

**CITY OF BELLEVUE
PARKS & COMMUNITY SERVICES BOARD
REGULAR MEETING MINUTES**

Tuesday
July 9, 2019
6:00 p.m.

Bellevue City Hall
Room 1E-113
Bellevue, Washington

BOARDMEMBERS PRESENT: Chair Trescases, Vice-Chair Hamilton, Boardmembers Clark, Heath¹, Synn, Unger

BOARDMEMBER ABSENT: Boardmember Kumar

PARKS STAFF PRESENT: Shelley Brittingham, Nancy Harvey, Glenn Kost, Shelley McVein, Camron Parker, Doug Sanner

OTHERS PRESENT: Susan Hainze, Karen Mauden, Susan Pappalardo, Katy Terry (King County Dept. of Natural Resources and Parks)

MINUTES TAKER: Michelle Cash

1. **CALL TO ORDER:**

The meeting was called to order by Chair Trescases at 6:01 p.m.

2. **APPROVAL OF AGENDA:**

Motion by Boardmember Unger and second by Boardmember Clark to approve the meeting agenda as presented. Motion carried unanimously (5-0).

3. **APPROVAL OF MINUTES:**

Motion by Boardmember Unger and second by Boardmember Synn to approve the June 11, 2019 meeting minutes as presented. Motion carried unanimously (5-0).

¹ Arrived at 6:09 p.m.

4. **ORAL COMMUNICATIONS/PUBLIC COMMENTS:**

Susan Pappalardo, SplashForward
320 7th Ave. W., Kirkland, WA

On behalf of the SplashForward Board, Ms. Pappalardo stated that SplashForward has formalized into a WA State nonprofit and a federal tax-exempt 501(c)3 public charity.

SplashForward's role is the following:

- Advocate:
 - Access for all ages and abilities.
 - To build awareness and showcase the great community need.
- Stakeholder:
 - As a thought leader bringing best in class vision and practices, gathered from local and national facilities to demonstrate that operational sustainability is not just a model but attainable.
 - Bring the voices and vision of the stakeholders to the table.
 - Build partnerships with key community stakeholders, local businesses, foundations and institutions.
- Private Funding Partner:
 - Act as the funding vehicle for private capital and ongoing programmatic funding through local, regional, state and national sources.

Ms. Pappalardo clarified that SplashForward has made progress in the following areas:

- Hired an independent Aquatics Consultant in January, 2019.
- Performing a deep regional aquatics analysis to support enhance, and complement the work being done by Bellevue.
- Engaged with and secured the endorsements and support of:
 - Boys & Girls Clubs of Bellevue
 - Bellevue School District Special Needs PTSA
 - Jubilee Reach
 - Special Olympics of Washington
 - Sports Governing Bodies and User Groups (PNA of Masters Swimming, Pacific Northwest Swimming).
- Continue to broaden outreach efforts and build engagement and awareness within the community.

Ms. Pappalardo stressed that SplashForward is committed to helping guide the effort for the aquatic center.

5. **COMMUNICATIONS FROM CITY COUNCIL, COMMUNITY COUNCIL, BOARDS AND COMMISSIONS:**

No report.

6. **DIRECTOR'S REPORT:**

Ms. McVein provided the following report:

- Great turnout for the Bellevue Family 4th of July event with approximately 60k people in attendance.
- The Leadership Team has been conducting neighborhood walks. These have been a great opportunity for the leaders of Bellevue to get in touch with the community.
- Some of Bellevue's water beaches have been opened with lifeguards (Newcastle Beach Park, Meydenbauer Beach Park, Enatai Beach Park). Efforts are underway to staff the additional beaches with lifeguards.

7. **BOARD COMMUNICATIONS:**

Boardmember Unger recently participated in the neighborhood walk for her community. She also enjoyed the Bellevue Family 4th of July celebration.

Boardmember Clark thanked the Parks Department for the reusable water bottles that were distributed to Boardmembers. He also visited Downtown Park, Wilburton Hill Park, McCormick Park and Ashwood Park. He commented about the well-maintained grounds around the Bellevue Library, adjacent to Ashwood Park.

Boardmember Synn enjoyed the Bellevue Family 4th of July celebration. He also requested an update regarding the recent developments with Amazon relocating to Bellevue and the effects this may have on park impact fees. Boardmember Heath added that it would be helpful to receive an annual update about the building development projects in Bellevue.

Vice-Chair Hamilton enjoyed spending time at the Newport Hills/Tyler property area. He is anxious to see how this parcel will be developed.

8. **CHAIR COMMUNICATION & DISCUSSION:**

Chair Trescases enjoyed the Bellevue Family 4th of July celebration. She also spoke about the exciting new play structure at Crossroads Park. Like Boardmembers Synn and Heath, Chair Trescases would like an update about the various building developments in Bellevue (i.e., Amazon and Vulcan).

9. **BOARDMEMBER/COMMITTEE/LIAISON REPORTS:**

No reports.

10. **DISCUSSION/ACTION ITEMS:**

A. **King County Parks Levy Renewal**

Mr. Parker provided an overview of the King County parks levy. The previous King County parks levy was approved by voters in 2003 to support operations and maintenance of regional and rural parks. Mr. Parker noted that the levy was renewed and increased in 2007 and again in 2013 to support both operations and expansion of parks, open space and trails. If the parks levy is renewed in August, the levy would extend from 2020 to 2025.

Katy Terry, King County Parks & Recreation Director, explained that the parks levy goals are to:

- Take care of existing parks and trails
- Increase access
- Improve regional trails and mobility
- Grow and connect regional open space and natural lands

Ms. Terry added that the levy was developed to keep King County's parks, regional trails and open spaces clean, safe and open, as well as keep pace with the growing region by expanding and improving access to parks and recreation for all King County residents. Ms. Terry clarified that the total levy generates an estimated \$810M over a six year period, which is approximately \$0.1832 per \$1,000 of assessed property value. The levy would break down in the following manner:

- 39% - Keep parks and trails clean, safe and open (\$319M)
- 24% - Make parks, green spaces and recreation more accessible (\$193M)
- 20% - Improve regional trails and mobility (\$166M)
- 15% - Grow and connect regional open space (\$121M)
- 2% - Other costs (\$13M)

Some of the specific investments in and around Bellevue include:

- Eastside Rail Corridor
- Pass-through funding for Bellevue parks and trails
- New and expanded grant funding for cities

Ms. Terry reviewed a detailed investments summary of some of the levy allocations.

Ms. Terry discussed the fundamentals of a levy and the voting process, in response to questions from Boardmember Unger regarding this topic. Ms. Terry also discussed some of the ramifications if the levy does not pass.

Boardmember Clark asked if the levy calculations were calculated bottom-up or top-down. Ms. Terry explained that the greatest interests and concerns were taken into consideration for the levy. A significant amount of outreach was also conducted with many stakeholder groups to obtain feedback for the continuation levy or a levy with additional investments. An executive proposal was developed and then the King County Council deliberated on the findings. When King County Council approved the levy, there were very specific tasks identified.

Boardmember Clark inquired if the 8th Street Bridge is parallel to the light rail. Ms. Terry discussed the trail crossing in this area and the sensitive nature of the crossing. She added that this specific crossing is complementary to the Sound Transit crossing.

In regards to the aquatic center funding, Boardmember Clark asked if the project is county-wide and if other municipalities are moving forward in support of the project. Ms. Terry noted that the greatest interest for the aquatic center project is from the Cities of Bellevue, Redmond and Kirkland. The Cities of Shoreline and Enumclaw have also expressed interest in the project.

Boardmember Clark asked how Bellevue would access the funds allocated in the grant program portion of the levy. Ms. Terry explained that King County Council is evaluating the grant requirements and how the process might work. There are already other grants administered through King County so the process will most likely be similar.

In regards to the length of the levy, Boardmember Synn inquired if six years is a common length of time. Ms. Terry clarified that a six year levy is the maximum amount when the index is set to inflation—this is a state statute.

Boardmember Synn asked when the current Bellevue Parks levy will expire. Mr. Parker clarified that Bellevue's levy was approved in 2008 and is a 20 year levy. However, the City is not prohibited from having another levy. Boardmember Synn expressed concern about the risk of being over-levied with the King County levy ending in 2025 and the Bellevue levy ending in 2028. Ms. Terry explained that there has been a lot of discussion regarding the levy timing. This has also been considered during the outreach process. Ms. Terry added that King County is trying to focus their investments on things the cities within King County might not be able to do. The hope is that the King County levy will be complementary to other jurisdictions' levies.

Boardmember Synn asked how many King County Councilmembers represent Bellevue. Ms. Terry noted that Bellevue fits into two Council districts so both Councilmembers Balducci and Dunn represent Bellevue.

Boardmember Heath expressed his support of the levy and thanked staff for the presentation.

Vice-Chair Hamilton asked if informal polling has been conducted for the levy. Ms. Terry explained that once the levy goes onto the ballot, campaigning can commence. However, outreach efforts have been ongoing.

Boardmember Unger asked if growth is being accommodated within the levy. Ms. Terry explained that it is always a challenge to keep the level of service up, while having new things. Keeping parks clean, safe and open has a small amount of staff allocated to take care of these things.

Boardmember Synn requested clarification regarding the \$36M provided to the Woodland Park Zoo. Ms. Terry noted that these funds are over a six year time period for continued environmental education and conservation programs.

B. Aquatics Facility Feasibility Study

Mr. Kost and Mr. Sanner provided an overview of the Aquatic Center Feasibility Study. Mr. Sanner clarified that the presentation was for informational purposes only—no Parks Board decision/approval was needed.

Mr. Sanner recalled that the existing Bellevue Aquatic Center (BAC) was built in the 1970s and acquired by the City in 1997. A 2009 study supported the need for a contemporary regional aquatic facility. However, the concept did not move forward due to the recession and the lack of a partnership interest. Regional interest in an aquatic center resurfaced in 2017. In November 2018, the City approved a consultant contract with ARC Architects to help inform the Council's decision on whether to proceed with exploring an aquatic center. Mr. Sanner said the 2018-2020 Council Vision highlights the development of a regional aquatic center as a priority.

Mr. Sanner identified a number of potential partners for a regional aquatic center. He noted that the Bellevue School District submitted a letter of interest to meet the needs of student athletes and is exploring capital funding options. City staff has presented a project overview to the Bellevue College Board of Trustees. Mr. Sanner said staff has had initial conversations with healthcare and wellness providers. However, the City has not yet pursued corporate sponsorship. The City will continue to work with King County to discuss the benefits of a coordinated regional approach and potential funding mechanisms. Mr. Sanner highlighted the advocacy of the SPLASH Forward group as well.

Mr. Kost stated that the feasibility study update includes a number of tasks, including:

- Finalize the scale and scope of the program elements, and preparing a schematic drawing and architectural rendering
- Update the estimated capital costs by program element and identify potential cost recovery strategies
- Update the estimated operating cost performance by program element
- Conduct a site feasibility analysis
- Develop a financing and operations plan, potentially with public, private and/or nonprofit partnerships
- Prepare communication tools and conduct public outreach meetings and presentations
- Provide information on how existing pools and aquatic facilities might be impacted by a new aquatics center

Mr. Kost noted that the consultant team for the feasibility study update includes: 1) ARC Architects, the primary consultant and a participant in the 2009 study; 2) Ballard*King to address income statements, cost recovery, and business planning; and 3) the Aquatic Design Group to address a sustainable aquatic center design to meet the needs of the project partners. Mr. Kost added that that SPLASH Forward and the Isaac Sports Group are developing complementary/supporting information.

Mr. Kost discussed the following core principles of the study:

- Bellevue is considering a contemporary, state-of-the-art facility to meet aquatic needs and promote community health and wellness.
- The facility will be culturally inclusive, operationally sustainable, and a vibrant hub for the entire community.
- The facility will serve the full range of fitness, recreation, health, and programs for all ages, abilities, and backgrounds.
- Bellevue encourages partnerships with public, non-profit, and for-profit organizations that enhance the ability to meet demand and support universal public access.

Mr. Kost summarized the work to date on the feasibility study update, which includes working with SPLASH Forward, evaluating sizing and development issues, developing a framework for evaluating costs and program options, reaching out to potential partners, participating in the King County regional process, and gathering financial, marketing, and programming information from comparable facilities. He highlighted the lessons learned from the 2009 study and described potential program elements to be provided by a regional aquatic center in the areas of leisure/recreation, instruction/fitness, program pool, wellness/rehabilitation, and competitive sports.

Mr. Kost explained that a regional aquatic facility could be accommodated on a four-acre site with structured parking, or up to a seven-acre site with surface parking. A detailed site analysis is proposed for Bellevue College, Lincoln Center, Marymoor Park, and Airfield Park. Mr. Kost noted that additional sites could emerge based on the King County regional study and/or partners' interests.

Boardmember Unger commented that it is difficult to integrate Bellevue College with the community.

Boardmember Synn asked if privatization of the open space within the aquatic facility being considered (i.e., another business within the dry side amenities of the facility). Mr. Kost explained that some options have been discussed, like Starbucks. He added that the dry side amenities are being explored to help drive down the operating cost of the aquatic facility. If dry side amenities are incorporated, Chair Trescases requested that the amenities complement the aquatic facility.

Mr. Sanner said the next steps in the process for Council are a review of the aquatic center technical options (i.e., preliminary program, design, financial model) this fall and a review of the final study in First Quarter 2020 (i.e., partnerships, business model, and funding alternatives).

Mr. Sanner reviewed Council's feedback from the study, including: general support for the proposed approach, financial analysis and partnership modes; continue to study full-service facility ("Go Big or Go Home"); support the need to evaluate separate deep water tank; explore the future of BAC/Odle Pool; and explore impacts on Bellevue's neighborhood pools and Weyerhaeuser King County Aquatic Center.

Boardmember Unger asked if there has been any preliminary feedback from the local and regional pools. Mr. Kost said that initial feedback shows support of the aquatic center concept, with one minor exception from Samena Pool regarding programming.

Boardmember Unger expressed her support for the Lincoln Center site as the favored aquatic center location.

Boardmember Clark asked if Odle Pool can be repurposed as a fun, non-competitive swimming pool and then build a competitive swimming pool at an alternate location. He favors Bellevue College for the competitive pool location and supports the overall concept.

From a viability standpoint, Boardmember Synn views the Lincoln Center location as the least favorable option. Mr. Kost clarified that all sites are still being considered. Boardmember Synn also asked how an agreement would work if Marymoor Park or a location outside of Bellevue was selected. Mr. Sanner discussed some of the current interlocal agreements and fee differentials that may also be considered for an aquatic facility if the location is not located within Bellevue. Boardmember Synn would like Bellevue citizens given priority/discounted pricing if the facility is located in Bellevue.

Boardmember Heath expressed his support of the aquatic facility concept and the process that is being undertaken to determine viability. He also supports SplashForward and citizens being highly involved in the process. Boardmember Heath noted that there is public perception that the focus is on a regional aquatic center. He supports both large and small aquatic facilities being considered. He would also like the City to err on the side of caution and conduct early outreach and consider partnership opportunities for the site location.

Vice-Chair Hamilton asked why Highland Park was eliminated as a preferred site location. Mr. Kost clarified that the aquatic facility would have taken the entire park/community center so it was eliminated from the list. Vice-Chair Hamilton also inquired about the presentation tools being used. Mr. Kost explained that stakeholder interviews have been conducted but there is currently limited information to show the public.

In regards to Boardmember Synn's comments about discounted pricing for Bellevue residents for the aquatic facility, Chair Trescases reminded Boardmembers that many of Bellevue's programs, including the BAC, operate with resident and non-resident pricing. She supports a facility with the "dream big" concept and multiple uses; however, she cautioned about selecting Bellevue College as the preferred site location due to significant traffic congestion in the area.

Boardmember Unger asked if Bellevue College would support an aquatic facility that wasn't located at the college. Mr. Kost responded that this is not likely. He added that the size and expense of the facility will be substantial—various financial mechanisms are being discussed.

Boardmember Synn suggested that funding cycles be taken into consideration since this might create additional risk (i.e., King County levy funding cycle, Bellevue Parks levy funding cycle, etc.).

Motion by Boardmember Clark and second by Boardmember Unger to extend the meeting to 8:45 p.m. Motion carried unanimously (6-0).

11. **NEW BUSINESS:**

None.

12. **PROPOSED AGENDA FOR NEXT MEETING:**

Mr. Parker reminded Boardmembers that the August Board meeting has been cancelled. The September meeting agenda will tentatively include the following items:

- Newport Hills Neighborhood Park Design Presentation
- Choices Plan for Individuals with Disabilities

13. **OTHER COMMUNICATIONS:**

- A. CIP Project Status Report
- B. Memo re Election Activities and Public Disclosure Commission Rules
- C. Memo and Proclamation re World Elder Abuse Awareness Day (from Council Packet)
- D. Email re Youth Sports
- E. Email re Ashwood Park planning
- F. Note re Downtown Park
- G. List of upcoming Parks special events

14. **ORAL COMMUNICATIONS/PUBLIC COMMENTS:**

Karen Mauden
316 131st Ave. NE, Bellevue, WA

Ms. Mauden suggested that the scope of the aquatic center analysis include the community. She also suggested that the feasibility study include the voice of the business community and region. The facility needs a return on investment and the old Sears facility in Redmond should be considered.

The Parks & Community Services Board approved these meeting minutes on September 10, 2019.

Susan Pappalardo, SplashForward
320 7th Ave. W., Kirkland, WA

Ms. Pappalardo clarified that the lifeguard shortage at various Bellevue beach parks is a national issue. She also noted that various user groups are being evaluated for their commitments and sustaining partnerships for an aquatic center.

Susan Hainze
2 Diamond S. Ranch, Bellevue, WA

Ms. Hainze expressed her support for a large-scaled aquatic facility. Her kids participate in competitive aquatics—Ms. Hainze discussed the huge lack of pool time for this sport.

15. **ADJOURNMENT:**

Chair Trescases adjourned the meeting at 8:33 p.m.