

**PORT OF POULSBO
MEETING AGENDA OF
November 15th 2007**

1. OPEN MEETING

2. OPEN MEETING TO PUBLIC COMMENTS (LIMIT 3 MINUTES)

3. COMMISSIONER COMMENTS

4. CONSENT AGENDA ITEMS

(Next Res. 2007-15)

All matters listed within the Consent Agenda have been distributed to each member of the commission for reading and study, are considered to be routine and will be enacted by one motion of the commission with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Agenda and placed on the Regular Agenda by a Commission member or by citizen request.

A. Approve meeting minutes of November 1st, 2007 and November 6th, 2007.

B. Warrants #7831 - #7867 in the amount of \$40,157.83

~~C. Resolution 2007-14 authorizing Carol Tripp to donate sick leave to another employee.~~

5. OLD BUSINESS ITEMS

A. Port Expansion Project/ Coast & Harbor Engineering – Kirk Stickels

6. NEW BUSINESS ITEMS

✓ A. Items for public comments/motions/discussions

✓ B. Review of City/Port Lease Agreement – Commissioner Discussion

✓ C. Managers / Maintenance Report – Port Manager

✓ D. Accounting Summary – Carol Tripp

✓ E. Board Action Requests – Kirk Stickels

✓ F. Executive Session

G. Public Hearing for the acquisition of Net Shed Park

7. OPEN TO PUBLIC COMMENTS: (LIMIT 3 MINUTES EACH)

8. COMMISSIONER COMMENTS

9. ADJOURN MEETING

**PORT OF POULSBO
MEETING MINUTES OF
November 1st, 2007**

Present: President Commissioner DeCarlo, Commissioner Bockus, Commissioner Gilbert, Port Manager Kirk Stickels, Recording Secretary Henry, and members of the general public.

1. CALL MEETING TO ORDER AT 7:00pm

2. PUBLIC COMMENTS:

Becky Erickson: Good evening I am running for City Council. Twice I have been asked about my thoughts on Port projects such as Net Shed Park. I don't know enough about the Port so I thought I would attend your meeting to gather more information.

3. COMMISSIONER COMMENTS:

Commissioner Bockus: I went to a meeting with Rob McKenna from the Attorney Generals Office he discussed the top 15 tips for public records compliance. There is a brochure for us to read. He talked about litigation that is discussed during executive session and that an attorney needs to be present.

Commissioner DeCarlo: Did you ask him if the attorney could be present via a conference call?

Kirk Stickels: We are trying to get a good speaker telephone in the multi-purpose room for teleconferences. You could also have a teleconference amongst the Commissioners if one is absent.

Commissioner Bockus: Another interesting fact he discussed is that Commissioners cannot get together and discuss Port business outside of our Port meetings including by e-mail. If there is discussion by e-mail it is open to public disclosure. If an issue came up on your computer it could become part of public disclosure and they could take your computer. I spoke with Mike Regis and the Council is considering purchasing them laptops so they can communicate amongst each other. Only three of the Council members did not attend this meeting.

Commissioner DeCarlo: I have e-mails and letters from the attorney regarding past litigation. What should I do with the information?

Commissioner Gilbert: None

4. CONSENT AGENDA ITEMS:

- A. The meeting minutes of October 18th were approved by the Board with the correction to the Commissioner comments; change the word from "last night" to "Monday night".
- B. Warrants #7794-7830 in the amount of \$54,096.30 were approved by the Board as written.
- C. Resolution 2002-13 adopting the rate increase for 2008.

5. OLD BUSINESS ITEMS

A. Port Expansion Project:

Denise Comstock and I are completing the documents for applying to the State for the barge restroom facility. The bid package will go out to prospective builders on Monday. We are hoping for a reasonably quick response. The barge will be built to building, electrical, and manufacturer codes.

We will have a special community meeting on Nov 6th at 7:00pm to allow the public to give input on the Net Shed Park acquisition. The public hearing will be held during our regular Port meeting on Nov 15th at 10:00am

Commissioner Bockus: A day public hearing will be difficult for people that work to attend.

The Board of Commissioners would like Kori to place an ad in the newspaper advertising that the regular scheduled meeting of Nov 15th will be changed to 6:00pm with a public hearing beginning at 7:00pm to allow public comments on the acquisition of Net Shed Park.

Commissioner DeCarlo: Did we ever get the final letter from DNR for the harbor line extension?

Kirk Stickels: Not yet but we did receive the resolution that the DNR Board passed. DNR said there is no limitation by the Port using that space since it was officially approved by the Board. I spoke with IAC about getting the proper paperwork completed to acquire Port of Anacortes buoys that were funded by the IAC. We will have to upgrade some of the materials such as the chains.

Commissioner DeCarlo: If we eventually have to replace the chains and the buoys will IAC always claim ownership of the buoys?

Kirk Stickels: They would own the buoys only even if we eventually could not use them. The Port of Anacortes will declare them surplus so we can acquire the buoys.

6. NEW BUSINESS ITMES

A. Items for public comments/motions/discussions

None

B. Review of City/Port Lease Agreement – Commissioner Discussion

There is nothing new to report at this time.

C. Managers/Maintenance Report

- We have not yet paid the proposed 2008 association budget and dues cost until we have direction from the Board.

Commissioner DeCarlo: I want the formula for how they calculated out each Port dues before we pay anything. They used to equate the dues by the class of the Port.

Commissioner Gilbert: We need the ratio for the dues before we pay them.

Kirk Stickels: The rate structures that they are proposing would not be worth us paying. We could continue to go to the classes and seminars we would just have to pay the non-member fee. We probably would be taken off their mailing list but I am sure we could find out when the training courses are held.

Commissioner DeCarlo: I want to contact them and get their calculating equations then I will attend their next Board meeting on November 16th to discuss the proposed changes.

The Board of Commissioners has decided to hold off on paying the WPPA dues until some more information is provided.

- We are checking the entire marina to prepare for the winter weather including adding more sand drums around, and putting up slippery when wet or icy signs.
- Removing the growth off the whalers has been completed on E and F docks as well as the C dock gate area. It has lifted the docks up at least 6". The diver has done a very good job.

D. Accounting Summary – Carol Tripp

There is nothing to report this evening.

E. Board Action Request

None

F. Executive Session

None

8. PUBLIC COMMENTS

None

9. COMMISSIONER COMMENTS

Commissioners Bockus: I spoke with Carol this evening when she was an exempt employee she acquired 77 hours of sick leave. Another employee is in dire need of sick leave due to serious health issues and will need sick leave. She would like to donate the sick leave to another employee.

Kirk Stickels: Several other employees including myself would like to help out the other employee. She has used most of her sick leave and is now using up her vacation leave. Two or three of us would like to donate leave. Right now the request is strictly from Carol and would only be allowed on a case by case basis.

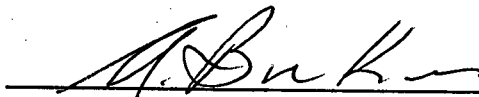
The Board of Commissioners has passed a **motion** to allow Carol Trip to donate sick leave hours to another employee as needed and will only be allowed on a case by case basis by request to the Board of Commissioners.

The meeting was adjourned at 8:05pm

Commissioner DeCarlo



Commissioner Bockus



Commissioner Gilbert



**PORT OF POULSBO
COMMUNITY MEETING OF
NOVEMBER 6th 2007
7:00PM**

Present: Commissioner DeCarlo, Commissioner Bockus, Commissioner Gilbert, Port Manager Kirk Stickels, Recording Secretary Henry, and Property Owners Michael Paxmia, Robert Murphy, Gary Johnson, and Michael Mefferd.

- 1. Board of Commissioner President DeCarlo called the meeting to order at 7:00pm.**
- 2. Discussion regarding the acquisition of Net Shed Park from the City of Poulsbo:
Kirk Stickels**

The Port of Poulsbo has had discussions with the City of Poulsbo regarding acquiring Net Shed Park. The Park would remain a park in perpetuity for open public space. Before the City will consider the acquisition the Port is required to hold two public meeting to get public input regarding the Park. The Port will hold another public hearing on November 15th at 7:00pm. We will gather all the public input, questions, and concerns both in writing and oral and present to the City for their consideration. We would like to have a shore connection at Net Shed Park to tie the park to downtown. Our new boundary extends the harbor line out 550' water ward and 300' towards Net Shed Park. The Port leases the uplands to allow the use of DNR water space where we would like to place a mooring buoy system. We would like to replace the aging breakwater. We are in the process of doing some engineering, and studies on the life expectancy of the existing breakwater. We believe the life expectancy is approx 3 to 5 years. It will require a lengthy permit process to replace. The floating breakwater will allow larger vessels such as the Argosy Cruise ships to tie up and a means for a shore connection to bring the people to downtown and around the City. For the Port to achieve a shore connection we are looking for a place that will create the least disruption but also allow a feasible water based use. It will also allow a land connection that can be used by area tax payers and community members to have access to the water. RCW 53 outlines the Port District's purpose and scope. Port Districts do not normally oversee Park Districts but there is tangible reason for the Port to take over Net Shed Park. The Ports main purpose it economic development.

3. Open Public Comments:

Kirk Stickels: Mr. Stewart has addressed his concerns regarding whether he could get large vessels into his boat yard with the expansion.

Robert Murphy: Would your anchoring facility be within the Port District? Would the breakwater stay in the same configuration?

Kirk Stickels: Yes, the anchoring system would be within the new harbor line, and the breakwater would stay in a similar configuration but be located further out in the bay.

Commissioner DeCarlo: Eventually we could add to the docks for expansion if a future Board wishes.

Kirk Stickels: Dock expansion permitting and cost is much more extensive than a mooring buoy system.

Robert Murphy: What about a linear type spar system for tying up instead of buoys?

Kirk Stickels: We are looking at a similar buoy system that ties the bow and the stern to the buoy so you can stack the boats close together. Several of these systems are used on the East Coast. We have a high demand for additional moorage.

Robert Murphy: I recommend a tie from the breakwater to E or F dock to bring people ashore where they actually want to be, which is downtown. I don't think it would be a good plan to connect to downtown by using Fjord.

Michael Paxhia: How will you provide parking, ADA accessibility, buses, taxis, ETC. Will all these visitors have access to the beach?

Gary Johnson: I recommend using F-dock for the larger boats to tie up. It sounds like this plan would be very costly.

Michael Paxhia: I appreciate the wave attenuator floating dock. I can't see people walking all the way from Net Shed Park to town. It is an uphill climb. What grant funds are you looking at? My worry would be to preserve the access by the south end exit from the marina.

Gary Johnson: You don't have enough area on Fjord to off load that many people. If you built a dock all the connecting to the Port it would have the revenue from the dock space to help pay for itself.

Commissioner DeCarlo: The community would have public access to the water by having a shore connection at Net Shed Park.

Gary Johnson: Parking will be an issue whether it is boaters using the Park or not. Walking on Fjord is rough and dangerous. I feel a launch system would be better for collecting funds. We would like a launch right in front of the Sons of Norway.

Michael Paxhia: What would you do to get people ashore if there was no shore connection?

Kirk Stickels: We would have to install a very long ramp.

Michael Paxhia: What is the upland walk? What would the approach be?

Gary Johnson: What is the purpose for the shore connection versus just a launch off of the breakwater?

Commissioner DeCarlo: We thought it would encourage more use of the park, and more use by the community by allowing access to the water.

Gary Johnson: Is the grid being used? That would be a great place for a shore access

Kirk Stickels: Each year we get more commercial boat to the marina one option would be the extension of the docks and the piers. We cannot use E or F dock for any commercial use because it was funded by IAC. There is interest in the Mosquito Fleet trails and a marine transit connection.

Robert Murphy: You are not going to have nearly as good of a breakwater because it will be located much farther out.

Commissioner DeCarlo: We may only go out 250' versus the full 500' and expand A, AA, B, C, and D dock to help bring in revenue once the breakwater is completed.

Michael Paxhia: Why couldn't you do a similar breakwater as Friday Harbor? You could have the breakwater curve around and connect to A dock. Hostmark and Fjord are dangerous to walk on.

Michael Mefferd: I think your money would be better spent on the breakwater and not on acquiring Net Shed Park. You would have to keep people off of private property and beaches. I spoke with Mary McCluskey from the Park Dept and she said they City are not that interested in letting the Port acquire Net Shed Park.

Robert Murphy: I think a water taxi would be great to run people from the attenuator to the shore. I think it would be great to connect to land. The concern I have would be the cost and the access to Fjord.

Commissioner DeCarlo: We have not looked at the cost because we are still in the early planning stages.

Michael Mefferd: I would love to see the new breakwater but I am not sure about the shore connection.

Commissioner DeCarlo: By replacing the breakwater it will help clean out the bay and it will remove the creosote pilings.

Kirk Stickels: These comments will be part of the records for the public hearing on Nov 15th at 7:00pm.

The public comments are good. The concerns so far are the cost, and foot traffic on Fjord from Net Shed Park.

Commissioner DeCarlo: We could install the new breakwater with a future land connection to the downtown area, and connect to D dock to begin with.

Kirk Stickels: The purpose of this meeting was to get the public input to bring forward to the City Council for discussions. The City does not own Oyster Park they lease it from the State but they are responsible for the maintenance and apply for the grant to improve the Park. We would take over the responsibility of the maintenance and the grants if we acquired Net Shed Park from the City.

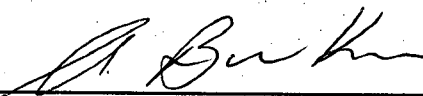
Written public comments from Stephen L Swann will be included in the meeting minutes.

Stephan L Swann: My wife and I own the residence adjacent to and south of Net Shed Park. We are especially concerned about any projected changes to our Poulsbo neighborhood. We have heard rumors of interest in constructing a water accessed walkway up the bank to the park. This park is in the middle of a residential neighborhood. , along a street that is already too busy and too "fast". It would appear that changing the nature of this small yet scenic park would cause a major and possibly adverse change to our neighborhood. If there is informational documentation of the Port's plan, I would appreciate a copy by mail at your earliest opportunity.

The meeting was adjourned at 8:10pm

The meeting minutes were approved as written by:

Commissioner DeCarlo 

Commissioner Bockus 

Commissioner Gilbert 

PORT OF POULSBO

PAYMENT VOUCHER

Post Office Box 732
Poulsbo, WA 98370

Kitsap County, WA November 16, 2007

We, the undersigned Board of Commissioners of the Port of Poulsbo, Kitsap County, Washington do hereby certify that the merchandise or services hereinafter specified have been received and that the vouchers listed below are approved for payment in the amount of \$40,157.83 and from the General Fund, this 16th day of November 2007.

Antonio DeCarlo, President & Commissioner

ATTEST:

Glenn E. Gilbert, Commissioner

Korinne K. Henry, Recording Secretary

Arnold Bockus, Commissioner

Voucher #	Claimant	Amount
7831	All Battery	\$132.00
7832	Associated Petroleum Products	15,149.30
7833	AT & T	160.40
7834	Bank of America	143.10
7835	Blue Sky Printing	7.02
7836	Cabela's Mktg & Brand Mgmt Inc	1,304.41
7837	Consolidated Electrical Distr	44.93
7838	Cheyenne Products, Inc	920.96
7839	Coast & Harbor Engineering	2,816.26
7840	Coast to Coast Hardware	26.90
7841	Direct Safety Co	29.07
7842	Fred Hill Materials, Inc	27.16
7843	GraybaR	3,495.57
7844	James Lumber & Ace Hardware	36.20
7845	Kitsap Printing	79.04
7846	Mantle Industries, Inc	95.93
7847	Office Depot Credit Plan	380.64
7848	Olympic Springs, Inc	10.79
7849	Seattle Marine & Fishing	6.47
7850	Staples Business Advantage	123.76
7851	The Electrical Shop, Inc.	4.89
7852	Verizon Wireless	134.00
7853	Weldingmart LLC	383.00
7854	Embarq	241.19
7855	City of Poulsbo	1,748.38
7856	Jim Davidson	52.00
7857	Puget Sound Energy	2,337.81
7858	Edward Jones	1,222.67
7859	Bill Willisford	130.67
7860	Bank of America	349.97
7861	Kirk Stickels	1,369.53
7862	Richard Stice	1,338.63
7863	Bruce Anderson	702.65
7864	Jannese Petersen	905.89
7865	Carol Tripp	1,456.11
7866	Brady Miller	792.34
7867	Bank of America	1,998.19
TOTAL		\$40,157.83

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered, the labor performed, or the expense incurred as described herein and that the claim is a just, due and unpaid obligation against the Port of Poulsbo and that I am authorized to authenticate and certify to said claim.


Port Auditor

Accounting Summary – Mtg 11/15/2007

Attached is the Summary of Financial Statements for the Ten Months Ending October 31, 2007. There is a net gain, for the month of October, in the amount of \$85,452.74. The year to date net gain is \$317,346.61. The large net gain for the month is attributed to the second half of property taxes received in the amount of \$74,841.10.

Also included is the detailed Revenue & Expenditure Report for the 3rd quarter of 2007. Most of the revenue and expenditures accounts are within the budgeted allotments for the year.

My evaluation is due to be completed by January 1, 2008.

Respectfully submitted,

Carol Tripp
Port Auditor/Accountant

**Port of Poulsbo
Summary of Financial Statements
For the Ten Months Ending October 31, 2007**

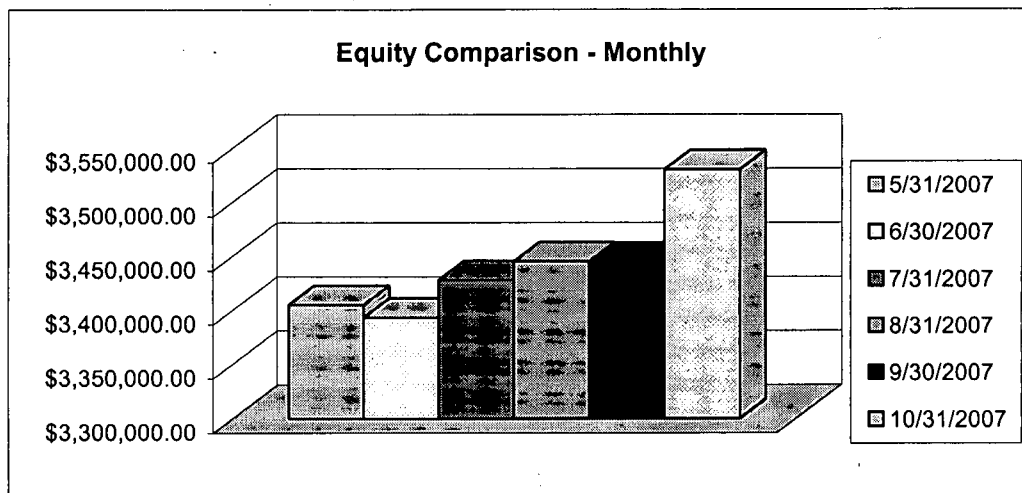
ASSETS, LIABILITIES, EQUITY

Cost of Capital Assets	\$ 1,744,908.80
Current Assets	1,824,855.94
TOTAL ASSETS	<u>\$ 3,569,764.74</u>
Current Liabilities	\$ 39,364.07
TOTAL LIABILITIES	<u>\$ 39,364.07</u>
TOTAL EQUITY	<u>\$ 3,530,400.67</u>

	October	Year To Date
INCOME & EXPENSES		
Moorage & Other Receipts	\$133,370.38	\$ 813,588.01
Net Fuel Sales	2,831.70	71,027.71
TOTAL RECEIPTS	<u>\$ 136,202.08</u>	<u>\$ 884,615.72</u>
Operating Expenses	50,749.34	567,269.11
NET GAIN/LOSS	<u>\$ 85,452.74</u>	<u>\$ 317,346.61</u>

CAPITAL IMPROVEMENTS \$ 1,504.10

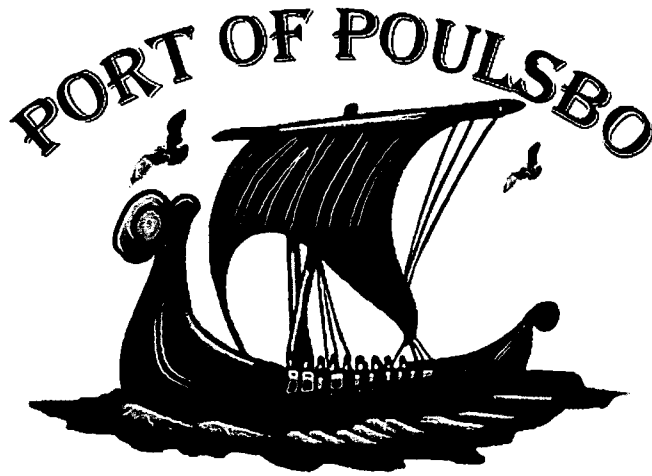
Balances of Assets Accts	
October 31, 2007	
General Fund	\$ 184,477.68
General Investment Fund	1,568,515.04
Liberty Park Fund	18,901.57
Park Investment Fund	48,515.52
Remaining Fund Balances and other current assets	4,446.13
	<u>\$ 1,824,855.94</u>



CAPITAL ASSETS ARE BASED ON HISTORICAL COSTS AND DO NOT REPRESENT THE CURRENT FAIR MARKET VALUE OR REPLACEMENT COST.

Port of Pousbo
Revenue & Expenditure Report
For the Nine Months Ending September 30, 2007

<i>Description</i>	<i>QTD Rev/Exp</i>	<i>YTD Rev/Exp</i>	<i>Appropriated</i>
Revenues			
Moorage - Permanent	\$81,442.08	\$263,663.14	\$364,340.00
Moorage - Winter	939.40	12,141.26	17,000.00
Moorage - Transient	2,275.97	5,716.05	3,500.00
Moorage - Guest	70,997.90	136,921.25	145,000.00
Electricity	3,366.88	19,623.82	27,000.00
Electricity - Guest	11,279.99	24,412.41	21,400.00
Utility Charge	2,922.50	9,111.43	12,600.00
Finance Charge Income	345.69	1,693.78	2,000.00
Sales - Fuel	38,693.66	68,196.01	45,000.00
Miscellaneous (other)	612.50	2,752.50	3,500.00
Reservation Fees - Park	1,020.00	4,916.00	2,000.00
Live Aboard Fee	902.65	3,393.26	2,100.00
Misc Rental - Park	2,995.75	5,286.50	5,000.00
Interest	20,597.85	56,418.27	30,000.00
Interest - Park	944.94	2,821.31	2,000.00
Real Estate Taxes	6,725.53	130,784.01	233,542.00
Leasehold Tax Collected	155.35	562.64	400.00
Gross Profit	<u>\$246,218.64</u>	<u>\$748,413.64</u>	<u>\$916,382.00</u>
Expenses			
Commissioner/Secty Comp	\$4,420.00	\$12,540.00	\$19,040.00
Salaries & Wages	59,456.80	185,781.13	280,000.00
Taxes - Payroll	9,480.76	26,162.57	51,000.00
Employee Benefit Programs	1,573.56	3,839.14	7,950.00
Insurance - Health	7,546.36	19,826.70	31,000.00
Uniforms	286.56	1,116.09	4,000.00
Accounting	0.00	375.00	1,000.00
Legal	0.00	4,335.30	10,000.00
Office Expense	3,021.85	8,957.62	14,000.00
Janitorial Supplies	546.81	1,869.16	3,500.00
Janitorial Supplies - Park	166.56	166.56	3,500.00
Storage Rent	0.00	0.00	1,000.00
General & Admin (Direct)	5,943.09	10,061.89	12,000.00
Insurance - General	20,923.00	20,923.00	25,000.00
Advertising	1,058.79	1,983.79	6,500.00
Advertising - Park	4,630.00	6,910.00	6,500.00
Dues	50.00	700.00	1,200.00
Electricity & Propane	6,507.50	23,522.81	33,000.00
Electricity & Propane - Park	3,547.25	18,549.88	27,000.00
Garbage, Sewer, Water	1,976.99	5,518.27	18,000.00
Garbage, Sewer, Water - Park	4,753.47	11,791.77	12,000.00
Telephone/Communication	1,495.88	4,956.13	11,000.00
Short & Over Cash	351.45	403.46	300.00
Refunds (Deposits)	0.00	166.43	1,000.00
Bad Debt Expense	26.61	26.61	1,000.00
Maintenance	13,410.80	42,050.68	46,000.00
Outside Services	0.00	21.48	4,000.00
Training	1,535.34	3,128.92	6,000.00
Consultants/Audit Fees	18,302.69	23,987.38	35,000.00
Lease DNR	0.00	639.91	8,000.00
Misc - Other	4.72	169.88	1,000.00
Taxes - Excise	23,840.75	39,338.21	32,500.00
Election Expenses	0.00	0.00	4,000.00
City of Pousbo Matching Funds	0.00	36,700.00	17,000.00
Total Expenses	<u>\$194,857.59</u>	<u>\$516,519.77</u>	<u>\$733,990.00</u>
Net Income/Loss	<u>\$51,361.05</u>	<u>\$231,893.87</u>	



Net Shed Park

*Port of Poulsbo
18809 Front Street
PO Box 732
Poulsbo, WA 98370
(360) 779-9905
(360) 779-8090 Fax
portofpoulsbo@yahoo.com*

Kitsap County Parcel Search

Legend

- Parcels
- Road Names
- Greater Puget Sound Hydro
- Military

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RCWs > Title 53 > Chapter 53.04 > Section 53.04.010

Beginning of Chapter << 53.04.010 >> [53.04.015](#)

RCW 53.04.010**Port districts authorized — Purposes — Powers — Public hearing.**

(1) Port districts are hereby authorized to be established in the various counties of the state for the purposes of acquisition, construction, maintenance, operation, development and regulation within the district of harbor improvements, rail or motor vehicle transfer and terminal facilities, water transfer and terminal facilities, air transfer and terminal facilities, or any combination of such transfer and terminal facilities, and other commercial transportation, transfer, handling, storage and terminal facilities, and industrial improvements.

(2) Powers of a port district that is located in a county that has a contiguous border with another state, and a population between fifty and seventy thousand, shall be exercised within the district, except as otherwise provided by statute or pursuant to an interlocal cooperation agreement with another public agency as defined in chapter [39.34](#) RCW. In addition to other requirements of chapter [39.34](#) RCW, such an interlocal cooperation agreement may involve the exercise of a port district's powers for a port district that is located in a county that has contiguous borders with another state, and a population between fifty and seventy thousand, outside the boundaries of the state of Washington in whole or in part only if found, by resolution of the port district commission exercising such authority, to be reasonably necessary for the effective exercise of the port district's statutory powers and for the benefit of the inhabitants of the district and the state of Washington. The resolution may be adopted only after a public hearing of which notice has been published in a newspaper of general circulation within the district at least ten days in advance.

[1999 c 306 § 2; 1963 c 147 § 1; 1911 c 92 § 1; RRS § 9688.]

Notes:

Purpose -- 1999 c 306: "Article VIII, section 8 of the Washington state Constitution authorizes the use of public funds by port districts in such manner as the legislature may prescribe for industrial development or trade promotion. The legislature recognizes a growing need for a Washington port district that is located in a county that has a contiguous border with another state, and a population between fifty and seventy thousand, to participate with other public agencies of this state and an adjoining state to attract, encourage, and develop industry and promote trade on both sides of their borders, for the economic benefit to the state of Washington. RCW [53.08.240](#) authorizes agreements between two or more port districts for the exercise of powers both within and outside their districts, and further authorizes contracts by port districts with other governmental entities. The interlocal cooperation act, chapter [39.34](#) RCW, also authorizes joint agreements and contracts between port districts and other state and local public agencies including political subdivisions of other states. However, there is uncertainty as to whether or not a port district that is located in a county that has a contiguous border with another state, and a population between fifty and seventy thousand, may exercise industrial development or trade promotion powers outside the district or state boundaries except jointly with another Washington port district.

The purpose of this act is to define and clarify the authority of a Washington port district that is located in a county that has a contiguous border with another state, and a population between fifty and seventy thousand, to exercise those powers jointly or in cooperation with other public agencies when found to be necessary and beneficial to the people of this state." [1999 c 306 § 1.]

Construction -- 1911 c 92: "This act shall not be construed to repeal, amend or modify any law heretofore enacted providing a method of harbor improvement, regulation or control in this state, but shall be held to be an additional and concurrent method providing for such purpose." [1911 c 92 § 14.]

Establishment of harbor lines: State Constitution Art. 15 § 1 (Amendment 15).

Title 53 RCW
Port districts

Chapters

- 53.04 Formation.
- 53.06 Coordination of administrative programs and operations.
- 53.08 Powers.
- 53.12 Commissioners -- Elections.
- 53.16 Revision of commissioner districts.
- 53.18 Employment relations -- Collective bargaining and arbitration.
- 53.20 Harbor improvements.
- 53.25 Industrial development districts -- Marginal lands.
- 53.29 Trade center act.
- 53.31 Export trading companies.
- 53.34 Toll facilities.
- 53.35 Budgets.
- 53.36 Finances.
- 53.40 Revenue bonds and warrants.
- 53.44 Funding and refunding indebtedness -- 1947 act.
- 53.46 Consolidation.
- 53.47 Dissolution of inactive port districts.
- 53.48 Dissolution of port and other districts.
- 53.49 Disposition of funds on dissolution of certain districts.
- 53.54 Aircraft noise abatement.
- 53.56 Fire departments--Performance measures:

Notes:

Airport districts: Chapter 14.08 RCW.

Assessments and charges against state lands: Chapter 79.44 RCW.

Conveyance of real property by public bodies -- Recording: RCW 65.08.095.

Credit card use by local governments: RCW 43.09.2855.

Disincorporation of water-sewer and other districts in counties with a population of two hundred ten thousand or more: Chapter 57.90 RCW.

Hospitalization and medical aid for public employees and dependents -- Premiums, governmental contributions authorized: RCW 41.04.180, 41.04.190.

Material removed for channel or harbor improvement, or flood control -- Use for public purpose: RCW 79.140.110.

Municipal corporation may authorize investment of funds which are in custody of county treasurer or other municipal corporation treasurer: RCW 36.29.020.

Outdoor recreation land acquisition or improvement under marine recreation land act: Chapter 79A.25 RCW.

Pollution control -- Municipal bonding authority: Chapter 70.95A RCW.

-- Public bodies may retain collection agencies to collect public debts -- Fees: RCW 19.16.500.

Title to certain second-class shorelands vested in port districts: RCW 79.125.510.

Vacation of streets or alleys abutting on bodies of water by city or town prohibited with specified exceptions such as when the vacated property is to be used for port, recreational, educational, etc. purposes: RCW 35.79.035.

**PORT OF POULSBO
RETREAT MINUTES OF
August 15th, 2007
10:00AM**

PRESENT: Chairman Commissioner DeCarlo, Commissioner Gilbert, Commissioner Bockus, Recording Secretary Henry, Port Manager Kirk Stickels, Port Accountant Carol Tripp, and members of the general public.

Business Items:

1. Prioritized Development Projects list

1. Floating Breakwater
 - 1a. Property Acquisition
 - 1b. Floating Restroom
2. Pier C & D ramp and landing floats
3. Parking Area Bulkhead Sinkhole Repair
4. Power Survey- Dock Power/Lighting
5. Shower/Restroom Building Replacement
 - 5a. Boat Grid pier expansion
6. Nearshore Floats – Relocation
7. Breakwater/Shore Connection

2. Maintenance Projects that will be completed on an annual basis

1. Annual Float Inspection/Replacement
2. Float Pile Replacement Program
3. Mooring Buoy System

3. General Discussion:

\$18,000 was budgeted for the parking area bulkhead sinkholes and \$78,000 was budgeted for Pier C & D ramp and landing floats for 2007.

The Breakwater pile holes will need to be in the center of the breakwater so boats can be tied up to either side for increased moorage capacity.

We should look into the possibility of taking out a \$2million revenue bond to help pay for the engineering and permit costs to get these projects started.

Based on the last revenue bond the Port took out the monthly payment based on 6.8% interest for 30 years would be approx 12,000 per month.

Kirk will follow up on the camera inspection of the storm drain for the parking area bulkhead sinkholes to make sure it is not a storm drain problem that needs to be fixed.

It is possible to combine some of these projects to help lower the costs of the permits, any environmental studies that will be required for the permitting process, engineering, and planning.

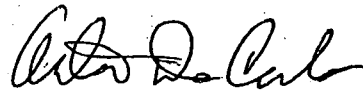
once
~~We should combine the shower/restroom building replacement with the boat grid pier expansion.~~
Once these projects are complete the office would move to the shower restroom building and the shop would move on top of the expanded grid area. The sale of the boathouse and the additional moorage spaces that would be gained by completing these projects would help defray the costs of the project.

We are applying for the floating restroom grant and the split is 75/25. We plan to do the majority of the work ourselves so we will need to find out if our 25% can be satisfied with in-kind services.

We can use the budgeted funds that were allocated in 2007 for C&D dock ramp landings and floats, and for the parking area bulkhead sinkhole repairs and use them for the floating restroom.

Priorities for the breakwater design are: Maximum wave attenuation, center located pilings, increased mooring opportunities, and 12'-15' minimum width.

The meeting was adjourned at 1:00pm



COMMISSIONER DECARLO



COMMISSIONER GILBERT



COMMISSIONER BOCKUS

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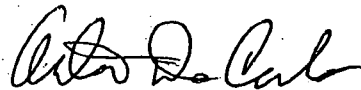
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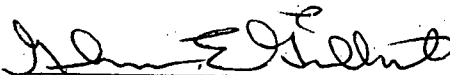
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COMMISSIONER DECARLO



COMMISSIONER GILBERT



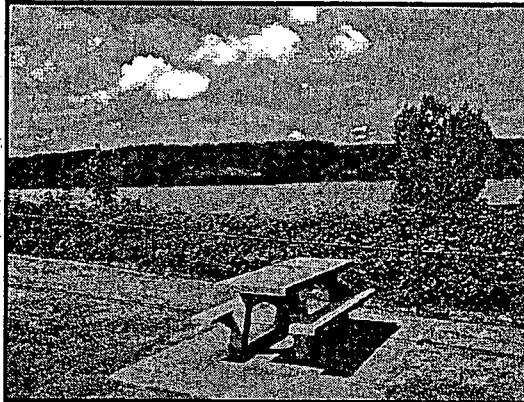
COMMISSIONER BOCKUS

Chapter 1

Vision, Goals and Objectives

Poulsbo's Vision: To enrich the lives of greater Poulsbo citizens with quality recreation opportunities, programs, facilities, parks, and open space; and to provide wise stewardship of the natural and cultural resources within Poulsbo's parks and public open space.

Parks, recreational facilities and open space serve as vital parts of the community's character, as they provide both recreational opportunities for all citizens and habitat areas for wildlife. This plan identifies Poulsbo's existing park and open space resources; outlines the City's need for additional parks and open space; and incorporates a plan for acquisition and development that reflects a community vision.



Net Shed Vista

A strong park system is vital to the Poulsbo community. In order to attract new families to the area, the parks, facilities and open space provides places for existing residents and visitors to play, exercise or simply retreat. As the city's population grows, the demand for park facilities increases; and land once available for additional parks is lost to development. Undeveloped or partially developed land, whether it is city-owned or not, is vital for providing trails, wildlife corridors, protecting natural resources, and scenic view sheds. It is important that the City anticipate the growing demand on the City's park facilities, recreation programs, and open space resources in order to maintain the qualities and services that define the city.

The Park and Recreation Commission developed the goals and objectives of Poulsbo's 2006 Park Recreation and Open Space Plan. They received input from citizens at public meetings, emails, during discussions at Commission meetings, and with staff input. In addition, the City has listed 42 policies, covering topics from Acquisition and Land Use to Trails, Bikeways and Financing.

Goals and Objectives

Goal 1: Enhance funding for acquisition, development and maintenance of park facilities

- *Objective:* Review, and if appropriate, update park mitigation fees.
- *Objective:* Investigate property transfer incentives for land donations or easements, especially for trails.
- *Objective:* Support Public Works staff by providing the resources to operate the parks and facilities with the most cost effective methods and policies.
- *Objective:* Maintain dialog with Kitsap County and other interested parties, to study alternate means of financing parks and recreation.

Goal 2: Create and maintain partnerships for enhanced recreational activities and park projects

- *Objective:* Work with all local governmental agencies including the North Kitsap School District, Ports of Poulsbo and Kingston, Suquamish Tribe, Kitsap County, Kitsap County Consolidated Housing Authority, and the Kitsap Public Facilities District, to provide exceptional customer service and program delivery.
- *Objective:* Share resources with Kitsap County, Olympic College and other parks and recreation agencies throughout the county on a combined program guide and website on recreational, educational and park offerings.
- *Objective:* Collaborate with Poulsbo's neighborhoods, service clubs and other non-profit organizations including the Poulsbo Marine Science Foundation, Kitsap Audubon Society, Poulsbo Farmers Market, and others, to partner on recreational, educational and park projects, and develop new programs such as Adopt-A-Park or Trail.
- *Objective:* Collaborate with Kitsap County to provide park and open space lands in Poulsbo's urban growth area.
- *Objective:* Partner with Poulsbo's citizens to address issues, provide programs, and spend the public dollar wisely.

Goal 3: Provide wise stewardship of the natural and cultural resources within Pouslbo parks and public open spaces

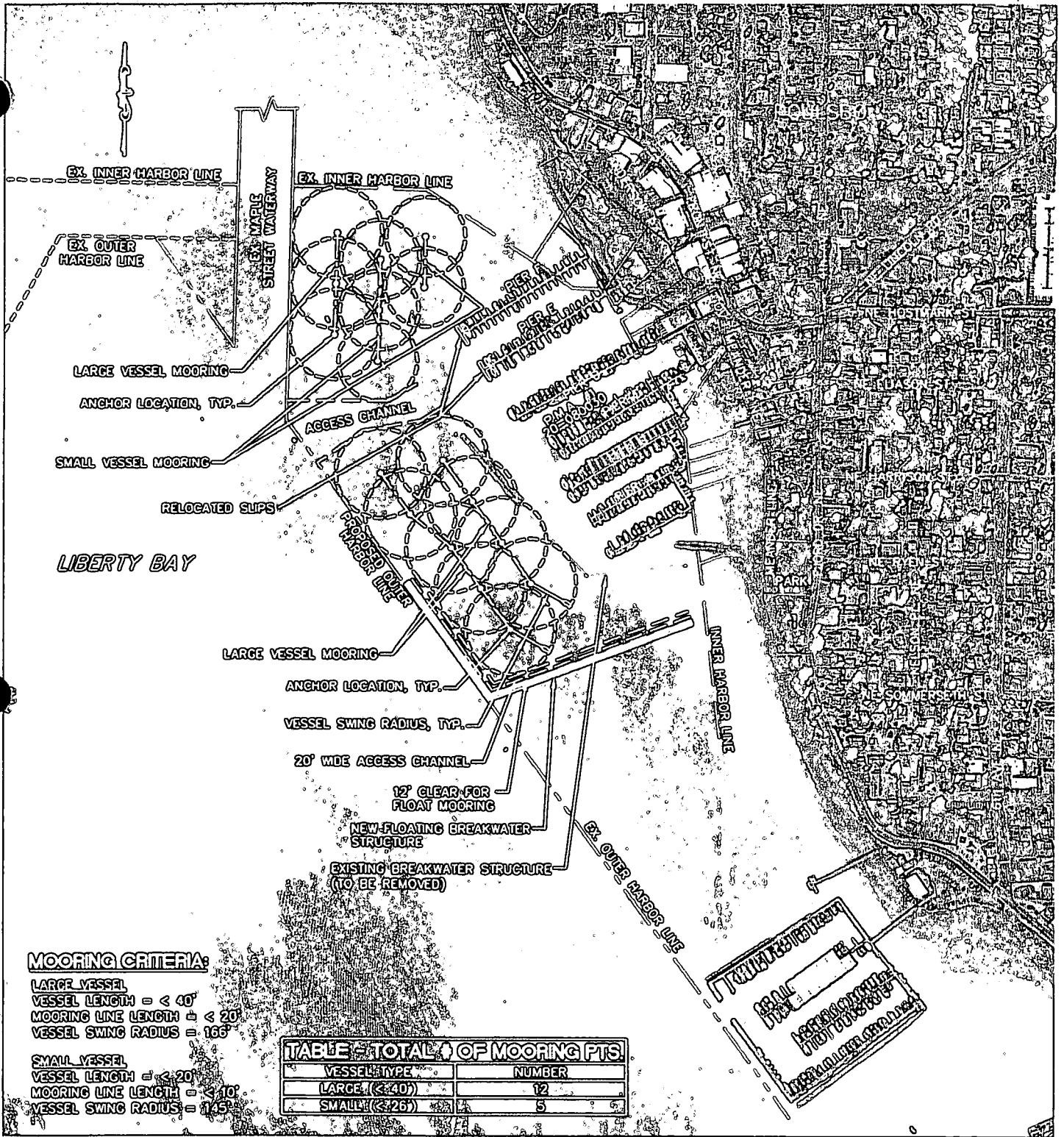
- **Objective:** Preserve and maintain existing parks and open space.
- **Objective:** Maintain or create linking trail systems, open spaces, wildlife habitats and corridors.
- **Objective:** Provide and promote environmental education into recreation programs and in parks and open spaces throughout Pouslbo.
- **Objective:** Incorporate existing cultural resources into design features in parks and open spaces.

Goal 4: Continue to offer high quality recreation, educational and enrichment programs for all ages, interests and abilities

- **Objective:** Provide high quality parks and recreation programs and facilities to residents and visitors.
- **Objective:** Coordinate with other service, program and facility providers to provide programs and special events to the citizens and visitors in the Pouslbo community; and use the waterfront parks for regional special events.
- **Objective:** Continue to develop the role as an information and referral center for the greater Pouslbo community.

Goal 5: Continue to acquire and develop new properties for parks and facilities as identified in Pouslbo's Capital Improvement Program

- **Objective:** Acquire land on waterfront property, contiguous to existing parks, athletic fields, and in newly annexed areas of the city.
- **Objective:** Enhance public waterfront access through linear and connector trails and parks.
- **Objective:** Seek locations for a Recreation Center in Pouslbo.
- **Objective:** Review the city's Capital Improvement Plan on an annual basis to evaluate the progress of the plan.



MOORING CRITERIA:

LARGE VESSEL
 VESSEL LENGTH = < 40'
 MOORING LINE LENGTH = < 20'
 VESSEL SWING RADIUS = 165'

SMALL VESSEL
 VESSEL LENGTH = < 20'
 MOORING LINE LENGTH = < 10'
 VESSEL SWING RADIUS = 145'

SURVEY NOTES:

1. AERIAL PHOTO FROM WSDOT (7-30-03)
2. EXISTING HARBOR LINES FROM 2005 ADA ENGINEERING SURVEY
3. SURVEY CONTROL
 - HORIZONTAL DATUM: WASHINGTON STATE PLANE NORTH NAD83 FEET.
 - VERTICAL DATUM: MLLW FEET.

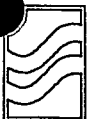
PLAN - PROPOSED IMPROVEMENTS



STANDARD ABBREVIATIONS:

EX. = EXISTING

FIGURE 5B - ALTERNATIVE NO. 2



COAST & HARBOR ENGINEERING
 110 MAIN STREET, SUITE 103
 EDMONDS, WA 98020
 PH 425-778-2542
 FAX 425-778-6883

JOB NUMBER
 0555
 DATE
 9/20/05

SCALE
 HORIZ.: AS NOTED
 VERT.: AS NOTED
 VERIFY SCALE
 BAR IS ONE INCH ON ORIGINAL
 DRAWINGS IF NOT ONE INCH ON
 THIS SHEET, ADJUST SCALES
 ACCORDINGLY

**PORT OF POULSBRO
 MARINA IMPROVEMENT PROJECT**

PLAN - PROPOSED IMPROVEMENTS

LAW OFFICES
OF
STEPHEN L. SWANN
ATTORNEY AT LAW
1702 NORTH WAKEFIELD STREET
SUITE 930
ARLINGTON, VIRGINIA 22207

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WWW.BOATLEMONLAW.INFO
WWW.RVLEMONLAW.INFO

October 29, 2007

Mr. Kirk Stickels
Port Manager
Port of Poulsbo
18809 Front Street
P.O. Box 732
Poulsbo, WA 98370

Re Net Shed Park

Dear Mr. Stickels:

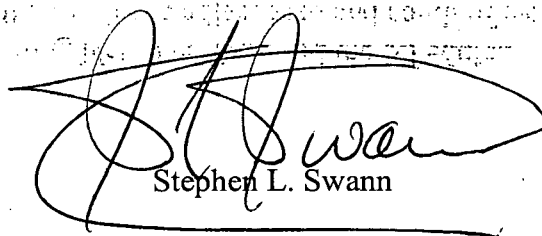
Thank you for your letter dated October 23, 2007, regarding Net Shed Park and the scheduled out reach meeting on November 6, 2007. My wife and I own the residence adjacent to and south of Net Shed Park. Our address is 18431 Fjord Drive NE. I believe we met you back in May while we were exploring the Bay's beach area just below our property.

We are especially concerned about any projected changes to our Poulsbo neighborhood. We have heard rumors of interest in constructing a water-accessed walkway up the bank to the park. This park is in the middle of a residential neighborhood, along a street that is already too busy and too "fast." It would appear that changing the nature of this small yet scenic park would cause a major – and possibly adverse – change to our neighborhood.

We are interested in learning more about the Port's proposal. Unfortunately we will be unable to attend the meeting.

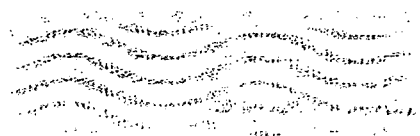
If there is informational documentation of the Port's plans, I would appreciate receiving a copy by mail at your earliest opportunity.

Thank you again for your letter. Sincerely, I am


Stephen L. Swann

Law Offices of Stephen L. Swann
1702 North Wakefield Street
Suite 930
Arlington, VA 22207

703.243.7938



NO. VA 220
30 OCT 2007 PM 6



USA 41

Mr. Kirk Stickels
Port Manager
Port of Poulsbo
18809 Front Street
P.O. Box 732
Poulsbo, WA 98370

98370+0732



mtg Nov 15 ~~th~~ 2007

"NET SHED" PARK

Edward Couch

Crystal Couch

Diana Bluff

Ernstchen & Robert Murphy

GENE FULLERTON

JIM DRUMMOND

MATT MUKELBORG

MIKE MEFFERD

GLENN FREEMAN

ROGER W. HOUNTS

BECKY FRICKSON