

VASHON PARK DISTRICT (VPD) BOARD OF COMMISSIONERS

MEETING MINUTES

Teleconference and In person, 7:00 pm

DATE: Tuesday, October 11, 2022

Commissioners attending: Josh Henderson, Bob McMahon, Keith Prior, and Sarah George. Hans Van Dusen absent.

Staff attending: Elaine Ott-Rocheford

ISSUE	DISCUSSION AND OUTCOME	FOLLOW UP
Call To Order – Review Agenda	Josh called the meeting to order at 7:00 and reviewed the agenda.	
Public Comment		
9.27.22 Minutes; 9.24.22 – 10.7.22 Preliminary Vouchers	Keith: Motion to approve the 9.27.22 Minutes and 9.24.22 – 10.7.22 Preliminary Vouchers. Sarah: Second. Pass 4-0	Motion to accept the 9.27.22 Minutes; 9.24.22 – 10.7.22 Preliminary Vouchers Pass 4-0
Mandatory Vaccine Policy	Josh: I would like to add this to the agenda. It was my understanding based on our conversation at the last meeting that our requirement for VPD employees to be vaccinated for COVID 19 would persist once the State’s emergency declaration goes away at the end of October. Elaine: The question was are we going to be aligned with the State? Josh: My impression was that the requirement would remain in effect. But looking at what the policy says, it says state and local. It’s not clear. The state is saying it will not be a requirement, but the county is saying it will be a requirement. We should pick one or the other. If the state gets rid of the vaccine mandate, but the county keeps theirs, we should keep ours. Sarah: I prefer that. Bob: Me, too. Keith: At a minimum, county. Bob: We are under the auspices of both. Elaine: Yes, but we are more so driven by the county, since we are unincorporated King County. County can be stricter than State. Josh: The policy also says we will follow local or county restrictions for facility use. So it make sense to align with the county, since we are doing that for facility access.	Motion to amend the policy

	<p>Sarah: It is more likely King County will be more conservative about vaccines than the rest of the state. I move we amend the policy to follow King County's guidelines.</p> <p>Keith: Second.</p> <p>Elaine: I will change the policy along this line, and you can vote at the next meeting.</p>	to follow King County's guidelines.
Tramp Harbor Dock Communication Draft	<p>Josh: This draft is amazing. You did exactly what I envisioned this would look like – starting with the history. I said at the last meeting that I would help with responses, so you can add my email address at the end.</p> <p>Elaine: I am happy to screen them for starters. I am so close to this, that it could be more efficient if they send questions/comments to me initially. So, at the last meeting you all tasked me with doing this, so we would then come up with a plan for public outreach. That plan might include an email to the advisory group, which I will do – they are just looking for an update, so it won't include all the history. You want an op ed in the Beachcomber that is essentially this?</p> <p>All: Yes.</p> <p>Elaine: And also you talked about a QR code on a sandwich board out front of Ober. Sarah suggested an information tree – “if this, then this.” This outreach would aid in our decision to move to phase 2 with the engineer.</p> <p>Sarah: Even just putting this document out there on our website or through the op ed would be great. We should include that we want feedback. One question should be about the \$800,000 from us – is this how the community wants their tax dollars spent, particularly since the dock cannot be what it presently is – the shortened platform and/or reduced walkway?</p> <p>Elaine: I would also suggest if they want a \$4 million dock – maintaining the present footprint -- is fundraising \$1.7 million - \$2 million reasonable? Would they support a bond?</p> <p>Sarah: It might be good to have images. I'll take that on for the meeting. It is good that people know any choice is not a foregone conclusion – no decisions have been made.</p> <p>Elaine: It could also be on our website with the diagrams.</p> <p>Bob: If we do a diagram, it makes sense to have them side by side, so people can see the differences – preferably full length.</p> <p>Sarah: I can do that. It would be good to also show them relative to the existing dock.</p> <p>Elaine: Use the photo that shows the geoduck tract.</p> <p>Sarah: For the meeting, it could be picture board or power point – something we can point to.</p> <p>Bob: It must be visual.</p> <p>Elaine: Picture board is best, because we have a renter in the room prior – too much hassle to set up technology. I'll ask the Beachcomber to get an Op Ed in the Thursday before our October 25 meeting.</p> <p>Josh: I like the idea of suggesting talking points we want feedback on. I am leery of telling the public what we think. I think we should solicit feedback for all three options.</p> <p>Bob: It's a question of what people want vs what we can afford.</p> <p>Josh: You never know if someone might want to make this their legacy.</p> <p>Bob: We can name the dock after them!</p> <p>Elaine: So the action items are: Sarah will do the visual diagram; I will write an op ed; I will post this on our website; send this to our advisory group; update the engineer and ask about one step-out, larger platform.</p> <p>Keith: Maybe put a sandwich board out at the dock?</p> <p>Sarah: What is everybody's preference for how we have the visuals at the board meeting? Printed out or Power Point?</p> <p>Bob: Printed is fine. Is there a screen?</p> <p>Elaine: No, not really. And we have the renter to contend with for set up time. Printed would be best.</p>	<p>Action Item</p> <p>Action Item</p> <p>Action Item</p>

Sarah: I don't need you to do that. I am pro maintenance and pro paying employees appropriately. It's so hard to attract and retain staff on this island. The services we provide are primarily due to having good staff. 9% seems high to me, as well, but I'm okay with it.

Keith: I went through the whole thing 3 or 4 times. I didn't find an argument with anything. I think 9% is fine.

Bob: I am sensitive to the \$50k bucket issue. I am pro more than 4%.

Josh: That's not the figure that is in my head. I agree we need to pay staff appropriately. My concern is the policy that links this to inflation.

Elaine: But the policy also says you get to decide against that relative to other budget concerns. Last year is a good example of that. Inflation ended up being 6.4% last year, and we paid out 5.2%. My staff knows that.

Josh: The County has never paid out CPI. The union has never even questioned it.

Bob: Union contracts usually contain some sort of formula that incorporates CPI.

Josh: I just think it is important to consider that we can't always match CPI.

Elaine: It is certainly fair for the Board to revisit that policy. And know that it is also customary to design a step increase schedule, and those almost always incorporate a COL in addition. The standard I have seen is 3%. But that gets back to the \$50k bucket issue – that's what that was intended to be – an equalizer of the base wage as the starting point. I think it would be useful for me to provide the comparison between the \$50k and the 9%.

Sarah: I'm thinking about it on the back side. In the future, if people say they never got that \$50k, we can say we did in the context of the 9%. Is there anything negative that would happen in the future by going with the 9%?

Elaine: Not according to the forecasts I already presented to you. The 2023 forecast was at 9%. They are based on KC forecasts of inflation for the next 10 years. The only potential negative down the road is in 2027 when our state bill expires – we would have to get that renewed or risk pro-rationing again back in the \$5.90 bucket.

Josh: I am on board for meeting the 9% CPI this time, but I feel we need to address the policy. And we need to design the pay scale structure.

Elaine: Other budget items of note:

Admin

- Contingency - \$20k for election costs. 2023 will be a levy year and 3 Commissioner positions. You will need to decide.

Bob: Historically, we have done it early enough to where we can run it again if it fails.

Elaine: Historically, we have done April.

Josh: Why do we have \$20k in election costs?

Elaine: King County manages our elections. When we're on the ballot, we are expected to pay a portion of the election costs, like the voter's pamphlet, ballot printing, etc.

- Advertising – add \$10k for levy postcards.

Maintenance

- Revenue still running low for indoor reservations; outdoor back to normal.
- 4 Full time employees (down from 5 in previous years); 1 part time year round (2 days a week – no benefits); 2 seasonal. The 4 FTE model is working really well, but it's not quite enough while David and Shawn are pulled to do projects. Shawn would like to keep one of the seasonals on to become regular part time year round. That would be my husband, Gregg. With that, his wages would move from seasonal to regular maintenance 2. He would be two days a week that keeps him below the requirement to benefit.

- Materials/Outside Services – we always budget for topdressing at VES, even if we do not use it.

Commons

Interlocal fee - \$81,750, in keeping with new Interlocal Agreement of increasing in line with CPI.

Bob: It doesn't make any sense for the increase to be tied to CPI when both agencies are limited to 1% levy increases.

Elaine: Their reasoning is that expenses are expenses. All of our expenses rise relative to CPI. Where we recoup that is when property values increase year to year, then we renew our levy and start a new cycle at the assessed value. I call that pushing the reset button. Inside the levy cycle, it can be a squeeze.

Programs

Ski School

Sailing Camp

Includes BARC staff and camps

Recreation Management School – NRPA

Easter Eggstravaganza

Low Tide Celebration

Pt Rob Open House

Chum Run

Movie Series

Guest Speaker Series

Concerts in the Park

Recreation Guide Spring and Fall

Squatch Club

Drop in Programs: Pickleball, Ultimate Frisbee, Coed Basketball, Ping Pong, Youth Flag Football, Adult Soccer, Coed Lacrosse

Pool

Tools and equipment: Lawn mower, robotic vacuum, lifeguard chair, backstroke flag stanchions, paint and bathroom fixes, lane line reel, tables/chairs, pop-up tents/shade

Pt Robinson

Closed in August

Fern Cove

Closed in August

CIP

Burton Acres Ivy Remediation \$80,000

Fern Cove – Foundation Repair \$30,000

Kitchen floor \$2,000

Roof Reshingle \$20,000

Paradise Ridge Pickleball courts Fundraising

Point Robinson – Paint Houses \$40,000

Replace windows \$20,000

QA bathroom remodel \$8,000

Refinish wood floors \$20,000

Replumb houses \$60,000

	<p> Parking Lots \$30,000 Lighthouse Safety \$5,000 Septic Replacement \$169,175 Wingehaven Road Regrade \$20,000 Park Kiosks <u>\$10,000</u> Total \$514,175 </p> <p>Elaine: Another item we need to add is a 5th truck. We talked about that as a savings by not having 5 FTE, but it's tough not having it with regular part time and seasonal. We currently have 4 relatively new trucks. But we also have 2 really bad trucks that break down regularly and are old. One is a bucket truck we need to keep, but the other one is terribly unreliable. We would like to replace it – smaller and used is fine, so \$25k.</p> <p>Also, we have a need for 2022. Shawn is really working to have staff trained and skilled to do maintenance work in the shop, like on equipment and vehicles. David has saved us a lot of money doing that inhouse rather than in the past where we sent things to a mechanic. Shawn wants to start doing projects in the shop in the wintertime, like building the kiosks. The maintenance building gets very cold – uninsulated and no heat. They are also there every day for meetings, getting tools, etc. Shawn would like to insulate and heat the building this fall – estimated \$60k.</p> <p>Sarah: How many work out of there?</p> <p>Elaine: 5 year round. The seasonal are not affected in the summertime.</p> <p>Josh: We're talking about the large, cavernous part of the building?</p> <p>Elaine: Yes. That is where the big equipment is.</p> <p>Josh: They need to be warm and comfortable. With the Inflation Reduction Act, there are rebates on heat pumps if we go the electric route for heating rather than gas.</p> <p>Sarah: With a focus doing things inhouse, you build competency in your staff.</p> <p>Elaine: There are cost savings in the long run, too – we have discussed that even this year in equipment and vehicle maintenance. We have saved \$10k in each of those areas. There is a return on investment by doing this.</p> <p>Bob: Before making a motion, we should have more complete numbers.</p> <p>Josh: And look into heat pumps in line with our sustainability policy. PSE also may have rebates on insulating.</p>	Action Item
Staff Reports	<p><u>Environmental Restoration – Neighbors</u></p> <p>Elaine: I am working with the Wingehaven environmental restoration specialist to engage the neighbors in taking free DIY workshops for invasives remediation. As I mentioned in the last meeting, what we have done this year at Wingehaven is maybe a third of what ultimately should be spent there, but it would be throwing good money after bad if the neighbors do not address the seed spread from their own properties. I sent out the attached letter to about 30 neighbors in the area two weeks ago, and I am working to organize workshops with our contractor and the Land Trust. So far, I have received two bites, but I am hoping they will attract others. I will do this for Burton Acres, as well.</p> <p><u>Ober Tile Mosaic</u></p> <p>Elaine: The tile mosaic at Ober has been shedding tiles for a couple years now, but this year, it has heaved and shed huge chunks to where the sharp edges pose a hazard to kids running barefoot through there. We must remove that mosaic. Shawn, David, and I met with the artist, and he would like to fundraise to replace it but maybe even with something like a rock sculpture. And he wishes to address those tall flower posts, since they are cracking and looking pretty shabby. He must fundraise and spearhead the project himself, because if we use District funds, we must open it</p>	

	<p>up to all artists, and it becomes a huge project. We felt a certain allegiance to him, since it is his project we must remove. Just want you to know for now. Once he presents his proposal to me with \$\$ and design, it will require your approval.</p> <p>Josh: Can't you just epoxy over it?</p> <p>Elaine: No, the tiles are coming out, because there is water under there. I have told him that, if he doesn't get this together, we'll have to concrete over the area.</p> <p><u>Speaker Series</u></p> <p>Elaine: I think I mentioned recently that I was invited for coffee with a woman from PSE who is the director of a new sponsorship program at PSE for local community involvement. We were awarded \$2,000 to go toward a speaker series Eric has been working to develop. He has one lined up but not with a date yet. It is called "Diamonds in the Rough: The Gentrification of Rural Washington," which is great for Vashon as we are faced with development pressures from Seattle and Tacoma.</p> <p>The topic reads like this: "Washington's rural communities are rapidly changing. Formerly reliant on working-class industries like mining, oil, and agriculture, an influx of wealthy urbanites is looking for a different kind of experience that includes natural amenities, outdoor recreation, and cultural activities. But in doing so, these newcomers are causing new inequalities.</p> <p>Join Jennifer Sherman, professor of sociology, to discuss both the glaring and the hidden effects of rural gentrification. Through the lens of a rural Washington community, Sherman explains how "class blindness" protects those with more privilege from fully recognizing social class inequalities. She advocates for the importance of getting to know the neighbors who are least like us so that we can minimize destructive social divides together."</p> <p>We thought this might relate to Vashon as how the increase in the white and wealthy has resulted in pushing out the less wealthy (former artists and farmers) who can no longer afford to live here.</p> <p><u>Lisabeula Tideland Donation</u></p> <p>Elaine: The Lisabeula Tideland donation is nearly complete.</p> <p><u>Ken Burns National Park Series</u></p> <p>Elaine: The Ken Burns National Park Series is a huge hit. Maybe 100 people there – loved it.</p> <p><u>Halloween Party</u></p> <p>Elaine: Halloween party 10/31. Eric is working with a family who is very passionate about this and is spearheading most of it with activities and decorations.</p>	
<p>Adjourn 8:30 pm</p>	<p>Sarah: Motion to adjourn Bob: Second Pass 4-0</p>	

Minutes by: Elaine Ott-Rocheford