

KEY PENINSULA METROPOLITAN PARK DISTRICT
d.b.a. KEY PENINSULA METRO PARKS
P.O. Box 70, Lakebay, Wa. 98349
Board Meeting Minutes
Monday, September 12, 2005

The public meeting was called to order at 7:44PM in the Key Peninsula Sport Center and Fairgrounds (Volunteer Park) Annex by Paula DeMoss, President KPMPD; no study session was held on September 12, 2005.

Commissioners Present: Paula DeMoss, Jerry Schick, Ross Bischoff, Kip Clinton; also present for KPMPD was Scott Gallacher, Executive Park Director. Caril Ridley was excused; she is on a working vacation.

Citizens Present: John Bischoff, Dr. Chapman, Rodicka Tollefson.

Approval of Agenda: The Agenda was amended by moving the subject of County Impact Fees to Unfinished Business; moving the Concession Stand/Concessionaire issue to the beginning of the Agenda; the subject of Adult Literacy should be changed to Senior (High School) Projects. The Amended Agenda was approved 4/0.

Special Presentations by Committees or Citizens: New Business

No new special presentations.

Special Presentations by Committees or Citizens: Old Business

1. Land Acquisition Committee: KPMPD's Land Acquisition Committee needs to hold a meeting about land preservation for parks, open space and trails (see KP Community Plan). Scott will contact Ed Taylor and see if he has a list and try to arrange a LAC meeting. It was recommended that after LAC has a meeting a letter be drafted to Mike Kruger of PALS about KPMPD's interests in zoning certain lands as parklands.

2. Community Plan: Scott and Ross attended. The last meeting discussed current and expected population growth at the different ends of KP; school enrollment numbers were used as examples. Minter Creek has seen a 10% growth rate and Evergreen has seen a 3% rate. Residential vs. commercial zoning was discussed. Trails, parks and open space were discussed only in passing. KPMPD should request that any new development incorporate public trails, parks and open space. Dr. Chapman said that the next 2 meetings will address zoning. He recommends that KPMPD project areas needed for future parks (editorial note: parks also have a wildlife habitat preservation component). He recommends KPMPD look at properties which may not be developable due to Critical Area designations; some waterfront properties may fall into this category (wetlands, streams, steep slopes and bluffs, setback areas). He said that KPMPD should advocate for large tracts remaining as large tracts.

3. Citizen's Comments: See above.

Staff Report

1. Concession Stand: Ross asked if Shelley had been notified of this meeting; Scott replied that Shelley had informed Scott that she could not attend the KPMPD Board meeting of Sept. 12, 2005 and for Scott to let her know when the floors could be "worked on" (assumed to mean when the floor work is finished). Scott is still working on the HVAC bid; he will have it published by the next meeting. Parker Paint recommended Eagle Painting as contractors capable of applying the epoxy paint. October is scheduled for paint purchase and application. Eagle recommended more floor prep work; it should be shot blast or ground some more. Eagle said that it was OK for park staff to prep the floor—that would not void the application warranty. Jerry requested a copy

of Eagle's license and bond to be on file. There was discussion about metal cleats on the floor; a sign (NO METAL CLEATS IN THE CONCESSION AREA) and installation of an outdoor order window from the kitchen are possible solutions. Kitchen equipment replacement and/or purchase has not been explored because the concession building is not ready for occupancy yet. There was discussion about the type of contract to give the concessionaire. Scott wanted clarification whether the Commissioners preferred a simple lease vs. a professional services contract (KPMPD would get a % of the profits). The Commissioners indicated that a short term simple lease with a reporting provision was initially preferred (KPMPD doesn't want to set its new concessionaire up for failure by charging too high a beginning rent; all the Commissioners understand how difficult it is to start a new business).

2. Home Park and Rocky Creek: Terry Lee got \$2500.00 in the 2006 County Budget for ADA accessibility for the HP picnic shelter. Scott has a County Landmarks meeting Sept. 13 about HP. KPMPD will need to do an environmental assessment for wildlife. PALS gave Scott several names; Scott has contacted a biologist to proceed with the wildlife assessment. Jerry said that someone planted trees next to the South property line by the neighbor's fence. Jerry thinks they should be moved. Asplund cut down some trees under the power line on 8th Street.

3. Flag Pole Damage: The clear cedar flag pole was hit at the LL tournament. Scott has researched the cost of replacing it. A Vashon Island vendor has clear cedar flag poles for \$500.00 with delivery. Metal poles are \$1000 to \$1500. The LL contract states they are responsible for the actions of their guests and participants. The coach who backed into the pole has an issue with replacement costs. Paula said that the contract is with LL. Jerry said that when KPMPD replaces the flag pole it should be moved; he thinks that a small flag pavilion could be located between the south end of the concession building and the tennis courts. Funds could be solicited for it; this would make a good community service project for Eagle Scouts or Senior's High School project.

4. Training Seminar: WGEP is sponsoring a Law and Review Training Seminar in Mukilteo on October 8. It is free. The understanding is that it is probably an update on laws and legal rulings regarding public entities. The consensus was that Scott should attend this seminar.

5. Miscellaneous; Scott spoke to Terry Lee about Park Impact Fees collected from developers. TL was going to look into allowing metro parks to receive impact fees; he will get back to Scott. Scott will talk to Pen Metro Parks about their understanding of the issue. TL also told Scott that the REET funds reserved for KPMPD VP (\$150,000 with match required) may be accessed in small lots for smaller capital improvement projects (new fencing, playground equipment, etc.).

Business Meeting

1. President's Report: Shelley has contacted Scott regarding being the concessionaire at the Mud Bowl; Paula e-mailed Shelley that she should come to Sept. 12's meeting to discuss the issue. Shelley did not appear. John Bischoff has the tent concession and Shelley is the building concessionaire since she has on deposit with KPMPD first-and-last months' rent to hold the building. There are two larger events scheduled this fall (Mud Bowl and a Halloween Tournament by Gary Helt) and a few smaller events; adult softball wants to continue into fall. John will be the concessionaire for the Mud Bowl and Halloween Tournament. John said that he will have two days left on his health permit after the Mud Bowl. Paula gave a report on the candidates' forum and the statements made about the metro park district.

2. Minutes: The minutes of August 8, 2005, were approved 4/0. The minutes of August 22, 2005 were approved 3/0 with 1 abstention due to that commissioner's absence from that meeting. The minutes of August 25, 2005, were approved 3/0 with 1 abstention due absence.

3. Financial Report: See the attached voucher transmittal letters and the financial statement. September's Zoo/Trek sales tax disbursement was approx. \$11,600. The Voucher Transmittal Letters of August 23, August 30 and Sept. 2, 2005 and financial statement from Jan. 1, through

August 31, 2005, were approved 4/0. The KP Community Fair paid KPMPD \$1553 (rent, 14 hours of field light use, and reimbursement for supplies used to repair damage caused by the KPCF).

4. Unfinished Business: Resolution R 2005-11: This resolution authorizes the Executive Park Director (Scott Gallacher) to sign certain routine pre-approved contracts (e.g. tournaments, field reservations, camp site and similar facility reservations). It was moved, seconded, and passed 4/0 to approved Resolution R2005-11.

5. Unfinished Business/Equestrian Arena: Paula called Maureen Morlang and Ross spoke with her (as an interested citizen from the "horse community"). They reported that she felt that the horse community would probably contribute funds if not more. As a note, because there is no water currently in the westernmost upper field at VP, it cannot be developed into sports fields until appropriate infrastructure to maintain sports fields/grass is installed; a temporary equestrian arena would allow some use of that area. KPMPD should hold a community meeting about this sometime in October.

6. New Business/Purdy Sandspit Letter: Pierce County Parks sent a letter offering KPMPD Purdy Sandspit but saying they would not remove the Old Wauna Post Office building. They did not mention the ongoing lawsuit with the goeduc farmer (which has not yet been resolved). They stated that commencing in 2006, they would not maintain the Sandspit. Scott suggested a letter be drafted stating that KPMPD is interested but these issues must be resolved before KPMPD would negotiate with the County. Kip will draft the letter. (Public Works owns the boat launch.) Dr. Chapman suggested that before KPMPD received the Purdy Sandspit, WSDOT should have an agreement that when a new route for Hwy 302 is built, the old roadway should be vacated. .

7. New Business/KP Community Plan: Ross will attend while Caril is gone.

8. New Business/Senior Project Ideas: Paula asked the Board if they were interested in having Peninsula High School senior class students do Senior Projects about and for the Park District; everyone said "YES". Paula explained how it worked. Three students have proposed #1. an adult literacy program, #2. modified soccer for ages 6-7, and #3. a trail running program to meet weekly at VP and travel from there. Teachers would donate materials needed for the Adult Literacy Program (KPMPD may have to provide shelving). KPMPD would have to purchase small removable soccer goals (\$150-\$200 each) and nerf soccer balls. It was moved, seconded and passed 4/0 to approve the 3 High School Senior Projects and request that the students bring proposals before the Board for final approval.

9. New Business/Pee Wee Indoor Soccer Program: Scott wants rent the Civic Center for indoor nerf ball soccer for children 4-6 years of age. It could also be done on Field 2 weather permitting. Paula said that league soccer had been played on Field 2 until the school district undercut the price. (She mentioned that school field fees are going up so KPMPD may be receiving soccer reservations for Fields 2 and 3 soon.) Scott asked if KPMPD wants to compete with PAA's soccer program; they start with 1st graders. The Board had no opinion on this. Scott suggested an indoor program initially to start in January 2006 for a first winter session; KPMPD should expect to loose money to start with, but by the third run, the program may make money. The time frame would be Saturdays 9:30AM to 11:00AM at the Civic Center; Scott spoke with Phil Bauer; the rental costs would be \$25.00 for 1 ½ hours. Consensus was to let Scott proceed.

10. New Business/Playground Equipment Safety: Scott attended a Risk Management Seminar and purchased several books; trails, skateparks, and playground and playground equipment safety. Our equipment no longer has soft landing areas beneath it. Scott said that KPMPD either needs to provide cushioning or remove the equipment (slides and swings). The swings could be made safe by making 6" to 8" deep box and filling it with playground chips; Jerry suggests engineered wood chips or rubber crumbles. There was discussion about removing all of the equipment and public perceptions. It was moved, seconded and passed 4/0 to remove the slide

for safety concerns (due to it's design, it cannot be modified and made 'safe'). The equipment next to the annex needs chip cushioning also. No decision was reached about cushioning at this time.

11. New Business/Capitol Projects: Scott will develop a list of capitol projects which need to be done and bring it to the next meeting on Sept. 26, 2005.

12. New Business/Field Repair: Turface will cost \$325/ton for 20 tons equaling \$7000.00. KPMPD may need to rent a forklift to unload the Turface off a tractor-trailer rig from Mississippi; estimated delivery time is 3 weeks.. Scott recommends KPMPD regrade Field 1 infield between first and third base; Charboneau has been called for the regrade and purchase of screened soil (est. \$1000.00). Scott said that rent of a street roller would speed the compaction process, The estimated cost of materials is \$9000.00. It was moved, seconded and passed 4/0 to instruct Scott to proceed with reconditioning the infields at the estimated cost of \$9000.00 and to order the Turface and arrange for equipment rentals necessary to the project.

13. New Business/Fall Adult Softball: 4-5 of the Softball Teams want to continue into the fall. There was discussion about field use in relation to LL's fall use. The charges would be \$25 prepped games, \$20 non-prepped games, \$5 per 1hr (?) practice (the old fees). Consensus was that this was a good idea.

14. New Business/Hwy Motorist Insurance Claim: Scott said that a lady reported a softball hit by one of the weaker teams on Field 2 or 3 struck and broke one of the windows in her car while she traveled south on the KP Hwy. The team in question said that it could not have happened. Scott referred it to WGEP.

15. New Business/Jewelry Booth at Mud Bowl: Scott said that someone requested permission to setup a jewelry booth at the Mud Bowl; the Board said that would not be appropriate.

16. New Business/Eric Clement's Employment Contract: Eric's contract is up in October; Scott recommends offering Eric a new employment contract. All the Board members think that KPMPD needs TWO full time employees because of the amount of work that needs to be done.

16. Board Member Comments/Good of the Order: Ross reported that KP Community Services terminated its director.

Meeting Adjourned: The KPMPD meeting of Sept. 12, 2005, was adjourned at 10:20PM. KPMPD's second September meeting will be on Monday September 26, 2005, at 7:30PM at the KPSCF (Volunteer Park) Annex Building and the first October meeting will be Monday Oct. 10, 2005 at 7:30PM.

Respectfully submitted by Kip Clinton, Clerk KPMPD.