

Date: December 13, 2023
To: Port of Illahee Board of Commissioners
From: John Piccone, P.E., Soundwest Engineering Assoc.
Subject: Projects Status Summary

Waterfront Improvement Project (Docks and Pier only);

- Regarding the Suquamish Tribe; I checked in with them again this week and they have still not had a chance to schedule fish committee approval of the revised dock layout plan submitted in September. As soon as this is complete the Corps can resume review of our permit, so this is still an item that needs to be finalized prior to preparing bid documents and setting a firmer construction schedule.
- The new DNR lease has been finalized now and RCO has received a copy so that construction requirement has been satisfied. DNR will still want to review the project details once design is finalized.

Waterfront Improvement Project (Upland Improvements);

- In November we requested a 90-day extension on the SDAP permit review process in order to clarify the several new items previously discussed; namely septic options & concerns, contamination from the store site, and a County regional stormwater treatment system. We've made good progress on all three items as follows:
 - Dave's septic has inspected the tank and drainfield near the store and my understanding based on verbal comments is that it's in good shape and usable. I'm still waiting for Dave to send a final report and confirm this option will work as the stores primary septic system.
 - The Health Department has confirmed that a septic tank may be used as a reserve in the event the existing drainfield is currently operational and suitable as a primary septic system, so this is the planned approach (provided Dave confirms our understanding when he finishes the report).
 - There does not appear to be any better options for the waterfront vault toilet that would not impact budget and schedule and we are currently planning to move forward with the current vault design that was submitted to the County and other agencies originally. This doesn't necessary preclude upgrading it in the future if desired.
 - The County has approved a budget of \$1M for installation of a regional stormwater treatment facility at the Port of Illahee and advised Jim and I that they would like to have the Port finalize a design and manage bidding and construction in concert with the Port's waterfront improvement project. The next steps will be to prepare a more formal

agreement or MOU to ensure everything is understood between both parties and the Port does not take on extra costs or maintenance issues.

- PLIA and their consultant have confirmed that there is contamination within the waterfront park site, generally following the access road toward the shoreline. We are making arrangements in coordination with PLIA to drill one additional final well low on the access road near the dock to determine the extent and impact to planned project excavation. This information can then be provided to the contractors bidding the waterfront park work. My current understanding is that the drilling can happen in January of 2024 and not impact the current schedule goals further. Additionally, PLIA is paying for the majority of the associated costs with only minor additional costs to the Port to expedite the work for our schedule goals.
- I believe we'll have most or all of these details finalized in January at which time we can submit the additional information to the County and resume the SDAP permit review process in preparation for finalizing construction drawings and specifications.

Action Items:

- Jim and John to work on an MOU with Kitsap County and solidify the details of the County/Port agreement relative to the stormwater treatment facility. Ideally, this MOU Draft would be ready for Port approval at the January 10, 2024 meeting.
- Continue to coordinate with PLIA regarding two primary items;
 - Installation of a large septic tank during the clean-up construction for use as a reserve drainfield. The Port would presumably be paying for installation of the tank.
 - Drilling of a final well and preparation of a report summarizing what contractors may encounter during waterfront park excavation and how the excavated material should be handled. Jim to authorize additional costs for drilling to be expedited provided costs are reasonable and under \$10,000.
- Confirm with Daves Septic that the existing store drainfield will suffice as a primary septic option for the store.
- Request that the Corps proactively complete everything possible for their review while still waiting for Tribal confirmation that the objection is removed in order to minimize further delay after the Tribes fish committee meeting.
- Provide responses to the County SDAP permit reviewers and inform them of the County stormwater participation component of the project, then resolve the setback variance request and finalize the permit review process once items above are finalized.
- Resume finalizing construction drawings and specifications for the upland and docks portion of the project once these items are complete with the goal of bidding the project summer of 2024 if possible.

Permit Status Summary – All Projects

Waterfront Access Project

Permit	Submittal Date	Permit Issued	Permit Status	Design Status
SSDP	8-19-21	8-4-22	Complete. SSDP staff report notice of decision received.	60% Design Complete and submitted for permit.
HPA	Delayed	---	Submittal of permit application pending resolution with Suquamish Tribe.	Pending resolution with Suquamish Tribe.
NWP	8-17-21	Delayed	Finalization of permit review pending resolution with Suquamish Tribe.	Pending resolution with Suquamish Tribe.
SDAP	2-7-23	---	Submittal of permit application complete, review comments received 8/31/23, response pending County stormwater.	95% Design Complete for upland elements only to submit SDAP.
BP	Anticipated by contractor in 2024	---	Submittal to follow SDAP	
ROW	Anticipated by contractor in 2024	---	Submittal to follow SDAP	
FIRE	Anticipated in 2024	---	Submittal to follow SDAP	

SSDP – Substantial Shoreline Development Permit (Kitsap County)

HPA – Hydraulic Project Approval (WDFW)

NWP – Nationwide Permit 3 (USACE)

BP – Building Permit (Kitsap County)

ROW – Right of Way (Kitsap County)

Fire – Fire Code Permit (Kitsap County)

Pile Replacement Project

Permit	Submittal Date	Permit Issued	Permit Status	Design Status
Shoreline Exemption	9-22-22	2/15/23	Staff Report Issue, Pending 14 day appeal period ending 2/15/23	30% Design Completed for Permit submittal.
NWP3	9-22-22	11-21-22	Complete. Permit issued by USACE.	30% Design Completed for Permit submittal.
HPA	2020	2/14/20	Maintenance permit, expires 2/12/25	-----