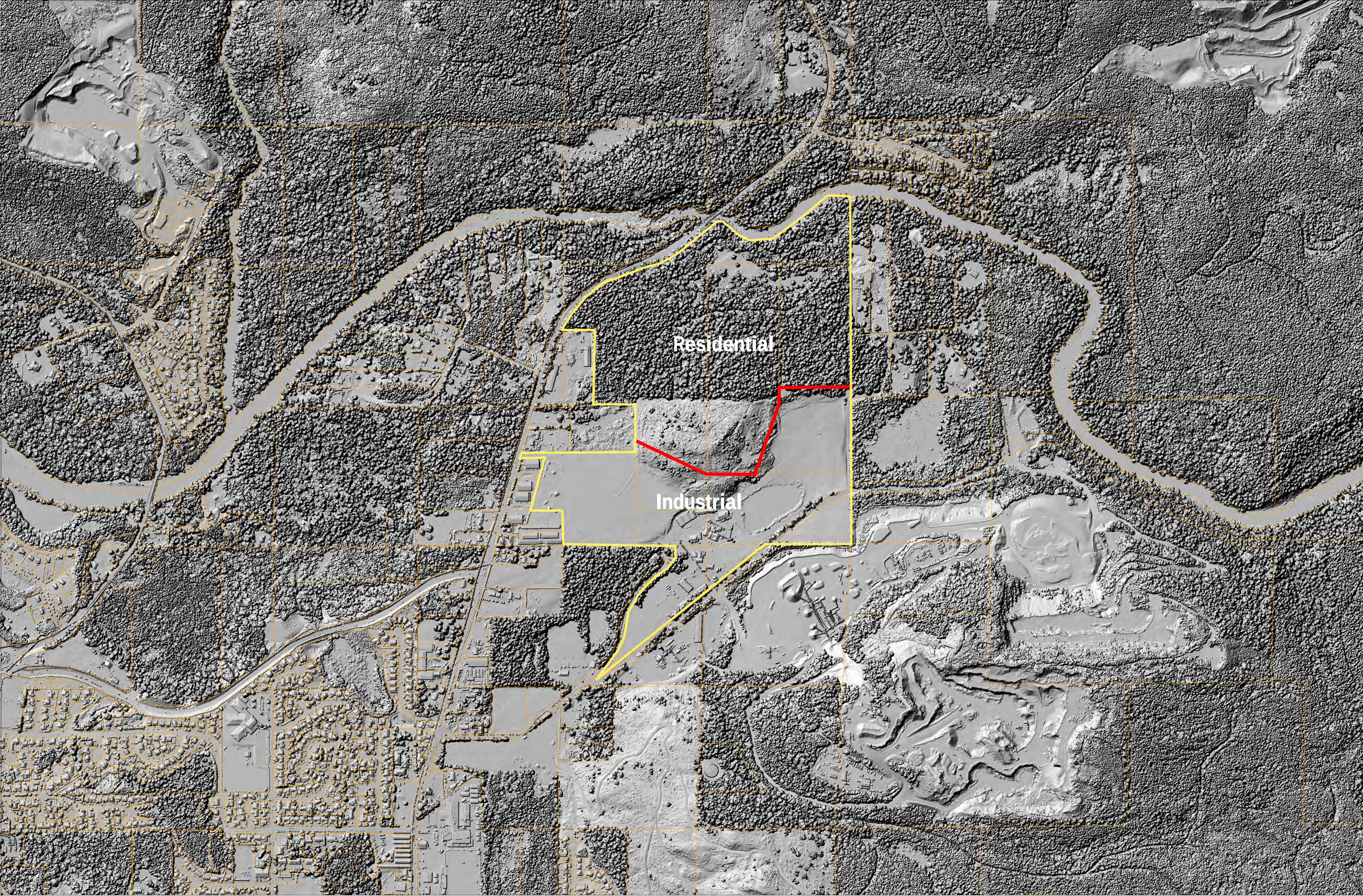
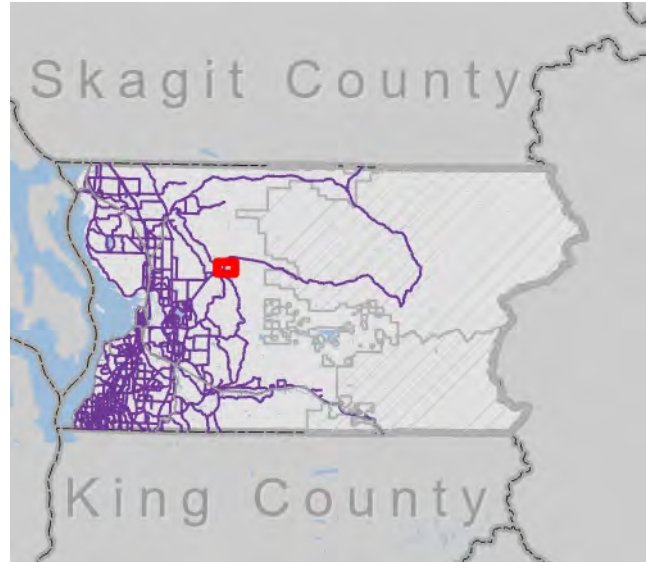
*Yields are estimated based on total acreage and typical deductions for roads, etc.



- Legend**
- Snohomish County Tax Parcels
 - Airports
 - Fire Stations
 - Hospitals
 - Police Stations
 - Schools
 - Bus Stops
 - Community Transit Park and Ride
 - Ferry Terminals
 - Buildings
 - Ferry Routes
 - County Lines 4,800 - 10,000
 - Stikine Indian Reservation Boundary
 - Tulalip Indian Reservation Boundary
 - Cities 4,800 - 10,000
 - Streets 4,800 - 10,000
 - Interstate
 - State Route
 - Highway
 - Major Road, Major Road
 - Minor Road, Minor Road
 - Access Road
 - Water Features
 - County Parks 4,800 - 10,000
 - Cities 4,800 - 10,000
 - National Forest 4,800 - 10,000
 - County Region
 - RELIEF_HILLSHADE

1: 4,800





Legend

- Snohomish County Tax Parcels
- Airports
- Fire Stations
- Hospitals
- Police Stations
- Schools
- Bus Stops
- Community Transit Park and Ride
- Ferry Terminals
- Buildings
- Ferry Routes
- County Lines 4,800 - 10,000
- Stillaguamish Indian Reservation Boundary
- Tulalip Indian Reservation Boundary
- Cities 4,800 - 10,000
- Streets 4,800 - 10,000
- Interstate
- State Route
- Ramps
- Major Road, Major Road
- Minor Road, Minor Road
- Access Road
- Water Features
- County Parks 4,800 - 10,000
- Cities 4,800 - 10,000
- National Forest 4,800 - 10,000
- County Region
- RELIEF_HILLSHADE

800.0 0 400.00 800.0 Feet

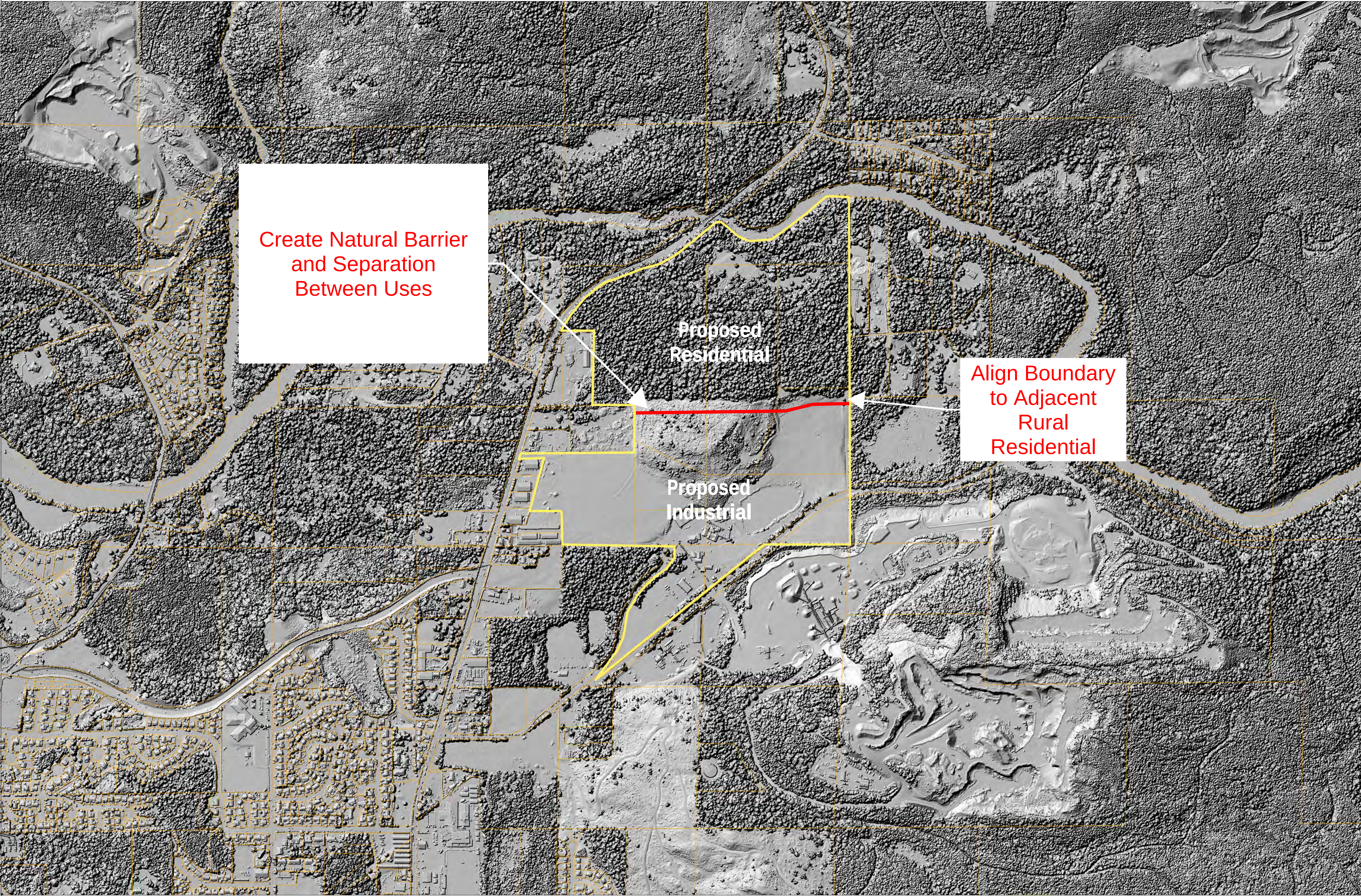
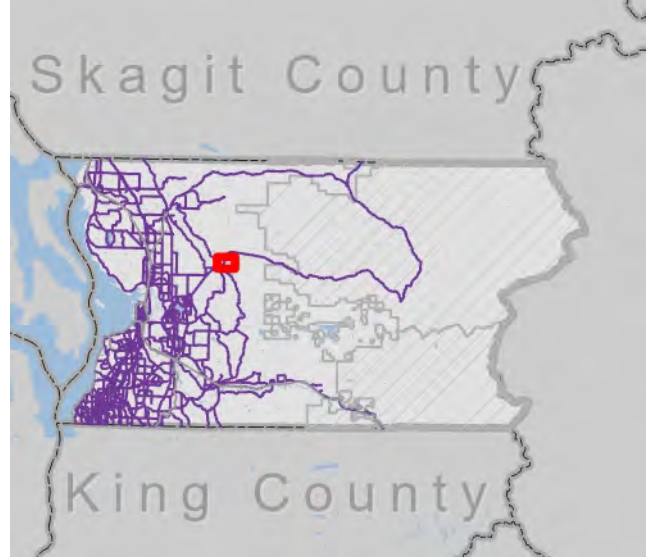
Projection: NAD_1983_StatePlane_Washington_North_FIPS_4601_Feet
Planning and Development Services, Snohomish County

All maps, data, and information set forth herein ("Data"), are for illustrative purposes only and are not to be considered an official citation to, or representation of, the Snohomish County Code. Amendments and updates to the Data, together with other applicable County Code provisions, may apply which are not depicted herein. Snohomish County makes no representation or warranty concerning the content, accuracy, currency, completeness or quality of the Data contained herein and expressly disclaims any warranty of merchantability or fitness for any particular purpose. All persons accessing or otherwise using this Data assume all responsibility for use thereof and agree to hold Snohomish County harmless from and against any damages, loss, claim or liability arising out of any error, defect or omission contained within said Data. Washington State Law, Ch. 42.56 RCW, prohibits state and local agencies from providing access to lists of individuals intended for use for commercial purposes and, thus, no

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Notes
This map was automatically generated using Geocortex Essentials.



Create Natural Barrier
and Separation
Between Uses

Proposed
Residential

Proposed
Industrial

Align Boundary
to Adjacent
Rural
Residential

- Legend**
- Snohomish County Tax Parcels
 - Airports
 - Fire Stations
 - Hospitals
 - Police Stations
 - Schools
 - Bus Stops
 - Community Transit Park and Ride
 - Ferry Terminals
 - Buildings
 - Ferry Routes
 - County Lines 4,800 - 10,000
 - Stillaguamish Indian Reservation Boundary
 - Tulalip Indian Reservation Boundary
 - Cities 4,800 - 10,000
 - Streets 4,800 - 10,000
 - Interstate
 - State Route
 - Ramps
 - Major Road, Major Road
 - Minor Road, Minor Road
 - Access Road
 - Water Features
 - County Parks 4,800 - 10,000
 - Cities 4,800 - 10,000
 - National Forest 4,800 - 10,000
 - County Region
 - RELIEF_HILLSHADE

800.0 0 400.00 800.0 Feet

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Notes
This map was automatically generated using Geocortex Essentials.

1: 4,800





CITY COUNCIL AGENDA BILL

Subject: 7.c.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Agenda Bill - Utility Tax
2. Utility Tax Ordinance No. 1067-2025 -
Amending

Budgeted Amount:
BARS Code:

Summary Statement:

Background:

Recommended Motion:



CITY COUNCIL AGENDA BILL

Subject: Ordinance No. 1067-2025 – Utility
Tax Rate Reduction on Water and Sewer
Utility Services

Exhibit(s): Ordinance 1067-2025

Action Recommended: Adopt Ordinance No. 1067-2025 an Ordinance of the City of Granite Falls, Washington, Relating to Utility Taxes on Water and Sewer Utility Services; Amending Section 3.10.20 of Chapter 3.10 of the Granite Falls Municipal Code to Reduce the Utility Tax Rate on Water and Sewer Utility Services from Twenty Percent (20%) to Ten Percent (10%) for Calendar Year 2026 and Subsequent Years.

Originating Dept.: City Manager

Approval(s): ☒ City Manager
Public Works
☒ Finance
Planning
☒ Attorney
City Clerk

Meeting Date: November 19, 2025

Date Submitted: November 8, 2025

Budgeted Amount: N/A

BARS Code: N/A

Summary:

The City Council is requested to adopt Ordinance No. 1067-2025, which amends Section 3.10.020 of Chapter 3.10 of the Granite Falls Municipal Code to reduce the utility tax rate on water and sewer utility services from twenty percent (20%) to ten percent (10%) effective January 1, 2026.

Background

The City of Granite Falls has maintained a utility tax on water and sewer services as a revenue source to support city operations and maintain its infrastructure. The current tax rate of 20% on both water and sewer utility services was established by Ordinance No. 996-2020 and has been in effect since January 1, 2021.

History of Utility Tax Rates:

- 2010: 9% (established by Ordinance No. 785-09)
- 2011: 12% (amended by Ordinance No. 815-10)
- 2012: 20% (amended by Ordinance No. 824-11)
- 2013–2015: 25% (amended by Ordinance No. 838-2012)
- 2016–2017: 25% (continued by Ordinance No. 863-2014)
- 2018–2020: 20% sewer / 25% water (amended by Ordinance No. 938-2017)
- 2021–2025: 20% both services (amended by Ordinance No. 996-2020)
- 2026 and beyond: 10% both services (proposed by Ordinance No. 1067-2025)



Ordinance No. 1067-2025 will reduce the utility tax on both water and sewer utility services to ten percent (10%) beginning January 1, 2026, and in subsequent years, unless the City Council determines that the utility tax should be repealed or amended.

The reduction from 20% to 10% provides significant financial relief to residential and commercial water and sewer customers in Granite Falls.

The reduction in the utility tax rate from 20% to 10% will result in decreased revenues from the utility tax fund beginning in calendar year 2026. Residents and businesses will see a 10-percentage-point reduction in utility tax charges. City staff has reviewed current and projected revenues and determined that the city's operational and capital needs can be sustained at the reduced 10% utility tax rate.

STAFF RECOMMENDATION

Staff recommends the Council adopt the Utility Rate change.

Recommended Motion: Move to adopt Ordinance No. 1067-2025 an Ordinance of the City of Granite Falls, Washington, Relating to Utility Taxes on Water and Sewer Utility Services; Amending Section 3.10.20 of Chapter 3.10 of the Granite Falls Municipal Code to Reduce the Utility Tax Rate on Water and Sewer Utility Services from Twenty Percent (20%) to Ten Percent (10%) for Calendar Year 2026 and Subsequent Years.

CITY OF GRANITE FALLS

ORDINANCE NO. 1067-2025

AN ORDINANCE OF THE CITY OF GRANITE FALLS, WASHINGTON, RELATING TO UTILITY TAXES ON WATER AND SEWER UTILITY SERVICES; AMENDING SECTION 3.10.020 OF CHAPTER 3.10 OF THE GRANITE FALLS MUNICIPAL CODE TO REDUCE THE UTILITY TAX RATE ON WATER AND SEWER UTILITY SERVICES FROM TWENTY PERCENT (20%) TO TEN PERCENT (10%) FOR CALENDAR YEAR 2026 AND SUBSEQUENT YEARS

WHEREAS, the City Council of the City of Granite Falls previously passed Ordinance 938-2017 that amended GFMC 3.10 imposing a utility tax on water at twenty-five (25%) rate for a three year period (2018-2020) and a utility tax on sewer at the twenty (20%) rate for a three year period (2018-2020) and amending 3.10.030 sunsetting the taxes at the end of calendar year 2020; and

WHEREAS, the City Council of the City of Granite Falls previously passed Ordinance No. 785-09 that added Chapter 3.10 to the Granite Falls Municipal Code (GFMC) and established a utility tax on water and sewer utility services for a three year period (2010-2012); and

WHEREAS, the City Council previously passed Ordinance No. 815-10 that amended GFMC 3.10.020 to change the rate of the utility tax on water and sewer utility services to a rate of 12% in 2011 and Ordinance No. 815-10 also provided that the utility tax would cease at the end of calendar year 2011; and

WHEREAS, the City Council previously passed Ordinance No. 824-11 that amended GFMC 3.10.020 to change the rate of the utility tax on water and sewer utility services to a rate of 20% in 2012 and Ordinance No. 824-11 also provided that the utility tax would cease at the end of calendar year 2012; and

WHEREAS, the City Council previously passed Ordinance 838-2012 that amended GFMC 3.10.020 to change the rate of the utility tax on water and sewer utility services to a rate of 25% in 2013 and Ordinance No. 838-2012 also provided that the utility tax would cease at the end of calendar year 2013; and

WHEREAS, the City Council previously passed Ordinance 863-2014 that amended GFMC 3.10.030 to extend the rate of 25% through 2015 and also provided that the utility tax would cease at the end of calendar year 2015;

WHEREAS, the City Council previously passed Ordinance 904-2015 that amended GFMC 3.10.030 to extend the rate of 25% through 2018 and also provided that the utility tax would cease at the end of calendar year 2018;

WHEREAS, the City Council of the City of Granite Falls previously passed Ordinance No. 996-2020 that amended GFMC 3.10.020 to impose a utility tax on water and sewer utility services at the rate of twenty percent (20%) for calendar year 2021 and subsequent years; and

WHEREAS, the City Council has determined that it is in the public interest to amend GFMC 3.10.020 to reduce the utility tax on water and sewer utility services from twenty percent (20%) to ten percent (10%) for calendar year 2026 and subsequent years, providing relief to utility ratepayers while maintaining necessary revenues for city operations; and

WHEREAS, the City Council has determined that reducing the utility tax rate will benefit residents and businesses in the community while ensuring the continued financial stability and operational capacity of the city;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GRANITE FALLS DO ORDAIN AS FOLLOWS:

Section 1. Section 3.10.020 of Chapter 3.10 of the Granite Falls Municipal Code is hereby amended to read as follows:

"3.10.020 Amount of tax.

The amount of the utility tax on the gross revenues of water and sewer utility services shall be nine percent (9%) for calendar year 2010, twelve percent (12%) for calendar year 2011, twenty percent (20%) for calendar year 2012, twenty five percent (25%) for calendar years 2013, 2014 and 2015, twenty five percent (25%) for calendar years 2016 and 2017, twenty percent (20%) for sewer utility services and twenty five percent (25%) on water utility services for calendar years 2018, 2019 and 2020, twenty percent (20%) for both sewer utility services and water utility services for calendar year 2021 through 2025, and ten percent (10%) for both sewer utility services and water utility services for calendar year 2026 and subsequent years unless the City Council determines that the utility tax should be repealed or amended at any time during said period.

Section 2. **Amendment of Prior Ordinances.** Ordinance Nos. 996-2020, 938-2017, 785-09, 815-10, 824-11, 838-2012, 863-2014, and 904-2015 are hereby amended as necessary to reflect the amendments contained in this Ordinance.

Section 3. **Severability.** If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 4. **Publication and Summary.** This Ordinance or summary thereof consisting of the title shall be published in the official newspaper of the city.

Section 5. **Effective Date.** This Ordinance shall be in full force and effect five (5) days after publication of the summary consisting of the title.

Said Ordinance was passed in open session by the City Council of the City of Granite Falls on the ____ day of November, 2025, and signed in authentication of its passage this ____ day of November, 2025.

Matthew Hartman Mayor

ATTEST:

Darla Reese, MMC, City Clerk

APPROVED AS TO FORM:

Thom Graafstra, City Attorney
Emily Guildner, City Attorney

DATE OF PUBLICATION:

EFFECTIVE DATE:



CITY COUNCIL AGENDA BILL

Subject: 7.d.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Agenda Bill - Ordinance 1068-2025
2. Budget Amendment Ordinance No.
1068- 2025 Amend No 4tg

Budgeted Amount:
BARS Code:

Summary Statement:

Background:

Recommended Motion:



CITY COUNCIL AGENDA BILL

Subject: Consideration to adopt Ordinance No. 1068-2025, an Ordinance of the City of Granite Falls, Washington, relating to the 2025 City Budget; and amending Ordinance No. 1057-2024 adopting the 2025 Budget to adjust revenue estimates and appropriations for funds as included in Exhibit "A".

Meeting Date: November 19, 2025

Date Submitted: November 9, 2025

Exhibit(s): Ordinance 1068-2025

Originating Dept.: City Manager

Action Recommended: Adopt Ordinance No. 1068-2025 adopting the 2025 Budget to adjust revenue estimates and appropriations for funds as included in Exhibit "A".

Approval(s): X City Manager
Public Works
X Finance
Planning
X Attorney
Other: _____

Budgeted Amount:

Fund	Account	Title	Budget Amount
402	534 20 42 02	General Facilities Charge - PUD	\$0
405	531 00 41 04	Professional Services - Misc.	\$15,000
405	531 00 41 10	Prof Services-Det. Pond	\$0

Summary Statement:

Ordinance No. 1068-2025 proposes the following amendments to the 2025 Budget:

- Increase in expenses within the Water Capital Improvement Fund for the pass-through General Facilities Charge (GFC) from PUD, supporting the new Snohomish County FD 17 Station.
- Increase Stormwater Capital Improvement Fund expenses for professional services related to subscriptions, testing, stormwater education, and LID improvements on Kentucky Ave and Indiana.

Background:

The City Council adopted the 2025 City Budget on November 20, 2024, via Ordinance No. 1057-2024. Since its adoption, the budget has undergone three previous amendments (Ordinance Nos. 1059-2025, 1061-2025, and 1062-2025) to address evolving fiscal needs.



Recommended Motion: Move to adopt Ordinance No. 1068-2025, an Ordinance of the City of Granite Falls, Washington, relating to the 2025 City Budget; and amending Ordinance No. 1057-2024 adopting the 2025 Budget to adjust revenue estimates and appropriations for funds as included in Exhibit "A".

CITY OF GRANITE FALLS

ORDINANCE NO. 1068-2025

AN ORDINANCE OF THE CITY OF GRANITE FALLS, WASHINGTON, RELATING TO THE 2025 CITY BUDGET; AND AMENDING ORDINANCE NO. 1057-2024 ADOPTING THE 2025 BUDGET TO ADJUST REVENUE ESTIMATES AND APPROPRIATIONS FOR FUNDS AS INCLUDED IN EXHIBIT “A”.

WHEREAS, the City Council of the City of Granite Falls, Washington (the “City”) adopted the 2025 Budget by Ordinance No. 1057-2024 on November 20, 2024, establishing necessary and proper allocations for each department and fund; and

WHEREAS, the 2025 Budget previously was amended by Ordinance 1059-2025; and

WHEREAS, the 2025 Budget previously was amended by Ordinance 1061-2025; and

WHEREAS, the 2025 Budget previously was amended by Ordinance 1062-2025; and

WHEREAS, the amount of revenue and appropriation allocations can only be estimated at the time of finalization of the budget; and

WHEREAS, the City Council has determined it is necessary to make further adjustments in the budget to adjust the expenditures and revenues to reflect:

- Water Capital Improvement Fund increase in Expense
 - General Facilities Charge – PUD for the new Snohomish County FD 17 Station
- Stormwater Capital Improvement Fund increase in Expense
 - Professional Services - Subscriptions, Testing, and Stormwater Education
 - Professional Services - Kentucky Ave and Indiana LID Improvements

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF GRANITE FALLS, WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Amendment of 2025 Budget and Appropriation of Funds. The 2025 annual budget, adopted by Ordinance No. 1057-2024 for the period from January 1, 2024, to December 31, 2024, and previously amended by Ordinance No. 1059-2025, Ordinance No. 1061-2025, and Ordinance No. 1062-2025 is further amended to include the passthrough PUD-related General Facilities Charges and the stormwater professional fees to support the LID improvements, stormwater education, testing, and subscriptions, all in accordance with Exhibit A.

Section 2. The City Treasurer is hereby authorized and instructed to make the necessary changes to the 2025 annual budget adopted by Ordinance No. 1057-2024 and make

any necessary and appropriate line item entries and adjustments to reflect the amendments contained in this Ordinance.

Section 3. Ordinance No. 1057-2024 is hereby amended as necessary to reflect the budget amendments contained in this Ordinance.

Section 4. Severability. Should any section, paragraph, sentence, clause, or phrase of this Ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this Ordinance be pre-empted by state or federal law or regulation, such decision or pre-emption shall not affect the validity of the remaining portions of this Ordinance or its application to other persons or circumstances.

Section 5. Effective Date. This Ordinance shall be published in the official newspaper of the City and shall take effect and be in full force five (5) days after the date of the publication.

PASSED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON THE ____ DAY OF _____ 2025.
CITY OF GRANITE FALLS

Matthew Hartman, Mayor

ATTEST/AUTHENTICATED:

Darla Wilkins, City Clerk

Approved as to form:

Thom Graafstra, City Attorney
Emily Guildner, City Attorney

FILED WITH THE CITY CLERK:
PASSED BY THE CITY COUNCIL:
PUBLISHED:
EFFECTIVE DATE:

ORDINANCE No: 1068-2025
EXHIBIT A

Fund	BARS #	Description	2025 Budget	2025 Budget Amendment No. 4	Difference	Note
402	534 20 42 02	General Facilities Charge - PUD	\$ -	\$ 29,160.00	\$ 29,160.00	GFC - PUD New Fire Station
405	531 00 41 04	Professional Services - Misc.	\$ 15,000.00	\$ 50,000.00	\$ 35,000.00	Subscriptions, Testing, and Stormwater Education
405	531 00 41 10	Prof Services-Det. Pond	\$ -	\$ 35,000.00	\$ 35,000.00	Kentucky Ave and Indiana LID Improvements



CITY COUNCIL AGENDA BILL

Subject: 7.e.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Agenda Bill - ILA Regional Drug Task Force
2. ILA Snohomish Regional Drug Task Force Cooperation

Budgeted Amount:

BARS Code:

Summary Statement:

Background:

Recommended Motion:



CITY COUNCIL AGENDA BILL

Subject: Interlocal Agreement for Snohomish Regional Drug Task Force Cooperation

Exhibit(s): ILA Snohomish Regional Drug Task Force Cooperation

Action Recommended: Move to authorize the City of Granite Falls to enter into the Interlocal Agreement for Snohomish Regional Drug Task Force Cooperation with Snohomish County, the Washington State Patrol, and the participating municipal jurisdictions identified therein, effective January 1, 2026, and to authorize the City Manager to execute the Agreement on behalf of the City, and further to approve the City's financial contribution for 2026 in the amount of \$1,288.00.

Originating Dept.: City Manager

Approval(s): X City Manager
Public Works
X Finance
Planning
Attorney
City Clerk

Meeting Date: November 19, 2025

Date Submitted: November 8, 2025

Budgeted Amount: N/A

BARS Code: 521 30 41 01 Drug Task Force Contribution

Summary:

The City Council is requested to authorize the City of Granite Falls to enter into the Interlocal Agreement for Snohomish Regional Drug Task Force Cooperation (the "Agreement") with Snohomish County, the Washington State Patrol, and multiple municipal jurisdictions within Snohomish County. This Agreement establishes a regional drug task force to coordinate investigations and enforcement activities related to drug trafficking across participating jurisdictions. The initial term is two years, effective January 1, 2026, through December 31, 2027, with automatic renewal for up to two additional two-year terms unless one party provides written notice of withdrawal.

Background

Drug trafficking and related criminal activity represent significant public safety concerns throughout Snohomish County and the surrounding region. The illicit drug trade crosses jurisdictional boundaries, requiring a coordinated, multi-agency response to investigate and prosecute mid to upper-level drug trafficking organizations effectively.

To address these regional drug enforcement challenges efficiently and economically, the Snohomish County Sheriff's Office, in coordination with municipal law enforcement agencies and the Washington State Patrol, has developed a cooperative interlocal agreement to establish the Snohomish Regional Drug Task Force (the "Task Force"). The Task Force combines investigative personnel, resources, equipment, training, and information sharing from multiple



participating jurisdictions to conduct drug trafficking investigations on a coordinated, regional basis.

The Agreement includes the following participating jurisdictions:

- City of Arlington
- City of Bothell
- City of Brier
- City of Darrington
- City of Edmonds
- City of Everett
- City of Gold Bar
- City of Granite Falls
- City of Index
- City of Lake Stevens
- City of Lynnwood
- City of Marysville
- City of Mill Creek
- City of Monroe
- City of Mountlake Terrace
- City of Mukilteo
- City of Snohomish
- City of Stanwood
- City of Sultan
- Snohomish County
- Washington State Patrol

The Task Force is designed to:

- Reduce the number of drug traffickers in Snohomish County through professional investigation, apprehension, and conviction
- Disrupt and prosecute mid to upper-level drug traffickers who operate across jurisdictional boundaries
- Enhance drug enforcement cooperation and coordination through multi-agency investigations, training, and resource sharing
- Prioritize the safety of law enforcement personnel and community members

Operations and Structure

- Task Force operations include intelligence development, target identification, investigation, suspect arrest, successful prosecution, and asset forfeiture
- The Task Force Commander is an employee of Snohomish County (Snohomish County Sheriff's Office) and reports to the Executive Board
- Personnel assigned by participating jurisdictions remain employees of their home agencies and are subject to home agency policies

Executive Board Governance

- The Snohomish County Sheriff serves as Chair of the Executive Board
- Board membership includes the Chief of Police from each Contributing Jurisdiction (jurisdictions with at least one full-time employee assigned to the Task Force)
- Additional Board members include the Snohomish County Prosecutor, City of Everett Attorney, and the Director of the Northwest High-Intensity Drug Trafficking Area (HIDTA) Program



- Board decisions require a simple majority vote, with votes weighted according to the number of full-time personnel each Contributing Jurisdiction assigns to the Task Force
-

Staff Recommendation:

Staff recommends the Council authorize the City of Granite Falls to enter into the Interlocal Agreement for Snohomish Regional Drug Task Force Cooperation.

Recommended Motion: Move to authorize the City of Granite Falls to enter into the Interlocal Agreement for Snohomish Regional Drug Task Force Cooperation with Snohomish County, the Washington State Patrol, and the participating municipal jurisdictions identified therein, effective January 1, 2026, and to authorize the City Manager to execute the Agreement on behalf of the City, and further to approve the City's financial contribution for 2026 in the amount of \$1,288.00.

**INTERLOCAL AGREEMENT FOR SNOHOMISH REGIONAL DRUG TASK FORCE
COOPERATION**

This INTERLOCAL AGREEMENT FOR THE SNOHOMISH REGIONAL DRUG TASK FORCE COOPERATION (this "Agreement") is made and entered into by and between SNOHOMISH COUNTY, a political subdivision of the State of Washington, and the following Municipal Corporations, municipal corporations of the State of Washington, and the State of Washington (collectively referred to as "Participating Jurisdiction").

City of Arlington	City of Mill Creek
City of Bothell	City of Monroe
City of Brier	City of Mountlake Terrace
City of Darrington	City of Mukilteo
City of Edmonds	City of Snohomish
City of Everett	City of Stanwood
City of Gold Bar	City of Sultan
City of Granite Falls	Washington State Patrol
City of Index	
City of Lake Stevens	
City of Lynnwood	
City of Marysville	

RECITALS

- A. The Participating Agencies are public agencies as defined by Chapter 39.34 RCW and Chapter 10.93 RCW, and are authorized to enter interlocal agreements to provide for joint or cooperative actions to provide services and facilities in a manner and pursuant to forms of governmental organization that will accord best with geographic, economic, population and other factors influencing the needs and development of local communities; and
- B. Drug trafficking and related crime occur throughout Snohomish County and the surrounding region. This criminal activity requires specially trained and equipped investigators and staff creating the demand for a coordinated regional response. The Participating Agencies believe these investigations and activities are most economically served by the formation of a regional drug task force (hereinafter Task Force)
- C. Through this Agreement the Participating Agencies intend to combine their respective investigative personnel to form a regional Task Force. The regional Task Force shall be specially structured, trained, and equipped to conduct drug trafficking and related criminal investigations within each Participating Agency's jurisdiction and the surrounding region.
- D. The Participating Agencies desire to achieve increased operational efficiencies and economies of scale by providing a mechanism for the sharing of material, personnel, knowledge, equipment, and training, all as more fully described by, and pursuant to the terms and conditions contained in this Agreement.

AGREEMENT

NOW, THEREFORE, in consideration of the respective agreements set forth below and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Participating Agencies agree as follows:

Interlocal Agreement Establishing
Snohomish Regional Drug Task Force

1. DEFINITIONS

- 1.1 Participating Jurisdiction- Participating Jurisdiction means any municipal corporation, political subdivision of the state, or department or division of the state of Washington, that is a party to this agreement.
- 1.2 Contributing Jurisdiction- Contributing Jurisdiction means a Participating Jurisdiction that assigns at least one full-time employee to the Task Force.

2. TERM

2.1 Initial Term

The initial term of this Agreement shall govern the parties' performance beginning on January 1, 2026, ("Effective Date") and continuing for two (2) years from the Effective Date of this Agreement, provided however that the parties' obligations after December 31, 2026, are contingent upon local legislative appropriation of the necessary funds for this specific purpose per each parties' Charter and applicable law. As provided by RCW 39.34.040, this Agreement shall not take effect unless and until it has (i) been duly executed by the parties, and (ii) either filed with the Snohomish County Auditor or posted on one of the party's Interlocal Agreements webpages or other electronically retrievable public source.

2.2 Extensions

The term of this Agreement may be extended for up to two (2) additional terms of two (2) year terms (respectively, "First Additional Term" and "Second Additional Term"). Extension of the Agreement shall be automatic unless one of the parties provides written notice of withdrawal/termination as more fully described in Section 15 of this Agreement.

3. ESTABLISHMENT AND PURPOSE OF THE SNOHOMISH REGIONAL DRUG TASK FORCE

3.0 The purpose of the Task Force is to formally structure and jointly coordinate selected law enforcement activities, resources, and functions to disrupt illegal drug trafficking systems and to remove traffickers through a cooperative program of investigation, prosecution, and asset forfeiture. The parties do not intend this Agreement to create a separate legal entity subject to suit.

3.1 Task Force goals are to:

- a. Reduce the number of drug traffickers in Snohomish County through professional investigation, apprehension, and conviction.
- b. Efficiently attack, disrupt, and prosecute individual(s) and organized mid to upper-level drug traffickers who do not recognize jurisdictional boundaries or limitations, and by doing so, impact drug trafficking organizations.
- c. Enhance drug enforcement cooperation and coordination through multi-agency investigations, training of local jurisdictions, and the sharing of resources and information; and
- d. Address these issues with the foremost consideration of safety for both law enforcement and the community.

3.2 The Task Force will implement operations, including but not limited to the following.

- a. Development of intelligence,
- b. Target identification,
- c. Investigation,
- d. Arrest of Suspects,
- e. Successful prosecution of offenders, and

f. Asset forfeiture/disposition.

4. SNOHOMISH REGIONAL DRUG TASK FORCE EXECUTIVE BOARD

4.1 The parties hereby create the Snohomish Regional Drug Task Force Board (hereinafter referred to as the “Board”) to provide oversight and direction to the Task Force. Board members shall be comprised of the Chief of Police from each Contributing Jurisdiction. One “at-large” Chief of Police will be selected by a majority vote from the remaining Participating Jurisdictions.

Additional members of the Board shall be the Snohomish County Prosecutor, the City of Everett Attorney, and the Executive Director of the Northwest High-Intensity Drug Trafficking Area (“HIDTA”) Program. If a Participating Jurisdiction that has no personnel assigned to the Task Force as of the effective date of this Agreement assigns full-time personnel to the Task Force, the Chief of Police from that agency will be added as an Executive Board member after the full-time personnel has been assigned to the Task Force for three months.

4.2 The Snohomish County Sheriff shall serve as Chair of the Board.

4.3 The Board may adopt bylaws which include procedures for the appointment of alternate members to attend Board meetings in the absence of members. At the meetings, alternate members shall have the same rights as the appointing Board member. The Board shall have decision-making authority and will approve changes to standard operating procedures (“SOP”). The Board shall also evaluate the Task Force's performance and review the annual budget.

4.4 Voting

a. Any action taken by the Board under this Agreement shall be based on a simple majority of votes, weighted as described in (b), of Board members or alternate members present at the respective meeting.

b. Board member votes shall be allocated according to the number of full-time personnel the Contributing Jurisdiction contributes to the Task Force at the time of the vote. For example, if

the Snohomish County Sheriff provides six employees and the City of Lynnwood provides three, the Snohomish County Sheriff has six votes, and the City of Lynnwood has three. The At-large Chief of Police, the Snohomish County Prosecutor, the City of Everett City Attorney, and the Executive Director of the Northwest HIDTA have one vote each.

5. TASK FORCE ORGANIZATION

5.1 The Task Force shall be organized according to the chart contained as Exhibit A, incorporated herein by this reference. Assigned Task Force personnel typically consist of a Task Force Commander, Lieutenant, Sergeants, Detectives or Agents, Deputy Prosecutor, and support personnel.

Task Force personnel shall be directed in their duties by the Task Force Commander ("Commander"). The Commander is an employee of Snohomish County. The selection of the Commander shall be conducted per Exhibit B, incorporated herein by this reference.

Appointment and removal of the Commander remains at the sole discretion of the Snohomish County Sheriff. Should the Sheriff choose to remove the Commander without cause, the Board must be consulted before action is taken.

5.2 Exhibit C, incorporated by this reference, sets forth the personnel currently assigned to the Task Force by each Contributing Jurisdiction. Nothing in this Agreement shall restrict the ability of any Contributing Jurisdiction to reassign personnel now or later assigned to the Task Force.

5.3 Contributing Jurisdiction Employees: Any employee assigned to the Task Force by a Contributing Jurisdiction shall remain, and be considered, an employee of the assigning Contributing Jurisdiction. Each Contributing Jurisdiction shall pay all costs associated with its employees when assigned to the Task Force. All rights,

duties, and obligations of the employer and the employee shall remain with the Contributing Jurisdiction. Each Contributing Jurisdiction shall be responsible for ensuring compliance with all applicable laws, collective bargaining agreements, and/or civil service rules and regulations applicable to its employees. When a Participating or Contributing Jurisdiction considers assigning a new or replacement personnel to the Task Force, the Task Force Commander may be allowed to give input regarding the selection.

5.4 Employees assigned to the Task Force are subject to and responsible for following the published Task Force policies and procedures. In the event of conflicting policies between the Task Force and the employing agency, the employing agency policy takes precedence.

5.5 At the Commander's discretion employees from Contributing Jurisdictions may be selected to fill any of the following positions: Detection Canine Handler, Financial Investigations, and Technology Investigation.

5.6 The Task Force will follow a management system for shared coordination and direction of personnel, financial, equipment, and technical resources, as stated in this Agreement.

6. DEVELOPMENT AND REVIEW OF STANDARD OPERATING PROCEDURES

The Commander will develop and maintain all policies and standard operating procedures of the Task Force to be presented to the Board at any regular Board meeting. The Board maintains the responsibility to review and approve by affirmative vote before implementation. However, in the event of a change to policy in keeping with the best industry and safety standards or pursuant to a change in law, statute, or

code, the Commander may authorize the implementation of the change with notice given to the Board. The update to the policy must be voted upon at the next regularly scheduled meeting of the Board.

7. BUDGET AND FINANCE

7.1 The 2026 Task Force budget is attached as Exhibit D, incorporated herein by reference. Each Participating Jurisdiction shall contribute funding to the Task Force as specified in Exhibit D.

7.2 The Sheriff's Office will annually review and revise the Task Force budget to provide a sufficient level of funding and total resource obligation for the following calendar year. The Task Force budget will be allocated to each Participating Jurisdiction on a proportional basis. Each Participating Jurisdiction's proportional share will be based on the Participating Jurisdiction's average population, as determined by the Washington State Office of Financial Management. Proposed increases to the Task Force budget exceeding 3% of any Participating Jurisdiction's funding obligation from the prior year must first be approved by the Board. Any special assessments to Participating Jurisdictions must be first approved by the Board.

7.3 Following the closure of each annual budget and not later than June 30 of each year, the Task Force Commander must submit a report to each Participating Jurisdiction reflecting a budget summary of all revenues from the previous year including the total amount of spending required to operate the Task Force, a summary of state and federal forfeitures and total receipts from the previous year.

7.4 No later than July 1 of each year, the Sheriff shall provide notice to each Participating Jurisdiction of the subsequent year's proposed Task Force budget, and each Participating Jurisdiction's proportional share.

7.5 Snohomish County shall maintain designated financial accounts to support Task Force operations. Except as modified by Section 7, all revenues collected or generated by or for the Task Force shall be forwarded to the Snohomish County Treasurer and placed in the designated accounts. All real or personal property of the Task Force will be held in Snohomish County's name for the benefit of the Task Force.

7.6 Each Participating Jurisdiction agrees to provide funding that is no less than the amount indicated in Exhibit D and to pay its funding share to Snohomish County as administrator of Task Force funds no later than March 1, of the year in which the funding is due.

7.7 Each Participating Jurisdiction agrees that the funding it contributes shall be provided in addition to that currently appropriated to drug enforcement activities and that no Task Force activity will supplant or replace any existing drug enforcement activities.

7.8 The Task Force shall reimburse Contributing Jurisdictions for actual overtime costs up to the annual federal overtime maximum for overtime work published by the U.S. Office of Personnel Management for overtime performed by a Contributing Jurisdiction detective(s) assigned to the Task Force. The Task Force's obligation to reimburse a Contributing Jurisdiction for overtime costs is contingent on the Task Force receiving federal funding for such purpose. If the Task Force does not receive federal funding for overtime, or the federal funding for overtime is depleted, any overtime compensation shall be the responsibility of the employing agency. A contributing Jurisdiction seeking reimbursement for overtime costs shall submit a properly executed voucher to the Sheriff's Office within 90-days of the accrual of the overtime.

8. GENERAL ADMINISTRATION

8.1 Each Participating Jurisdiction agrees to provide Snohomish County with any documentation necessary to apply for, receive, or comply with any applicable grant requirements.

8.2 By executing this Agreement, each Participating Jurisdiction agrees to make any certified or other assurances required by any applicable grant agreement that is within its particular control and agrees to make all its records related to the Task Force available for inspection if required as a condition of receipt of grant funding.

8.3 Snohomish County is granted the authority to execute on behalf of the Participating Jurisdictions all agreements and contracts signed as approved by the Task Force Executive Board, by and through its Chair, including but not limited to all contracts for professional services. Agreements and contracts executed in this manner shall have the same legal effect as if they were executed by each Participating Jurisdiction. All Task Force contracts and agreements executed on behalf of Participating Jurisdictions under this Agreement must first be approved on motion of the Task Force Executive Board. By executing this Agreement, each Participating Jurisdiction agrees that, to administer the assets and resources available to the Task Force, no such agreement or contract may impose or waive liability concerning a Participating Jurisdiction in a manner that is inconsistent with the hold harmless provision in Section 12 of this Agreement.

8.4 Any dispute arising under this Agreement will be forwarded to the Task Force Executive Board for resolution. The determination made by the Executive Board shall be final and conclusive between the parties. This provision shall not apply to issues of indemnity and liability governed by the hold harmless provision in Section 13 of this Agreement.

9. ASSET FOFEITURE

9.1 The Participating Jurisdictions shall refer all potential asset forfeitures initiated or investigated by personnel assigned to the Task Force during the pendency of this Agreement to the Task Force for disposition at the discretion of the Task Force Executive Board or prosecuting authority (Prosecuting Attorney or United States Attorney). Any such referred asset forfeiture

that is pursued in state court will be prosecuted in the name of Snohomish County, on behalf of the Task Force and its Participating Jurisdictions.

9.2 The Task Force Commander, under the direction of the Task Force Executive Board, shall manage the acquisition and disposition of assets seized or forfeited as a result of this Agreement in compliance with state and federal law and Task Force procedures.

9.3 Federal Forfeiture.

- a. For purposes of receipt and processing of federal equitable sharing distributions, Snohomish County shall be designated as the fiduciary agency for the Task Force.
- b. Participating Jurisdictions must comply with federal Equitable Sharing Program guidelines and reporting requirements, including the requirements contained in the Guide to Equitable Sharing for State, Local, and Tribal Law Enforcement, published by the Department of Justice and the Department of the Treasury.
- c. Snohomish County will submit request(s) to the federal government, on behalf of the Task Force, to obtain equitable sharing related to federal forfeitures.
- d. Participating Jurisdictions agree and understand that all proceeds from federal forfeitures of seized assets, which may be awarded to the County on behalf of the Task Force, will be retained by the County for Task Force operations and expenses.
- e. Except as allowed by Section 9.3(g), Participating Jurisdictions will not submit individual equitable sharing requests, nor will Participating Jurisdictions receive shared federal funds from Snohomish County.
- f. The Task Force may only use proceeds from federal seizures and forfeitures for law enforcement purposes, as defined by the United States Department of Justice.

g. If the Task Force initiates or participates in an investigation that results in a federal forfeiture of \$300,000 or more in net proceeds, each Participating Jurisdiction that participated in the investigation may file an individual request for equitable sharing under its agency code. The parties intend that each Participating Jurisdiction's equitable share will be the Participating Jurisdiction's Task Force participation percent at the time of the investigation, provided, however, the SCSO is entitled to claim an additional twenty-five percent (25%) to account for Task Force operation/administrative expenses. The parties acknowledge, however, that final determination of a Participating Jurisdiction's receipt and percentage allocation of federal forfeiture proceeds is within the discretionary authority of the Department of the Treasury or the Department of Justice, as applicable.

h. The Task Force Commander will notify an eligible Participating Agency of a federal forfeiture meeting the threshold outlined in Section 9.3(g) within 15 days of the forfeiture. A Participating Jurisdiction seeking an individual equitable share of the federal forfeiture must file its request no later than 45 days following the forfeiture unless an exemption applies.

9.4 State Forfeiture.

a. The net monetary proceeds of each state asset forfeiture made by the Task Force shall be retained by the County for Task Force operations and expenses. If proceeds from state asset forfeitures exceed the amount necessary for Task Force operations and expenses, the excess state forfeiture proceeds shall be distributed to Contributing Jurisdictions in accordance with each Contributing Jurisdiction's participation percentage, listed in Exhibit D.

b. The Task Force may retain funds in an amount up to \$250,000 from the net proceeds of vehicle seizures for the acquisition of Task Force vehicles and related fleet costs.

c. Any Participating Jurisdiction receiving a distribution of assets forfeited under RCW

69.50.505 shall use such assets in accordance with RCW 69.50.505

10. EQUIPMENT REQUIREMENTS, MAINTENANCE AND OPERATION

For purposes of this Agreement, the term “Equipment” shall refer to any materials, tools, machinery, equipment, supplies, facilities, or other personal property used in performing Task Force operations.

10.1 If any Equipment is acquired with grant funds, the Participating Jurisdictions agree that the Task Force will use that equipment only for specified law enforcement purposes for the term of the grant.

10.2 Personnel assigned to the Task Force may use Equipment that is provided or acquired for Task Force purposes, as directed by the Task Force Commander.

10.3 Upon termination of the Task Force, any Equipment provided to the Task Force by a Participating Jurisdiction will be returned to that jurisdiction.

10.4 Upon termination of the Task Force, any Equipment acquired by the Task Force will be disposed of in accordance with applicable federal, state, or local requirements or this Agreement.

11. COVENANT TO COOPERATE

Each Participating Agency covenants to the other parties that it shall use good faith efforts to cooperate with the other parties in implementing the intent and furthering the goals of this Agreement.

12. COMPLIANCE WITH LAWS

The Participating Agencies shall exercise their rights and perform their respective obligations under this Agreement in full compliance with all applicable laws, ordinances, rules and regulations of any public authority having jurisdiction.

13. INDEMNIFICATION

Each party hereto agrees to save, indemnify, defend and hold the other parties harmless from any allegations, complaints, or claims of wrongful and/or negligent acts or omissions, by said party and/or its officers, agents, or employees to the fullest extent allowed by law. In the case of allegations, complaints, or claims against more than one party, any damages allowed shall be levied in proportion to the percentage of fault attributable to each party, and each party shall have the right to seek contribution from each of the other parties in proportion to the percentage of fault attributable to each of the other parties. Moreover, the parties agree to cooperate and jointly defend any such matter to the extent allowed by law. A jurisdiction that has withdrawn assumes no responsibility for the actions of the remaining members arising after the date of withdrawal but shall remain liable for claims of loss or liability arising prior to the effective date of withdrawal.

Industrial Insurance. For purposes of indemnification only, the parties, by mutual negotiation, hereby waive, as respects the other parties, any immunity that would otherwise be available against such claims under the industrial insurance provisions of Title 51 RCW.

14. NOTIFICATION OF LAWSUITS

In the event that a lawsuit is brought against a Participating Agency, including its officers or employees, relating to its Task Force participation, performance or activities, it shall be the duty of that party to notify the other parties that said lawsuit has been initiated.

All claims against the state, or against the state's officers, employees, or volunteers, acting in such capacity, for damages arising out of tortious conduct, must be presented to the Office of Risk Management. A claim is deemed presented when the claim form is delivered in

person or by regular mail, registered mail, or certified mail, with return receipt requested, or as an attachment to email or by fax, to the office of risk management. All claims for damages must be presented on the standard tort claim form that is maintained by the office of risk management.

15. WITHDRAWAL/TERMINATION

15.1 Notwithstanding any provisions of this Agreement, any party may withdraw from the Agreement by providing written notice of such withdrawal to all other parties, specifying the effective date thereof at least thirty (30) days prior to such date. A withdrawing party may take with it any Equipment it has provided to the Task Force and shall be entitled to distributions under Section 10.3 of this Agreement with respect to asset forfeitures the Participating Jurisdiction participated in before the effective date of withdrawal.

15.2 If there is a reduction in funds by the source of those funds, and if such funds are the basis of this agreement, Snohomish County may unilaterally terminate all or part of the agreement or may reduce its scope of work and budget.

16. RECORDS

16.1 All records relating to the performance of this Agreement shall be available for full inspection and copying by any Participating Agency. Records maintenance and retention shall be in accordance with the Standard Operating Procedures.

16.2 Each Participating Agency shall be responsible for retaining and producing the records it creates, owns, or uses, in accordance with applicable public records access and retention laws and regulations. Nothing in this section is intended to require a party to collect or produce records that are not prepared, owned, used, or retained by that agency as defined by the Public Records Act (Chapter 42.56 RCW).

17. NOTICES/ADMINISTRATOR

Any notice required or permitted to be given under this Agreement shall be in writing and shall specifically refer to this Agreement and be sent by (i) United States registered mail, return receipt requested, (ii) any nationally recognized overnight carrier or express mail service (such as FedEx or UPS) that provides receipts to indicate delivery, (iii) by personal service, or by electronic e-mail (with proof of receipt). All such communications shall be addressed to the appropriate Administrator of this Agreement as follows:

To the County:

Snohomish County Sheriff
Drug Task Force Commander
3000 Rockefeller Ave. M/S 706
Everett WA, 98201

If sent by electronic email to:

Email: SSH-TFCommander@snoco.org

Notices given to a Participating Jurisdiction will be addressed to the Chief of Police of the participating jurisdiction or as designated by the Participating Jurisdiction.

Any party hereto may, by reasonable notice to the other parties, designate such other address, or electronic email address, for the giving of notices as deemed necessary. All notices shall be deemed given on the day each notice is personally delivered, transmitted by electronic email, or delivered by overnight courier service, or on the third business day following the day such notice is mailed if mailed within accordance of this section.

Any party hereto may, by reasonable notice to the other parties, designate such other address, or telephone number for the giving of notices as deemed necessary. All notices shall be deemed given on the day each such notice is personally delivered, transmitted

by facsimile (with evidence of receipt), or delivered by overnight courier service, or on the third business day following the day such notice is mailed if mailed in accordance with this Section.

18. MISCELLANEOUS

18.1 Entire Agreement

This Agreement constitutes the entire agreement between the parties regarding the subject matter hereof and supersedes any and all prior oral or written agreements between the parties regarding the subject matter contained herein. This Agreement may not be modified or amended in any manner except by a written document signed by the party against whom such modification is sought to be enforced.

18.2 Governing Law and Venue

This Agreement shall be governed by and enforced in accordance with the laws of the State of Washington. The venue of any action arising out of this Agreement shall be in the Superior Court of the State of Washington, in and for Snohomish County.

18.3 Interpretation

This Agreement and each of the terms and provisions of it are deemed to have been explicitly negotiated by the parties, and the language in all parts of this Agreement shall, in all cases, be construed according to its fair meaning and not strictly for or against any of the parties hereto. The captions and headings in this Agreement are used only for convenience and are not intended to affect the interpretation of the provisions of this Agreement. This Agreement shall be construed so that wherever applicable the use of the singular number shall include the plural number, and vice versa, and the use of any gender shall be applicable to all genders.

18.4 Severability

If any provision of this Agreement or the application thereof to any person or circumstance shall, for any reason and to any extent, be found invalid or unenforceable, the remainder of this Agreement and the application of that provision to other persons or circumstances shall not be affected thereby, but shall instead continue in full force and effect, to the extent permitted by law.

18.5 No Waiver

A party's forbearance or delay in exercising any right or remedy with respect to a Default by another party under this Agreement shall not constitute a waiver of the Default at issue. Nor shall a waiver by any party of any particular Default constitute a waiver of any other Default or any similar future Default.

18.6 Warranty of Authority

Each of the signatories hereto warrants and represents that he or she is competent and authorized to enter into this Agreement on behalf of the party for whom he or she purports to sign this Agreement.

18.7 Execution in Counterparts

This Agreement may be reproduced in any number of original counterparts. Each party need sign only one counterpart and when the signature pages are all assembled with one original counterpart, that compilation constitutes a fully executed and effective agreement among all the Participating Jurisdictions. In the event that fewer than all named parties execute this Agreement, the Agreement, once filed or posted as specified in Section 3.0, shall be effective as between the parties that have executed the Agreement to the same extent as if no other parties had been named.

18.8 Modification

Participating Jurisdictions here to reserve the right to amend this Agreement in the future from time to time as may be mutually agreed upon. No such amendment shall be effective unless written and signed by all then-contributing Participating Jurisdictions with the same formality as this Agreement.

18.9 Nondiscrimination

There shall be no discrimination against any employee or against any applicant for such employment because of race, color, religion, handicap, marital status, political affiliation, sex, age, or national origin. This provision shall include, but not be limited to the following: employment, upgrading, demotion, transfer, recruitment, advertising, lay-off or termination, rates of pay or other forms of compensation, and selection for training.

SNOHOMISH COUNTY:

Snohomish County, a political subdivision
of the State of Washington

By _____
Name: _____
Title: _____

Recommended for approval:

By Susanna Johnson Digitally signed by Susanna Johnson
Date: 2025.11.05 08:08:21 -08'00'
Name: Susanna Johnson
Title: Snohomish County Sheriff

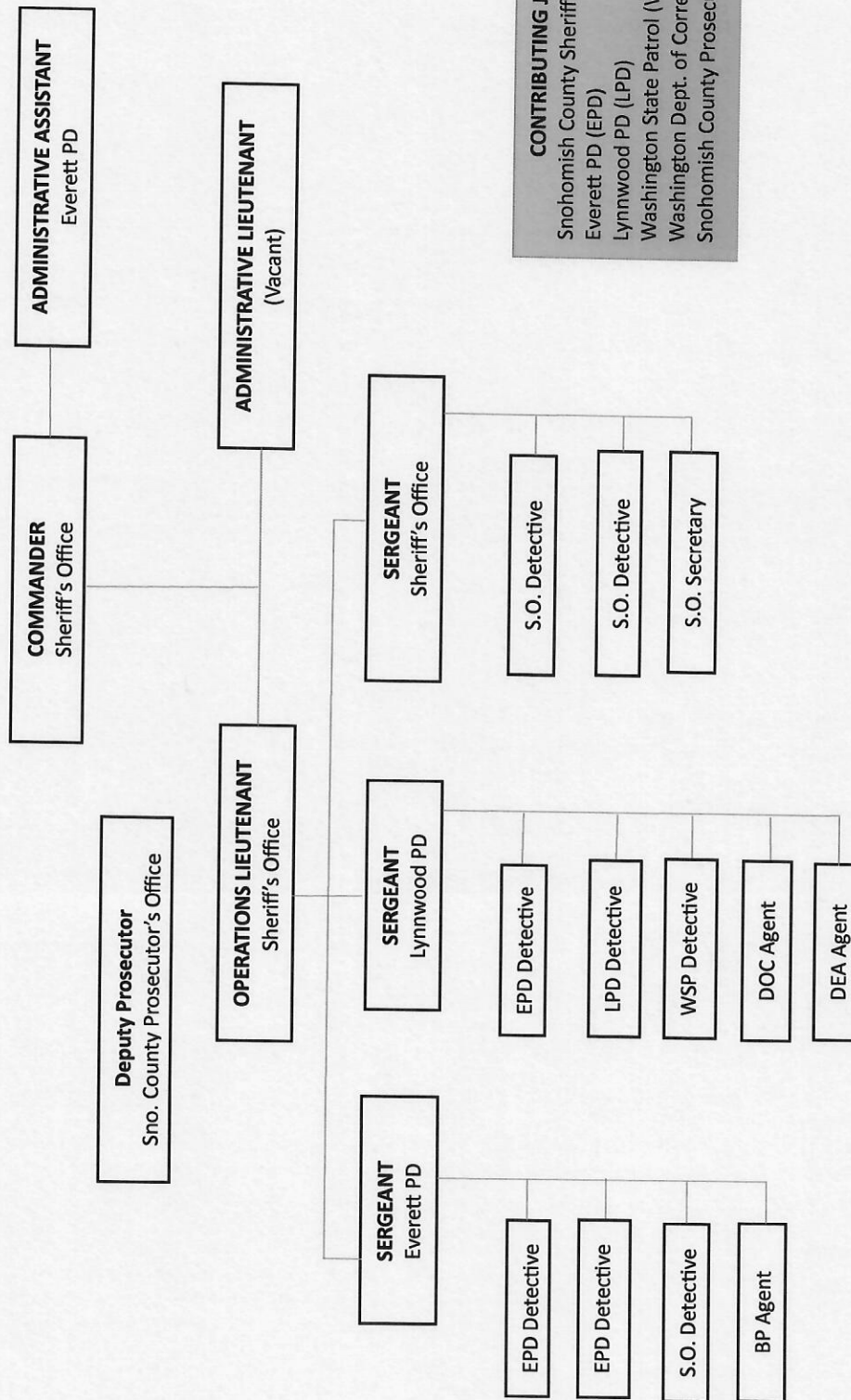
Approved as to Form:

Deputy Prosecuting Attorney

**SNOHOMISH REGIONAL DRUG TASK FORCE INTER-LOCAL AGREEMENT
EXHIBIT A (January 01, 2026)**

SRDTF Executive Board

Snohomish County Sheriff (Chair), Everett Police Chief (Asst. Chair), Lynnwood Police Chief, Lake Steven Police Chief (At-Large), Director of NW-HIDTA,
Snohomish County Prosecuting Attorney, City of Everett City Attorney



CONTRIBUTING JURISDICTIONS:
 Snohomish County Sheriff's Office (S.O.)
 Everett PD (EPD)
 Lynnwood PD (LPD)
 Washington State Patrol (WSP)
 Washington Dept. of Corrections (DOC)
 Snohomish County Prosecutor's Office

EXHIBIT B

Snohomish Regional Drug Task Force Commander Selection

The Drug Task Force Commander is a management exempt ("at will") employee of the Sheriff's Office.

With the objective of selecting the best possible candidate for the position of Drug Task Force Commander, and ensuring the best fit into the organization, the Executive Board will recommend to the Sheriff three candidates to be considered for the position of Drug Task Force Commander. Candidates for the Drug Task Force Commander position must demonstrate a strong leadership skill set, the ability to build consensus, and direct the efforts of a multi-agency team to achieve established goals. He or she must meet the performance objectives set by the Executive Board and the Sheriff. The Sheriff will select the Drug Task Force Commander from the Executive Board's three recommended candidates.

The Drug Task Force Commander's initial commitment of service is four years, with the option of a year by year extension after that period. The Sheriff shall consult with the Executive Board before authorizing any extension of the Drug Task Force Commander's service commitment.

EXHIBIT C

Snohomish Regional Drug Task Force

Personnel Assigned by Jurisdiction

January 1, 2026 – December 31, 2026

EVERETT POLICE DEPARTMENT

1 Sergeant
1 Detective
1 Detective
1 Detective
1 Detective
1 Detective
1 Detective
1 Support Personnel

FUNDING

Everett PD
Everett PD
Everett PD
Everett PD
Everett PD- Vacant
Everett PD - Vacant
Everett PD - Vacant
Everett PD

SNOHOMISH COUNTY SHERIFF'S OFFICE

1 Task Force Commander
1 Lieutenant
1 Sergeant
1 Detective
1 Detective
1 Detective
1 Detective
1 Detective
1 Detective
1 Support Staff

FUNDING

Snohomish County Sheriff
Snohomish County Sheriff
Snohomish County Sheriff
Snohomish County Sheriff
Snohomish County Sheriff
Snohomish County Sheriff
Snohomish County Sheriff - Vacant
Snohomish County Sheriff - Vacant
Snohomish County Sheriff - Vacant
Snohomish County Sheriff

LYNNWOOD POLICE DEPARTMENT

1 Sergeant
1 Detective

FUNDING

Lynnwood PD
Lynnwood PD

SNOHOMISH COUNTY PROSECUTOR'S OFFICE

1 Deputy Prosecutor

FUNDING

Snohomish County Prosecutor

STATE OF WASHINGTON

1 Detective

1 Agent

FUNDING

Washington State Patrol

Department of Corrections

Agency	Participants	E-Board Vote	Pcnt.	Notes
Everett PD	5	5	38.5%	
Snoh Co Sheriff's Off	6	6	46%	
Lynnwood PD	2	2	15.5%	
WSP	1	1		Fr. 10% WaSt Tx
DOC	1	1		Fr. 10% WaSt Tx
SC Pros Atty	1	1		
Evt City Atty	1	1		
NWHIDTA Dir	0	1		
At Large PD	0	1		
TOTALS	17.5	19	100%	

EXHIBIT D

Snohomish Regional Drug & Gang Task Force

April 1, 2025, Population of Cities, Towns and Counties (wa.gov)

JURISDICTION	POPULATION April 1, 2025	PERCENTAGE	2026 ALLOCATION AMOUNT
Arlington	23,080	2.64%	\$ 6,185.00
Bothell	20,420	2.34%	\$ 5,482.00
Brier	6,630	0.76%	\$ 1,780.00
Darrington	1,520	0.17%	\$ 398.00
Edmonds	43,510	4.98%	\$ 11,667.00
Everett	114,700	13.13%	\$ 30,760.00
Gold Bar	2,350	0.27%	\$ 633.00
Granite Falls	4,775	0.55%	\$ 1,288.00
Index	170	0.02%	\$ 47.00
Lake Stevens	42,180	4.82%	\$ 11,292.00
Lynnwood	42,540	4.87%	\$ 11,409.00
Marysville	74,640	8.65%	\$ 20,264.00
Mill Creek	21,630	2.48%	\$ 5,810.00
Monroe	20,960	2.40%	\$ 5,623.00
Mountlake Terrace	24,240	2.82%	\$ 6,606.00
Mukilteo	21,600	2.47%	\$ 5,786.00
Snohomish	10,500	1.20%	\$ 2,811.00
Stanwood	8,950	1.02%	\$ 2,390.00
Sultan	7,405	0.85%	\$ 1,991.00
Snohomish County	380,600	43.56%	\$ 102,049.00
TOTALS:	873,800	100%	\$ 234,271.00

Increase to TF Commanders' Salary
2026 COLA increase of 5.00%
Increase to TF Analyst Salary
2026 COLA increase of 5.00%

ATTEST:

APPROVED AT THE DIRECTION OF THE PARTICIPATING JURISDICTION:

Title _____

Dated _____
Jurisdiction of _____

ATTEST:

Jurisdiction Clerk

Dated _____

APPROVED AS TO FORM:

Jurisdiction Attorney

Dated _____



CITY COUNCIL AGENDA BILL

Subject: 7.f.

Originating Dept.: City Council

Action Recommended:

Approval(s):

Meeting Date: November 19, 2025

Date Submitted:

Exhibit(s):

1. Agenda Bill - Legislative Priorities
2. COGF 2026 Legislative Priorities City Council Discussion Presentation

Budgeted Amount:
BARS Code:

Summary Statement:

Background:

Recommended Motion:



CITY COUNCIL AGENDA BILL

Subject: City of Granite Falls Legislative
Agenda 2026 – Discussion and Formulation

Action Recommended: After discussing each
item, the City Council:

1. Identify Priority Items
2. Provide direction as needed

Originating Dept.: City Manager

Meeting Date: November 19, 2025

Date Submitted: November 8, 2025

Approval(s): ☒ City Manager

☒ Public Works

☒ Finance

☒ Planning

Attorney

City Clerk

Exhibit(s): None

Budgeted Amount: N/A

BARS Code: N/A

Summary:

The City Council is requested to discuss and formulate the City of Granite Falls' comprehensive Legislative Agenda for 2026. The Legislative Agenda will identify priority initiatives, capital projects, infrastructure improvements, public safety programs, and funding opportunities that require City Council focus, planning, and resource allocation during the coming fiscal year. The Council will discuss its initiatives, establish priorities, timelines, and funding strategies.

Background

As of November 2025, the City faces several strategic considerations, including aging infrastructure, growing community expectations for recreational facilities, regional economic development needs, and public safety.

Items to Consider:

Legion Park Outdoor Plaza Funding

Development and funding of an outdoor plaza facility at Legion Park to enhance community gathering space and create an attractive focal point for community events.

Benefits: Veterans memorial, large community gathering space, area for event-supported food trucks, improved aesthetic appeal, increased event capacity, economic development catalyst, seasonal event venue.

Funding: City Community, Arts, and Rec Fund, grant opportunities, public-private partnerships, community fundraising



Next Steps: Feasibility study, community input, cost estimation, grant application development

Community Center Renovation

Pursuit of USDA Community Facility Grant funding to support the renovation of the new community center.

Benefits: Improved community center functionality, enhanced quality of life, and asset value.

Next Steps: Facility needs assessment, grant-related eligibility review, and grant application preparation.

Parks – Plan to Install New Children’s Playground Equipment

Development and funding of a comprehensive plan to install new, modernized children’s playground equipment with emphasis on safety, accessibility, and age-appropriate design.

Benefits: Safe, modern recreational facilities, ADA accessibility compliance, asset for families, health and wellness promotion, and increased park utilization.

Funding Considerations: Capital funds and community development grants.

Next Steps: Park assessment, community input, identification of high-priority parks, phased implementation plan, grant and vendor research.

Regional Sports Complex

Evaluation, planning, and potential development of a regional sports complex facility to serve Granite Falls and the surrounding communities.

Benefits: Regional recreational hub, economic development through events, youth and adult sports programming, and community health promotion.

Potential Facility Components: Athletic fields, multipurpose courts, running track, parking, concessions, and amenities.

Regional Partners: Potential collaboration with Snohomish County, surrounding cities, and school districts.

Funding Considerations: Regional cost-sharing, municipal bonds, grant opportunities, private investment, and user fee revenue.

Next Steps: Feasibility study, site evaluation, partner interest survey, market demand assessment, and financial projections.

SRO Program

Evaluation of the School Resource Officer (SRO) program providing law enforcement presence in Granite Falls schools in partnership with the School District.

Benefits: Enhanced school safety and security, community police presence, crime prevention, positive youth-police relationships, and rapid emergency response.

Funding Considerations: County, City, School District cost-sharing, state/federal grants, and community policing grants.

Next Steps: Community support survey, school district coordination, review of best practices, partnership agreement development, oversight mechanisms.

Stormwater Infrastructure

Assessment, planning, and funding of improvements to the City's stormwater collection and conveyance infrastructure.

Benefits: Reduced flooding, environmental compliance, water quality protection, and improved public health and safety.

Infrastructure Components: Collection systems, detention/retention facilities, treatment systems, stream restoration, and green infrastructure.

Funding Considerations: Stormwater utility revenues, and state/federal infrastructure grants.

Next Steps: Conduct system assessment, research grant opportunities, and develop multi-year capital improvement program.

Park N Ride

Evaluation of a new location for the Park N Ride facility to provide regional transit connectivity and reduce vehicle miles traveled.

Benefits: Open up the proposed Legin Park area.

Facility Components: Parking spaces, passenger shelter, lighting, restroom, utilities, transit information, and potential EV charging.

Funding Considerations: Federal transportation grants, state transportation funds, regional partnerships, city capital funds, and parking revenue.

Next Steps: Feasibility study, regional transit demand assessment, site identification, transit agency coordination, and financial pro forma.

Infrastructure – Conduct a Feasibility Study on Wells

Commission a comprehensive feasibility study to assess the City's water supply infrastructure, including wells, capacity, reliability, and long-term capital requirements.

Benefits: Clear understanding of water system status, planned capital improvements, system reliability optimization, regulatory compliance, rate setting basis, and risk mitigation.

Study Scope: Well assessment, capacity analysis, water quality review, infrastructure condition assessment, capital needs analysis, operations cost analysis, and redundancy evaluation.



Funding Considerations: Water utility operating budget and state/federal water infrastructure grants.

Next Steps: Issue RFQ, select an engineering firm, establish a schedule, and coordinate with Public Works.

Staff Recommendation:

After discussing each item, the City Council should:

- Identify Priority Items: Determine which items are highest priority for 2026
- Establish Timelines: Set realistic timelines for planning, feasibility studies, design, and implementation
- Direct Staff Action: Provide direction regarding RFQ/RFP issuance, feasibility studies, community engagement, and grant applications

Recommended Motion:

- **Option 1 (Approval of All Proposed Items):** Move to approve the inclusion of all eight proposed items in the City of Granite Falls 2026 Legislative Agenda and to direct the City Manager to develop detailed implementation plans, timelines, and next steps for each item.
- **Option 2 (Approval with Selected Items from Proposed Items):** Move to approve inclusion of the following proposed items in the City of Granite Falls 2026 Legislative Agenda: (list specific items) in the City of Granite Falls 2026 Legislative Agenda and to direct the City Manager to develop detailed implementation plans, timelines, and next steps for each item.
- **Option 3 (Different Items):** Move to approve the inclusion of (list specific items) in the City of Granite Falls 2026 Legislative Agenda and to direct the City Manager to develop detailed implementation plans, timelines, and next steps for each item.

City of Granite Falls

2026 Legislative Priorities
Presentation for City Council Discussion

November 19, 2025

Summary - 2026 Legislative Priorities



Strategic Focus Areas:

- Parks & Recreation Infrastructure
- Public Safety Enhancement
- Water & Stormwater Infrastructure
- Regional Transit Connectivity

City Profile:

- Population: 4,775
- Median Household Income: \$100,720
- Strategic considerations: aging infrastructure, community expectations, and regional economic development



Legion Park Outdoor Plaza



Project Description:

- Development of outdoor plaza facility at Legion Park
- Enhanced community gathering space
- Veterans memorial and event venue

Funding Sources:

- City Community, Arts, and Rec Fund
- Grant opportunities
- Public-private partnerships
- Community fundraising

Key Benefits:

- Large community gathering space for events
- Food truck support area
- Economic development catalyst
- Improved aesthetic appeal
- Seasonal event venue capacity

Next Steps:

- Feasibility study and cost estimation
- Community input sessions
- Grant application development



Community Center Renovation



Project Description:

- Renovation of new community center
- USDA Community Facility Grant pursuit

Funding Opportunities:

- USDA Community Facilities Direct Loan & Grant Program
- For rural areas with populations up to 20,000 (up to 75% funding for communities under 5,000 population)
- Phased local funds

Key Benefits:

- Improved facility functionality
- Enhanced quality of life for residents
- Increased asset value

Next Steps:

- Facility needs assessment
- Grant eligibility review
- Application preparation and submission
- Forecast local funds support



Children's Playground Equipment



Project Description:

- Comprehensive plan for modernized playground equipment
- Emphasis on safety, accessibility, ADA compliance
- Age-appropriate design

Funding Sources:

- Washington Wildlife and Recreation Program Local Parks category: up to \$500,000 for development
- Next application deadline: April 30, 2026
- Local / County funds
- Community development grants

Key Benefits:

- Safe, modern recreational facilities
- ADA accessibility compliance
- Family attraction and retention
- Health and wellness promotion
- Increased park utilization

Next Steps:

- Park assessment and prioritization
- Community input process
- Phased implementation plan
- Grant and vendor research



Regional Sports Complex



Project Description:

- Evaluation and planning for regional sports complex
- Serve Granite Falls and surrounding communities
- Athletic fields (soccer, baseball, softball)
- Multipurpose courts
- Running track
- Parking and concessions

Funding Strategies:

- Community Outdoor Athletic Facilities grants
- WA State RCO program
- Regional cost-sharing agreements
- Municipal bonds
- User fee revenue

Key Benefits:

- Regional recreational hub
- Economic development through sporting events
- Youth and adult sports programming
- Community health promotion

Next Steps:

- Market demand assessment
- Partner interest survey
- Snohomish County collaboration
- Surrounding cities partnerships
- School district coordination
- Feasibility study
- Site evaluation



School Resource Officer Program



Project Description:

- Law enforcement presence in Granite Falls schools
- Partnership with School District and County

Funding Opportunities:

- Federal COPS in Schools Grant Up to \$125,000 per officer over 3 years
- WA State School Safety Grants
- County/City/School District cost-sharing
- Community policing grants

Key Benefits:

- Enhanced school safety and security
- Community police presence
- Crime prevention and rapid emergency response
- Positive youth-police relationships

Next Steps:

- Community support survey
- Snohomish County collaboration
- School District collaboration
- Review best practices
- Partnership agreement development
- Oversight mechanisms



Stormwater Infrastructure Improvements



Project Description:

- Assessment, planning, and improvements to stormwater infrastructure
- Collection and conveyance systems upgrade
- Detention/retention facilities
- Treatment systems
- Green infrastructure integration

Funding Opportunities:

- WA Dept of Ecology Stormwater Financial Assistance Program (SFAP)
- Clean Water State Revolving Fund (CWSRF)
- Municipal Stormwater Grants of Regional Significance (GROSS)
- Stormwater utility revenues

Key Benefits:

- Reduced flooding risk
- Environmental compliance
- Water quality protection
- Improved public health and safety

Next Steps:

- Comprehensive system assessment
- Grant opportunity research
- Multi-year capital improvement program development



Park & Ride Facility Relocation



Project Description:

- Evaluation of new location for Park & Ride facility
- Parking spaces
- Passenger shelter and seating
- Lighting and security features
- Restroom facilities
- Transit information displays
- Potential EV charging stations

Funding Sources:

- Federal Transportation Grants
- Surface Transportation Block Grant Transportation Alternatives Program
- WSDOT Regional Mobility Grants
- State transportation funds
- Regional transit agency partnerships
- Local funds

Key Benefits:

- Opens proposed Legion Park area for park development
- Enhanced regional transit connectivity
- Reduced vehicle miles traveled
- Environmental benefits

Next Steps:

- Feasibility study
- Site identification and evaluation
- Transit agency coordination
- Financial pro forma development



Water Well Infrastructure Feasibility Study



Project Description:

- Comprehensive feasibility study of water supply infrastructure
- Assessment of wells, capacity, and reliability
- Well condition assessment
- Capacity analysis
- Water quality review
- Capital needs analysis
- Operations cost analysis
- Redundancy evaluation

Funding Sources:

- Water utility operating budget
- USDA Water & Environmental Programs
- Technical assistance and feasibility grants
- WA Dept of Health water infrastructure grants
- EPA State Revolving Funds

Key Benefits:

- Clear understanding of water system status
- Planned capital improvements roadmap
- System reliability optimization
- Regulatory compliance assurance
- Rate setting basis
- Risk mitigation

Next Steps:

- Issue Request for Qualifications (RFQ)
- Select engineering firm
- Establish project schedule
- Coordinate with Public Works Department

