



Shilshole Bay Marina Community Meeting Summary

Corinthian Yacht Club - December 2, 2015

7:00 pm – 9:10pm

The community meeting was attended by nearly 50 moorage customers. Mark Longridge, the Port of Seattle's project manager, led the meeting and shared that the team's goal is to provide safe, efficient facilities that meet the demand and needs of all moorage customers. Mark introduced the Tetra Tech consultants including the recently hired project architects, Marcel Bodsky and Tom Roth. A number of Port staff also attended, including Lindsay Pulsifer, the new Maritime Division managing director and Tracy McKendry, who manages recreational moorage for the port.

The purpose of the meeting was to introduce the project team and to collect input from moorage customers regarding priorities as the project gets underway. All moorage customers were invited to share their thoughts via a project survey conducted in November/December, 2015. The input provided by meeting participants along with the 2015 survey results and the 2014 survey data will provide the project team important information about how and when facilities are used. In January/February, the project team will sort through the data and the top priorities identified by moorage customers and begin designing the new facilities. Data about restroom/shower/laundry use has also been collected by tracking FOB usage throughout the marina.

Project overview & background:

Staff presented a project overview for the restroom/laundry facilities, plus details on the related parking lot paving project. The \$80 million marina upgrade completed in 2009 focused on the water side facilities, and many of the landside improvements, like the restrooms were cut to stay within budget. The current restrooms have operated since 1962, are expensive to maintain, no longer meet code requirements and not energy efficient.

- As a starting point for the new restroom/laundry project, Port staff looked at the design work completed a few years ago which suggested construction of two new restroom/laundry facilities to replace the existing M2, M4, M5 & M6 restrooms. The buildings suggested are approximately double the size of the existing buildings (new building size: 3,000 – 3,400 square feet) and would each include laundry facilities. The laundry vendor plans to provide approximately double the equipment by stacking machines. The final design will determine the number of washers/dryers.
- To launch the project planning, Port staff met with the SBM Liveaboard Association and the dock captains in the Spring, 2015. Their feedback suggested exploring a third restroom – but smaller in size, for the North end of the marina. This option will also be explored.
- The tentative project schedule has new facilities online by Summer 2017 through a phased approach where old buildings would be demolished after new facilities open. Construction is planned to begin winter 2016 avoiding the peak boating season.

- New facilities will require new utilities (water and sewer lines) since existing utilities date back to the original construction in the late 1950's.
- In January and February, the project team will sift through all the information collected and work on design concepts and costs. More information will be available towards the end of February.

Issues & Ideas Discussed:

- Restroom configuration and location. How will showers and restrooms be laid out? Wait time compared to today? Coin operated?
- Design details desired for the new facilities, using the current ones as a baseline – what works well, what could be improved or omitted?
- No fixture counts for the proposed facilities are available since the project is just beginning.
- Heard preferences for both showers for couples to use and that men/women use separate facilities
- Desire for family restrooms
- Desire for privacy for dressing and hooks to keep clothes off the floor and dry
- Square footage of new compared to existing buildings
- Desire for a central lobby space to wait for laundry, fold laundry, perhaps with vending machines
- Desire for warm, dry space; top priority to eliminate humidity, poor ventilation and mold potential
- Desire for women's bathroom to provide: ample electrical outlets, shallow counter and good lighting for a make-up area; ample hooks to keep items off floor
- Security and controlled access to restrooms/showers/laundry
- Discussed possible desire for a public restroom. Discussion of M1 and its current use as public restroom
- Much discussion and concern around walking distance to new buildings, particularly in north end of marina. Consolidating facilities does provide efficiency, but convenient locations need to be considered too.
- Potential for storage facilities, however, most attendees did not view storage as a priority
- Concern about use of radiant floor heating as opposed to other options to maintain dry warm space
- No interest in day lockers
- Discussion of M-7 restroom and its intended design for racers. It was built to accommodate their needs, though this should not be the model for the new facilities necessarily.
- Discussion of a potential 2nd floor on one of the building for use as a multi-use area; a tenant leased area (like a gym/exercise room); or a community meeting space that could be rented. A 2nd story would require stairs and an elevator. Varying opinions desire/use of a gym.

During the meeting, attendees were provided an opportunity to identify their top three priorities. Each person was given three colored dots to mark their interest in a list of amenities under consideration. These results will be available soon along with the survey results.