



**BOARD OF PARK COMMISSIONERS
CAPITAL IMPROVEMENT COMMITTEE
(VIRTUAL MEETING)**

**May 11, 2022
5:00 PM
MINUTES**

Attendees: Commissioner Pointer, Commissioner Reid

Staff Support: **Marty Stump**, Deputy Director - Planning and Development; **Kristi Evans**, Capital Program Manager, Community & Neighborhood Parks; **Fred Ramey**, ZEED Asset and Facilities Services Manager; **Roger Stanton**, Capital Program Manager, Regional Parks & ZEED; **Mary Kay Henley**, Planning Administration

Acceptance of Minutes: Minutes from the April 27, 2022, meeting were approved as written.

ACTION ITEMS

Granting Maintenance Covenant and Easement Access from MPT to COT for Storm Sewer Improvements in Swan Creek Park

- Kristi explained this resolution is part of the Swan Creek Phase II project that includes the stormwater system designed in accordance with City of Tacoma's regulations. This resolution would allow the City access from time to time to inspect, sample, and monitor components of the stormwater system to make sure it is being maintained and operated in accordance their regulations and guidelines.
- Commissioner Reid asked when the Tacoma Housing Authority owned the property, did the city own the Right of Way. Kristi said no, not that she is aware. The authority had to coordinate right of way access with the city too.
- Kristi reported this is just a housekeeping item with no money attached. She added that both the city and the Department of Ecology are interested in getting this easement in place.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

NW Trek Animal Operations Area Improvements Design Contract Award to BCRA Design

- This resolution authorizes the design contract award for the Northwest Trek Animal Operations Area Improvements to BCRA Design in the amount of \$318,263. The project consists of a new commissary, new hay barn and upgraded fencing as well as a new well. Fred reported they have outgrown the haybarn and the 30-year-old commissary. This project will ultimately improve animal operations.

- Fred reported that BCRA was earlier contracted for 35% design documents and project costs. With that phase now completed, BCRA presented Metro Park's with a proposal to complete the project. This proposal was over a threshold, now requiring Board approval.
- Commissioner Reid asked about the freezer building. Fred explained the new freezer was required and it will be housed in the new commissary. Commissioner Reid asked if this was required by the Health Department. Fred reported it might have been, but the upgrade was driven by improved ADA and animal operations.
- Commissioner Reid asked if the new well was a requirement of Pierce County. Fred said yes. The county found the old well not sufficient and required it be built before the building can move forward.
- Commissioner Reid suggested creating a workflow chart be presented at the Board meeting. Marty additionally suggested a site graphic to aid with visualizing the sequencing plan.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

Point Defiance Marina Complex Pier Improvements, American Construction Change Order #3.

- This resolution authorizes Change Order #3 for the Point Defiance Marina Complex Pier Improvements Construction to American Construction Co's contract in the amount of \$16,478.25.
- Roger reported that everything has been installed, however additional fees were associated with extending select pile caps and additional replacement of below-deck structural members. These additional funds are within the project's budget and will be pulled from the contingency fund.
- Commissioner Reid asked why Board approval is needed if it falls under the approved project's budget. Roger explained that our policy states a construction contract can't grow above a certain percentage. If it does, as in this case, it needs Board approval.
- Commissioner Pointer asked if we have the funds to cover this increase. Roger stated yes, it is still within the budget, just a housekeeping item.
- Roger reported he anticipates public frustration as fishing season is just starting. He added however the project will move quickly, with work starting Monday.
- Commissioner Reid asked if we are doing everything to ensure Anthony's doesn't need to close. Roger said yes, a barge is being used and the transition from old to new systems will take place after hours and take minutes.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

Other topics

- Mary reported pavement at Owen Beach is being finished up in preparation for the upcoming opening celebration.
 - Commissioner Reid stated that the Capital Project list presented at the last Board meeting was impressive. Kristi added this list didn't include all the active capital projects.

- Commissioner Reid also asked the status of the South End Recreation Area Playground surface project. Kristi reported work will start the end of this week.

Meeting Adjourned