

CITY MANAGER REPORT

THE WATERLAND CITY

FEBRUARY 7, 2025

The February 6 City Council Study Session was very busy! The Council discussed several critical topics, including Marina Steps, Redondo Pier, forming an Airport Committee, and re-establishing a Planning Commission.

MARINA STEPS AND REDONDO FISHING PIER

The City Council has voted to advance two major capital projects, the Redondo Pier improvements and the Marina Steps, linking the marina to downtown.

Earlier, the City issued bonds to fund these projects, but bids for both projects were higher than anticipated. The available bond funds will not cover both projects as originally designed.

On Feb. 6, many community members attended a City Council study session to give input on how to move forward.

After hearing from community members, the Council directed staff to:

- Fully complete the Redondo Pier project using bond funds
- Authorize \$100,000 for “value engineering” of the Marina Steps and to come back to the council with lower-cost design options.
- Provide information on the feasibility of a sling boat launch and dry stack boat storage at the marina. (We will discuss this item at the February 13 City Council meeting)



MARINA STEPS & REDONDO PIER (CONT.)

Redondo Pier

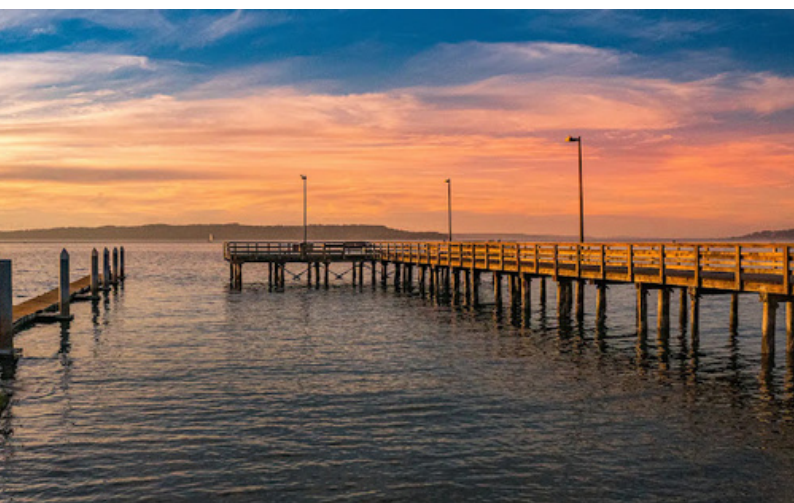
The Redondo Pier project is currently being redesigned to reduce costs. It will go out to bid this spring.

- The estimated cost of the Redondo Pier project is \$7 million.
- If permitting is completed in time, construction of the project could begin later this year and open early 2026.
- Receiving permits from the State and Army Corps of Engineers is a complex and lengthy process. If permitting takes longer, the City would begin work in 2026 and complete the pier in early 2027. (The timing of the in-water construction must be done at certain times during the year to protect fish life)
- Restrooms at the Redondo Pier were grant-funded and are already under construction. They are expected to open in spring 2025.

Marina Steps

Through the value engineering process, the Marina Steps will be redesigned to reduce costs. Some elements of the original design could be removed or scaled back while maintaining the key purpose: linking the downtown business district to the marina.

- A redesign would retain all structural elements necessary for public safety and the integrity of the condos along the bluff.
- The redesigned option(s) would be presented at a City Council meeting this spring. The Council will then decide whether to proceed with the project.
- City staff estimates that after a redesign, the Marina Steps could be completed for about \$12 million. Additional funds beyond bond dollars would need to be secured to complete the project.



MARINA STEPS & REDONDO PIER FAQs

Where will the City get funding to complete the Redondo Pier and/or the Marina Steps?

The City Council has directed staff to utilize bond funds to pay for 100% of the Pier project. Remaining bond funds, grants, and other funds will be used for the Marina Steps. City staff will return to the City Council with financial options for how to fully fund that project.

Can the City use the bond funds for projects other than the pier and steps?

State law does give cities the flexibility to direct funds to different areas—within limits—based on the priorities of the community. The City Council must amend the Bond Ordinance to direct bond funds to other capital needs. Bond funds can only be used for capital projects, not staffing or ongoing operations.

Will residents be taxed to pay for pier and/or steps projects?

There is no plan to raise taxes to generate funds for the pier or Marina Steps. Once the Council reviews the cost of redesigned plans, they would determine whether to prioritize funding to complete one or both projects.

Could the redesigned plans be more likely to lead to a landslide on the bluff where the Marina Steps would be built?

The safety of our residents is our top priority. The engineering contractor would not suggest, nor would the City entertain, any design changes that compromise safety or impact the structural integrity of condos near the steps.

What other capital projects are underway in the city?

- The City's marina dock replacement project is moving forward with bond funds and dollars from the Marina Enterprise fund. The bid for dock replacement came in \$1.66 million under estimate, and the savings will be used for other needs, potentially including the pier or the steps.
- The new restrooms and paid parking at Redondo Pier will open this spring.
- A project to enhance the Memorial Drive Flag triangle as a gateway to the city is in the bidding process.

Why were the bids for the pier and steps projects above budget?

The estimates for these projects were developed more than two years ago by staff under the previous administration. Building material and labor costs have increased significantly since then, and some elements of the original design required higher-cost materials or techniques. The redesign process allows the City to develop estimates in line with current construction costs and to look for more cost-effective design features.



MARINA STEPS & REDONDO PIER FAQs (CONT.)

Why does the City have funds for capital projects when the City budget has been cut and police and staff positions have been eliminated?

The City's operations (or general fund) budget is separate from the capital budget. By law, capital funds, such as bond funds, cannot be spent for day-to-day city operations.

What is "value engineering"?

Value engineering analyzes a project's design elements, materials, and construction methods to identify cost-saving alternatives without sacrificing functionality. This is the goal of redesigning the Redondo Pier and Marina Steps.

What options does the City Council have for spending the bond funds?

- Direct staff to have the projects redesigned or "value engineered" to lower costs, and secure additional funding to complete both projects.
- Direct the bond funds to one project or the other.
- Direct bond funds to other capital needs.

AIRPORT COMMITTEE

The Council received comprehensive public feedback from local airport advocacy groups regarding the strategy for establishing an Airport Committee. In the coming weeks, the Council will further discuss the guidelines for this committee.

PLANNING COMMISSION

In my few months here in Des Moines, numerous residents have told me the City needs to re-establish its Planning Commission. At last night's meeting, the City Council received a presentation on what this could look like. Des Moines previously had a citizen-led "Planning Agency" until it was dissolved in 2013. Now, there is renewed interest in bringing it back.

A Planning Commission is an advisory body appointed by the City Council to help guide long-term growth and development. While the City Council makes final land use and policy decisions, the Planning Commission provides recommendations and ensures community input is considered. It serves as a bridge between the public and the government, with members drawn from the local community.

The Council has directed staff to explore recommendations for the commission's role and structure. We'll keep you updated as more information becomes available.



WINTER WEATHER

Huge shoutout to Public Works for their efforts this past week! They've been out there clearing snow, salting roads, and tackling any issues that could make our drives tricky. Thanks to their hard work, our streets are safer and easier to navigate. We're so grateful for their dedication and all they do to keep things running smoothly - it makes a world of difference for everyone! Keep up the great work!



JOB POSTINGS

Looking for a fulfilling career opportunity? Join our community by exploring job postings with the City of Des Moines! Be part of a dedicated team working to enhance the quality of life for residents and create a brighter future for everyone. Explore our job opportunities today and take the first step toward a meaningful career with us! Click here to apply!

Current Open Positions:

- Assistant Maintenance Superintendent
- Grant Management Analyst
- Maintenance Worker I-II Surface Water Management
- Senior Human Resources Analyst
- Police Officers (Academy Graduate, Entry & Lateral)

**WE'RE
HIRING!**



KHAOS BREAK CAMPS

This is your solution to not having time off when your child does! Break Camp at the Field House provides a warm, caring, and safe environment where friendships flourish and leadership skills blossom. We will facilitate enrichment activities including arts & crafts, games, homework help, and reading. Children stay active by participating in gym games and athletics, playing outside when weather permits. You send lunch, we provide nutritional snacks!

February 14th

8:00 AM - 6:00 PM

Grades K-5

\$45R/\$50NR



YOUTH SPRING SOCCER

Registration is closing soon! Run drills, build skills, and learn how to be a team player in our Youth Recreation Leagues! Register here today!



CAR WASH KITS AVAILABLE!

Hosting a charity or fundraiser car wash? You will need a car wash kit to prevent run-off of oil, tire dust, heavy metals and other contaminants from entering our stormwater system. Contact Casey Zaputil @ 206-742-8109 or czaputil@desmoineswas.gov today!



CITY STAFF KUDOS!

"Great job on the prep and snow plowing! You can tell the crews are on it." -Kris Van Gasken

Thank you, as always, to our wonderful and hardworking staff. This Staff Kudos section will serve as a way to recognize and celebrate the hard work and dedication of our City of Des Moines employees, volunteers, Council Members, and more.

SUBMIT YOUR STAFF KUDOS
WOULD YOU LIKE TO SHARE KUDOS TO STAFF?

If you want to share a staff kudos with me, email me at KCaffrey@DesMoinesWA.Gov



KATHERINE'S FUN STUFF

No recipe this week...but a shout out to my fellow parents. We survived a snow week of delayed school and school closures! This made for impromptu "take your kid to work day" for me. My kiddo filled a day with shredding old papers (under the supervision of the City Clerk's office) and scanning plans. He even was named Employee of the Month!



The City of Des Moines does not condone child labor, but I am okay with it if it is my kid doing the labor.

FEEDBACK AND SUGGESTIONS

We want your feedback! In the interest of fostering community engagement and transparency – we've added a place to send in comments, questions, and input for your City staff @ feedback@desmoineswa.gov



We're enhancing:

- **Accessibility:** providing you with a direct channel to voice questions, concerns, or feedback.
- **Transparency:** a visible avenue for communication, we're demonstrating our commitment to transparency and accountability.
- **Community Engagement:** Encourages citizen participation in civic affairs in multiple ways.
- **Prompt and Courteous Response:** Administrative staff will receive your requests and delegate them to the necessary departments and staff. We will work hard to deliver prompt responses to inquiries within 3 business days



FEBRUARY

- February 7-22 Valentine's Tea @ Marina Mercantile
- February 7 Watercolors & Wine @ Marina Mercantile
- February 8 Hot Hatha, Bikram Based, Posture Clinic - Floor Series @ Shiva Yoga
- February 8 Des Moines Creek Park Run
- February 11 Trivia Night @ the Quarterdeck
- February 13 Transportation Committee Meeting @ Des Moines City Hall
- February 13 Environment Committee Meeting @ Des Moines City Hall
- February 13 City Council Meeting @ Des Moines City Hall
- February 14 Valentine's Dinner @ Zenith Holland
- February 14 Sweetheart Dance @ Des Moines Activity Center
- February 15 Des Moines Creek Park Run
- February 17 President's Day – City Offices Closed
- February 18 MINGO Nights @ Marina Mercantile
- February 18 Bingo Night @ the Quarterdeck
- February 19 Paint Night @ the Tuscany
- February 20 Cornhole @ the All Star Sports Bar
- February 22 Sound Healing, Gentle Yin, Guided Meditation @ Shiva Yoga
- February 22 Des Moines Creek Park Run
- February 22 Non Profit Symposium, 9-noon @ Des Moines Activity Center
- February 24 Vinyasa to Yin with Live Sound Bath @ Shiva Yoga
- February 25 Trivia Night @ the Quarterdeck
- February 27 Municipal Facilities Committee Meeting @ Des Moines City Hall
- February 27 Economic Development Committee Meeting @ Des Moines City Hall
- February 27 City Council Meeting @ Des Moines City Hall



**UPCOMING
EVENTS**

Have an upcoming even you want to share? Email us and we'll get it on our calendar!



**CLICK TO
VIEW THE
CITY
CALENDAR**

