



KIRKLAND PARK BOARD

Date: November 13, 2013

Time: 7:00 p.m.

Place: Council Chambers, City Hall

The mission of the Park Board shall be to provide policy advice and assistance to the Department of Parks and Community Services and City Council in order to ensure the effective provision of Parks and Community Services programs and facilities to the residents of the City of Kirkland.

AGENDA

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES** *5 minutes*
October Park Board Meeting Minutes
4. **ITEMS FROM THE AUDIENCE** *5 minutes*
5. **REVIEW OF ACTION ITEMS**
No items
6. **PRESENTATIONS** *15 minutes*
 - a. Cricket Field Use
7. **COMMUNICATIONS** *15 minutes*
 - a. Correspondence
 - b. Staff Reports
 - November update
 - c. Committee Reports
 - d. Comments from the Chair
8. **UNFINISHED BUSINESS**
 - a. Totem Lake Park Master Plan *20 minutes*
Topic: Approval of proposed Master Plan
Action: Recommend proposed Master Plan to City Council
 - b. Waverly Beach Park Renovation Plan *20 minutes*
Topic: Approval of proposed Renovation and Phasing Plan
Action: Recommend proposed Renovation Plan to City Council
 - c. Park, Recreation and Open Space Plan Update *20 minutes*
Topic: Review results of parks and recreation survey
Action: Discussion only

9. NEW BUSINESS

- a. Seattle Tilth Proposal *15 minutes*
Topic: Review proposal for partnership at McAuliffe Park
Action: Discussion only

10. EXECUTIVE SESSION

No items

11. MEETING EVALUATION

5 minutes

12. ADJOURNMENT

Estimated meeting completion: 9:00 p.m.

Next meetings:
December 11, 2013
January 8, 2014
February 12, 2014

KIRKLAND PARK BOARD

Minutes of Regular Meeting

October 9, 2013

1. CALL TO ORDER

The October Park Board regular meeting was called to order at 7:00 p.m. by Board Member Adam White.

2. ROLL CALL

Members present: Sue Contreras, Ted Marx, Jim Popolow, Kevin Quille and Adam White.

Chair Sue Keller, Vice Chair Shawn Fenn and Rick Ockerman were excused.

Staff present: Michael Cogle, Jason Filan, Linda Murphy and Jennifer Schroder.

Recording Secretary: Cheryl Harmon

3. APPROVAL OF MINUTES

Mr. Marx moved to approve the September minutes as presented. Ms. Contreras seconded. Motion carried (5-0).

4. ITEMS FROM THE AUDIENCE

No items.

5. REVIEW OF ACTION ITEMS

No items.

6. PRESENTATIONS

No items.

7. COMMUNICATIONS

Correspondence

The Board received a letter from Carol and Robin Lake.

Staff Reports

Ms. Schroder reported on the upcoming Lake Washington School District capital levy, Cross Kirkland Corridor celebration, Kirkland Teen Union Building (KTUB) open house, recreation revenue, lifeguarded beaches, Kids' Triathlon and Pee Wee Soccer.

Ms. Schroder and Ms. Murphy answered questions about lifeguarding at O.O. Denny Park and about North Kirkland Community Center.

c. Committee Reports

Mr. Marx reported on the October 7th joint meeting between Park Board, Design Review Board, Planning Commission and Transportation Commission and the Finn Hill Neighborhood Alliance meeting.

Ms. Contreras reported on the joint meeting, two events related to Totem Lake and the Boards and Commissions dinner.

Mr. White reported on the joint meeting and the Finn Hill Neighborhood Alliance meeting.

d. Comments from the Chair

No items.

8. UNFINISHED BUSINESS

a. Waverly Beach Park Renovation Plan

Mr. Cogle and Peter Hummel, of Anchor QEA, summarized community feedback received on the three design alternative plans presented for the renovation of Waverly Beach Park, shared the updated preferred plan and estimated project costs, provided a phasing plan and discussed next steps.

Board members provided feedback on the updated plan and prioritized design elements of the first phase of the plan.

b. Totem Lake Park Master Plan

Mr. Cogle reintroduced Andy Mitton of Berger Partnership, who presented the draft preferred master plan for Totem Lake Park.

Board members commented on the draft plan and Mr. Cogle shared the next steps in the process of plan adoption.

c. Park, Recreation and Open Space (PROS) Plan Update

Mr. Cogle shared the key findings of the telephone survey completed in conjunction with the PROS Plan update and requested feedback on the questions to be used in the upcoming online survey.

9. NEW BUSINESS

No items.

10. EXECUTIVE SESSION

An executive session was held regarding potential property acquisition.

11. MEETING EVALUATION

Announcements were made about the Community Planning Day on October 19th.

"For such a thin packet it was a longer meeting."

"Exciting."

11. ADJOURNMENT

Mr. Quille moved to adjourn. Mr. Marx seconded. Motion carried (5-0).

Meeting was adjourned at 9:15 p.m.

Jennifer Schroder, Director
Parks and Community Services

Adam White, Board Member
Park Board

**CITY OF KIRKLAND**

Department of Parks & Community Services

505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300

www.kirklandwa.gov

MEMORANDUM

To: Park Board

From: Jason Filan, Park Operations Manager

Date: November 8, 2013

Subject: Cricket Field Presentation

RECOMMENDATION

That the Park Board receive a presentation on the sport of cricket and potential use of Kirkland fields for that purpose.

BACKGROUND DISCUSSION

In September of this year, staff was contacted by Mr. Muhammed Memon, of the Puget Sound Cricket Club, who expressed interest in using one or more Kirkland fields for the sport of cricket, Attachment A.

The department has received inquiries in recent years about the possibility of using either City or school district fields for cricket, however due to the timing of the cricket season and the amount of space needed, these requests have been difficult to accommodate.

The cricket season, which runs April through September, coincides with many youth sports leagues, such as baseball, softball, lacrosse and soccer, which, by policy, have scheduling priority over adult programs.

The approximate dimensions of a cricket field are 400 feet long by 360 feet wide. For reference sake, this is an area longer than a football field and about twice the width. The majority of play takes place in the middle of the field in an area called the "pitch" or "wicket." Attachment B shows the field layout.

Neighboring communities have had challenges similar to Kirkland's in accommodating requests for existing fields for cricket use, sometimes opting instead to develop fields dedicated to the sport.

Mr. Memon has prepared a presentation about the sport to be shared with the Board at its November meeting.

Attachments

Attachment A

From: Muhammed Memon [<mailto:muhammed.memon@pugetsoundcc.org>]
Sent: Tuesday, September 10, 2013 2:14 PM
To: Jennifer Schroder; Michael Cogle
Subject: Cricket field in City of Kirkland

Jennifer/ Michael,

I am a member of Puget Sound Cricket club and we are currently looking for a home field in order to compete in local league North West Cricket League (NWCL). I have been in touch with the scheduling team at Kirkland Parks and Recreation, but we were not able to get the field as currently City of Kirkland do not have any field available to accommodate Cricket. During my research I found out that City of Kirkland is going through planning for renovating City's Parks and accepting feedback from the community. So I will like to take an opportunity to submit my request to Park's board members to establish a facility to accommodate Cricket in Kirkland. I will try and attend Park's board meeting tomorrow evening and submit the attached presentation to the board members and discuss how important it is for us to have a Cricket Field in the City of Kirkland. Attached presentation provide some basic introduction to the game of Cricket, some stats about the number of players currently playing cricket in Puget Sound area and requirements of the field.

Kindly review the presentation and feel free to contact me if you have any further questions. I really appreciate your help and guidance in this matter.

Regards,
Muhammed Memon
Email: Muhammed.Memon@pugetsoundcc.org
Phone: (832) 433 – 2377
www.pugetsoundcricketclub.org



CITY OF KIRKLAND
 Department of Parks & Community Services
 505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300
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To: Park Board
From: Jennifer Schroder, CPRP, Director
Date: November 8, 2013
Subject: November Staff Update

RECREATION DIVISION

- Recreation Revenues to date:

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	TOTAL
2012	\$41,025	\$25,822	\$292,534	\$139,963	\$99,568	\$112,559	\$47,481	\$118,452	\$150,563	\$61,315	\$1,089,182
2013	\$48,715	\$35,086	\$293,350	\$145,766	\$117,807	\$121,050	\$48,557	\$140,923	\$147,709	\$49,973	\$1,148,938
variance	\$7,690	\$9,265	\$816	\$5,804	\$18,239	\$8,491	\$1,076	\$22,471	(\$2,755)	(\$11,341)	\$59,756

North Kirkland Community Center

- NKCC's annual Pee Wee Monster Bash was held on October 25th. There were 167 children in attendance accompanied by parents, grandparents and nannies. The carnival games, an obstacle course, cookie walk, movie, and story area were all humming with activity. A big thank you goes out to the 29 volunteers who generously donated their time to help make this event an overwhelming success. Volunteers came from the community, participants enrolled in the Move It! fitness program and one company, Draftfcb, a global advertising agency, whose Seattle office provided 11 volunteers to help with the event!
- Staff is in the process of securing volunteers and planning for the annual Snowflake Ball scheduled for the evening of December 13th. To date, there are 80 girls registered, leaving only 10 spots for this popular event that includes dancing, a craft, cookie decorating and picture taking.
- Having popular programs has been a double-edged sword lately. Staff has been witness to numerous tantrums as parents attempt to pry their children away from their teachers and programs. Staff laughs that ear plugs should be issued as part of a clothing allowance!



Pee Wee Monster Bash Participants



Youth Sports & Aquatics

- Youth Basketball teams have been formed for the 2013-14 season. This year, 400 boys and girls, 3rd through 6th grades, are registered forming 44 teams. Registration is still available for those teams with space available. Practice begins the week of December 2nd and games begin in January at local elementary and middle schools within the Lake Washington School District.

- Over 40 community members have volunteered to coach youth basketball teams for the upcoming season. Volunteer applications are still being accepted and only 12 teams still need coaches. Volunteer coaches organize practices two days a week and lead the teams during their Saturday games.
- The fall season of Pee Wee Basketball began the week of October 26th. There are 72 children ages 3-6 years old registered, learning and practicing basketball-related skills such as dribbling, passing and teamwork. Spots for the winter season, which begins January 25th, are still available.
- The City is now accepting applications for 10 youth basketball referee positions. These staff members will officiate the Saturday youth basketball games which run January through March.

Sports and Fitness

- Staff is in the process of developing an additional full-day tennis camp for the summer of 2014, which will operate at Juanita Beach Park. The program will operate similarly to the camp Peter Kirk Park, where the children focus on tennis for the first half of the day and then spend the afternoon swimming in the pool or, in this case, at Juanita Beach. The camp will be offered for seven weeks next summer.
- The pee wee soccer league has concluded another successful season. Approximately 48 coaches lead 260 children through the seven week season. The feedback received from parents and coaches was very positive and staff will look at expanding the number of participants to accommodate more children for the spring season.

Peter Kirk Community Center

- Recruitment for the Peter Kirk Advisory Board is underway; there are four vacant seats to fill. Several applications have been received and the recruitment committee and staff held interviews on November 1st. The Board will hear recommendations and vote for the new members the second week of November.
- The staff is gearing up for a busy holiday season. This year, three special events are planned and registration for these festive events is starting to fill up.

MAINTENANCE DIVISION

Athletic Fields

- Lee Johnson Field and Everest Park fields are closed for the winter.
- Crestwoods, Juanita Beach and 132nd Square parks – Soccer use will wrap up by the end of November.
- City/School Partnership fields continue to be used this week for football and through the end of the month for soccer.
- The End of the Year Athletic Field Users Meeting is scheduled for November 19th. All 2013 field users are invited to attend. 2014 first season applications are due December 1st. First season runs March 1st through July 31st (plus summer camps).

Donations

- Staff wishes to thank the Larsons, Ms. Heber, and KDOG for their donations to Kirkland parks.
 - The Larson family donated a table in honor of Jim Larson at Waverly Beach Park.
 - Kirkland Dog Off-Leash Group (KDOG) donated a bench for Jasper's Dog Park.
 - Patricia Heber donated a bench for Mark Twain Park in honor of Lincoln Hartley.

Notes from the Field

- The time change kicks off the winterizations throughout the parks system. Staff has been going from site to site blowing out irrigation systems and restroom water lines, and preparing buildings for winter. Portable toilets are in place at the waterfront parks where there is high customer use year-round.
- The fall work plan has crews moving through the parks system blowing, sweeping, mulching and gathering leaves. The windstorm on Saturday, November 2nd did not aid in the clean-up efforts.

The storm resulted in the loss of a few trees and many branches. One of those falling trees resulted in damage to a building that neighbors Everest Park and another crushed fencing at Jasper's Dog Park. Fortunately, no park patrons, neighbors or dogs were injured in this storm.

- November begins the tree and shrub planting season. Staff has plans this month to plant trees and shrubs at several locations. As a maintenance goal, when a park tree is removed (or lost), two are planted within that park to replace it. This past year, several large holly trees were removed from the Cemetery and from Forbes Creek Park. These two sites in particular will be the beneficiaries of many new trees.
- OO Denny Park will get a new City-standard park sign this month. This is the traditional brown with gold lettering and green and blue accent lines. The sign will read: O.O. Denny Park – A Facility owned by Seattle Parks & Recreation
- Staff are preparing for the Chris Warren, Plaza of Champions dedication that's scheduled for November 30th. Signage, plaques, and cleaning have been prepared. More details to come for this special day of celebration.

GREEN KIRKLAND PARTNERSHIP

- In October, Green Kirkland staff coordinated the ordering, sorting, and ongoing delivery of close to 2,000 native plants. Plants were ordered by Green Kirkland Stewards and EarthCorps and will be planted throughout the winter in restoration sites. The cost of plant ordering was greatly reduced by the Partnerships' ability to source nearly half the requested plants from the McAuliffe Native Plant Nursery.
- Professional crews, paid through Forterra's US Forest Service (USFS) grant, have been conducting impressive restoration work on slopes too steep for volunteer activity. During October, crews from Applied Ecology and Washington Conservation Corps removed invasive plants, stabilized slopes, and replanted with native vegetation on targeted slopes at Juanita Heights Park, Kiwanis Park, Carillon Woods, Cotton Hill Park, and Watershed Park.
- On October 5th, the Green Kirkland Partnership, in coordination with Parks Maintenance, hosted the second volunteer event at the North Juanita Open Space (NJOS). 16 neighbors came out on the sunny day to continue the removal of root-balls and mulching the cleared areas. Volunteers continue to express excitement about the creation of the open space, and lawn, in their neighborhood and are enthused by the opportunity to lend a hand in the project.

Park Maintenance has continued its work developing the portion of the NJOS that will become a lawn and by providing material support for volunteer events. In October, staff completed the grubbing, fine grading, staking and seeding of the lawn. Ongoing volunteers of NJOS were updated on lawn creation progress, and signs will be posted reminding residents to stay off lawn until germination and initial mowing has been completed. The weather allowed seeding to occur in October which means that the lawn will be ready for community use this coming spring. This project continues to be a positive example of collaboration across Parks' divisions and with community members to achieve a community-supported goal.

The next volunteer event at the North Juanita Open Space will be November 16th, from 10 a.m. to 1 p.m.

- On October 16th, 11 City Church interns volunteered at the North Juanita Open Space. A group of volunteers from this leadership development program through City Church will be volunteering with the Green Kirkland Partnership every other Monday, for several months. This group will be



supervised either by staff, a Green Kirkland Steward, or a trained volunteer from the church group. Currently the group is scheduled to work at North Juanita Open Space, Everest Park, Juanita Heights Park, and Heronfield Wetlands

- In October, a group of University of Washington, Restoration Ecology Network (UW REN) Capstone students was assigned to restore a ~1/4 acre plot in Crestwoods Park. As part of their class assignment these students will take baseline assessments, create a stewardship plan, and implement the stewardship plan. The students will be working in cooperation with the Green Kirkland Partnership staff and Green Kirkland Steward to conduct their restoration activities. Additionally, they will also be working with a Kirkland middle school science teacher to teach local students about the restoration taking place at the park. The UW REN students will complete their restoration activities by the end of June.
- On October 9th, staff tabled a booth at the UW-Bothell Non-Profit and Graduate School Fair. This was a good opportunity to meet with local student leaders and spread the word about volunteer events taking place in Kirkland parks.
- On October 18th, the Green Cities Network hosted a focus group to discuss Forterra's USFS grant objective: Youth, Families and Diversity Engagement. This focus group was a valuable opportunity to learn about outreach and youth internship program that was conducted in Redmond and to review best practices for reaching out to new communities. The Green Kirkland Partnership was represented by Katie.
- On October 19th, 65 volunteers turned out to plant over 500 trees and shrubs into various sections of Juanita Bay Park. Volunteers were led by EarthCorps and Green Kirkland Stewards. Coffee, donated by Starbucks, and snacks, donated by Costco, helped keep volunteers caffeinated and fueled during the event.
- On October 21st and Thursday October 24th, the Environmental School volunteered at Crestwoods Park and Juanita Bay Park, respectively. These students spent the afternoons engaging in a mix of restoration activities (including the planting of 100 trees and shrubs), learning about the work of the Green Kirkland Partnership, and brushing up on their native and invasive plant knowledge.
- October 29th, Eastside Preparatory School students spent the afternoon volunteering at both Watershed Park and Cotton Hill Park, for their School Service Day. At Cotton Hill students removed Himalayan blackberry under the supervision of Green Kirkland Steward, Karen Story, and at Watershed Park, EarthCorps led volunteers in restoration activities that prepped the site for Arbor Day activities on November 9th. Positive feedback was received from the Eastside Prep School contact regarding the students' experiences volunteering in Kirkland's parks.
- The Green Kirkland Partnership's newest steward, Jodie Galvan, has planned her first volunteer event at Juanita Beach Park for Saturday, November 16th (9:30am-11:30am)!
- Green Kirkland Stewards continue to host recurring volunteer events in their respective parks:
 - Juanita Bay Rollers: 4th Saturday of the month events at Juanita Bay Park from 10am to 1pm
 - Juanita Heights Park: Last Saturday of the month at Juanita Heights Park from 9am to 11am
 - Juanita Bay Park Volunteers: Thursdays, 10am to noon at Juanita Bay Park
 - Highlands Neighborhood: Wednesdays, 10am to 11am at Cotton Hill Park
 - Houghton Parks Volunteers: Wednesdays, 9am to 10am Carillon Woods
- The following table summarizes Green Kirkland Partnership events and other activities conducted by volunteers in October. It includes event volunteers and ongoing volunteers (ongoing field and administrative work).

Date	Park/Work	Group Name	Number of Volunteers			Hours	Dollar Equivalent ¹
			Youth	Adult	Total		
9/14	Watershed Park	Church of Latter Day Saints and EarthCorps	10	24	34	102	\$2,314.38

9/14	Kiwanis Park	GK Steward and Church of Latter Day Saints	0	26	26	75	\$1,701.75
9/15	North Juanita Open Space	GK Staff and neighbors	3	16	19	57	\$1,293.33
9/20	Watershed Park	Day of Caring- GK Steward & Blucora	0	15	15	48	\$1,089.12
9/20	Everest Park	Day of Caring-Microsoft, EarthCorps Partnership	1	97	98	441	\$10,006.29
9/20	Juanita Bay Park	Day of Caring- GK Steward & Microsoft,	1	25	26	79.25	\$1,798.18
9/20	Heronfield Wetland	Day of Caring-Microsoft, K-DOG	0	18	18	81	\$1,837.89
9/28	Juanita Bay Park	JBay Rollers & volunteers	0	7	7	21	\$476.49
9/28	Juanita Heights Park	EarthCorps Partnership	7	8	15	60	\$1,361.40
Sept Ongoing	Administrative		0	4	4	34.90	\$769.19
Sept Ongoing	Field Work		0	11	11	58.25	\$1321.69
Total							\$23,969.71

¹ Dollar Equivalent = Hours x \$22.69

- Upcoming volunteer events open to the general public:
 - Saturday, November 9th, Arbor Day Event at Watershed Park, 10am to 2pm. Register at www.earthcorps.org/volunteer.php
 - Saturday, November 16th, at Juanita Beach Park, 9:30am-11:30am. Register at www.greenkirkland.org
 - November 16th, at the North Juanita Open Space, 10am-1pm. Register at www.greenkirkland.org
 - Saturday, November 23rd, at Juanita Bay Park, 10am to 1pm. Register at www.greenkirkland.org
 - Saturday, November 30th at Juanita Heights Park, 9am to 11am. Register at www.greenkirkland.org
 - Wednesdays, November, 6th, 13th, 20th and 27th at Cotton Hill Park, 10am to 11am. Contact Karen Story karen@tinyisland.com
 - Wednesdays, November, 6th, 13th, 20th and 27th at Carillon Woods 9am to 10am. Contact Lisa McConnell, kirby994@frontier.com
 - Thursdays, November 7th, 14th, 21st and 28th at Juanita Bay Park, 10am to 12pm. Contact Nona Ganz, 425.822.1618, nonaganz@frontier.com
- Photos of recent volunteer events can be viewed at www.facebook.com/GreenKirkPartnership



CITY OF KIRKLAND
Department of Parks & Community Services
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MEMORANDUM

To: Park Board
From: Michael Cogle, Deputy Director
Date: November 8, 2013
Subject: Totem Lake Park Proposed Master Plan

RECOMMENDATION:

That the Park Board approve the proposed master plan for Totem Lake Park.

BACKGROUND DISCUSSION:

The Park Board reviewed a preliminary proposed Totem Lake Park Master Plan at its October meeting. The plan was presented to the community at the City's Community Planning Day on October 19th. A summary of the input received is attached. As well, the plan was presented to Totem Lake area business and property owners at a Mayor-hosted Totem Lake Conversations lunch event on October 14th.

General feedback from the community on the proposed master plan has been quite positive. Staff requests that the Board develop a formal recommendation at its November meeting, and that the Board attend the City Council upcoming study session at 6:00 p.m. on Tuesday, November 19th, at which time the recommended master plan will be presented to the City Council for consideration.

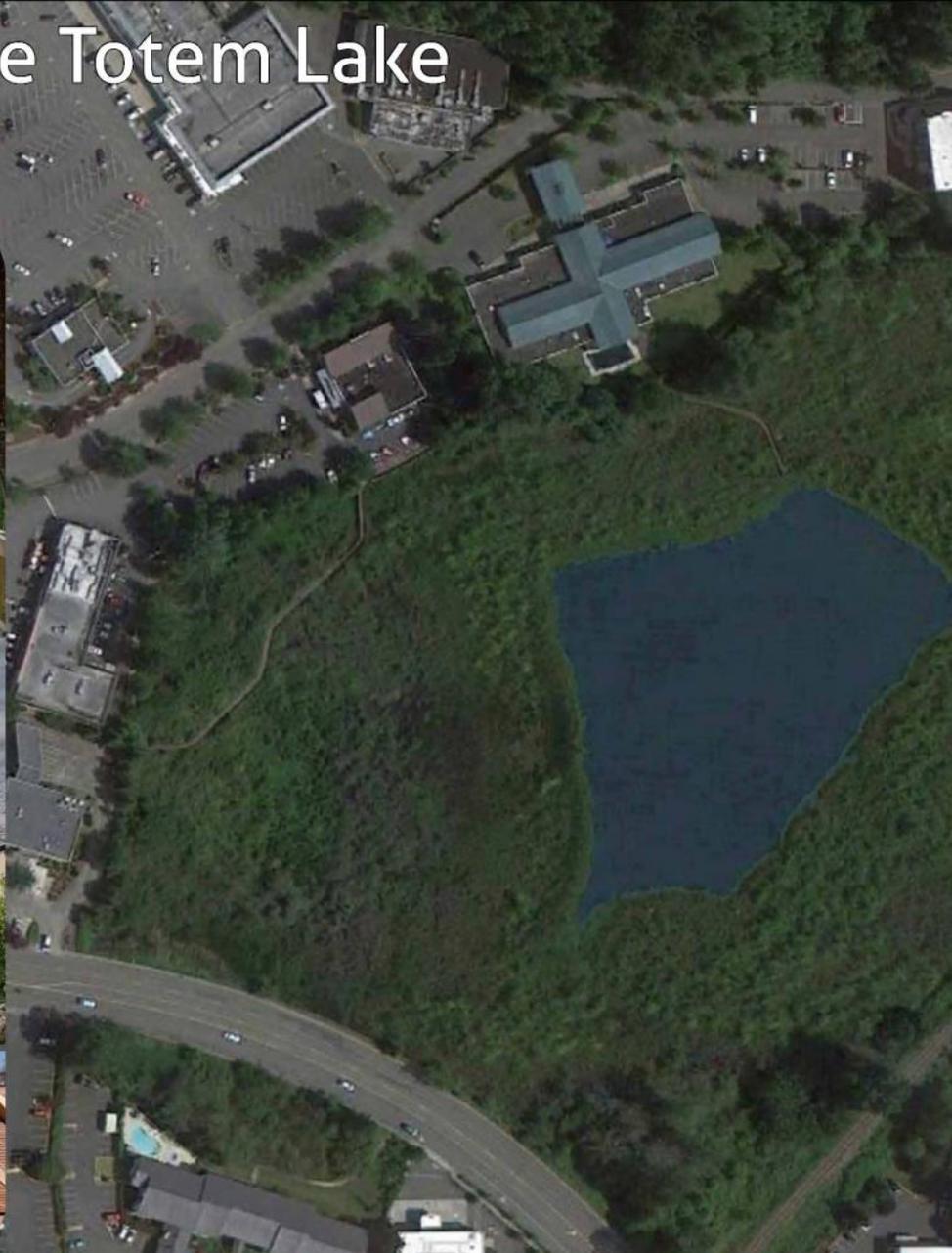
Staff from the Berger Partnership will attend the Board meeting to answer any questions the Board may have about the proposal.

Attachments

Totem Lake Park Master Plan

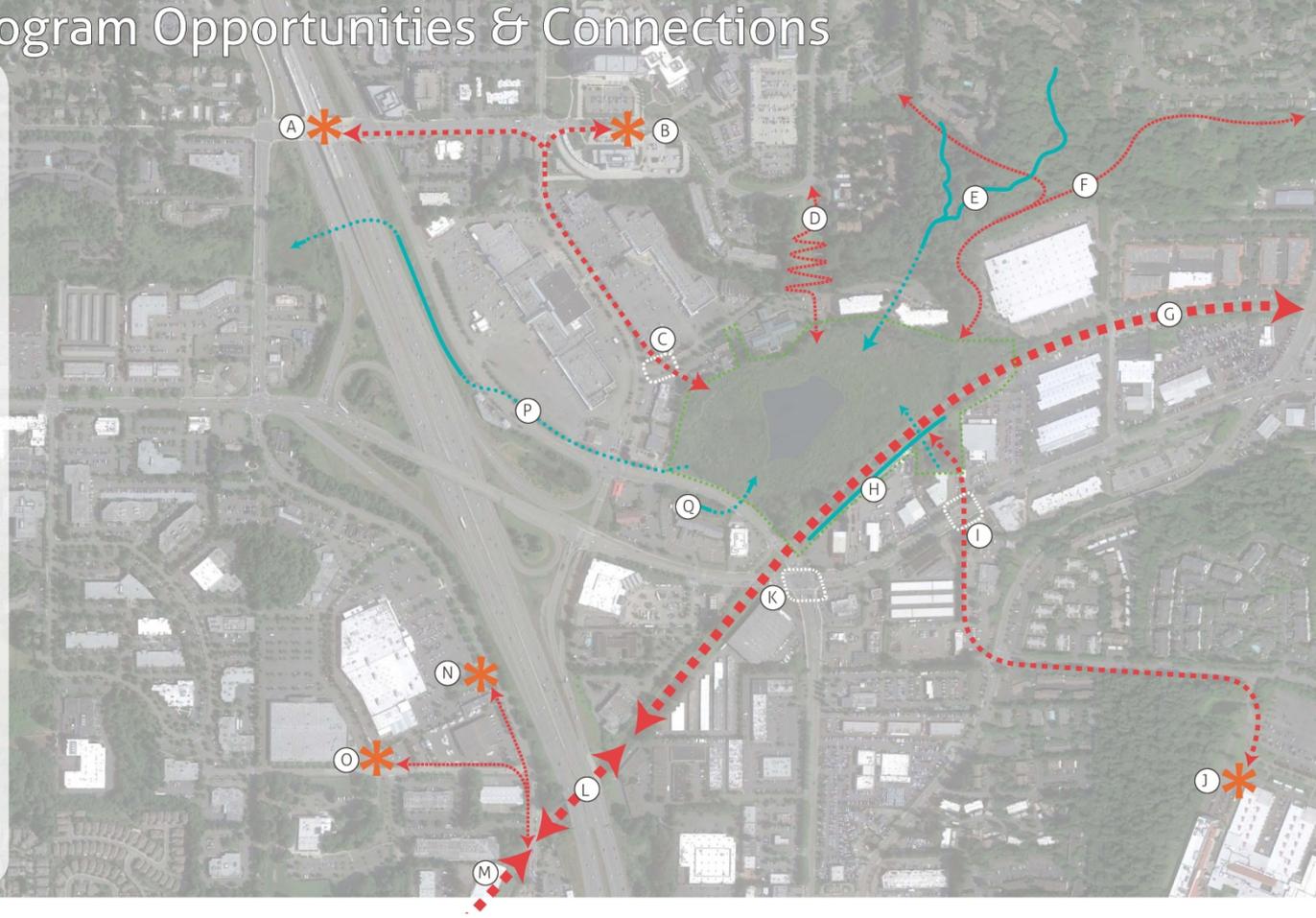


Totem Lake Park ReImagine Totem Lake



Totem Lake Park Program Opportunities & Connections

- (A) Transit Center
- (B) Evergreen Hospital
- (C) Street Crossing
- (D) SCL Powerline Trail
- (E) Hillside Drainage
- (F) Hillside Trails
- (G) Cross Kirkland Corridor
- (H) Railroad ditch and wetland
- (I) Street Crossing
- (J) Lake Washington Technical College
- (K) Street Crossing
- (L) Transition : Totem Lake - Totem Lake West
- (M) Cross Kirkland Corridor
- (N) Totem Lake West
- (O) Public Safety Building
- (P) Lake Outfall to Juanita Creek Tributary
- (Q) Adjacent Stormwater Pond
-  pedestrian activity node
-  pedestrian path/connection
-  crossing area
-  water connection (piped shown dashed, surface shown solid)
-  park/green space extents



Totem Lake Park ReImagine Totem Lake

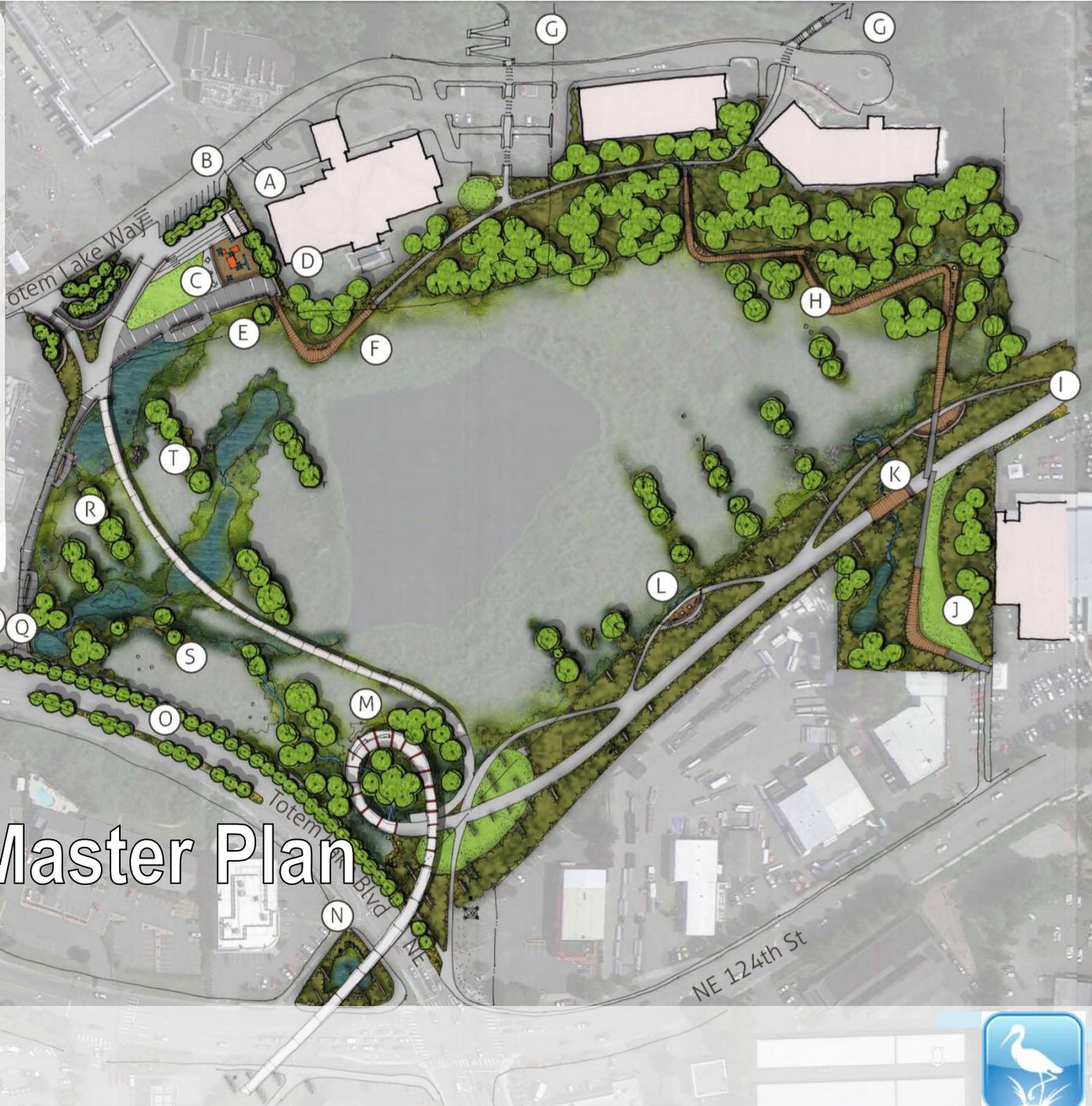


Design Program

- Implement a loop trail
- Provide benches, signage, interpretation, seating areas, etc.
- Look for connections to neighborhoods and regional facilities.
- Recommend parking opportunities and improved pedestrian access.
- Improved pedestrian connection at Totem Lake Blvd and N.E. 124th Street.
- Utilize CKC to enhance Totem Lake Park and connections to businesses.
- Study the development of an upland parcel or parcels for future center, parking, and link to Totem Lake Mall properties.
- Explore re-developed of adjacent properties to support the park.
- Enhance the ecological function of the park and the quality of water leaving the lake.
- Make recommendations on how to improve water quality and alleviate future flooding.
- Study public art opportunities to energize the site and create an awareness of the lake.
- Develop and maintain views and access to open water; exclude human powered boats.



- (A) Upland Park w/ restroom and kiosk
- (B) Back in angle parking (10 spaces)
- (C) Terraced seating areas and passive lawn
- (D) Play area
- (E) Lake promenade walk and seating nodes
- (F) Elevated lake Viewing pier
- (G) SCL powerline and hillside trails
- (H) Loop boardwalk trail w/ habitat viewing
- (I) Cross Kirkland Corridor improvements
- (J) Passive open space and trail connection
- (K) Bridge feature and wetland enhancement
- (L) Trail respite (seating, interpretive signs)
- (M) Spiral ramp and overpass crossing of 124th
- (N) Stormwater feature
- (O) Median planting w/ sidewalk improvements
- (P) Relocated bus stop
- (Q) Improved entry & sidewalk
- (R) Wetland buffer edge enhancement
- (S) Hummock plantings and habitat features
- (T) Wildlife habitat ponds (enhancement)



Proposed Master Plan





Upland Parcel Program

- Parking
- Restroom / kiosk
- Play area
- Picnic tables
- Seating terraces and benches
- Lake promenade and viewing pier
- Storm water facilities
- Wetland mitigation
- Habitat creation
- Connection to CKC and Mall









Probable Cost of Construction

Project: Totem Lake Park

Date: 11.08.2013

Description: DRAFT Preferred Plan Costs

	Quantity	Unit	Unit Cost	Low End Total	Unit Cost	High End Total
Upland parcel						
TESC and site construction fencing	1	Allow	110000.00	110,000.00	130,000.00	130,000.00
Demolition (parking lot, building, boardwalk deck)	1	Allow	8,000.00	8,000.00	10,000.00	10,000.00
Site grading, fill, ect.	1	Allow	110,000.00	110,000.00	140,000.00	140,000.00
Concrete site walls (include retaining walls)	30	CY	750.00	22,500.00	950.00	28,500.00
Concrete Paving	17,500	SF	7.00	122,500.00	9.00	157,500.00
Concrete stadium seats	100	CY	750.00	75,000.00	950.00	95,000.00
Crosswalk @ Totem Lake Way	1	Allow	1,000.00	1,000.00	1,000.00	1,000.00
Promenade boardwalk (on pin foundations)	9,000	SF	90.00	810,000.00	110.00	990,000.00
Parking along street frontage (10 stalls)	1	Allow	25,000.00	25,000.00	25,000.00	25,000.00
Restroom structure (20x30)	1	Allow	150,000.00	150,000.00	200,000.00	200,000.00
Utilities (water, sewer, power)	1	Allow	50,000.00	50,000.00	50,000.00	50,000.00
Water quality treatment device (parking)	1	LS	15,000.00	15,000.00	15,000.00	15,000.00
Flow control facility for hardscape	12,500	CF	20.00	250,000.00	20.00	250,000.00
Irrigation	18,000	SF	2.25	40,500.00	2.25	40,500.00
Play Structure	1	Allow	60,000.00	60,000.00	100,000.00	100,000.00
Play Area Surfacing & Drains	3,450	SF	6.00	20,700.00	6.00	20,700.00
Play Area Curb	185	LF	25.00	4,625.00	25.00	4,625.00
Planting areas (includes soil prep)	12,000	SF	7.00	84,000.00	9.00	108,000.00
Planting Habitat	4,000	SF	1.50	6,000.00	3.00	12,000.00
Lawn	6,000	SF	1.25	7,500.00	2.50	15,000.00
Site furniture (benches, picnic tables, bike racks, trash rece	1	Allow	30,000.00	30,000.00	55,000.00	55,000.00
			Upland Parcel	\$2,002,325.00		\$2,447,825.00
North edge and Powerline trail connector						
TESC	1	Allow	55,000.00	55,000.00	65,000.00	65,000.00
Remove old overlook pier at lake	1	Allow	8,000.00	8,000.00	10,000.00	10,000.00
Reconstruct parking lot (pathway & curbs)	2,360	SF	6.00	14,160.00	8.00	18,880.00
Reconstruct asphalt walkway	5,700	SF	3.75	21,375.00	4.00	22,800.00
Event lawn at hotel	2,120	SF	1.25	2,650.00	2.50	5,300.00
Overlook deck (on pin foundations)	3,250	SF	90.00	292,500.00	110.00	357,500.00
Wetland Enhancement (w/n 20' of boardwalk)	7,200	SF	3.00	21,600.00	5.00	36,000.00
Seatwall	2	CY	750.00	1,500.00	950.00	1,900.00
Planting/Habitat	16,000	SF	1.50	24,000.00	3.00	48,000.00
			North Edge Subtotal	\$440,785.00		\$565,380.00

Probable Cost of Construction

Project: Totem Lake Park

Date: 11.08.2013

Description: DRAFT Preferred Plan Costs

	Quantity	Unit	Unit Cost	Low End Total	Unit Cost	High End Total
East Boardwalk						
TESC	1	Allow	37000.00	37,000.00	40,000.00	40,000.00
Boardwalk - east (on pin foundations)	9,620	SF	90.00	865,800.00	110.00	1,058,200.00
Site furniture (benches)	5	EA	900.00	4,500.00	1,200.00	6,000.00
Bird blind	2	Allow	4500.00	9,000.00	5,500.00	11,000.00
Wetland Enhancement (w/n 20' of boardwalk)	28,000	SF	2.50	70,000.00	5.00	140,000.00
East Boardwalk Subtotal				\$986,300.00		\$1,255,200.00
West edge boardwalk and mitigation (not incl. overpass)						
TESC	1	Allow	75000.00	75,000.00	85,000.00	85,000.00
Curving Boardwalk (on pin foundations)	8,820	SF	110.00	970,200.00	130.00	1,146,600.00
Promenade boardwalk - west (on pin foundations)	7,450	SF	90.00	670,500.00	110.00	819,500.00
Promenade overlook seating	2	EA	3000.00	6,000.00	5,000.00	10,000.00
Snags	18	EA	1500.00	27,000.00	2,000.00	36,000.00
Logs	34	EA	1500.00	51,000.00	2,000.00	68,000.00
Rootwads	12	EA	1200.00	14,400.00	1,600.00	19,200.00
Brush Piles	4	EA	250.00	1,000.00	500.00	2,000.00
Bird Boxes	12	EA	75.00	900.00	150.00	1,800.00
Hummocks	33,500	SF	3.00	100,500.00	5.00	167,500.00
Create Ponds & Planting	70,000	SF	3.00	210,000.00	5.00	350,000.00
Planting/Habitat	40,000	SF	1.50	60,000.00	3.00	120,000.00
Concrete Paving	7,000	SF	7.00	49,000.00	9.00	63,000.00
West Boardwalk Subtotal				\$2,235,500.00		\$2,888,600.00
CKC Right of Way and mitigation (excluding overpass)						
TESC	1	Allow	75000.00	75,000.00	80,000.00	80,000.00
Bridge feature at trail	1,500	SF	60.00	90,000.00	90.00	135,000.00
Bridge at secondary trail (8' width)	250	SF	30.00	7,500.00	50.00	12,500.00
Concrete feature walls / seat walls	30	CY	750.00	22,500.00	950.00	28,500.00
Concrete paving (meander pathway)	7,400	SF	7.00	51,800.00	9.00	66,600.00
Asphalt paving (CKC multi-use trail)	24,000	SF	3.50	84,000.00	4.75	114,000.00
Irrigation	101,830	SF	2.25	229,117.50	2.25	229,117.50
Lawn	10,800	SF	1.25	13,500.00	2.50	27,000.00
Stream Enhancement/Restoration	15,640	SF	3.00	46,920.00	5.00	78,200.00
Planting/Habitat	75,390	SF	1.50	113,085.00	3.00	226,170.00
Snags	4	EA	1500.00	6,000.00	2,000.00	8,000.00
Logs	18	EA	1500.00	27,000.00	2,000.00	36,000.00
Rootwads	6	EA	1200.00	7,200.00	1,600.00	9,600.00
Brush Piles	2	EA	250.00	500.00	500.00	1,000.00
Bird Boxes	6	EA	75.00	450.00	150.00	900.00

Probable Cost of Construction

Project: Totem Lake Park

Date: 11.08.2013

Description: DRAFT Preferred Plan Costs

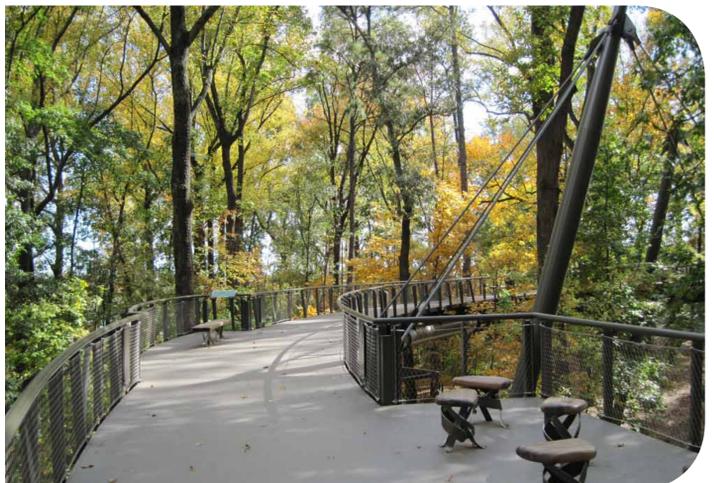
	Quantity	Unit	Unit Cost	Low End Total	Unit Cost	High End Total
Hummocks	14,000	SF	3.00	42,000.00	5.00	70,000.00
Planting/Habitat	12,300	SF	1.50	18,450.00	5.00	61,500.00
Site Furniture	1	Allow	8000.00	8,000.00	10,000.00	10,000.00
CKC Right of Way Subtotal				843,022.50		1,194,087.50
King County Parcel						
TESC	1	Allow	78000.00	78,000.00	84,000.00	84,000.00
Boardwalk / creek crossing (on pin foundations)	3,020	SF	90.00	271,800.00	110.00	332,200.00
Concrete paving (incl. connection to 124th)	2,720	SF	7.00	19,040.00	9.00	24,480.00
Stream Enhancement/Restoration	13,700	SF	3.00	41,100.00	5.00	68,500.00
Planting/Habitat	32,420	SF	1.50	48,630.00	3.00	97,260.00
King County Parcel Subtotal				\$458,570.00		606,440.00
Project Subtotal				\$6,966,502.50		\$8,957,532.50
Design Contingency (20%)				\$1,393,300.50		\$1,791,506.50
Project Subtotal				\$8,359,803.00		\$10,749,039.00
General Conditions (6%)				\$501,588.18		\$644,942.34
Subtotal				\$8,861,391.18		\$11,393,981.34
Contractor Overhead (5%)				\$443,069.56		\$569,699.07
Subtotal				\$9,304,460.74		\$11,963,680.41
Contractor Profit (5%)				\$465,223.04		\$598,184.02
TOTAL Construction Contract Amount				\$9,769,683.78		\$12,561,864.43
Escalation (undetermined %)				\$0.00		\$0.00

Not including W.S.S.T., design fees, permits, taxes

Totem Lake Park Preferred Plan



Inspired by the intersection of Nature and the City, artistic elements frame the centerpiece of this landscape. The site is connected to the CKC by way of a sculptural spiral ramp overpass that allows pedestrians to access the site above traffic. Artistic elements are imprinted on the land that then translate into habitat creation in the wetland for species diversity by way of removing invasive plants.



Meeting Notes



Project: Totem Lake Park Master Plan
Location: Peter Kirk Community Center
Time: 10:00 – 2:00

Date: 10.19.2013
Page: 1 of 2

Present: This was an open house planning event where the general public was asked to stop by and provide input on the plans. There is no official count, but is estimated that 25-30 people saw the project.

Purpose: Third public meeting

Discussion:

In general, the majority of people who attended the workshop were pleased to see the improvements and were anxious to know when something would be built. Consensus from those I talked with was that the plan is heading in the right direction. Specific comments that were noted:

- Two local families who attended live directly south of the Park. They both noted that having a play area here would be a great amenity as there is no facility like this in the area.
- One individual was interested in connections to the neighborhood to the East up to 132nd Avenue.
- The East hill used to be called Tinkham Hill around the mid to late 1960's.
- Several people were grateful to see the image of Whistler Village on the boards and encouraged that the properties around and facing the lake would benefit from development of pedestrian amenities similar to the photo.
- There was great support for the re-configuration of Café Veloce and how it could be an asset to the community.
- Most people agreed the preferred location of the park at Yuppie Pawn is ideal given the use of topography down to the lake and as an anchor to a future re-development of the Totem Lake Mall property.
- Expanding the park as needed (onto the Hotel site), was also in support especially if it could help provide much needed water quality improvements to help support the habitat and benefit to the lake.

Meeting Notes



Project: Totem Lake Park Master Plan

Date: 10.19.2013

Location: Peter Kirk Community Center

Page: 2 of 2

Time: 10:00 – 2:00

- Many people were grateful to hear work had occurred this summer to try and alleviate flooding caused by the failing outfall pipes. There were several people interested in what the water input sources are for the lake, and where the water goes.
- One individual was concerned the pathways seemed disconnected and that running a loop circuit was not very smooth. Several people also commented that they would run laps on the $\frac{3}{4}$ mile loop.
- Seating and gathering were well received, and several comments from people considered how Evergreen Health could use this park as a respite for employee, visitors and patients.
- The movie theater is currently open on the weekends, and is used to show Bollywood films. Several people asked if this had been considered as part of the planning for the Park.
- People tended to support the creation of the habitat ponds to control vegetative growth that allows for views into the Lake. They also commented on the importance of being able to see the lake from Totem Lake Blvd.

Additional written comments were provided and are attached to the notes for review.

Meeting Adjourned

The preceding is assumed to be a complete and correct record of the significant items and actions agreed upon at the above meeting. Please advise the author immediately of any additions or corrections to the minutes. Work is proceeding on the basis of this record.

Prepared by:

Berger Partnership PS

Andy Mitton

Associate, Landscape Architect

Suggestion - Comment - Idea for Totem Lake Park Master Plan:

Please develop this park - it is a great resource for the community. Include play areas, basketball courts and a community space!



How would you like staff to follow-up with you? (Please check box and provide contact information.)

Your name: _____

- Mail (Please provide address): _____
- E-mail (Please provide e-mail): _____
- Phone (Please provide phone number): _____
- Not necessary for staff to follow up

Suggestion - Comment - Idea for Totem Lake Park Master Plan:

Circular overpass @ 124th needs ~~safe~~ careful safety considerations/separation. Slow uphill bikers/walkers separated from faster downhill bikers. Barriers, or calming devices and extra width. Especially at the top where people will stop to gaze.



How would you like staff to follow-up with you? (Please check box and provide contact information.)

Your name: _____

- Mail (Please provide address): _____
- E-mail (Please provide e-mail): _____
- Phone (Please provide phone number): _____
- Not necessary for staff to follow up



Suggestion - Comment - Idea for Totem Lake Park Master Plan:

FORGET THE LAKE
FIX THE MAU
DO ALL SHOPPING AT BEL SQUARE
WHEN WOULD PREFER TO BUY LOCAL.



How would you like staff to follow-up with you? (Please check box and provide contact information.)

Your name: _____

- Mail (Please provide address): _____
- E-mail (Please provide e-mail): _____
- Phone (Please provide phone number): _____
- Not necessary for staff to follow up



Suggestion - Comment - Idea for Totem Lake Park Master Plan:

Make 120th Ave NE ONE WAY NORTH-BOUND.
will reduce congestion to NE Totem Lake Way
access the park by getting rid of left turn
lane back out of park and gives 3 lanes
north to EvergreenHealth



How would you like staff to follow-up with you? (Please check box and provide contact information.)

Your name: Don Diaks

- Mail (Please provide address): _____
- E-mail (Please provide e-mail): jdond66@hotmail.com
- Phone (Please provide phone number): _____
- Not necessary for staff to follow up



What I like the most ...

ENHANCING NATURAL ENVIRONMENT
AROUND LAKE WITH FURTHER OUT
LAYER OF SMALL LOCAL BUSINESSES
FOR GATHERING (COFFEE, FOOD)

What I didn't see here but would like to

MAKE TOTEM LAKE ^{AREA} VERY URBAN TO VERY
TAKE GROWTH OUT OF DOWNTOWN, VERY
HIGH RISES, HIGH QUALITY, INDOOR
GATHERING PLACES, PARKING +
AMENITIES UNDERGROUND, PARKS ON TOP,
GET SOUND TRANSIT EXTENSION TO TOTEM LAKE

Totem Lake Park 



CITY OF KIRKLAND
Department of Parks & Community Services
505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300
www.kirklandwa.gov

MEMORANDUM

To: Park Board

From: Michael Cogle, Deputy Director

Date: November 8, 2013

Subject: Waverly Beach Park Renovation Project

RECOMMENDATION:

That the Park Board approve the proposed renovation and phasing plan for Waverly Beach Park.

BACKGROUND DISCUSSION:

The Park Board reviewed a draft renovation and phasing plan for Waverly Beach Park at its October meeting. Subsequently, staff hosted a community open house on October 23rd, at Heritage Hall. Unfortunately, the event was poorly attended despite the city's typical outreach efforts (news release, published info on webpage, KirklandViews.com, etc.). However, based on other outreach efforts to park users and the Market and Norkirk neighborhood associations, staff believes that the renovation plan is generally supported by the community.

Peter Hummel from Anchor OEA will attend the Board's November meeting to present the proposed plan and answer questions.

Attachments

Legend

- Park Boundary
- Street Right of Way (ROW)
- Existing Ordinary High Water Mark (OWHM)
- Proposed OHHM
- Existing Major Contour
- Existing Minor Contour
- Forest Restoration
- Native Vegetation
- Rain Garden
- Restored Lawn
- Sand/Gravel Substrate
- Grated Overwater Cover



- NOTES:**
1. SURVEY PROVIDED BY STANTEC 2013.
 2. HORIZONTAL DATUM: WASHINGTON STATE PLANE NORTH ZONE, NAD 83, U.S. FEET.
 3. VERTICAL DATUM: NAVD88.



Waverly Beach Park
Preliminary Renovation Plan

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013				
Item	Qty.	Unit	Unit Cost	Subtotal
1. Demolition & Clearing				\$ 117,414
2. Temporary Facilities				\$ 52,520
3. Earthwork				\$ 58,331
4. Shoreline Protection				\$ 67,924
5. Architecture				\$ 90,000
6. CIP Concrete and Gravel				\$ 151,632
7. AC Paving and Pavement Markings				\$ 25,315
8. Site Furnishings				\$ 346,825
9. Pier Improvements				\$ 168,340
10. Utilities				\$ 98,400
11. Play Area				\$ 142,526
12. Planting				\$ 111,304
13. Irrigation				\$ 53,109
14. Entry Triangle				\$ 207,429
			Subtotal Construction	\$ 1,691,068
			Mobilization 10%	\$ 169,107
			Subtotal	\$ 1,860,175
			Design Contingency (20%)	\$ 372,035
			Subtotal	\$ 2,232,210
			Construction Contingency (10%)	\$ 223,221
			Subtotal	\$ 2,455,431
			Sales Tax (9.5%)	\$ 233,266
			TOTAL OPINION OF PROBABLE CONSTRUCTION COST*	\$ 2,688,697
			Construction Related Costs (Soft Costs) Including Design, Engineering, Permitting, Construction Management, and Construction Inspection (35%)	\$ 941,044
			TOTAL PROJECT COST	\$ 3,629,741
All costs are in 2013 dollars. Escalation costs are not included.				
In providing opinions of probable construction cost, the Client (City of Kirkland) understands that the Consultant (Anchor QEA L.L.C.) has no control over the cost or availability of labor, equipment or materials, or over market condition or the Contractor's method of pricing, and the consultant's opinions of probable construction costs are made on the basis of the Consultant's professional judgment and experience. The Consultant makes no warranty, expressed or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's opinion of probable construction cost.				
Phasing costs are not included.				

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013				
Item	Qty.	Unit	Unit Cost	Subtotal
1. Demolition & Clearing				
a. Demo utilities	1	LS	\$ 1,000.00	\$ 1,000
b. Remove and stockpile rock bulkhead	89	CY	\$ 35.00	\$ 3,111
c. Demo civil / landscape				
1. Clear and grub site	35,100	SF	\$ 0.25	\$ 8,775
2. Manually remove invasive species and protect native species on forested hillsides	55,700	SF	\$ 1.50	\$ 83,550
3. Remove and salvage trees as large woody debris	4	EA	\$ 600.00	\$ 2,400
4. Sawcut asphalt pavement	50	LF	\$ 2.50	\$ 125
5. Remove concrete paving (6" depth)	51	CY	\$ 35.00	\$ 1,785
6. Rotomill AC pavement and stockpile	10,000	SF	\$ 0.50	\$ 5,000
7. Remove concrete curb	143	LF	\$ 7.00	\$ 1,001
8. Remove and dispose of timber retaining wall (play area)	33	CY	\$ 35.00	\$ 1,167
9. Remove bench	5	EA	\$ 250.00	\$ 1,250
10. Remove picnic table	4	EA	\$ 250.00	\$ 1,000
11. Remove half picnic table	1	EA	\$ 250.00	\$ 250
12. Play area demolition	1	LS	\$ 5,000.00	\$ 5,000
13. Misc debris removal	1	LS	\$ 2,000.00	\$ 2,000
Subtotal Demolition & Clearing				\$ 117,414
2. Temporary Facilities				
a. Temporary construction fencing	1,200	LF	\$ 6.60	\$ 7,920
b. Temporary in-water sediment curtain	800	LF	\$ 35.00	\$ 28,000
c. Temporary tree protection fencing	1,000	LF	\$ 6.60	\$ 6,600
d. Temporary erosion and sediment control	1	LS	\$ 10,000.00	\$ 10,000
Subtotal Temporary Facilities				\$ 52,520
3. Earthwork				
a. Lawn restoration cut and fill	140	CY	\$ 10.00	\$ 1,400
b. Lawn excavation	140	CY	\$ 10.00	\$ 1,400
c. Transport and off-site disposal of excess lawn excavation area soils	210	TON	\$ 50.00	\$ 10,500
d. Land-based excavation for pocket beach (includes overexcavation)	420	CY	\$ 10.00	\$ 4,200
e. Transport and off-site disposal of excavated upper bank materials	600	TON	\$ 50.00	\$ 30,000
f. Excavation for Rain Garden	93	CY	\$ 10.00	\$ 926
g. Transport and off-site disposal of excavated rain garden materials	139	TON	\$ 50.00	\$ 6,944
h. Placement of rain garden soil	37	CY	\$ 35.00	\$ 1,296
i. Upland cut and fill for hillside pathways (switchback pathways and play area pathway)	152	CY	\$ 10.00	\$ 1,519
j. Upland cut and fill for upper parking area sidewalk	15	CY	\$ 10.00	\$ 146
Subtotal Earthwork				\$ 58,331

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013					
4. Shoreline Protection					
	a. Place cobble adjacent to concrete abutment	44	CY	\$ 55.00	\$ 2,444
	b. Place gravel/cobble in front of concrete bulkhead	40	CY	\$ 55.00	\$ 2,200
	c. Excavate behind concrete bulkhead, place fabric and backfill	1	LS	\$ 26,000.00	\$ 26,000
	d. Place gravel/coarse sand at pocket beach (2-ft depth)	200	CY	\$ 55.00	\$ 11,000
	e. Place gravel/coarse sand at concrete steps	180	CY	\$ 55.00	\$ 9,900
	f. Salvaged rockery along southern portion of pocket beach	372	FF	\$ 25.00	\$ 9,300
	g. Half-buried log edge	144	LF	\$ 20.00	\$ 2,880
	h. Place driftwood	7	EA	\$ 600.00	\$ 4,200
Subtotal Shoreline Protection					\$ 67,924
5. Architecture					
	a. Photovoltaic panels on existing restroom and pump station buildings	1	LS	\$ 20,000.00	\$ 20,000
	b. Picnic shelter	1	LS	\$ 70,000.00	\$ 70,000
Subtotal Architecture					\$ 90,000
6. CIP Concrete and Gravel					
6.1. Cast-in-place curbs and walls					
	a. Install Parking Wheelstops	18	EA	\$ 66.00	\$ 1,188
6.2. Cast-in-place concrete sidewalks					
	a. Standard concrete sidewalk at parking area	1,600	SF	\$ 4.50	\$ 7,200
	b. Crushed surfacing base coarse for sidewalks (2-inch)	15	TON	\$ 18.00	\$ 270
	c. Concrete sidewalk ramp at lower parking area	1	EA	\$ 1,500.00	\$ 1,500
6.3. Concrete paving					
	a. Concrete paths	6,420	SF	\$ 8.00	\$ 51,360
	b. Crushed rock base for concrete paving (2-inch)	40	CY	\$ 35.00	\$ 1,387
	c. Concrete mowstrip	90	LF	\$ 30.00	\$ 2,700
	d. Crushed rock base for concrete mowstrip (2-inch)	1	CY	\$ 35.00	\$ 19
	e. Seatwall (play area)	200	LF	\$ 100.00	\$ 20,000
	f. Hillside stairs	300	LF	\$ 100.00	\$ 30,000
	g. Shoreline stairs (at picnic areas)	50	LF	\$ 100.00	\$ 5,000
	h. Install concrete paving at entry plaza	1,700	SF	\$ 8.00	\$ 13,600
	i. Crushed rock base for entry plaza (2-inch)	10	CY	\$ 35.00	\$ 367
	j. Stairs (entry plaza)	105	LF	\$ 100.00	\$ 10,500
6.3. Gravel pathways					
	a. Hillside crushed gravel pathways (4-inch)	34	CY	\$ 45.00	\$ 1,540
6.4 Repair Shoreline Concrete Steps					
	a. Grout cracks of existing steps	1	LS	\$ 5,000.00	\$ 5,000
Subtotal CIP Concrete					\$ 151,632

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013					
7. AC Paving and Pavement Markings					
a. Install Hot Mix Asphalt Paving (3-inch)	111	TON	\$ 80.00	\$	8,889
b. Install Crushed Surfacing Asphalt Paving (2-inch)	74	TON	\$ 18.00	\$	1,333
c. Install Gravel Base for Asphalt Paving (10-inch)	370	TON	\$ 25.00	\$	9,259
d. Apply Seal Coat to Existing Asphalt Paving	1,111	SY	\$ 3.00	\$	3,333
e. Regulatory Signage	1	LS	\$ 1,500.00	\$	1,500
f. Install Striping for Parking, Crosswalks, Traffic Symbols	1	LS	\$ 1,000.00	\$	1,000
Subtotal AC Paving and Pavement Markings				\$	25,315
8. Site Furnishings					
a. Install rockery wall along hillside pathways	3,060	FF	\$ 25.00	\$	76,500
b. Install rockery wall along entry driveway	1,590	FF	\$ 25.00	\$	39,750
c. Install trash receptacle	2	EA	\$ 350.00	\$	700
d. Install recycling receptacle	2	EA	\$ 350.00	\$	700
e. Install bench	10	EA	\$ 1,700.00	\$	17,000
f. Install entry sign	1	LS	\$ 5,000.00	\$	5,000
g. Relocate Richard Beyer sculpture	1	LS	\$ 50,000.00	\$	50,000
h. Install outdoor shower	1	EA	\$ 10,000.00	\$	10,000
i. Install picnic tables	3	EA	\$ 3,900.00	\$	11,700
j. Install barbecues	3	EA	\$ 220.00	\$	660
k. Install removeable lifeguard chair	1	EA	\$ 1,000.00	\$	1,000
l. Install A-frame bike rack	2	EA	\$ 400.00	\$	800
m. Install seasonal boat launch float	1	LS	\$ 114,100.00	\$	114,100
n. Install picnic tables in shelter	2	EA	\$ 3,900.00	\$	7,800
o. Handrail for hillside stairs	155	LF	\$ 65.00	\$	10,075
p. Handrail for shoreline stairs	16	LF	\$ 65.00	\$	1,040
Subtotal Site Furnishing				\$	346,825
9. Pier Improvements					
a. Replace nearshore wood decking with 1.5" fiber glass grated decking	800	SF	\$ 20.00	\$	16,000
b. Replace swim ladders	6	EA	\$ 390.00	\$	2,340
c. Upgrade decking and pier structure	1	LS	\$ 150,000.00	\$	150,000
Subtotal Pier Improvements				\$	168,340
10. Utilities					
a. Field Locate of Utilities for Construction	1	LS	\$ 1,000.00	\$	1,000
b. Pothole to Verify Location and Depth of Existing Utilities	4	EA	\$ 850.00	\$	3,400
c. Stormwater Improvements	1	LS	\$ 25,000.00	\$	25,000
d. Seep water reuse for toilet flushing	1	LS	\$ 45,000.00	\$	45,000
e. Lawn restoration underdrain	1	LS	\$ 24,000.00	\$	24,000
Subtotal Utilities				\$	98,400

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013					
11. Play Area					
	a. Poured in place - rubber surfacing	2,800	SF	\$ 13.00	\$ 36,400
	b. Engineered wood fiber surfacing	37	CY	\$ 25.00	\$ 926
	c. Crushed rock base for rubber surfacing	39	TON	\$ 18.00	\$ 700
	d. Geotextile and drains for wood fiber surfacing	1	LS	\$ 4,000.00	\$ 4,000
	e. New play equipment	1	LS	\$ 73,200.00	\$ 73,200
	f. Hillside slide	1	LS	\$ 12,300.00	\$ 12,300
	g. Hillside rock steps	150	LF	\$ 100.00	\$ 15,000
Subtotal Shoreline Protection					\$ 142,526
12. Planting					
	a. Import and place topsoil (6 inch depth) in all planting areas	705	CY	\$35.00	\$ 24,680
	b. Import and place drainage layer for lawn restoration (12" depth)	287	CY	\$35.00	\$ 10,046
	c. Jute matting	545	SY	\$6.00	\$ 3,272
	d. Upland deciduous tree (2" cal.)	5	EA	\$330.00	\$ 1,650
	e. Native deciduous tree (5 gallon)	48	EA	\$65.00	\$ 3,120
	f. Native coniferous tree (4-6 feet)	47	EA	\$85.00	\$ 3,995
	g. Shrub (2 gallon, 5-ft O.C.)	559	EA	\$25.00	\$ 13,975
	h. Groundcover (1 gallon, 3-ft O.C.)	832	EA	\$14.00	\$ 11,648
	i. Perennial flowers 1 gal, 2' O.C.	376	EA	\$14.00	\$ 5,264
	j. Rain garden emergents (1 gal. 2-ft O.C.)	900	EA	\$14.00	\$ 12,600
	k. Hydroseeding	18,100	SF	\$0.33	\$ 5,973
	l. Mulch (3" depth)	431	CY	\$35.00	\$ 15,080
Subtotal Planting					\$ 111,304
13. Irrigation					
	a. Irrigation system	44,257	SF	\$ 1.20	\$ 53,109
Subtotal Irrigation					\$ 53,109

Opinion of Probable Construction Cost - Final Renovation Plan, ENTIRE PROJECT, November 2013					
14. Entry Triangle					
	a. Demolition & Clearing	1	LS	\$7,018.00	\$ 7,018
	b. Temporary Facilities	1	LS	\$4,302.00	\$ 4,302
	c. CIP Concrete and Gravel	1	LS	\$17,470.00	\$ 17,470
	d. Planting	1	LS	\$168,079.00	\$ 168,079
	e. Irrigation	1	LS	\$10,560.00	\$ 10,560
Subtotal Entry Triangle					\$ 207,429
					Subtotal Construction \$ 1,691,068
					Mobilization 10% \$ 169,107
					Subtotal \$ 1,860,175
					Design Contingency (20%) \$ 372,035
					Subtotal \$ 2,232,210
					Construction Contingency (10%) \$ 223,221
					Subtotal \$ 2,455,431
					Sales Tax (9.5%) \$ 233,266
TOTAL OPINION OF PROBABLE CONSTRUCTION COST					\$ 2,688,697
Construction Related Costs (Soft Costs) Including Design, Engineering, Permitting, Construction Management, and Construction Inspection (35%)					\$ 941,044
TOTAL PROJECT COST					\$ 3,629,741

All costs are in 2013 dollars. Escalation costs are not included.

In providing opinions of probable construction cost, the Client (City of Kirkland) understands that the Consultant (Anchor QEA L.L.C.) has no control over the cost or availability of labor, equipment or materials, or over market condition or the Contractor's method of pricing, and the consultant's opinions of probable construction costs are made on the basis of the Consultant's professional judgment and experience. The Consultant makes no warranty, expressed or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's opinion of probable construction cost.

Phasing costs are not included.

Opinion of Probable Construction Cost - Final Renovation Plan, PHASE 1, November 2013				
Item	Qty.	Unit	Unit Cost	Subtotal
1. Site Preparation				\$ 19,847
2. Lawn Restoration				\$ 89,171
3. Pathways, Stairs, and Site Furnishings				\$ 88,814
4. Driveway Stormwater Improvements				\$ 30,400
5. Pocket Beach and Shoreline Planting				\$ 81,256
6. Play Area				\$ 144,993
Subtotal Construction				\$ 454,481
Mobilization 10%				\$ 45,448
Subtotal				\$ 499,929
Design Contingency (20%)				\$ 99,986
Subtotal				\$ 599,915
Construction Contingency (10%)				\$ 59,991
Subtotal				\$ 659,906
Sales Tax (9.5%)				\$ 62,691
TOTAL PHASE 1 OPINION OF PROBABLE CONSTRUCTION COST*				\$ 722,597

All costs are in 2013 dollars.

In providing opinions of probable construction cost, the Client (City of Kirkland) understands that the Consultant (Anchor QEA L.L.C.) has no control over the cost or availability of labor, equipment or materials, or over market condition or the Contractor's method of pricing, and the consultant's opinions of probable construction costs are made on the basis of the Consultant's professional judgment and experience. The Consultant makes no warranty, expressed or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's opinion of probable construction cost.

*Not Included: Design/Engineering Fees, Project Management, Survey, Planning & Design Review, Bidding, Construction Phase Project Management & Administration, Construction Inspection, Environmental Permitting, and Permit Related Monitoring.

Opinion of Probable Construction Cost - Final Renovation Plan, FUTURE PHASES, November 2013				
Item	Qty.	Unit	Unit Cost	Subtotal
1. Lower Parking Area, Raingarden, and Rockery Wall along Driveway				\$ 75,480
2. Upper Parking Area				\$ 40,290
3. Hillside Switchback Paths				\$ 84,819
4. Entry Plaza, Bulkhead Pathway, Swim Beach Pathway, and Site Furnishings				\$ 93,954
5. Play Area Expansion				\$ 32,345
6. Picnic Shelter and Adjacent Path				\$ 95,952
7. Swimming Area, Lifeguard Station, and Outdoor Shower				\$ 50,314
8. Pier and Bulkhead Improvements				\$ 193,320
9. Seasonal Floating Dock				\$ 124,130
10. Solar Panel and Seep Water Reuse				\$ 65,000
11. Ornamental Planting Adjacent to Park Buildings				\$ 22,222
12. Forest Restoration				\$ 133,910
13. Entry Triangle				\$ 263,679
			Subtotal Construction	\$ 1,275,414
			Mobilization 10%	\$ 127,541
			Subtotal	\$ 1,402,956
			Design Contingency (20%)	\$ 280,591
			Subtotal	\$ 1,683,547
			Construction Contingency (10%)	\$ 168,355
			Subtotal	\$ 1,851,902
			Sales Tax (9.5%)	\$ 175,931
			TOTAL FUTURE PHASES OPINION OF PROBABLE CONSTRUCTION COST	\$ 2,027,832
			Construction Related Costs (Soft Costs) Including Design, Engineering, Permitting, Construction Management, and Construction Inspection (35%)	\$ 709,741
			TOTAL FUTURE PHASES PROJECT COST	\$ 2,737,574
All costs are in 2013 dollars. Escalation costs are not included.				
In providing opinions of probable construction cost, the Client (City of Kirkland) understands that the Consultant (Anchor QEA L.L.C.) has no control over the cost or availability of labor, equipment or materials, or over market condition or the Contractor's method of pricing, and the consultant's opinions of probable construction costs are made on the basis of the Consultant's professional judgment and experience. The Consultant makes no warranty, expressed or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's opinion of probable construction cost.				
Phasing costs are not included.				



CITY OF KIRKLAND

Department of Parks & Community Services

505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300

www.kirklandwa.gov

MEMORANDUM

To: Park Board
From: Michael Cogle, Deputy Director
Date: November 8, 2013
Subject: PROS Plan Update – Online Survey Results

Recommendation

That the Park Board review the results of the Park, Recreation and Open Space (PROS) Plan online survey.

Background

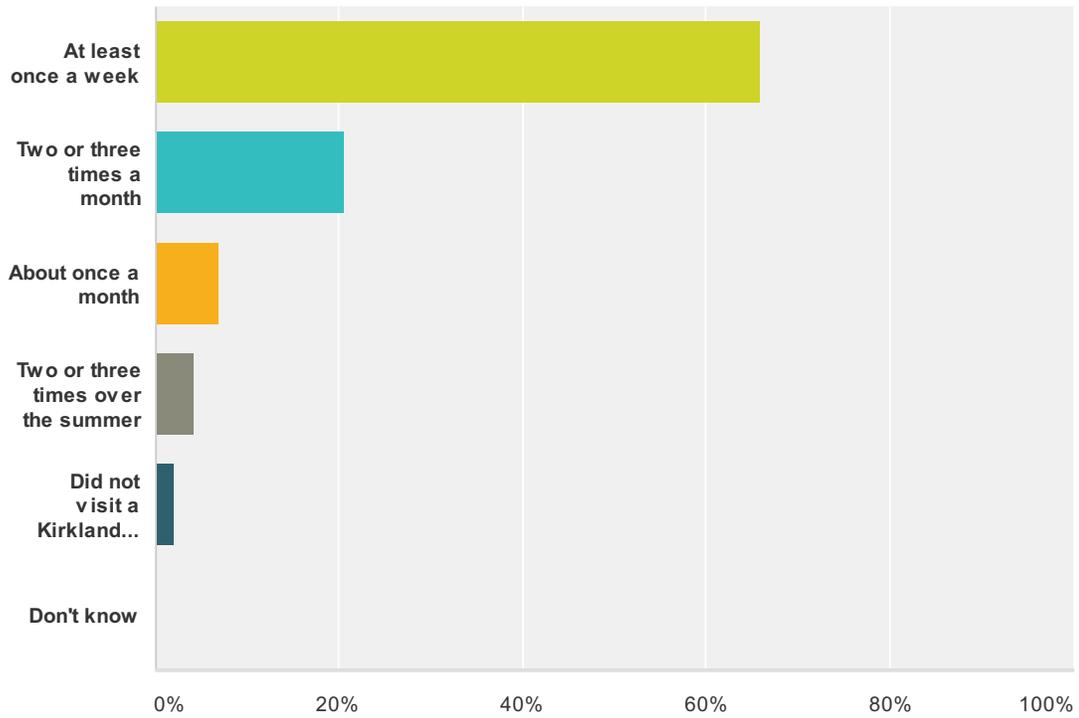
Attached please find the preliminary results from the recent online Kirkland parks and recreation survey. The survey was made available on the City's website from mid-October through November 3rd. There were 788 respondents.

Staff will present the findings in more detail at the Board's November meeting. Responses to the open-ended questions (Q7 and Q8) are still being compiled. This information will be shared with the Board once it's available.

Attachment

Q1 Thinking about this past summer, about how often has someone from your household visited a City Park in Kirkland?

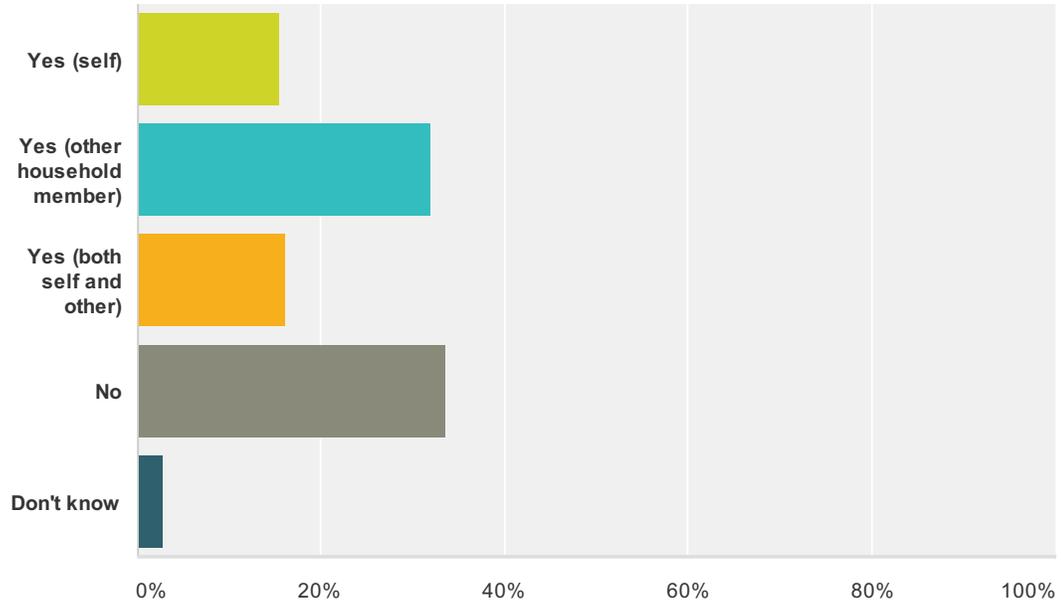
Answered: 783 Skipped: 5



Answer Choices	Responses
At least once a week	65.90% 516
Two or three times a month	20.56% 161
About once a month	6.90% 54
Two or three times over the summer	4.21% 33
Did not visit a Kirkland park	2.17% 17
Don't know	0.26% 2
Total	783

Q2 Has anyone in your household taken a class or participated in an activity sponsored by Kirkland Parks & Community Services within the last year?

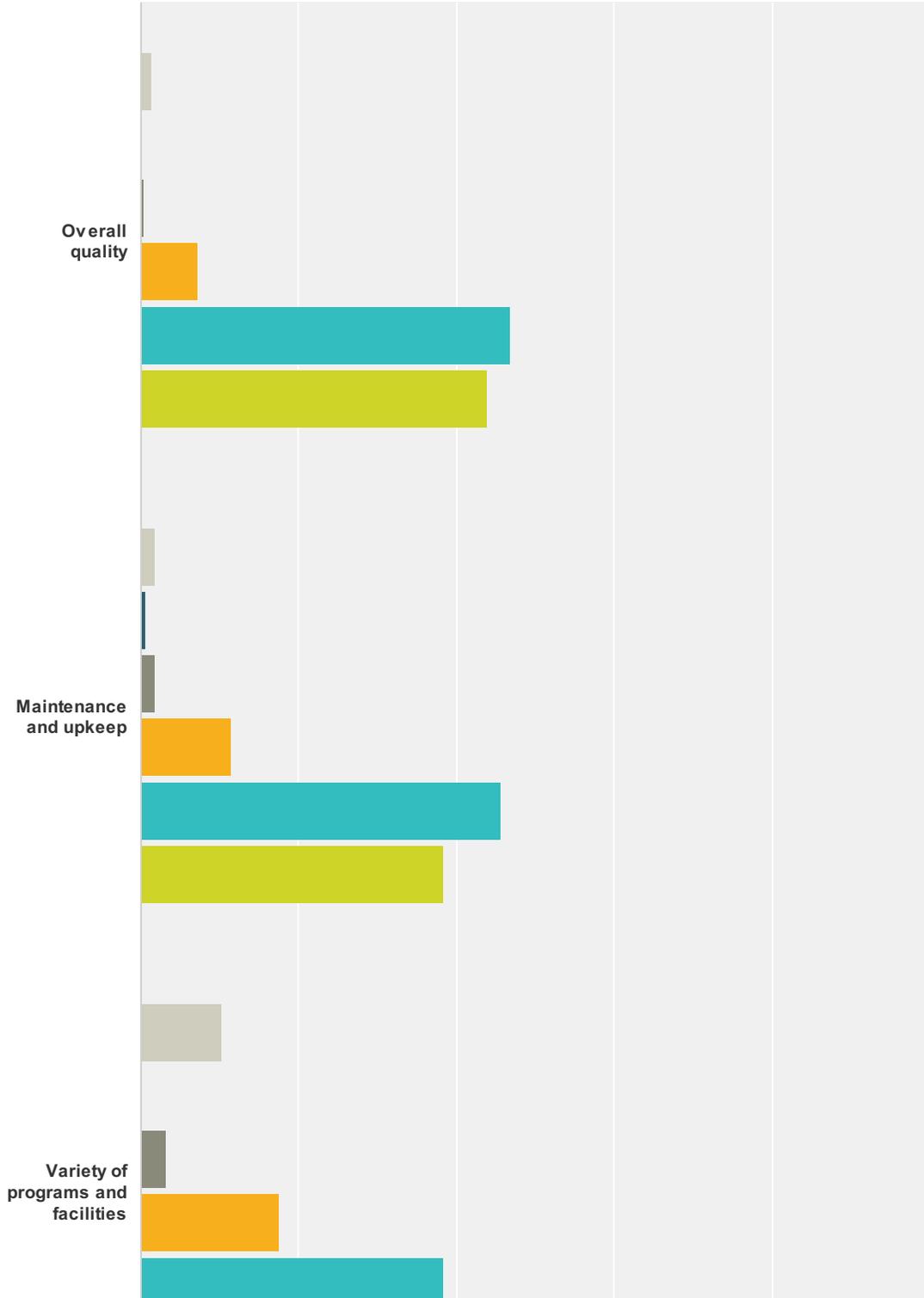
Answered: 784 Skipped: 4



Answer Choices	Responses
Yes (self)	15.56% 122
Yes (other household member)	32.02% 251
Yes (both self and other)	16.07% 126
No	33.55% 263
Don't know	2.81% 22
Total	784

Q3 Think about all the city parks and recreation facilities and programs in Kirkland. Using a letter grade, like they do in school, what grade would you give Kirkland parks and programs for... (A = Excellent, B = Good, C = Satisfactory, D = Unsatisfactory or F = Poor, DK = Don't Know)

Answered: 780 Skipped: 8

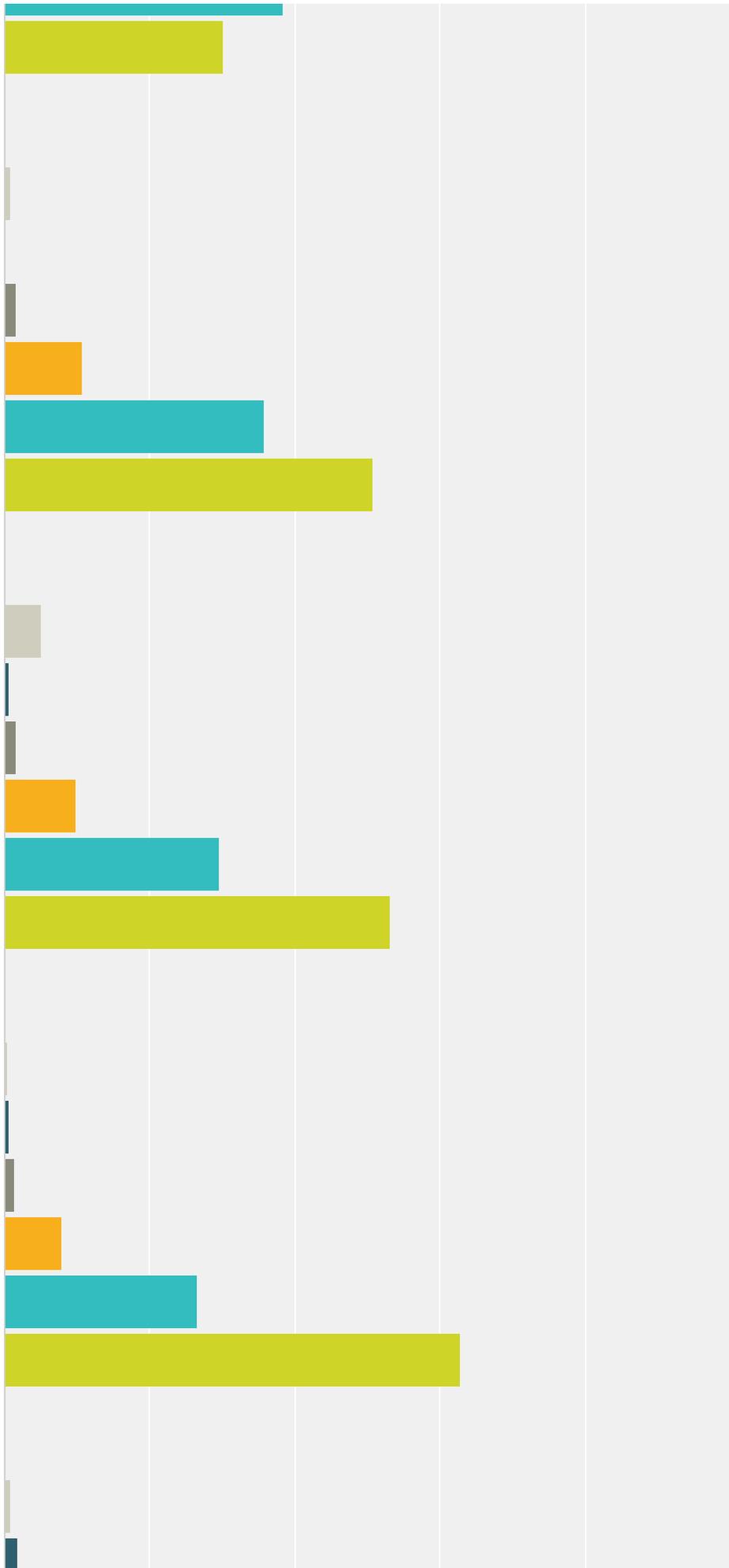


2013 Kirkland Parks and Recreation Survey

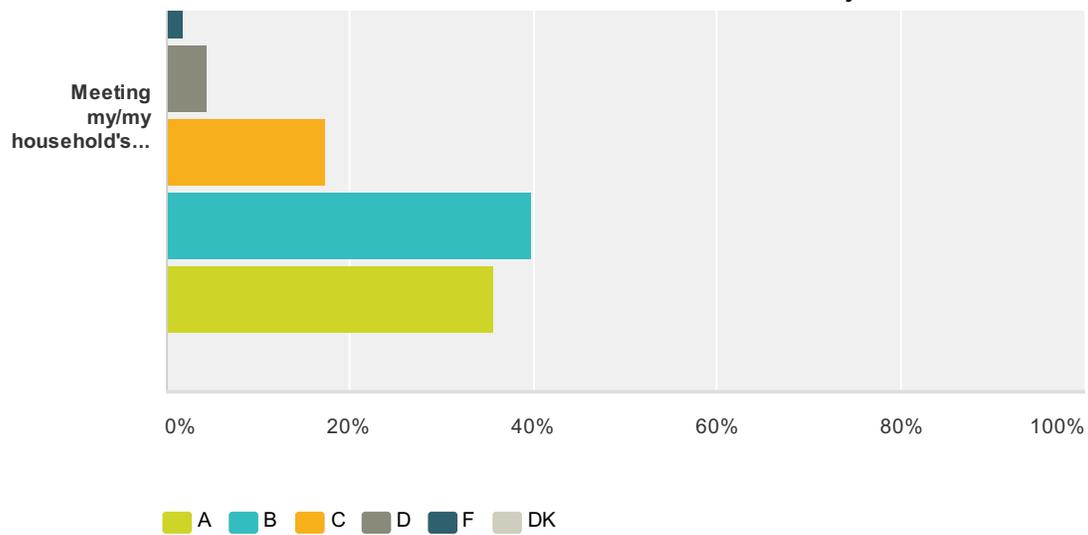
Easy to find and accessible

Affordable

Close to where I live/work



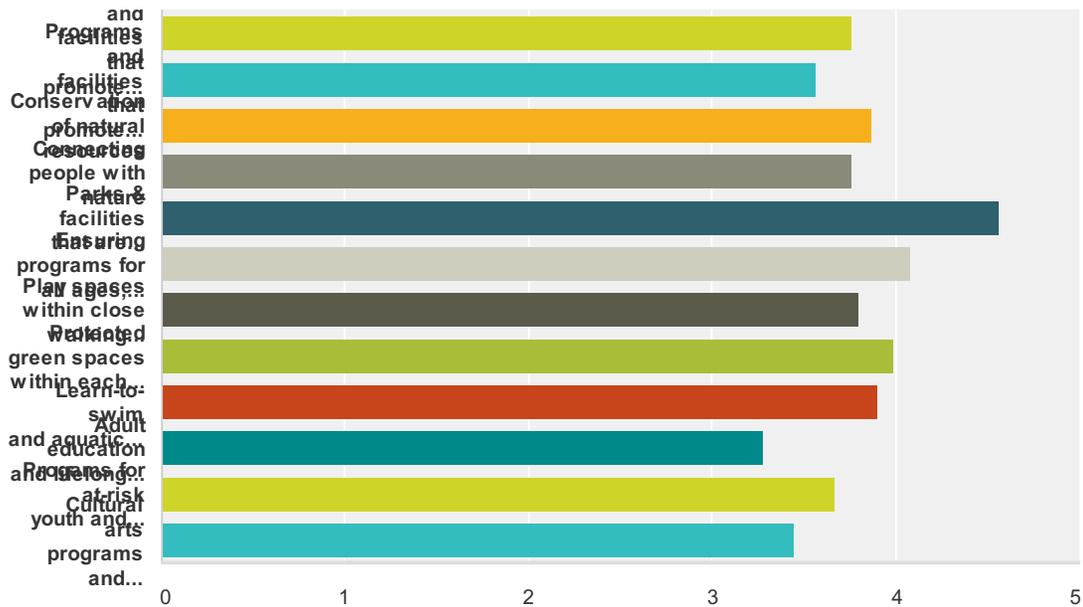
2013 Kirkland Parks and Recreation Survey



	A	B	C	D	F	DK	Total
Overall quality	43.87% 340	46.84% 363	7.23% 56	0.52% 4	0.13% 1	1.42% 11	775
Maintenance and upkeep	38.40% 298	45.62% 354	11.60% 90	1.93% 15	0.64% 5	1.80% 14	776
Variety of programs and facilities	30.21% 232	38.28% 294	17.45% 134	3.39% 26	0.39% 3	10.29% 79	768
Easy to find and accessible	50.58% 390	35.80% 276	10.64% 82	1.69% 13	0.39% 3	0.91% 7	771
Affordable	53.04% 410	29.50% 228	9.96% 77	1.68% 13	0.65% 5	5.17% 40	773
Close to where I live/work	62.71% 486	26.58% 206	7.87% 61	1.55% 12	0.77% 6	0.52% 4	775
Meeting my/my household's recreation needs	35.58% 275	39.84% 308	17.34% 134	4.53% 35	1.81% 14	0.91% 7	773

Q4 Below is a list of some services and functions provided by the city's Parks and Community Services Department. For each one, please rate how important that service or function is to you and your household.

Answered: 707 Skipped: 81



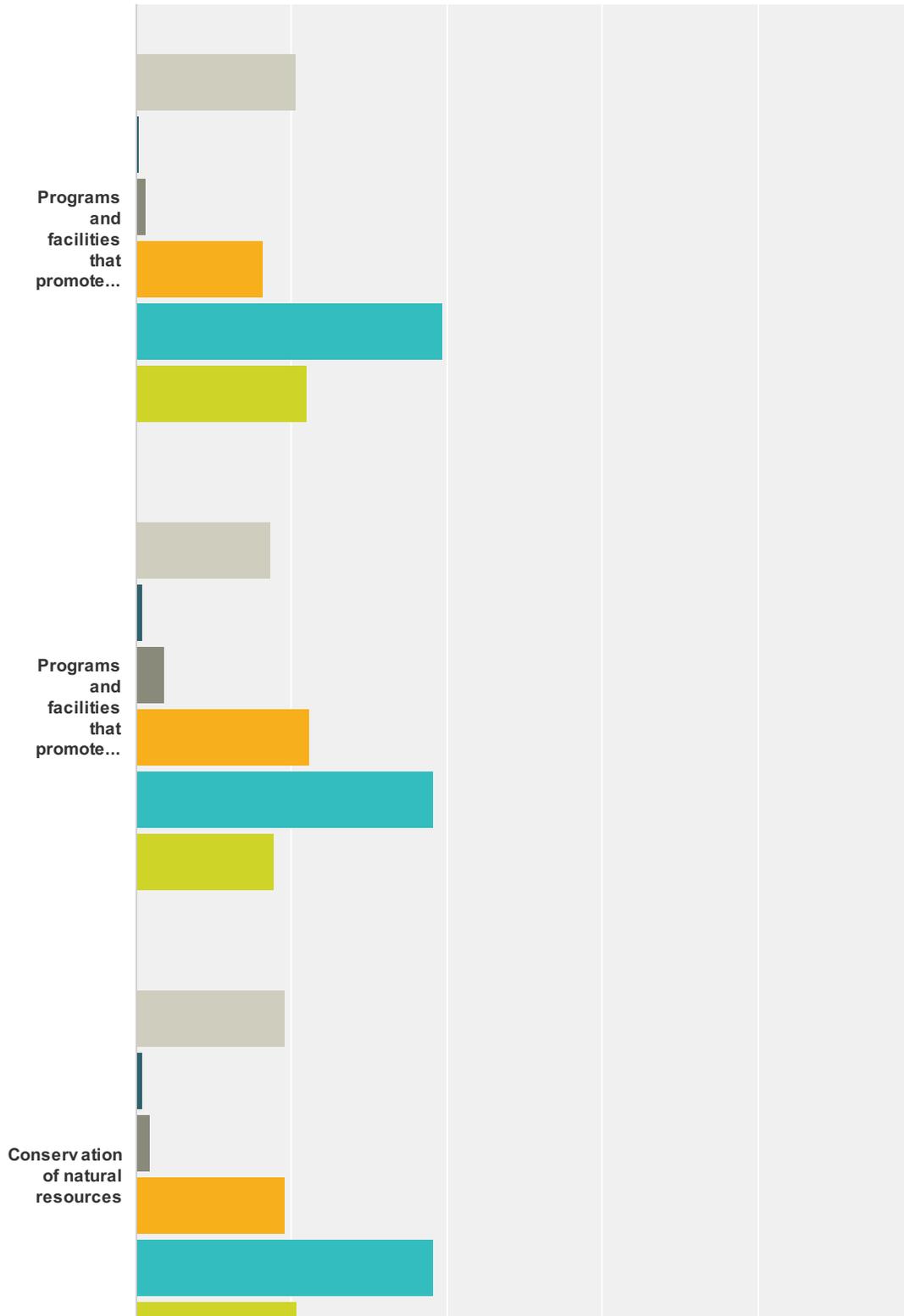
	Extremely Important	Very Important	Important	Somewhat Important	Not at all Important	Total	Average Rating
Programs and facilities that promote health and wellness	31.18% 217	32.33% 225	21.26% 148	10.49% 73	4.74% 33	696	3.75
Programs and facilities that promote a sense of community	21.79% 153	31.91% 224	30.20% 212	12.96% 91	3.13% 22	702	3.56
Conservation of natural resources	32.95% 231	33.95% 238	21.11% 148	9.84% 69	2.14% 15	701	3.86
Connecting people with nature	28.18% 197	37.20% 260	19.60% 137	11.44% 80	3.58% 25	699	3.75
Parks & facilities that are safe, attractive and functional	62.93% 443	29.55% 208	6.96% 49	0.57% 4	0% 0	704	4.55
Ensuring programs for all ages, abilities and incomes	41.88% 294	32.34% 227	18.38% 129	5.56% 39	1.85% 13	702	4.07
Play spaces within close walking distance of every home	36.80% 258	25.68% 180	21.54% 151	11.70% 82	4.28% 30	701	3.79
Protected green spaces within each neighborhood	41.25% 290	29.16% 205	18.21% 128	8.82% 62	2.56% 18	703	3.98
Learn-to-swim and aquatic safety programs	41.39% 291	25.18% 177	19.91% 140	8.53% 60	4.98% 35	703	3.89
Adult education and lifelong learning programs	17.86% 125	25.14% 176	31.14% 218	18.14% 127	7.71% 54	700	3.27
Programs for at-risk youth and teens	28.43% 199	29.57% 207	27% 189	9.57% 67	5.43% 38	700	3.66

2013 Kirkland Parks and Recreation Survey

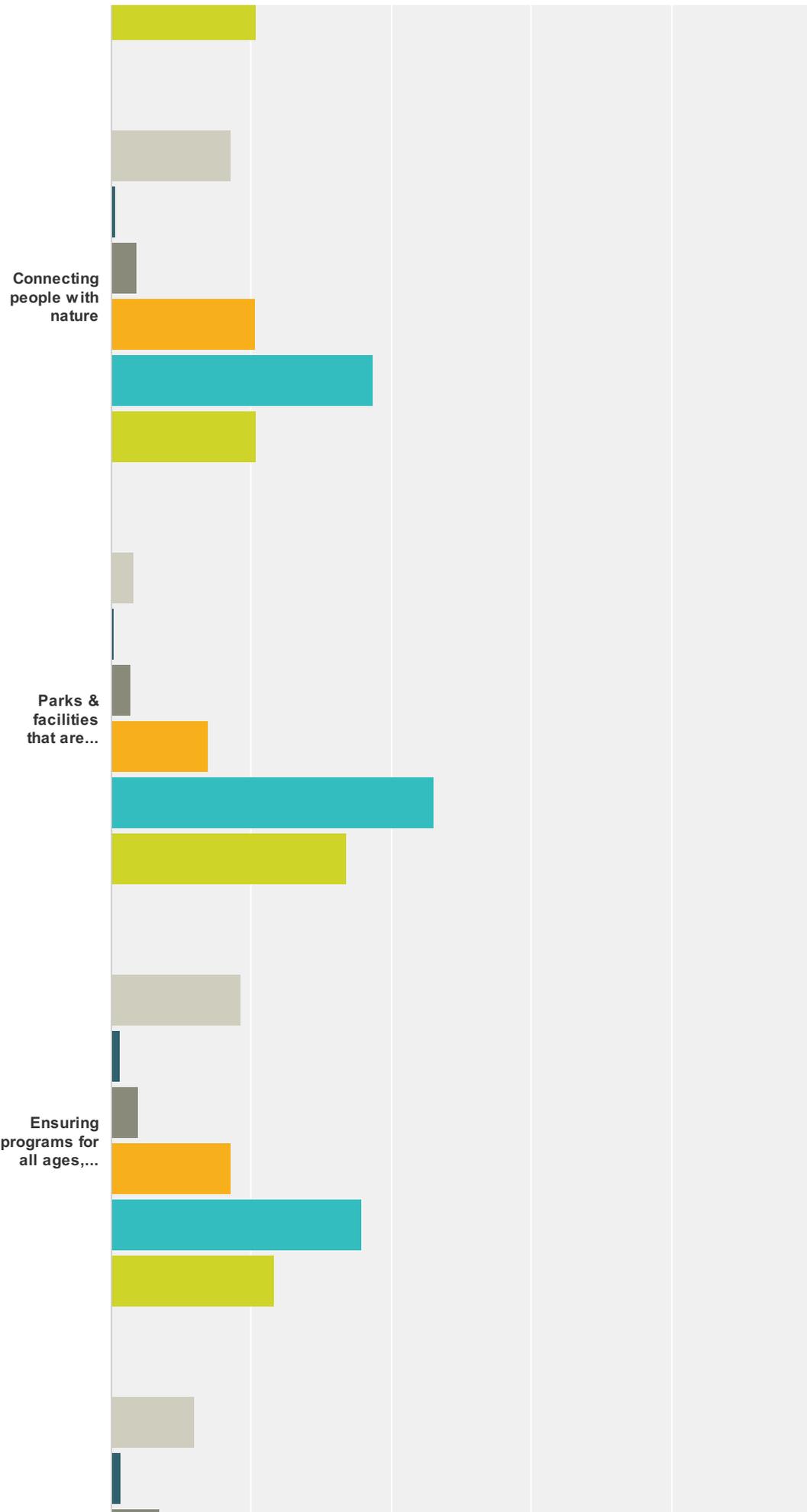
Cultural arts programs and events	17.93% 125	31.99% 223	31.71% 221	13.34% 93	5.02% 35	697	3.44
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Q5 Using the same list, please rate how you think the city's Parks and Community Services Department is doing in each area. Using a letter grade, what grade would you give Kirkland for... (A = Excellent, B = Good, C = Satisfactory, D = Unsatisfactory or F = Poor, DK = Don't Know)

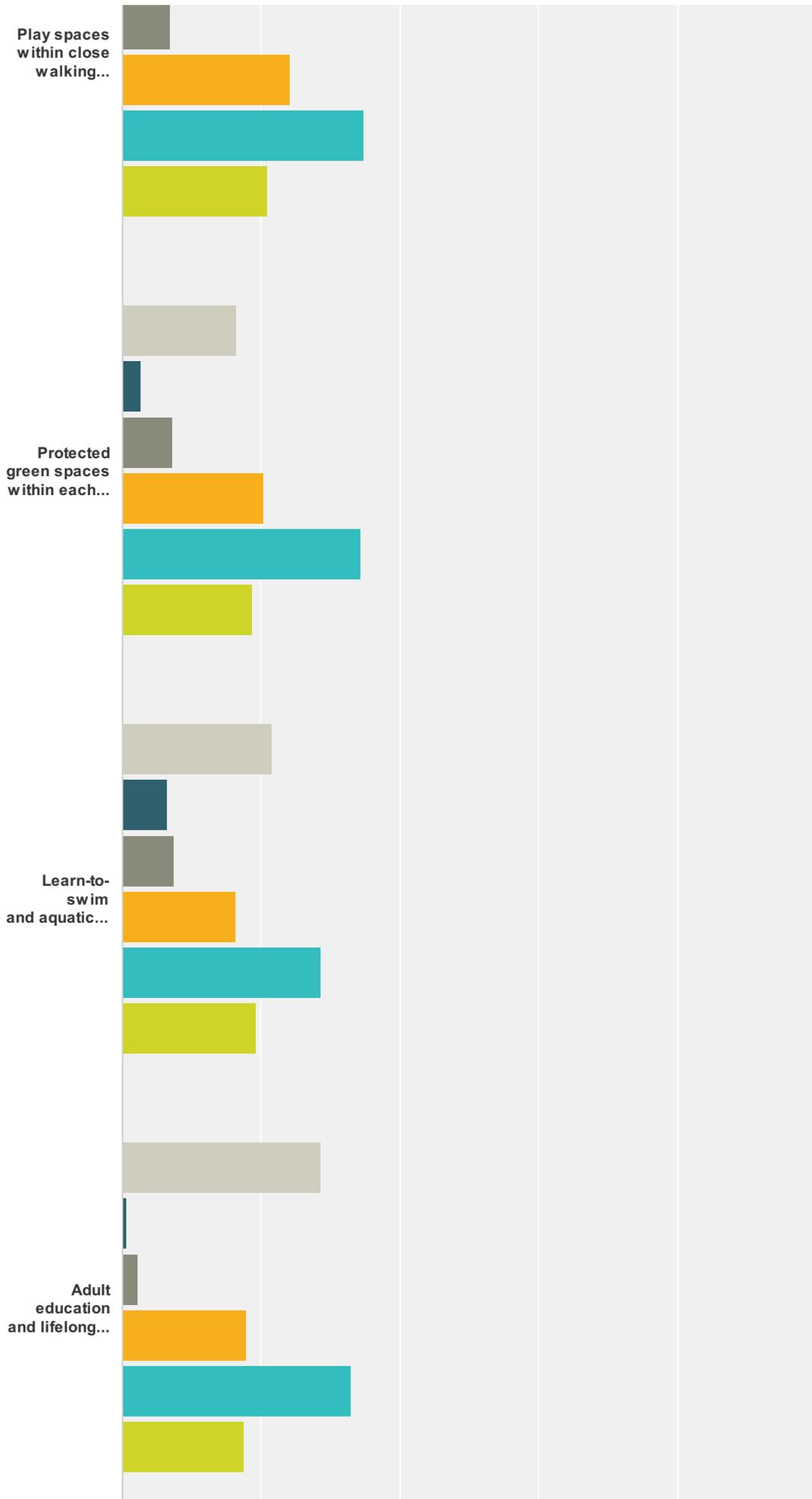
Answered: 686 Skipped: 102



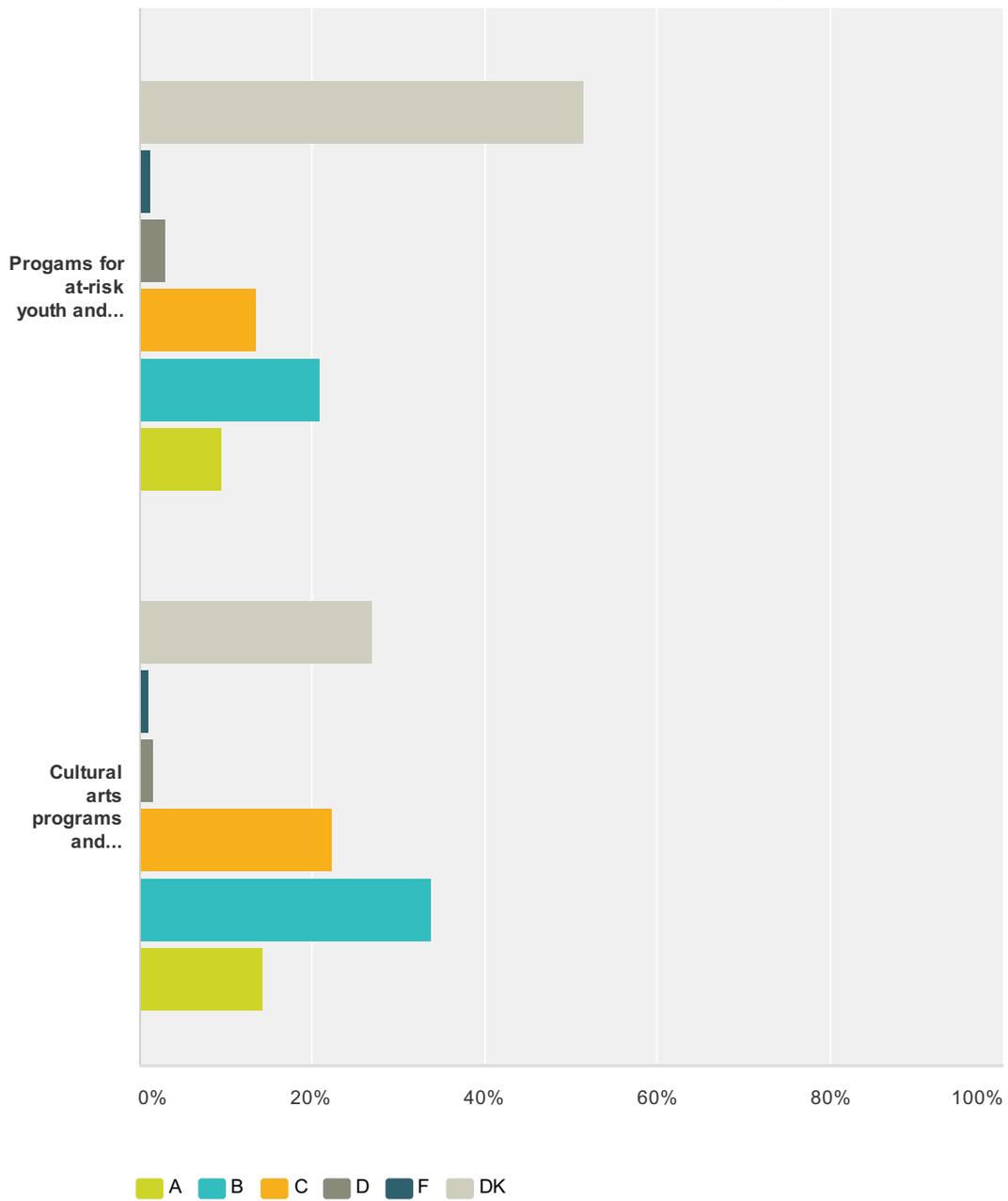
2013 Kirkland Parks and Recreation Survey



2013 Kirkland Parks and Recreation Survey



2013 Kirkland Parks and Recreation Survey



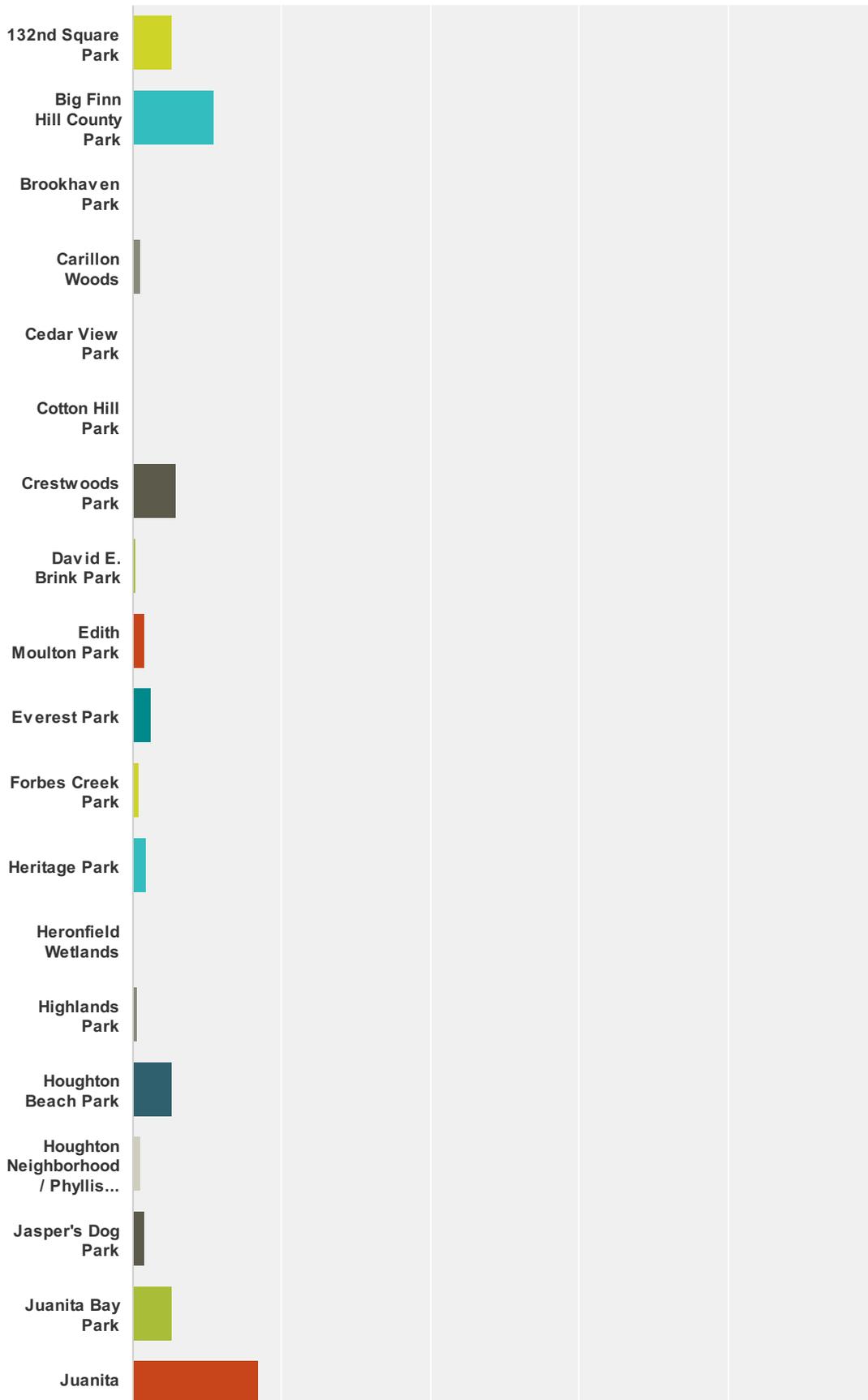
	A	B	C	D	F	DK	Total
Programs and facilities that promote health and wellness	22.01% 149	39.44% 267	16.25% 110	1.33% 9	0.44% 3	20.53% 139	677
Programs and facilities that promote a sense of community	17.70% 120	38.20% 259	22.27% 151	3.69% 25	0.88% 6	17.26% 117	678
Conservation of natural resources	20.83% 141	38.26% 259	19.05% 129	1.92% 13	0.89% 6	19.05% 129	677
Connecting people with nature	20.68% 139	37.35% 251	20.54% 138	3.72% 25	0.60% 4	17.11% 115	672
Parks & facilities that are safe, attractive and functional	33.53% 228	45.88% 312	13.82% 94	2.94% 20	0.44% 3	3.38% 23	680
Ensuring programs for all ages, abilities and incomes	23.26% 157	35.85% 242	17.19% 116	3.85% 26	1.33% 9	18.52% 125	675
Play spaces within close walking distance of every home	20.94% 143	34.70% 237	24.16% 165	6.88% 47	1.46% 10	11.86% 81	683

2013 Kirkland Parks and Recreation Survey

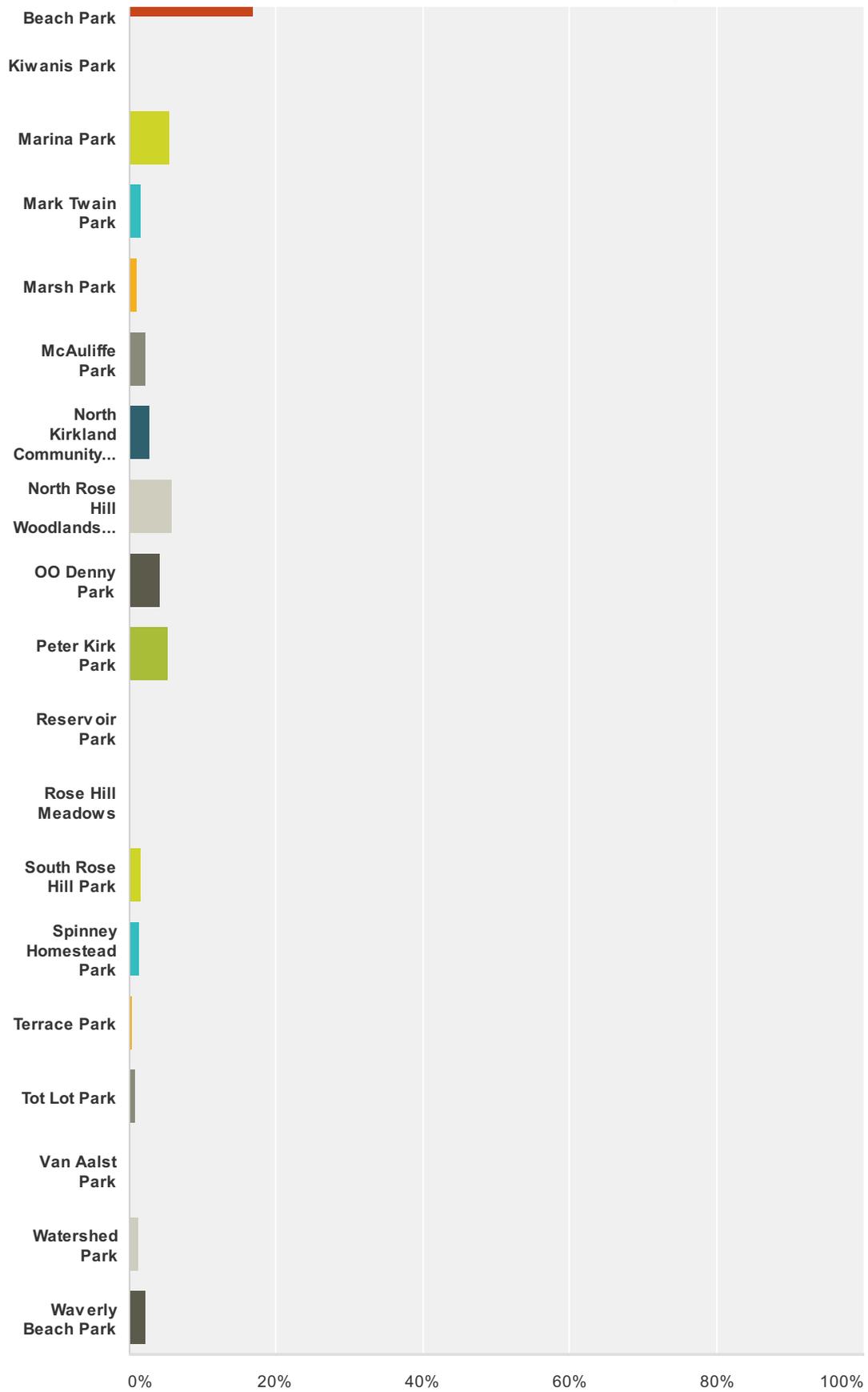
Protected green spaces within each neighborhood	18.65% 127	34.36% 234	20.41% 139	7.34% 50	2.79% 19	16.45% 112	681
Learn-to-swim and aquatic safety programs	19.38% 131	28.55% 193	16.42% 111	7.54% 51	6.51% 44	21.60% 146	676
Adult education and lifelong learning programs	17.56% 118	33.04% 222	17.86% 120	2.38% 16	0.60% 4	28.57% 192	672
Programs for at-risk youth and teens	9.57% 64	20.93% 140	13.60% 91	3.14% 21	1.35% 9	51.42% 344	669
Cultural arts programs and events	14.39% 97	33.68% 227	22.26% 150	1.78% 12	1.04% 7	26.85% 181	674

Q6 Which Kirkland park do you or members of your household visit most frequently?

Answered: 671 Skipped: 117



2013 Kirkland Parks and Recreation Survey



Answer Choices	Responses
132nd Square Park	5.37% 36
Rio Finn Hill County Park	10.88% 73

2013 Kirkland Parks and Recreation Survey

Park Name	Percentage	Count
Brookhaven Park	0%	0
Carillon Woods	1.04%	7
Cedar View Park	0%	0
Cotton Hill Park	0.30%	2
Crestwoods Park	5.81%	39
David E. Brink Park	0.45%	3
Edith Moulton Park	1.64%	11
Everest Park	2.53%	17
Forbes Creek Park	0.89%	6
Heritage Park	1.94%	13
Heronfield Wetlands	0.15%	1
Highlands Park	0.75%	5
Houghton Beach Park	5.37%	36
Houghton Neighborhood / Phyllis Needy Park	1.19%	8
Jasper's Dog Park	1.64%	11
Juanita Bay Park	5.37%	36
Juanita Beach Park	16.99%	114
Kiwanis Park	0.15%	1
Marina Park	5.51%	37
Mark Twain Park	1.79%	12
Marsh Park	1.04%	7
McAuliffe Park	2.38%	16
North Kirkland Community Center Park	2.83%	19
North Rose Hill Woodlands Park	5.81%	39
OO Denny Park	4.32%	29
Peter Kirk Park	5.22%	35
Reservoir Park	0%	0
Rose Hill Meadows	0.15%	1
South Rose Hill Park	1.79%	12
Spinney Homestead Park	1.49%	10
Terrace Park	0.45%	3
Tot Lot Park	0.89%	6
Van Aalst Park	0.15%	1
Watershed Park	1.34%	9
Waverly Beach Park	2.38%	16

2013 Kirkland Parks and Recreation Survey

Total

671

Q7 Have you visited a park in another community that made you wish we had a park like it in Kirkland?

Answered: 330 Skipped: 458

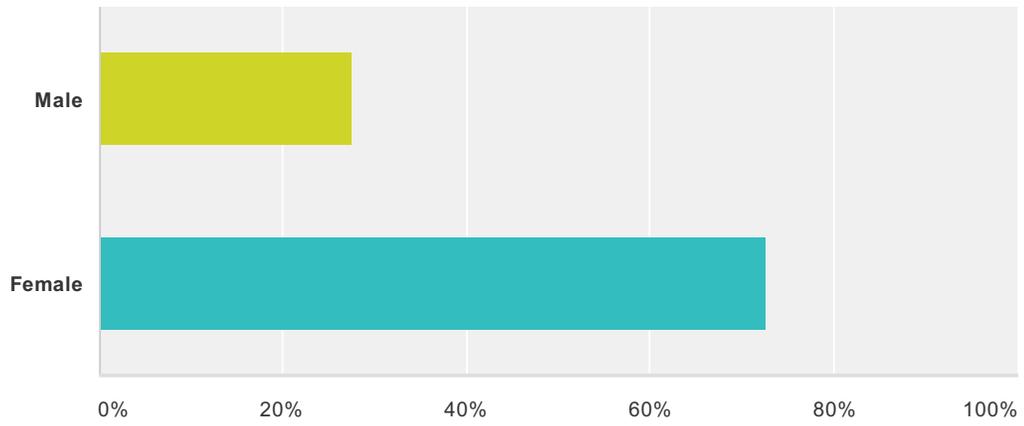
Answer Choices	Responses	
Name of Park	96.67%	319
City:	95.45%	315
What do you especially like about this park?	98.18%	324

Q8 Please share anything else you would like to say about parks and recreation services in Kirkland

Answered: 373 Skipped: 415

Q9 What is your gender?

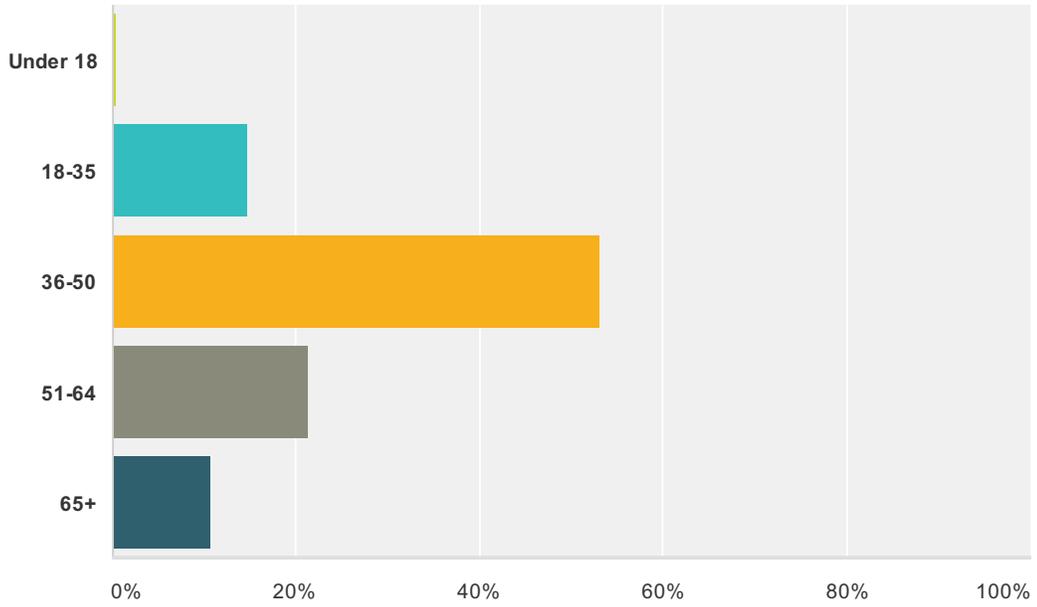
Answered: 688 Skipped: 100



Answer Choices	Responses
Male	27.62% 190
Female	72.38% 498
Total	688

Q10 How old are you?

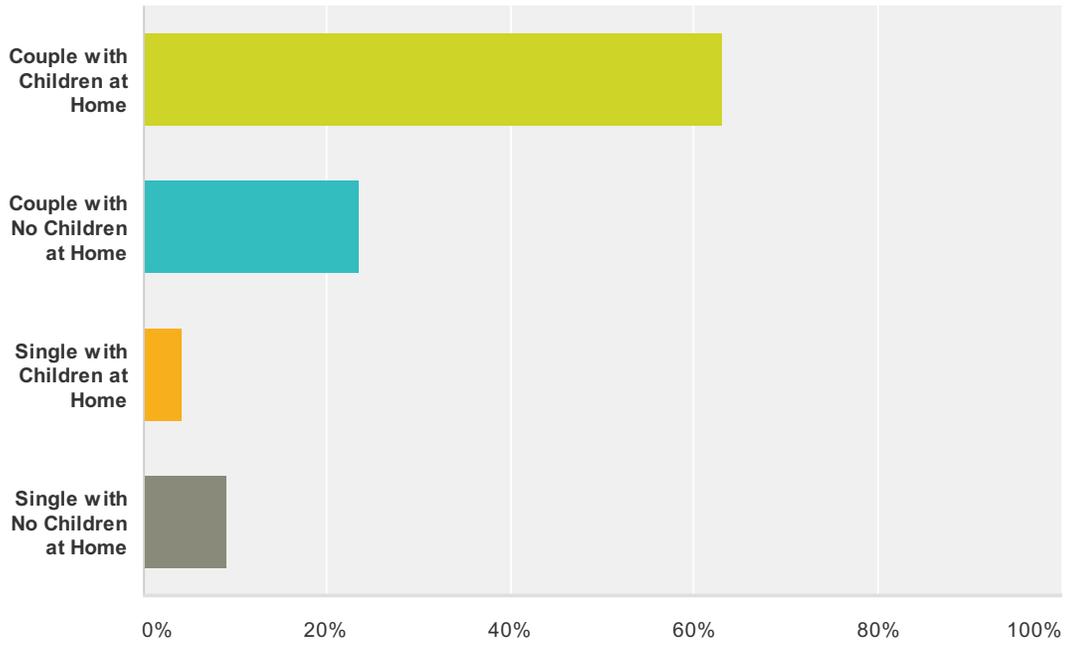
Answered: 687 Skipped: 101



Answer Choices	Responses
Under 18	0.44% 3
18-35	14.70% 101
36-50	52.98% 364
51-64	21.25% 146
65+	10.63% 73
Total	687

Q11 Which of these best describes your household at this time:

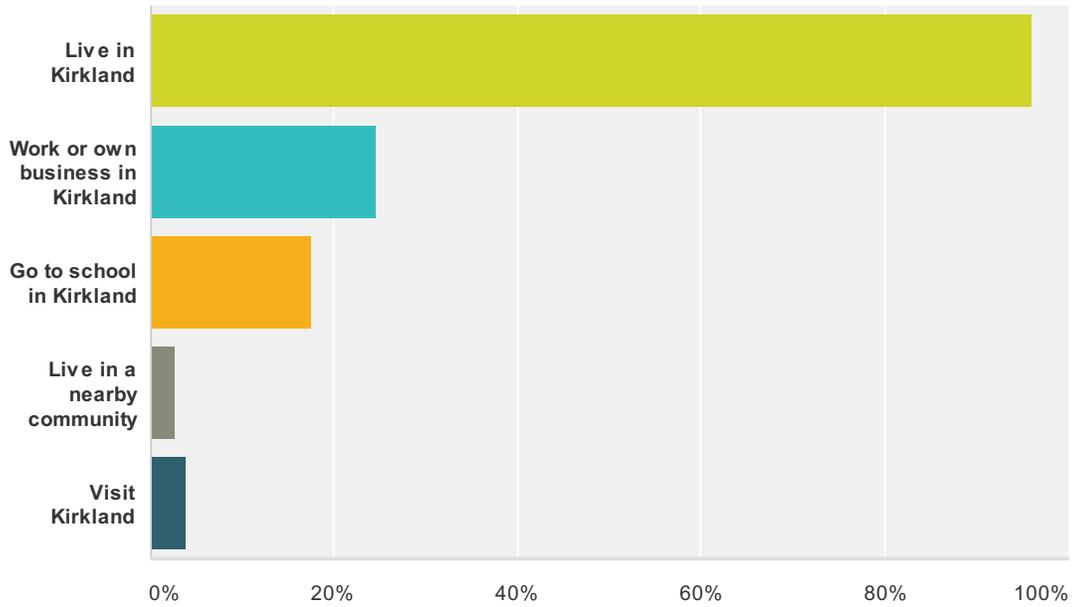
Answered: 685 Skipped: 103



Answer Choices	Responses
Couple with Children at Home	63.07% 432
Couple with No Children at Home	23.50% 161
Single with Children at Home	4.23% 29
Single with No Children at Home	9.20% 63
Total	685

Q12 Do you live, work, or go to school in Kirkland? (select all that apply):

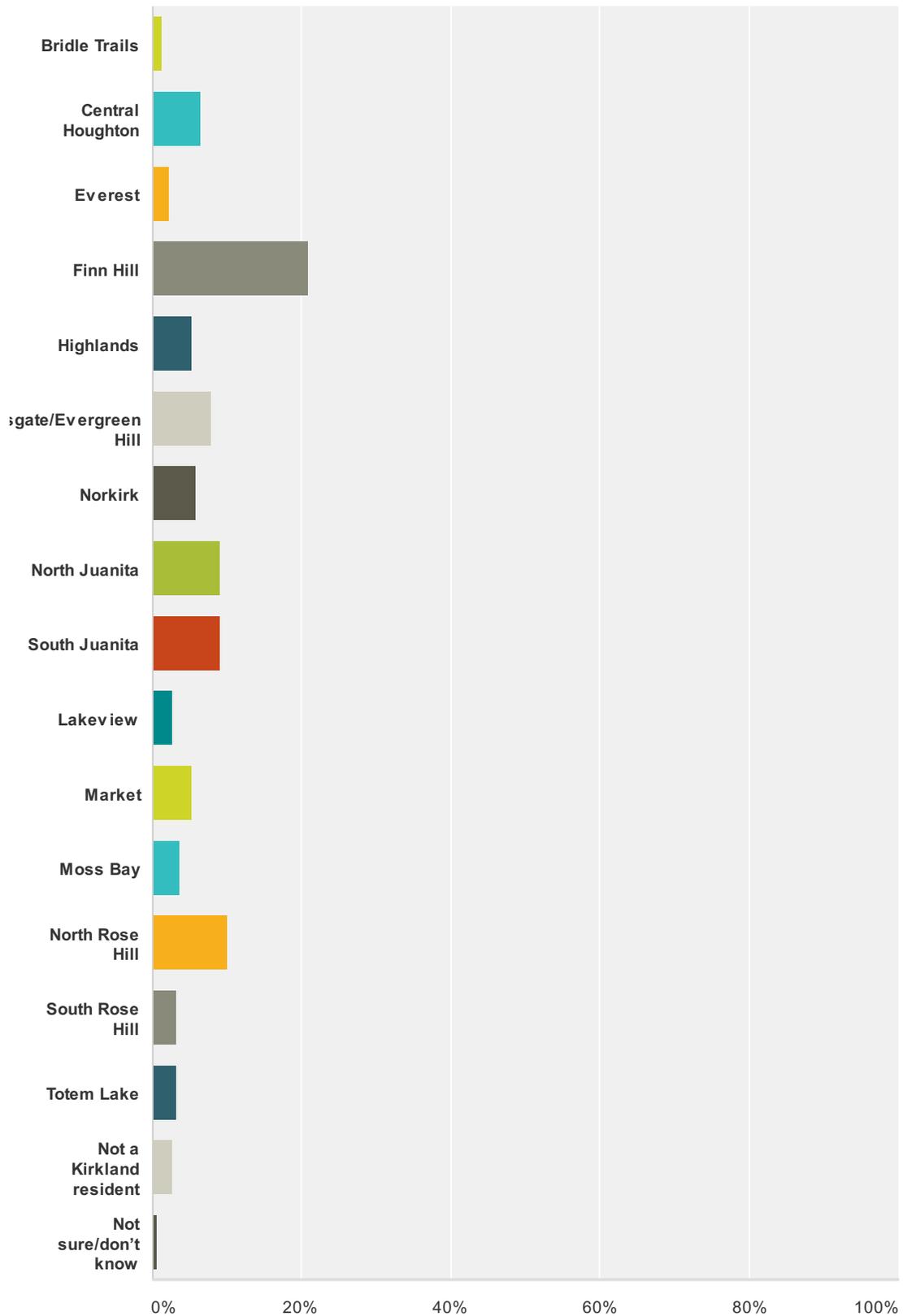
Answered: 690 Skipped: 98



Answer Choices	Responses
Live in Kirkland	95.94% 662
Work or own business in Kirkland	24.64% 170
Go to school in Kirkland	17.54% 121
Live in a nearby community	2.61% 18
Visit Kirkland	3.91% 27
Total Respondents: 690	

Q13 In which Kirkland neighborhood do you live?

Answered: 687 Skipped: 101



Answer Choices	Responses
----------------	-----------

2013 Kirkland Parks and Recreation Survey

Bridle Trails	1.31%	9
Central Houghton	6.55%	45
Everest	2.33%	16
Finn Hill	20.96%	144
Highlands	5.24%	36
Kingsgate/Evergreen Hill	8.01%	55
Norkirk	5.82%	40
North Juanita	9.17%	63
South Juanita	9.02%	62
Lakeview	2.62%	18
Market	5.39%	37
Moss Bay	3.78%	26
North Rose Hill	10.04%	69
South Rose Hill	3.20%	22
Totem Lake	3.20%	22
Not a Kirkland resident	2.62%	18
Not sure/don't know	0.73%	5
Total		687



CITY OF KIRKLAND

Department of Parks & Community Services

505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300

www.kirklandwa.gov

MEMORANDUM

To: Park Board

From: Jennifer Schroder, CPRP, Director

Date: November 8, 2013

Subject: Seattle Tilth Proposal for McAuliffe Park

Recommendation

That the Park Board review and discuss the attached letter from Seattle Tilth expressing interest in partnering with the City at McAuliffe Park.

Background

Recently, Seattle Tilth Executive Director Andrea Dwyer sent a letter to City Manager Kurt Triplett expressing interest in working with the City to “realize the vision contained in the McAuliffe Park Master Plan.” A copy of the letter is attached.

Staff will be prepared to discuss with the Board some possible next steps, including in the near term a solicitation of proposals from any and all organizations with interest in McAuliffe Park.

As further background, a copy of the McAuliffe Park Master Plan is attached.

Attachments

RECEIVED

August 20, 2013

AUG 23 2013

Kurt Triplett
City Manager
123 Fifth Avenue
Kirkland, WA 98033

CITY OF KIRKLAND
CITY MANAGER'S OFFICE



Dear Mr. Triplett,

I am writing to express our keen interest in working with the city of Kirkland to fully realize the vision contained in the McAuliffe Park Master Plan. Seattle Tilth has extensive knowledge and experience that will contribute to the long-term success of the park, and will provide new and exciting services for the residents of Kirkland.

For decades, Seattle Tilth has been a trusted source for organic gardening education. We offer a wide array of hands-on educational programs, classes, and events all designed to teach people how to grow food organically while safeguarding our unique environment. In recent years, we've expanded our programs to include business training and incubation for small farmers, nutrition and cooking education, and job training for teens. Although we got our start in Seattle thirty-five years ago, our programs are applicable throughout the region and transfer comfortably to Kirkland and the Eastside.

As we have demonstrated through our long standing partnership with the city of Seattle, we can be trusted to take the lead on this project while including many other partners in its overall success. Rainier Beach Urban Farm and Wetlands (RBUF) is a prime example of our ability to manage an effort of this scale. There is an article in the current issue of Seattle Magazine that presents a great overview of our work at RBUF <http://www.seattlemag.com/article/urban-farm>. This \$2.5M project has been underway for the past four years, and we are currently partnering with the Seattle Parks Foundation and a local community group on a capital campaign to complete the full development of the site. We would welcome your visit to the Rainier Beach farm, or to any of our other sites as well if you'd like to see our work in action.

McAuliffe Park would likewise require a period of years to fully realize the vision outlined in the Master Plan. We would be happy to help with background and specifics on the terms and conditions under which we operate, and while we would prefer to negotiate an agreement, and avoid unnecessary use of time and resources, we are certainly open to an RFP process.

Please help us to understand your level of interest in working with Seattle Tilth and the details of any process in which you would expect us to participate.

Sincerely,

Andrea Dwyer
Executive Director

cc: Jennifer Schroder, Parks and Community Services Director



McAuliffe Park Master Plan Report

The Future of the Park
Description of Alternatives,
Public Meeting Summary &
Preliminary Business &
Operation Plan

for Michael Cogle, Planning Manager,
the City Council, Board and Staff of the Kirkland Parks
& Community Services Department



Barker Landscape Architects
December, 2005



December 2005

McAuliffe Park Master Plan Report

City of Kirkland Department of Parks Community Services
ACKNOWLEDGEMENTS

City Council

Mary-Alyce Burleigh, Mayor
Joan McBride, Deputy Mayor
Dave Asher
Nona Ganz
Jessica Greenway
Jim Lauinger
Dave Russell

David Ramsay, City Manager

Park Board

Cindy Zech, Chairperson
Chuck Bartlett, Vice-Chair
Colleen Cullen
Kevin Hanefeld
Bob Kamuda
Liesl Olson
Bob Sternoff
Jeff Trager



“Such a spectacular piece of property, and such a significant part of Kirkland’s history”

-Lynn Stokesbary, Assistant City Manager

Jerry McAuliffe, March 2005

Parks Staff

Jennifer Schroder, Director of Parks and Community Services
Michael Cogle, Project Manager
Teresa Sollitto, Project Coordinator
Jason Filan, Park Operations Manager
Carrie Hite, Community Services Manager
Scott Purdy, McAuliffe Park Groundskeeper

Barker Landscape Architects

John Barker, Project Manager
Page Crutcher, Landscape Architect
Carolyn Alcorn, Landscape Architect
Christopher Peragine, Architect
Chapin Krafft, Historical Architect, Krafft & Krafft
Lanie McMullin, Destination Development





McAuliffe Park Master Plan Report

December 2005

Table of Contents

Title Page	
Table of Contents	1
Executive Summary	2
The Site - <i>A Great Place</i>	2
Proposed Master Plan	3
The Public Design Process	4
Program Posters	6
Proposed Master Plan Description	7
Operation Plan Matrix	10
Business Plan	
Enterprises Opportunities and Recommendations	13
Conclusions	18

Appendix

- I. *Preliminary Construction Cost Estimates, A & B*
Alternative Plans A & B
Park Program Posters (Enlarged)
- II. *Public Meeting Minutes*
(Kickoff, Park Board, Public Meetings, Follow up, Public Hearing)
Site Analysis, Issues & Opportunities Report
Models for McAuliffe Park
City Presubmittal Meeting Comments (Planning & Public Works)
- III. *Preliminary Traffic Analysis*



Executive Summary

The Site - *A Great Place*

McAuliffe Park is an extraordinary landscape that has evolved from Kirkland's pioneer days to the present under the stewardship of the Langdon/Johnson & McAuliffe families, and now the City of Kirkland Parks & Community Services Department. Since the property was homesteaded in 1887, this site has been cleared, farmed, and grazed, and though many buildings have been constructed, the site regraded and a city has grown up around it, there is still a strong resemblance to the pioneer era landscape. Indeed this is a *disappearing landscape* that is well-loved but rarely preserved in King County's quickly urbanizing region.

"a ready-made park"

The City purchased a small portion of the property in the 1990's and the remainder in 2001. At the time, park staff called it "a ready-made park" and "a park in a box" because of its wonderful open spaces, gardens, and historic qualities. In 2005 the City retained Barker Landscape Architects to help design the park through an extensive public involvement process. This report summarizes the process and describes the proposed master plan for the property.

The 12 acre site includes 4 residential and 3 farm buildings, many smaller outbuildings, several wells, gardens, water features, a native forested area, 2 windmills, many old farm tractors and implements. It has 2 city street frontages, a children's play structure, small parking areas, a nursery, fencing, driveways, hundreds of trees and large areas of lawns. There is also a sizeable collection of "americana memorabilia" including old signs, typewriters, skis, old industrial items that add to the ambience of the site as a museum, garden and farm.

This report describes the proposed plan in detail - with the intent of preserving and enhancing the heritage farmstead, the americana & agricultural memorabilia, the gardens, trees and forests. It has been developed in response to input from many citizens, the Park Board and the City staff. The report also includes several illustrations depicting the proposed improvements and character of the park.

The plan recommends developing revenue generating activities as a way to develop a vibrant park and defray some of the maintenance cost of the park. It is proposed that an event center operator would provide a limited number of rental times (friday and saturday) that spaces for weddings or other events. The park will be open to the public every day of the week with the weekend rental taking place in only a portion of the park.

McAuliffe Park Master Plan



Native Forest

- woodland walk
- native plants interpretation
- Kirkland stories' integrated into interpretation
- outdoor classroom

Parking & Maintenance Area

- 100 parking spaces
- Maintenance & Operations facility building, approx. 3000 s.f.
- water quality treatment facility
- extensive landscaping & buffering trees for neighbors
- safe-crossing paving and signage across 108th to park

Entry Area

- pedestrian entrance from parking
- plaza with seating/informational kiosk
- restrooms
- garden cafe/coffee shop & catering kitchen
- beginning of 'Kirkland Stories' walk

Flexible Event Space

- new covered pavilion in gravel area
- great for weddings with view of farm & pasture
- indoor & outdoor rental space
- community programs, classes
- family reunions, retreats, rental facility
- equipment shed displays of tractors, heritage equipment
- noise/visual screen for neighbors to east/north

House & Gardens

- smaller weddings, indoor/outdoor meeting rentals
- new garden plaza at house entry (driveway)
- conferences, meetings, reunions
- garden walks and outdoor room improvements
- pond at low point of lawn

West Play Area

- improve buffers, trails, connections to park
- 12 parking spaces along 108th
- daycare/preschool improvements for rental house
- enhance play area with unique play elements

Working Farm

- oldest farmstead in Kirkland
- minor structural barn repairs
- organic vegetable gardens, pea patch, farmer
- chickens, "looser" farm animals (sheep, goats, milkcow)
- berries, pumpkins, artichokes, corn
- historic orchard
- garden festivals, cider pressing, fresh produce stand
- picnicking

Johnson House & Farmstead

- restore to 1880's original character
- museum & meeting house
- rental facility
- small parking lot, convert drive into farm path

Orchard Lane

- historic orchard lane enhancements along 108th
- enhance "country lane" feeling with SEA street natural drainage
- utility improvements (water and sanitary sewer extension)
- parallel parking where possible for neighborhood park
- orchard street trees
- safe-crossing pathway and signage improvements

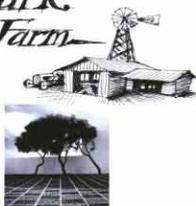
Arboretum

- arboreal interpretation, new plantings
- 'Kirkland Stories' integrated
- historic orchard lane enhancements along 108th
- small public restroom addition to brick house
- volunteer heritage & garden office
- park ID sign improvements



City of Kirkland Parks & Community Services
Barker Landscape Architects
November, 2005

McAuliffe Park & Farm



McAuliffe Park Proposed Master Plan

The Public Design Process

The process began with a meeting of the consultant team and management staff of the Parks & Community Services Department. Each of the participants were asked to state their ideal outcome of the master planning for this wonderful new parksite. Some examples include:

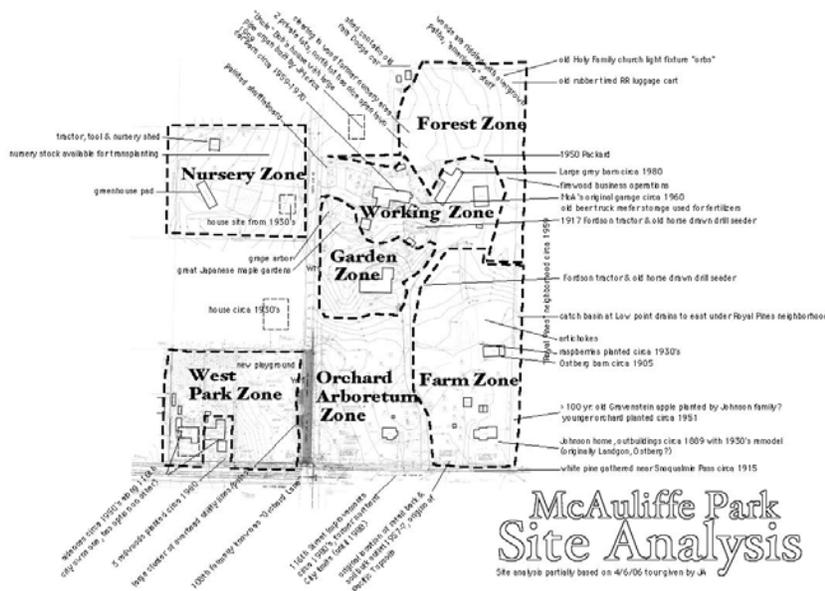


- Enhance, Protect, and Preserve the site
- Provide educational opportunities
- Create a sequence of space, an experience
- Provide unity to what is there, bring elements together
- Revenue at the park
- What's Sacred? Barn, Johnston house
- Opportunities: McAuliffe house, Gray barn, carriage house
- Liabilities?: Dog house, Car barn/ solarium, Uncle Bob's house
- Stay sensitive to residential setting
- We want to be able to say we have "thought of everything"
- Stay on time and on budget
- Make sure there is public support
- Celebrate history and community

Following this meeting, we met with Jerry McAuliffe onsite, which was recorded for posterity. Many stories can be told about this place, and one of the Park Board's great ideas is to have a Kirkland Stories interpretive walk through the park.

After visiting the site many times, and looking at maps and other historical documents, a site analysis report was developed (see appendix).

The Board also provided their vision for the Park, along with input they had received from the City Council. The 2nd Park Board meeting reviewed the Issues & Opportunities document, which was organized around the 8 distinct zones of the park.



The **First public meeting** was held in the new gray barn on site in July 2005. Public responses were generally favorable for the passive natural areas, gardens, heritage and farm program, but more skeptical about weddings and large meetings, especially if they involved late night parties and alcohol. Concerns also were expressed about a Cafe/caterer, traffic and security.

The **Second Park Board meeting** following the public meeting reviewed and discussed the feedback from the public and encouraged the team to move forward with the basic program including the flexible event and café components.



A summary of the design program is presented below.

The program is a list of desirable park elements that fit this park and community, and is a result of the site analysis coupled with what we've heard from the community.

- *Restore the historic house and barn*
- *Activate the farm, barn and orchard with working elements*
- *Tell the stories of this place*
- *Maintain high standards for the grounds*
- *Develop some revenue*
- *Respect the neighborhood privacy with screens, noise barriers, buffers*
- *Address traffic impacts*
- *Develop trails, parking, benches, picnic tables, signage, volunteer facilities*

The following page includes the program posters used during the meetings.

Three Alternative Plans were then developed for discussion with staff and the Park Board. Alternative A is the basic plan as promoted by the draft business plan, and includes a flexible event center, a garden café and catering service, a working farm, heritage museum and meeting house, trails, parking for 135 cars, a daycare/preschool, a farm pond and stream, and roadway improvements along 108th. Alternative B is a very similar plan without the café or caterer, and the daycare preschool is eliminated. Alternative C is considerably scaled back with only small parking, trails and signage improvements. The Park Board felt that the only responsible alternatives that do justice to the potential of the property and for the City are Alt. A & B, and Alt. C was dropped from consideration since it appears only as a modest first phase of development for either of the other alternatives. The Board also suggested that the approach to the presentation of the plans should be centered on the park heritage.

A preliminary traffic study and trip count was done for the intersection of 108th and 116th. Cost estimates were developed for each of the 3 alternatives, with A costing approximately \$6.3 million, and B costing approximately \$5.6 million.

The plans were then presented at the **Second Public Meeting**, held on September 21, 2005 at the site. The public had a generally warm reception to preserving and celebrating the history of the site, and the long standing tradition of farming and gardening here. In addition, they were supportive of finding revenue to support the high standards of the gardens, lawns, orchards and pastoral landscape that make the site so special. This would include an event center that would do as much as possible to control impacts to the neighborhood, including a garden cafe/caterer that would support the farm, park and gardens.

At the **Third Park Board Meeting**, the discussion centered around the results of the Public Meeting, and how the plans had evolved since the last board meeting. Staff had made some suggestions about the maintenance building expanding for more covered storage, adding room to the new grey barn to increase the open feeling and capacity, and describing improvements to the preschool/daycare rental house. The plans were modified accordingly, and this report has been prepared for the **Third Public Meeting & Open House** was held on Saturday November 5 at the site from 11 until 2 pm. A cider pressing was included with free cider. A **Public Hearing** by the Park Board occurred on November 9, 2005.



MEETING PROGRAM POSTERS

DRAFT PROGRAM

Historic Johnson House

- Restore to 1887 original style
- Museum
- Meeting house

The residence should be restored to its 1880s charm and serve as a historic museum & meeting house for up to 25 people. Along with the barn, orchard and garden, this is probably the oldest remaining farmstead in the City, and should be restored to represent the agricultural area, allowing Kirkland residents a glimpse of a intact historic landscape.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Working Farm

- Working Farm
- Orchard, garden, equipment display, tool storage, community garden building, potting shed, chicken coop, produce stand
- Built in 1930s or 1940s
- Local Historic Farm
- 50,000 sq ft

The barn, orchard, garden & yard is probably the oldest remaining farmstead in the city and should be restored to represent the agricultural area, allowing a glimpse of a historic farm. Enhancing this great resource with a P. Patch, organic, farmer, chicken coop and potting shed could bring it to life for Kirkland residents. Fresh produce could be sold onsite and offered in a produce stand.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Flexible Area @ New Barn

- Large Meetings, Reunions & Retreats
- Community Programs, Workshops, Daycamps
- Assembly Areas with Temporary Stage
- "Farm Yard" for Special Events
- Equipment Sheds for farm & heritage items

The new barn and surroundings can serve many different uses due to the size, indoor/outdoor connection, and support buildings. The flexible spaces and building edges offer great "in between" spaces that could have historic displays, views of the farm, and a good connection to food, restrooms, parking, and other meeting rooms.

TELL US WHAT YOU THINK!

Posters for each program element and park zone used at all public meetings, see enlargement of these in the appendix

DRAFT PROGRAM

McAuliffe House & Gardens

- Weddings, Receptions
- Conferences, Retreats
- Meetings, Reunions

House & gardens offer appealing places for weddings, receptions and meetings. Enhancements to the building and grounds could allow up to 250 participants, including plans for outdoor weddings, photos, receptions, parties, ADA improvements and food for changing, showers and catering. A pond would be a picturesque edge to the scene.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Entry Area

- Entry plaza
- Community programs
- Cafe, coffee/sandwich/cream shop, bookstore

A welcoming entrance should be created to help orient the park visitor. The existing parking could become an entry plaza with a ramp, kiosk, coffee shop/restaurant and restrooms. This area uses the heart of Jerry's operation, and is the "heart" or center of the park.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Parking

- Main Site Parking
- McAuliffe Park Operations, Maintenance & Staff Parking

The existing nursery area could offer much of the parking for the site, well screened from neighbors, and below the street view. There is also room for this parking to be shared and to contain Parks maintenance/operations area for McAuliffe Park & perhaps north Kirkland.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

West Play Area

- Play area
- School/daycare in rental house
- Parking/Roadway with "orchard" planting
- Trail system connecting

This is the "neighborhood park" zone of McAuliffe Park. The Play area could be complemented by a daycare or small school occupying the rental house, and parking could fit around this house to serve the school park without diminishing the character. The play area could be expanded and enhanced to be more like the unique park character.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Arboretum

- Caretaker Residence, Library, Office
- Volunteer Center, Art Gallery, Antiques
- Park Restroom
- Parking near entry drive
- Plant more trees along road, create pond

This zone is the "front yard" of the park. The brick house could be a caretaker house, an office or library, and a public restroom could be added. The house, trees and lawn create a buffer for the core of the park from busy streets. The plantings can be enhanced with more "orchard" trees along the street, and a pond on an edge of the lawn.

TELL US WHAT YOU THINK!

DRAFT PROGRAM

Native NW Forest

- Woodland walk
- "Kirkland Stories" interpretation
- Small Outdoor Classroom

The forest provides a great buffer between active areas of the park and residential neighbors. Native trees and shrubs should be enhanced, and activities paths, including a meandering path system, small outdoor classroom, and interpretation of Kirkland stories.

TELL US WHAT YOU THINK!

Proposed Master Plan Description



The intent of the master plan is to provide the City of Kirkland with a unique city park that offers both a historic landscape and a wonderful collection of passive recreational activities.

Beginning at the **historic house**, this 1887 home would be restored to its original charm as a meeting house and small museum. The main

drive just east of the house would be closed to through traffic and a small parking lot for 18 cars would be developed near the roadway, with minimal tree removal. From there, the asphalt drive would be replaced with an ADA accessible farm path. The bamboo would be moved out of the pasture, and this low spot which once had a pond would allow for a new intermittent stream and pond with a farm bridge.

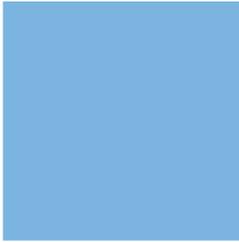
The **old barn** would be restored as a walk-through working heritage building, where farm equipment, horse tack, or small animals could be located so City

children could see where eggs come from. More crops would be farmed organically, with orchard and berries included. The pastoral lawn would be expanded to the north, and trees that don't fit the farm

would be removed. Buffers of blueberries, raspberries or fruit trees would be planted along the neighborhood edges.

At the **new barn**, the ceiling would be opened up and an addition to the west with a stone fireplace would be added to allow more volume and light into the meeting room, and the building would be finished in character, with heat, fire sprinklers, flooring and better lighting.

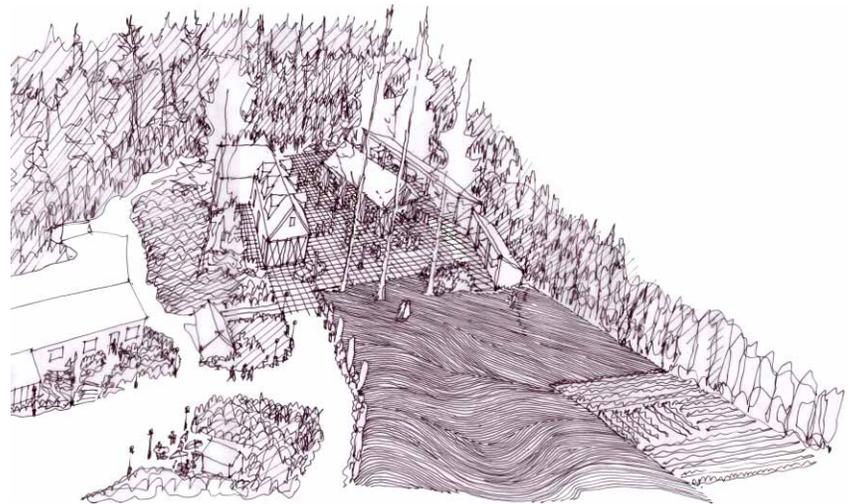




*McAuliffe
Park
& Farm*



A covered pavilion would be built outside in the gravel area where the carport and beer trucks now exist. Both of these structures could be rented for weddings or other meetings or reunions on weekends, and public meetings or events could be held here the rest of the week. An equipment shed would replace the old beer trucks which would house many of the old tractors, hay rakes and manure spreaders that are scattered around the site to protect them from decay. Porous pavement would offer a pedestrian and service vehicle circulation and space between the buildings. New buffer plantings and fencing would be added along the edges of the event area.



In the **woods** to the north, the trails would be cleaned up & soft-surfaced, some benches would be added for contemplative rest spots. Interpretive signs and a small gathering area in the center would be created. Buffer plantings and fencing would be enhanced to protect the neighborhood privacy. One or more neighborhood entrances would be improved for walkable connections.



The **garage** would be improved structurally and a kitchen and small garden café/coffee shop would offer park visitors and event participants onsite catering or meals, with fresh produce from the farm seasonally. Trail connections to other zones would be enhanced, and a safe pedestrian crossing to the parking west of 108th would be developed.



The **main house and gardens** would be a site for more public gatherings and rental meetings. The former McAuliffe house would be renovated with larger rooms, the driveway would be converted to a patio. The water features, paths and gardens would be opened up for public enjoyment.

In the **former nursery area** on the west side of 108th the main parking area and maintenance yard would be developed. Many of the trees could be transplanted for buffers throughout the park, especially here and the arboretum. Approximately 100 cars could be parked here, as well as a maintenance shop, storage for bulk materials, vehicles, and a water quality facility. Significant plantings would be retained, and a safe crossing would connect to the main park area. Parking capacity will likely limit simultaneous weddings and meetings.



The **arboretum** will be enhanced with a small farm pond creating a more distinctive edge on the north. Trees would be labeled, and new trees that are well suited but underused in the NW could be planted. More buffer plantings along 116th will help screen the arterial. A new public restroom would be built near the brick house. The house could be a caretaker or watchperson house, or a volunteer office for master gardeners or heritage docents. Connections between the small parking lot, the west play area, the farmstead and other park areas would be enhanced with trails and safe crossings.

The **west play area** includes a rental house would be improved for a small daycare or preschool. Small parking improvements would be developed in the front yard, play improvements in the backyard, and a pathway connected to the existing play area and parking along 108th. Benches and picnic areas as well as new buffer plantings and opening up the center for a “meadow” would improve this site.

108th would be improved to City standards, with the theme being to restore some of the feel of it's former name, *Orchard Lane*. This may involve doing a demonstration natural drainage and water quality improvement project, which would be in cooperation with Kirkland Public Works. Orchard Lane will be able to accommodate pedestrians, vehicle parking and natural infiltration and will provide a distinct benefit to the neighborhood and the park.



This Operation Plan matrix shows the potential uses, possible hours of operation, costs and revenue projections for each structure.

Facility & Size	PROPOSED USE <i>see assumptions next page</i>	hours of operation	capital costs	projected revenues after 3 years (startup)	expenses, other
Flexible Event Center Grey Barn, 3200 s.f. New Pavillion, 2650 s.f.	Rental Events such as weddings, receptions, reunions, parties City Recreation programs for youth and adults Groups up to 150	50 private events operating from Friday at 12 noon through Saturday at midnight. Rec. Programs & City Meetings Monday-Thursday 9 am - 9 pm	\$380,000 \$220,000	rental rate for whole event center est. at \$2200 per day plus catering percentage, Assuming 50 full rental days per year, City keeps 45% of gross (\$2200 x 50 x 0.45) = \$49,500/year	
Display & Equipment Storage, 1930 s.f.	Display old farm equipment, storage for events, classes	all	\$74,000	NA	
Garage, 2260 s.f.	Garden Cafe and commercial kitchen for catering. 60-70 seats	flexible depending on operational negotiations	\$400,000	several options exist, assumption here is City considers a contract taking 6%-9% of Gross (escalating with growth of business, not including taxes) year 3 @7% = \$50,000/year	
McAuliffe House, 4000 s.f.	3 meeting rooms ranging in size of 8-30 occupants plus a "hospitality suite" (furnished like a living room) and outdoor patio/decks Groups up to 90	flexible depending on operational negotiations	\$400,000	Gross rents for meeting rooms are \$350-400/day. Social events spilling into gardens at \$850/6 hour event. Year 3 = \$24,000/ year	
Brick House, 930 s.f.	Possible Administrative office or Caretaker house. Volunteer Heritage/Garden docents, with possible restroom addition	normal business hours or for weekend events	\$145,000	NA	



Facility & Size	PROPOSED USE	hours of operation	capital costs	projected revenues	expenses
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Johnson House, 1200 s.f.	Meeting Rooms & Pioneer-era Museum	flexible depending on operational negotiations	\$300,000	gross rents for meeting rooms for 10- 20 people=\$250@ 20/year=\$5,000	
Ostberg Barn, 700 s.f.	Pioneer-era Open air museum	flexible depending on operational negotiations	\$70,000		
Blair House, 1400 s.f.	Preschool or Daycare Center	flexible depending on operational negotiations	\$75,000	straight lease to private sector day care from \$17,000 to \$20,000/year, say \$18,000	

Total estimated revenue \$146,500 per year
(after 3 year ramp up)

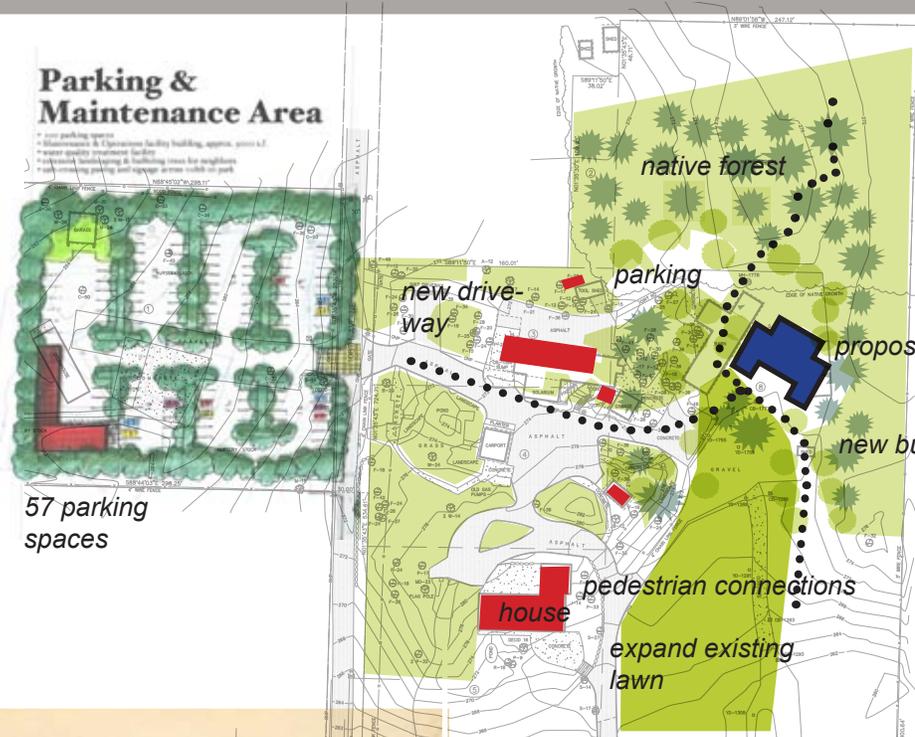
Assumptions:

- Capital costs can be shared with tenants.
- The capital costs only include specific building improvements, not soft costs or major infrastructure improvements such as sewer trunks or parking lots.
- Parking capacity (145 stalls) will likely dictate how many simultaneous uses can occur in different facilities.
- Flexible event center (grey barn and pavillion) will have an event end time of midnight and allow for 2-3 hours of clean up time.
- Cafe will close at midnight.
- Improvements will include physical sound and visual barriers on east and north side of park.
- Outsourced operator should have an established presence in the market.
- Blair and Brick House agreement and rent are handled between City and any tenants.

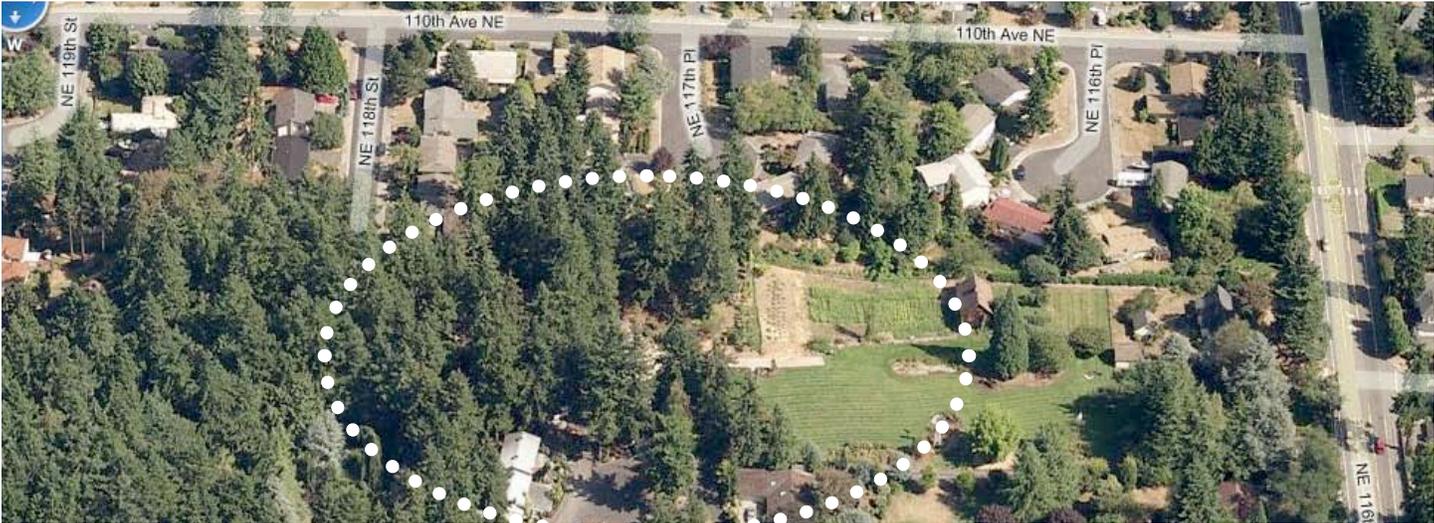




CITY OF KIRKLAND'S MCAULIFFE PARK 2008 Master Plan Update



Goal: to create a flexible event space of approx. 5-6000 s.f that maintains the open space & pedestrian connections with a generous outdoor plaza and green connection between the forest to the farm



Barker Landscape Architects
October 2008

for Michael Cogle, Planning Manager,
the Park Board and Staff of the Kirkland Parks
& Community Services Department



McAuliffe Park Master Plan Update

City of Kirkland Department of Parks Community Services



ACKNOWLEDGEMENTS

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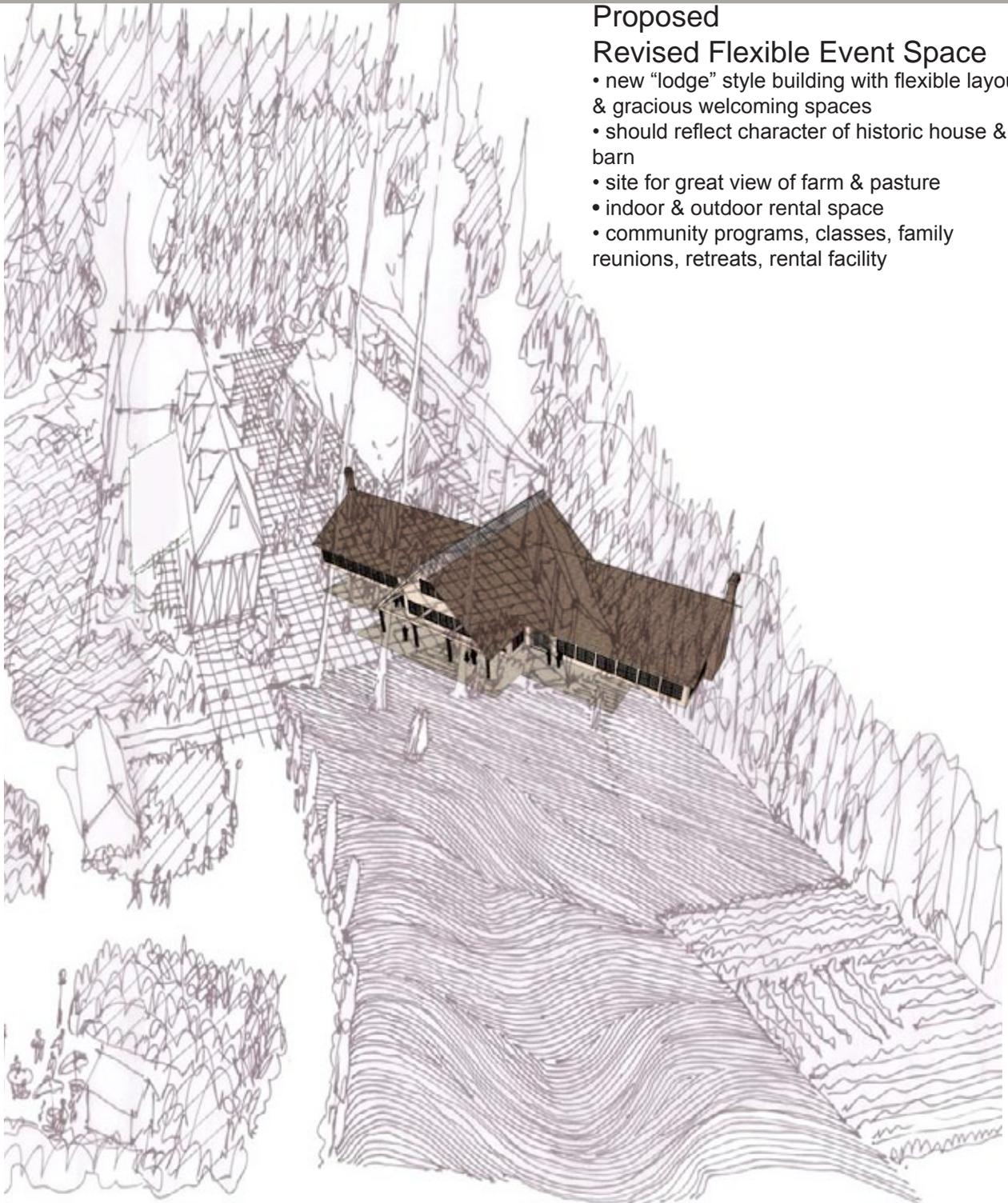
The purpose of this plan update is to decide how to replace the barn that was destroyed by fire in 2007 with a new flexible event space of approx. 5-6000 s.f that maintains the open space & pedestrian connections with a generous outdoor plaza and green connection between the forest to the farm





McAuliffe Park Master Plan Update

City of Kirkland Department of Parks Community Services



Proposed

Revised Flexible Event Space

- new “lodge” style building with flexible layout, & gracious welcoming spaces
- should reflect character of historic house & barn
- site for great view of farm & pasture
- indoor & outdoor rental space
- community programs, classes, family reunions, retreats, rental facility

new flexible event center positioned at east edge of clearing, viewing across expanded lawn to historic buildings, with smaller parking area in background