

UTILITIES ELEMENT

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INTRODUCTION

The Utilities Element provides information regarding facilities for electricity, natural gas, telecommunications, and waste management. These facilities are managed by service providers other than the City of Mountlake Terrace.

The facilities associated with these utilities can be difficult to site due to their operational needs, and land use and environmental impacts. They are considered essential public facilities and siting of them cannot be precluded under state law. At the same time, the City has an interest to ensure such facilities are sited in appropriate locations and subject to reasonable conditions for design, intensity, noise, infrastructure capacity, neighborhood context and operation, and has adopted a variety of regulatory procedures and standards by which to evaluate such facilities, set standards and to mitigate impacts as needed.

[Note: Water, stormwater, and sewer utilities are covered in the Capital Facilities Element.]

BACKGROUND

The Growth Management Act requires that local comprehensive plans include a Utilities Element consisting of information on existing and proposed utilities, including but not limited to electrical lines, telecommunication lines, and natural gas lines. Other utilities may also be included, such as waste management.

EXISTING AND FUTURE SERVICES

The following utilities are provided by utility companies to service the residents of Mountlake Terrace.

Electricity

Electricity is provided in Snohomish County and to the City of Mountlake Terrace by Snohomish County Public Utility District No. 1 (PUD). The PUD receives its electrical power primarily from the Bonneville Power Administration (BPA). Additional energy is generated by several PUD-owned hydroelectric projects, some customer-owned generation and several long-term power supply contracts (beside BPA).

Various PUD facilities are located within the City including the Hall Lake Switching Station and three distribution sub-stations: Mountlake Terrace substation; Ballinger substation; and Esperance substation. There are a number of 115 kilovolt transmission lines within the city. All transmission lines are overhead. Some of the transmission line corridors are also used for open space or recreation. (See Figure UT-1, Utilities Map.)

The PUD is anticipating some challenges in meeting future energy demand as the regional population continues to grow. Therefore, the PUD has committed to meeting load growth, to the extent possible, through cost effective energy efficiency and renewable generation sources. In 2013, the PUD identified a Preferred Plan through 2028 (15-year plan) to realize those two

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guiding principles. Renewable opportunities include solar, wind, and geothermal. An emphasis on waste reduction, conservation and recycling means lower or slower increase in new demand for electricity.

The PUD also has a short term (7-year) plan to meet growth through Snohomish County and long-term (20-60 year) capital plans. No capital construction projects were identified in the PUD'S latest 7-year Electric System Capital Plan, 2015-2021.

The PUD offers a variety of incentive programs and rebates to encourage residential and commercial customers to switch to more energy efficient appliances and lighting. Energy audits, lighting and heating retrofits, more/better insulation, and window replacement are encouraged. Technical assistance, financial incentives or rebates for retrofits, new construction, lighting and hearing upgrades and weatherization are available to help with some of these activities.

The PUD is interested in pursuing partnerships with the City of Mountlake Terrace to address the energy needs of the planned mixed-use and higher density housing. These housing units present some unique challenges to improving energy efficiency. One of the persistent impediments is the split owner/occupant nature of multi-household developments where the owner pays for the efficiency improvement but the occupant pays the electric bill. The PUD is encouraging the City to explore potential incentives, energy efficient designs, sustainable building standards, and other technologies or processes to support energy efficiency, reduce environmental impact and support the communities' economic vitality.

Natural Gas

Puget Sound Energy (PSE) builds, operates, and maintains the natural gas facilities serving Mountlake Terrace and the surrounding area. Their objective is to provide energy to customers with safe, dependable, and efficient energy service.

Natural gas is delivered to a regional distribution system network via an interstate pipeline system. This regional pipeline connects to lateral lines to serve cities and unincorporated areas of counties. The pipeline serving Mountlake Terrace is a lateral line that connects to the regional line. Six- to eight-inch distribution lines branch off the lateral line to provide service through the community. The 16-inch high pressure main gas lines serving the City residents are located along 48th Avenue W from the south County line then along 228th Street SW then on 44th Avenue SW to the north City limits. Many of these lines were replaced in the last five years. Figure UT-1, Utilities Map, shows the general location of the high-pressure gas mains within the City.

To meet the regional and City of Mountlake Terrace natural gas demand, PSE's delivery system is modified every year to: 1) Meet natural gas volume and pressures demands for new and/or existing customers; and 2) Accommodate rights-of-way improvements, and; 3) Address pipeline integrity issues.

Major construction that is anticipated in the City of Mountlake Terrace includes:

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Within approximately two years:

- Shallow IP main replacement in the vicinity of 48th Avenue W and 49th Place W between 217th and 219th Street SW; and,
- DuPont IP main replacement in 240th Place SW between 52nd Avenue W and 50th Place W.

Within approximately three to ten years:

- Potential new Limit Station located around the intersection of 212th Street SW and 44th Street SW to adjust gas line pressures.

On-going system integrity work includes main and service pipe replacement and ongoing investigations throughout the City to determine locations where gas lines may have been cross bored through sewer lines and make subsequent repairs.

In general, gas line improvements include installing new mains, increasing the size of existing mains, and replacing deteriorated mains. The annual modifications may make certain future planned projects unnecessary. Improvements and extension of service will occur based on market demand and market analysis to determine if revenues from an extension will offset the cost of construction.

Telecommunications

Internet Service Providers

Numerous Internet Service Providers (ISP) serve the City. Dial-up internet services are available to anyone who has access to telecommunication services. ISPs provide high-speed internet services within the City. High-speed internet is available through Digital Subscriber Lines (DSL), fiber optic line or cable. Comcast currently provides high-speed cable internet service to the City and this service is available in all areas where cable TV service is available. Frontier (formerly Verizon) has replaced its copper phone line with fiber optic line in Mountlake Terrace, and now provides “FiOS” Internet services to City residents.

Cable TV

Cable TV service is available throughout the City. Individual homes receive service from cables (Comcast) or fiber optics (Frontier), which connect to distribution cables in the street. Any future expansion that may occur will be completed as technology, market demand, and return on investment allows.

Telephone

Telephone service is available throughout the City. There are various facilities located throughout the County and the City. Many of the facilities are co-located with the electrical power provider. General improvements to expand service to meet the projected future demand include constructing additional fiber optic cables, copper cables, and switching stations.

Cellular Service

A number of cellular service providers operate within the City. The cellular system will change in response to several factors: technology, customer growth, shifts in distribution patterns, and/or

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service quality or reliability. Cell sites are established throughout the region to transmit phone calls. There are a number of cell sites within the City. Cell sites include sites for mobile cellular phone service and for the Snohomish County Emergency Response System. The location of existing cell sites within the City is shown on Figure UT-1, Utilities Map.

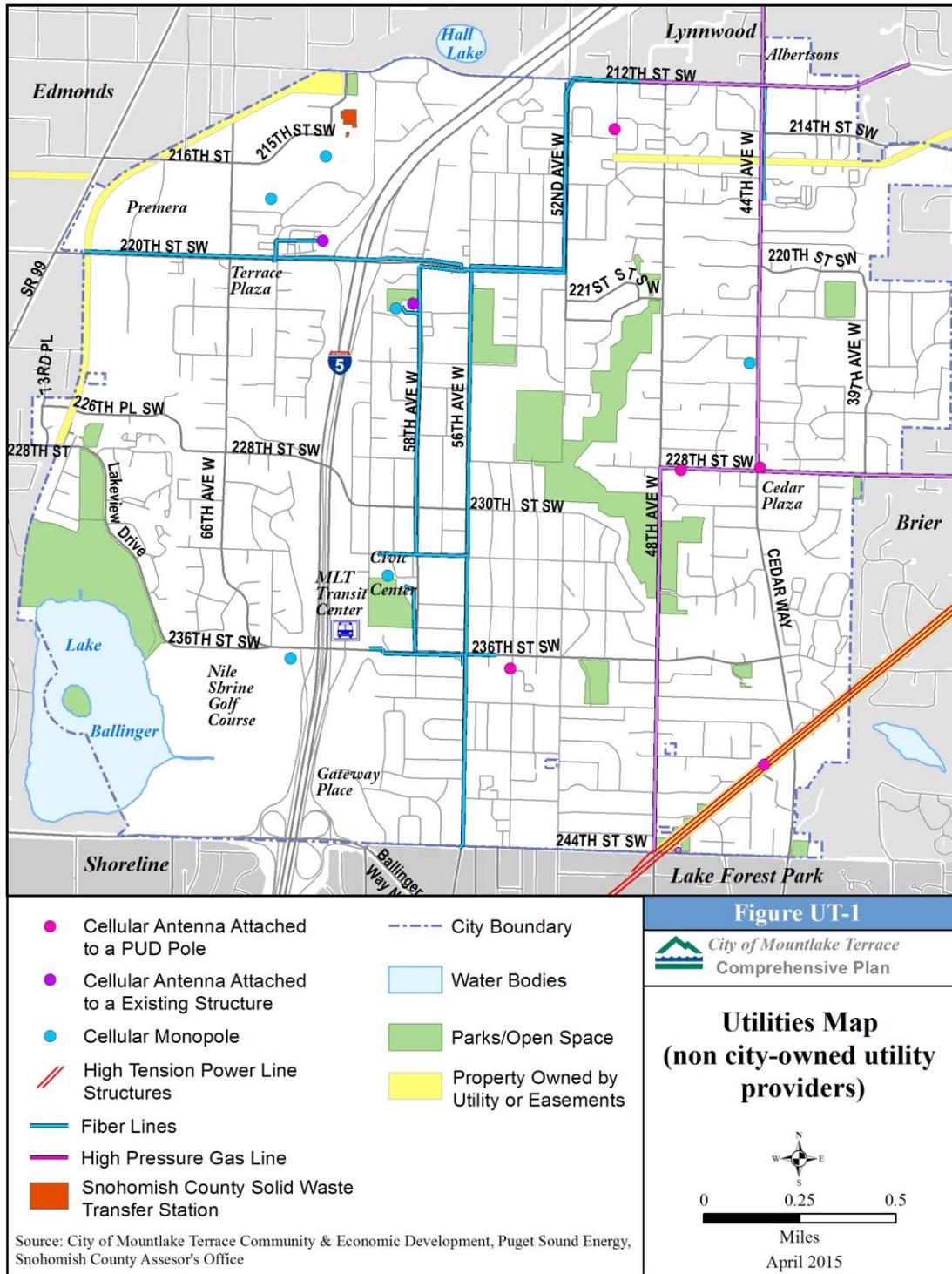


Figure UT-1: Utilities Map (Private)

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In addition, other cellular service providers maintain cell sites outside the City that serve the Mountlake Terrace area. These cell sites are located in the Lynnwood, Bothell, Edmonds, Shoreline and Seattle areas.

Location of Telecommunication Facilities

The City has adopted regulations that encourage locations and designs that minimize their adverse visual impacts, especially in residential areas and the downtown community business zoning district. In general, the hierarchy for preferred location of wireless communication facilities is attachment to existing buildings, attachment to existing structures other than buildings with collocation on structures where communication facilities are already located preferred and last, free-standing facilities. Other means to minimize the physical and visual impact of such facilities is to direct them to locations near I-5 and general commercial and industrial districts.

Waste Reduction/Recycling

The Snohomish County Comprehensive Solid Waste Management Plan guides solid waste disposal in Snohomish County including waste prevention and recycling. The County currently has a recycling goal of 50 percent.

The City of Mountlake Terrace, like most other incorporated cities in Snohomish County, has an interlocal agreement with Snohomish County agreeing to participate with the County in the management and disposal of its solid waste and to cooperate to achieve the priorities for waste reduction, recycling, and energy recovery set forth in the Comprehensive Solid Waste Management Plan. The terms of the Solid Waste Interlocal Agreement are in full force and effect for 20 years, from the June 28, 1990, date of the Agreement. The plan has been updated since that time and was last re-issued in March 2002. This plan provides a six-year plan stating what is to be accomplished between 1999 and 2005 and a 20-year plan which presents the missions and goals for solid waste management within the County.



The City has a contract with Waste Management-NW, Inc. for collection of residential, multi-family, and commercial solid waste including recyclables. This contract was initially signed in July 2001 and has been extended through 2022. The City requires mandatory collection of solid waste from residents and all residents are required to subscribe for refuse collection service. The City offers a residential, multi-family, and commercial recycling program under its contract with Waste Management-NW. Residents subscribing to solid waste pickup services (with the exception of the one-can per month service) automatically receive recycling and yard debris collection services. Recycled material and yard debris is picked up every other week. Billing for refuse collection is performed by Waste Management-NW.

Solid waste is transported by the contracted hauler to the Southwest Snohomish County Solid Waste Transfer Station located in Mountlake Terrace (see Figure UT-1, Utilities Map, for

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location), where it is placed in leak-proof containers and transported by truck to a railroad depot in Seattle. There the containers are loaded on rail cars for shipment elsewhere.

The City is playing a significant role in helping the County meet its waste reduction/recycling goals. In 2014, Waste Management collected and processed 7,174 tons of solid waste from Mountlake Terrace customers through the transfer station. In addition, 2,455 tons of organic/yard waste and 2,624 tons of recyclables were collected. Fifty-eight percent (58%) of total single family residential waste is diverted to recycling and organics/yard waste. Waste Management has been participating in two key city of Mountlake Terrace events, Tour de Terrace and National Night Out, to provide public education on recycling, waste reduction, and where to take household hazardous waste and electron waste.

Snohomish County operates a Household Hazardous Waste facility in Everett. Disposal is free to residential / household customers. The County also accepts certain hazardous materials at the Recycling & Transfer Station in Mountlake Terrace. The types and quantities of hazardous materials accepted at each facility changes from time to time, so customers need to check in advance. The collection locations and hazardous waste education program offered by Snohomish County has helped keep large quantities of potentially toxic materials from being disposed in landfills.

In March 1993, the City adopted a resolution on procurement of recycled materials. The resolution encourages City departments to purchase recycled products wherever practicable. In 2008, the City adopted a Sustainability Strategy that has a Goal VI to “Encourage material conservation, reuse, and recycling” of all waste types. Actions that have already been implemented to help achieve the procurement and sustainability objectives include: recycled oil is being purchased and utilized in City vehicles; recycled envelopes and recycled copy paper have routinely been purchased; and laser cartridges, printer ribbons and pens/markers are recycled; printing of documents defaults to two-sided copying; scanning and electronic filing eliminates making multiple copies of documents; records request are, when possible, fulfilled electronically; and Council members use i-pads in lieu of hard copy packets). In addition, compost products have been purchased for use by the Parks and Recreation maintenance crews for use in maintenance of planting beds.

Opportunities to increase waste reduction include on-going public education, introduce food waste recycling, increase multifamily and commercial sector participation in recycling, financial incentives to reduce waste production, consider prohibition on certain types of products (such as plastic bags); and continue to participate in regional waste reduction programs and plan development.

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GOALS AND POLICIES

Goals

The Utilities Element is guided by four goals, as follows. The goals are stated at a very broad level to indicate the desired end-result for key topics.

- GOAL UT-1.** Adequate utility services for local needs
- GOAL UT-2.** Compatibility with land uses and the environment
- GOAL UT-3.** Coordination of services and projects
- GOAL UT-4.** Fair compensation

Policies

Below are the Comprehensive Plan policies that correspond with each utilities goal. The City of Mountlake Terrace shall implement the following policies.

GOAL UT-1. Adequate utility services for local needs

- Policy UT-1.1 Encourage the development of utility facilities, subject to local regulations.
- Policy UT-1.2 Coordinate with Snohomish County to ensure adequate services for solid waste and recycling.
- Policy UT-1.3 Encourage system design and construction practices to minimize the disruption of customer service.

GOAL UT-2. Compatibility with land uses and the environment

- Policy UT-2.1 Ensure that utility facilities, including lines, poles, and towers owned by private companies, are compatible with adjacent land uses and views.
- Policy UT-2.2 Require the undergrounding of all new electrical distribution and communication lines, wherever feasible.
- Policy UT-2.3 Encourage the undergrounding of existing electrical distribution and communication lines along key corridors, such as Main Street (56th), especially as areas are redeveloped or as streets are reconstructed.
- Policy UT-2.4 Avoid, where possible, locating overhead lines in greenbelt and open spaces.
- Policy UT-2.5 Require facilities to be located and constructed in ways that protect environmentally critical areas.

GOAL UT-3. Coordination of services and projects

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Policy UT-3.1 Promote the co-location of facilities.

Discussion: Co-location of facilities can create cost-efficiencies and reduce impacts to the community. An example of co-location is the sharing of one tower by more than one company to locate cellular service equipment.

Policy UT-3.2 Coordinate utility construction with other public facility improvements.

Discussion: This would include securing sidewalk and trail easements over utility corridors when feasible.

GOAL UT-4. Fair compensation

Policy UT-4.1 Collect reasonable fees from private utility companies for right-of-way uses, business licenses, and franchise lease agreements.

PERFORMANCE MEASURES

Measuring performance or progress is an important way to see whether expectations are being met. In this Comprehensive Plan, one performance measure has been selected for each major topic. Annually, the City will make a good faith effort to meet or exceed the performance measures, check data for each of the performance measures, and report the results.

Performance Measures

For the Utilities Element, the City of Mountlake Terrace has a performance measure related to sustainability and conservation, consistent with the adopted Sustainability Strategy, and will annually report on its progress. The measure is as follows:

- Annually, improve energy efficiency at city facilities over the previous year.
- Have achieved, by the date indicated, the stated actions in the “Actions to Take” section of this chapter.

ACTIONS TO TAKE

To help carry out this chapter, certain action steps are needed. During the next several years, these actions include the following:

- Periodically review the fees being charged to utility companies for right-of-way uses and for leases of City property.
- Annually, identify and apply for a grant and/or partnership opportunity to help the City improve resource conservation (such as, replace incandescent street lights with LED lights).
- Re-negotiate contacts and franchise agreements on a regular basis.
- In 2015, begin to work with Snohomish County PUD on opportunities to achieve better energy efficiency in higher density development.
- In 2016, consider code amendments to increase energy efficiency standards.
- Explore opportunities for City to generate energy.