

**From:** [CAROL L ELLIS](#)  
**To:** [CityCouncil](#)  
**Subject:** A CONCERN & REQUEST  
**Date:** Thursday, January 26, 2023 9:01:13 PM

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I watched the January 26th, 2023 city council meeting on channel 21 just now.

We, as the public, are asked to be respectful when others are stating their opinions. With that in mind, I have an observation. After the public comments, city councilman Harris spoke. After he was finished and it was councilman Pennington's turn, he said to councilman Harris, "Humph, I'm glad I didn't take your advice on the drill a couple weeks ago." That was snide and disrespectful. Please, city council members, show the same respect to each other that you expect the public to show.

Thank you,

Carol Richards-Ellis  
601 S. 227th Street

**From:** [Alice Dean DiMascio](#)  
**To:** [CityCouncil](#)  
**Cc:** [Alice Dean DiMascio](#)  
**Subject:** Marina Development  
**Date:** Monday, January 30, 2023 2:10:17 PM

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It seems that the misinformation emanates from city council. It is specious reasoning for city manager Mathias to imply that the study of license plates on cars visiting the marina showing that 80% were from outside of Des Moines is evidence of our city being a major tourist destination and therefore could support a hotel. The vast majority of these visitors were no doubt from Kent, Federal Way, Auburn and other nearby communities. And for Mr. Mathias to follow up that remark with the anecdote of a visitor who flew into SeaTac and rented a boat as another example of the support for building a hotel right by the water is irresponsible.

Do the people having sex in their cars at night in the marina parking lot also demonstrate that if only there was a hotel here they would "get a room?" Or that the men recently sleeping for weeks in their cars at the marina were only doing so because there was no hotel available?

Citizens should be provided facts (like the London Study) not anecdotes, innuendo and pie-in-the-SkyLab drawings of a hotel where the new bathrooms were just built.

Nobody disagrees that a hotel has the potential to produce economic growth but a hotel needs guests at 80% occupancy to be viable and there is not enough here to attract such numbers. Even the Beach Park Event Center which Mr. Mathias mentioned would have limited effect due to the fact these facilities offer low cost rental rates which are discounted for Des Moines residents thereby resulting in thrifty, local attendees.

When confronted with actual facts it seems evident that a hotel has no place at the waterfront which is such a publicly enjoyed amenity.

Establish a Marina Planning Commission to create a better plan for development of the marina.

**From:** [DAVE ELLIOTT](#)  
**To:** [CityCouncil](#)  
**Subject:** City Council Meeting and Marina Development  
**Date:** Thursday, January 26, 2023 9:28:57 PM

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Thank you for streaming the meeting tonight. I was not able to attend in person but was able to watch a good portion of the meeting. While I am in favor of developing our marina to make it more of a destination place I cannot say I am in favor of a hotel as part of that development. I feel strongly that anything developed in the marina should be something that does something that improves life for the community a hotel does not do that. I feel a park and some small businesses (Coffee shop/Restaurant) that will draw more residents and visitors would serve this city better.

As a tenant in the marina I also have strong feelings about how smaller boats will be handled in the future. I understand that larger slips bring more revenue, but the majority of use in the marina comes from the smaller boats, especially during the warmer months. I hear that smaller boats would be stacked and launched when needed. We only have use of a portable launch and that would not be feasible to use especially during fishing season. Having the ability to go out on the boat whenever I want to has been one of the reasons I love living in Des Moines. I pay for my slip year round and if you could make that more feasible with rates you could encourage more people to do the same. You would ruin what has been a part of many people's lives for a long time.

One last thing, please put speed bumps on 4<sup>th</sup> Ave S in North Hill before it is too late.

Thank you  
David Elliott

Sent from [Mail](#) for Windows

**From:** [Kaylene Moon](#)  
**To:** [CityCouncil](#)  
**Cc:** [Kaylene Moon](#)  
**Subject:** City Council Support  
**Date:** Tuesday, January 31, 2023 10:41:08 PM

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Dear Mayor, council members and City Manager,

Congratulations on a full house at the Council Meeting on the 26th . That excites me . I say let's keep up the momentum. Citizens are clearly engaged in the Council activities. I am urging you to capitalize on this interest.!!

We are eager to engage and communicate.  
Please initiate citizens in the following ways.

1. Public Planning Committee

2. A Marine Planning Committee

3.. A Finance committee

And most of all seek out and find effective ways for Citizens and Councils members to COMMUNICATE.

I URGE you all to act NOW while the interest is strong .

Respectfully, Kaylene Moon Des Moines resident

I URGE you to act NO while the interest in Strong .

**From:** [ELDON DAVIS](#)  
**To:** [CityCouncil](#)  
**Subject:** Creek along 223rd and Steps to Marina Rev 2  
**Date:** Thursday, February 2, 2023 3:23:05 PM

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Hello again. My name is Eldon Davis. I spoke at the last Council Mtg re Hotel and Retail Spaces at the Marina.

Today I will be expressing thoughts re the proposed Creek along 223rd and Steps going down to the Marina. And sorry, this version has a few different words, but overall content is the same.

- A. Creek Along 223rd - Note 223rd being only 1 of 2 ways to reach the Marina by car.
1. Where along 223rd will creek begin and end?
  2. What will happen to the creek once it nears the end of 223rd?
  3. How will the underground water East of the creek starting point get to the starting point?
  4. How wide and deep will the creek be and estimated speed of the flow?
  5. Will the creek have some form of covering or be open and if open what will prevent people, animals, and trash from going into the creek?
  6. How will the people in the large condo on north side of 223rd and west of 6th, get in and out of their parking area if creek is along that part of 223rd?

B. Marina Steps

1. Why is the concept called steps instead of walkway or better yet, Marina Access Walkway?
2. How much distance between where creek ends and steps/walkway begin?
3. What ADA requirements will be incorporated: slope of 8.33%, a 5'x5' level platform every 30' of length, 5' of width, handrails on both sides, and probably some specified surface mat'l?
4. What will be the underneath support for approx 420' of stairs/ walkway and 70' of level platforms  
zig - zagging down: will it be fill dirt or vertical columns or something else?
5. If people come to the steps by car, where will they park as their is essentially no space?
6. How much area (length x width) below the cliff will be needed by the steps/walkway?
7. Estimate of what % of people walking down will not have energy to walk back up?

Concluding thoughts: The area at the top of 223rd and near the cliff seems to be very congested and a negative impact on cars wishing to get to the Marina. Re the steps / walkway, the name of

**Marina Access Walkway** seems more appropriate and for some this may be a scary venture.

Thank you - Eldon Davis

**From:** [ELDON DAVIS](#)  
**To:** [CityCouncil](#)  
**Cc:** [ELDON DAVIS](#)  
**Subject:** Creek Along 223rd and Steps to Marina  
**Date:** Tuesday, January 31, 2023 4:56:47 PM

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Hi Again, my name is Eldon Davis.

I spoke at the last Mtg re Hotel and Retail Spaces at the Marina. In a few words: Not a good idea as it would destroy the openness, the view out to the Sound, and possibly hurt Retail stores already on main street.

What follows are my thoughts and questions based on what I heard at the last Mtg.

A, Creek along 223rd

1. Where along 223rd would the creek begin?
2. How will the underground water in the area East of of the creek starting point be directed to that location?
3. How wide and deep will the creek be and the expected speed?
4. Will the creek be open or have some form of cover and if open, what will prevent people, animals, and trash from going into the creek?
5. What will happen to the creek once it reaches the end of 223rd?
6. What will happen to the street along the new creek in terms of having a street and sidewalk along each side and how will people who live along the street still have access?

B. Marina Steps

1. Why is the concept called steps instead of walkway or better yet **Marina Access Walkway**?
2. What slope are you planning for the Steps/Walkway and is it ADA approved?
3. What other ADA features are to be included i.e. 5' width, having a 5' x5' level spot every 30' of distance, having hand rails, etc?
4. How will the Steps/Walkway be supported as they will drop approx. 35' to the Marina ?
5. If people come by car to use the Steps/Walkway where will they park their car since there is little space?
6. What will be the total length of the Steps/Walkway and is there sufficient lateral space for the zig-zag route?
7. What surface material will be used for the Steps Walkway and how will it work in icy conditions?
8. How much distance between the end of the creek and beginning of Steps/Walkway?
9. Estimate of % of people going down will have the energy to walk back up?

Thank you --- Eldon Davis

**From:** [Tad Doviak](#)  
**To:** [CityCouncil](#)  
**Subject:** Des Moines Marina beware of unintended consequences  
**Date:** Friday, January 27, 2023 8:33:47 PM

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First, I would like to say that I am in favor of the Des Moines Steps. Building that is a unique opportunity to connect the marina with the downtown core. It is an important feature that will expand the economic core of the city.

Second, a marina development committee needs to be formed right away. It's obvious that this project needs consistent and engaged public input.

Third, please go into this with your eyes wide open. What happens if the marina gets developed and it flops? What if the entrepreneurs and investors don't come? What are the long term maintenance costs for what is being developed? I see cities build fancy new things that everyone is excited about and 10 years later nothing has grown up around it and the novelty has worn off and the city stops taking care of it and it just looks terrible.

Fourth, please take a look at the development done by cities around us. Has the PAEC had a positive economic impact in Federal Way? Have any other cities around the area effected positive economic impact through public development? We the public would like to hear actual examples, positive and negative so we know what we're getting into. What I heard in the study meeting was a lot of what if's and unknowns. We need to know more before we start spending public money so speculatively.

Thanks for all your hard work on this and I pray for wisdom for each of you as you contemplate how to move forward.

Tad Doviak

"Do the right thing. It will gratify some people and astonish the rest." -Mark Twain

**From:** [kristy787](#)  
**To:** [CityCouncil](#)  
**Cc:** [kristy787@proton.me](mailto:kristy787@proton.me)  
**Subject:** Des Moines redevelopment study session  
**Date:** Thursday, January 26, 2023 4:52:55 PM

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Thank you city council members,

I appreciate your service and work you do for Des Moines. I know that you are aware of how important the marina and surrounding area is to Des Moines. This area serves as the primary economic driver and community center for Des Moines and draws people from a wide area. The north parking lot adjacent to the pier enables people of all ages and abilities to enjoy the stunning natural beauty of Puget Sound and connect with the natural environment. For many seniors, the disabled and for those with young children parking availability is a key determinant in their ability to experience this. People protect what they love and people love their marina and pier access and as a result they love Des Moines. For many people in surrounding communities the marina is Des Moines. Doing anything that degrades the marinas appeal to visitors from the local community and surrounding areas should be avoided.

You have received many comments from the community regarding redevelopment of the Des Moines marina. These comments show that most community members do not support plans to build a hotel in the north parking lot adjacent to the fishing pier. Following through with these proposed plans would cause a lot of harm to residents, visitors and local businesses in the hope that there would be some benefit (but many think that benefit is marginal and/or questionable at best) Building a hotel in this location could also open Des Moines up to liability due to potential engineering concerns. If a hotel is to be built I believe better options could be found that would provide a clearly defined benefit to the community while reducing harms.

The comments received show that there is a need for a planning commission to fully investigate development of the marina. A city planning commission could help obtain important information for the city council and work along with community members to help avoid potential pitfalls. The decisions that council makes are only as good as the data they are based on. It is unfair and unwise to expect council to have sole responsibility for investigating planning issues and disseminating this information to community members. I also think it is important to be fully transparent when choosing a developer. There should be a sufficient window of time (as determined by council, the planning commission and community members) for multiple developers to submit proposals. Development and improvement of Des Moines are responsibilities that council must share with community members if those efforts are to be successful.

I am all for continued gated parking to the Des Moines marina, frequent user parking passes and special parking permits for fishermen to park after 10pm. I think these programs make the area safer and provide needed revenue. I would also support more outreach and information on how these revenues are being used to upgrade the marina and possibly an easy pay what you can option if people want to pay more towards these goals. If there was an easy option to donate to a fund with a



tax write off receipt it might help generate additional revenue for fixing the marina fishing pier and dry dock boat launch.

I would like to see the quarterdeck and the marina offices remain at the central marina location. It is important that services are easily accessible to visitors of the pier and north parking lot as well as the marina slip residents. This location is important and serves as a safe presence in the area. These facilities, the foot traffic and the open visibility condo owners have of the area helps deter crime. The quarterdeck is an essential venue for summertime performances and a community hub and should be considered part of the marina waterfront area.

I would like to see more pedestrian friendly small shops and restaurants along and adjacent to marine view drive. The marina provides an ideal location to enjoy local take out. I would like to see this area become the pedestrian centered draw that I know it can be. (It's good now but it could be great.) Development occurring in the downtown core should be pedestrian friendly, provide for everyday needs of local community members and options for entertainment for locals and visitors alike.

I believe that safety will continue to be a primary concern for residents and businesses. The smart cameras along pacific hwy were a great investment. I believe that continued support for these types of projects will encourage new businesses to come to Des Moines and help existing businesses flourish in comparison to areas that don't make these types of investments.

Sincerely,

Kristy

Sent with [Proton Mail](#) secure email.

**From:** [Em Olv](#)  
**To:** [CityCouncil](#)  
**Subject:** Don't Ruin The Marina  
**Date:** Friday, January 27, 2023 6:29:21 PM

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hi! Im a resident of Des Moines, own property here and Im going to be frank with you guys.

DONT ruin the marina with a tacky, crappy hotel. When we already are surrounded by motels.

Placing a hotel ruined the charm of Des Moines and you're welcoming littering, harming the ecosystem and beautiful landscaping.

If I wanted to live in a city I'd live in Seattle but as most Des Moines residents have explained we are AGAINST this build. Please please please find another Poot it land elsewhere

**From:** [V.L. Andrews](#)  
**To:** [Michael Matthias](#); [\\_CityCouncil](#)  
**Subject:** Follow-up From 1/26 Study Session: 3 Suggestions  
**Date:** Saturday, January 28, 2023 8:44:27 AM

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Dear Mr. Matthias,

Thank you for providing the insightful history of the marina, much appreciated as I've only lived here since 2009. I also found the architect's presentation extremely interesting, regardless of how much of it is eventually deemed feasible.

I want to offer my impressions on the dynamics of your relationship with the city councilmembers. With 30 years as an Executive Director and 9+ working for city government (Kent), I know what it's like to have obstinate "squeaky wheels" who challenge virtually everything you are passionate about accomplishing. But you *need* them to be there. They will ultimately help the city make decisions that are financially sound, pragmatic and in the best interests of our diverse community.

The animosity I felt at the meeting was palpable, bordering on toxic. Councilmembers Achziger and Harris are deeply frustrated and for good reason. They are not receiving background information PRIOR to critical meetings and are expected to digest and vote based on plans with no financial, environmental, economic\* or community impact to back them up. (\*Yeah, about that Oxford study, is the Marina Inn driving the economy up?) A feasibility study will reveal all this, of course.

You mentioned the "insanity" quote. Well, here's another: "Good management without good leadership is like rearranging deck chairs on the Titanic." Your councilmembers are the elected leaders and you are the manager. For them to lead, they need to be provided the courtesy and respect they deserve. There was ample opportunity to provide them with the presentation materials in advance (the public, too, via the website), so we all arrived understanding where we were and dispelling the misinformation some have been laboring over. That's my first suggestion.

2. Every councilmember expressed sincere appreciation to us for coming. It is obvious to them that the community cares and will turn out for things that are important to us. Therefore, I ask the city councilmembers as our leaders to insist on a planning commission that will give us a continuing voice in marina development. I would be proud to serve on it and I know many others who would, too. As one speaker put it, reach out and use us. We are educated and invested.

3. Since it appears the city has not been able to buy out the ugly vacant "pit" on Marine View Drive, can you invest a fraction of that money in disguising it by removing the unsightly chain link fence and installing one that could give artists an opportunity to create a mural (or several) to enhance the drive through our business district.

Thank you for reading and considering my thoughts.

Respectfully,  
Victoria Andrews

Sent from [Outlook](#)

**From:** [Tara Reilly](#)  
**To:** [Taria Keane](#)  
**Subject:** FW: Statement for Council Meeting 2/2/23. Please read in Public Comment  
**Date:** Thursday, February 2, 2023 4:38:26 PM

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**From:** christine puzas <cp1action@gmail.com>  
**Sent:** Thursday, February 2, 2023 4:33 PM  
**To:** Bonnie Wilkins <BWilkins@desmoineswa.gov>; Tara Reilly <treilly@desmoineswa.gov>  
**Subject:** Statement for Council Meeting 2/2/23. Please read in Public Comment

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This is from Christine Puzas

Preface: This statement is Not to minimize the indiscretion of Councilmember Harris Nor the resulting trauma from said indiscretion.

As we All know, Councilmember Harris is passionate in getting the facts/answers & getting them to his/your constituents.

Part of that is... Because he has been asked by those constituents to obtain those facts/answers.

Part of it is ... Because he wants/needs to know the facts, before making his decisions.

That being said ... Those 15 minutes with the staff, for him to ask those questions, was of Major Importance to him & those constituents.

I am sure he was feeling that at the time this took place, as well as other times that he felt dismissed, While trying to do his Best for the residents of Des Moines.

Thank You for your time, patience & understanding.

**From:** [Corliss Samaniego](#)  
**To:** [CityCouncil](#)  
**Subject:** Hotel; in favor  
**Date:** Wednesday, February 1, 2023 5:47:52 PM

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Hello and Happy Hump Day DMCC Members!!!

I am a 62 year old Satellite; born and raised in Capitol Hill, Rainier Valley, Northgate, Lake Union, Rainier Beach, Beacon Hill (*neighborhoods*) and lastly your beautiful City of Des Moines.

I moved here in March of 2020, yes at the start of the pandemic! I have been blessed to be working from home and able to take walks to the beautiful Marina from the North Hill neighborhood as often as I am able, at least once a day.

When I heard of the hotel, I thought; "*No way, what are they thinking about?!?!? It will take away a lot of our view!!! WOW!!!!*"

Then I attended the January City Council meeting virtually on January 26, 2023; listening intently to everyone's views and opinions, this is where I changed my mind. I get the people who are against the hotel and have lived here their whole lives or retired here, I really do,

**But**, change must happen for cities to thrive; there has been **so much change** in Seattle and I am accustomed to it. The ferry was/is a success and I think the hotel will assist the City of Des Moines in prospering.

Lastly, but not least; **Mayor Mahoney**, I think you handled the BIG January 26th meeting (*I viewed it virtually*) GREAT!!!!

**Deputy Mayor Buxton**; it was a pleasure meeting you the other day, thank you for taking the time to chat with me, it means something.

Thank you for allowing me to give my feedback.

**Have a fabulous weekend all!!!!**

Best Regards,  
Corliss Samaniego (she/her)

**From:** [JOAN B](#)  
**To:** [CityCouncil](#)  
**Subject:** Marina Development  
**Date:** Saturday, January 28, 2023 3:35:50 PM

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It was nice to see the turnout at the City Council meeting on January 26th. Here are my thoughts.

First and foremost, I am 100% against a hotel being built on the north parking lot. That view needs to remain unobstructed and protected.

Why is the hotel only being discussed for the north lot, what about the south lot?

I would like to see another restaurant at the marina, something with food between the level of Anthony's and the Quarterdeck.

I'd really like to see a big effort on developing business along Marine View Drive and make the city more walkable.

Deputy Mayor Buxton mentioned the emails she received from those under the age of 40 didn't have a problem with the hotel on the north parking lot. Why not do a simple survey online and ask for input, Ask for demographics It's simple enough to do an online survey. I don't believe whether or not someone is for or against the hotel has anything to do with age. I'm actually surprised there hasn't been some type of online survey already regarding the marina development.

Most of the ideas presented are good ones. I look forward to the process moving forward.

Joan Baily

I live in central Des Moines, 226<sup>th</sup> and 12<sup>th</sup> So.

Sent from [Mail](#) for Windows

**From:** [Karen and David McLean](#)  
**To:** [\\_CityCouncil](#)  
**Cc:** [Karen and David McLean](#)  
**Subject:** Marina development - more communication  
**Date:** Thursday, February 2, 2023 6:53:08 AM

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Hello,

As the Council considers marina development, we would urge more communication more often, especially with neighbors in the marina district.

Ideas include:

- Reports from the Citizens Advisory Council - regarding the Marina neighborhood
- Connecting with the condo buildings to set up public forums to review the plans
- More visibility on the Des Moines City Council web pages regarding the marina plans
- Posters with proposed plans at a glance with a website for details - these posters could be posted at the marina, sent to waterfront neighbors and condo buildings and businesses.
- More details in the Des Moines magazine - which we love by the way!

Although we are in favor of overall marina development, even the parts we're excited about raise more questions. Without communication and transparency, we all have a tendency to make assumptions and think the 'worst.'

The visits by the mayor and deputy mayor were a big help for us at South Shores, but we would like to see more visibility more widespread with more details.

Thanks for all you do to help make our city a destination!

Karen and David McLean



**From:** [Judy Kliskey](#)  
**To:** [CityCouncil](#); [mmatthais@desmoineswa.gov](mailto:mmatthais@desmoineswa.gov)  
**Subject:** Marina Development comment  
**Date:** Wednesday, February 1, 2023 12:21:11 PM

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I watched the entire meeting last week and have been keeping updated for several years. I live above the Marina at Cliff Ave S. And S 223rd so am directly impacted by your decisions. Thank you for reading this and I suspect hundreds of other comments. mine will be directly related to the effects it will have on me and my home (a huge investment!)

I first would like to say that the City Manager's repeated comment that the beach park is used by 80% of people from out of town did not reflect any data to so that is true. Don't give information like this unless you can support it with fact.

**STAIRS:**

WHY spend millions of dollars on concrete when accessibility is so limited by lack of parking above? Only the physically able can and will use. Being retired I see the pedestrians go up and down the street to the park and Marina daily either on the sidewalk or in street but rarely is there one with physical issues. Crossing 5th Ave S is not ADA compliant per the city traffic department so why not make it so?

The architects and council did not even mention the impact on the immediate residents including NOISE, PARKING, TRAFFIC. including speeding up and down Cliff Ave and more. I see and hear this daily and I believe you are avoiding this issue to try to "sell" this plan. What about environmental impact? There is already noise issues with the Quarterdeck having music gigs every week when weather permits!) It is a huge issue with affected residents. None of the architects have said they live in this immediate area? You are trying to make this a regional magnet instead of focusing on what is best for Des Moines residents!

**HOTEL:**

First, there is already a facility within blocks of the Marina and Beach Park. It is not the type of place you are envisioning but it is there! No mention has been of this and what could happen!

There is very little here to attract people to spend money here let alone spend the night!

This should be a city FOR its own residents so focus on building it for them! Put the money and time into building a desirable place to visit in the downtown corridor! Focus on bring small business shops and restaurants in this area and save what open space there is! There are great examples of this done in other suburban communities so explore what they have done. We don't have to be a waterfront Leavenworth but they can you learn from their experience. There are many others, too. I will support them but now I spend money locally only to get my car washed!

THANK YOU!

Judy Kliskey  
22226 Cliff Ave S.

**From:** [Heidi Merrifield](#)  
**To:** [CityCouncil](#); [Heidi Merrifield](#)  
**Subject:** Marina Development  
**Date:** Friday, January 27, 2023 12:46:39 PM

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Dear Des Moines City Council,

I appreciate the opportunity to see the study session with you yesterday. It was very helpful to have a review of the history and planning that has occurred, as well as to learn that the hotel that was presented in November was merely a concept, and by no means a done deal.

As Mayor Mahoney said at the start of the meeting, the definition of insanity is “doing the same thing over and over and expecting different results.” I looked up the term and found it also means “extreme foolishness or irrationality.” Which is how citizens felt about the council’s decision making - when after years of process about preferences for the marina and downtown with politicians assuring us that view corridors would be respected - then to have a sudden switch to putting a hotel by the pier impacting views of 100’s of residents who live next door to the marina, and taking premium public waterfront space.

**I support creating more waterfront park space on the north parking lot.** The proposed parking structure for Parcel A would net 56 spaces, if 100 parking spaces in the north lot by the pier were turned into more green park space (ground level, not on top of a hotel). Fast ferry commuters would require more parking, so that is a win/win.

When we bought into Waterford Condos in 2015, we quickly learned about the history of city mismanagement of resources and a crisis that politicians wanted to sell off the beach park to a hotel developer. In 2017, the Argosy “dot” project resulted in showing public preferences for a boutique hotel along with most retail business to go up on Marine View Drive and 7<sup>th</sup> Avenues in the downtown corridor. Those are the most appropriate places from the standpoint of available space, access to other businesses, and to preserve public waterfront community gathering space. In order to become a destination community, we need to keep the marina and waterfront parklike, not full of buildings. My favorite destinations are Cannon Beach and Leavenworth; both have lots of hotels walking distance from a central downtown with shops and restaurants; and are walking distance from the beach or river. **Des Moines has many vacant lots in the downtown corridor between 223 and 227th, so creating a downtown destination is achievable with the right vision and effort to attract developers to that area of the Marina District, without building out the north parking lot section, or other parts of the Marina or beach park.**

After hearing last night’s presentation, I am wondering why the Council decided it would not consider selling off property by existing condos (Parcel A and Marina Steps areas) to a developer to build more condos? That seems to meet the criteria of the Council being charged with adding more housing. During last night’s session a comment by a presenter indicated housing was the sweet spot for development. Residents living next to the marina are in a high density, bedroom community. Our buildings were approved by former city councils to be water view properties. An 1,800 sq ft unit with new construction should sell for over a million and bring in \$11,000 in property taxes, per unit. The footprint of the Parcel A section next to the Cliff and Mariner (in line with Dock Avenue) is ideal for more condos which is consistent with current development and does not impact existing parking spaces, or views.

**I loved seeing Skylabs waterfront promenade concepts** and wish that was where the energy about marina rejuvenation was, instead of wanting to build the \$3 Billion dollar Marina Steps. It is interesting to see the emphasis about water runoff treatment for 223<sup>rd</sup> street, and then to see that it is not the only area where ground water in the city runs untreated into the Puget Sound. It seems

odd efforts to treat groundwater runoff would not be consistent across all 6 or 7 creeks/drainage areas.

Thank you for your time,

Heidi Merrifield

**From:** [shawn dailey](#)  
**To:** [CityCouncil](#)  
**Subject:** marina life  
**Date:** Sunday, January 29, 2023 4:14:28 PM

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hello council members,

first of all thank you tracy and matt for joining us at our south shores association annual meeting and social hour that followed on january 28th.

here is some marina "food for thought".

hotel

it was wonderful to hear that the hotel is no longer a priority for development at the marina.

NO HOTEL . SUPPORT OPEN SPACES.

marinasteps

it sounds like this would or could be funded by a bond which is wonderful news . please keep the south shores community up to speed as we move forward with the feasibility study as we really will be the only condominium residents that it will directly impact . there are for sure some wonderful upgrades to our property (like dropping the overhead street utilities, shoring up the cliff , and improved marina access)that will happen because of the steps but several privacy and safety issues will also arise because of the foot traffic that will be of utmost concern .

ferry boat

had a great conversation with tracy about this wonderful addition and possible expansion of services to the marina . we all know it's expensive and the \$68,000 per month price tag is not sustainable. it sounds like we are hoping the county might be an option with regard to financial support . please also consider an expanded service that would serve ruston and gig harbor and des moines . i would think those cities would interested too . that service would be about a 20 minute ride to each location and capture some wonderful locations . bump the rate up to \$20 for regular rate. like i said at the study session i'd ride that thing 2 or 3 times a week.

small business

i know we were still just getting , pardon another marina pun, our "feet wet" the first time but we really need to do a better job of promoting small business to the ferry boat riders. a marketing document needs to be shared maybe when in line , or getting on or off the boat , and during the ride by the boat staff . maybe something like the bingo card that was distributed during the holidays that promoted small business . at the very least, a rider providing a boat ticket to a local business could get 10% off a bill or something like that .someone from city staff should reach out to several businesses in the marina district to get them on board with that .it would be an easy sell .a bonus to that would be the city would get more accurate numbers with regard to how well the ferry service is helping with small business revenue .

NO HOTEL . SUPORT OPEN SPACES.

boathouse

thank you mayor mahoney for sharing the literature regarding the boathouse . it was important to see a visual representation which did address some of the HVAC concerns. It was also nice to see what some of the moving parts that support the moving of boats might look like , but still NO BACKUP ALARMS!. something like that literature should be shared with the citizens but maybe not that exact boathouse as it was a "monster" in size i believe like 60 feet in height .what is the maximum allowable height for that structure ? i think it would be a mistake to share that exact literature with the condo and homeowner community in the marina district. what is the footprint

the city is looking at for just the boathouse ? i'm wondering if it makes more sense to build ONLY a boathouse as opposed to an adaptive purpose building (APB).

parcel A

has there been much thought about selling the parcel A land for purpose of developing a 2 or 3 story building now that hotel is not being considered there? this building could support business such as a brewery , restaurant , , kayak shop , etc...with possible office space for non retail busines. it seams like a more ideal location as opposed to putting those type of businesses in the APB .

NO HOTEL. SUPPORT OPEN SPACES.

Parking Lot Gates

we really need to get a system ,whether the same or new, asap. meaning before the summer crowds arrive. it does not seem to be much of a priority for council but it should be. please move it up on the list.

LEAVE the Farmers Market in the current location .

LEAVE the Quarterdeck in current location as it has become the "heart" of the city .

Tree Lighting

please consider moving the tree lighting ceremony to the marina and near the quarterdeck as the current location is an embarrassment .

NO HOTEL. SUPPORT OPEN SPACEES.

stay safe ,

shawn dailey

president

south shore condo association(SSCA)

small business supporter

twenty-five year des moines resident

park runner

Sent from my iPhone

**From:** [Emily Goldner](#)  
**To:** [CityCouncil](#)  
**Subject:** No hotel  
**Date:** Thursday, January 26, 2023 5:47:42 PM

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I am a Des Moines homeowner and do not want a hotel in the parking lot at the marina. I don't think Des Moines is going to attract enough visitors and the hotel won't earn revenue. I think it will obstruct views and limit the ability of residents and visitors to enjoy Des Moines and the waterfront.

Please do not build this hotel in this spot.

Thank you.

Emily

Sent from my iPhone

**From:** [ML Witman](#)  
**To:** [CityCouncil](#)  
**Subject:** No hotel or building on DM marina!!!  
**Date:** Thursday, January 26, 2023 5:57:06 PM

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- 1) I vote NO to a hotel or any other building on the north end of the Des Moines marina. Currently, the marina is a serene area for the community and families, and we don't want it disrupted.
- 2) A hotel or other building could likely disrupt the environment (e.g., water quality, sealife, birds)!
- 3) Parking will be congested and inadequate to support a hotel.
- 4) The wonderful farmers' market and vendors on the DM marina may be negatively impacted!

Again, NO to a hotel on the Des Moines marina!!!!

- Marjie Witman  
601 S. 227th St  
Des Moines, WA 98198

**From:** [Stefanie Schweitzer](#)  
**To:** [CityCouncil](#)  
**Subject:** NO HOTEL!!!!  
**Date:** Sunday, January 29, 2023 10:49:23 PM

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Dear City Council-

Please reconsider the plans of building a hotel in the Marina District. My husband and I are owners in the Marina District and we do not approve this project. There was a reason we chose to move here. We were attracted to quiet quaint town atmosphere. Please don't ruin this for residents.

Thank you.

--

Stefanie Schweitzer



**From:** [kay an](#)  
**To:** [CityCouncil](#)  
**Subject:** re marina redevelopment study session 1/  
**Date:** Thursday, February 2, 2023 3:50:25 PM

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**CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.**

Dear council members and city manager,

Thank you for holding the study session on marina redevelopment last Thursday 1/26/23. I was especially appreciative that emphasis was placed on all comments and voices being heard equally. It is in the best interest of Des Moines residents and the people who visit Des Moines for work or pleasure that this public input and information sharing continues. It is important that all stakeholders are involved in envisioning a detailed and specific plan. There are many residents very interested and invested in Des Moines continuing to be a great community to live in while continuing to provide economic opportunity. I would love to see robust community involvement and a dedicated planning commission to help further these goals. A planning commission along with the council and community members would help develop a cohesive and specific vision. In the case of the marina this is especially important. Because of the small footprint, everything would need to fit together like a puzzle. Building one puzzle piece before considering how it fits into the whole plan could result in missed opportunities and a less ideal outcome.

Equal opportunity for input is something that needs to happen within the Des Moines city council as well. I have viewed previous meetings over the last year where several council members seemed to be pushing for more public input and information sharing on marina redevelopment but the city manager and major seemed to be in firm opposition to this. I was impressed by the level of restraint of these council members who seemed to be getting pushback because of advocating for the public and the public's right to be informed. I hope that the council and manager will continue to support equal public and council involvement in the future and avoid retaliation in any form.

With the 509 completion project under way and the light rail extension to the Kent/Des Moines station soon to be completed, there will be many changes and opportunities for growth. Robust public and council involvement combined with a planning commission would aid in directing growth and meeting the needs of residents, visitors and the business community.

Sincerely, K.A.

**From:** [Saundra Mock Homes](#)  
**To:** [CityCouncil](#)  
**Subject:** Regarding the Marina Waterfront Hotel  
**Date:** Thursday, January 26, 2023 5:19:50 PM

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Dear City Council,

I am against a hotel being built on the Marina Floor. This is property that belongs to all of us and a hotel on this property would NOT serve that purpose. Build it up the hill but not on the Marina floor.

Thank you,

Saundra Mock

Sent from [Mail](#) for Windows

**From:** [DENISE SAGMOEN](#)  
**To:** [CityCouncil](#)  
**Subject:** Waterfront Development  
**Date:** Saturday, January 28, 2023 7:02:28 AM

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Hello City Council,

I live in the South Shores condos as of July 2022.

What brought me here? The view from my deck facing northwest. It makes my day to look out at the beautiful Puget Sound and Olympic mountains.

What didn't bring here? The rundown downtown area.

As as I sat through the Council meeting this past Thursday night, I thought, why would people want to come to Des Moines via the passenger ferry or come to stay at a hotel on the waterfront? Not because of the beautiful downtown area.

Maybe what should be the primary focus to start is to develop the downtown area. Many of the stores need a face lift. It is not an appealing place to come and wander down Marine View Drive and shop/eat. But it can be, and it should be. Let's make this town inviting to visitors from across the state and from around the country. Let's clean up the streets and fill some of these vacant lots/buildings with shops, cafes, boutiques that will generate money for small businesses and the city. Then, when people actually want to visit Des Moines as a destination spot, and stay a couple nights, then maybe a hotel is a possibility. But we do have an Inn....maybe that could use some upgrade and see what happens first?

I oppose a hotel in the north lot. What I paid for and brought me to Des Moines was a view. I do not want my view to be obstructed. The walkway would also be right in front of my deck. This is going to create way more traffic, noise and most likely crime in the area as a whole. The increased congestion and noise with traffic and commercial activities I'll take a pass on. And we do have a walkway right now....maybe that can be developed better and then use the money to update the downtown area.

Please consider the residents opinions that have lived here a long time, and new ones, that are supporting the city right now. I am not opposed to developing the marina, but I also want the openness and grand view of the beautiful Sound, islands and mountains to remain intact. THAT is what draws people here. Period.

Let's get back to focusing on downtown development so people even want to visit Des Moines in the first place.

Thank you for reading and considering.

Denise

**From:** [nancy O](#)  
**To:** [\\_CityCouncil](#)  
**Subject:** Des Moines is a treasure and should be preserved. Locating a 90 room hotel with parking and other amenities is a travesty. The entire marina facility needs to be preserved for public use!  
**Date:** Friday, January 27, 2023 10:31:00 AM

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The downtown area has great possibilities for growth, including a hotel, parking and available shopping. A better plan for that area needs to be studied and incorporated into current current usage.

Thank you,  
Nancy O'Malley, 206-870-8338  
chaznie@aol.com

Sent from [Mail](#) for Windows