

SNOHOMISH COUNTY COUNCIL
Snohomish County, Washington

MOTION NO. 25-198

AUTHORIZING THE COUNTY EXECUTIVE TO SIGN AN AGREEMENT
WITH THE SNOHOMISH COUNTY PUBLIC TRANSPORTATION
BENEFIT AREA D/B/A COMMUNITY TRANSIT CONCERNING THE
COMMUNITY TRANSIT'S OPERATION AND MAINTENANCE OF THE
CATHCART CROSSING PARK AND RIDE

WHEREAS, Community Transit and Snohomish County are working together on Transportation Demand Management (TDM) strategies, to provide people with efficient multimodal alternatives that maximize use of the 128th St/132nd St/Cathcart Way/Airport Rd corridor, to encourage efficient commuter patterns, reduce air pollution, efficiently direct public resources, and promote desirable commercial and residential development patterns along the corridor; and

WHEREAS, the construction of a new park and ride lot is an approved offsite TDM measure as provided in Snohomish County Code 30.66B.615; and

WHEREAS, the County Council authorized purchase of an approximately 16.57 acre property, tax parcels 00403800014101, 00403800014102, 00403800014103 and 00403800015600 on February 19, 2015 for Road Purposes and future construction of a park & ride facility; and

WHEREAS, the County Council approved Motion No. 18-054, surplusing the property and authorizing the County Property Officer to execute documents for the sale of the 31 acre Cathcart South Property (tax parcel# 2805360030110); and

WHEREAS, Public Works negotiated as a condition of the sale of the 31 acres commonly referred to as Cathcart South a provision that the buyer Pacific Ridge – DRH LLC a Delaware limited liability company ("Pacific Ridge") construct an approximately 150 stall park & ride facility, unofficially known as the Cathcart Park & Ride, on portions of the Road Fund property. The Purchase and Sale Agreement (PSA) was executed on April 15, 2020; and

WHEREAS, the PSA required as a condition prior to closing the purchase a Park & Ride Agreement mutually agreed to by Snohomish County a political subdivision of the State of Washington ("County"), Snohomish County Public Transportation Benefit Area, a municipal corporation of the State of Washington ("Community Transit") and Pacific Ridge. The Park & Ride Agreement was executed on July 15, 2022; and

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WHEREAS, the Park & Ride Agreement included a requirement that an Operations and Maintenance Agreement related to the maintenance and operations of the Cathcart Park & Ride be executed between the County and Community Transit prior to the completion of the last phase of residential development on the Cathcart South property; and

WHEREAS, this Operations & Maintenance Agreement for a park & ride facility is not a new program. A park & ride operation and maintenance agreement for the McCollum Park and Ride was executed by the Executive and Community Transit on September 7, 2021; and


WHEREAS, an Operations and Maintenance Agreement for the Cathcart Park & Ride facility has been prepared and the content agreed to by Snohomish County and Community Transit; and

WHEREAS, Community Transit and Snohomish County desire to enter into an agreement to memorialize the terms by which they will work together on operation and maintenance of the Cathcart Park & Ride; and

NOW, THEREFORE, ON MOTION, the Snohomish County Council approves and authorizes the County Executive, or designee, to sign the Agreement substantially in the form as attached between Snohomish County and Community Transit concerning the coordination of Community Transit's operation and maintenance of the Cathcart Park & Ride.


PASSED this 14th day of May, 2025

SNOHOMISH COUNTY COUNCIL
Snohomish County, Washington



Council Chair

ATTEST:



Deputy Clerk of the Council