



**CITY OF EDGEWOOD
COUNCIL STUDY SESSION AGENDA**

Tuesday, July 21, 2026 – 7:00 PM ♦ City Hall – 10440 Dom Calata Way E ♦ Edgewood, WA
Meeting Link: <https://cityofedgewood-org.zoom.us/j/86916509308>

1. CALL TO ORDER

Roll Call, Pledge of Allegiance

2. COUNCIL BUSINESS

A. Economic Development Advisory Board Updates

B. Electric Alarms Systems, Fencing and Retaining Wall Code Amendments

C. Mt. View Community Center Heating and Cooling Center Site Agreement - First Amendment (*CM Keith - Sponsor, CM Southard - Co-sponsor*)

3. OTHER COUNCIL ITEMS

4. ADJOURN

Study Sessions are meetings for Council to review upcoming and pertinent business of the City, no action is taken by the City Council. Study Sessions are open to the public, but public input is reserved for the regular Council meetings



City Of Edgewood Council Agenda Summary Sheet

Subject: Economic Development Advisory Board Updates	Agenda Item #: 2.A
	For Agenda of: 7/21/2026
	Prepared by: Jeremy Metzler
Attachments (list): 1. Quarterly Development Report 2. Plat Construction Report- Q2 2026	
Approval of Materials: Jeremy Metzler Rachel Pitzel, Assistant City Administrator Dave Olson, Mayor 07/14/2026 07/16/2026	Expenditure Required: N/A
	Amount Budgeted: N/A
	Timeline: Monthly Report to Council, 2nd Study Session

Summary Statement: The Economic Development Advisory Board (EDAB) has not met since Monday, June 1, 2026. The July 7, 2026, meeting was canceled due to the FIFA World Cup and concern for lack of quorum. The next meeting is scheduled for Monday, August 3, 2026, and the following topics are tentatively scheduled for discussion:

- Appointment of EDAB Chair and Vice Chair
- Small Business Welcome Materials
- Multifamily Tax Exemption (MFTE) Financial Analysis

Finally, as requested by the City Council, staff has prepared the attached Q2 2026 development reports for information and review. Staff will continue to update and provide these reports to the Council on a quarterly basis.

Item History:

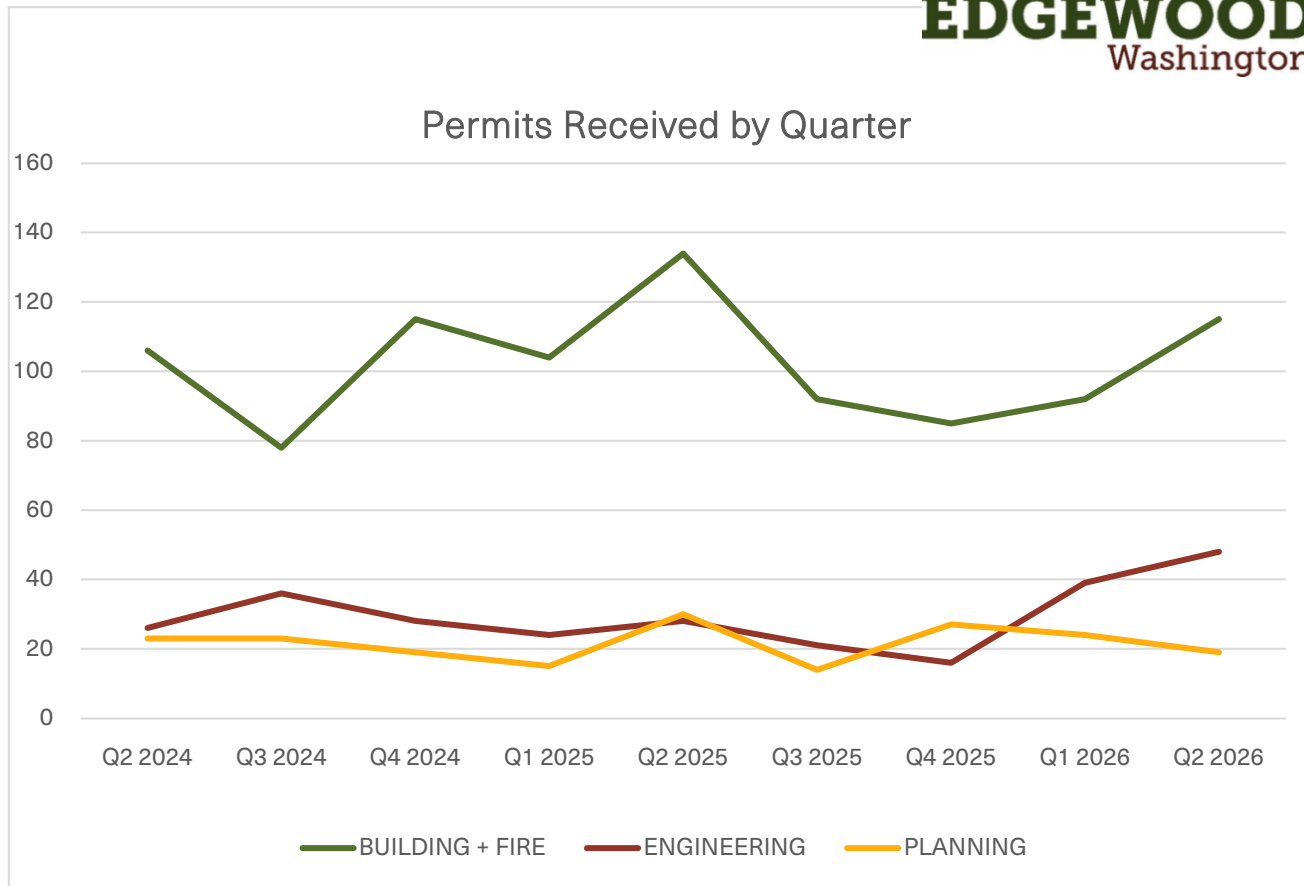
This is a reoccurring agenda item every second study session of the month.

Recommended Action:

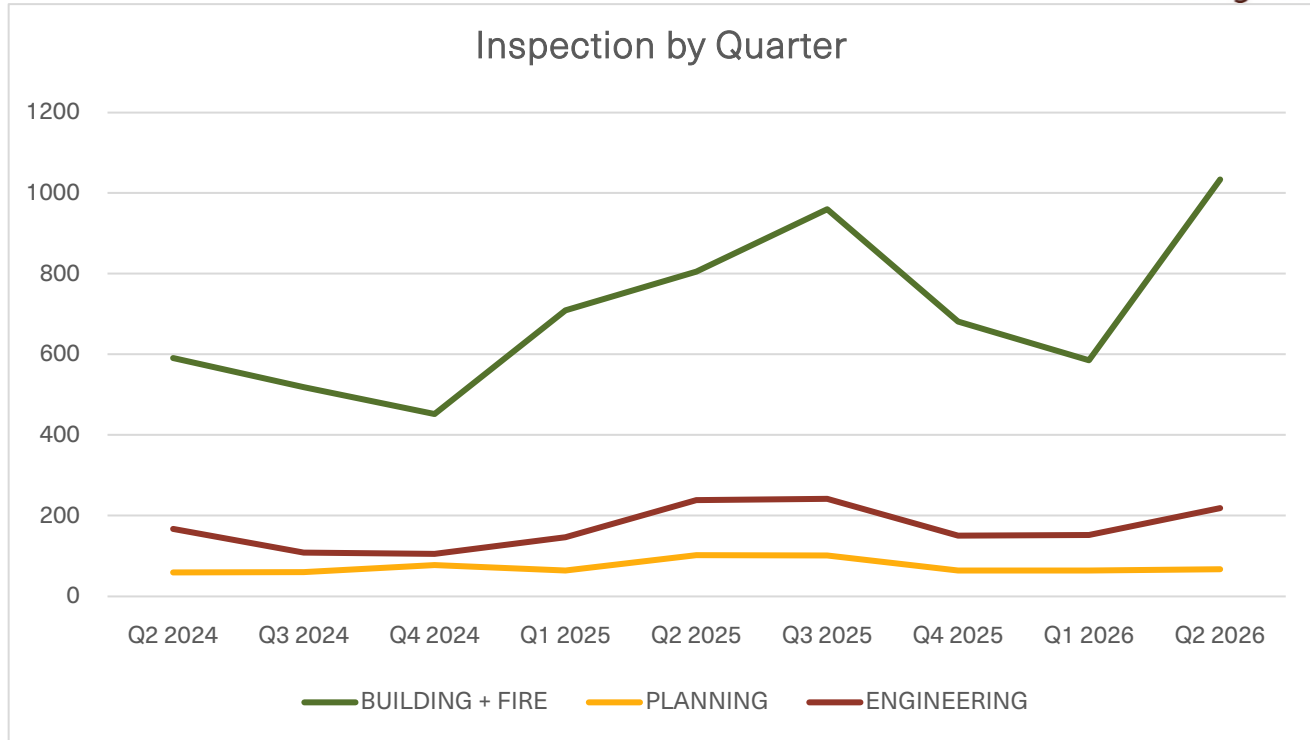
Hold a discussion regarding Economic Development Advisory Board Updates

Fiscal Note/Consideration:

N/A



Permits	Building + Fire		Planning		Engineering	
	Received	Approved	Received	Approved	Received	Approved
Q2 2026	115	137	19	17	48	51
2025	134	124	30	35	28	33
2024	106	98	23	16	26	24
Mon. Avg 2026	35	36	7	5	15	15
2025	35	34	7	7	7	7
2024	37	30	8	5	11	9
YTD 2026	208	213	43	32	87	87
All of 2025	415	407	86	89	89	89
All of 2024	441	361	93	60	129	104
Permits	Building + Fire		Planning		Engineering	
	Month	Received	Month	Received	Month	Received
Highest Month 2026	Apr	56	May	12	June	22
Highest Month 2025	Apr	60	Jun	12	Mar	11



<i>Inspections</i>	Building + Fire		Planning		Engineering	
Q2 2026	1034		67		218	
2025	805		102		238	
2024	591		59		167	
Mon. Avg 2026	270		22		62	
2025	263		28		65	
2024	182		24		45	
YTD 2026	1619		131		370	
All of 2025	3155		331		776	
All of 2024	2182		284		542	
	Building + Fire		Planning		Engineering	
	Month	Insp.	Month	Insp.	Month	Insp.
Highest Month 2026	Jun	406	Jun	39	Jun	94
Highest Month 2025	Jul	391	Sept	47	Sept	91

Subdivision Development Tracking Report - 2026 Q2



Year Started	File No.	Project Name	Location	Status	No. of Lots	Lots Built or In Progress	Remaining Lots	
2026	26-1236	HANSEN SHORT PLAT	504 109TH AVENUE CT E	Preliminary Review	2	1	1	50%
	26-1080	DENNISON PLAT	3527 100TH AVENUE CT E	Preliminary Review	62	0	62	100%
	26-1006	THE OUTLOOK PLAT (6 Units per Lot)	9916 36TH ST E	Preliminary Review	13	0	13	100%
	26-1058	FRANTSEVICH 24TH STREET SHORT PLAT	11521 24TH ST E	Preliminary Review	3	1	2	67%
	26-1013	OVERFIELD SHORT PLAT	12525 35TH ST E	Preliminary Review	3	1	2	67%
2025	25-1205	COLLIER SHORT PLAT	3915 MERIDIAN AVE E	Preliminary Review	2	1	1	50%
2024	24-1459	CONNOLLY SHORT PLAT PLAT	1711 122ND AVE E	Preliminary Review	4	1	3	75%
	24-1046	FRANTSEVICH SHORT PLAT	11315 18TH ST E	Final Recorded	3	2	1	33%
2023	23-1528	PASQUIER SHORT PLAT	12513 44TH STREET CT E	Final Recorded	2	1	1	50%
	23-1521	36TH STREET SHORT PLAT	9814 36TH ST E	Final Recorded	3	3	0	--
	23-1539	NORTHWOOD ESTATES WEST PHASE II	9623 24TH ST E	Final Recorded	46	7	39	85%
	23-1299	HOMESTRETCH SUBDIVISION	2208 116TH AVE E	SiteDev Review	32	3	29	91%
	23-1228	TYEE RANCH SUBDIVISION	11617 15TH ST E	SiteDev Construction	39	0	39	100%
2022	22-1385	AFICHUK SHORT PLAT	1625 112TH AVE E	Final Approved	2	0	2	100%
2021	21-1170	BREYER SHORT PLAT	2114 95TH AVCT E	Final Recorded	5	4	1	20%
2020	20-1360	PADEN SHORT PLAT	1302 114TH ST E	Preliminary Approved	2	1	1	50%
	20-1350	HARRISON SHORT PLAT	12121 42ND ST E	Final Recorded	2	1	1	50%
	20-1100	DODDS SHORT PLAT	4902 EDGEWOOD DR E	Final Recorded	2	1	1	50%
2019	19-1490	BJERK SHORT PLAT	9815 31ST ST E	Final Recorded	2	1	1	50%
2018	18-1214	GRUBB SHORT PLAT	12325 48TH ST E	SiteDev Review	3	1	2	67%
2017	17-1444	WOLF POINT SUBDIVISION	XXX MERIDIAN AV E	Final Recorded	55	54	1	2%
2016	16-5459	VOLENTE SUBDIVISION	8626 33RD ST E	Final Recorded	15	8	7	47%
	16-5462	GERVAIS SHORT PLAT	1607 112TH AVE E	Final Recorded	3	1	2	67%
	16-5366	PASCOLO ESTATES SUBDIVISION	2806 117TH AVE CT E	Final Recorded	19	18	1	5%
2015	5262	NICKLAUS (ASTER POINT) SUBDIVISION	2305-2307 94TH AVE CT E	Final Recorded	38	31	7	18%
	4965	VIEW POINTE SUBDIVISION	10413 13TH ST E	Final Recorded	44	43	1	2%
2014	4663	LISITSYN SHORT PLAT	11120 COUNTY LINE RD E	Final Recorded	6	4	2	33%

Total Lots Remaining 223



City Of Edgewood Council Agenda Summary Sheet

Subject: Electric Alarms Systems, Fencing and Retaining Wall Code Amendments	Agenda Item #: 2.B
	For Agenda of: 7/21/2026
	Prepared by: CED Planning - Josh
Attachments (list): 1. SIGNED PC Recommendation - Fencing Regulations 2. EMC 19.90.060 Code Redlines 3. EMC 19.90.060 Amendment SEPA DNS	
Approval of Materials: CED Planning - Josh Rachel Pitzel, Assistant City Administrator 07/15/2026 Dave Olson, Mayor 07/16/2026	Expenditure Required: N/A
	Amount Budgeted: N/A
	Timeline: 07/21/2026 SS 08/11/2026 RCM PH 08/18/2026 SS 08/25/2026 RCM

Summary Statement:

In late 2023, a local business owner contacted the City Council seeking a solution to ongoing theft and security issues on their property along West Valley Highway. The business owner is interested in a perimeter security solution, such as the Electric Guarddog by Amarok or a similar device.

Edgewood Municipal Code (EMC) 18.90.060 contains regulations regarding fences and “artificially constructed barriers.” While the proposed perimeter security solution is clearly an “artificially constructed barrier,” the term “fence” is not explicitly defined in this section. Consequently, it is unclear if the requested security device meets the definition of a fence as currently described in the code, and therefore unclear if the device would qualify as an “electric fence.” Conversely, EMC 18.20.220 does define a “security barrier” as “a wall, fence, or berm that has the purpose of securing a wireless telecommunications facility’s wireless service facility from unauthorized entry or trespass,” which is a very narrowly defined scope.

On September 9, 2024, staff introduced this topic to the Planning Commission. However, further discussion on this item was delayed due to the 2024 Comprehensive Plan Periodic Update and associated development regulation updates.

In 2025, the state legislature passed [Engrossed Substitute House Bill 1688](#) regarding electric security alarm systems. [HB 1688](#) establishes statewide standards for installing and operating electric security alarm systems in jurisdictions where local governments have not adopted alternative regulations. This bill includes new definitions, basic regulations, and a requirement for two public hearings prior to adopting any development

regulation amendments that include electric security systems.

Because staff were already evaluating EMC 18.90.060 (Fences, bulkheads, and retaining walls), the Planning Commission agreed with the staff recommendation to evaluate broader fencing and retaining wall regulations to address height and other design considerations.

The Planning Commission restarted reviewing this item in January 2026, held a public hearing on May 11, 2026, and unanimously approved its recommendation to the City Council at its meeting on July 13, 2026 (attached). The second required public hearing is tentatively scheduled for August 11, 2026 with City Council.

After reviewing the recommended code update against the 2023 request, staff would like the City Council to consider adding a legal nonconforming exemption for its use in residential areas. This would allow electric alarm systems for legal nonconforming uses in residential zones, subject to the same performance standards.

Attached for the Council's review and discussion this evening are the signed Planning Commission recommendation, the redlined code, and the SEPA Determination.

Item History: Planning Commission Meetings:

- January 12, 2026: [Packet Materials](#) and [Recording](#)
- February 9, 2026: [Packet Materials](#) and [Recording](#)
- March 9, 2026: [Packet Materials](#) and [Recording](#)
- April 13, 2026: [Packet Materials](#) and [Recording](#)
- May 11, 2026: [Packet Materials](#) and [Recording](#)
- July 13, 2026: [Packet Materials](#) and [Recording](#)

Recommended Action:

Hold a discussion and provide staff guidance regarding Electric Alarms Systems, Fencing and Retaining Wall Code Amendments

Fiscal Note/Consideration:

N/A



CITY OF EDGEWOOD
PLANNING COMMISSION
RECOMMENDATION

The Planning Commission voted 4-0 to recommend that the City Council adopt the proposed draft amendments to EMC Title 18 regarding electric alarms systems, fencing and retaining wall regulations, as attached hereto.

RECOMMENDED BY THE CITY OF EDGEWOOD PLANNING COMMISSION
ON THE 13TH DAY OF JULY 2026.

A handwritten signature in blue ink, appearing to read "Jeremy Metzler", is written over a horizontal line.

Jeremy Metzler, PE
Community Development Director
Acting Planning Commission Chair

Attest by:

A handwritten signature in blue ink, appearing to read "Jill Schwerzler-Herrera", is written over a horizontal line.

Jill Schwerzler-Herrera, CMC
City Clerk

July 13, 2026

Red = Removed

Blue = Inserted

Chapter 18.20 DEFINITIONS

18.20.050 B definitions.

"Bulkhead" means a type of retaining~~vertical~~ wall ~~of steel, timber or concrete~~ used to hold back earth and provide a solid surface to resist wave action from an abutting water body. Bulkheads are considered a hard armoring technique ~~for erosion protection or as a retaining wall.~~

18.20.080 E definitions.

"Electric security alarm system" means an outdoor alarm system that connects a wire structure to an alarm system and transmits a signal intended to detect and alert the property owner of an intrusion by utilizing an electric charge, as defined under RCW 35.21.993.

18.20.090 F definitions.

"Fence" means a wall or barrier for the purpose of enclosing space, separating property, providing security, visual impacts. The term "fence" does not include retaining wall or landscaping features including but not limited to trees, shrubs, hedges or other vegetation.

18.20.210 R definitions.

"Retaining wall" means any structure used to resist the lateral displacement of any material.

18.20.220 S definitions.

~~"Security barrier" means a wall, fence, or berm that has the purpose of securing a wireless telecommunications facility's wireless service facility from unauthorized entry or trespass.~~

Chapter 18.90
DEVELOPMENT STANDARDS – CITYWIDE APPLICABILITY

18.90.060 Fences, ~~bulkheads and retaining walls,~~ and electronic security alarm systems.

~~A. Artificially constructed barriers to enclose, screen, or separate areas may be erected within required setbacks as follows, provided fences or other barriers:~~

~~1. Do not obstruct the sight distance of a driveway, private street, or public street;~~

~~2. Within the interior and rear setbacks do not exceed a maximum height of six feet;~~

~~3. Within the front yard setbacks do not exceed a maximum height of four feet:~~

~~a. Except the back half of a front yard setback on a corner lot, the rear lot line and the rear of the structure may be enclosed with a maximum six-foot-high fence, and~~

~~b. Except that within the required front yard setback of a lot fronting on a principal arterial street, the maximum height shall be six feet;~~

~~4. Razor wire, embedded glass, or other similar materials construction not to include electric fences or barbed wire, or anti-entry techniques, which may cause injury, shall not be permitted.~~

A. Intent. The intent of this section is to establish minimum requirements for fences, retaining walls, and electric security alarm systems in order to promote safety, provide screening, and protect neighborhood character.

B. Permit. Unless exempt pursuant to EMC 15.20.030, a building permit is required for fences and retaining walls. For the purposes of permit exemption, a free-standing wall is regulated as a fence.

C. Fences and free-standing walls performance standards.

1. Measurement.

a. The height shall be measured from the lowest point on the finished ground surface immediately adjacent to the feature to the top of the feature.

b. In the case of a fence located on or within two horizontal feet of a retaining wall, the total height shall be measured from the lowest side of the retaining wall to the top of the fence. In this case, the maximum combined height shall not exceed 10 feet.

2. Features shall not obstruct the required minimum sight distance of any vehicular access.

3. Residential (R-1 and R-2) and Mixed Residential (MR-1 and MR-2) Zoning Standards:

a. Front Setback. Features shall not exceed 4 feet in height within the required front yard setback, except when lots fronting on arterial or collector roads where the maximum height shall be 6 feet if located behind 5-feet of pedestrian oriented landscaping maintained by the property owner.

b. Interior/Rear Setback. Features not exceeding 6 feet in height may be located anywhere on the lot outside of the required front yard.

c. Decorative Feature. A trellis up to two additional feet or an arbor up to three additional feet in height may be added to a fence as a decorative element but shall be more than 50 transparent and not encroach onto adjacent properties or impact driveway sight distance.

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July 13, 2026

Red = Removed

Blue = Inserted

c. Prohibited Materials: Barbed wire, razor wire, and similar anti-entry techniques are prohibited. In case of legal non-conforming industrial use, barbed wire may be permitted subject to complying with the standards provided in EMC 18.90.060(C)(4)(f).

4. All Other Zoning District Standards

a. Front Setback. Features shall not exceed 4 feet in height, unless otherwise approved below.

b. All other areas. Features shall not exceed 6 feet in height if located within 5 feet of a property line or within the required perimeter landscaping strip. If located on the interior edge of the required perimeter landscaping areas, features shall not exceed 8 feet in height in nonindustrial zones and 10 feet in Industrial zones.

c. Recreational Exception. Golf driving range nets, baseball nets, and other similar recreational safety nets and fences are exempt from the above listed height standards.

d. Chain link fencing. Except in Industrial and Public zoning districts, chain link fencing is not permitted between the building and street right-of-way, except for wetland preservation, recreation uses, stormwater facilities, or as may be approved through design review. In all allowed locations, chain link fencing shall be black or green vinyl-coated.

e. Barbed or razor fencing. All industrial and public zones and legal nonconforming industrial and public uses may utilize barbed or razor wire subject to the following standards:

i. Barbed or razor fencing is limited to those areas not visible to adjacent residential use.

ii. Barbed or razor fencing is setback a minimum of 5-feet from front lot lines and located outside any required perimeter landscaping areas.

iii. Barbed or razor fencing maximum height shall not exceed 10 feet, with no more than 2 feet of barbed or razor wire on top of the fence.

iv. On existing developed sites, the Director may approve deviations from these standards.

~~DB. Bulkheads and Retaining walls –performance standards. Any structure constructed and erected between lands of different elevations which is used to resist the lateral displacement of any material, control erosion, or protect structures may be placed within required setbacks to a maximum height of four feet on front property lines and eight feet on side and rear property lines, provided all applicable site distance requirements and building permit requirements are met.~~

1. Location. Retaining walls may be erected anywhere on a project site not otherwise restricted by critical areas, critical area buffers, areas to remain clear for adequate vehicle sight distance, easements, or other legal instruments. If a fill wall is constructed within 5 feet of any lot line, a fill easement must be granted by the property owner to the abutting parcel or right-of-way prior to final acceptance of said wall.

2. Maximum Height. Individual retaining walls may be up to six (6) feet in height. Exceptions:

a. When located within 5 feet of the front lot line or within the front setback, whichever is greater, the wall must be no greater than four (4) feet in height.

b. Retaining walls abutting public right-of-way in the Town Center (TC) and Mixed-Use Residential (MUR) zoning districts shall not exceed two (2) feet in height.

July 13, 2026

Red = Removed

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3. Terracing. The minimum distance between two individual retaining walls shall be two (2) feet, measured from the face of the toe of the upper wall to the back of the top of the lower wall. The space shall be landscaped to soften the view of the wall.

4. Design Standards. All retaining walls in non-residential and multifamily development are subject to the blank wall design standards provided in EMC 18.95.040(H).

Deviations. The Director may allow deviations for retaining wall height if the structures are not visible from adjacent properties, public open space, public and private streets or if associated with a stormwater facility, and the deviation is requested as part of the overall land use application. In this case, the applicant must demonstrate, to the satisfaction of the Director, that the proposed height deviation provides for better visual and aesthetic public benefit than the standards listed above.

~~C. Access control shall be applied, at the discretion of the community development director or designee, to all street frontages to minimize traffic conflicts and, where appropriate, to preserve on-street parking and promote nonmotorized modes.~~

E. Electric security alarm systems and electric fencing.

1. Applicability. Electric security alarm systems or electric fencing are allowed around the outdoor storage areas within the Commercial (C), Business Park (BP), and Industrial (I) zoning districts, and on parcels in any zone used for livestock, provided that they comply with all of the performance standards provided in EMC 19.090.060(E)(2). This section does not apply to underground or invisible pet fences.

2. Performance Standards:

a. Electric fencing shall be prohibited between the front of the building and the adjacent street(s), except as follows:

i. Electric fencing used for livestock only and is no taller than four feet in height, or

ii. Electric fencing used in the Industrial zoning districts and complies with appropriate landscaping and screening standards.

b. When adjacent to a dwelling or dwellings, a playground, a school, a park, other recreation area, or right-of-way, the electric fence shall be setback a minimum of 5 feet from property line and no taller than 8-feet. Otherwise, the electric security alarm system may be up to two feet higher than the perimeter barrier, fence, or wall, whichever is greater.

c. A minimum six-foot-tall perimeter barrier, fence, or wall, is located around the exterior of the electric security alarm system. If the perimeter barrier is an existing fence or wall, it must have been installed in compliance with the fence code at the time of installation.

d. Electric fences shall comply with minimum critical area setbacks, as defined in EMC Title 14, and shall not surround said critical area.

e. The electric security alarm is powered by an energizer that is driven by a battery of no more than 12 volts of direct current and that does not produce an electric charge on contact that exceeds energizer characteristics set forth in IEC 60335-2-76;

f. The electric security alarm is marked with conspicuous warning signs that are located on the system at not more than 30-foot intervals that have clear infographics and contain the phrase "Warning: Electric Fence."

July 13, 2026

~~Red~~ = Removed

Blue = Inserted

1 g. The electric security alarm includes a device such as a rapid entry device that enables first responders to
2 deactivate the electric security alarm system in response to an emergency.

3 3. Enforcement. Electric security alarm systems or electric fencing that do not meet the standards of this section
4 are subject to Title 7 Code Enforcement.

5

6



State Environmental Policy Act (SEPA) Determination of Nonsignificance (DNS)

City of Edgewood ■ 10440 Dom Calata Way E ■ Edgewood, Washington 98372-0101 ■ 253-952-3299

Issued: April 26, 2026

File: #26-002-CODE: Electric Alarms Systems and Other EMC 18.90.060 Amendments

Lead Agency: City of Edgewood

Staff Contact: Josh Kubitza, Planning Manager
253-952-3299 | comdev@cityofedgewood.org

Proponent: City of Edgewood | 253-952-3299 | cityhall@cityofedgewood.org

Location: Non-Project Action (Citywide).

Proposal: The proposal is to amend Edgewood Municipal Code (EMC) Section 18.90.060 to address Electric Alarms Systems (HB 1688), update fencing regulations, and update retaining wall regulations.

Existing Documents: All existing environmental documents and studies associated with this proposal are available on the City of Edgewood Permit Portal via portal.cityofedgewood.org by searching the File No. 26-002-CODE.

SEPA: The City of Edgewood has determined that this proposal will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of an Environmental Checklist and other information on file with the City. This DNS is issued under WAC 197-11-340(2). A final decision will not be made on this proposal until after May 26, 2026.

SEPA Responsible Official:

4/24/2026

Signature

Date

Jeremy Metzler, PE, Community Development Director

Comment Period: Written comments may be submitted until May 11, 2026 by 5:00 PM via email, mail, or in-person via comdev@cityofedgewood.org or City of Edgewood, 10440 Dom Calata Way E, Edgewood, WA 98372. Verbal comments may be submitted during the Planning Commission public hearing.

Public Hearing: The City of Edgewood Planning Commission will convene a hybrid public hearing on the matter at 6:00pm on May 11, 2026. Members of the public can attend and participate in person at Edgewood City Hall, Council Chambers, 10440 Dom Calata Way E, Edgewood, WA 98372 or virtually via Zoom by visiting zoom.us/join using Meeting ID: 970 6596 9184. Meeting information is available at cityofedgewood.org/calendar.

Appeals: Appeals for this threshold determination must be made to the City of Edgewood pursuant to EMC 20.05.250(J). Per EMC 20.05.250(E) appeals will be accepted until 5:00 PM on May 26, 2026. Appeals must be submitted in writing along with the appeal fee via the City's permit portal: portal.cityofedgewood.org.

Please call (253) 952-3299 if you have any questions.

Any interested person/party has the right to comment on the proposal, review file materials, request a copy of the decision, and appeal the decision subject to requirements outlined in Edgewood Municipal Code Chapter 18 and the applicable regulations as adopted by the City.

RESOLUTION NO. 26-0XXX

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EDGEWOOD, PIERCE COUNTY, WASHINGTON, AUTHORIZING THE MAYOR TO EXECUTE THE FIRST AMENDMENT TO THE MT. VIEW COMMUNITY CENTER COOLING AND HEATING CENTER SITE AGREEMENT

WHEREAS, the City Council previously approved the Mt. View Community Center Cooling and Heating Center Site Agreement by Resolution No. 23-0682; and

WHEREAS, the City Council desires to extend the term of Agreement for one (1) additional year through December 31, 2027;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF EDGEWOOD, WASHINGTON, HEREBY RESOLVES AS FOLLOWS:

Section 1. Amendment Authorized. The Mayor is authorized to execute the First Amendment to the Mt. View Community Center Cooling and Heating Center Site Agreement, extending the term of the Agreement through December 31, 2027. Except as expressly amended by the First Amendment, all terms and conditions of the Agreement shall remain unchanged and in full force and effect. The First Amendment is attached hereto and incorporated herein as exhibit A.

Section 2. Effective Date. This resolution will take effect immediately upon passage by the City Council.

ADOPTED THIS XX DAY OF XXXXXXXX 2026

Dave Olson, Mayor

ATTEST:

Jill Schwerzler-Herrera, CMC
City Clerk

**FIRST AMENDMENT TO
THE MT. VIEW COMMUNITY CENTER
HEATING AND COOLING CENTER SITE AGREEMENT**

This document ("First Amendment"), is dated the _____ day of _____ 2026, and is entered into by and between the CITY OF EDGEWOOD, a Washington municipal corporation ("City") and Mt. View Community Center, ("Provider").

Section 1. General Recitals.

A. The City and Provider entered into the Mt. View Community Center Heating and Cooling Center Site Agreement dated August 15, 2023.

B. The parties desire to extend the term of the Agreement for one (1) additional year, with no other changes to the Agreement.

Section 2. Amendment to the Agreement. The parties agree to extend the term of the Mt. View Community Center Heating and Cooling Center Site Agreement for an additional one (1) year. The Agreement shall expire on **December 31, 2027**, unless earlier terminated in accordance with its terms.

Section 3. Other Terms Unchanged. All other terms of the Agreement remain unchanged and enforceable. The First Amendment is intended to modify the terms and conditions of the Agreement only insofar as such modifications are set forth in this Amendment. In the case of any conflict between the terms of the Agreement and the terms of the First Amendment, the provisions of the First Amendment shall control.

DATED: This _____ day of _____, 2026.

CITY OF EDGEWOOD

PROVIDER

By: _____

Dave Olson

Its: Mayor

By: _____

Angelina Koenig

Its: Director

Mt. View Community Center

Date:

Date:

ATTEST:

Jill Schwerzler- Herrera, CMC
City Clerk

APPROVED AS TO FORM:

Mali Barber
City Attorney's Office



**MOUNTAIN VIEW
COMMUNITY CENTER**

SUCCESSFUL KIDS | HOPEFUL FAMILIES | ACTIVE SENIORS

3607 122ND AVE E | EDGEWOOD, WA 98372



Our Vision

A community in which all experience belonging and wellness

Our Mission

To develop successful kids, hopeful families, and active seniors

Our Values

Respect | Collaboration | Service
| Connection | Hope



**MOUNTAIN VIEW
COMMUNITY CENTER**



**MOUNTAIN VIEW
COMMUNITY CENTER**



In Partnership Since 2023



SUCCESSFUL KIDS

Summer Power Pack Program (July-August 2025)

Removing barriers to learning by alleviating hunger

- 1,346 distributed; 36 volunteers; 107 volunteer hours
- City Hall is a distribution site
- 7,502 distributed; 151 volunteers; 208 volunteer hours (Sept 25-June 26)

Summer Camp 2025

Providing essential resources and activities that promote wellness and friendship

- 99 youth participants; 64 volunteers; 343 volunteer hours

In Partnership



HOPEFUL FAMILIES



Seeds of Change Community Dinners

Community in which all experience belonging and wellness

- 50 dinners served; 6,524 meals/attendees; 588 volunteers; 1,363 volunteer hours
- City of Edgewood Employees cook and serve the dinners and interact with community members

Community Programs

Building community and support between neighbors

- Family Connection Events: 2 Movie Nights (6 families; 22 participants)
- City of Edgewood provides Movie License that allows us to stream for all programs



ACTIVE SENIORS



Senior Programs

Promoting wellness through friendship and fitness

- SAIL Classes: 245 classes; 5136 attendances
- Senior Garden/Senior Cafe: 235 pounds of food collected; 171 volunteers; 530 volunteer hours
- Writers' and Crafters' Group: 51 participants; 530 attendances

Heating & Cooling Site

- Readiness: Mt. View Community Center will provide heating and cooling center site services to the public for the greater Edgewood community. As the need for said services is unknown and occurs in an emergency, **the cost of readiness is born 365 days a year**. Mt. View Community Center should be available as a known resource for heating and cooling center site services and will extend the days of operation to cover events falling outside its normal operating schedule.
- Number of Days MVCC ready for severe weather: 365

Heating & Cooling Center 2025 (90 or above/45 or below)

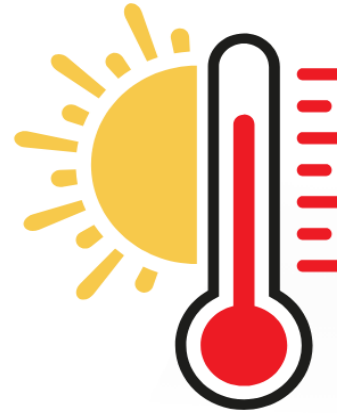
- Number of Days MVCC ready for severe weather: 365
- Number of hot weather days: 19 (June-August 2025)
- Number of severe hot weather Days: 5
- Number of days MVCC open: 11 (including severe hot weather days)
- Number of cold weather days: 40 (November 2024-February 2025)
- Number of days MVCC open: 70 days; 6/12 days of cold snap in Jan.
- MVCC provides water, coffee, snacks, and sometimes a full meal

Heating & Cooling Center 2026

- We offer the cooling center M-Th from 1:00-5:00pm when it is 80 degrees or hotter (lower threshold than required in the contract)
- Seniors attend MVCC to keep their utility bills down
- We are working with Tacoma Community Services, Homeless and Prevention Programs to receive supplies such as hats, ChapStick, and more items to help during the hot weather
- Visitors may join in our programs that are currently happening when the Cooling Center is available
- Visitors will have activities such as games, puzzles, books, etc. to do when they are here



Todays Forecast: **EXTREME HEAT**



Mt. View Community Center is teaming up with
the City of Edgewood to help neighbors stay cool
in extreme heat.

**Visit our cooling center today
between the hours of 1pm to 5pm**

3607 122nd Ave E #A
Edgewood, WA 98372



MVCC is thankful for the partnership with City of Edgewood

We hope for continued partnership that will enhance the quality of life for all our neighbors!

Please join me for a Senior Café lunch or Seeds of Change dinner to learn more about the partnership and MVCC

Let's continue to partner together!



**MOUNTAIN VIEW
COMMUNITY CENTER**

It Starts With Us