

## About this table:

This information was gathered from the information provided from the first meeting, and the various work groups, particularly groups 1, 7 and 10. This table will hopefully give an overview of the optional uses for the Sakai Property and help to narrow down our top 10 uses.

## Explanation of the columns on the table:

### Need met?

Came from the Parks and Recreations sheet of Park Amenities. If this particular use is located elsewhere on the island there will be a yes in this block. If there is a number in the block it is stating how many of this particular use we already have. **Though I have been informed that this information is not accurate and the Table has been updated to the best of my ability.**

### Project Priority/Complexity: Based on the information from Group 1

**Category 1:** Less complicated projects. Possible with existing resources, staff, and/or Volunteers.

**Category 2:** More complicated projects. Require some additional funds, expertise, and/or regulations.

**Category 3:** Most complicated projects. Require significant funding, approvals and/or construction

### Estimated Costs:

Based on costs from Group 10 Financial Feasibility

### Values:

Based on the Park Values from work group 7

**Value #1 Year round active Lifestyle**

**Value #2 Connection to, appreciation of, & preservation of site, nature and history with opportunity for future beauty from sacred to fun**

**Value #3 Centralized Community Connectivity: Proximity and Walkability**

This value was marked as yes throughout the entire table as it seems that the property itself meets this criteria

**Value #4 Responsible Economic & Tourism Development**

**Value #5 Safe unstructured Multi-generational Inclusives**

Y-Youth, T-Teen, A-Adult, All- Everyone

**Value #6 Shared Creativity and Learning**

## Island Wants and Needs Per Youth Sports Group:

**High:** 200 or more Participants; Year Round Activity; and Current Facilities Inadequate

**Med:** 100-200 Participants; Not a year round Activity; and Current Facilities Inadequate

**Low:** Below 100 Participants; and Current Facilities Adequate compared with participation

# Uses Table

## INDOOR MULTI-USE

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Value						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
50 meter pool (indoor)	no	3	5m	X		X	X	ALL	X	High	1
Ice Rink	no	3	2-7 M	X		X	X	ALL		Low	3
Tennis Court	4	3		X		X		ALL		High	2
Pickle Ball	no	3				X		ALL		High	2
Turf Field for soccer,rugby, lacrosse, football	?	2		X		X		Y,T		High	2
Basketball Court	9	2		X		X		Y,T		Med	2
Multi -Purpose Meeting Space	?	3	54M			X	X	A	X	High	1
Teen Center	1	3	200,000+	X		X	X	T	X	N/A	1
Honor the Sakai Family										N/A	1
T-ball Field/baseball	11	2		X		X		Y,T		N/A	
Gymnastics	no	3	675,000	X		X	X	Y		Low	
Indoor Auditorium	no	3	3.5M+			X	X	ALL	X	N/A	

## OUTDOOR MULTI-USE

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Pickle Ball	no	3				X		ALL		N/A	2
Tennis Court	4	3		X		X		ALL		N/A	2
Turf Field	?	2		X		X		Y,T		N/A	2
Outdoor Basketball Court	9	2		X		X		Y,T		N/A	2
Rope Course	no	2		X		X		ALL		N/A	1
Skateboard Park	1	3		X		X		Y,T		N/A	1
Bocce Ball or Petanque Courts	no	1	5-10,000			X		ALL		N/A	1
Outdoor Pool/Wading Pool	1	3		X		X	X	ALL		High	1
Volleyball	3	1		X		X		ALL		Low	1
Large Covered Park	no	3		X		X		Y		N/A	1
Honor the Sakai Family										N/A	1
Outdoor Amphitheater	?	1				X	X	ALL	X	N/A	
Outdoor covered events structure	?	2				X	X	ALL	X	N/A	
T-ball Field/baseball	11	2		X		X		Y,T		High	
Disc Golf Course	no	2		X		X		ALL		N/A	
Play Structure	15	2		X		X		Y		N/A	

## Uses Table

Property Uses	Need Met?	Project Priority/ Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Walking Trails	24	1		X	X	X		ALL		N/A	4
Fitness stations along trails	?	1		-	-	X	-			N/A	
Sub-regional trails, trail to sound and Olympic Trail	?	1		-	-	X	-			N/A	
Trails off limit to dogs	?			-	-	X	-			N/A	
Community....	?				X	X				N/A	
Orchard/ Food Forest	no	1			X	X	X	ALL		N/A	3
Garden/Pea Patch	no	1		X		X	X	ALL		N/A	3
Boardwalk around wetlands	?	2		X	X	X		ALL		N/A	3
Gazebo	1	2			X	X				N/A	2
Picnic Area uncovered	16	2			X	X		ALL		N/A	2
Picnic Area Covered	10	2			X	X		ALL		N/A	2
BBQ	6	3				X				N/A	
Pizza Oven	?	3	\$120,000			X				N/A	1
Fishing	6	1		X	X	X		ALL		N/A	1
Non-motorized Camping	2	1		X	X	X	X	ALL		N/A	1
Play Structure	15	2		X		X		Y		N/A	1
Biking trails	yes	1		X		X		ALL		N/A	1
Rope Swing	?	1		X		X				N/A	
Disc Golf Course	no	2		X		X		ALL		N/A	
Honor the Sakai Family										N/A	1
Restored uplands	?	1			X	X				N/A	
Open Space	yes	1			X	X		ALL		N/A	

### PASSIVE USE

Property Uses	Need Met?	Project Priority/ Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Biking trails	yes	1		X		X		ALL		N/A	
Mountain biking trails	no	1		X		X		ALL		N/A	1
BMX or Pump Track	no	2		X		X		ALL		N/A	1
Paved and unpaved trails	no	1		X		X		ALL		N/A	1

### MOUNTAIN BIKE PARK

## Uses Table

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Value						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Community Center	1	3	1M+	X		X	X	ALL	X	N/A	
Indoor Auditorium	no	3	3.5M+			X	X	ALL	X	N/A	
Pool/Ping Pong Tables	no	3	50,000			X	X	A		N/A	

### COMMUNITY CENTER

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Value						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Walking Trails	24	1		X	X	X		ALL		N/A	4
Fitness stations along trails	?	1		-	-	X	-			N/A	
Sub-regional trails, trail to sound and Olympic Trail	?	1		-	-	X	-			N/A	
Trails off limit to dogs	?			-	-	X	-			N/A	

### TRAILS

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Picnic Area Covered	10	2			X	X		ALL		N/A	1
BBQ	6	3				X				N/A	
Pizza Oven	?	3	\$120,000			X				N/A	1
Picnic Area uncovered	16	2			X	X		ALL		N/A	1

### PICNIC AREA

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Tennis Courts	4	3		X		X		ALL		High	2

### TENNIS COURTS

Property Uses	Need Met?	Project Priority/Complexity	Estimated Cost	Values						Island wants/needs per Youth Sports	Class Project Votes out of 29 kids
				#1	#2	#3	#4	#5	#6		
Play Structure	15	2		X		X		Y		N/A	1

### PLAYGROUND

## **Community needs/wants**

### **Based on the Youth Sports Group:**

Battlepoint and Strawberry Park need to fix some turf problems, drainage, usability when wet. Would like to see lights at the Battlepoint park for playing at night. These are simple fixes for extending game play in the winter

Update Changing rooms, Bathrooms at the transmitter building.

Fix/repaired/updated pool

More indoor options for sports activities during the winter months

Updated Teen Center

Repair Float for Sailing

### **Based on the Survey Group:**

The survey done by this group was very extensive, however, due to the design of the survey there was no way to utilize this information in a constructive/useful way.

If you consider that most people will fill out a survey or get on a committee because they are passionate about something, then I believe we really do have a good idea as to what the community, as a whole really does want. Those that did not participate probably don't really have a strong opinion one way or another. With that said, the survey does suggest that Passive use, protecting the environment/wetlands/wildlife is important.

## Youth Sports

Youth Sports	No. of Participants	Months Active	Can they use a multi-purpose field?	Facilities Currently Available	Inadequacies	Needs/Wants	Conclusion
Soccer	1169	Year Round	Soccer, Lacrosse, Football and Rugby	Battle Point Park Turf and Grass Fields Bainbridge HS Turf Hidden Cove Park Woodward School Fields Sands Field	No lit synthetic turf fields, cannot host matches beyond daylight hours, Natural turf fields not usable Nov-Mar	Indoor soccer field (200' X85') and two lit Synthetic turf fields. Hold tournament matches.	Growing sport, Battlepoint park needs to fix some of the Turf fields to make them more usable in the rainy months. Lights need to be added to these fields also. Whether at the Sakai Property or elsewhere Soccer could use several more outdoor turf fields and several
Gymnastics	5000	Year Round	?	Battle Point Transmitter Building (3,000 SF) Bainbridge HS Gymnastics Room (4,000 SF)	Too Small, AVG WA size 13,000-14,000 SQ FT, Have to move equip and rent Gym to host meets. Shared facilities causes later practices on school nights, limited parking, one bathroom, no offices	Larger building to host meets, 10,000-12,000 sf indoor space with ability to host gymnastics meets.	I think the Gymnastics numbers maybe skewed a bit, however, the transmitter building could have better bathroom/changing rooms. Whether at Sakai Property or elsewhere, another gym for multi purpose use, gymnastics, floor exercises, weights, changing room facilities, showers, bathrooms. Cannot host meets with current
Rugby	40	Year Round Primarily Spg/Smr	Soccer, Lacrosse, Football and Rugby	Battle Point Park Turf and Grass Fields Bainbridge HS Turf	limited mid-week availability due to shared field use	Soccer size field with rugby lines, soccer goal, a building with showers/change rooms	Not a large number of participants, however, could use the same court as others which would ease up on the tight and late scheduling for a multitude of sports. Would benefit to add turf fields, both inside and out, with adequate changing room facilities and workout areas.
Lacrosse	275		Soccer, Lacrosse, Football and Rugby	Battle Point Park Turf Fields Battle Point Park Roller Hockey Rink Strawberry Park Woodward Bainbridge HS lower gym	Limited field availability due to shared fields, need of a wall ball to practice on. No lights at Battlepoint Field.	2-4 additional well-lit outdoor turf fields separated by net dividers. Indoor multi-use turf fields. Practice wall-ball. Weight lifting and workout training facilities.	Again, this sport can use the same court as others which would ease up on the tight and late scheduling for a multitude of sports. Would benefit to add turf fields, both inside and out, with adequate changing room facilities and workout areas. Also, a practice wall ball. Battlepoint could use lighted fields.
Boys	150	Year Round					
Girls	125	Mar-Dec					

## Youth Sports

Youth Sports	No. of Participants	Months Active	Can they use a multi-purpose field?	Facilities Currently Available	Inadequacies	Needs/Wants	Conclusion
Aquatics	?	Year Round	N/A	Aquatic Center	Can the new Lynnwood center pool be used?	50 meter pool with stadium seating	Though swim team and water polo aren't very big. A 50 meter pool would give the Aquatics center the opportunity to upgrade/fix the 25 meter pool already in existence and provide more room for older people just wanting to get some exercise without a lot of recreational swimming going on. Also could be
Water Polo	60						
Swim Team	120						
Basketball	100	Fall/Winter	Volleyball?	Sakai Paski Gym	Limited time available at Sakai during winter	Multi-purpose indoor facility	Could use an indoor or covered facility. <i>This sport can be for all ages, team sport or individuals practicing or two kids playing together.</i>
Volleyball	36	Fall/winter	Basketball?	Bainbridge HS Gym	Not enough Court time in the off season	Sport Court enough room for 3 courts.	Could use an indoor court to help with the off season
Sailing	24	Summer/ Fall	N/A	Waterfront Park	Float in poor condition	Room for video review large enough to hold 30 kids and open gym for floor activities	Fix float. Could maybe use a meeting room and gym for exercise, but maybe more of a hassle since it is
Football	180	Fall	Soccer, Lacrosse, Football and Rugby	Strawberry Hill Park	Space, lighting, Ball field #3 poor drainage	Open space of either natural grass or artificial turf with lights. Growing sport, may need more adequate fields in the future	Football fields could use lighting for the winter. <i>This is a growing sport</i> and could use more adequate fields fix poor drainage on field 3 at Strawberry Park. One indoor field would be helpful.
Tackle	85		Yes				
Flag	95		yes				
Baseball	500+	Year Round	No	Battle Point Hidden Cove Sands Strawberry Park Rotary School Fields	No year round options, no lighted options	Need indoor space to meet the winter month needs of this sport. , 6 batting cages.	Baseball fields, could use lighting for the winter months. They could also use an indoor field, batting cages, workout facility

## Youth Sports

Youth Sports	No. of Participants	Months Active	Can they use a multi-purpose field?	Facilities Currently Available	Inadequacies	Needs/Wants	Conclusion
Tennis	250+	Year Round	Pickleball	Bainbridge High School Courts Battle Point Park Courts Commodore Gym School Gyms - Blakely, Ordway, Wilkes, Sakai, Island School Wing Point Tennis Courts	Not enough courts in one location for programming purposes.	6 tennis courts in one place	Seems many tennis courts are private, BIAC and Wing port, waterfront park lost their courts a long time ago and never were replaced. Young and old, and both individuals and sports team use these courts. We could definitely use
Hockey	135					Facility on Bainbridge would be nice so players and families would not have to travel to	
Ice Hockey	35	Nov-Mar	Ice skating?	Bremerton Facility	Only available facility is in Bremerton, poorly		Update Bremerton Facility, Lots of people come from Poulsbo, Maybe a
Roller Hockey	100	April-July	Roller Skating	Battle Point	Outdoor only, can't play on when it rains		Since they have no competition for sharing their court, right now there doesn't seem to be an immediate need



## Blueberry Park Concept

I recently visited Blueberry Park in Bremerton and was extremely impressed with the layout and design of their park. It is similar in size (7 acres) to the Sakai Property and has wetlands also. They used low impact development techniques.

### Features:

- Porous concrete sidewalk and specially designed porous gravel path.
- Porous asphalt parking
- Entrance has an Arbor and Demonstration Garden (planted by Master Gardners and the Kids Gardening
- Pea Patch (75 plots)
- Walking Trails and signs around wetlands
- Small Play Structure
- Open Space
- Covered Picnic area with BBQ's and green roof (low growing, drought tolerant plants on it)
- Restrooms
- Garden Shed
- Rain gardens along street front (Shallow depressions in the ground with organically amended soils and plants that act like small wetlands collecting, absorbing and filtering stormwater runoff.
- Left some of the original Blueberry bushes in the park (used to be a Blueberry Farm)

### A Vision for Sakai Property

This same concept could be applied to the Sakai property. We would meet most of our core values, and incorporate a large proportion of our uses, something in every category, while still maintaining the beauty and

- Utilize low impact development techniques
- Rain Garden to manage stormwater runoff
- Porous asphalt parking
- Porous gravel walking paths
- Demonstration gardens run by Master Gardners, learning talks, classes, to teach young and old. Food grown can be donated to local food banks.
- Green covered Picnic Area with Pizza Oven and BBQ's
- Artwork honoring Sakai Family, local artists, maybe contests to see whose work will be on display, school kids
- Small covered play area or unstructured play area with green roof
- Fishing in pond
- Boardwalk with signs around wetlands, benches to sit
- Other walking trails with fitness stations along trails
- Open space
- Biking trails

**Could also incorporate a few of the following**

- Pea Patch, since battlepoint parks pea patch has a waiting list.
- Pickleball Court \*
- BMX or Pump Track
- Bocce ball or Petanque Courts
- Gazebo
- Rope Course/Swing
- Universal Pet Warming Station
- Disc golf course

**\* Did you know?**

Representative Joel Pritchard. ([wikipedia.org](http://wikipedia.org)) Yet Bainbridge Island does not have a park with a designated Pickleball Court. Is this true?

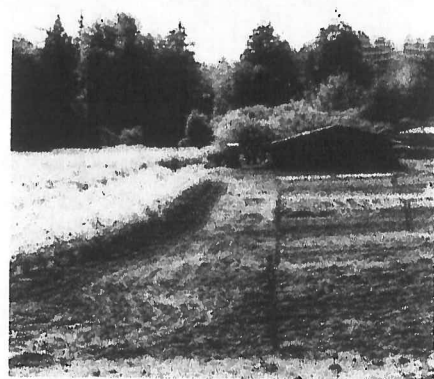
# BLUEBERRY PARK

## NEIGHBORHOOD PARK DEVELOPMENT - FACT SHEET, OCT. 2008

### PROJECT HISTORY

In 1979 the City of Bremerton purchased a 7-acre parcel along Sylvan Way for the purpose of developing a neighborhood park. Prior to the city's acquisition of the land it was known as White's Blueberry Farm, a commercial enterprise with over 2400 harvested blueberry plants. A small number of the original blueberry plants remain and can be found in the NW corner of today's Blueberry Park.

In 2007 the Parks and Recreation Department applied for and received grant funding from both the Washington State Department of Ecology and the Federal Land and Water Conservation Fund\* to construct neighborhood park improvements on the site using Low Impact Development techniques. Low Impact Development is an environmentally-friendly approach to engineering that encourages natural absorption and filtration of rainfall on site reducing stormwater runoff that can transport waterborne pollutants into sensitive ecosystems including Puget Sound.



*Historic photo of White's Blueberry Farm.*

### THE PROBLEM WITH RUNOFF

Untreated stormwater runoff often carries heavy metals, oil & grease from cars, fertilizers, pesticides and pet waste into local waterways that eventually drain to the Puget Sound. Along the way polluted runoff degrades water quality damaging already strained coastal and marine ecosystems. A 2007 report issued by the Department of Ecology concluded that stormwater runoff is the number one pollution source affecting Puget Sound, countering previous assumptions that industry and combined sewage overflows had more severe impacts. Report findings indicate that each year stormwater runoff entering Puget Sound carries more than half the quantity of oil spilled in the 1989 Exxon Valdez incident, between 6-8 million gallons of oil a year! Low Impact Development (L.I.D.) addresses runoff problems by combining numerous small-scale methods to disperse, infiltrate and cleanse stormwater on site. Key techniques include restoring/replanting site vegetation and reducing the amount of impervious surfaces found on parking lots and rooftops by substituting pervious pavement and green (planted) roofs.

### PUBLIC PROCESS



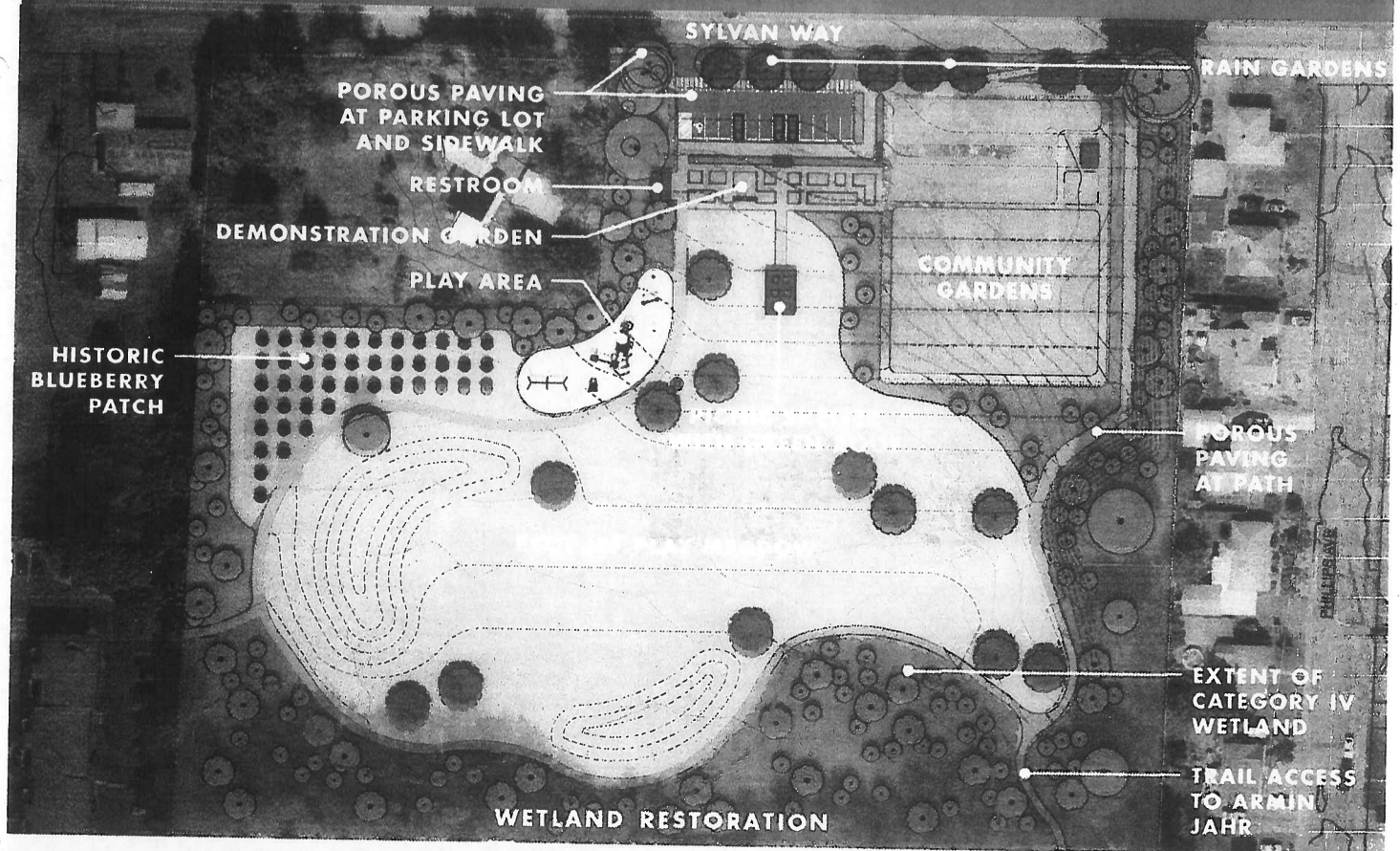
Master planning for Blueberry Park's L.I.D. Enhancements began in December 2007. A survey was mailed out to the surrounding neighborhood requesting information concerning how residents would like to use the park and to garner suggestions for park features. Four public meetings were held to discuss and refine the design concept and input from neighbors was supplemented by comments from students at nearby Armin Jahr Elementary School, the Bremerton Park Board and garden users involved with the pre-existing p-patch garden at Blueberry Park. The meetings were advertised in the newspaper, through flyers handed out to families with students attending Armin Jahr, postcards mailed to survey participants and p-patch gardeners. In April, 2008 the Blueberry Park Master Plan was unanimously approved by the City Council.



WASHINGTON STATE  
Recreation and Conservation  
Funding Board

\* The Land and Water Conservation Fund is administered by the Recreation and Conservation Office in Washington State.

# BLUEBERRY PARK MASTER PLAN



## SUMMARY OF LOW IMPACT DEVELOPMENT TECHNIQUES

**PERMEABLE PAVEMENT** functions like regular pavement in that you can drive, park, walk or ride on it. However, unlike regular pavement, permeable pavement allows rainwater to percolate, as a result the water is cleaned and returned back into the ground to recharge streams, wetlands and aquifers. Blueberry Park will include installation of three types of permeable pavement: porous asphalt at the parking lot, porous concrete at the sidewalk and demonstration garden, and a gravel grid system in the perimeter walking path.

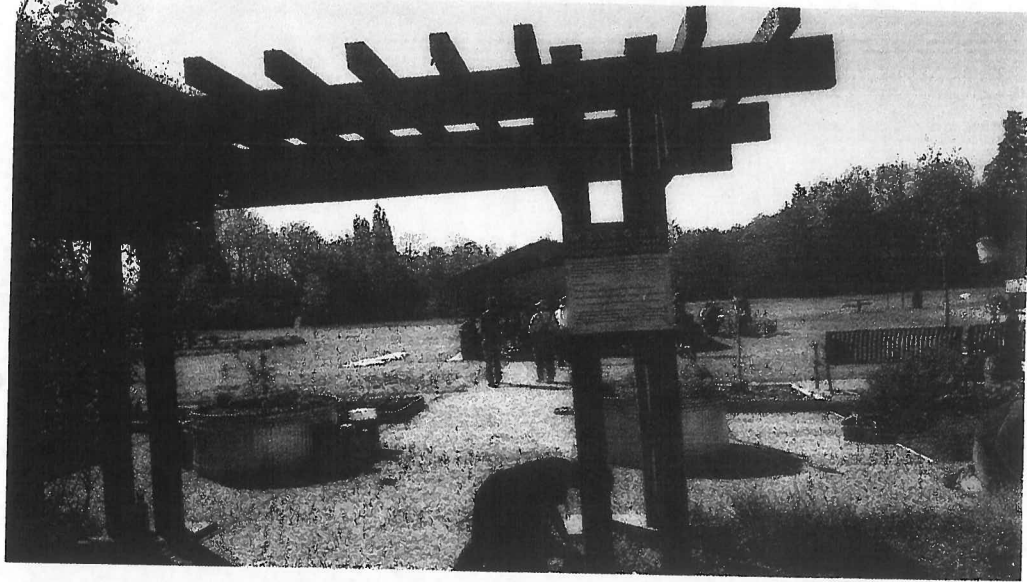
**RAIN GARDENS** are shallow, planted swales lined with organically-amended soils that collect, absorb and filter stormwater runoff from hardscape areas such as roofs and roads. Stormwater pollutants including oil and grease are filtered out by the vegetation before entering the groundwater system. Linear rain gardens will be installed along the park's street frontage to manage stormwater runoff from Sylvan Way's asphalt surfacing.

**GREEN ROOFS** capture, hold and slowly release rainwater reducing stormwater runoff by up to 50% from a conventional roof. In addition, they extend the life of the roof membrane (by protecting it from UV rays) and provide habitat and food for birds and insects. The green roof at Blueberry Park will be installed on top of the picnic shelter and will be planted with low-growing, drought tolerant plants.

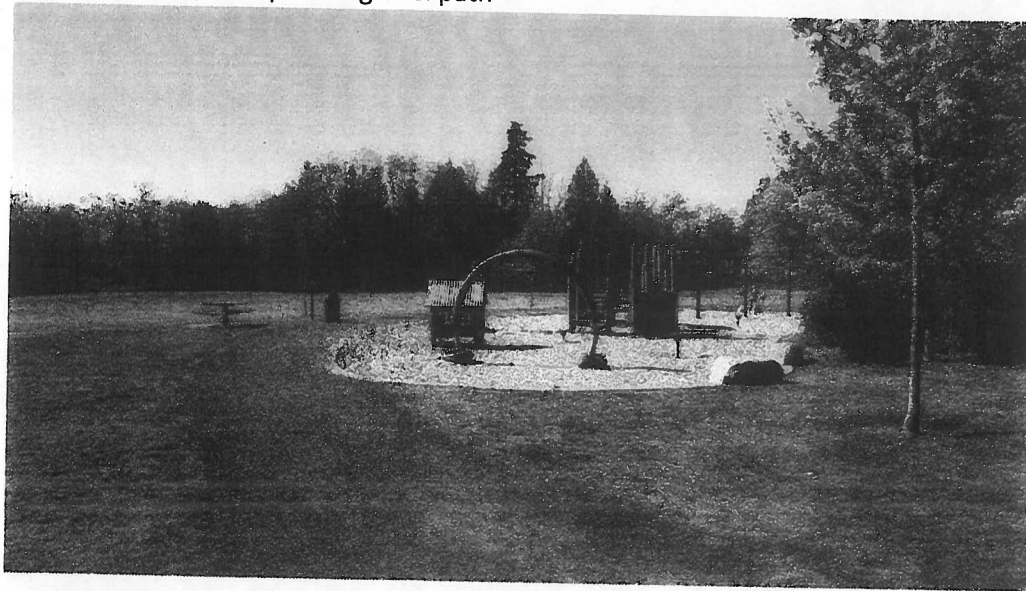
**ECOTURF** is a low-maintenance lawn alternative comprised of drought tolerant perennials (like clover) and grass seed resulting in a meadow-like lawn area. Unlike conventional manicured grass (which requires constant water, mowing and fertilization), ecoturf needs little supplemental water once established, can be mowed just once a month and generally does not require fertilizer because the clover produces nitrogen. The play meadow at Blueberry Park will be hydroseeded with this healthy lawn alternative creating an environmentally friendly place to play.

**WETLAND RESTORATION** is required to improve the capacity and function of the one acre wetland located in the southern portion of the Blueberry Park site. Restoration will provide habitat for beneficial insects and birds, and visually enhance the park and adjoining neighborhood. The existing Category IV Wetland (which is currently planted as a lawn) will be replanted with native vegetation with the help of students from Armin Jahr Elementary School. The wetland is located between the school property and the upland portion of Blueberry Park.

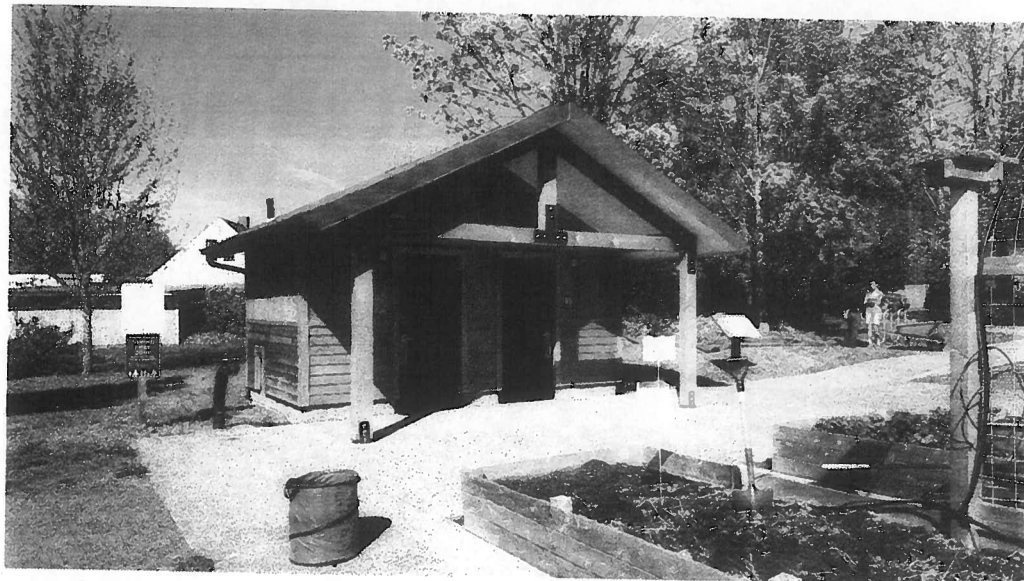
Arbor at entrance, porous pavement in between garden beds.



Small play area, with porous gravel path



Restrooms

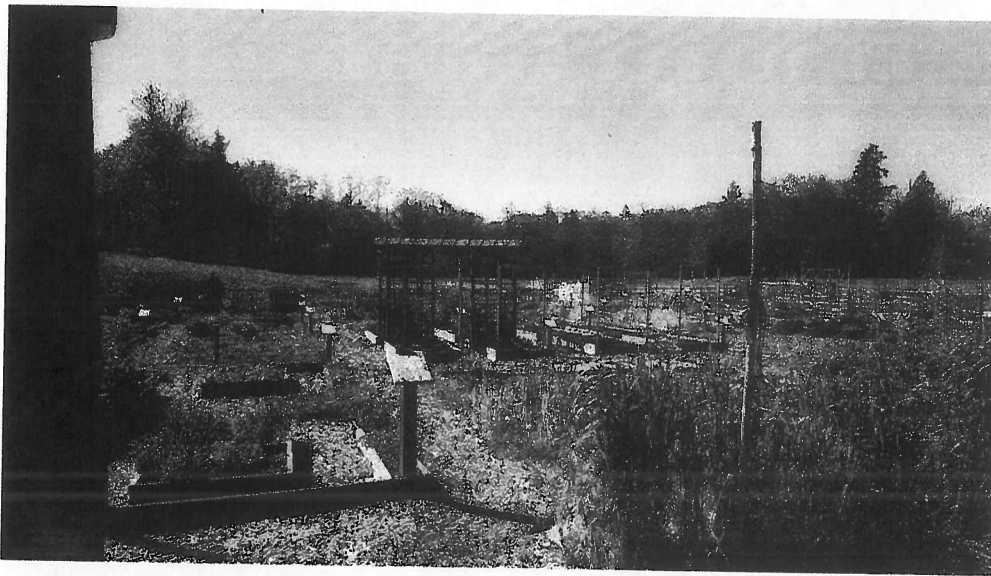




Demonstration Garden and teaching garden for kids



Pea Patch



Picnic are covered with green roof

