

The Invisible City

Public Works Department

Staff: Michael Kosa, Alisa O'Haver-Ayala,
Robby Wright, Courtney Littrell



Sumner University
2026



You rely on our work every day, but you don't often see it.



Sumner University
2026

Visible: Walkable City

- Helping Homeowners
- Street Tree Damages
- ADA Improvements



Sumner University
2026

What about the invisible?

Many projects are only visible when results are catastrophic

- Failed Pavement
- Old Utilities
- Failed Wastewater Treatment



Sumner University
2026



Why are projects so expensive?

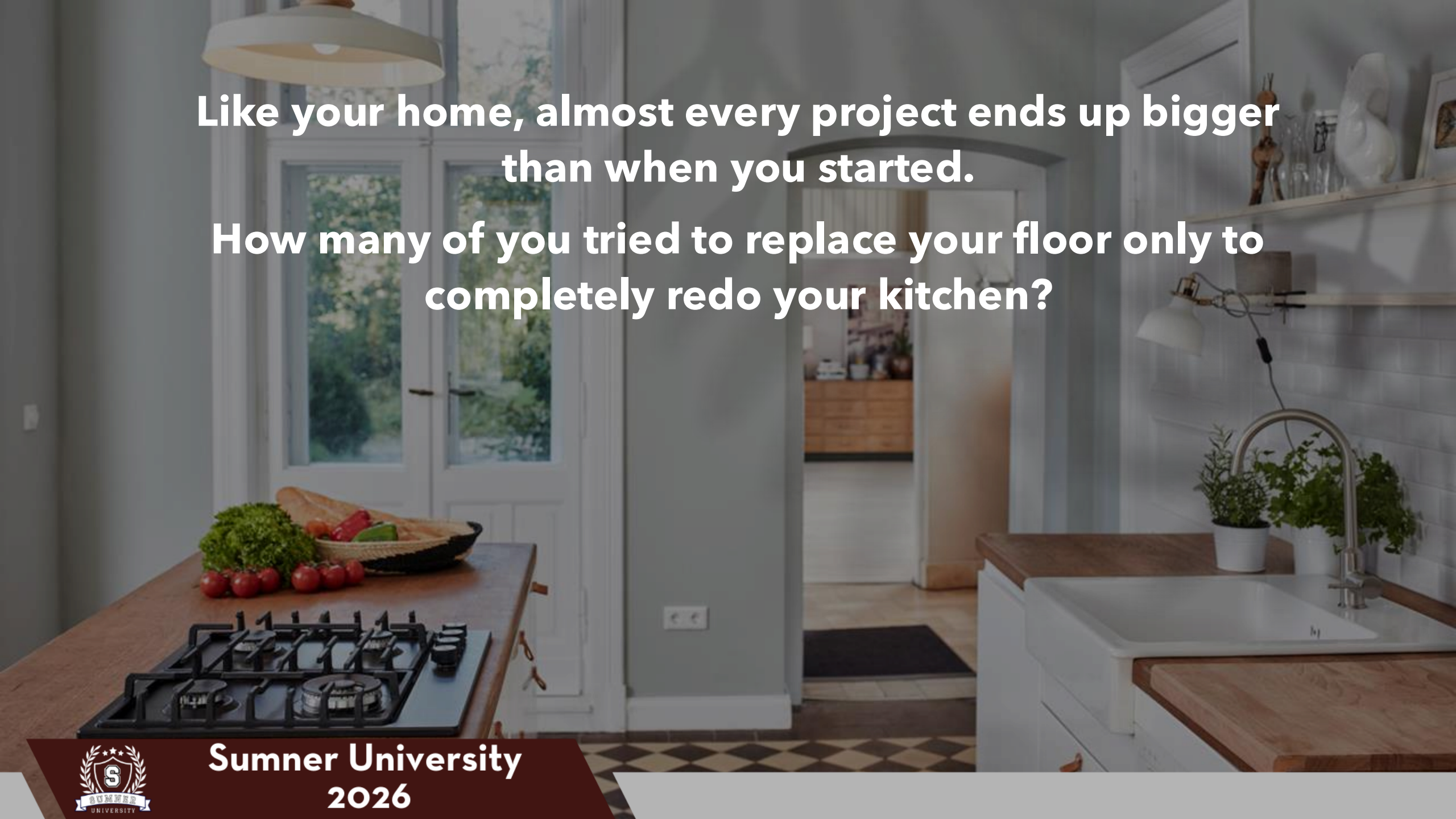


Sumner University
2026

Complicating Project Factors

- State & Federal laws - prevailing wage, procurement, ADA
- Financial transparency and stewardship
- Environmental permitting
- Can't Shut Down the City – timing of projects with parades, festivals, and business impacts
- So many competing needs, constrained funding climate





Like your home, almost every project ends up bigger than when you started.

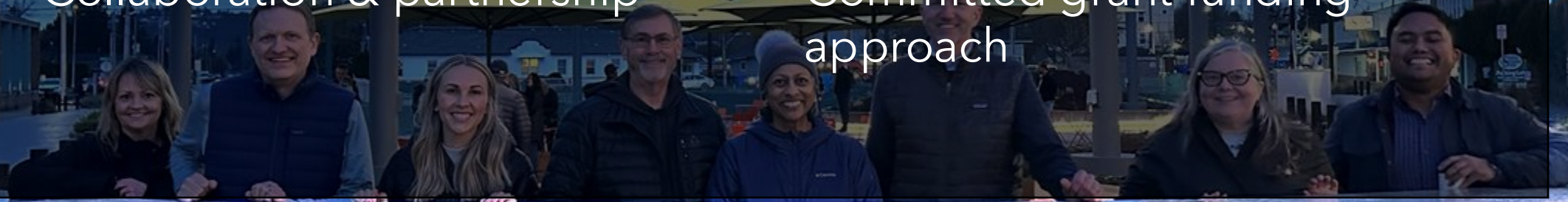
How many of you tried to replace your floor only to completely redo your kitchen?



**Sumner University
2026**

So how do we get so much done?

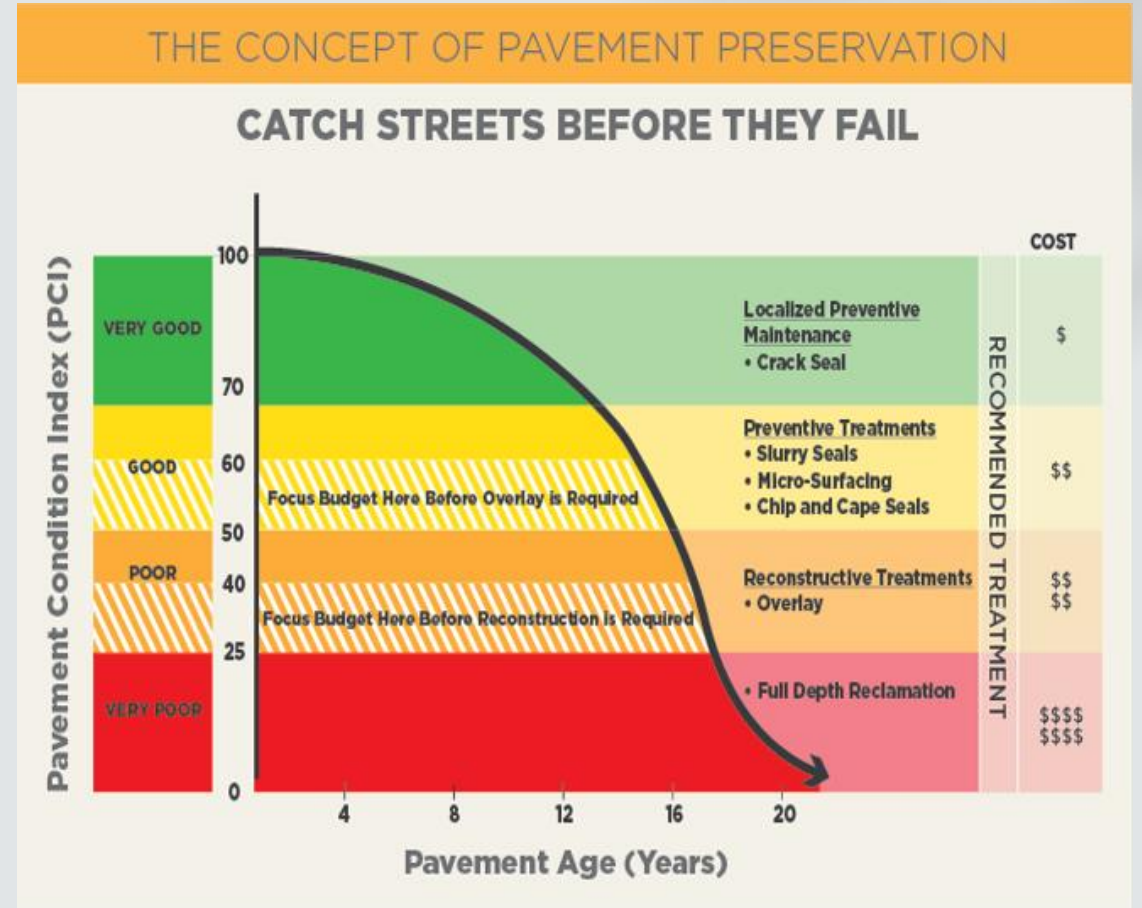
- Balance
- Strategic & mindful approach
- Leadership & mentoring
- Collaboration & partnership
- Forward thinking
- Reputation for delivering quality projects
- Committed grant funding approach



Reuben
Knoblauch

Preservation?

- Crack Seal
- Pavement Patching
- Chip Seal
- Overlay



Washington St Reconstruction Game



<https://sumnerwa.gov/sumner-university/>



Sumner University
2026

Washington St Reconstruction

- Sewer
 - Constructed in 1914 and 1922
 - Sewer and Water Mains are too close to each other
 - Infiltration and Inflow concerns
- Water
 - Undersized
 - Existing Pipe Material is no longer used
 - Aging pipe beyond design life
- Roadway
 - Failing, with visible deterioration of pavement surface
 - Loss of ride quality
- Sidewalks and Curb Ramps
 - Do not meet current ADA Standards

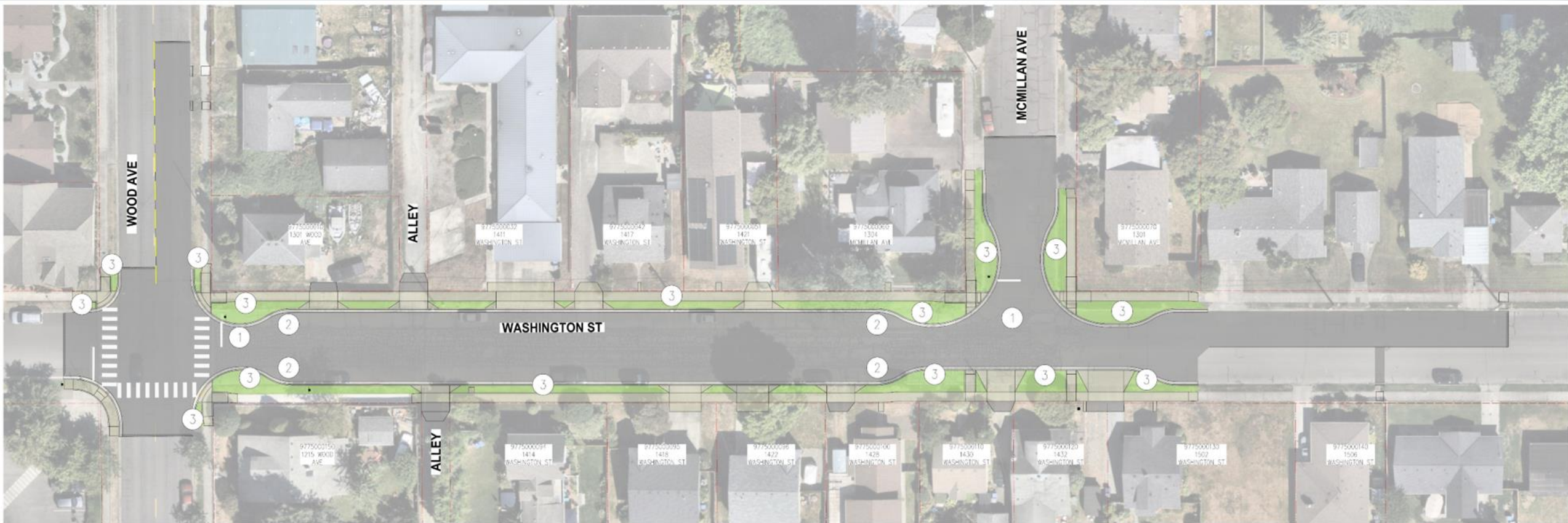


A Locally Funded Road Project

- How does a little road work get so expensive?
 - End-of-life Water/Sewer/Storm
 - Sidewalk and Curb Ramp upgrades
 - Wood Avenue and McMillan Ave Intersections
- Road Surface less than 50% of project costs



Washington St Reconstruction



PSOMAS
2022 - 2023
1420 S. W. 15th St.
TALLAHASSEE, FL 32310
www.psomas.com
850.933.3333

- LEGEND**
- ① CURB BULB
 - ② STREET PARKING
 - ③ PROPOSED PLANTER



**Sumner University
2026**

SUMNER'S WHITE RIVER RESTORATION



Sumner University
2026

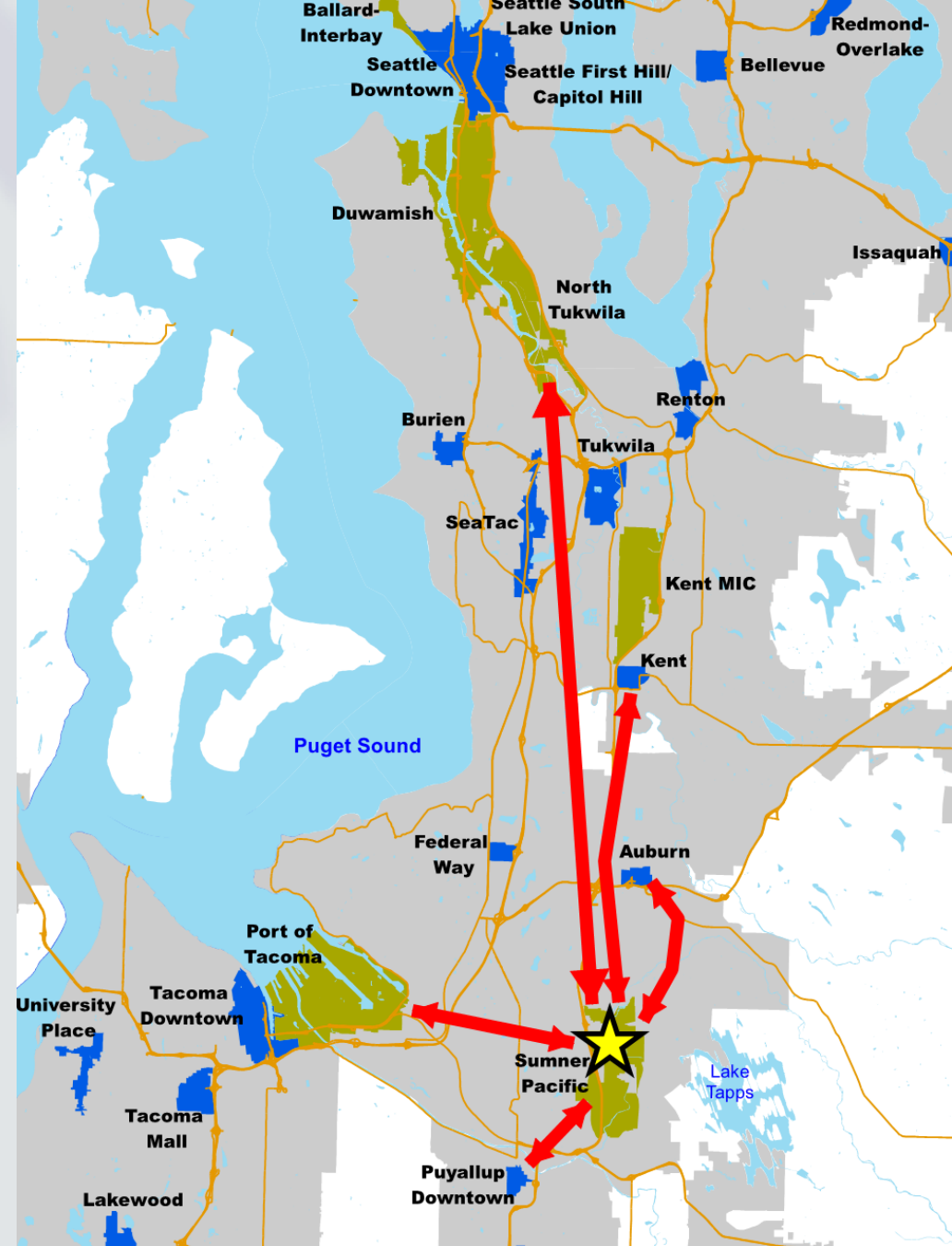
White River Restoration



Sumner University
2026

Sumner-Pacific Manufacturing Industrial Center

- **BUSINESS:** Regional warehousing, transportation, distribution, logistics support other MICs
- **PORTS:** Freight Facilities and Foreign Trade Zone support Ports
- **JOBS:** Strong Employment supports Regional Growth Centers



Sumner University
2026

White River Restoration



Dialogue Group - January 2016



Sumner University
2026

SUMNER'S WHITE RIVER
RESTORATION



Together,
we have the
opportunity to

Provide enduring flood protection
for Sumner, while creating a
sustainable instream, floodplain, and
wetland habitats in the Lower White
River



Sumner University
2026

I. Enhance Critical Habitat

- **Chinook** – critical food source for southern resident Orcas
- **Steelhead**
- **Bull Trout**
- Chum
- Pink
- Coho





2. Protect jobs, homes & environment from flooding

Sumner University
2026



White River Restoration

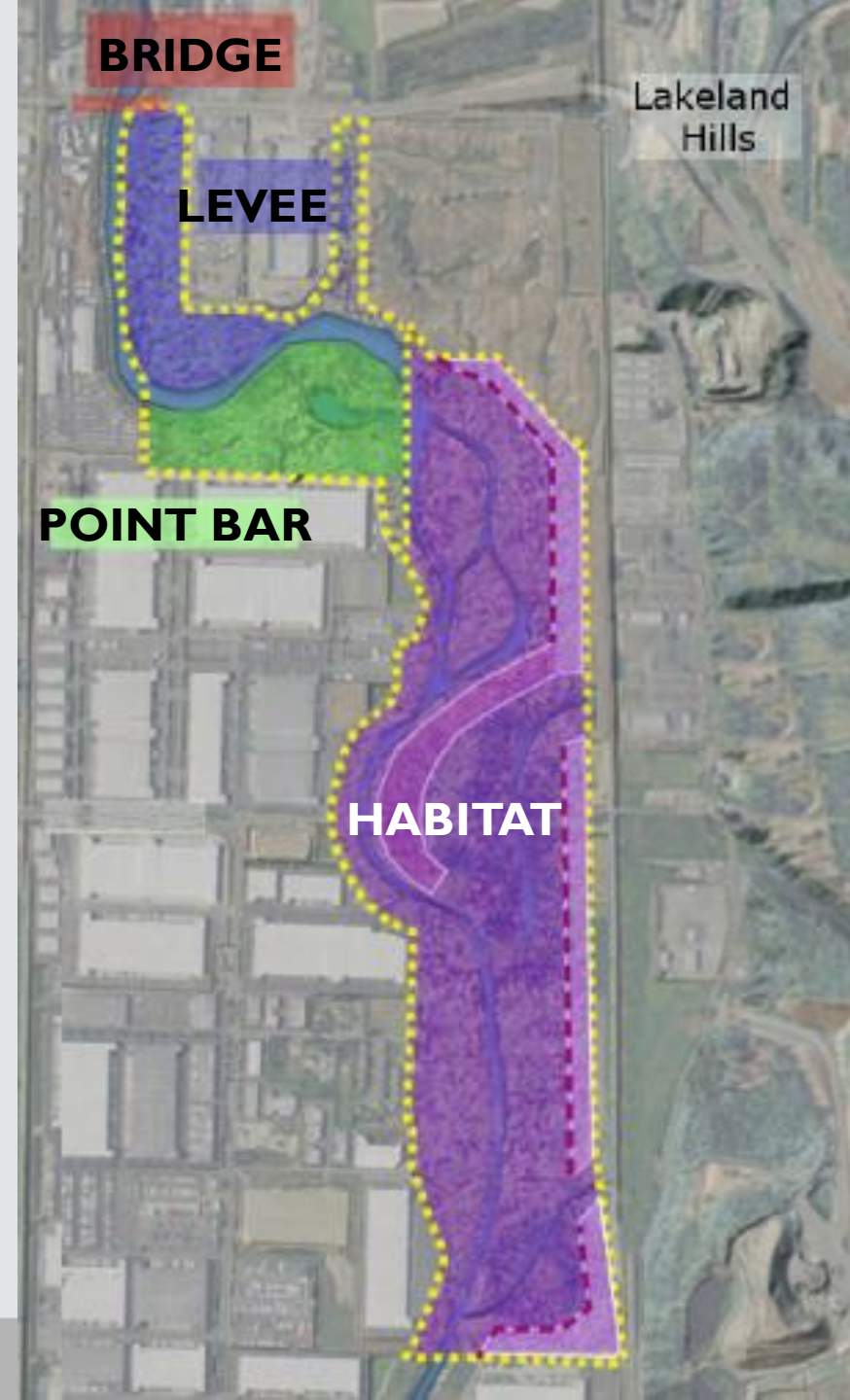
The Bridge (under construction)

Setback Levee / Point Bar

Add floodwalls and connect 25 acres of floodplain, blocking areas floodwater would escape and helping push it into the habitat project.

Habitat (under construction)

Restores 200 acres, creating side-channels and wetlands as large storage area for floodwaters and sediment plus additional habitat for endangered salmon.

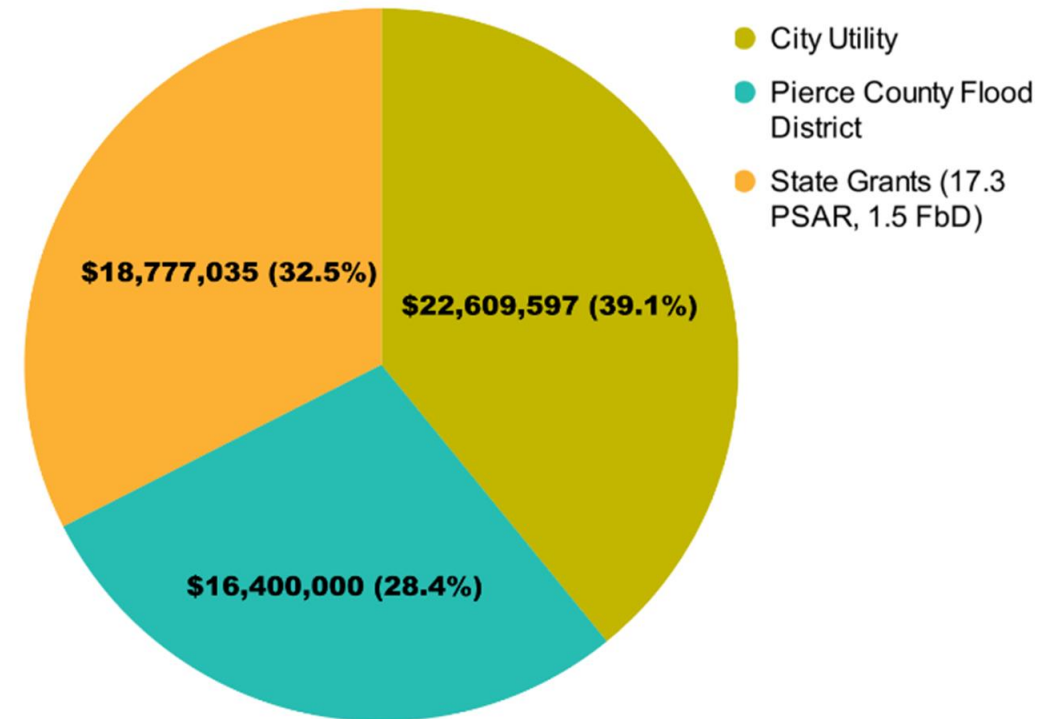


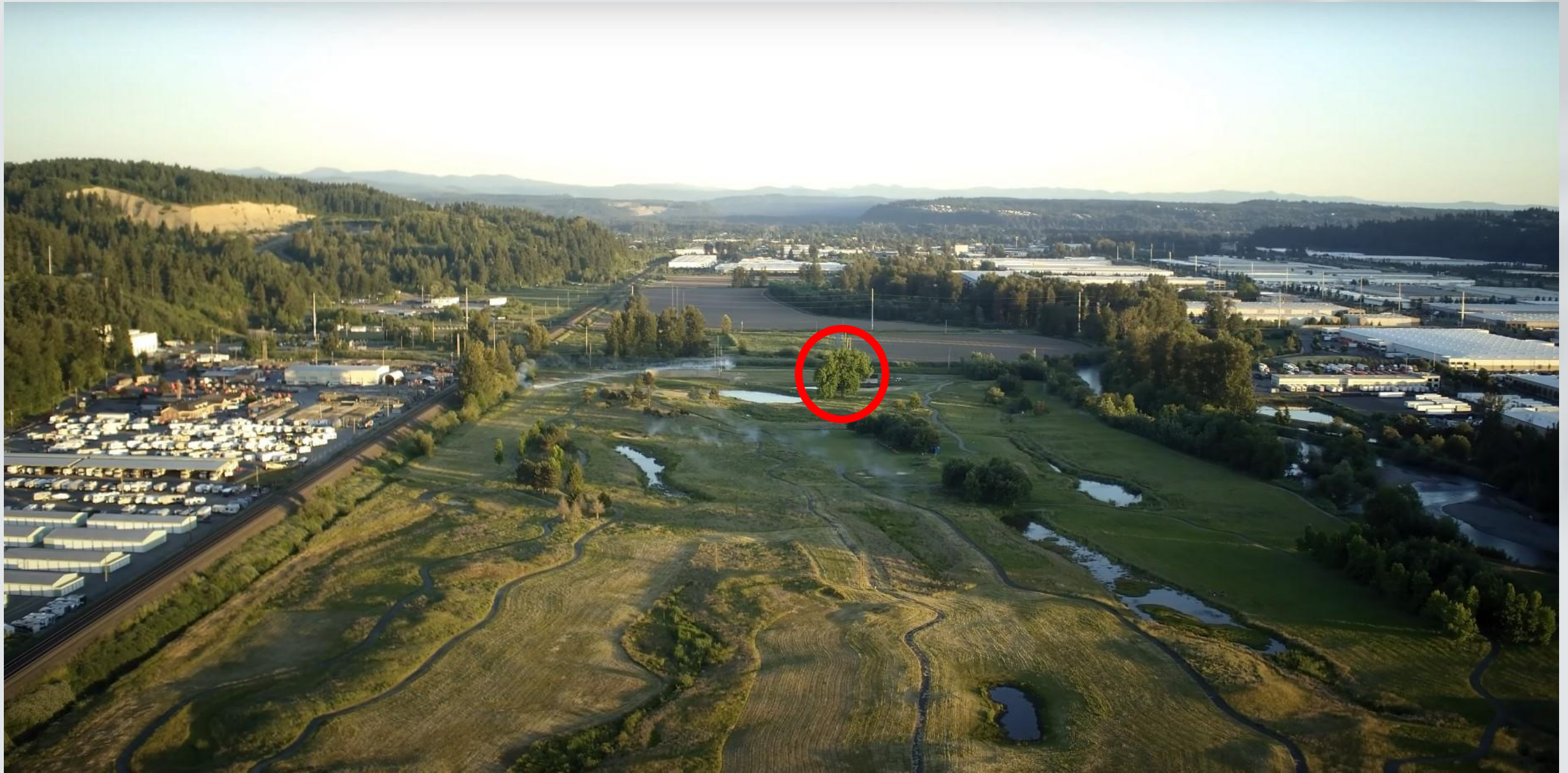
White River Restoration

What benefit are we getting for the money?

- Critical water, sewer, power, and gas utilities all safely relocated.
- 1 million yards of material removed, creating capacity for flood water
- Over 2 miles of new channel with large wood will greatly improve fish habitat

Fully Funded





Sumner University
2026



Sumner University
2026



Sumner University
2026



Sumner University
2026

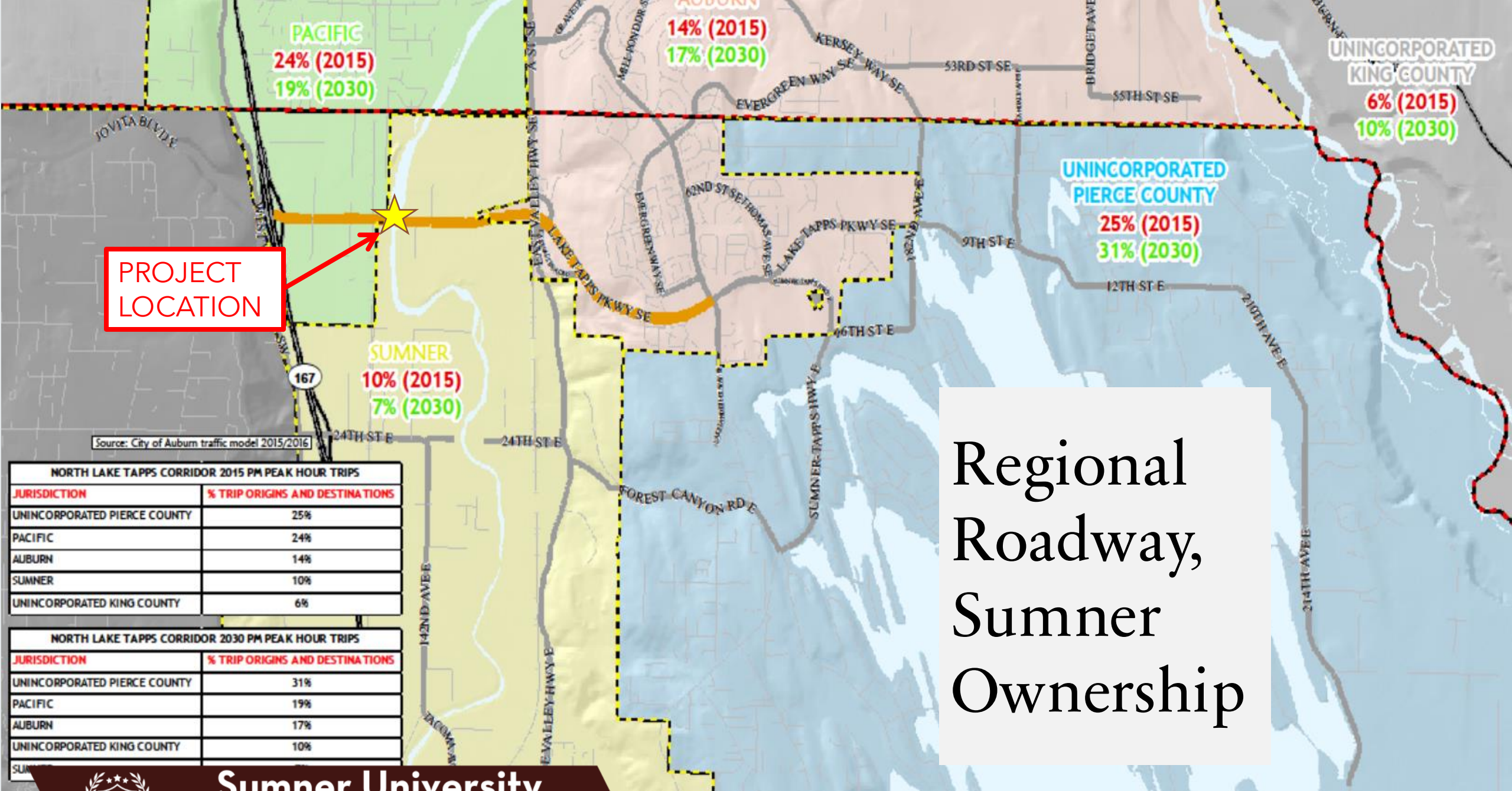


Sumner University
2026

Stewart Road (8th Street) Corridor Completion: White River Bridge



Sumner University
2026



PROJECT LOCATION

Regional Roadway, Sumner Ownership

Source: City of Auburn traffic model 2015/2016

NORTH LAKE TAPPS CORRIDOR 2015 PM PEAK HOUR TRIPS	
JURISDICTION	% TRIP ORIGINS AND DESTINATIONS
UNINCORPORATED PIERCE COUNTY	25%
PACIFIC	24%
AUBURN	14%
SUMNER	10%
UNINCORPORATED KING COUNTY	6%

NORTH LAKE TAPPS CORRIDOR 2030 PM PEAK HOUR TRIPS	
JURISDICTION	% TRIP ORIGINS AND DESTINATIONS
UNINCORPORATED PIERCE COUNTY	31%
PACIFIC	19%
AUBURN	17%
UNINCORPORATED KING COUNTY	10%

Sumner University
2026



New Bridge Highlights

Highlights:

- Expands existing 2-lane bridge to 4 lanes
- Eliminates existing traffic bottleneck
- Adds non-motorized shared use path
- Raises bridge to reduce flood risk
- Improves salmon habitat



Schedule:

- 2025 - Construct portion of In-Water Pier
- 2026 - Complete 3/5th of bridge deck, Demo existing bridge and piers
- 2027 - Construct rest of in-water pier Finish In-Water Demo
- 2028- Finish Bridge and Closeout



Sumner University
2026

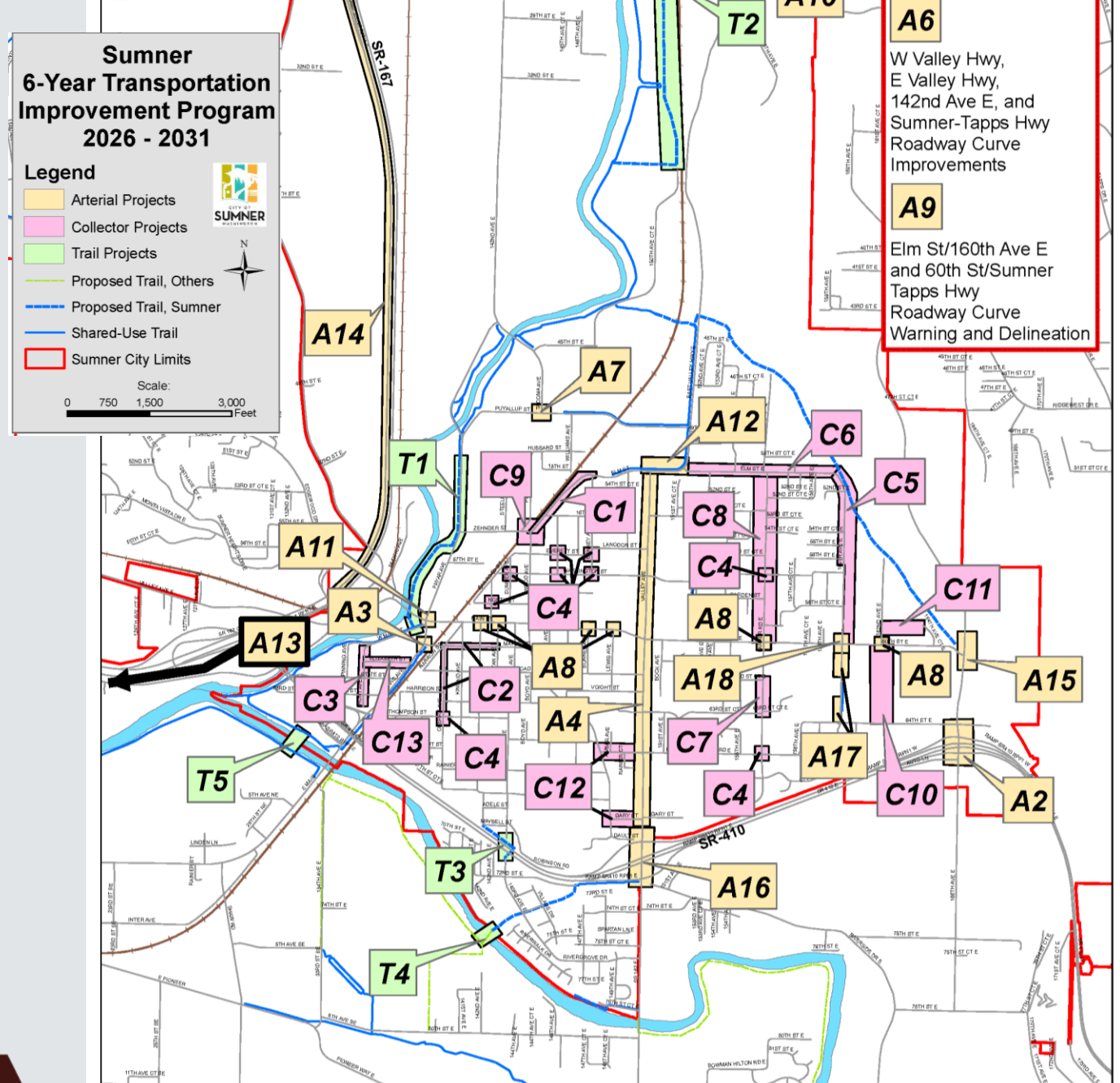


Sumner University
2026

Planning Ahead

“Yes, we know about that intersection!”

- Working into the future
- Needs across the city
- Prioritize & fund



Sumner University
2026



Biosolids Modernization Project



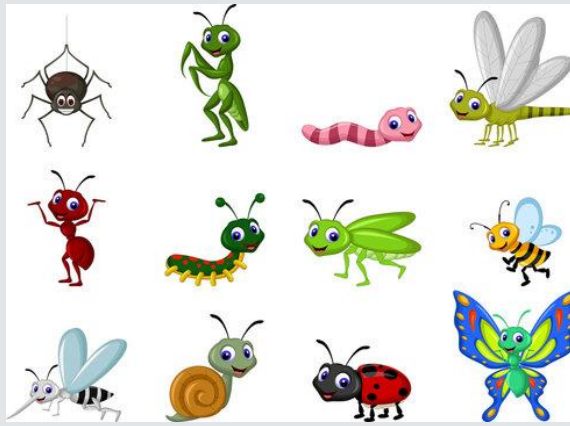
Sumner University
2026

We Own an Industrial Facility!

- Insurance Valuation of entire facility: \$118 Million (2026)
- \$20-25 Million replaces end-of-life equipment
- There is no “wastewater treatment facility” supply store



Sumner University
2026



Wastewater from
Sumner and
Bonney Lake

Primary and
Secondary
treatment

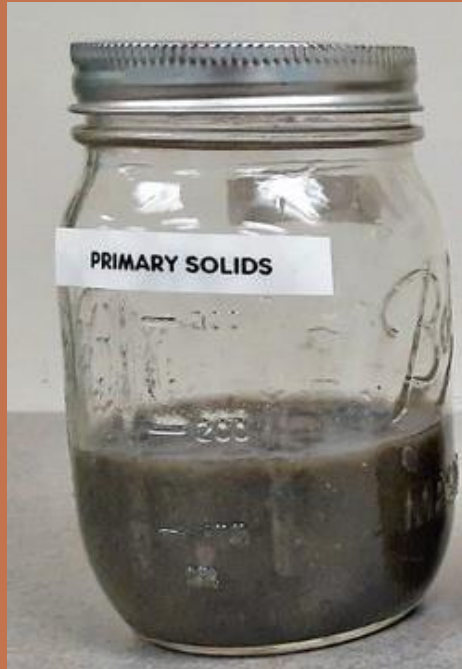
Cleaned Effluent
Discharged to
River

Biosolids
processing
THIS PROJECT



Sumner Grow
Soil
Amendment

Process Flow



What If We Don't Do This Project

- Currently required as part of the facility's permit that allows wastewater discharge to the White River
- When the Biosolids Process fails, we would have to find another destination for our solids
- Requires special landfill, much more costly to haul away, responsible for waste forever



Sumner University
2026

Biosolids Modernization Project



Sumner University
2026

Questions?



(Karen Ducey / The Seattle Times)

Dean Rutz / The Seattle Times

**Sumner University
2026**

