

## AGENDA

DES MOINES CITY COUNCIL  
MUNICIPAL FACILITIES COMMITTEE  
City Council Chambers  
21630 11th Avenue S, Des Moines, Washington  
Thursday, March 28, 2024 - 4:00 PM

**Municipal Facilities Committee:** Councilmember Gene Achziger; Councilmember Matt Mahoney;  
Councilmember Jeremy Nutting

### CALL TO ORDER

### AGENDA

- Item 1. SELECTION OF CHAIR/VICE CHAIR
- Item 2. APPROVAL OF FEBRUARY 22, 2024 MINUTES  
[02.22.24 Municipal Facilities Draft Minutes](#)
- Item 3. CDM BUILDINGS STATUS/MCI CIP PROJECTS UPDATE
- *Staff will provide an overview of progress on the facilities currently undergoing damage repair work and review major capital improvements*
- [2024 MCI CIP Update for 03282024](#)
- Item 4. MARINA, BEACH PARK AND REDONDO PAY PARKING UPDATES
- *Staff will present the current status of both Marina/Beach Park and Redondo's Parking equipment.*
- [03.28.24 Municipal Facilities Item#4 Parking](#)
- Item 5. Steven J. Underwood Park Little League Fences
- *Staff will provide an overview of the logistics and costs of obtaining and using temporary little league fences at SJU Park.*

### ADJOURNMENT

#1

**Draft Minutes Des Moines City Council Municipal Facilities Committee – 02/22/2024**

**Council Members**

**Gene Achziger  
Matt Mahoney  
Jeremy Nutting (absent)**

**City Staff**

**Tim George, Interim City Manager  
Tyler Beekley, Acting Public Works Director  
Nicole Nordholm, Director of Comm Events/Services  
Katy Bevegni, Assistant Harbor Master  
Matthew Hutchins, Acting City Attorney  
Taria Keane, City Clerk  
Sara Lee, Deputy City Clerk  
Jodi Grager, Admin Coordinator I**

**Guests: Mayor Traci Buxton, Councilmembers Harry Steinmetz and Yoshiko Grace Matsui  
Chuck Coleman**

Meeting called to order: 5:00 pm on February 22, 2024 in the Council Chambers

**Agenda (Amended)**

1. Selection of Chair/Vice Chair (Delayed until next meeting)
2. Approval of 09.28.2023 Minutes
3. 2024 Municipal Facilities Committee Work Plan
4. Wesley Overpass Signage
5. Memorial Flag Triangle Update

**Meeting:**

1. Selection of Chair/Vice Chair will be moved to the next agenda due to Councilmember Nutting's absence.
2. The 09.22.2022 Municipal Facilities Minutes were approved as submitted.
3. Acting Public Works Director Tyler Beekley reviewed the 2024 Work Plan. (Attachment #2)
4. Wesley Homes Skybridge Signage Options were presented. The signage will be in lieu of a fee for the use of the aerial right-of-way. The pillar at the left of the span has been designed and accepted by Wesley Homes. The six options for City messaging may be combined, if necessary, to create a recommendation. Committee members discussed lighting, scale of lettering, use of the sailboat logo, wording and placement and the decorative flags. Interim City Manager Tim George indicated that once council input has been received staff will provide feedback to the Wesley Homes design team.

5. Acting PW Director Beekley announced that the Memorial Flag Triangle project is close to engaging with the public to seek their opinions on the improvements. The goal is to create more of a plaza rather than the existing sidewalk, replace aging components and facilitate on-going maintenance of the park. Engineering staff contacted the Des Moines Memorial Drive Preservation Association and will incorporate their suggestions as possible. Irrigation will be installed. An online public survey is planned. Concern about creating a destination adjacent to busy roadways was discussed.

The Committee agreed to receive comments from Citizen Chuck Coleman. He appreciates the efforts to make improvements at the Des Moines Memorial Flag Triangle and suggested that it would be wonderful to have a southern gateway into the City in the Redondo area. Mr. Coleman inquired if there is an inventory of all City owned properties. Interim City Manager George indicated that a list is provided to the insurance company. Mr. Coleman also advocated for a CIP budget presentation which would define project funding.

The meeting was adjourned at 5:37 p.m.

Minutes submitted by: Jodi Grager, Public Works Admin Coordinator

## MUNICIPAL FACILITIES COMMITTEE

March 28, 2024

### **2024 MCI CIP PROJECT UPDATES:**

- **Midway Park Acquisition** – Council approved the King County Parks, Capital and Open Space Grant Award in the amount of \$456,000 for design work on March 14, 2024. The City will utilize KPG | P Somas for this project, and project discussions/scope/fee are in process currently. The grant award extends through November 2025 – and there will be public outreach, design development and final design planning in this timeframe.
- **Cecil Powell Play Equipment** – McCann Construction Enterprises, Inc. was awarded the construction contract by Council on December 14, 2023. Currently awaiting issuance of City Building and Grading permits. Once permits are in-hand, we will hold a pre-construction meeting, and begin construction soon thereafter. Project should be completed within 40 working days.
- **Field House Play Equipment** – Pavement Maintenance of Washington (PMOW) is currently working on this project. Some of the new play equipment is currently in-place. This project has been challenged by the inclement weather. Project should be completed by the end of May 2024.
- **Des Moines Memorial Flag Triangle** – Consultant KPG is working on the plans, specifications, and construction cost estimate. A public outreach survey was posted on the City's website and closed for comments March 26<sup>th</sup>. Construction is anticipated to begin in August 2024.

### **2024 BUILDING FACILITY PROJECTS UPDATES:**

- **Founder's Lodge Improvements** – What started out as a simple remodel for staff offices has turned into a bit of a conundrum. Staff encountered asbestos in the main floor men's restroom and stopped work immediately. We hired a professional abatement company to come out and remove the asbestos from the majority of the building (the main floor walls of windows still have asbestos content within the window putty). The building is now almost entirely asbestos free. Looks quite different too – without sheetrock and insulation upstairs, and sheetrock ceilings on the main floor! Once the majority of the building structure was exposed, we brought the Building Department down for a walkthrough to get their opinion. The Building Department has serious structural concerns, and recommended we have a structural evaluation conducted for the entire building. Staff is currently working on a task order with Exeltech to perform such and evaluation and provide a report of their findings and recommended structural repairs. Any recommended repairs will need to be implemented prior to performing any remodel or improvement work.

- **Senior Activity Center Pipe Burst Repairs** – Servpro is currently working on these repairs. The water removal and drying remediation processes were completed in January and early February. The new insulation and sheetrock have been installed and painted. The new flooring for portions of the main area is scheduled for the week of March 26<sup>th</sup>, and the new flooring for the restroom is scheduled for the week of April 1<sup>st</sup>. After the flooring is completed, we'll get the remaining trim installed and the cabinets and counters in the room where the pipe actually burst.

Activities update:

- *Staff keeps activities running and outings and trips operating.*
- *Enhanced Fitness and Tai Chi classes are being held at the Field House*
- *Self Defense classes are being held at the Auditorium at the Beach Park.*
- *Various game groups, Mahjong being the primary – are being held at Wesley Homes.*
- *Care Giving Group is being held at the Des Moines Library.*
- *Meals on Wheels continues to operate out of the Activity Center on Wednesdays - for food delivery, and Thursdays – for pack up and delivery to seniors.*
- *We were offering bagged lunch options to-go, however seniors want to dine in and socialize. We have redirected them to SeaTac and Kent for hot meals, and they are eager to return to DMAC when we reopen.*
  
- *Shannon Kirchberg was able to complete the Winter Weather 2024 damage assessment through King County's Office of Emergency Management and it was accepted and sent to FEMA last week. We will qualify for reimbursement on our insurance deductible as well as loss of revenue, staff time and other costs due to our damage assessment coming in over \$11.5 million, which surpasses the \$10 million threshold.*

03.28.2024 Attachment #3  
Item # 4 Marina/Beach Park and Redondo Paid Parking Equipment



