



TO: Elizabeth A. Pauli, City Manager
FROM: Josh Diekmann, P.E. PTOE, Interim Public Works Director/City Engineer
COPY: Government Performance and Finance Committee;
Andy Cherullo, Finance Director/ Executive Liaison
PRESENTER: Chris Larson, P.E., Engineering Division Manager, Public Works
Ralph K. Rodriguez, Local Improvement District Administrator, Public Works
SUBJECT: Local Improvement District (LID) Program Overview
DATE: February 7, 2023

PRESENTATION TYPE:

Informational Briefing

SUMMARY:

Public Works will present an overview of the Local Improvement District (LID) Program, including program basics, legal guidelines, history, and opportunities.

BACKGROUND:

An LID is a financial instrument that provides a long-term payment plan, with relatively low interest rates, which allows property owners to upgrade various public infrastructure in their neighborhood. Tacoma’s first LID project was constructed in 1895. The majority of the city’s residential streets, alleys, water mains and wastewater mains were funded using this Program.

Property owners continue to utilize the Program today. LIDs may be used for:

- street paving with a structural section set to final alignment and grade including curbs, gutters, with surface water main extensions where necessary
- sidewalks
- alley paving with a structural section set to final alignment and grade with surface water main extensions where necessary
- streetlight installation
- wastewater main extensions
- water main extensions
- underground new distribution systems for electrical, telecommunications and cable TV
- undergrounding of overhead utilities
- mixed use infrastructure improvements

The LID process is governed by the Revised Code of Washington (RCW), Chapters 35.43 through 35.56 and the Tacoma Municipal Code (TMC) Chapter 10.04. City Council Resolution No. 37956 as well as Utility Board Resolution No. U-11287 further outline the steps necessary for directing Local Improvement District staff.

ISSUE:

The presentation will provide an overview of the LID Program highlighting program policies and processes, current funding and leveraging opportunities, and how the City’s assistance program benefits qualifying property owners creating greater opportunities to construct new infrastructure throughout Tacoma.

ALTERNATIVES:

This is an information briefing only. There are no alternatives presented.

FISCAL IMPACT:

This is an informational briefing only. There is no fiscal impact.

RECOMMENDATION:

This is an informational briefing only. There is no recommendation.