

SNOHOMISH COUNTY CONSERVATION FUTURES PROGRAM ADVISORY BOARD

WEDNESDAY, SEPTEMBER 4, 2024, REGULAR MEETING MINUTES

4:30 P.M. – 8:30 P.M. – Board Meeting

Location:

- 1. In Person at Parks Administration Building, Willis D. Tucker Community Park, 6705 Puget Park Drive, Snohomish**
- 2. Virtual Meeting via Zoom**

Members Present:

Nate Nehring, Board Chair, County Council Chair; Jared Mead, Board Vice-Chair, County Council Member; Lacey Harper, County Executive Representative; Laura Dell'Olio, Community Representative; Kyoko Matsumoto-Wright, Large City Representative, Mayor, City of Mountlake Terrace.

Members Absent:

Mark Craven, Community Representative; Mike Quinn, Small City Representative, Mayor, Town of Woodway;

Board Staff:

Sharon Walker, Parks Division Director, Department of Conservation and Natural Resources; David McConnell, Associate Park Planner, Parks Division, Department of Conservation and Natural Resources; Rich Patton, Division Manager, Parks Division, Department of Conservation and Natural Resources; Carl Jorgensen, Property Officer, Department of Facilities & Fleet; Pej Morgan, Real Property Administrator, Department of Facilities & Fleet.

Guests Present:

Tom Teigen, Director, Department of Conservation and Natural Resources; Paul Kraegel, Senior Grants Director, Forterra NW; Dawn Haight, Senior Managing Director, Conservation Real Estate, Forterra NW; David Leon, Vice President, Real Estate, Forterra NW; Nicole Sieminski, Executive Director, Tulalip Foundation; Joseph Sambataro III, Conservation Advisor, The Tulalip Tribes; Brett Shattuck, Restoration, Acquisition and Stewardship Senior Scientist, The Tulalip Tribes; Darcey Hughes, SWM Funding Coordinator, Department of Conservation and Natural Resources, Surface Water Management Division; Kimberly Moore, Assistant Parks Director, Parks and Facilities, City of Everett; Bob Leonard, Director, Parks and Facilities, City of Everett; Darcie Byrd, Assistant Real Property Manager, City of Everett; Angie Feser, Director, Parks, Recreation, and Human Services, City of Edmonds; Mike Rustay, Project Specialist IV, Department of Conservation and Natural Resources, Surface Water Management Division.

Abbreviations:

Conservation Futures Program Advisory Board (Board)
Department of Conservation and Natural Resources (DCNR)
Interlocal Cooperation Agreement (ILA)
Parks Division of Department of Conservation and Natural Resources (Parks)
Snohomish County Staff (Staff)
Surface Water Management Division of Department of Conservation and Natural Resources (SWM)
Surface Transportation Board (STB)
Washington Farmland Trust (WFT)
Washington State Recreation Conservation Office (RCO)

CALL TO ORDER

Chairperson

The meeting was called to order at 5:39 PM by Board Chair Nate Nehring.

Roll call was taken. There were 5 board members present and 2 absent.

INTRODUCTION OF BOARD MEMBERS & GUESTS

Board

Board Chair Nate Nehring asked board members, staff, and guests to introduce themselves.

APPROVAL OF MINUTES

Board

1. August 30, 2023, Regular Meeting Minutes (**Attachment 1**)
2. September 25, 2023, Special Meeting Minutes (**Attachment 2**)
3. April 29, 2024, Regular Meeting Minutes (**Attachment 3**)

Board Chair Nate Nehring asked for additions and corrections to the regular meeting minutes. None were offered.

Board Member Lacey Harper moved to accept the minutes as written. Board Member Jared Mead seconded, and the motion carried unanimously.

PUBLIC COMMENT

Board

Board Chair Nate Nehring asked for public comments. Several members of the audience offered comments.

1. Darcey Hughes, SWM Funding Coordinator, DCNR, SWM Division – Ms. Hughes mentioned another property acquisition that was not quite ready to submit for grant funding as the sellers had not confirmed in writing that they were willing sellers. The acquisition consists of a 53-acre site located in the Snohomish River Estuary with an estimated purchase price of \$11.3 million dollars. Ms. Hughes hopes that the seller will be a willing seller soon.
2. Mike Rustay, Project Specialist IV, DCNR, SWM Division – Mr. Rustay commented on the high value of the habitat of the site and that the potential for habitat restoration and enhancement on the site is very high. Mr. Rustay also showed the location of the site on a map within the Snohomish River Estuary and commented on how this acquisition fits in with a larger basin-wide management plan. The site is a great opportunity to restore part of the estuary and remove old levies and farming infrastructure.
3. Tom Teigen, Director, DCNR – Mr. Teigen commented on the site and discussed the property ownership of this and nearby sites with Staff and the Board. Two of the three potential landowners are in the process of submitting documentation to become willing sellers. The third is not interested in selling at the present time but is interested in donating land to for conservation purposes in the future. This site is next to another ongoing Conservation Futures acquisition by Ducks Unlimited which was funded in 2023.

STATUS OF CURRENT PROJECTS

Pej Morgan

Board Staff Member Pej Morgan summarized the progress of each of the currently approved projects listed below. Discussion followed. There were no questions from the Board.

CF17-01 Reiner Farm, Washington Farmland Trust

This project is now complete. The Agricultural Easement has been recorded. The Tulalip Tribe purchase is complete. The Purchase and Sale agreement is being negotiated and sent to WTF for review. The funding deadline is approaching, and WTF's project deadline is approaching, and the purchase and sale agreement and easement must be recorded no later than June 30, 2024, or WTF will need to reapply for funding. Ms. Morgan hopes to have the agreement executed by May 30, 2024.

CF20-08 Regional Trail Inholdings, Parks Division, DCNR

No change. This project has been delayed and to date only 1 easement has been acquired. Staffing transitions and the complexity of property negotiations have contributed to slow progress on this acquisition. The project is ongoing.

CF21-05 Little Bear Creek Acquisition, SWM Division, DCNR

A motion is in process to return the remaining funds for this project to the Conservation Futures program fund balance. This project is complete.

CF22-04 Woods Lake Acquisition, Forterra NW

As of August 27, 2024, the cultural resource assessment and demo/removal of the yurt and an old car body have been completed. Pending draft RCO grant agreement, then ready to proceed with the transfer and Conservation Easement amendment from Forterra NW to Tulalip Tribes. This project is complete. Joe Sambataro, formerly with Forterra NW and now with the Tulalip Foundation, reported that work on this project began back in 2007 and there is now a transfer agreement between Forterra NW and the Tulalip Tribes. An amendment to the agreement will be ready for signing after completion of a final cultural resource assessment and demolition of structures on site. Dawn Haight from Forterra NW is looking forward to working with the Tulalip Tribes to complete the demolitions and transfer the property to the Tulalip Tribes around mid-year.

CF21-06 Sprague's Pond Acquisition, City of Lynnwood

Project complete, Conservation Easement 2024406130389 recorded as of June 13, 2024. This project is nearing completion. The executed conservation easement has been delivered to the City of Lynnwood. The City will record the easement with the Snohomish County Auditor.

CF22-05 Stillaguamish Basin Farmland Easements, Forterra NW

Forterra NW is negotiating terms with the property owner the Fosters for an easement on their farm. New staff have been hired and work on this project has resumed. One of the property owners is deceased. Forterra NW staff are contacting the heirs of the deceased to determine if they are still interested in selling the property. Forterra NW also is restarting communication with the other property owner. The Purchase and Sale agreement is on hold until willing sellers are verified. Dawn Haight from Forterra NW reported that there are three property owners from the original group. One property owner pulled out and Forterra NW would like to swap in a new property. Ms. Haight asked members of the board if they wanted to see the information on the new property now. Parks Division Director Sharon Swan responded and informed the board that in past board has asked for applicants to go through the application process rather than swap target acquisitions due to different values and merits the projects are scored by. The board agreed by consensus and asked Ms. Haight to reapply for funding for any new properties in the next grant round once scheduled.

CF23-01 Lund's Gulch South Addition (Gage/Rodkinson Property), City of Lynnwood

The ILA was executed by County, escrow closed, City of Lynnwood is preparing to record the Conservation Easement. The City has signed the agreement the County needs to execute the agreement. Escrow has been opened and is in the due diligence period. The boundary line survey has been initiated. The target date for closing on the acquisition is August 2024.

CF23-02 Chinook Marsh, Snohomish County Surface Water Management

Updates on three current acquisitions at Chinook Marsh:

1. Bitar – This property has been acquired by the County and is being used as match to the Conservation Futures grant, rather than requesting reimbursement from the Conservation Futures program.
2. Montes – This property has been acquired by the County, and the reimbursement request has been submitted to Conservation Futures.
3. McVay – The County is still pursuing an acquisition at the McVay property; this may end up being a Flood Easement rather than a fee acquisition. The McVay Flood Easement owner discussion is still pending. An offer letter was sent to him, but no response to date. Lisa Tario and Dianne Bailey stopped by the owner's home last week and spoke with his wife. It appears she leaves the

business decision to him. He does have concerns regarding the project in general (hunting a big one), I would request keeping the funding for the McVay site in place.

Update on two past acquisitions at Chinook Marsh:

1. Spoelstra & Christianson – The County ordered a survey of the properties to meet Conservation Futures reimbursement requirements; those surveys should be recorded any day now. Once recorded, the County will submit the reimbursement request to Conservation Futures program.

SWM has made progress on the acquisitions for Chinook Marsh. The Bitar site has closed and was purchased with alternate funds. The Montes Purchase and Sale agreement has been signed and closing is anticipated on June 28, of this year. The purchase price is \$456,500.00 dollars which is 10% over the appraised value, plus closing costs and the cost of the boundary line survey which will be completed soon. On the McVay site, the flood easement appraisal is \$40,000.00 dollars and may end up being more when negotiations have been completed. The boundary line survey, risk assessment, appraisal and appraisal review have all been completed. Closing is anticipated to occur between June and September of 2024.

CF23-04 Holly Neighborhood Nature Park, City of Everett

The ILA agreement was executed. In the final stages, pending City of Everett's confirmation. The agreement has been presented to the Everett City Council on April 10, 2024, for signature approval. The City is in negotiations with the property owners.

CF23-05 Catherine Creek-Centennial Trail Connection, Parks Division, DCNR

The appraisal update has been completed. The property value exceeds the grant fund award. This acquisition may require additional funds. After careful consideration Parks has determined the acquisition is cost prohibitive based on the updated property value; and the likelihood that the property in question will continue to be preserved in the current condition due to buffers related to Catherine Creek; annual flooding of the area; and ongoing beaver damming.

CF23-06 Kellogg Marsh Valley Cooperative Acquisition, Tulalip Foundation

The County Conservation Futures Funding Agreement between the County and the Tulalip Foundation is completed and executed. Sept 9 is their contingency deadline, then the Foundation have 30 days to prep settlement statements, county docs, and escrow. Still waiting for updated title commitments that just show the subdivided portions they are purchasing. No concerns raised in the environmental review – the consultant just needs their questionnaire forms to finalize the report. The surveys for this project have been initiated and are in process. The acquisition will consist of three subdivision exemptions and conservation easements. Once the acquisitions are completed, the surveys and appraisals will be updated. The County will be named as a third party for the easement. The Foundation will draft the Purchase and Sale Agreement.

CF23-07 North Ebey Island Acquisition, Ducks Unlimited

Landowner still engaged, next step is an appraisal, anticipating turnaround to be in the early part of the 2025. The Conservation Futures Funding agreement between the County and Ducks Unlimited is being drafted. Ducks Unlimited has staffing needs and is in the process of hiring new staff. This has delayed the acquisition, but the process will be restarted in summer of 2024.

CF23-08 Mill Property at Snohomish River Regional Trail, Snohomish County Parks Division

County is communicating with owner's Agent, pending response from owners on their intentions and goals with the property. This acquisition is on hold and the seller's family withdrew from the property sale.

CF23-09 Lower Lake Stevens Creek Land Acquisition, City of Lake Stevens

The ILA is now executed. City of Lake Stevens is preparing to record the Conservation Easement, however there is a garden and driveway used by neighboring property that is noncompliant for the

Conservation Easement since it is used for a specific household and not the public. The City is working on either a lot line adjustment or to exclude the area from the Conservation Easement.

- 1) ILA signed by City, pending County execution.
- 2) City is negotiating last property acquisition.
- 3) Have requested a memo and shifting of funds.

There were three properties originally included, so one property appraised lower, one was sold to another buyer who will not sell for less than \$135k, three other parcels. Shannon Farrant City of Lake Stevens - original application was for two parcels, after funds were awarded, another parcel was considered, and more funding was granted. In negotiations with property owner, he owned three adjacent parcels, so the City negotiated and purchase all four. One parcel was sold, and the City has negotiated price of \$135k. Not requesting additional funding but would like to reallocate to secure original properties plus the additional parcels. The City will be adding additional funds. No questions from Board or Staff. Sharon – normally this would go back through competitive process but since it is additional and same property owner it may be appropriate as the additional parcels were in the original project. Mark Craven supports; Jared Mead – stated that the City is doing the right thing and comfortable with it.

The ILA has been signed by the City and the County will execute the agreement soon. The City is in the process negotiating the last property acquisition. Pej Morgan has requested a memorandum of understanding and shifting of funds. There were three properties originally included, so one property appraised lower, one was sold to another buyer who will not sell for less than \$135k, three other parcels. Shannon Farrant from the City reported original application was for two parcels, after funds were awarded, another parcel was considered, and more funding was awarded. In negotiations with property owner, he owned three adjacent parcels, so the City negotiated to purchase all four parcels. One parcel was sold, and the City has negotiated price of \$135,000 dollars. The City is not requesting additional funding but would like to reallocate to secure original properties plus the additional parcels. City will be adding additional funds. No questions from board or staff. Parks Director Sharon Swan commented that normally this would go back through competitive process but since it is additional and same property owner it may be appropriate as the additional parcels were in the original project.

CF23-10 Mee Property Acquisition, City of Edmonds

Conservation Easement has been recorded and this project is now complete.

CFB13-30 East Side Rail/Centennial Trail South, Snohomish County Conservation and Natural Resources Department

Ruling by the STB has been released granting adverse abandonment and permission for rail banking. A Quit Claim Deed was recorded as of August 22, 2024. DCNR filed for adverse abandonment and rail banking in October 2023. The determination from the STB is pending. DCNR Director Tom Teigen anticipates this would have been completed a couple of months ago, but no determination has been made yet. Mr. Teigen is hopeful that the STB will issue a decision in the next 30 – 60 days.

REVIEW OF PROGRAM FUND BALANCE

Rich Patton

Board Staff Member Rich Patton reported on the Conservation Futures Program's fund balance (**Attachment 4**).

1. The current balance in the fund is \$23,577,109.08 dollars.
2. The expected balance receipts are approximately \$2,000,000,000 dollars.
3. The current project commitments are \$11,532,154.23.
4. Funding to be returned to fund balance \$1,334,142.64.
5. Other expenses are \$4,166,813.00 dollars.
6. The year-end balance is anticipated to be \$7,878,141.8 dollars.

NOTE: The City of Lynnwood's Scriver Creek Park Addition was withdrawn after this report was completed. The \$868,000 dollars in funding requested for this project can be allocated to other projects.

Discussion followed. Mr. Patton shared the balance sheet. There were no questions from the Board.

GRANT PRESENTATIONS

Board

1. Review & Scoring of Grant Proposals

CF24-01, Pioneer Highway Conservation Easement, Forterra NW

Presented by: David Leone, Vice President, Forterra NW (**Attachment 5**)

Project Description

The proposed acquisition consists of 3 parcels and the total acreage of the site is 85.2 acres. The site is zoned A-10 and has 3 small fishing huts on it. The site is located near the Tom Moore Slough, near where the Skagit River opens into Skagit Bay. The site has approximately 1,400 feet of frontage on Tom Moore Slough. The majority of the properties are being used for agricultural production. The waterfront portion is natural habitat, and there is a buffer between the waterfront and the farmland that is also maintained as a natural habitat area.

Forterra NW seeks funding to acquire a Conservation Easement on productive agricultural land located near the border with Skagit County, near the mouth of the Skagit River. The total project cost of the project is anticipated to be \$305,450.00 dollars. Mr. Leone explained in his presentation that the match portion of the funding request would be amended after the meeting as Snohomish County, not Forterra NW, will hold the easement. The total Conservation Futures funding request for this project is \$305,450.00 dollars. Matching funds in the amount of \$131,098.00 dollars are provided from a Floodplains by Design grant awarded to the Stillaguamish Tribe and additional funding from the landowner. The total conservation futures funding request is \$154,352.00. The percentage of total project cost requested from conservation futures is 54%.

Board Comments and Questions

See CF24-03 below.

CF24-02, Old Pacific Highway Conservation Easement, Forterra NW

Presented by: David Leone, Vice President, Forterra NW (**Attachment 6**)

Project Description

The proposed acquisition consists of 3 parcels and the total acreage is 110.6 acres. The site is zoned A-10 and has three barns and a farmhouse. The site is currently used for active agricultural use and there is no waterfront on the property.

Forterra NW seeks funding to acquire a Conservation Easement on productive agricultural land located near Stanwood, in the floodplain of the Stillaguamish River. This easement, if acquired, will work in combination with several others to be funded by the Floodplains by Design program. The total project cost for this request is \$365,450.00 dollars. Mr. Leone explained in his presentation that the match portion of the funding request would be amended after the meeting as Snohomish County, not Forterra NW, will hold the easement. The total conservation futures funding request for this project is \$365,450.00 dollars. Match funding in the amount of \$152,176.00 dollars is provided from a Floodplains by Design grant awarded to the Stillaguamish Tribe and additional funding is provided from the landowner. The total conservation futures funding request is \$193,274.00 dollars. The percent of total project cost requested from conservation futures is 56%.

Board Comments and Questions

See CF24-03 below.

CF24-03, Ninety Farms Conservation Easement, Forterra NW

Presented by: David Leone, Vice President, Forterra NW (**Attachment 7**)

Project Description

The proposed acquisition consists of 1 parcel and the total acreage is 48 acres. The site is zoned A-10 and is currently used for agriculture. There are 6 barns, a farmhouse, and farm labor housing on the site. There is 1,000 feet of river frontage on the Stillaguamish River.

Forterra NW seeks funding to acquire a Conservation Easement to protect a working farm. The total project cost is \$584,750.00 dollars. Mr. Leone explained in his presentation that the match portion of the funding request would be amended after the meeting as Snohomish County, not Forterra NW, will hold the easement. The total conservation futures funding request for this project is \$584,750.00 dollars. There is no match funding for this request. The total conservation futures funding request is \$554,750.00 dollars. The percentage of total project cost requested from conservation futures is 100%.

Board Comments and Questions

Board Member Laura Dell'Olio asked Mr. Leone whether the stewardship donation from the landowner could not still be accepted in spite of the fact that Snohomish County, not Forterra NW, would be holding the easement. Mr. Leone replied that the amount of the donation is based on the cost estimate from Forterra NW if they were to hold the easement and monitor the site. If the County needs funding for monitoring the site, then the County would discuss the cost with the landowner. Discussion followed.

Board Chair Nate Nehring asked Mr. Leone about a line item in the amount of \$14,000.00 dollars for staff and whether or not that amount was for monitoring if Forterra NW was holding the conservation easements. Mr. Leone replied that the staff timeline item was to pay for staff to complete the entire acquisition process for each of the three projects, not just monitoring or creation of the conservation easements. Discussion followed.

CF24-04, Pilchuck River Cooperative Acquisition, Tulalip Foundation

Presented by: Nicole Sieminski, Executive Director, Tulalip Foundation and Joseph Sambataro III, Conservation Advisor, The Tulalip Tribes (**Attachment 8**)

Project Description

The proposed acquisition consists of two in the Pilchuck River drainage basin. The Middle Pilchuck Conservation Area – Southern Phelps Property is a single parcel located in the Granite Falls area. The Upper Pilchuck Conservation Area – Cheung/Sanchez Property is made up of 3 parcels located in the Granite Falls area. The total acreage of the proposed acquisition is 85 acres. The current use of both sites is a combination of recreation and forestry. The current zoning for the two sites is (1) Middle Pilchuck: R-5, (2) Upper Pilchuck: Forestry (F).

The Tulalip Foundation and the Tulalip Tribes seek funding to acquire all 4 of the parcels in fee simple. The Tulalip Foundation will work with willing sellers to protect over 85 acres in fee along the Pilchuck River. The Pilchuck River Cooperative Acquisition will preserve and restore Middle Pilchuck and Upper Pilchuck Conservation Areas to prevent development and conversion of critical forest riparian areas, maintain their public open space values, restore critical salmon populations and habitat, and reduce flood risks. Both areas are identified as priority floodplain units for salmon recovery in the Snohomish Basin Floodplain Acquisition Strategy. Together, this Conservation Futures request will be leveraged by over \$4,450,000 in state and federal funding towards conservation and restoration. The Tulalip Tribes and their people have cultural ties to the Pilchuck River and work to protect its salmon and other resources.

The total project cost is \$1,092,700.00 dollars. There is a project match from RCO SRFB grant funds in the amount of \$51,700.00 dollars to cover incidental costs for the project. The total Conservation Futures funding request is \$1,041,000.00 dollars. The percent of total project cost from Conservation Futures is 95%

Board Comments and Questions

The members of the board had no questions or comments.

CF24-05, Thomas' Eddy Phase 2 – Moga Acquisition, Snohomish County Department of Conservation and Natural Resources, Surface Water Management Division

Presented by: Darcey Hughes, SWM Funding Coordinator, Department of Conservation and Natural Resources, Surface Water Management Division; and Mike Rustay, Project Specialist IV, Department of Conservation and Natural Resources, Surface Water Management Division (**Attachment 9**)

Project Description

The proposed acquisition consists of 10 parcels, totaling 129.14 acres, located off Shorts School Rd, in the Snohomish area. The parcels are an addition to the Thomas's Eddy Nature Preserve Park. The site is zoned A-10 and has 1 dwelling and 1 shed. Current uses of the site include 830 Open Space Agriculture RCW 84.34 and 910 Undeveloped (Vacant) Land. The site has approximately 4,150 feet of shoreline on the Snohomish River. There are several existing encumbrances on the site.

SWM seeks to acquire the site in fee simple. If the site is successfully acquired, then SWM proposed to complete habitat restoration and enhancement on the site to improve habitat for salmonid species and other threatened and endangered species. SWM plans to seek grant funding for future acquisitions in the area as well as to fund habitat and restoration work.

The total project cost is \$3,440,400.00 dollars. There is a project match funding in the amount of \$46,500.00 dollars from SWM funding, a Floodplains by Design grant, and future funding from a SRFB grant may be added later but would be a year or more out. The total conservation futures funding request is \$3,393,900.00 dollars. The percent of total project cost requested from Conservation Futures is 99%.

Board Comments and Questions

The members of the board had no questions or comments.

CF24-06, Snohomish to Sound Trail Section Acquisition, City of Everett

Presented by: Kimberly Moore, Assistant Parks Director, Parks and Facilities, City of Everett, and Bob Leonard, Director, Parks and Facilities, City of Everett (**Attachment 10**)

Project Description

The proposed acquisition consists of 9 parcels, located in the City of Everett along the Snohomish River. The site is zoned Light Industrial and is not currently in use. The Owner's intended use was for marine welding and fabrication, but setbacks and other restrictions prohibited such use. Structures on site include 1 piling in tidelands and shipping containers. There is approximately 1,250 feet of shoreline on the Snohomish River. Several existing encumbrances are identified on the site.

The City of Everett seeks to acquire the site in fee simple and use the corridor to create a multi-use trail that will complete a missing link in a larger regional system. The site will also provide shoreline access, improve shoreline views of the Snohomish River, and address level of service needs for linear trails. The site is in a low tree/no tree area of Everett and development of the site will allow numerous trees to be planted as part of the final landscape plan. The site is also in a Parks Depict Area of the City of Everett and the site when completed will create a park facility to fill this gap. Development of the site will follow a phased approach with 2 phases likely.

The total project cost is \$1,868,450.00 dollars. There is no match for the project. The total Conservation Futures funding for the project is \$1,868,450.00 dollars. The percent of total project cost requested from conservation futures is 100%.

Board Comments and Questions

Board Member Laura Dell'Olio commented that she appreciated being shown the conceptual model of the finished trail and site and that she was excited to see so many trees being added back into a dense urban industrial site.

CF24-07 - Scriber Creek Park Addition, City of Lynnwood

Note: Project withdrawn by applicant on September 3, 2024, due to fact that property owner no longer a willing seller.

CF24-08, Sierra Park Expansion/Alderwood Water District Property Acquisition, City of Edmonds

Presented by: Angie Feser, Director, Parks, Recreation and Human Services, City of Edmonds
(Attachment 11)

Project Description

The proposed acquisition consists of 1 parcel. The site is 0.38 acres and is zoned RS-10. The existing uses on the site include open space and a small portion of a baseball field. Structures on site include a portion of a youth baseball field and fencing.

The City of Edmonds proposes to acquire the site in fee simple. When the baseball field was constructed, it inadvertently was partially installed on this parcel. The City of Edmonds is negotiating with the Alderwood Water and Wastewater District, owner of the parcel to purchase the parcel and to designate the same quantity of open space for preservation elsewhere in the park. The proposed acquisition is currently landlocked but could be developed if sold.

Board Comments and Questions

The members of the board had no questions or comments.

BOARD DELIBERATIONS

Board

1. Review of Application Scoring Criteria
2. Project Scoring & Funding Recommendation

Board Members briefly reviewed the application scoring criterion and the scoring matrix to be used by the board if needed when deciding the final ranking and scoring of project proposals. There were no questions from the board for Staff.

3. Project Scoring & Funding Recommendation

After the review of project scoring criteria, the board deliberated. Board members were impressed with the quality of the projects and the detailed and thoughtful applications and presentations. The board agreed that all projects warranted funding and as sufficient funding was available, all projects should be funded.

Board Member Lacey Harper moved to recommend funding all the project proposals at the requested amount and to return to fund balance the funding for projects that would not move forward as noted in the Project Status Report and Program Fund Balance Report.

Board Member Kyoko Matsumoto-Wright seconded, and the motion carried unanimously.

The projects approved by the Conservation Futures Program Advisory Board for the 2024 Grant Round 1 are:

Project Code	Project Name	Project Sponsor	Acres	Council District	Grant Request	Date Submitted	CFPA Board Funding Recommendation
CF24-01	Pioneer Highway Conservation Easement	Forterra NW	85.2	1	\$154,352.00	Thu 8/15/2024 1:30 PM	\$154,352.00
CF24-02	Old Pacific Highway Conservation Easement	Forterra NW	110.6	1	\$193,274.00	Thu 8/15/2024 1:32 PM	\$193,274.00
CF24-03	Ninety Farms Conservation Easement	Forterra NW	48	1	\$554,750.00	Thu 8/15/2024 1:47 PM	\$554,750.00
CF24-04	Pilchuck River Cooperative Acquisition	Tulalip Foundation	85	1	\$1,041,000.00	Thu 8/15/2024 3:27 PM	\$1,041,000.00
CF24-05	Thomas' Eddy Phase 2 – Moga Acquisition	Snohomish County Department of Conservation and Natural Resources, Surface Water Management Division	129.14	5	\$3,393,900.00	Thu 8/15/2024 3:18 PM	\$3,393,900.00
CF24-06	Snohomish to Sound Trail Section Acquisition	City of Everett	4.49	2	\$1,868,450.00	Fri 8/16/2024 10:38 AM	\$1,868,450.00
CF24-07	Scriber Creek Park Addition	City of Lynnwood	1.36	3	\$868,000.00	Fri 8/16/2024 12:50 PM	Project withdrawn, no willing seller.
CF24-08	Sierra Park Expansion/Alderwood Water District Property Acquisition	City of Edmonds	0.38	3	\$90,250.00	Fri 8/16/2024 1:55 PM	\$90,250.00
		TOTALS	464.17	1,2,3,5	\$7,295,976.00		\$7,295,976.00

SCHEDULE NEXT MEETING

Board

1. Date of Next Board Meeting

Board Chair Nate Nehring asked the members of the board and staff to discuss scheduling the next meeting. After discussion, the board agreed that Board Staff Member David McConnell would survey the board by email to select an early spring date for the spring 2025 meeting in late February to early March.

COMMENTS FROM THE BOARD

Board

The members of the board were impressed by the quality of the proposals and the detailed and thoughtful presentations and board members thanked presenters for their hard work and time.

ADJOURN

Chairperson

The meeting was adjourned at 7:02 p.m.

DRAFT

ATTACHMENTS:

- Attachment 1 – August 30, 2023, Regular Meeting Minutes
- Attachment 2 – September 25, 2023, Special Meeting Minutes
- Attachment 3 – April 29, 2024, Regular Meeting Minutes
- Attachment 4 – Program Fund Balance Report
- Attachment 5 – CF24-01, Pioneer Highway Conservation Easement, Forterra NW
- Attachment 6 – CF24-02, Old Pacific Highway Conservation Easement, Forterra NW
- Attachment 7 – CF24-03, Ninety Farms Conservation Easement, Forterra NW
- Attachment 8 – CF24-04, Pilchuck River Cooperative Acquisition, Tulalip Foundation
- Attachment 9 – CF24-05, Thomas' Eddy Phase 2 – Moga Acquisition, Snohomish DCNR, SWM Division
- Attachment 10 – CF24-06, Snohomish to Sound Trail Section Acquisition, City of Everett
- Attachment 11 – CF24-08, Sierra Park Expansion/Alderwood Water District Property Acquisition, City of Edmonds

WHERE TO GET COPIES OF DOCUMENTS AND WEBSITE ACCESS: Please check www.snohomishcountywa.gov for additional information or the Snohomish County Department of Parks and Recreation, Reception Desk, 6705 Puget Park Drive, Snohomish. For more information, call Dave McConnell at 425-388-6627 or by email at david.mcconnell@snoco.org.

AMERICANS WITH DISABILITIES ACT NOTICE: Snohomish County facilities are accessible. The county strives to provide access and services to all members of the public. Sign language interpreters and communication materials in alternate form will be provided upon advance request of one calendar week. Dave McConnell at 425-388-6627 or by email at david.mcconnell@snoco.org.
