



City Council Workshop Agenda

June 25, 2024 at 6:30 PM

City Hall Council Chambers - 210 W 6th Ave and Virtual

The City of Kennewick broadcasts Council meetings on the City's website at
<https://www.go2kennewick.com/CouncilMeetingBroadcasts>.

Public comment is not heard at workshop meetings.

1. Call to Order
2. Civic Center Master Plan Update
3. HB 1181: Climate Change and Resiliency Elements
4. Adjourn

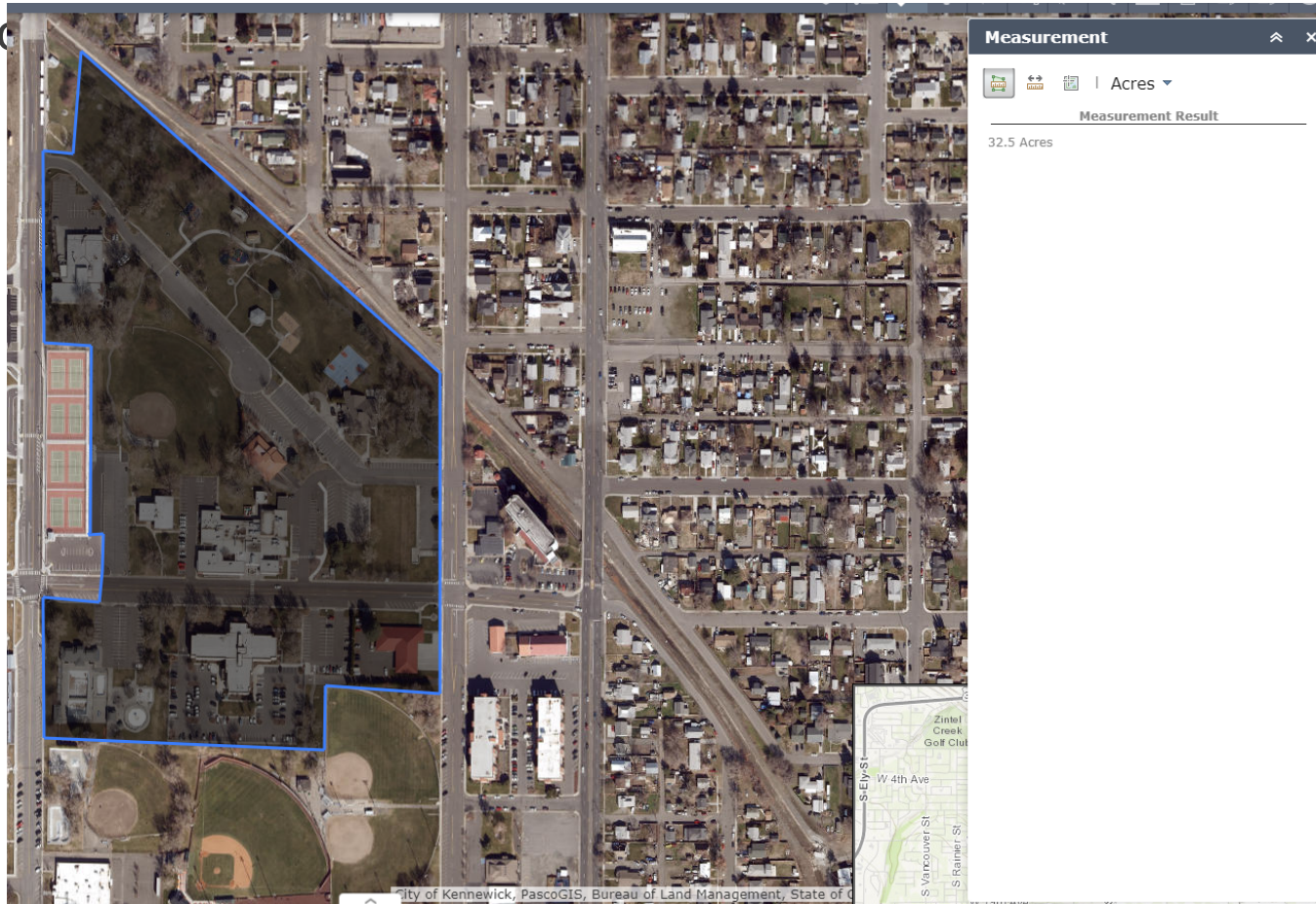
Council Agenda Coversheet	Item Number: 2. Date: 6/25/2024	Category: Other
	Item Type: Presentation Subject: Civic Center Master Plan Update Department: Parks & Recreation	
<u>Summary</u> The purpose of the Civic Center Master Plan (Master Plan) is to address the challenges posed by aging infrastructure in the City's Civic campus. The Master Plan aims to assess various factors, including building locations, conditions, operational issues, esthetics, capital and maintenance costs, public-private partnership opportunities, shared facility concepts to reduce costs, and community programming needs. With approximately 32-acres, the Civic Center is a significant part of Kennewick's landscape. However, the aging facilities are now reaching a condition that necessitates either replacement or extensive refurbishment. Recognizing this, the City Council initiated the process of developing a new Master Plan to enhance the Civic Center's functionality, creating a cohesive and modernized aesthetic appeal. This Master Plan is envisioned not only to address the aging structures but also to explore opportunities to efficiently utilize the Civic Center campus. The Master Plan will lay the groundwork for a new, modern center that provides space for City operations, community activities, while aligning with the community's aspirations and enhancing City pride. This presentation is the second presentation to the City Council about the Civic Center Master Plan. The purpose of this presentation is to garner feedback from City Council on the Guiding Principles for the Master Plan to inform the solicitation of an RFP to develop the Master Plan. Mr. Bob Stowe from Stowe Development & Strategies will lead the discussion with City Council.		
Attachments: 1. Presentation		

CITY OF KENNEWICK CIVIC MASTER PLAN PROJECT



PURPOSE

Discuss and Finalize Council Guiding Principles for City Master Plan
Project



DESIRED OUTCOMES

- ❑ Create Guiding Principles or Council goals that will guide Civic Master Plan process
- ❑ Solicit, Rank, Select, and on-board Master Plan Consultant Team by September 2024
- ❑ Create Civic Master Plan that can be supported by the Council and funded
- ❑ Effectively manage and direct consultant team activities based on MPSC direction and feedback
- ❑ Identify Public-Private Partnerships, Funding Opportunities, Shared Space Opportunities
- ❑ Create an effective public engagement process when developing the Civic Master Plan
- ❑ City Council acceptance of Civic Master Plan

COUNCIL CONSIDERATIONS

- ❑ Should we plan/consider a City Hall to be located at the existing Civic Campus?
- ❑ What civic facility footprints should be included in the Plan at the existing Civic Campus site?
 - Police Station
 - Kennewick Activity Center
 - Keeywadin Community Center
 - Library
 - Kenneth Serier Pool
 - Museum
 - Old Fire Station 1
 - (Proposed) Recreation Center
- ❑ Should we look outside the existing Civic Campus site to locate a City Hall or other City facilities?

COUNCIL DIRECTION NEEDED – LOCATION

- ❑ Should we consider only new construction because of the age and condition of existing City facilities and/or evaluate facility remodel and expansion costs?
- ❑ Are there any funding sources that should not be considered to pay for facilities and is there a preferred and viable method of funding?
- ❑ Should we consider any property at the Civic Center site that that could be sold to help pay for facilities?
- ❑ Should we consider other agencies (public or private) that could share facilities/reduce cost?

GUIDING PRINCIPLES - RECOMMENDATIONS

The following Guiding Principles are recommended by City leadership to help shape the planning process for the City's Civic Plan for City Council consideration.



GUIDING PRINCIPLES - RECOMMENDATIONS

Responsibly steward public dollars

- ❑ Recognizing that City facilities are a significant investment that will be in operation for 50-75 plus years, the City shall consider all available funding sources available including a public ballot measure.
- ❑ Use quality, lasting materials that are cost effective and can stand the test of time.
- ❑ Find efficiencies through shared space, consolidation, and adjacencies, providing operational cost savings.
- ❑ Design with flexibility in mind to accommodate future needs and changes.
- ❑ Consider co-locating with other agencies to find efficiencies and reduce expenses through shared space.
- ❑ Examine potential surplus public properties (throughout the City) no longer needed by the City that could be used as potential revenue sources.

GUIDING PRINCIPLES - RECOMMENDATIONS

Provide community accessibility, convenience, and safety

- ☐ Locate facilities where people choose to gather and visit; unlocking the power of “third places” and strengthen the relationship between City Hall and the community.
- ☐ Locate facilities near other civic services to enhance customer service and safety; specifically locating all facilities at the existing Civic Campus.
- ☐ City Hall should include outdoor plaza space allowing for civic gatherings and community celebrations.

Deliver enhanced community services and amenities

- ☐ Provide accessible indoor community meeting and event spaces.
- ☐ Because the City’s buildings are nearing their useful life, new facilities are preferred over remodeling and expanding existing facilities.
- ☐ The following vertical facility maintenance assessments shall be included in the Plan: City Hall, Police Station, Kennewick Activity Center, Keewaydin Community Center, Fire Station 1 & Museum

GUIDING PRINCIPLES - RECOMMENDATIONS

Embody environmental stewardship

- ☐ Build to at least a LEED Platinum standard designed to reduce operating costs, improve efficiency, lower carbon emissions, and create healthier places for people. Additional consideration shall also be given to new buildings that are Net Zero or Energy Plus.

CIVIC CENTER MASTER PLAN & POTENTIAL CONSTRUCTION SCHEDULE

May 14, 2024	Introduction of Guiding Principles to Council
June 25, 2024 Principles	Discuss and Finalize Council Guiding
July , 2024	RFP Release
August 2024	Selection of Master Plan Consultant Team
September 2024	Council Considers Master Plan Consultant Team Agreement and Master Plan Process Starts
April 2025	Civic Master Plan Received by Council

CIVIC CENTER MASTER PLAN & **POTENTIAL CONSTRUCTION SCHEDULE**

June 2025	Selection of Construction Delivery Method (DBB, GC/CM, DB, 63-20)
June 2026	Design Plans/Construction Documents/Bids/GMP
August 2026	Permits/Construction
January+ 2028	Occupancy

Council Agenda Coversheet	Item Number: 3.	Date: 6/25/2024	Category: Info Only
	Item Type:	Presentation	
	Subject:	HB 1181: Climate Change and Resiliency Elements	
	Department:	Community Planning	
<u>Summary</u> In 2023, the Washington State Legislature passed HB 1181, which amended the Growth Management Act by adding a climate goal to the framework. The bill also requires local jurisdictions to add a climate element with resilience and greenhouse gas emissions mitigation sub-elements to their comprehensive plans. These updates are required to be incorporated into the comprehensive plan as part of the required periodic update which is due June 2026. The state has provided grant funding for jurisdictions to complete this work. Kennewick was allocated \$700,000 by the state to complete this work over the course of several years. The 2023-2025 award is \$290,000, leaving \$410,000 for future implementation work. This presentation will provide an overview of the bill and the steps the city is taking to meet the requirements of this bill.			
Attachments: 1. Presentation			

HB 1181: Climate Bill (2023)

City Council Workshop

June 25, 2024



Presentation Outline

- ☐ Climate Planning Law
- ☐ Applicability
- ☐ Sub-element requirements
- ☐ Funding
- ☐ Path forward
- ☐ Questions



Climate Planning Law

- HB 1181 adds a Climate & Resiliency Goal to GMA
 - City must ensure that the comprehensive plan:
 - adapts to and mitigates climate change
 - reduces greenhouse gas (GHG) emissions and per capita Vehicle Miles Traveled (VMT)
 - prepares for climate impact scenarios
 - fosters resiliency to climate impacts and natural hazards
 - protects and enhances environmental, economic, and human health and safety
 - advances environmental justice.



Applicability

- Growth Management Act requires:
 - Climate Resilience: mandatory for all jurisdictions fully planning under the GMA and encouraged for others
 - Greenhouse Gas Emissions Reduction: mandatory for 11 fastest growing counties and their cities over 6,000 population
 - Benton and Franklin Counties are 2 of the 11



Greenhouse Gas Reduction Sub-element

- Minimum Requirements:
 - Reduce GHG emissions generated by transportation and land use;
 - Reduce per capita vehicle miles traveled; and
 - Prioritize reductions that benefit overburdened communities



Resilience Sub-element

☐ Minimum Requirements:

- ☐ Address climate-exacerbated natural hazards;
- ☐ Identify, protect, and enhance natural areas;
- ☐ Identify, protect, and enhance community resilience



Funding

- Kennewick was allocated \$700,000 state grant
 - Research and gather data
 - Develop sub-elements including goals and policies
 - Develop measures to implement goals and policies
 - Actual implementation of measures



Regional Partnerships

- Working with neighboring jurisdictions on regional approach to Greenhouse Gas Reduction and Vehicle Miles Traveled
 - Request for proposals to identify a consultant to take the lead in developing
 - BFCOG assistance with contract management
- Exploring update of County Hazard Mitigation Plan as a way to satisfy Resilience sub-element requirements
 - Plan is scheduled to be updated this year
 - Partnering with BCES to update plan



Path Forward

☐ 2024-2025

- ☐ RFP to select consultant
- ☐ Public outreach throughout planning process
- ☐ Development of a policy action team
- ☐ Complete assessments, data gathering and analysis

☐ 2026

- ☐ Draft sub-elements
 - ☐ Goals and policies
- ☐ Adoption of comprehensive plan

☐ Post adoption

- ☐ Development of implementation measures
 - ☐ Code amendments, capital projects, etc.
- ☐ Tracking and reporting of progress every 5 years



Questions?

