

Operations & Maintenance Facility (OMF) South

Board of Directors

05/23/19

Why we are here

- Review OMF South scoping summary
- Review System Expansion Committee recommendation
- To inform today's decision to identify site alternatives for further evaluation in the EIS.

OMF South Next Steps

May 23

Board action to identify sites for evaluation in EIS

June 6

System Expansion Committee
Phase 2 Contract for Draft EIS

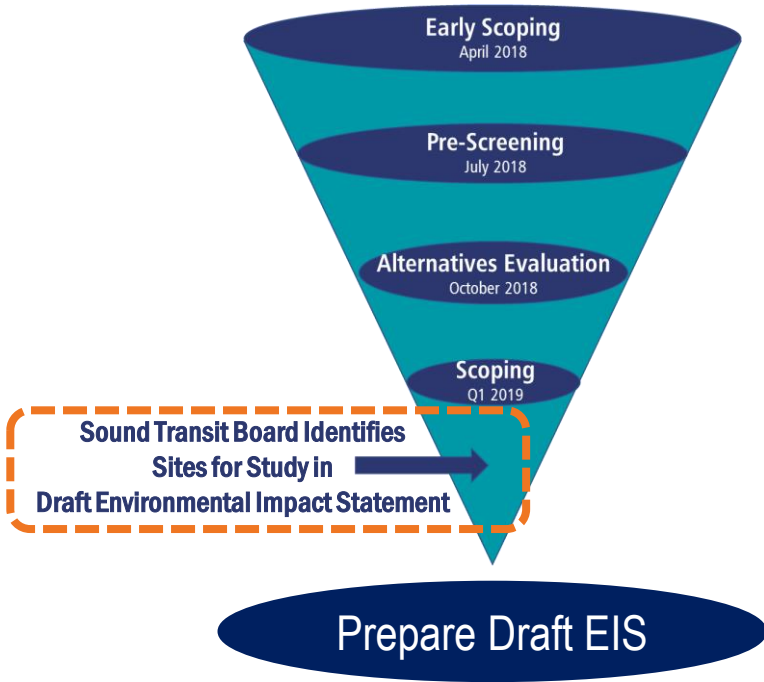


OMF South Requirements

- Included in ST3 Plan
- One of four OMFs for the region, one in each corridor
- Location, size and timeline supports system expansion of multiple projects
- Accommodate 140+ light rail cars
- 30+ acres required, depending on site conditions
- Needs to connect to active line by 2026, either by:
 - Connecting to Federal Way Link Extension guideway, or
 - Building up to 1.5 miles of Tacoma Dome Link Extension guideway



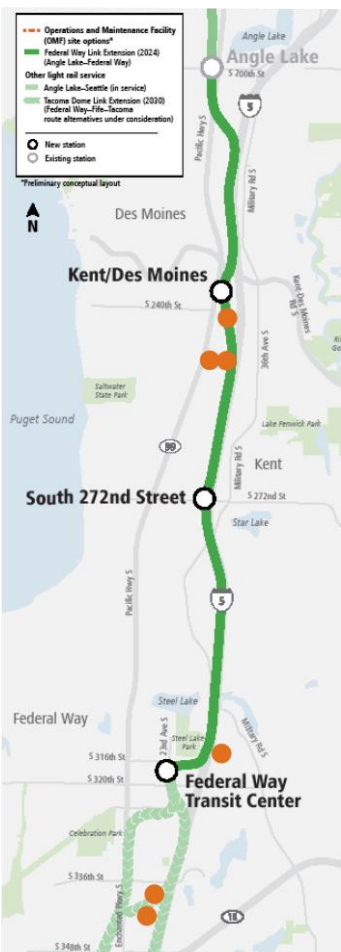
OMF South Evaluation Process



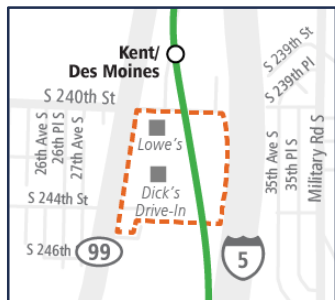
Results of Alternatives Evaluation:

- Narrowed to 6 sites
- All sites present trade-offs
- Sites in Federal Way, Kent, or unincorporated King County
- Sites under consideration were included in scoping

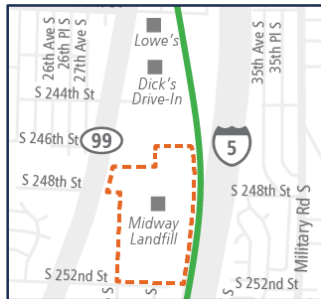
Sites Included in SEPA EIS Scoping



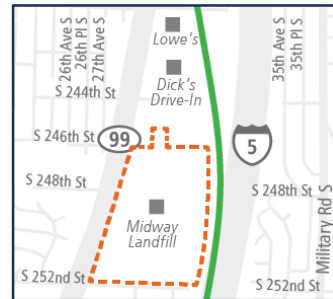
S 240th St and SR 99



Midway Landfill and I-5



Midway Landfill and SR 99



S 316th St and Military Rd



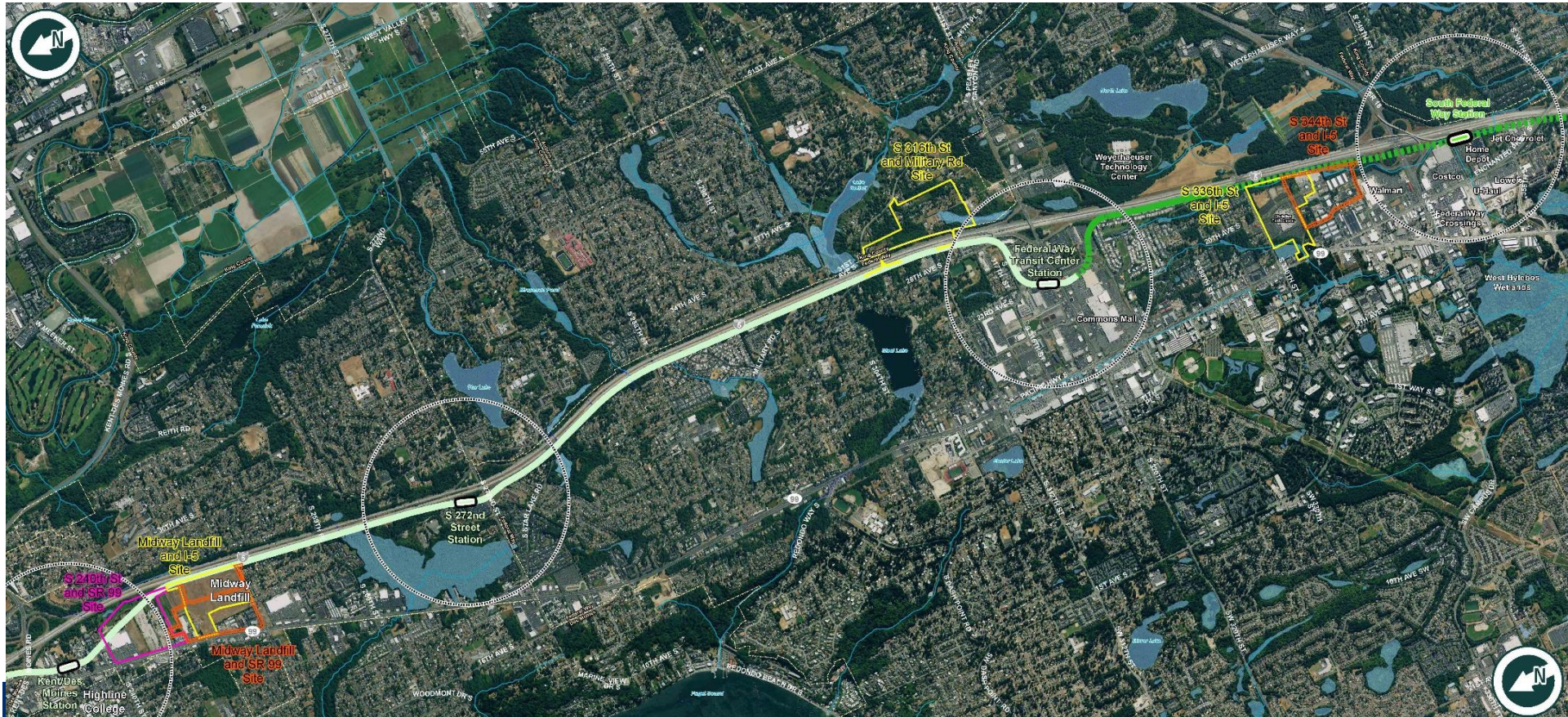
S 336th St and I-5



S 344th St and I-5



Station Areas with Half-Mile Buffers



Scoping by the Numbers



370+ attendees at two open houses



2,500 individual comments
within 1,450 communications



3,400+ participants in the online open house



2,000+ comments received before scoping
from January to February 2019



950+ social media user clicks and engagements
recorded on Sound Transit's Facebook and Twitter pages



74,000+ mailers sent along the project corridor
Mailed to homes, apartments, and businesses

Summary of Public Comments

Four general themes:

- Opinions on Sites
- Property Acquisition/Residential Displacements
- Economic Impacts
- Neighborhood and Community Impacts

Additional comments: potential environmental impacts, new/previously-eliminated sites, design modifications, and other topics.

Comments from Tribes, Agencies & Jurisdictions

Tribes

- Puyallup Tribe of Indians
- Muckleshoot Indian Tribe

Elected Officials

- King County
Councilmember Upthegrove

Agencies

- King County Metro
- Federal Way School District
- Seattle Public Utilities
- WSDOT

Cities

- City of Kent
- City of Federal Way
- City of Des Moines

Distinguishing Criteria Between Potential Site Alternatives

| | S 240th St and SR 99 Kent | Midway Landfill and I-5 Kent | Midway Landfill and SR 99 Kent | S 316th St and Military Rd King County | S 336th St and I-5 Federal Way | S 344th St and I-5 Federal Way |
|---|---|--|---|--|--|---|
| Property Impacts (Economic, Parcel & Neighborhood) | <ul style="list-style-type: none"> Residential (3); including 30-40 unit mobile home park Commercial (4): home improvement, restaurant, trucking / transportation Other (11) | <ul style="list-style-type: none"> Midway Landfill Commercial (1) Residential (1) Other (9) | <ul style="list-style-type: none"> Midway Landfill Commercial (13) Long stay /motel Manufacturing/ storage Residential (2) Other (13) | <ul style="list-style-type: none"> Residential (29) Other (16) | <ul style="list-style-type: none"> Church and religious center (1) Residential (1) Other (5) | <ul style="list-style-type: none"> Commercial (11); 1 parcel: 67 units & 56 owners Automotive Business park Church Food Processing Residential (14) Other (11) |
| TOD Potential: located within ½ mi of planned Link station? | Yes | No | No | No | No | No |
| Hazardous Materials/ Brownfields | Medium | Major: Superfund landfill | Major: Superfund landfill | Minor to none | Minor to none | Medium |
| Operability & Construction Schedule Risks | Mobile home park acquisition and relocation | Construction on a landfill | Construction on a landfill | Construction on and over I-5 | Construction of 1.1 miles of TDLE extension | Construction of 1.3 miles of TDLE extension |
| Prelim. Capital Estimates | \$800 million | \$1,300 million | \$1,400 million | \$750 million | \$750 million | \$800 million |
| Operating Estimates | Medium | Low | Medium | High | Low | Low |
| Public Scoping Comments | <p>Large majority of comments opposed continued study due to:</p> <ul style="list-style-type: none"> Dick's Drive-In & Lowe's TOD potential Neighborhood impacts | <ul style="list-style-type: none"> Majority of comments support continued study due to fewer business impacts Note: some concerns about hazardous materials and development cost | <ul style="list-style-type: none"> Majority of comments support continued study Note: some concerns about hazardous materials and development cost | <p>Nearly equal number of comments opposed and supported continued study due to:</p> <ul style="list-style-type: none"> Concern about residential displacements, I-5 crossing and natural enviro. impacts Fewer business displacements | <ul style="list-style-type: none"> Majority of comments support continued study due to fewer property impacts Note: some concerns about impacts to Christian Faith Center Church | <p>Majority of comments opposed continued study due to:</p> <ul style="list-style-type: none"> Impacts to Garage Town, Ellenos Yogurt and other businesses Traffic and noise concerns |

*Environmental Review Timeline**

2019

May 2019
ST Board identifies sites to study in the Draft EIS

2020

Fall 2020
Draft EIS issued; public, tribal, agency comments

2021

Late 2020
ST Board identifies preferred site

Mid/late 2021
Final EIS issued; ST Board selects project to be built

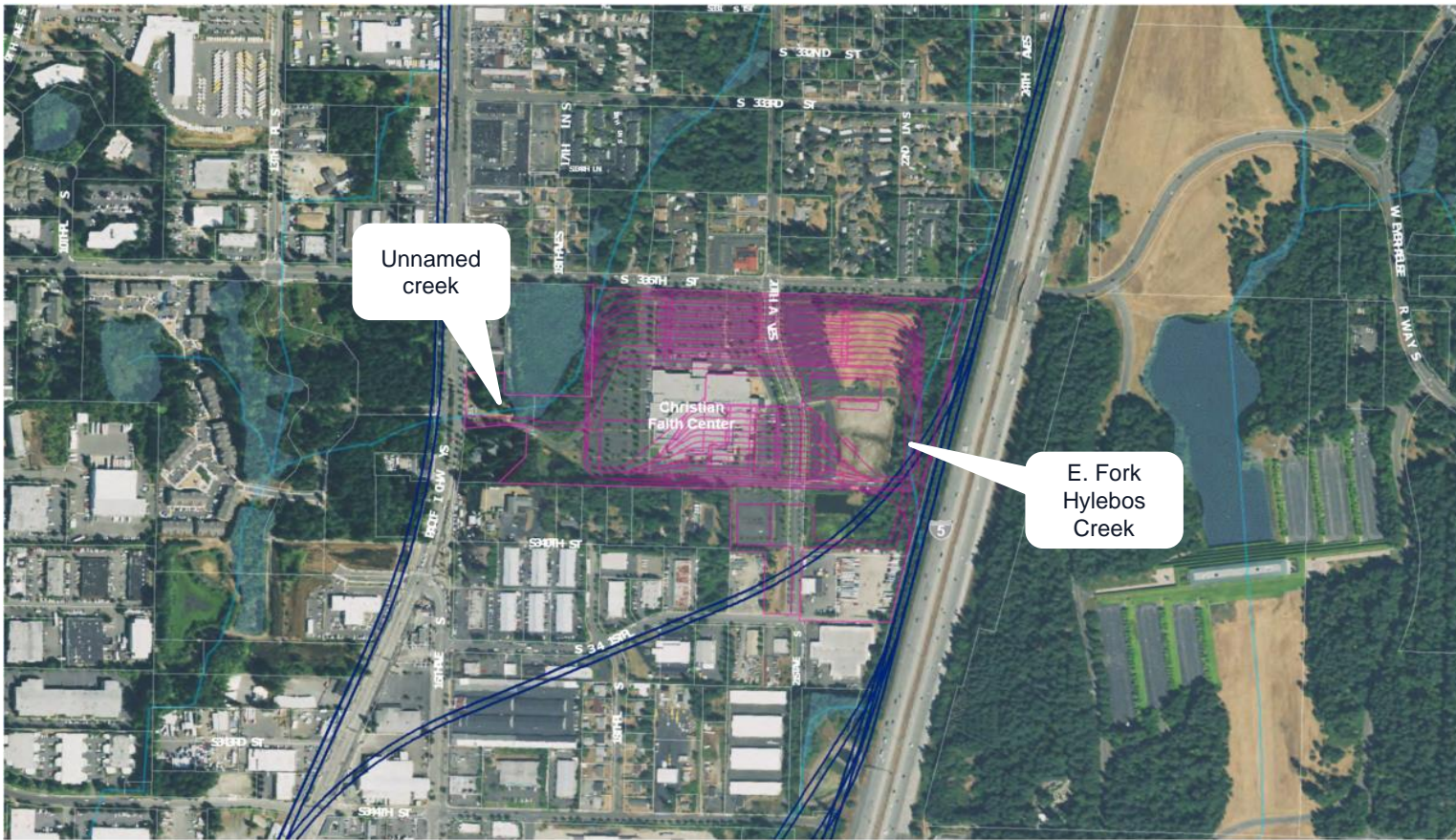
**dates are subject to change*

Thank you.



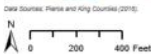
 [soundtransit.org](https://www.soundtransit.org)





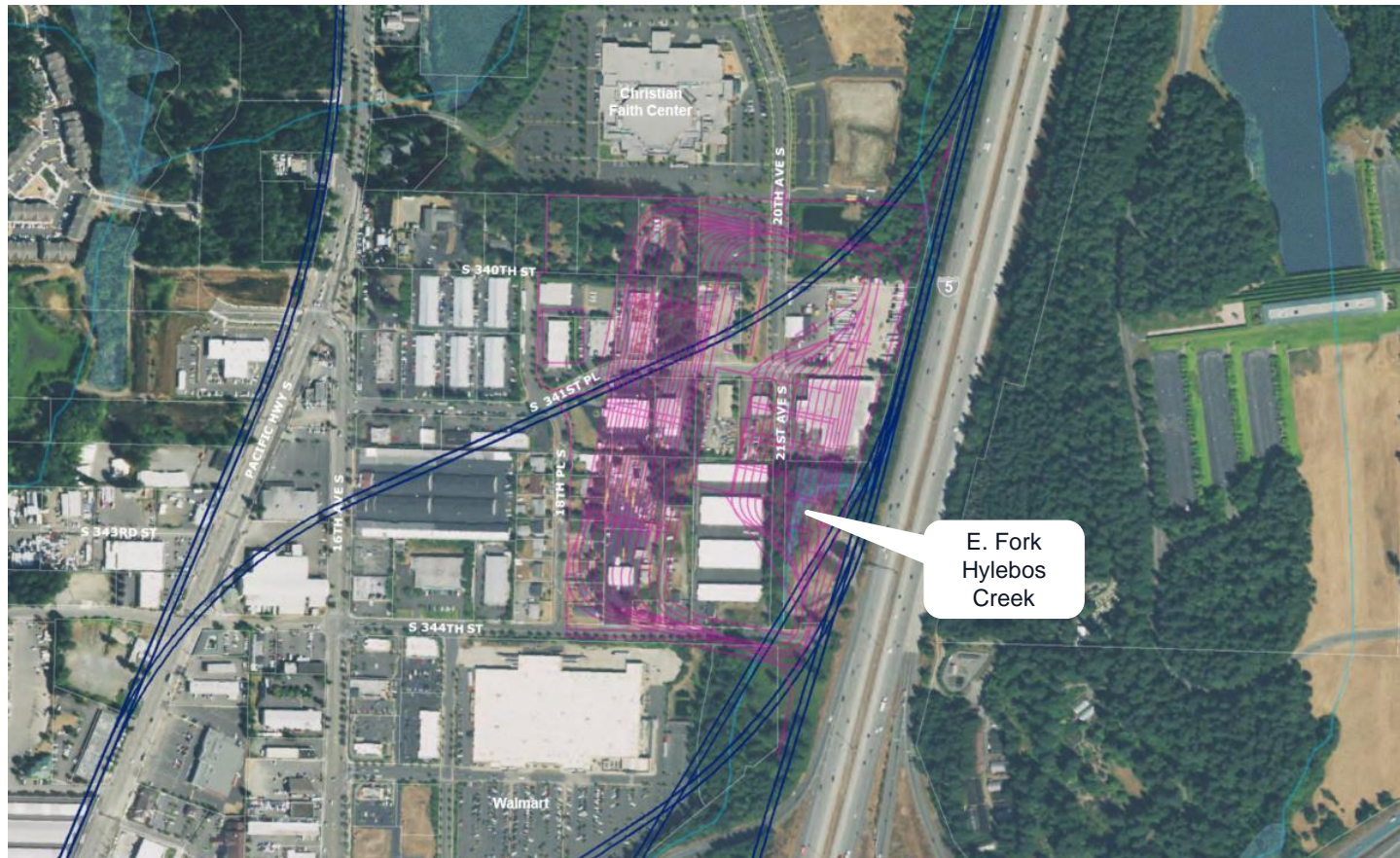
Unnamed creek

E. Fork Hylebos Creek

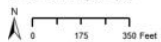


- OMF Site Plan
- TDLE - Level 2 Alternative
- Watercourse
- Wetland/Water Feature

S 336th St and I-5 OMF Site 9



Data Source: Plans and King Counties (2015)



- OMF Site Plan
- TDLE - Level 2 Alternative
- Watercourse
- Wetland/Water Feature

S 344th St and I-5 OMF Site 10A