

Development and Engineering Advisory Board Meeting
September 4, 2025
2:00pm – 3:30pm
Public Service Center
6th Floor Training Room #679
& Remote Participation via Microsoft Teams

Board members in attendance: Les MacDonald, Terry Wollam, Mike Odren, Seth Halling, Andrew Gunther, Eric Golemo, Houston Aho, Ryan Wilson, Sherrie Jones, James Howsley

Board members not in attendance: Daniel Wisner

County Staff: Shannon Nashif, Victoria Abram, Christopher Carle, John McSherry, Amil Haddad, Michelle Monaghan, Maya Bunch, Naomi Patibandla, Jeff Schnabel, Steve Gallup

Public: Jackie Lane, Teresa Hardy, Justin Wood, Ian Harkins

Call to Order: 2:03 pm

- **Administrative Actions:**
- Introductions
- DEAB meeting is being recorded and the audio will be posted on the DEAB website.
- Review/adopt last month's minutes (adopted)
- Review upcoming events:
 - COUNTY COUNCIL Work Sessions:
 - September 10, 2025, 9:00 am
 - 2025 Comprehensive Plan Update - Resource Land Study
 - Urban Tree Canopy Assessment Phase 1 - Urban Growth Areas
 - COUNTY COUNCIL Meetings:
 - September 16, 2025, 6:00 pm
 - Amendments to CCC 2.33A
 - Amendments to the 2023 Annual Action Plan
 - Extend Suspension of Annual Reviews
 - Comprehensive Solid Waste Management
 - PLANNING COMMISSION Work Sessions:
 - September 4, 2025, 5:30 pm
 - ADA Transition Update
 - PLANNING COMMISSION Public Hearings:

- There are no planning commission public hearings scheduled for September as of September 3, 2025.
- NEXT DEAB MEETING:
 - October 2, 2025, 2:00 pm
- DEAB member announcements:
 - Public Health is currently experiencing lengthy processing times (~3 months) which affecting submittal timeline/document expiration for land use reviews.
 - Would the County be open to allow proof of submittal to Public Health, to allow the Land Use application to be received and proceed through the fully complete review process? County staff to discuss and respond at a later date.

Transportation Improvement Program (TIP)

Presenters: Mr. Carle & Mr. McSherry

[2026-2031 Transportation Improvement Program \(TIP\) Update](#)

- Projects are evaluated both on a large capital scale and within 5 different ongoing programs: Transportation Safety Improvement, Bridges & Culverts, Sidewalks & ADA compliance, Road Preservation & Rural Road Improvement.
- The Evaluation System Criteria is largely rooted in Safety, Economic Development & Mobility, but there are other factors that contribute to how projects are scored; this group largely pursues leveraging of outside funding, mostly state and federal grants, to reduce the cost to County – namely the County Road fund, traffic impact fees and real estate excise tax.
- The 179th St & NE 29th Ave project is scheduled to go through the end of 2027. Afterwards, Public Works will be coordinating the other projects that are closer to the interchange. The projects listed are coordinated with WSDOT's I-5 interchange project.
- Recent & Upcoming:
 - The NE 152nd Avenue Capital project went up to bid on September 2, 2025.
 - The St. Johns Road project is scheduled to go to bid on September 24, 2025.
 - SE Blair Road project should go to bid sometime in 2026.
 - Whipple Creek, Knapps, Carson Bridge Bundle planned to start construction late 2025/early 2026.

- NE 182nd Avenue/NE Risto Road rural road project is scheduled to go to bid on September 17th.
- Truman School Sidewalk project scheduled for the end of 2026.
- Highway 99 Sidewalk (Vic. NE 110th St. – Vic. NE 117th St.) is scheduled for the end of 2027
- NE Ward Road/NE Davis Road intersection improvement is scheduled for end of 2026.
- Recently Completed Projects
 - The NE 68th St. Sidewalk project is nearly completed.
 - The NE 119th St/NE 152nd Ave., intersection improvement project is completed.
- HWY 99 Sidewalk project (Vic. NE 102nd St. – Vic. NE 104th St.) construction has just started.
- Transportation presented to the Planning Commission in both a work session and a hearing; the next steps will be a Council work session on October 14th, 2025, and a Council hearing on November 4th, 2025. These presentations must take place prior to the county budget adoption in December.

6-year Stormwater Capital Plan

Presenters: Mr. Schnable

[2026-2031 Stormwater Capital Plan and Program Update](#)

- First time presenting to DEAB and planning commission this year.
- 8 Projects are in construction during 2025.
 - Heritage Farms Wetland Restoration
 - Water Quality Projects along Highway 99 & NE 99th Street. The lower Salmon Creek area does not have stormwater treatment.
 - Hwy 99 (102nd to 104th Street)
 - NE 99th Street (I-5 to Hazel Dell Ave)
 - NW 99th Street (NW 11th Ave to Cougar Creek)
 - Schriber NW Phase 1 Reforestation
 - Mayer's Terrace
 - Lindemann Easement
 - Wilding Park

- Formal adoption is not required but is found helpful by Clark County staff. There is not a public hearing, but it is adopted by resolution at a hearing.
- Most of the designs are done in house but are also bid through the Public Works system that road projects are bid, so most of them are constructed through bids. We'll utilize internal staff from the road operator group for some of our smaller repair projects.
- The fee for the Clean Water fund hasn't changed since 2015, until just recently in 2025. A year-long rate study process with County Council to identify what is needed to implement the program, adapt to new permit requirements, and asset management.
- *Mr. Golemo: The Heritage Farm project looks interesting – does it provide additional water treatment as well, or is it just a wetland restoration?*
 - *Mr. Schnable: It's more of a wetland restoration project, to try to get more water in the ground, to take advantage of the sponge that we have in the upper watershed curtain. Cougar Creek is an important cold-water source for Salmon Creek, which is a recovery area for coho salmon. We're looking to bolster that a bit. We will get what we call a "polishing effect" because it's a wetland, and there are multiple cells there, but the water that comes on the upstream end of that is all treated stormwater already.*

Road Modification Update

Presenters: Ms. Patibandla

- The Road Modification committee is implementing the last update that was presented to DEAB; they are also working on process improvements, and have introduced a reconsideration meeting process. This new process is not documented yet because it's still in its early implementation phases.
- Development Engineering is onboarding a new division manager, Dan Kaler, who starts September 22. He will be introduced to DEAB at the October meeting. Once settled, he will begin working on processes.

Public Comment

- No public comment provided.

Meeting adjourned 2:57pm

Meeting minutes prepared by: Mariah Shandra

Reviewed by: Victoria Abram