

KEY PENINSULA METROPOLITAN PARK DISTRICT

d.b.a. KEY PENINSULA METRO PARKS

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Board Meeting Minutes

Monday, February 12, 2007

The public meeting was preceded by a 7:00PM study session. The Board interviewed Greg Anglemyer, applicant for vacant KPMPD Commissioner position #3. Dean Draeger had previously withdrawn his application. Applicant Bruce Nicholson did not attend; he was at a trade show for his business. Greg is retired and has an extensive business history. He and his wife have only been KP residents for a few years. He is the treasurer for Friends of the KP Library and is a math mentor with CISP at the KP Middle School. He had been the Chairman of the City of Destiny Awards Committee when he lived in Tacoma. He loves kayaking and canoeing. In the near future he would like to see KPMPD receive the DNR 360, develop a skateboard park, and develop programs and facilities for kids. He feels youth on the KP do not have enough things to do after school and during the summer and would like to get them involved with the parks. Public transportation for youth to access recreation facilities is needed. He expects a great deal of change on the KP in the next 10 to 15 years and sees the need for the park system to stay ahead of it. To do this he sees the need for more funding for parks; the public needs to be educated about the increased need for park funding through property taxes for the system to expand in order to fulfill their requests. When he worked with the Boy Scouts 30 years ago he wrote grants and did private donor fund raising for them. He expects parks to be funded through user fees, various tax monies and grants; grants work well for capital improvements but not for ongoing maintenance. He plans on helping the two organizations he currently volunteers with to write grants; he believes in volunteering and does not expect to take any compensation from KPMPD if appointed.

The public meeting was called to order at 7:30PM in the Key Peninsula Sport Center and Fairgrounds (Volunteer Park) Annex by President Caril Ridley.

Commissioners Present: Caril Ridley, Elmer Anderson, Ross Bischoff, Kip Clinton: also present for KPMPD was Scott Gallacher, Executive Park Director.

Citizens Present: Greg Anglemyer, Rick Sorrels, Kurt Self (KPLL).

Approval of Agenda: The agenda was approved 4/0.

Executive Session to Discuss the Two Applicants for Position #3: Executive session began at 7:35pm and the regular business meeting resumed at 7:48pm.

Appointment of New Commissioner to Fill the Unexpired Term of Position #3: The KPMPD Board of Commissioners congratulated Greg Anglemyer on his appointment to the unexpired term of KPMPD Commissioner Position #3.

Oath of Office: President Caril Ridley administered the Oath of Office for Greg Anglemyer; all the other commissioners welcomed him to the Board.

Citizen Comments: No citizen comments.

Good of the Order: Kurt Self (KPLL) said that even with the rain last weekend, Fields 2 and 3 were in good condition for KPLL's tryouts; KPMPD improved the infields in 2006 by re-grading and incorporating "Turface" soil amendment into the soil mix. Their numbers are down slightly due to older children advancing to more competitive leagues but he expects to eventually have about the same number of participants as 2006.

Special Presentations by Committees or Citizens: New Business

1. WRPA Legislative Day in Olympia: On Jan. 25 Executive Director Scott Gallacher, the 4 Commissioners (Caril Ridley, Elmer Anderson, Kip Clinton, Ross Bischoff), private citizen Paula DeMoss, and friend of Caril Ridley's met with Rep. Larry Seaquist, Rep. Pat Lantz and Senator Derek Kilmer. KPMPD informed the legislators of the difficulties regarding transfer of the DNR 360 and lobbied for changes so that the land might be transferred to KPMPD. Both Derek Kilmer and Pat Lantz were unaware of the difficulties regarding the 80% timber (resource) vs. 20% property value issue as well as the difficulty resulting from the drastic increase in appraised property values and the "discovery of gravel" on the DNR 360. KPMPD left with promises from the legislators to attempt to remedy the situation.

Special Presentations by Committees or Citizens: Old Business

1. Land Acquisition Committee: No report.

2. DNR 360: It should be noted that DNR refers to this property as the "Horseshoe Lake" property. KPMPD received a letter from DNR on Feb. 12 stating they wish to **LEASE** the Horseshoe Lake Property (DNR 360) **and MAPLE HOLLOW beach front** property to KPMPD through the Trust Land Transfer Program in the 2007—2008 fiscal year. Scott believes that the way it works is that DNR receives 90% of the total property value the first year with the rest portioned out over the 30 year life of the lease. DNR likes this type of "transfer" in that all funds generated go to funding schools per DNR mandate. The down side to the receiving agency is that after 30 years the land reverts back to DNR. Elmer asked could KPMPD buyout the lease at a later date or lease to own and what happens to leasehold improvements. There was no answer to these important questions since KPMPD does not have a copy of the proposed lease; Scott will look into it. Opinion was that it would be preferable to own the DNR 360 outright (fee simple) but Kurt Self and Rick Sorrels said that at least a lease gets KPMPD's foot in the door and the property off the market. Scott was instructed to forward a copy of the letter to our state legislators.

3. Community Plan: No KPMPD commissioner attended the most recent KP Community Plan meeting; there will be another one on Feb. 21, 2007, in the KP Library meeting room at 7:00pm to 9:00pm. KPCP policy suggestions and changes originating from the community and submitted in writing will be discussed. Kip mentioned that KPMPD needed to submit a map detailing potential park/wildlife/recreation properties and trail easement/rights-of-way for future acquisition; any potential park-type properties listed in the KPCF are more likely to be funded through the Conservation Futures system.

4. Park System Comprehensive Plan: The survey was published in the February issue of the KP News. Scott sent the first element, Goals and Objectives (as specified by IAC rules), to the Commissioners and requested Commissioners to bring three suggestions to the next March 12 meeting. He expects to start holding hearings in May in various parts of the KP and plans for adoption in September. September adoption maximizes the 6 year effective life of KPMPD's Park System Plan relative to the IAC grant funding cycle. The IAC funding cycle begins with grant applicants starting in February at the local level, sending grant application letters in March or April, IAC and other agencies discussing the relative merits of the applications over the summer and awarding grants in September. IAC compliant plans have 6 elements; four of them are Inventory, Capital Improvement Projects, Goals and Objectives, and an Adopting Resolution. Because Scott was speaking from memory, he could not recollect the other two elements.

Staff Report (See Attached Report)

1. Home Park: See "Business Meeting: 6. Unfinished Business/Home Park Permit".

2. Volunteer Park: Field 1 is too wet to use due to natural drainage patterns. Scott used the new "handozzer" to groom Field 2 and 3 infields—it worked well. Scott is concerned that the Field 2 backstop may not be ready in time for the KPMPD tournament scheduled later in Feb. as well as KPLL practices. Consensus was to have staff finish the project the volunteer cannot complete it by Wednesday Feb. 14. The dugouts on Field 3 are on hold until the Field 2 fencing is completed. Commissioners are requested to think about having one dugout on skids so it can be moved along the baseline between Field 2 and 3. The donated iron window bars were installed in the concession building and the women's restroom was repainted. Scott would like to replace the sinks and fixtures in the restrooms, as staff time permits. There was discussion about using prefab sink/counter replacements from home improvement warehouse stores; four are needed. He said that two of the existing automatic shutoff faucets might be able to be re-used, but at least two will need to be replaced. These are expensive. There was discussion about finding good used faucets from a salvage dealer. Surplusing either the Toro reel mower or the Ransom mower was discussed. The Toro overheats and leaks hydraulic fluid, but replacement parts are less expensive; Ransom parts are very expensive. Elmer offered to haul the Toro to a KP repair shop for evaluation. He has had good experiences with this particular shop. The shop door/wall damage has been repaired (\$8900 with a \$1000 deductible).

3. Rocky Creek: The Pierce County Land Asset Manager's Office gave KPMPD permission to clear the windfall trees off the trails. Someone is stealing wood and driving on the trails with a motorized vehicle. KPMPD will eventually have to do something to block vehicle trail access. KPMPD received a \$1500 grant from Peninsula Light to create a trail map and produce wetland brochures.

4. KP Little League: They have been using VP on Feb. 3, 10, 11, 18, and 19 for tryouts and signups; practices start Feb. 21. KPLL's volunteer cleanup is scheduled for March 17. They would like to continue renovating the Agrivision area to be used as a t-ball/minor prep field in 2008.

5. Programs: The 3-on-3 Men's Basketball at the Civic Center has been cancelled. Pee-Wee Basketball Skills has 21 children in the 1st to 2nd grade level and 17 in the pre-kindergarten level. The Pepsi Pitch-Hit-And-Run event is scheduled for April 22 at VP noon to 3:00pm. Parks Appreciation Day is Saturday April 28. Scott requested supervisory assistance from the Commissioners. Cleanup is scheduled at the Purdy Sandspit, Volunteer Park, Rocky Creek, Home Park and (maybe) the Civic Center Tennis courts. KPMPD will try to get an article in the March KP News to ask for volunteers.

6. Meetings: Scott attended the *Peninsula School District Facilities Task Force* meetings on Jan. 9 and 23. The School District is going for a "21st Century Grant" for Communities in Schools; they hope to partner with the park districts. Kurt Self suggested that KPMPD talk to the School District about partnering on the DNR 360 with facilities; Caril said it had been talked about but nothing more. The *Boys and Girls Club* have been attending in anticipation of partnering with the School District regarding after school activities. They indicated that they would like the Civic Center Association to give them the Civic Center (Commissioners' side comments were that event was unlikely to happen). Scott suggested KPMPD think about partnering with the Boys and Girls Club by providing land (part of the westernmost field) for development of some sort of facility; they want to be near the KP Middle School. Chuck West is working on a design for the *Skate Park* with the proposed site being the multiuse court. Scott believes the focus should be on fixtures and lighting, not a covering roof. Prefabricated modular systems are envisioned. Chuck expects to bring a proposal/memorandum of understanding to the next regular meeting. The *Cushman Trail Phase II* meeting will be in Feb. 28 in Gig Harbor; Scott said that the City of Gig Harbor Park Dept. is the lead agency and that equestrian use of the trail through Gig Harbor has been ignored; he mentioned it later to both Pen Met Parks and Gig

Harbor Parks. Scott will notify KPMPD's equestrian contacts. The KGI Watershed Group will formally award KPMPD the Lu Winsor grant on Feb. 20.

Business Meeting

1. President's Report: President Caril Ridley said that KPMPD plans a follow-up meeting with the legislators and Terry Lee regarding the DNR 360. Caril also suggested that KPMPD request the KP Community Council assist KPMPD in gathering data for the KPMPD Park System Plan; she pointed out that without a larger picture of KP citizen's desires it will be difficult not to skew the data.

2. Minutes: It was moved, seconded and passed 5/0 to approve the minutes of Nov. 27, 2006, Dec. 11, 2006, and Jan. 8, 2007.

3. Financial Report: The balance in KPMPD's Pierce County Budget and Finance fund is \$29,709.40 and about \$6700.00 in the Venture Bank Depository account. Scott presented the Board with a P&L, Expenses by Vendor Summary and Balance Sheet for Jan. 1—Feb. 12, 2007. The Financial Report was approved 5/0.

4. Unfinished Business/Non-Season Concessionaire Contract: There was discussion about what rate to charge the concessionaire for days they are open in February, September and October (months not covered in the regular concessionaire contract). Scott has negotiated a rate with Kristi Adams which should cover KPMP's expenses. It was moved, seconded and approved 5/0 to charge a fee of \$30.00 per day or 10% of gross sales up to a maximum of \$45.00 per day whichever is greater for the months not covered under the regular KPMPD concessionaire contract.

5. Unfinished Business/Excess Fund Investment with Pierce County Budget and Finance: The suggestion is to initially invest \$5000.00 of the funds currently in Venture Bank with Pierce County to earn interest. The challenge is the fluctuation of expenses vs. income; some smaller tight budgeted districts authorize an investment letter on a monthly basis. KPMPD expenses generally increase in the spring and summer busy season, however earned income from user fees offsets them. Scott will bring a resolution to the next meeting.

6. Unfinished Business/Home Park Picnic Shelter Permit: George Robison has resigned from the project; he is frustrated with the obstructionism from PALS. PALS latest letter states that the storm water runoff plan is inadequate. Ed Robison, the civil engineer who did the pro bono work, was sent to Iraq and is therefore not in a position to adapt the plans. Terry Lee has indicated he would assist with some funds from Pierce County for AHBL to finish the permit process. Consensus was to have Scott contact AHBL and have them finish the job according to Pierce County specifications so we can proceed with construction of the picnic shelter and associated parking/access this calendar year.

7. Unfinished Business/Park System Survey: Scott said the survey is posted on the web site. Elmer suggested that it be made easier to find and more eye-catching; Scott talk to the web host. Elmer stated that KPMPD received a lot of good press in the February KP News and the Gateway, however the survey was printed opposite and article on "Ethics in Government" which insinuated that two commissioners may have questionable integrity. He felt that all of the good press was negated by that article. He stated that he was quoted in the article and that it was inaccurate; he has no problem with an accurate quote. Rick Sorrels, the author of the article was invited to use a tape recorder at the meetings if he wished to quote a commissioner. Rick said that the quotes were accurate as he remembered and that the editor of the paper decides where to place articles. That may be why KPMPD has had only 11 survey turned in as of Feb. 12, 2007. Consensus was to extend the turn in deadline by one month into April. *All citizens of the KP are asked to PLEASE turn in their copies of the survey as soon as possible!!*

8. New Business/Unauthorized Vendors and/or Sales on Park Property: There has been a problem with people parking boats, RVs and used cars with "for sale" signs on them at Home Park in the road right of way. Scott will contact Pierce County to find out how they handle the problem and which agency is responsible for removing unauthorized vehicles. Rick Sorrels said that abandoned vehicles have to be left for three days before they can be removed. KPMPD may address the "Unauthorized Vendor" issue by resolution at the next regular meeting.

9. New Business/KP Little League: KPLL requests permission to auction, for fund raising purposes, one or two reserved parking space to be reserved only during KPLL's regular season and game times. KPLL will be responsible for enforcement of the reserved spaces. It was moved, seconded and passed 5/0 to approve KPLL's request regarding reserved parking spaces.

10. New Business/Maple Hollow Beach Front property: Maple Hollow is some 40 to 50 acres of land with 400+ feet of moderately steep pea gravel no bank salt water beach. It is located about 1 mile southeast of Volunteer Park ¼ mile east of the KP Hwy and accessed by 48th St. KPN on the north and Van Beek Road KPN to the south. The eastern edge is beach front on Carr Inlet/Henderson Bay. A past IAC grant built trails to the beach with steps (in bad repair), water well and small water system, pit toilet, a parking area and some day use picnic sites. Because of encumbrances due to the IAC grant, DNR would have difficulty selling the property, but it is too small for them to manage efficiently for forest production. Leasing Maple Hollow under the Trust Land Transfer Program is a win-win situation for KPMPD and DNR. The commissioners envision a natural area with trails, the beach access restored and maybe paid RV campsites on the logged area close to the property's western boundary (camp ground host through the Good Sam Club).

12. Commissioners Comments: Welcome Greg!

Meeting Adjourned: The regular public meeting of February 12, 2007, was adjourned at 9:45pm. The March meeting will be on Monday, March 12, 2007, at 7:30pm in the Annex building at the Key Peninsula Sport Center and Fairground (Volunteer Park) and will be preceded by a 6:30pm study session; the study session topic will be Park Planning. The April meeting will be on April 9 at 7:30pm and may be preceded by a 6:30pm study session. The fourth Monday of each month is reserved for special topic meetings should any be required.

Respectfully submitted by Kip Clinton, Clerk KPMPD.

Disclaimer: *KPMPD's minutes are not official until approved by the Board of Commissioners. There may be errors in the unofficial minutes which are brought to the Clerk's attention and corrected at the time the Board addresses and approves the minutes. The Clerk wishes to apologize to the public and other Commissioners for any errors which may occur in the unofficial minutes; she cannot talk and take notes at the same time.*

