



**MINUTES OF REGULAR MEETING  
BOARD OF PARK COMMISSIONERS  
OCTOBER 25, 2021**

**PRESENT:**

Erik Hanberg, President  
Andrea Smith, Clerk  
Tim Reid  
Aaron Pointer

**EXCUSED:** Jessie Baines Jr.

**IN THE CHAIR:** Erik Hanberg

**PLACE:** Metro Parks Tacoma Headquarters

**PUBLIC HEARING**

**GENERAL TAX LEVY OF REGULAR PROPERTY TAX FOR COLLECTION IN 2022**

**EXCESS TAX LEVY FOR UNLIMITED TAX GENERAL OBLIGATION (UTGO) BOND REDEMPTION**

The public hearing was opened at 5:30pm. Chief Financial Officer Erwin Vidallon commented that this will be the first public hearing of the regular and excess property tax and will also serve as property tax refresher. The Board was reminded that this is the time of the year where the County Assessor-Treasurer's Office must determine the property tax base for each taxing district and ensure that the taxing districts' levies are not more than allowed by law. Staff noted that pursuant to RCW 84.52.020 & 070, this is an annual requirement for governing bodies to certify the preliminary values and levy rates set by their respective county assessor's offices. All taxing Districts receive their respective preliminary levy sometime in mid-September and taxing districts have until November 30<sup>th</sup> to certify through a resolution and then return it to the County Assessor-Treasurer's Office by November 30<sup>th</sup>. Mr. Vidallon explained that final values will be set by the county by the end of December.

Mr. Vidallon commented that Metro Parks Tacoma has a maximum regular tax levy rate limit that totals \$0.75 per \$1,000 of assessed value. He continued by explaining that originally, the tax levy authority was \$0.50 per \$1,000 until the levy lid lift occurred in April of 2010, which gave the district another \$0.25 capacity. Mr. Vidallon stated that in November 2007, the State Legislature approved legislation that imposed a one percent annual property tax growth limitation, meaning that regardless of assessed valuation growth, property tax revenues (the levies) cannot grow more than the 1% limit on the highest amount of regular property taxes levied to date. Mr. Vidallon also explained that this limit prohibits a taxing district from levying regular property taxes in any year more than 101% of the highest amount of regular property taxes levied to date. Metro Parks has now surpassed the previous highest levy in 2021 to \$17,231,948 in 2022, which is approximately a 2.2% increase. This will now become the New Highest Regular Tax used to establish property tax collection for the ensuing year related to the 1% limit.

Staff also reminded the Board that local taxing districts combined cannot have a tax rate higher than \$5.90 per property. However, this does not include school districts, ports, public utilities, conservation districts, and emergency management service. The \$5.90 only includes senior taxing districts such as the City of Tacoma and Pierce County, and junior taxing districts like Metro Parks, flood control, etc.

It was also explained by Mr. Vidallon that taxing districts with a population of over 10,000, can impose an inflation factor for substantial need. If the Implicit Price Deflator inflation (or IPD) for personal consumption expenditures rate is less than 1%, the taxing district could increase its levy up to the allowable 1% with what we call “A Finding Of Substantial Need” and it’s passed through a second resolution by a super majority vote of the governing body. Metro Parks actually executed this resolution in 2020 when the IPD was at 0.602. Mr. Vidallon then used a graph to give a historical perspective of the IPD for the last ten years.

Property tax distribution for 2021 amongst the taxing authorities in the District was then reviewed. Mr. Vidallon commented that MPT receives approximately \$0.91 for every \$1,000 assessed home value paid by each property owner; of the \$0.91, Regular Tax Levy is approximately \$0.5107 and Excess Tax Levy is about \$0.3973.

A table giving details of the last ten years of levy rates and amounts was then reviewed. Staff commented that based on information provided by the County Assessor, the projected regular tax levy for 2022 is at \$17,231,948 for MPT and the projected Excess tax levy for 2022 is \$14,279,000 based on the District’s debt payment schedule. This is about the same level in 2021 but continues to be a lot less compared to previous years due to not issuing any new bonds in 2020 and 2021. Mr. Vidallon followed up by noting that depending on the progress of the capital projects and cash flow needs, the District is anticipating issuing its last remaining bonds of \$34M sometime in late spring of 2022.

Mr. Vidallon stated that staff will be recommending approval of the Regular and Excess Levy Tax Resolutions by the Board at the November Board meetings. This action will certify the highest lawful levy allowable and authorizes excess tax levy for District debt service payments of District issued bonds.

Commissioner Hanberg inquired as to the current effective levy rate. Mr. Vidallon commented that current rate is .51 cents.

No public comments were received or made during the hearing.

The hearing was closed at 5:47pm

**REGULAR MEETING**

The regular meeting of the Metropolitan Park District Board of Park Commissioners was called to order by President Hanberg at 6:00 p.m.

It was moved and seconded to excuse Commissioner Baines, seconded and passed unanimously.

**SPECIAL PRESENTATIONS**

**Q3 Capital Update**

Marty Stump began by commenting that the 2021/2022 Capital Program areas of emphasis include: critical infrastructure projects, continuation of projects in progress, neighborhood and community parks in priority areas, planning projects and leveraged projects. Mr. Stump

commented that projects completed in the Q3 of 2021 were Dickman Mill Headsaw renovation and the NW Trek Wells project.

The Board was then informed of the projects in construction in Q3 as follows:

- Swan Creek Park Phase II Improvements
- Pt. Defiance Park - Owen Beach Improvements
- WW Seymour Conservatory Rehabilitation
- NW Trek Tram Station
- PDZA Walrus Exhibit Glass Replacement
- Browns Pt Playfield Tennis Court Replacement
- Eastside Community Center Close-Out
- City of Tacoma Sidewalk 56<sup>th</sup> St., People’s Park, Others
- Meadow Park Golf Course – Hole 13 Bridge
- Point Defiance Park Marina – Piling Replacement Project
- Point Defiance Park – Sanitary Sewer Lift Station

Several photos of the projects were then shown including Swan Creek, Owen Beach, Conservatory, Meadow Park Bridge, and NW Trek Tams Station.

Mr. Stump then made note of the projects in preliminary design including the following:

- Gas Station Park Improvements
- TPS Green School Yards-Jennie Reed and Stafford
- Titlow Park North Hidden Beach Planning
- Titlow Park Lagoon Restoration & RR Trestle
- Fort Nisqually Clerks House and Bldg Renovation
- PDZA SPA Tank Improvements
- NWT Animal Ops Freezer and Bldg
- Pt. Defiance Park Loop Trail
- Pt. Defiance Park – Owen Beach Entrance
- Dash Point Pier - Engineering Assessment
- Stewart Heights Pool – Mechanical Systems Renovation
- Playground Safety Surface – McCarver & Wright Park (GMPF)

Mr. Stump then pointed out Gas Station Park will be moving into design phase along with Melanie’s Park. Design renderings were then shown to the Board. He then noted that Owen Beach Entrance Road is currently in permitting will be under construction in Q1 of 2022 and aligns nicely with the improvements already happening at the beach.

Mr. Stump continued the presentation by reporting on the planning projects that occurred in Q3 including the following:

- Portland Ave Park Planning
- PD Park Multi-Modal / Managed Parking
- Outreach and Engagement Planning
- Sustainability Planning
- Asset Management
- Infrastructure Project Planning
- Partnership Projects

Commissioner Hanberg encouraged staff to plan with the School District for work being done at Lincoln Park to address the fence between the bowl and rest of the park and connect the two trail systems.

A partial list of upcoming projects in 2002 was then shared with the Board, projects include:

- Ryan’s, Cloverdale & Oakland Madrone Park Improvements
- STAR Center Playground Safety Surface
- Safe Routes to Parks Projects (Alling, Peck, & Others)
- Pt. Defiance Park Planning Continuation
- Dash Pt. Park and Pier Planning / Engineering
- Major Maintenance Program Continuation
  - Electric Car Recharge Stations
  - Point Defiance Park Rose Arbor
  - Point Defiance Park Traffic Safety Barriers
- District Wide Level of Service Analysis
  - Outdoor Fitness Equipment, Skate, Pickleball, etc

### **PRESIDENTS REPORT**

President Hanberg commented on the recent visit from Governor Inslee at Dune Peninsula and Eastside Community Center.

### **STANDING COMMITTEE AND COUNCIL REPORTS**

#### Joint Municipal Action Committee

Commissioner Smith commented that Summit of 60 event was held by JMAC. Discussion at the summit centered on moving forward together on priority issues as the community begins to come out of the pandemic. The report will be made available to the public.

#### Cultural & Heritage Advisory Council

Commissioner Smith commented that the Cultural & Heritage Advisory Council met last week. The council talked about the Billy Ray statue unveiling at ESCC, and they received a COT public art update including types of artwork being considered for Melanie’s Park.

#### Greater Metro Parks Foundation

Commissioner Smith commented that she met with the GMPF Board last week. The meeting including information about funds being raised for the Conservatory vivarium.

#### Nature & Environment Advisory Council

Commissioner Reid commented that the council met on October 16<sup>th</sup>. The meeting served as an open house for perspective new members. At the meeting staff gave an overview of the District, the Nature Center and role of the council. Next month the council will address their work plan for the next year.

### **EXECUTIVE DIRECTOR’S REPORT**

Executive Director Shon Sylvia commented on the following:

- October 27<sup>th</sup> CIC meeting is canceled
- The following new employees were introduced: Amber Leuenberger and Jenna Richardson

### **COMMUNITY COMMENTS** None

### **MINUTES OF THE OCTOBER 11, 2021 REGULAR BOARD MEETING**

Commissioner Pointer moved to adopt the minutes as presented; seconded by Commissioner Smith and passed on a vote of 4-0 (Commissioner Baines being excused).

**CONSENT AGENDA** None

**PURCHASING RESOLUTIONS** None

**PUBLIC WORKS PURCHASING RESOLUTIONS**

**RESOLUTION NO. PW66-21** GAS STATION PARK CONTRACT AMENDMENT NO. 1 FOR MACKAY & SPOSITO

Commissioner Pointer moved adoption the resolution; seconded by Commissioner Smith.

Debbie Terwilleger commented that this contract amendment was reviewed by the CIC on October 13<sup>th</sup>. Ms. Terwilleger gave an overview of the chronology of how this project. Ms. Terwilleger noted the District identified a gap in its ten-minute walk to a park standard in this part of town. Working with the City of Tacoma, the District sought to bring ownership of this parcel to address a valuable neighborhood park. In September of 2019 a community process with undertaken with MacKay & Sposito. She noted that the project was placed on hold during COVID but fundraising continued. The Board was informed that a Department of Commerce Grant for \$504, 000 has been secured as well as \$320,000 in funding from the City of Tacoma. This amendment will continue work through construction.

Ms. Terwilleger commented that the City Council will take action tomorrow evening to quit claim the property to the Park District. The intent is to have the Board accept the quitclaim in November.

President Hanberg also directed staff to reach out to the community regarding the possible renaming of this park in honor of a person of color.

Being no additional comments, the question was called, and the resolution passed on a vote of 4-0 (Commissioner Baines being excused).

**SINGLE READING RESOLUTIONS** None

**SECOND READINGS RESOLUTIONS** None

**FIRST READING RESOLUTIONS** None

**UNFINISHED BUSINESS** None

**NEW BUSINESS** None

**BOARD COMMENTS**

Commissioner Smith commented on Points NE Historical Society's recent celebration of the improvements made to the Browns Point Light House. Commissioner Smith pointed out that all funds for the project were raised solely by the society. The event marked the 35<sup>th</sup> Anniversary of the society.

Commissioner Reid congratulated Commissioner Hanberg on the Dune Point Peninsula video. Commissioner Hanberg recognized the staff that put together the documentary.

Commissioner Smith recognized center supervisor Antonio Macklemore for the role he played at the Billy Ray Statue event at the Eastside Community Center on Saturday.

**ADJOURN**

Being no further business, the meeting was adjourned at 6:40p.m.

**APPROVED:**

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President

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Clerk

Submitted by: Jennifer Bowman, Board Secretary