



Shilshole Bay Marina Community Meeting Summary September 28, 2016

Port staff provided an update on three major Shilshole Marina Projects. A summary is included below along with the early design concepts provided.

Potential new restaurant. Port staff is in negotiation with Duke's to provide an on-site, family oriented restaurant. The company provided a restaurant proposal through a Request for Proposal (RFP) process. Extensive outreach with moorage customers and tenants helped shape the RFP. The restaurant will be located in the temporary garden area near the marina office building. The Port Commission is tentatively scheduled to review the proposed lease on December 13, 2016.

New restroom & laundry facilities. The Port plans to move ahead with the construction of new restroom/laundry facilities. The project will include three new buildings with a potential second floor on the two larger buildings. The parking lot paving will also occur.

The new facilities will enhance the user experience by replacing the 1962 restroom/laundry buildings. The location and features of the new buildings were shaped by a significant amount of input from moorage customers and tenants.

The larger buildings are approximately 2,500 square feet and within easy walking distance for boaters. Overall, the new buildings will nearly double the service level and in some cases the number of fixtures (toilets/showers/sinks/washers/dryers). The second-story space could be used by marine-related tenants or the potential exists to relocate the Port's administrative offices to the second floor, and then provide the current marina office building space to a new tenant.

The project team is still considering the optimal building layout and specific location of the larger buildings, thus several layouts are included as part of the early concept drawings. Click the links below for exterior and interior details.

- [Large building option A](#)
- [Large building option B](#)
- [Potential interiors of large buildings](#)

A smaller north end restroom building, suggested by moorage customers, will also be built. The building will include restrooms and showers, but no laundry. [Click here for exterior and interior details.](#)

The project team received additional design funds at the September 27 Port Commission meeting and expects to be back to moorage customers in December or early January to share the 60% design concepts.

Parking. Shilshole will continue its current practice of including one parking permit as part of a customer's moorage agreement. Moorage customers can purchase a second parking permit for a fee. The fee for the second parking permit has not been determined, but will be announced in November 2016.

The Port will delay its proposal to offer a Request for Proposals (RFP) to manage the non-permit areas of the marina parking lot as a pay parking area. The vendor would also conduct enforcement over the entire parking area. However, given the number of marina projects that could impact parking, the Port will not solicit for vendor proposals at this time. Once staff has a better idea of the parking needs of the proposed restaurant and the parking impact from the restroom/laundry project, the parking vendor request for proposal will be reviewed again.