

TO: JEFFERSON PARK PAT/BEACON MTN. COMMITTEE			
	Christine Cole	Frederica Merrel	Mark Holland
	Devor Barton	Robert Hinrix	Leslie Moynihan
	Ryan Harrison	Linda Irvine	Dylan Ahearn
	Alice Doyel	Jung Fitzpatrick	Steve Wickman
	Gail Keeler	Mira Latoszek	Marianna Wickman
FROM:	Project Manager Andy Sheffer	Seattle Parks and Recreation Senior Capital Project Coordinator	(206) 423-1917(c) (206) 223-3949(f)
MEETING TOPIC: Jefferson Park/Beacon Mtn. Update			
MEETING DATE: Jan. 26, 2011	MEETING TIME: 6:30pm	Meeting Minutes w/ follow-up ques. via e-mail.	

1.1 BEACON MTN. UPDATE (Andy Sheffer, Seattle Parks) 20 minutes

DESIGN:

The 100% Beacon Mtn. cost estimate came in over budget so we are proposing the following changes:

- Removal of the stairs next to the slides (these are redundant)
- Removal of one Duwamish Bridge (1 to remain)
- Removal of one zipline (1 to remain)
- Reduction in fill volume as a result of the removal of a zipline
- Removal of one pipe bench;

These changes should not significantly affect the play value or design integrity of the project.

Comment: Everyone wants to, at least, leave room for the second zipline. It would be too costly to come back in the future, add fill material and regrade.

Response: O.k., we will take another look at the cost estimate and see if we can do this. And if we are able to leave space for it we will go ahead and include the second zipline in the bid set as an “additive bid item.” This way, if we get good bids we can still install it.

Comment: The sheath for the cistern seems awfully expensive. Isn't there an off the shelf material that could be used for this purpose..like a metal culvert material?

Response: I've been told that the options all cost about the same; but, we will continue to research

Comment: It seems ridiculous that we have to spend so much money on a pool of wood chips (safety surfacing) under the ziplines?

Response: The City of Seattle complies with the CPSC and ASTM regulations on all new developments

Comment: Why do some of the other ziplines not have safety surfacing below?

Response: The City of Seattle is trying to upgrade as many playgrounds as possible; but, regulations are always being upgraded and it is hard to keep up with 120 different play areas.

Comment: Why don't you take out some or all of the planting for community to install as part of the opening. We need to do some construction in order to instill good stewardship among community members. We have around 4k we could put towards buying plant material; Although some of that money needs to go towards the donor rocks.

Response: I think that is a great idea. I only have two concerns:

- 1.) Usually we install the drip irrigation after the planting; but, in this case we could possible flag the irrigation lines so people know where not to dig.
- 2.) We need to determine how much planting the community can really do. There is A LOT of it. And after it is planted the area needs to be heavily mulched.

Comment: Has City Light determined whether they can contribute to installing panels on the tree house/overlook?

Response: City Light would not only like to contribute to the purchase and installation of solar panels on the tree house/overlook; but, they would also like to contribute to the a kinetic/art element that is powered by the panels as an interpretive element. That being said we are not going to pull the trigger on any of this until we receive bids and know how much SCL money we have left for stuff like art and interpretation. I think it would be great to hire someone from the community to do this work.

Comment: I have not heard back on the donor rock material and who to speak to at a Rockery Supply Place, so we can get going on it; or. at least, reserve it.. Please advise.

Response: Bandara Weathered Granite, Flat face, Smooth Finish, 8"-12"
Ask to have the rock engraved and the wording painted w/ black elithochrome.
Supplier: Marenakos Rock Center, Ph. (425) 392-3313. Ask for a bid first...We may be able to buy the rock and have another company engrave and paint

PROPOSED SCHEDULE:

- Nov 2010
Feb. 2011 Permitting (DPD, DOH), Variance (DOH)
- Mar. Contracting
- April Bidding
- May Notice To Proceed (Construction Start)
- Sept./Oct. Construction Completion

Comment: We were hoping to have the project complete for a park opening/dedication in mid September. This schedule is really cutting it close

Response: I'll look into incentives to include in the bid set for early completion and/ or include, as an "alternate" bid item a shorter construction window.

1.2 SOLAR SHELTERS (Andy Sheffer, Seattle Parks; Leslie Moynihan and Jung Fitzpatrick, Seattle City Light and Linda Irvine, NWSEED) 20 minutes

Seattle City Light will be providing funding to construct picnic shelters that have solar panels as rooftops. The proposed locations for the shelters are very close to what is shown in master plan. One location is adjacent to Beacon Mtn., and the other adjacent to the sports meadow/lid. At the sports meadow lid we are proposing to split it in half so that it faces the fields and can still have roofs that face south.

The solar energy will go into Seattle City Light's electric grid. As with all grid-tied energy sources, the electrons will be used by the nearest load. However, the solar electricity will be uniquely metered and the credit for the energy will be designated to participants of City Light's new Community Solar program. City Light welcomes input on engaging the local community and celebrating this project.

Comment: How much light will come through the panels?

Comment: It would be nice to add some "splash" to the design of the shelters

Response: The problem is that the shelters are very costly. We did hire the same engineer that designed the Beacon Mtn. structures in order to maintain the same design idiom. If we get good bids there may be funding available to add art/ interpretation

Comment: Can you add lights

Response: We typically don't light our picnic shelters. Because we don't like them to become hang outs at night.

Comment: It would be nice to add some barbeques.

Response: We currently don't have them in the plans for budget reasons; but, they could easily be added in the future.

Comment: Chess boards incorporated into the picnic tables or on the cabinets for the inverters would be nice

Response: We will take that under advisement.

Comment: If this is bid with Beacon Mtn., how are we going to separate the costs between the solar shelters and the play area. The contractor will provide separate schedule of values for each. Therefore, the funding will not get mixed up.

Response: We will take that under advisement.

Comment: It would be nice to have a big meter going backwards or something to show how much energy is being produced.

Response: The solar shelters will include data monitoring and the production information will be shared on site in some way. (It might be through an LED read-out or similar at the Community Center). Additionally, SCL will add solar demonstration elements to the park (separate from the shelters). SCL can provide solar panels for the tree house to directly power some type of moving and artistic display of energy.

1.3 REPORT ON BEACON RESEVOIR/ JEFFERSON PARK GATEHOUSE (Andy Sheffer, Seattle Parks) 5 minutes

On Oct 6, 2010 the Landmarks Board voted to not designate the structure as a landmark.

On that same day, SPU announced its decision to mothball the building (e.g. improve it only to the extent of letting it safely stand) versus demolish it and perform routine maintenance in its mothballed condition. This approach is the most cost-effective for SPU and also preserves the opportunity for others to acquire the building and make future improvements. SPU will periodically review the building's mothball status as part of its routine 3 year maintenance planning cycle.

The building has been placed behind a fence to reduce liability and minimize attractive nuisances. Mothballing tasks began in late Fall and will be completed by 2nd Q 2011 once the weather improves. They include:

- Dec. 2010 Roof cleaning and roof drainage adjustments
- Spring 2011 Roof Sealant application
- 2nd Q 2011 Removal of hazardous paint and application of new coatings

Comment: Who will be the contact person and agency for the Jefferson Park Gate House restoration project?

Response: Nancy Palmer, Facilities and Real Property, SPU.

Comment: Will the demolition permit for the gate house be pulled, or will it remain active?

Response: A demolition permit application for the BHGH was never executed.

Comment: SPU made a formal announcement on the beacon hill blog. They stated their intention to mothball the building and work with Parks and the community to allow development for other uses. Could Parks make a similar announcement, if they intend to take responsibility for the project?

Response: The gatehouse is not parks property. Parks has determined that the facility does not meet operational needs and Parks does not have dedicated funding to restore and maintain the structure.

Comment: You mentioned the other night that Parks would like to see the building produce some sort of fee based service. Could you provide me with a list of criteria that Parks would like to see in the restoration project? This would really help when we begin the first stages of planning.

Response: I think what I said that it would be nice if it generated some revenue to cover operation and maintenance costs. A easy example is a room rental. Depending on how busy the park gets, maybe there could be other opportunities.

Comment: Could you send me a copy of the email from SPU that you read at the meeting the other night?

Response: Sent

Comment: Could you also send me any information on work planned for the gate house in the short term? We want to make sure nothing done now will interfere with future restoration plans. For instance, the lead abatement should be thorough

and complete, not simply scraped and encapsulated. Also, some forensic study must be done before any new paint is applied. If it never had paint originally, it should be left unpainted now.

Whatever the final plan turns out to be, we should assume the gate house will be restored to its original intended condition.

Response: SPU intends to complete the mothball steps for the building to safely stand. SPU will follow maintenance practices and standards that are employed at other SPU water system facilities. SPU has limited funding to complete the mothball steps by the second quarter of 2011

1.4 OPEN DISCUSSION/CONCLUSION

Comment: What is the status of the Jefferson Playfield Project?

Response: We are at 95% Construction Documents. As part of the Master use permit we present to the Committee of the Built Environment in late March or April (hoping for Mar. 23). Ideally we will start construction in June.

Comment: What is happening to Samoan Cricket?

Response: The cricket pitch has already been moved to the lid. Mod soccer fields will rotate around the cricket pitch. The lid should be ready for use by Cricket in early summer 2011 because it is low impact to the turf. It won't be ready for soccer until fall 2011.

Comment: What is the status with the golf driving range?

Response: Visit the following document and go to page 3 of 4 to see proposed improvements

http://www.seattle.gov/parks/Publications/golf_recommendation_memo.pdf

There is no levy funding associated with implementing these improvements so I am not familiar with the current implementation status.

Comment: I meant the lights. The glare is incredible. It is like an airplane is coming in for a landing.

Response: I have not heard about changing out the lights; but, that might be, or could be, part of the driving range renovation.

