



WASHINGTON WATER SERVICE COMPANY

May 20, 2015

John Heckel
 Manson Construction
 5209 East Marginal Way
 Seattle, WA 98135

RE: Sea Cliff Water System, DOH ID# 76880, Pierce County
 Water Main Extension for Short Plat 79-483 (5 Connections/ERU's)
 Parcel #s 0222215006, 0222215007 and a portion of Parcel # 022221508

Dear Mr. Heckel:

This extension agreement is between Washington Water Service Company (the "Washington Water") and Manson Construction (the "Owner") to construct a water main line extension and to provide water utility service to Short Plat 79-483. This extension agreement sets forth the terms and conditions as well as the estimated costs of the main line extension and service connections to the Sea Cliff Water System. The actual costs of the water main extension may vary from the estimated costs. The final cost amount will be billed based on actual hours and materials used to complete the project.

Attached to this extension agreement is Exhibit "A" - Legal Description of the three parcels for which water service is requested for a total of five connections.

This estimated cost is for the cost of engineering, construction materials and labor, unless specifically listed on the attached Exhibit "B" - Cost Estimate. Upon execution of this extension agreement and payment of the estimated engineering costs of \$3,617.70, a Preliminary Certificate of Water Availability will be issued. Prior to the commencement of construction, Washington Water requires payment of fifty-percent (50%) of the estimated construction costs for the labor and materials to construct the water distribution system, with payment in full of all construction and offsite costs prior to issuance of the final Certificate of Water Availability for the proposed short plat. Per Exhibit B, the estimated costs for construction are \$24,118.00 (plus W.S.S.T. of \$1,905.32) for a total estimated construction cost of \$26,032.32.

All past due accounts will be charged 1.5% per month (18% per annum). The estimate costs as set forth in this extension agreement are subject to change after thirty (30) days of the first above written date.

Terms and conditions of this Agreement are subject to the review and approval of the Washington State Utilities and Transportation Commission (the "Commission"). Once this extension agreement is executed, Washington Water will submit the extension agreement to the Commission for their approval. Upon the Commission's approval, plans will be prepared, and if required, submitted to the Washington State Department of Health for their approval. Once all necessary approvals have been obtained and the required deposit received, Washington Water will schedule and cause construction to commence. *Construction will not proceed without written approval from owner.*

The final cost amount due will be billed based on actual hours and materials used, for engineering, and construction costs, minus any deposits or prepayment amounts. The total cost could vary from the amount estimated, due to unforeseen issues that could arise during the installation of the water main line extension that are beyond the control of Washington Water. The total cost of all listed work for this project is

John Heckel – Manson Construction
Line Extension Agreement – Short Plat 79-483
Page 2 of 2

estimated at \$43,150, which includes construction, engineering and offsite source improvement costs (See Exhibit B).

Owner is to provide Washington Water with a 5-foot utility easement at all property corners on approved development plans. Once all construction has been completed, certification of completion signed by an engineer and all approvals received, Owner will provide Washington Water with a Bill of Sale, which will transfer the ownership of these contributed facilities to Washington Water Service Company.

A Final Certificate of Water Availability will NOT be issued for the short plat or for building permits, until payment in full has been received. Prior to commencement of domestic water service, Washington Water requires all remaining amounts and hookup fees paid in full; all lots are subject to a "Ready to Serve Charge" as listed in the most recently approved tariff on file with the Washington Utilities and Transportation Commission. Hookup fees for each dwelling unit is listed in the Washington Water's approved tariff will be in addition to this Agreement and must be paid prior to the installation of individual meters.

Neither this Agreement nor any of the rights, interests or obligations under this Agreement may be assigned or delegated, in whole or in part, by operation of law, or otherwise, by Owner without the prior written consent of Washington Water, and any such assignment without such prior written consent shall be null and void. Nothing expressed or referred to in this Agreement will be construed to give any person other than the parties to this Agreement any legal or equitable right, remedy, or claim under or with respect to this Agreement or any provision of this Agreement. This Agreement and all of its provisions and conditions are for the sole and exclusive benefit of the parties to this Agreement and their successors and assigns.

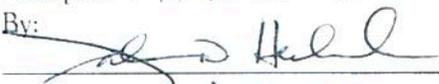
If these terms and condition are acceptable, please sign below and send this original extension agreement back to our office. If you have any questions, please give me a call directly in Gig Harbor at (253) 851-4060 or toll free at (877) 408-4060.

Sincerely,

By: 

Michael P. Ireland
President

Accepted Manson Construction Co.

By: 

Print Name: ASSISTANT SECRETARY

John D. Heckel

Phone: 206 762 0850

Date Accepted: 5/3/15

Enclosure(s)

cc: Charlene Pratt, Accounting Manager
Matt Brown, Engineering Manager
Sue Hull, Customer Service Manager
File: Sea Cliff Estates Water System

Exhibit A Legal Description

Parcel Summary for 0222215006

Property Details

Parcel Number: 0222215006
Site Address: 14106 9TH AVCT NW
Account Type: Real Property
Category: Land and Improvements
Use Code: 9100-VACANT LAND UNDEVELOPED

Appraisal Details

Value Area: P11
Appr Acct Type: Residential
Business Name:
Last Inspection: 12/30/2013 - Physical Inspection

Related Parcels

Group Account Number: n/a
 Mobile/MFG Home and Personal Property parcel(s) located on this parcel: n/a
 Real parcel on which this parcel is located: n/a

Tax Description

Section 21 Township 22 Range 02 Quarter 11 : LOT 2 OF SH PLAT 79-483 EASE OF RECORD OUT OF 1-003 SEG M-1202 PP JES

Taxpayer Details

Taxpayer Name: MANSON CONST CO INC
Mailing Address: 5209 E MARGINAL WAY S
 SEATTLE WA 98134-2409

Assessment Details

2014 Values for 2015 Tax
Taxable Value: 125,700
Assessed Value: 125,700

Parcel Summary for 0222215007

Property Details

Parcel Number: 0222215007
Site Address: 14014 9TH AVCT NW
Account Type: Real Property
Category: Land and Improvements
Use Code: 9100-VACANT LAND UNDEVELOPED

Appraisal Details

Value Area: P11
Appr Acct Type: Residential
Business Name:
Last Inspection: 12/30/2013 - Physical Inspection

Related Parcels

Group Account Number: n/a
 Mobile/MFG Home and Personal Property parcel(s) located on this parcel: n/a
 Real parcel on which this parcel is located: n/a

Tax Description

Section 21 Township 22 Range 02 Quarter 11 : L 3 OF SHORT PLAT 79-483 EASE OF RECORD OUT OF 1-003 SEG M-1202 PP EMS

Taxpayer Details

Taxpayer Name: MANSON CONST CO INC
Mailing Address: 5209 E MARGINAL WAY S
 SEATTLE WA 98134-2409

Assessment Details

2014 Values for 2015 Tax
Taxable Value: 138,000
Assessed Value: 138,000

Parcel Summary for 0222215008

Property Details

Parcel Number: 0222215008
Site Address: 14202 9TH AVCT NW
Account Type: Real Property
Category: Land and Improvements
Use Code: 9100-VACANT LAND UNDEVELOPED

Appraisal Details

Value Area: P11
Appr Acct Type: Residential
Business Name:
Last Inspection: 05/21/2014 - Physical Inspection

Related Parcels

Group Account Number: n/a
 Mobile/MFG Home and Personal Property parcel(s) located on this parcel: n/a
 Real parcel on which this parcel is located: n/a

Tax Description

Section 21 Township 22 Range 02 Quarter 11 : L 4 OF SHORT PLAT 79-483 EASE OF RECORD OUT OF 1-003 SEG M-1202 PP EMS

Taxpayer Details

Taxpayer Name: MANSON CONST CO INC
Mailing Address: 5209 E MARGINAL WAY S
 SEATTLE WA 98134-2409

Assessment Details

2014 Values for 2015 Tax
Taxable Value: 1,054,600
Assessed Value: 1,054,600