

ANNEXATION COMMENTS

Snohomish County Public Works has a couple of comments on the proposed City of Lynnwood Old Alderwood Middle School annexation. In the near-term our comments concern the impacts that this annexation and the future redevelopment of old school site will have on the level of service (LOS) of 28th Ave W and the future access point for the new development. The department believes that it would have been better if the city and the county had worked out these issues before the annexation was proposed by developing an annexation agreement but does not believe that the issues rise to the level of invoking jurisdiction. In future issues such as we are raising, would be better dealt with in a Master Annexation ILA and we would encourage the city and county working toward this end.

No Interlocal Agreements, Service Agreements, or Master Annexation Interlocal Agreements exist between Snohomish County and the City of Lynnwood. Without one, it provides a lack of guidance and clarity for both sides on how things will be handled and agreed upon. Currently the Edmonds School District property's only entrance/exit point is 28th Ave W. This access point is outside of the proposed annexation area. The intersection of 28th Ave W and 204th St SW just to the south of this driveway is currently near failing (LOS "F"). As the property redevelops, it will be important for the City of Lynnwood to open up a primary access connection on the north to Alderwood Mall Parkway and work with the school district to control access onto 28th Ave W. An ILA with the city could have been used to come to an agreement on the future primary access to the redeveloped middle school property. In the long-term, the city and county need to work together to develop agreements for orderly annexation of the remaining unincorporated areas in the Lynnwood Municipal Urban Growth Area (MUGA).

Additionally, this annexation has abnormally irregular boundaries. The annexation proposal only includes the driveway connecting the Edmonds School District property with 28th Ave W, which will create a driveway peninsula surrounded on 3 sides by unincorporated Snohomish County. Ideally, this annexation would have included all of the properties between the school site and 28th Ave W.

This annexation also creates the beginnings of an unincorporated island surrounded by incorporated city. It is clear in both state law and county code that the creation of islands should be avoided. This will have to be corrected through future annexations. This could start with discussion about an annexation plan between the city and county.

We look forward to working cooperatively with the city to address the issues that we have raised.