

Project Authorization for Lower Wapato Creek Habitat



Project Authorization Lower Wapato Creek Habitat



As referenced in Resolution No. 2018-01-PT, Exhibit A, Delegation of Authority Master Policy, Paragraph IV.B.(2), states project costs exceeding \$300,000 require approval from Port Commission.

Request project authorization in the amount \$525,000 for a total project authorization of \$1,125,000 for work associated with the Lower Wapato Creek Habitat Project, Master Identification No. 101449.01.

Background

Lower Wapato Creek Habitat



- Property has been in the Port inventory since late 1950s and was designated and used as a dredge disposal site.
- Recent grading on the adjacent portion of the site led to the development by Prologis and established the connection point for SR 167 Gateway project to SR 509.
- Previous work to advance the mitigation to 90% design will be validated and updated where necessary.
- Over the last 5 years Port staff and elected officials have been working with staff and elected officials with the Puyallup Tribe to address their concerns. The results of this collaboration will be incorporated into the revised design.

Background

Lower Wapato Creek Habitat



- Separation of the Grading and Landscaping Contracts along with modifications to the contracting methods of the Maintenance portion of work are being planned to avoid potential conflicts.
- Following the Maintenance portion of work, ongoing Monitoring and Stewardship work will occur for another 8 years under separate contracts.



Alexander Ave.

Hwy. 167 CONNECTION

SR 509

HABITAT SITE

12th Street



WAPATO COMBINED HABITAT PROJECT
(5-8 years after installation)

Project Description and Details

Lower Wapato Creek Habitat



This request:

- Validation of previous design and reports
- Review additional data and incorporate Tribal comments
- Finalize design and obtain permits

Future request(s):

- Construction and Maintenance
- Monitoring and Stewardship

Project Schedule

Lower Wapato Creek Habitat



Activity	Anticipated Completion
Award Design Contract	October 2019
Finalize Design	March 2020
Permitting	January 2021
Construction Phase I Grading	November 2021
Construction Phase II Landscaping	March 2023
Maintenance	December 2024
Monitoring and Stewardship	December 2032

Source of Funds

Lower Wapato Creek Habitat



- To date \$591,021 has been spent on Design and Permitting.
- The estimated cost to validate and complete the Design and Permitting is \$525,000.
- The estimated budget for this project is \$10,846,026. This number will be refined through the design process.
- The current Capital Investment Plan (CIP) allocates \$10,237,000 for this project. Additional allocations will be made if necessary.

Financial Summary

Lower Wapato Creek Habitat



Spent to Date	\$591,026
This Request	\$525,000
Construction Phase I	\$6,960,000
Construction Phase II	\$1,400,000
Maintenance	\$1,120,000
Monitoring and Stewardship	\$250,000
Estimated Project Total	\$10,846,026

Environmental Impacts/Review Lower Wapato Creek Habitat



Permitting:

The previously acquired permits have expired. New local, state and federal permits will be acquired. It is anticipated to take 9 to 12 months to obtain these permits.

Remediation:

Remediation of known contaminants was completed in conjunction with the grading project in 2015. No other known contamination is located on the site.

Environmental Impacts/Review Lower Wapato Creek Habitat



Stormwater:

The creation of the Habitat will have no impact on stormwater. The site is currently vegetated and will remain the same after construction.

Air Quality:

No impact on Air Quality.

Conclusion

Lower Wapato Creek Habitat



Request project authorization in the amount \$525,000 for a total project authorization of \$1,125,000 for work associated with the Lower Wapato Creek Habitat Project, Master Identification No. 101449.01.