

**BAINBRIDGE ISLAND METROPOLITAN PARK & RECREATION DISTRICT
REGULAR BOARD MEETING FEBRUARY 2, 2012
STRAWBERRY HILL CENTER**

CALL TO ORDER A quorum being present, the meeting was called to order at 6:02 pm by Vice-Chair Swolgaard.

BOARD MEMBERS PRESENT: Lee Cross, Jay Kinney, Kirk Robinson, and Tom Swolgaard. Absent: Ken DeWitt.

ADJUSTMENTS TO AGENDA: Add to Unfinished Business: Hilltop Lease Agreement. Delete executive session.

PUBLIC COMMENTS ON NON-AGENDA ITEMS:

Tom Hemphill, Fort Ward Park neighbor, complimented the Board on the improvements made to the park since it was acquired by the District last year. He expressed particular appreciation for the speed bumps, removal of the gate, and paving. He suggested restoring the turn-around area by moving the bollards further south. He doesn't understand why the turn-around area was eliminated and is concerned that it is causing safety and congestion issues.

PUBLIC COMMENTS ON AGENDA ITEMS:

Val Tollefson, BI Land Trust Board Member, expressed appreciation to the District for its efforts to close on parcel A of the Hilltop property, and provided an update on the Land Trust's fundraising efforts for parcels B and C. He said they have raised \$2,760,000 and have high hopes of closing sometime during the middle of this year.

BOARD CONSENT

APPROVAL OF MINUTES: Upon making the following revisions to the minutes of the January 19, 2012 regular board meeting, Chair DeWitt stated the minutes stand approved as corrected: p. 2 under Board Email Addresses: Replace the period with "@".

APPROVAL OF PAYMENTS: No vouchers were submitted for approval.

UNFINISHED BUSINESS

UNOCAL PROPERTY/PARK: Chris Snow, member of the steering committee for this project, congratulated the Park District on its care of Fort Ward Park and encouraged the Board to extend this same kind of care toward a new park at the Unocal site in Winslow, located at the corner of Highway 305 and Winslow Way. Committee member, Bruce Weiland provided an update on their progress since coming last spring at which time they obtained the Park Board's conceptual nod for the project. Since then, they have gotten the green light from the Department of Ecology to proceed, and the two owners, the City of Bainbridge Island and Kitsap Transit, have unanimously approved and signed resolutions endorsing the project. He said discussions have been held with District staff, Executive Director Terry Lande and Park Services Director Arlan Elms, and it has been agreed that Park District involvement in the design and setting of parameters is essential if the District is going to manage and operate the park upon its completion as hoped. Bruce Weiland went on to provide an overview of the project's status. Members of the committee include all aspects of the community and everyone is donating their time. Landscape Architect Johnpaul Jones will volunteer his efforts for the park's design. The vision of the park is to serve as a gateway to the island and Kitsap County. It will be a landscaped walk-through that is welcoming and attractive. It will not be an active use park. Bruce Weiland said there are three challenges: 1) Funds: A pledge has been made to COBI and Kitsap Transit that this project will not cost them anything. The Rotary Club of Bainbridge Island has kicked off the fundraising effort with a major contribution. 2) Environmentally safe and responsible: The gas station removed from the site in the 1990's leaked gas. The top 20" of soil has been remediated with some contaminants still at 12' and lower. Wells will continue to be tested. The environmental consultants and DOE have said remediation of the soil is finished. Anything in the future is related to wells and ground water which can happen parallel to a park on the site. It is similar in idea to Gasworks Park

and the Sculpture Park in Seattle where remediation on the surface is done while remediation below continues. The DOE has no objection to this project going forward. 3) Care of the Park: Someone must be found to manage and maintain the park in the future once it's been completed. Bruce Weiland said they are here this evening to ask the Board for a formal resolution approving the project in principle and agreeing to manage and operate the park in the future. He said the Park District will hold a commanding role in determining the park's parameters within which the public can then give input. Whatever is built must be manageable for the Park District to maintain. He said they will not break ground on the project until the three parties have signed an interlocal agreement: COBI, Kitsap Transit and the Park District. Commissioner Robinson asked Terry Lande and Arlan Elms if they were comfortable moving in this direction. Park Services Director Arlan Elms said he is happy with the direction it is moving, and reiterated the importance of the Park District having one big voice in the project, rather than being one of many voices if it is going to be responsible for maintaining the park. Executive Director Terry Lande agreed saying the steering committee has been understanding and is well aware of what the Park District needs in order to take on the commitment of managing this park. He complimented the steering committee, saying they want to do what is best for the community and are a great group to work with. **MSC: Robinson/Kinney: That pending formal resolution at the next board meeting, the Park District will commit to the Unocal site park project and to assuming the management and maintenance of this park in the future.** With this commitment from the Park Board, Bruce Weiland said they will move forward with Johnpaul Jones and the Park District on the project's design, as well as the formation of an interlocal agreement between the three agencies.

BLUE GRASS FESTIVAL BEER GARDEN REQUEST: Jeff Hemmat, coordinator of this year's 6th annual Bainbridge Bluegrass Festival, requested that a beer and wine garden be permitted as a part of this year's festival at Battle Point Park. Due to a lack of financial support, the festival was not held last year, and effort is being made this year to find ways to increase attendance, sales and revenue. A beer and wine garden is expected to help with this. It would be operated in accordance with State and local laws and be held in a fenced area away from children. The area would be restricted and monitored, with entrance ^{admitted} after identification has been shown. They hope to have police presence at the festival and event insurance would be obtained. The festival is a community and family event emphasizing local artists and vendors. The proceeds would benefit the West Sound Wildlife Shelter and BI Special Needs Foundation. The beer and wine garden is one aspect of the festival and would not detract from the overall event. Jeff Hemmat cited the July 3 community event as an example of when a beer and wine party worked well during a community event. Others noted similar success during the island's annual Harvest Festival and the bluegrass festival in Port Angeles. Jeff Hemmat understands the Board's caution and sees this as an opportunity to set high standards for similar future events. Board concerns included: safety issues related to serving alcohol in a ^{remote} park accessible by winding roads; the possibility that permitting alcohol at this event would encourage park users to bring their own alcohol to this event as well as to other occasions when picnicking at the park. Executive Director Lande said he's found festivals like this to be most successful when the beer and wine element is contracted out. He emphasized the importance of having police presence, saying this should help alleviate safety concerns. It was noted that a motion regarding this request would be entertained at the next board meeting. Vice-Chair Swolgaard thanked Jeff Hammet for coming.

FAY BAINBRIDGE PARK SEPTIC SYSTEM OPTIONS: Park Services staff member Roger Belieu updated the Board on the current septic system at Fay Bainbridge Park. Two cesspools with a drain field have served the park's septic needs since the 1960's. They are on the lower portion of the park which floods during heavy rainfall. Flooding can cause the existing septic system to back up into the restroom toilets causing sanitary and health concerns. The State had intended to construct a sewage treatment plant which would have served both the park and the spit, but the funds for this project did not come through. The Park District has approximately \$63,000 left from the capital improvement

funds that came from the State with the State Parks transfer last year. These funds can be made available for re-doing the septic system at Fay Bainbridge Park. Dave Ghylin with Dave's Septic Services, Inc presented three options for re-doing the system. He is licensed and bonded, has extensive design experience, has worked on governing committees for the State of Washington that are responsible for developing and implementing design standards, and has been working with septic systems for 24 years in Kitsap County. The three options he presented to the Board are based on his evaluation and must be approved by the Kitsap County Health Department before any action can be taken. Only one of the three options can be submitted to the County so there is need for the Board to select one this evening. It is important to move forward at this time while the rainy season is underway. Whether the project is dealt with at a local level or State level depends on the volume of flow. Once the selected option is submitted to the Health Department, they will evaluate the project and decide on the final outcome. Option A: Sand Filter Treatment Unit to Subsurface Drip System: This option pumps septic waste from the lower part of the park to the upper part of the park where it is treated with a drip system beneath the ground. This option would require the removal of extensive vegetation and many trees. It would have a devastating impact on the park, require extensive maintenance, is problematic, and very expensive. Option B: Bottomless Sand Filter Treatment Unit: This system would be installed on the lower part of the park, would be partially or fully buried, provide a sand filtration treatment process, and has a 30-40 year lifespan. Waste would not be pumped upland so there would be no destruction of trees. This option could be approached in such a way that it would not be noticeable to park users. It requires less maintenance and is half the price of the Option A. Option C: Above Grade Glendon Bio Filters: This option also pumps septic waste upland to the top of the park and would require extensive clearing. It involves many above ground pods that are unsightly and difficult to incorporate into a park setting. Board members asked a number of questions and then inquired into which option he recommended. Dave Ghylin recommended Option B, saying it is a simple system, less expensive, less intrusive to the park, and would provide infrastructure to later go up the hill if this ever became necessary. **MSC: Kinney/Cross: That Option B be supported for a new septic system at Fay Bainbridge Park as presented in Dave's Septic Services, Inc. proposal.**

HILLTOP ACQUISITION CELEBRATION: Bainbridge Island Land Trust Executive Director Asha Rehnberg said the Land Trust hopes to complete its fundraising campaign by this June and suggested that the celebration dovetail with the conclusion of fundraising and the opening of the trail that will connect the two parcels of the Grand Forest. Following discussion, it was agreed that a celebration is premature at this time and should be delayed. In the meantime, Commissioner Robinson expressed interest in offering shore to shore walks which will now be possible with the acquisition of the Hilltop property.

HILLTOP LEASE: Senior Planner Perry Barrett said no action will be taken this evening on this lease agreement. The agreement outlines the terms between the Land Trust and the Park District for the 22 acre parcel (parcels B & C) owned by the Land Trust that is adjacent to the 8 acre parcel (parcel A) recently acquired by the Park District. The Park District will lease the 22 acre parcel from the Land Trust with the intent that eventually it will be turned over to Park District ownership. The Park District's attorney Ryan Vancil reviewed the lease agreement with the Board and obtained their input. The permitted use of the property is for public park use with specified restrictions in some areas such as the meadow area. Athletic fields are prohibited as part of the sale agreement with the previous owner. The lease agreement will be ready for approval at the next board meeting.

DIRECTOR'S REPORT

Recreation Services Director: John DeMeyer: the Park District will be hosting the State gymnastics championship here on the island; the Senior Center will be housed temporarily at St. Barnabas Church while construction is underway; the Cultural Arts Department will start hosting "movies in the park" which has previously been done by the Downtown

Association; discussion is underway to offer woodworking classes in conjunction with the School District; the song circle event held recently at the Camp Yeomalt Cabin was a great success; construction of the Health Center side of the Senior Center is underway and is opening up a great new space for programs and meetings.

Park Services Director: Arlan Elms: the dog committee met last week with the goal to stay focused on education components that can be implemented; preliminary design work with drawings is underway for a possible dog park at the transfer station.

Senior Planner: Perry Barrett: a letter from COBI has been received on the Rotary Ballfield project as a follow-up to the pre-application meeting just held; survey work is underway at the north end of Gazzam to determine whether some potentially distressed trees are on park property or a neighbor's property; the Park District website/park map is being updated to reflect the most recent property transfers from the City, and data is being provided Kitsap County since they are updating their County-wide system; a deadline of February 27 is coming up for initial comments to the National Park Service regarding a cooperative management agreement for the Internment Memorial at Prichard Park. Executive Director Lande expressed concern over this, saying the initial agreement with NPS was that NPS would provide funds if they wanted to the Park District to maintain the site.

Executive Director: Terry Lande: The new Park District board member email addresses/passwords were passed out this evening with instructions on how to use them. Board email correspondence will be conducted through webmail and downloaded to the District's server. The City Manager will be leaving sometime in the future and the recruitment of a new manager is beginning soon. The next time he meets with City Manager Brenda Bauer Terry Lande will ask for an update on the status of using the transfer station site for a dog park, as well as the status of the next COBI properties slated for transfer to the Park District (Schel-Chelb and Lovgren). He along with District staff met with the Suquamish Tribe this week to tour parks and discuss their interest in sustainably harvesting plants that would allow the Tribe to meet their cultural needs. The Tribe does not have a large land inventory so lacks access to these materials. Terry Lande said he does not see any major issue with this and views it as an opportunity to build good relations with the Tribe. Several calls were received this past week commending the District for its improvements to Fort Ward Park. In regards to the turn-around area at the lower Fort Ward Park parking lot, he noted the issues that led the Park District to eliminate it remain the same: 1) safety concerns related to having a turn-around area in front of a park entrance that is being accessed by pedestrians, bicyclists, and strollers; 2) the area is needed to provide secured parking for the State when accessing Blake Island.

UPCOMING MEETINGS & EVENTS: Commissioner Cross will not be able to attend the March 15 board meeting.

BOARD MEMBER ITEMS:

- Commissioner Cross said she emailed her comments to the Planning Commission related to the latest Shoreline Master Plan draft which includes a number of revisions that are of concern to the Park District.
- Commissioner Cross said the Senior Center will be holding a chocolate festival this weekend as a fundraiser for the warming center.
- Commissioner Kinney mentioned several thoughts related to the dog committee that involved enacting fines and dealing with the wide range of committee opinions related to dogs in parks.
- Commissioner Robinson mentioned Bainbridge Island Parks Foundation had offered at one point to be the receiver of donations for the Unocal park site but has more recently expressed some reluctance in doing this. Executive Director Lande mentioned that it is his understanding that the Rotary Club on the island is willing to serve in this capacity.

MEETING ADJOURNED at 9:02 pm.

Elizabeth R. Shepherd
Terry M. Lande
BAINBRIDGE ISLAND METROPOLITAN
PARK & RECREATION DISTRICT

BY: _____

Kenneth R. DeWitt

BY: _____

John Thomas Swolgaard

BY: _____

Jay G. Kinney

BY: _____

Kirk B. Robinson

ATTEST: Lee Cross
Lee Cross