

VASHON PARK DISTRICT BOARD OF COMMISSIONERS

MEETING MINUTES

Ober Park, Conference Room, 7:00 pm

DATE: Tuesday, September 10, 2019

Commissioners attending: Karen Gardner, Bob McMahon, Doug Ostrom. Hans Van Dusen; Abby Antonelis absent

Staff attending: Elaine Ott-Rocheford, Jason Acosta

ISSUE	DISCUSSION AND OUTCOME	FOLLOW UP
Call To Order & Agenda Review	Bob McMahon called the meeting to order at 7:00 p.m. Since only Captain Joe and Paul Rowley were there, Bob did not review the agenda.	
Public Comment	Captain Joe: This last weekend at Point Robinson there was a children’s art show from Low Tide Celebration and a big wedding. Jason had the place looking absolutely beautiful. This coming Sunday will be the last Sunday that I do the regular Sunday tours. After that I will do tours only by reservation until the Point Robinson Open House on December 8 th this year.	
8.27.19 Minutes; 8.23.19 – 9.5.19 Preliminary Vouchers	Doug: I move that we approve the minutes and vouchers. Karen: Second. Pass 4-0	Motion to approve 8.27.19 Minutes; 8.23.19 – 9.5.19 Preliminary Vouchers. Pass 4-0.
Board Votes	Board Votes: <u>Village Green Dog Policy</u> Karen: Motion to change the Dog Policy as it applies to Village Green to allow dogs on leash. Abby: Second. Pass 4-0 <u>Fundraising Policy</u> Karen: Motion to approve changes to the Fundraising Policy as follows: “VPD Staff and Board members may make donations and participate in raffle fundraisers, provided the raffle drawing is done publicly or by a disinterested third party; Both staff and Commissioners must participate on the same terms and buy at the same price as all others”, “No project shall begin without matching funds in place”, and “Gifts and donations may not be accepted from certain parties who the Vashon Park District feels do not reflect the values of a government agency, for example: Attacking any ethnic, racial, religious or minority group; Promoting the use of illicit drugs, tobacco, alcohol, marijuana, or firearms; Promoting hostility, disorder, or violence; Defamation; Promoting agendas of a sexual nature; Infringing on the rights of others; Promoting a specific religion or religious belief;	Motion to approve change to Village Green Dog Policy. Pass 4-0. Motion to approve changes to Fundraising Policy. Pass 4-0.

	<p>Promoting or opposing any political candidate or cause.” Doug: Second. Pass 4-0</p>	
<p>VES Water Pump</p>	<p>Jason: This is really just informational now. On 8/28, the irrigation pump at VES fields stopped working because the motor bearings went out. We got lucky that we had a company that rushed this for us because everybody was telling me, at first, that it would take about 3 weeks. So, we had no water there for about 2-3 days, and we ended up with about 12 brown spots in the field because we couldn't water daily as usual. This is the second time in 2 years that we've had issues with this irrigation pump. I'm thinking of buying a spare pump and motor so that if this happens in the future, we're not down for 5-6 days. We're looking at under \$5,000 for both. I'm waiting until the levy vote is decided before I move forward.</p>	
<p>Tramp Harbor Dock</p>	<p>Elaine: When we last left things with the Tramp Harbor Dock, we had refused to sign the lease due to the environmental liability concerns. As a result of that, our insurance company refused to cover a potential pre-existing condition. We also didn't sign the lease because of the overall indemnity clause that placed all liability on VPD, and the state was requiring an engineering structural analysis that would require us to fix the problems that they identified within six months. My thinking was that we already know that 11 pilings of the 96 are compromised at various levels, and if that's what they decide needs to be replaced then we might as well replace the whole dock. So, due to finances, things had stalemated with the land manager as of a couple of months ago, when she told me that the anticipated money from DNR was not going to come through. We agreed that I would continue to pursue insurance elsewhere. After that meeting, she said that she was going to continue to work on things on our behalf. Then a few weeks ago, I received an email from her asking if I would come to Olympia and meet with a broader DNR group, including her supervisor. I went down on 8/5, and they said that something needs to happen as soon as possible. They are very concerned about structural risk on the dock, and I agree that we need to do something one way or the other. I said that we couldn't help them if they refused to budge. So, they bent on several factors. They agreed to consider our attorneys edits on liability, so they are going to take that back to their attorney group. They said that they will perform and pay for the sediment sampling and file all the required reports that go to the Department of Ecology. One of the people in the meeting is a soil expert, and she said that, in her opinion, she doesn't believe that there are going to be sediment pollution/environmental liability issues. She has seen docks with far higher-risk issues than Tramp Harbor. She said that there are no known oil spills there, and that any dripping oil biodegrades. She said that the Model Toxics Control Act (MTCA) prevails over any agreement and states that past owners – in this case, King County and Standard Oil – are liable if they do find problems, and the state would go after them. She believes that our involvement in clean-up would be minimal because our activity there has been minimal. We did not build the dock and use it for oil-related purposes. MTCA has state tax funding available for clean-up, and the Department of Ecology provides grants to those cleaning up under decree. DNR is also going to call our insurance company and involve another soil expert in conversations with them. They do want us to move forward with the engineering analysis. We had an analysis of the dock's structural integrity done for about \$5,000 in 2015. This would be an update from what was done then. My expectation based on their requirements is that this would cost about \$10,000 total. DNR said that we can go one of two routes with this. They are willing to</p>	

	<p>accept pile wrapping to improve the structural integrity of the pilings. It's a fiberglass encasement that gets wrapped around, and it protects from creosote leaching as well. This is a relatively inexpensive solution for a temporary fix. We do have to replace all the decking. If we don't do the engineering analysis, then DNR may shut down public access until we do. They are concerned about the structural integrity risk. DNR feels that joining forces as a unified front with a message of safety concerns and habitat preservation would go a long way to secure state funding. They also feel that it would be really bad public relations for them if they close the dock. DNR plans to do the sediment sampling in October, and they agreed to hold off on the pressure until after the levy vote because there is no sense doing anything if the levy fails. If we do decide to move forward with replacing, DNR will join us in a meeting with State Senator Joe Nguyen and probably King County Councilmember Joe McDermott to ask for a state appropriation.</p>	
<p>Staff Reports</p>	<p>Elaine: <u>Ober Park Grant Project</u> – At the last meeting I reported on the permit process underway that, from a timing standpoint relative to park use, has pushed our construction time to Fall of 2020. I also mentioned there was a grant I was exploring from a playground equipment manufacturer called GameTime that, if offered next year, coincides perfectly with this construction time.</p> <p>I reached out to GameTime, and this grant is annual (no promises, but historically has been). They felt our mission of ADA and senior inclusion makes us an excellent candidate for award. It is a 100% match, and match monies are often from other grants. The sales rep is sending catalogues and price sheets, so this will likely be our vendor of choice.</p> <p><u>Point Robinson Modifications/Procedures</u> – At the last meeting I was asked to look into the appeal process for requirements that we may wish to challenge – attached from the current lease. There has been no response from USCG Property Specialist, Beverly Freitas, regarding review of Jeff Zappen's report.</p> <p><u>Pool Winter Transition</u> – The bubble setup plans are underway for mid-October. We applied for the permit last week. Randy and Derek talked about wanting to drain the pool to do some plaster repair work, but they decided to hold off for now due to the time and complexities of draining the pool. They were concerned it might impact the bubble schedule. Everything in the pool is functioning fine, as is, for now.</p> <p>I informed them they will need a hydrologist drill to find the water table before draining, so we don't have pool pop. This drove the consideration of only emptying the pool halfway, so I advised they touch base with the engineer we utilized on the drain project for their input on risk. Too, they were to touch base with the Department of Ecology and King County Waste Water Management on where to drain the water to. It likely cannot go to the dispersion pond and will likely go to the storm drain.</p>	

<p>Levy Next Steps Communication</p>	<p>Elaine: The Campaign Committee is holding the User Group meeting at Snapdragon on September 19th. Topics will include what happened in April, what the November levy is about, and requests for leaders of the User Groups to email information to their Group members, post information on Facebook, and write Letters to the Editor of the Beachcomber. I have created a sub-page of levy information on our website that leaders (and members of the public) can send to others. The Campaign Committee has divided up the list of the User Group leaders to follow up with after the meeting to make sure they have followed through with the things we are requesting of them. Yard signs will be distributed on September 15th. There will be sign-waving groups at the 4-way stop in town on October 19th and October 26th. One group will be the Vashon Seals Swim Team and the other will be made up of the Vashon Island Soccer Club and some 4H youth. I have been invited to speak at the South End Community Center on September 21st. I emailed a levy information sheet via MailChimp on September 4th, and it has generated a lot of discussion, so I'll continue to feed out more levy information every couple of weeks. Abby did a Facebook blast on September 5, which also generated a lot of discussion. We have now created a new "Vashon Park District" Business Page on Facebook, so I can now jump in to conversations. Susan Riemer interviewed me on Monday about the Hospital District taking \$0.45. I basically said that the junior taxing district has a lot of moving parts. Her question was "Is it true that the present tax structure allows the Hospital District to take \$0.45, and it will not harm the Park District?" I said yes; however, we have been told that the King County Library System is going to put a \$0.50 levy on the ballot next year. If and when that happens, it would drop our rate to \$0.36, which equates to a loss of \$300,000. Another moving part is that, as property values increase, the rate will erode for all groups in the junior taxing district. Most likely property values are going to continue to increase, so we can hope that erosion totals the difference of \$0.09, and then we would be fine. Captain Joe: There is another moving part that the Hospital District Commissioner candidates cannot talk about money until they are elected and they have meetings to determine what the rate is going to be. Elaine: Dr. Mary Bergman, an advocate of the campaign for a Hospital District, wrote an op-ed that \$0.45 is expected "...to be sufficient to start the process of providing enhanced primary care services on Vashon." I told Susan that I firmly believe that the Park District can coexist with a Hospital District, and that we are confident in the new Commissioners Beachcomber statements that they will be sensitive to the effects on the Park District. Positive, supportive messaging. Hans: Since our last meeting, an option was discussed via email to add to the FAQs more in-depth impacts to the Park District of various rates that the Hospital District could choose. Bob: The stumbling block I see is that it does require some understanding in the people who read the information about the fact that we get knocked off the table if the Hospital District levy rate goes too high. I'm just afraid that people are going to misunderstand. Karen: I think we present a couple of pie charts, one showing what happens at \$0.45 and one showing what happens at the \$0.75 maximum. Bob: I still think we need focus on getting our levy approved and then address the issue surrounding the Hospital District rate. The important information to put out there is that there is no way that a vote for the Park District levy can affect the Hospital District.</p>	
<p>Adjourn</p>	<p>Doug: Motion to adjourn.</p>	

8:30 pm

**Karen: Second.
Pass 4-0**

Minutes by: Marshall Murray