



TO: Elizabeth Pauli, City Manager
FROM: Lewis Griffith, P.E., Solid Waste Management Division Manager
Michael P. Slevin III, P.E., Environmental Services Director
COPY: City Council and City Clerk
SUBJECT: Resolution - Agreement to Purchase LeMay Franchise for Manitou Annexation Area -
December 12, 2023
DATE: November 21, 2023

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SUMMARY AND PURPOSE:

A resolution authorizing the execution of an agreement with Harold LeMay Enterprises, Incorporated, a Washington corporation, dba Pierce County Refuse (“LeMay”), in the amount of \$325,000, budgeted from the Solid Waste fund, for purchase of the franchise rights for solid waste collection in the Manitou Annexation area, effective April 1, 2024.

BACKGROUND:

This Department’s Recommendation is Based On: The Interlocal Agreement (ILA) and the Memorandum of Understanding (MOU) governing the annexation of the Manitou area and establishing the transition of governmental services from the County to the City were signed and officially executed on December 15, 2021. With the ILA and the MOU, the County and the City are committed to completing the annexation and ensuring an effective transition of appropriate governmental services. This agreement allows the transition of solid waste collections services to be transitioned to the City of Tacoma effective April 1, 2024.

COMMUNITY ENGAGEMENT/ CUSTOMER RESEARCH:

The City Council conducted a public hearing on the proposed annexation on August 31, 2021. In addition, four community meetings were conducted in May and December 2018, April 2019, and June 2021 by Planning staff in collaboration with County staff. Notices for these meetings were distributed to residents and businesses within the Manitou Area, the South Tacoma Neighborhood Council, departments of the City’s General Government and Tacoma Public Utilities, as well as various service providers. The City sent letters to Manitou Potential Annexation Area stakeholders three times in 2022, on March 24, 2022, May 25, 2022, and October 20, 2022. A postcard notification was mailed in mid-November 2023, to occupants and owners within and near the affected area to advise on the remaining timeline and the anticipated effective date of April 1, 2024. Additional outreach and communications are planned for early 2024 from the City as well as utility and service providers to ensure a smooth transition. An in-person “Welcome to Tacoma” Community Information Session is also planned for February 2024. Feedback from the community has been generally supportive of the proposed annexation.

Key Engagement/Outreach Timeline:

- Letter to Manitou Neighborhood, April 27, 2018
- Community Meeting at Manitou Elementary, May 14, 2018
- Parkland Spanaway Midland Community Plan Updates Meeting, August 15, 2028
- Notice of Manitou Area Pre-Annexation Planning Community Meeting, November 21, 2018
- Community Meeting at Manitou Elementary, December 10, 2018
- Proposed Land Use and Zoning Open House, February 21, 2019
- Manitou Annexation Area Walk-About, April 26, 2019
- Planning Commission Public Hearing, May 15, 2019
- Notice of Manitou Community Meeting, June 16, 2021
- Online Community Meeting, June 30, 2021



- Public Hearing on ILA-MOU, August 31, 2021
- Manitou Annexation Update Letter, March 24, 2022
- Manitou Annexation Update Letter, May 25, 2022
- Manitou Annexation Update Letter, October 20, 2022
- Postcard Notification Mailer (Mid-November 2023)

Upcoming:

- Additional communications and notifications (largely by mail) from the City as well as utility and service providers throughout early 2024
- “Welcome to Tacoma” Community Information Session planned for February 2024

2025 STRATEGIC PRIORITIES:

Equity and Accessibility:

The Manitou Potential Annexation Area is a moderate opportunity area according to the Tacoma Equity Index. It is expected that residents and businesses in the Manitou Area, upon its annexation to the City, will enjoy the same services, facilities, infrastructure, employment opportunities, and government representation as Tacomans currently do. As such, they will benefit from the equity driven approach to policy and regulations within the City of Tacoma, including additional services and protections. Furthermore, they will gain new opportunities for civic engagement and representation as official Tacoma residents, property and/or business owners.

Livability: *Equity Index Score:* Low Opportunity

Improve access and proximity by residents to diverse income levels and race/ethnicity to community facilities, services, infrastructure, and employment.

Explain how your legislation will affect the selected indicator(s).

Upon annexation, residents and businesses in the Manitou Area will enjoy the same services, facilities, infrastructure, employment opportunities, and government representation as those in Tacoma currently do. This resolution will allow residents and businesses within the annexed area to access the same solid waste services available to all other customers within the City. The agreement with LeMay will allow this transition to happen at the annexation effective date, rather than waiting the minimum of seven years allowed under state law. Access to the additional solid waste services available through the City of Tacoma will improve overall livability.

ALTERNATIVES:

Alternative(s)	Positive Impact(s)	Negative Impact(s)
1. Not purchase franchise and allow LeMay to continue solid waste collections in annexed area for minimum of 7 years	Short term cost savings	Tacoma services not available to customers in Manitou Annexation area for minimum of 7 years

EVALUATION AND FOLLOW UP:

The Resolution will authorize the agreement to purchase the franchise rights for solid waste collection in the Manitou Annexation area and allow for transition of services to City of Tacoma Solid Waste Management effective April 1. After the Resolution is adopted, LeMay and the City of Tacoma will communicate with the affected customers and begin the work to transition services.



STAFF/SPONSOR RECOMMENDATION:

Environmental Services recommends authorizing execution of the agreement to purchase the franchise for solid waste collections in the Manitou Annexation area to allow customers within the annexation area to have access to City of Tacoma Solid Waste collection services.

FISCAL IMPACT:

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Fund Number & Name	COST OBJECT (CC/WBS/ORDER)	Cost Element	Total Amount
1. 4200 – Solid Waste	512025	5419230	\$320,000
TOTAL			\$320,000

What Funding is being used to support the expense?

The Solid Waste Enterprise Fund.

Are the expenditures and revenues planned and budgeted in this biennium’s current budget?

NO, PLEASE EXPLAIN BELOW

The costs are not explicitly included in the 2023-2024 budget, but the department will manage funds to stay within its overall level of appropriation.

Are there financial costs or other impacts of not implementing the legislation?

No

Will the legislation have an ongoing/recurring fiscal impact?

YES

Will the legislation change the City’s FTE/personnel counts?

No

ATTACHMENTS:

- Manitou Annexation Transition Agreement