



**King County**  
**Metropolitan King County Council**  
**Committee of the Whole**

**STAFF REPORT**

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<b>Agenda Item No.:</b>	<b>7</b>	<b>Date:</b>	<b>15 Apr 2009</b>
<b>Proposed Ordinance No.:</b>	<b>2009-0245</b>	<b>Prepared by:</b>	<b>Rebecha Cusack Nick Wagner</b>

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**INTRODUCTION**

Proposed Ordinance 2009-0245 (Attachment 1, pp. 9-12 of these materials) would place on the November 2009 general election ballot a charter amendment (the “Open Space Amendment” or “OSA”) recommended by the 2007-2008 King County Charter Review Commission (“CRC”). Attachment 2 is a diagram of the provisions of the OSA. If placed on the ballot and approved by the voters, the OSA would provide an additional tier of protection for about 150,000 acres of “high conservation value” properties either owned by the county or in which the county holds development rights.

Councilmembers were given a high-level briefing on the OSA at the April 8 meeting of this committee. A copy of the staff report for that briefing (without the attachments) is Attachment 5 to this staff report (pp. 23-29).

**BRIEFINGS ON SPECIFIC PROPERTIES**

For the next several weeks, Executive staff will be briefing the committee on the 94 specific, individual properties that would initially fall within the protection of the OSA if it were placed on the ballot and approved by the voters in its current form. These briefings are intended to:

- Familiarize the committee with the physical characteristics and current use of each property and the extent to which it is currently protected against development;
- Allow councilmembers to ask questions of Executive staff about each property.

The five properties that will be described and discussed at the April 15 COW briefing are:

1. Ames Lake Forest (District 3)
2. A portion of Auburn Narrows Natural Area (District 7)
3. Bass Lake Complex Natural Area (District 9)
4. Belmondo Reach Natural Area (District 9)
5. Big Spring/Newaukum Creek Natural Area (District 9)

A complete list of the 94 properties in alphabetical order is included in Attachment 3 to this staff report (pp. 9-10). The current plan is for the properties to be taken up in committee in the same order in which they are listed in Attachment 3.

Also included in Attachment 3 (at pp. 11-14) is an alphabetical list of properties that have been excluded from the list of properties that are proposed for protection under the OSA, together with the reason for each property's exclusion. Attachment 3 also includes (at pp. 15-22) the same two lists, grouped by Council district.

### **INFORMATION REQUESTED AT APRIL 8 BRIEFING**

At the April 8 briefing on the OSA, councilmembers requested certain information from Executive staff. Attachment 4 to this staff report (pp. 21-22) is Executive's staff response to those requests.

### **INVITEES**

1. Charter Review Commission members
2. Rod Brandon, Director of Environmental Sustainability, Executive Office
3. Bob Burns, Deputy Director, Department of Natural Resources and Parks (DNRP)
4. Ingrid Lundin, Project Program Manager, DNRP

### **ATTACHMENTS**

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**Signature Report**

**April 5, 2009**

**Ordinance**

**Proposed No.** 2009-0245.1

**Sponsors** Ferguson

1 AN ORDINANCE proposing an amendment to Section 880  
2 of the King County Charter, addition of a new Section 897 to  
3 the King County Charter and addition of a new Charter  
4 Appendix A to the King County Charter, to restrict the  
5 county from conveying or converting uses of specified  
6 county-owned, high conservation value properties except  
7 by an amendment of the charter; and submitting the same to  
8 the voters of the county for their ratification or rejection at  
9 the November 2009 general election.

10  
11 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

12 SECTION 1. There shall be submitted to the voters of King County for their  
13 approval and ratification or rejection, at the next general election to be held in this county  
14 occurring more than forty-five days after the enactment of this ordinance, an amendment  
15 to Section 880 of the King County Charter, addition of a new Section 897 to the King  
16 County Charter and addition of a new Charter Appendix A to the King County Charter:

17 **Section 880 Compilation and Codification of Ordinances.**

18           Within two years after the effective date of this charter and as often thereafter as it  
19           deems necessary, the county council shall provide for a compilation and codification of  
20           all county ordinances and regulations which have the force of law and are permanent or  
21           general in nature. Each codification shall be presented to the county council and, when  
22           adopted by ordinance, shall be known as the "King County Code." It shall be published  
23           together with this charter, excluding the list of inventoried high conservation value  
24           properties maintained under Section 897 of this charter, a detailed index and appropriate  
25           notes, citations and annotations. The county council shall also provide for an annual  
26           supplement.

27           **Section 897. High Conservation Value Properties.**

28           The county shall preserve the high conservation value county real properties listed  
29           on the inventory set forth as Appendix A to this charter. The inventory includes only  
30           properties in which the county has a real property interest. Appendix A shall be retained  
31           by the clerk of the council and available for public inspection and copying. Appendix A  
32           may be revised only by an amendment to this charter. No inventoried county property  
33           interest shall ever be conveyed, relinquished or converted to a different use than was  
34           authorized at the time of acquisition, as evidenced by deed, easement, covenant, contract  
35           or funding source requirements, except that this section shall not prevent: the  
36           conveyance of an inventoried property interest to another government, the conveyance of  
37           an inventoried property interest under the lawful threat or exercise of eminent domain;  
38           the grant of an easement, license, franchise or use agreement for utilities or other  
39           activities compatible with use restrictions in place at the time of acquisition; or the use of  
40           an inventoried property interest for habitat restoration, flood control, low-impact public

**Ordinance**

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41 amenities or regionally significant public facilities developed for purposes related to the  
42 conservation values of the property, road or utility projects or emergency projects  
43 necessary to protect public health, welfare or safety. This section shall not affect any  
44 contractual obligations entered into as part of the county's acquisition of an inventoried  
45 property interest.

46 **Charter Appendix A.** Charter Appendix A, as set forth in Attachment A to this  
47 Ordinance, is hereby adopted.

48 SECTION 2. The clerk of the council shall certify the proposition to the manager  
49 of the elections division, in substantially the following form, with such additions,  
50 deletions or modifications as may be required by the prosecuting attorney:

51 Shall the King County Charter be amended to amend Section 880 and to  
52 add new Section 897 and new Charter Appendix A, which restrict the  
53 county from conveying or converting uses of specified county-owned,  
54

**Ordinance**

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54 high conservation value properties except upon enactment of a charter  
55 amendment?  
56

KING COUNTY COUNCIL  
KING COUNTY, WASHINGTON

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ATTEST:

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APPROVED this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_.

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**Attachments**      A. Charter Appendix A: Inventory of High Conservation Value Properties

## Diagram of the Open Space Amendment

- A. “The county shall preserve the high conservation value county real properties listed on the inventory set forth as Appendix A to this charter.”
- B. “The inventory includes only properties in which the county has a real property interest.”
- C. “Appendix A shall be retained by the clerk of the council and available for public inspection and copying.”
- D. “Appendix A may be revised only by an amendment to this charter.”
- E. “No inventoried county property interest shall ever be”
  - 1. “conveyed,”
  - 2. “relinquished or”
  - 3. “converted to a different use than was authorized at the time of acquisition, as evidenced by deed, easement, covenant, contract or funding source requirements,”
- F. “except that this section shall not prevent:”
  - 1. “the conveyance of an inventoried property interest to another government,”
  - 2. “the conveyance of an inventoried property interest under the lawful threat or exercise of eminent domain;”
  - 3. “the grant of an easement, license, franchise or use agreement for utilities or other activities compatible with use restrictions in place at the time of acquisition; or”
  - 4. “the use of an inventoried property interest for”
    - a. “habitat restoration,”
    - b. “flood control,”
    - c. “low-impact public amenities or regionally significant public facilities developed for purposes related to the conservation values of the property,”
    - d. “road or utility projects or”
    - e. “emergency projects necessary to protect public health, welfare or safety.”
- G. “This section shall not affect any contractual obligations entered into as part of the county's acquisition of an inventoried property interest.”
- H. “Charter Appendix A, as set forth in Attachment A to this Ordinance, is hereby adopted.”





**Summary List of High Conservation Value Properties - sorted alphabetically**  
 Charter Open Space Amendment

(The inventory was created from King County DNRP Parks & TDR property inventory as of 12/31/2008)

<b>1. INCLUDED IN CHARTER AMENDMENT INVENTORY</b>					
Site Name	Land Category	Council District	Acres (Fee)	Acres (Easement)	
Ames Lake Forest	Resource	3	0	425	
Auburn Narrows Natural Area - portion	Ecological	7	16	0	
Bass Lake Complex Natural Area	Ecological	9	164	0	
Belmondo Reach Natural Area	Ecological	9	13	0	
Big Spring/Newaukum Creek Natural Area - portion	Ecological	9	0	17	
Black Diamond Natural Area - portion	Ecological	7 & 9	427	0	
BN Peninsula Natural Area	Ecological	9	27	0	
Boxley Creek Site	Multi-Use	3	147	0	
Carey Creek Natural Area	Ecological	9	0	10	
Carnation Marsh Natural Area	Ecological	3	68	12	
Cavanaugh Pond Natural Area	Ecological	9	57	0	
Cedar Downs Site	Multi-Use	9	78	0	
Cedar Grove Natural Area	Ecological	9	75	0	
Cedar Grove Road Natural Area	Ecological	9	3	0	
Cemetery Reach Natural Area	Ecological	9	46	0	
Chinook Bend Natural Area	Ecological	3	71	0	
Christiansen Pond Natural Area	Ecological	8	0	19	
Cold Creek Natural Area	Ecological	3	130	0	
Cougar Mountain Regional Park - portion	Multi-Use	3 & 9	2688	0	
Cougar/Squak Corridor	Multi-Use	3 & 9	431	0	
Covington Natural Area	Ecological	7	56	0	
Crow Marsh Natural Area - portion	Ecological	9	0	100	
Dockton Forest	Resource	8	19	0	
Dockton Natural Area	Ecological	8	44	0	
Dorte Don Reach Natural Area - portion	Ecological	9	29	0	
Ellis Creek Natural Area	Ecological	8	3	0	
Evans Creek Natural Area	Ecological	3	38	0	
Evans Crest Natural Area	Ecological	3	30	0	
Fall City Natural Area	Ecological	3	49	29	
Fall City Park West	Multi-Use	3	33	0	
Girl Scouts Totem Council	TDR	3	0	367	
Green River Natural Area - portion	Ecological	7	757	0	
Griffin Creek Natural Area	Ecological	3	62	0	
Hatchery Natural Area	Ecological	7	24	0	
Hazel Wolf Wetland Natural Area	Ecological	3	0	116	
Inspiration Point Natural Area	Ecological	8	8	7	
Island Center Forest	Resource	8	288	0	
Island Center Forest Natural Area	Ecological	8	81	0	
Issaquah Creek Natural Area - portion	Ecological	3 & 9	38	0	
Jones Reach Natural Area	Ecological	9	3	0	
Kanaskat Natural Area	Ecological	9	170	0	
Kathryn C. Lewis Natural Area	Ecological	3	10	0	
Landsburg Reach Natural Area	Ecological	9	50	0	
Little Soos Creek Wetlands Natural Area	Ecological	9	7	0	
Log Cabin Reach Natural Area	Ecological	9	118	0	
Lower Bear Creek Natural Area	Ecological	3	11	0	
Lower Lions Reach Natural Area	Ecological	9	2	0	
Lower Newaukum Creek Natural Area	Ecological	9	30	0	

**Summary List of High Conservation Value Properties - sorted alphabetically**

Charter Open Space Amendment

Lower Peterson Creek Corridor, Natural Area	Ecological	9	67	0
Manzanita Natural Area	Ecological	8	2	0
Marjorie R. Stanley Natural Area	Ecological	8	18	0
Maury Island Marine Park - portion	Multi-Use	8	270	0
May Valley 164th Natural Area	Ecological	9	4	0
Middle Bear Creek Natural Area	Ecological	3	66	25
Middle Evans Creek Natural Area	Ecological	3	0	38
Middle Fork Snoqualmie Natural Area	Ecological	3	644	0
Middle Issaquah Creek Natural Area	Ecological	9	32	0
Mitchell Hill Connector Forest	Resource	3	426	0
Moss Lake Natural Area - portion	Ecological	3	318	0
Mouth Of Taylor Reach Natural Area	Ecological	9	12	0
Neely Bridge Natural Area	Ecological	7	28	0
Neill Point Natural Area	Ecological	8	53	0
Nowak Natural Area	Ecological	3 & 9	8	0
Paradise Lake Natural Area	Ecological	3	123	31
Paradise Valley Natural Area	Ecological	8	5	0
Patterson Creek Natural Area	Ecological	3	205	0
Peterson Lake Natural Area	Ecological	9	145	0
Piner Point Natural Area	Ecological	8	8	0
Pinnacle Peak Park - portion	Multi-Use	9	228	0
Point Heyer Natural Area	Ecological	8	7	0
Porter Levee Natural Area	Ecological	7	56	0
Raab's Lagoon Natural Area	Ecological	8	11	0
Raging River Natural Area	Ecological	3	51	0
Ravenhill Open Space	Multi-Use	3	26	0
Ravensdale Retreat Natural Area	Ecological	9	138	0
Ricardi Reach Natural Area	Ecological	9	10	0
Ring Hill Forest	Resource	3	321	0
Rock Creek Natural Area - portion	Ecological	9	86	0
Shadow Lake Natural Area	Ecological	9	0	59
Shinglemill Creek Natural Area	Ecological	8	0	46
Snoqualmie Forest	Resource	3	0	90476
Soos Creek 140th Open Space	Multi-Use	9	16	0
Spring Lake/Lake Desire Park	Multi-Use	9	386	0
Squak Mt/Tiger Mt Corridor	Multi-Use	3 & 9	266	0
Stillwater Natural Area	Ecological	3	45	101
Sugarloaf Mountain Forest	Resource	9	284	0
Taylor Mountain Forest	Resource	9	1845	0
Three Forks Natural Area	Multi-Use	3	267	0
Tollgate Farm - portion	Multi-Use	3	161	0
Tolt River Natural Area	Ecological	3	264	0
Upper Bear Creek Conservation Area	Ecological	3	22	16
Upper Green River Watershed Forest	Resource	9	0	45040
Wetland 14 Natural Area	Ecological	9	41	0
Wetland 79 Natural Area	Ecological	9	7	0
<b>Total Acreage Included</b>			<b>Fee</b>	<b>Easement</b>
			<b>13,370</b>	<b>136,936</b>

**Summary List of High Conservation Value Properties - sorted alphabetically**  
 Charter Open Space Amendment

**2 EXCLUDED FROM CURRENT CHARTER AMENDMENT INVENTORY**

Sites may be excluded from the list for one or more of the following reasons. The fact that a site would not be on the initial inventory list does not mean that it will not receive this level protection in the future after further study.  
*Limited ownership/management rights:* Sites owned by other agencies and/or King County manages by agreement only.  
*Transfer/surplus:* Identified as potential transfers to other agencies or potential surplus. Many of such sites are located within the UGA  
*Recreation funding or component:* Acquired and/or funded all or in part with active recreation funding and/or intent. Have existing or proposed significant active recreation-oriented or other types of development, including regional trail corridors.  
*All Farmland Preservation Program sites:* The development rights and the properties that were acquired using FPP bond (Ordinance 4341) funds are already permanently protected under the terms of Ordinance 4341 which requires a public vote to remove from FPP.  
*Further review required:* Many sites require further review before being included on an inventory, usually due to one or more of the above reasons.

Site Name	Land Category	Council District	Acres (Fee)	Acres (Easement)	Reason for Exclusion
132nd Square Park	Recreation	6	10	0	All active recreation sites are excluded
4A Development (Charles Jackson)	TDR	9	0	30	Already owned in fee as Soos Creek Park/Trail
Arbor Lake Park	Recreation	8	9	0	All active recreation sites are excluded
Auburn Narrows Natural Area - portion	Ecological	7	89	0	These parcels are IAC active recreation, or in City of Auburn, or may be site of regional trail.
Bassett Pond Natural Area	Ecological	3	32	0	These parcels are IAC active recreation
Big Bend Natural Area	Ecological	9	101	0	May be added upon further confirmation of funding sources
Big Finn Hill Park	Multi-Use	6	219	0	UGA - site development includes athletic fields
Big Spring/Newaukum Creek Natural Area - portion	Ecological	9	77	0	Fee parcels may be added after transaction with Enumelaw concludes
Bingaman Pond Natural Area	Ecological	7	17	1	In UGA, pending annexation
Black Diamond Natural Area - portion	Ecological	7 & 9	186	546	78 fee acres (2 parcels) excluded as planned for regional trail route; 107 fee acres excluded because under negotiation for transfer to WA State Parks. If portions of 546 acres of term conservation easements convert to fee, they may be added in future.
Boulevard Lane Park	Multi-Use	5 & 9	30	0	UGA - site development includes athletic fields
Bridle Crest Trail Site	Recreation	3 & 6	2	1	All active recreation sites are excluded
Bryn Mawr Park	Recreation	5	5	0	All active recreation sites are excluded
Burke Gilman Trail Site	Recreation	1	34	0	All active recreation sites are excluded
Camelot Park	Multi-Use	7	18	0	UGA
Canyon Creek Natural Area	Multi-Use	3	0	27	Easement only
Cascade Park	Recreation	5	11	0	All active recreation sites are excluded
Cecil Moses Memorial Park	Recreation	8	3	0	All active recreation sites are excluded
Cedar River to Lake Sammamish Trail Site	Recreation	3 & 9	22	2	All active recreation sites are excluded
Cedar River Trail Site	Recreation	9	145	29	All active recreation sites are excluded
Chinook Bend Natural Area	Ecological	3	0	3	Easement excluded for now because it may be amended
Coalfield Park	Multi-Use	9	20	0	UGA athletic fields
Costello	TDR	9	0	19	Private property, no public access; needs flexibility to comply with easement conditions
Cottage Lake Park	Recreation	3	21	0	All active recreation sites are excluded
Cougar Mountain Regional Wildland Park - portion	Multi-Use	3 & 9	413	5	UGA, leased, developed, and mining portions of site
Cougar Mountain Wellsite 2	Recreation	9	1	0	All active recreation sites are excluded
Crow Marsh Natural Area - portion	Ecological	9	21	0	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Dahlgren	TDR	3	0	41	Already owned in fee as Tanner Landing Park
Dockton Forest Lease Site	Resource	8	0	0	King County DNRP only holds a lease on site
Dockton Park	Recreation	8	21	0	All active recreation sites are excluded
Dome Don Reach Natural Area - portion	Ecological	9	56	0	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Duthie Hill Park	Multi-Use	3	120	0	Predominantly mountain bike facility
Duvall Park	Multi-Use	3	25	0	Potential transfer to City of Duvall under discussion
East Lake Sammamish Trail Site	Recreation	3	124	2	All active recreation sites are excluded
East Norway Hill Park	Recreation	1	26	0	All active recreation sites are excluded
East Plateau Trail Site	Recreation	3	27	2	All active recreation sites are excluded
Edith Moulton Park	Recreation	6	27	0	All active recreation sites are excluded
Estebo Park	Recreation	3	1	0	All active recreation sites are excluded
Evergreen Athletic Field	Recreation	8	0	0	All active recreation sites are excluded

**Summary List of High Conservation Value Properties - sorted alphabetically**

**Charter Open Space Amendment**

Property Name	Acres	Category	Notes
Evergreen Pool Site	8	Recreation	All active recreation sites are excluded
Fall City Park	3	Multi-Use	Transfer to Snoq. Tribe
Five Mile Lake Park	28	Recreation	All active recreation sites are excluded
Flaming Geyser Natural Area	7	Ecological	These parcels are under negotiation for transfer to WA State Parks
Flaming Geyser Park	73	Ecological	Owned in fee, managed by others; designated for transfer to State Parks
Flick/Clark	104	Multi-Use	Private property, no public access; needs flexibility to comply with easement conditions
Foodhills/Enumelaw Plateau Trail Site	3	TDR	All active recreation sites are excluded
Fred V. Habonicht Rotary Park	9	Recreation	All active recreation sites are excluded
Gold Creek Park	9	Recreation	All active recreation sites are excluded
Goldsar Properties	3	Recreation	Already owned in fee as Green River Trail Site
Grand Ridge Park	7	TDR	Predominantly mountain bike facility
Green River Farm	3	Multi-Use	Farmland Preservation Program covenants apply
Green River Natural Area - portion	7	Resource	Portion of this one parcel is IAC active recreation
Green River to Cedar River Trail Site	204	Ecological	All active recreation sites are excluded
Green River Trail Site	87	Recreation	All active recreation sites are excluded
Green Tree Park	22	Recreation	All active recreation sites are excluded
Hamm Creek Natural Area	5	Ecological	All active recreation sites are excluded
Hazel Valley Park	8	Ecological	In UGA, pending annexation
Hilltop Park	8	Recreation	All active recreation sites are excluded
Honeydew Park	9	Recreation	All active recreation sites are excluded
Horsehead Bend Natural Area	7	Ecological	UGA
Horseneck Farm	35	Ecological	IAC active recreation
Hyde Lake Park	7	Resource	Farmland Preservation Program covenants apply
Inglewood Wetlands	9	Multi-Use	Potential transfer to state parks
Issaquah Creek Natural Area - portion	1	Ecological	In UGA/city, pending annexation
Juanita Heights Park	3 & 9	Ecological	In UGA/city, pending annexation
Juanita Triangle Park	6	Recreation	All active recreation sites are excluded
Juanita Woodlands Park	6	Multi-Use	UGA
Kathryn Taylor Trilog Equestrian Park	6	Multi-Use	UGA
Kentlake Athletic Fields	3	Recreation	All active recreation sites are excluded
Kingsgate Park	7	Recreation	All active recreation sites are excluded
Klahamie Park	1	Recreation	All active recreation sites are excluded
Klahamie Trail Site	3	Multi-Use	UGA
Kokta 1	64	Recreation	All active recreation sites are excluded
Kokta 3	0	Recreation	All active recreation sites are excluded
Lake Desire 2 Natural Area	3	TDR	All active recreation sites are excluded
Lake Francis Park	0	TDR	Private property, no public access; needs flexibility to comply with easement conditions
Lake Geneva Park	9	Ecological	Private property, no public access; needs flexibility to comply with easement conditions
Lake Joy Park	10	Recreation	In UGA, pending annexation
Lake Youngs Connector Trail Site	19	Recreation	All active recreation sites are excluded
Lake Youngs Park	7	Recreation	All active recreation sites are excluded
Lake Youngs Trail Site	3	Recreation	All active recreation sites are excluded
Lake Youngs Trailhead	9	Recreation	All active recreation sites are excluded
Lakewood Park	9	Multi-Use	Site is owned by others, KC manages by agreement
Landsburg Kanaskat Trail Site	9	Recreation	All active recreation sites are excluded
Landsburg Trailhead	8	Recreation	All active recreation sites are excluded
Levansky Park	29	Recreation	All active recreation sites are excluded
Little St Natural Area	21	Multi-Use	All active recreation sites are excluded
Maple Ridge Highlands Open Space	9	Ecological	Major purpose is parking and trailhead
Maple Valley Heights Park	38	Ecological	All active recreation sites are excluded
Maple Valley Lake Wilderness Trail Site	17	Recreation	All active recreation sites are excluded
Maplewood Heights Park	29	Ecological	These parcels are under negotiation for transfer to WA State DNR
Marymoor Bellevue Ballfield Complex	9	Multi-Use	Need to review 4:1 covenants/conditions (5% active rec)
	3	Recreation	All active recreation sites are excluded
	9	Recreation	All active recreation sites are excluded
	43	Recreation	All active recreation sites are excluded
	19	Recreation	All active recreation sites are excluded
	45	Recreation	All active recreation sites are excluded
	0	Recreation	All active recreation sites are excluded

**Summary List of High Conservation Value Properties - sorted alphabetically**

**Charter Open Space Amendment**

Property Name	Recreation	Ecological	Multi-Use	Resource	TDR	Other	Acres	Notes
Manynoor Park	3						613	All active recreation sites are excluded
Maury Island Marine Park - portion	8						51	Mining-zoned parcels excluded
May Creek Park - County	9						47	In UGA/city, pending annexation
May Valley Park	9						54	All active recreation sites are excluded
McGarvey Park Open Space	9						401	Need to review 4:1 covenants/conditions (5% active rec)
Mirrorfont Park	9						11	Neighborhood park - CPG grant
Moellendorf	9						8	In UGA; and Private property, no public access; needs flexibility to comply with easement conditions
Moss Lake Natural Area - portion	3						54	Parcels are IAC active recreation
Mount Peak Farm	9						116	Farmland Preservation Program covenants apply
Mull 1 (Herbert Mull)	9						9	Already owned in fee as Soos Creek Park/Trail
Mullen Slough Natural Area	7						14	These parcels are under negotiation for transfer to City of Kent
New Concept Homes - AKA Mull2	5						39	Already owned in fee as Soos Creek Park/Trail
North Green River Park	5 & 7						107	IAC \$\$ and portion in UGA
North Meridian Park	5						35	UGA
North Shorewood Park	8						6	All active recreation sites are excluded
Northhila Beach Natural Area	8						4	Recent acquisition; current proposal to surplus one parcel under review.
Northshore Athletic Fields	3						19	All active recreation sites are excluded
Novelty Hill Little League Fields	3						7	All active recreation sites are excluded
Park Orchard Park	5						6	All active recreation sites are excluded
Patterson Creek Preserve Forest	3						243	Recent & future plats are changing easement boundaries, need to redraw easements to include in future.
Petrovitsky Park	9						93	UGA
Pinnacle Peak Park - portion	9						29	REET-funded parcel may have more intensive recreational use
Pipeline Number 5 Trail Site	7						0	All active recreation sites are excluded
Preston Athletic Fields	3						12	All active recreation sites are excluded
Preston Mill	3						23	All active recreation sites are excluded
Preston Park	3						1	All active recreation sites are excluded
Preston Ridge Park	3						190	Future plans & community expectations not clear - arboretum, etc.
Preston Snoqualmie Trail Site	3						96	All active recreation sites are excluded
Puget Sound Park	8						5	All active recreation sites are excluded
Quigley Park	3						1	All active recreation sites are excluded
Rattlesnake Mountain Scenic Area	3						1857	All active recreation sites are excluded
Ravensdale Park	9						42	KC only owns small portion - majority is owned by WSDNR and jointly managed
Redmond Ridge Park	3						10	All active recreation sites are excluded
Redmond Ridge Trail Site	3						0	All active recreation sites are excluded
Redmond to Redmond Watershed Trail Site	3						0	All active recreation sites are excluded
Redmond Watershed Addition Park	3						2	All active recreation sites are excluded
Redmond Watershed Trail Site	3						1	All active recreation sites are excluded
Renton Park	9						19	UGA
Renton Pool Site	9						0	All active recreation sites are excluded
Renton Shop Site	9						0	All active recreation sites are excluded
Rock Creek Natural Area - portion	9						57	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Salmon Creek Park	8						5	All active recreation sites are excluded
Sammamish River Farm	3						18	Farmland Preservation Program covenants apply
Sammamish River Trail Site	1 & 3						128	Portion of site is owned by others, KC manages by agreement
Sierra Heights Park	9						8	All active recreation sites are excluded
Site 1 Duwamish	8						3	In UGA/city, pending annexation
Sixty Acres Park	3						90	All active recreation sites are excluded
Skyway Park	2						23	All active recreation sites are excluded
Snoqualmie Valley Trail Site	3						437	All active recreation sites are excluded
Soaring Eagle Regional Park	3						627	Subject to BLA for transfer of portion - later date
Soos Creek Park and Trail	5 & 9						729	Relationship to trail development/transfer to renton
Soos Creek Shop Complex	9						6	All active recreation sites are excluded
South County Ballfields	7						21	All active recreation sites are excluded



**Summary List of High Conservation Value Properties - sorted by King County Council District**  
Charter Open Space Amendment

(The inventory was created from King County DNRP Parks & TDR property inventory as of 11/14/2008; changes between 1/2/2008 and 11/14/2008 inventory are highlighted. Some sites fall in two council districts therefore acreages cannot be summed accurately by district.)

<b>1. INCLUDED IN CHARTER AMENDMENT INVENTORY</b>					
Site Name	Land Category	Council District	Acre	(Fee)	Acre (Easement)
Anes Lake Forest	Resource	3	0	0	425
Boxley Creek Site	Multi-Use	3	147	0	0
Carnation Marsh Natural Area	Ecological	3	68	12	12
Chinook Bend Natural Area	Ecological	3	71	0	0
Cold Creek Natural Area	Ecological	3	130	0	0
Cougar Mountain Regional Park - portion	Multi-Use	3 & 9	2688	0	0
Cougar/Squak Corridor	Multi-Use	3 & 9	431	0	0
Evans Creek Natural Area	Ecological	3	38	0	0
Evans Crest Natural Area	Ecological	3	30	0	0
Fall City Natural Area	Ecological	3	49	29	29
Fall City Park West	Multi-Use	3	33	0	0
Girl Scouts Totem Council	TDR	3	0	367	367
Griffin Creek Natural Area	Ecological	3	62	0	0
Hazel Wolf Wetland Natural Area	Ecological	3	0	116	116
Issaquah Creek Natural Area - portion	Ecological	3 & 9	38	0	0
Kathym C. Lewis Natural Area	Ecological	3	10	0	0
Lower Bear Creek Natural Area	Ecological	3	11	0	0
Middle Bear Creek Natural Area	Ecological	3	66	25	25
Middle Evans Creek Natural Area	Ecological	3	0	38	38
Middle Fork Snoqualmie Natural Area	Ecological	3	644	0	0
Mitchell Hill Connector Forest	Resource	3	426	0	0
Moss Lake Natural Area - portion	Ecological	3	318	0	0
Nowak Natural Area	Ecological	3 & 9	8	8	8
Paradise Lake Natural Area	Ecological	3	123	31	31
Patterson Creek Natural Area	Ecological	3	205	0	0
Raging River Natural Area	Ecological	3	51	0	0
Ravenhill Open Space	Multi-Use	3	26	0	0
Ring Hill Forest	Resource	3	321	0	0
Snoqualmie Forest	Resource	3	0	90476	90476
Squak Mt/Tiger Mt Corridor	Multi-Use	3 & 9	266	0	0
Stillwater Natural Area	Ecological	3	45	101	101
Three Forks Natural Area	Multi-Use	3	267	0	0
Toilgate Farm - portion	Multi-Use	3	161	0	0
Toit River Natural Area	Ecological	3	264	0	0
Upper Bear Creek Conservation Area	Ecological	3	22	16	16
Auburn Narrows Natural Area - portion	Ecological	7	16	0	0
Black Diamond Natural Area - portion	Ecological	7 & 9	427	0	0
Covington Natural Area	Ecological	7	56	0	0
Green River Natural Area - portion	Ecological	7	757	0	0
Hatchery Natural Area	Ecological	7	24	0	0
Neely Bridge Natural Area	Ecological	7	28	0	0
Porter Levee Natural Area	Ecological	7	56	0	0
Christiansen Pond Natural Area	Ecological	8	0	19	19
Dockton Forest	Resource	8	19	0	0
Dockton Natural Area	Ecological	8	44	0	0
Ellis Creek Natural Area	Ecological	8	3	0	0
Inspiration Point Natural Area	Ecological	8	8	7	7
Island Center Forest	Resource	8	288	0	0
Island Center Forest Natural Area	Ecological	8	81	0	0
Manzanita Natural Area	Ecological	8	2	0	0
Marjorie R. Stanley Natural Area	Ecological	8	18	0	0
Mary Island Marine Park - portion	Multi-Use	8	270	0	0

Summary List of High Conservation Value Properties - sorted by King County Council District

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Neill Point Natural Area	Ecological	8	53	0	0
Paradise Valley Natural Area	Ecological	8	5	0	0
Piner Point Natural Area	Ecological	8	8	0	0
Point Heyer Natural Area	Ecological	8	7	0	0
Raab's Lagoon Natural Area	Ecological	8	11	0	0
Shinglemill Creek Natural Area	Ecological	8	0	46	0
Bass Lake Complex Natural Area	Ecological	9	164	0	0
Belmondo Reach Natural Area	Ecological	9	13	0	0
Big Spring/Newaukum Creek Natural Area - portion	Ecological	9	0	17	0
Black Diamond Natural Area - portion	Ecological	7 & 9	427	0	0
BN Peninsula Natural Area	Ecological	9	27	0	0
Carey Creek Natural Area	Ecological	9	0	10	0
Cavanaugh Pond Natural Area	Ecological	9	57	0	0
Cedar Downs Site	Multi-Use	9	78	0	0
Cedar Grove Natural Area	Ecological	9	75	0	0
Cedar Grove Road Natural Area	Ecological	9	3	0	0
Cemetery Reach Natural Area	Ecological	9	46	0	0
Cougar Mountain Regional Park - portion	Ecological	3 & 9	2688	0	0
Cougar/Squak Corridor	Multi-Use	3 & 9	431	0	100
Crow Marsh Natural Area - portion	Ecological	9	0	0	0
Dorre Don Reach Natural Area - portion	Ecological	9	29	0	0
Issaquah Creek Natural Area - portion	Ecological	3 & 9	38	0	0
Jones Reach Natural Area	Ecological	9	3	0	0
Kanaskat Natural Area	Ecological	9	170	0	0
Landsburg Reach Natural Area	Ecological	9	50	0	0
Little Soos Creek Wetlands Natural Area	Ecological	9	7	0	0
Log Cabin Reach Natural Area	Ecological	9	118	0	0
Lower Lions Reach Natural Area	Ecological	9	2	0	0
Lower Newaukum Creek Natural Area	Ecological	9	30	0	0
Lower Peterson Creek Corridor Natural Area	Ecological	9	67	0	0
May Valley 164th Natural Area	Ecological	9	4	0	0
Middle Issaquah Creek Natural Area	Ecological	9	32	0	0
Mouth Of Taylor Reach Natural Area	Ecological	9	12	0	0
Nowak Natural Area	Ecological	3 & 9	8	0	0
Peterson Lake Natural Area	Ecological	9	145	0	0
Pinnacle Peak Park - portion	Multi-Use	9	228	0	0
Ravensdale Retreat Natural Area	Ecological	9	138	0	0
Ricardi Reach Natural Area	Ecological	9	10	0	0
Rock Creek Natural Area - portion	Ecological	9	86	0	0
Shadow Lake Natural Area	Ecological	9	0	59	0
Soos Creek 140th Open Space	Multi-Use	9	16	0	0
Spring Lake/Lake Desire Park	Multi-Use	9	386	0	0
Squak Mt Tiger Mt Corridor	Multi-Use	3 & 9	266	0	0
Sugarloaf Mountain Forest	Resource	9	284	0	0
Taylor Mountain Forest	Resource	9	1845	0	0
Upper Green River Watershed Forest	Resource	9	0	45040	0
Wetland 14 Natural Area	Ecological	9	41	0	0
Wetland 79 Natural Area	Ecological	9	7	0	0



**Summary List of High Conservation Value Properties - sorted by King County Council District**  
 Charter Open Space Amendment

**2 EXCLUDED FROM CURRENT CHARTER AMENDMENT INVENTORY**

Sites may be excluded from the list for one or more of the following reasons. The fact that a site would not be on the initial inventory list does not mean that it will not receive this level protection in the future after further study.

*Limited ownership/management rights:* Sites owned by other agencies and/or King County manages by agreement only.

*Transfer/surplus:* Identified as potential transfers to other agencies or potential surplus. Many of such sites are located within the UGA

*Recreation funding or component:* Acquired and/or funded all or in part with active recreation funding and/or intent. Have existing or proposed significant active recreation-oriented or other types of development, including regional trail corridors.

*All Farmland Preservation Program sites:* The development rights and the properties that were acquired using FPP bond (Ordinance 4341) funds are already permanently protected under the terms of Ordinance 4341 which requires a public vote to remove from FPP.

*Further review required:* Many sites require further review before being included on an inventory, usually due to one or more of the above reasons.

Site Name	Land Inventory	KCCD	Acres (Fee)	Acres (Easement)	Reason for Exclusion
Burke Gilman Trail Site	Recreation	1	34	0	All active recreation sites are excluded
East Norway Hill Park	Recreation	1	26	0	All active recreation sites are excluded
Inglewood Wetlands	Ecological	1	15	0	In UGA/city, pending annexation
Kingsgate Park	Recreation	1	7	0	All active recreation sites are excluded
Sammamish River Trail Site	Multi-Use	1 & 3	128	0	portion of site is owned by others, KC manages by agreement
Swamp Creek Park	Ecological	1	40	0	In UGA/city, pending annexation
Toit Pipeline Trail Site	Recreation	1 & 3	0	142	All active recreation sites are excluded
West Hill Park	Recreation	1	8	0	All active recreation sites are excluded
West Sammamish Trail Site	Recreation	1 & 3	56	7	All active recreation sites are excluded
Windsor Vista Park	Recreation	1	5	0	All active recreation sites are excluded
Skyway Park	Recreation	2	23	0	All active recreation sites are excluded
Bassett Pond Natural Area	Ecological	3	32	0	These parcels are IAC active recreation
Bridle Crest Trail Site	Recreation	3 & 6	2	1	All active recreation sites are excluded
Canyon Creek Natural Area	Multi-Use	3	0	27	easement only
Cedar River to Lake Sammamish Trail Site	Recreation	3 & 9	22	2	All active recreation sites are excluded
Chinook Bend Natural Area	Ecological	3	0	3	Easement excluded for now because it may be amended
Cottage Lake Park	Recreation	3	21	0	All active recreation sites are excluded
Cougar Mountain Regional Wildland Park - portion	Multi-Use	3 & 9	413	5	UGA, leased, developed, and mining portions of site
Dahlgren	TDR	3	0	41	Already owned in fee as Tanner Landing Park
Duhie Hill Park	Multi-Use	3	120	0	predominantly mountain bike facility
Duvall Park	Multi-Use	3	25	0	potential transfer to City of Duvall under discussion
East Lake Sammamish Trail Site	Recreation	3	124	2	All active recreation sites are excluded
East Plateau Trail Site	Recreation	3	27	2	All active recreation sites are excluded
Esteban Park	Recreation	3	1	0	All active recreation sites are excluded
Fall City Park	Multi-Use	3	28	0	transfer to Snoq. Tribe
Flick/Clark	TDR	3	0	21	Private property, no public access; needs flexibility to comply with easement conditions
Gold Creek Park	Recreation	3	35	2	All active recreation sites are excluded
Grand Ridge Park	Multi-Use	3	1288	0	predominantly mountain bike facility
Issaquah Creek Natural Area - portion	Ecological	3 & 9	10	0	In UGA/city, pending annexation
Kathryn Taylor/Trilogy Equestrian Park	Recreation	3	26	0	All active recreation sites are excluded
Klahanie Park	Multi-Use	3	64	0	UGA
Klahanie Trail Site	Recreation	3	0	8	All active recreation sites are excluded
Kokta 1	TDR	3	0	20	Private property, no public access; needs flexibility to comply with easement conditions
Kokta 3	TDR	3	0	20	Private property, no public access; needs flexibility to comply with easement conditions
Lake Joy Park	Recreation	3	1	0	All active recreation sites are excluded
Little Si Natural Area	Ecological	3	29	0	These parcels are under negotiation for transfer to WA State DNR
Marymoor Bellevue Ballfield Complex	Recreation	3	0	0	All active recreation sites are excluded
Marymoor Park	Recreation	3	613	0	All active recreation sites are excluded
Moss Lake Natural Area - portion	Ecological	3	54	0	Parcels are IAC active recreation
Northshore Athletic Fields	Recreation	3	19	0	All active recreation sites are excluded
Novelty Hill Little League Fields	Recreation	3	7	0	All active recreation sites are excluded
Preston Athletic Fields	Recreation	3	12	0	All active recreation sites are excluded
Preston Mill	Recreation	3	23	0	All active recreation sites are excluded
Preston Park	Recreation	3	1	0	All active recreation sites are excluded
Preston Ridge Park	Multi-Use	3	190	0	Future plans & community expectations not clear - arboretum, etc.
Preston Snoqualmie Trail Site	Recreation	3	96	0	All active recreation sites are excluded
Quigley Park	Recreation	3	1	0	All active recreation sites are excluded

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Rattlesnake Mountain Scenic Area	Multi-Use	3	1857	0	KC only owns small portion - majority is owned by WSDNR and jointly managed
Redmond Ridge Park	Recreation	3	10	0	All active recreation sites are excluded
Redmond Ridge Trail Site	Recreation	3	0	1	All active recreation sites are excluded
Redmond to Redmond Watershed Trail Site	Recreation	3	0	0	All active recreation sites are excluded
Redmond Watershed Addition Park	Recreation	3	2	0	All active recreation sites are excluded
Redmond Watershed Trail Site	Recreation	3	1	0	All active recreation sites are excluded
Sammamish River Farm	Resource	3	18	0	Farmland Preservation Program covenants apply
Sammamish River Trail Site	Multi-Use	1 & 3	128	0	portion of site is owned by others, KC manages by agreement
Sixty Acres Park	Recreation	3	90	0	All active recreation sites are excluded
Snoqualmie Valley Trail Site	Recreation	3	437	0	All active recreation sites are excluded
Soaring Eagle Regional Park	Multi-Use	3	627	0	subject to BLA for transfer of portion - later date
Tanner Landing Park	Multi-Use	3	41	0	future use development planned
Tollgate Farm - portion	Multi-Use	3	195	0	portion of site transferring to North Bend
Toll Pipeline Trail Site	Recreation	1 & 3	0	142	All active recreation sites are excluded
Tolt River - John MacDonald Park	Multi-Use	3	528	0	includes significant active recreation
Trust for Public Land (Tollgate)	TDR	3 & 9	0	161	Already included in Tollgate Farm
Upper Raging River Forest	Resource	1 & 3	0	2724	KC Biosolids owns fee, and is transferring in fee to WADNR with restrictions prohibiting development.
West Sammamish Trail Site	Recreation	1 & 3	56	7	All active recreation sites are excluded
Boulevard Lane Park	Multi-Use	5 & 9	30	0	UGA - site development includes athletic fields
Byrn Mawr Park	Recreation	5	5	0	All active recreation sites are excluded
Cascade Park	Recreation	5	11	0	All active recreation sites are excluded
Green River Trail Site	Recreation	5, 7 & 8	22	6	All active recreation sites are excluded
Green Tree Park	Recreation	5	1	0	All active recreation sites are excluded
New Concept Homes - AKA Mull2	TDR	5	0	39	Already owned in fee as Soos Creek Park/Trail
North Green River Park	Multi-Use	5 & 7	107	0	IAC \$\$ and portion in UGA
North Meridian Park	Multi-Use	5	35	0	UGA
Park Orchard Park	Recreation	5	6	0	All active recreation sites are excluded
Soos Creek Park and Trail	Multi-Use	5 & 9	729	3	relationship to trail development/transfer to renton
Venus Capital, LLC	TDR	5	0	1	Already owned by Kent
152nd Square Park	Recreation	6	10	0	All active recreation sites are excluded
Big Finn Hill Park	Multi-Use	6	219	0	UGA - site development includes athletic fields
Bridle Crest Trail Site	Recreation	3 & 6	2	1	All active recreation sites are excluded
Edith Moulton Park	Recreation	6	27	0	All active recreation sites are excluded
Juanita Heights Park	Recreation	6	3	0	All active recreation sites are excluded
Juanita Triangle Park	Multi-Use	6	0	0	UGA
Juanita Woodlands Park	Multi-Use	6	36	0	UGA
Auburn Narrows Natural Area - portion	Ecological	7	89	0	These parcels are IAC active recreation, or in City of Auburn, or may be site of regional trail.
Bingaman Pond Natural Area	Ecological	7	17	1	In UGA, pending annexation
Black Diamond Natural Area - portion	Ecological	7 & 9	186	546	78 fee acres (2 parcels) excluded as planned for regional trail route; 107 fee acres excluded because under negotiation for transfer to WA State Parks. If portions of 546 acres of term conservation easements convert to fee, they may be added in future.
Camelot Park	Multi-Use	7	18	0	UGA
Five Mile Lake Park	Recreation	7	25	0	All active recreation sites are excluded
Goldstar Properties	TDR	7	0	20	Already owned in fee as Green River Trail Site
Green River Farm	Resource	7	26	0	Farmland Preservation Program covenants apply
Green River Natural Area - portion	Ecological	7	204	0	Portion of this one parcel is IAC active recreation
Green River to Cedar River Trail Site	Recreation	7 & 9	87	27	All active recreation sites are excluded
Green River Trail Site	Recreation	5, 7 & 8	22	6	All active recreation sites are excluded
Horsehead Bend Natural Area	Ecological	7	35	0	IAC active recreation
Horseneck Farm	Resource	7	37	0	Farmland Preservation Program covenants apply
Kentlake Athletic Fields	Recreation	7	0	0	All active recreation sites are excluded
Lake Geneva Park	Recreation	7	19	0	All active recreation sites are excluded
Mullen Slough Natural Area	Ecological	7	14	0	These parcels are under negotiation for transfer to City of Kent
North Green River Park	Multi-Use	5 & 7	107	0	IAC \$\$ and portion in UGA
Pipeline Number 5 Trail Site	Recreation	7	0	1	All active recreation sites are excluded
South County Ballfields	Recreation	7	21	0	All active recreation sites are excluded
Weyerhaeuser King County Aquatic Center Site	Recreation	7	11	0	All active recreation sites are excluded
Whitney Bridge Park	Multi-Use	7 & 9	30	0	boat launch and parking
Arbor Lake Park	Recreation	8	9	0	All active recreation sites are excluded

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Property Name	Use	Acres	Count	Notes
Cecil Moses Memorial Park	Recreation	8	3	All active recreation sites are excluded
Dockton Forest Lease Site	Resource	8	0	King County DNRP only holds a lease on site
Evergreen Athletic Field	Recreation	8	21	All active recreation sites are excluded
Evergreen Pool Site	Recreation	8	0	All active recreation sites are excluded
Green River Trail Site	Recreation	8	0	All active recreation sites are excluded
Hamm Creek Natural Area	Ecological	5, 7 & 8	22	All active recreation sites are excluded
Hazel Valley Park	Recreation	8	4	In UGA, pending annexation
Hilltop Park	Recreation	8	3	All active recreation sites are excluded
Lakewood Park	Recreation	8	7	All active recreation sites are excluded
Maury Island Marine Park - portion	Recreation	8	29	All active recreation sites are excluded
Northhila Beach Natural Area	Multi-Use	8	51	All active recreation sites are excluded
North Shorewood Park	Ecological	8	4	Recent acquisition; current proposal to surplus one parcel under review.
Puget Sound Park	Recreation	8	6	All active recreation sites are excluded
Salmon Creek Park	Recreation	8	5	All active recreation sites are excluded
Site 1 Duwamish	Ecological	8	3	All active recreation sites are excluded
Southern Heights Park	Recreation	8	0	In UGA/city, pending annexation
Sunset Playfield	Recreation	8	0	All active recreation sites are excluded
Sunset Shop Site	Recreation	8	14	All active recreation sites are excluded
Vashon Pool Site	Recreation	8	3	All active recreation sites are excluded
Vashon Shop Site	Recreation	8	0	All active recreation sites are excluded
White Center Heights Park	Recreation	8	0	All active recreation sites are excluded
White Center Park	Recreation	8	6	All active recreation sites are excluded
White Center Pond Natural Area	Recreation	8	10	All active recreation sites are excluded
4A Development (Charles Jackson)	Ecological	8	0	Parcel owned by DNRP - Stormwater Services
Big Bend Natural Area	TDR	9	0	Parcel owned by DNRP - Stormwater Services
Big Spring/Newaukum Creek Natural Area - portion	Ecological	9	101	May be added upon further confirmation of funding sources
Black Diamond Natural Area - portion	Ecological	7 & 9	68	Fee parcels may be added after transaction with Enumclaw concludes
Boulevard Lane Park	Multi-Use	5 & 9	186	78 fee acres (2 parcels) excluded as planned for regional trail route; 107 fee acres excluded because under negotiation for transfer to WA State Parks. If portions of 546 acres of term conservation easements convert to fee, they may be added in future.
Cedar River to Lake Sammamish Trail Site	Recreation	3 & 9	30	UGA - site development includes athletic fields
Cedar River Trail Site	Recreation	9	22	All active recreation sites are excluded
Coalfield Park	Multi-Use	9	145	All active recreation sites are excluded
Costello	Multi-Use	9	20	UGA/athletic fields
Cougar Mountain Regional Wildland Park - portion	TDR	3 & 9	0	Private property, no public access; needs flexibility to comply with easement conditions
Cougar Mountain WetSite 2	Multi-Use	9	413	UGA, leased, developed, and mining portions of site
Crow Marsh Natural Area - portion	Recreation	9	1	All active recreation sites are excluded
Dome Don Reach Natural Area - portion	Ecological	9	21	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Flaming Geyser Natural Area	Ecological	9	56	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Foothills/Enumclaw Plateau Trail Site	Ecological	9	73	These parcels are under negotiation for transfer to WA State Parks
Fred V. Habenschitz Rotary Park	Multi-Use	9	104	owned in fee, managed by others; designated for transfer to State Parks
Green River to Cedar River Trail Site	Recreation	9	65	All active recreation sites are excluded
Honeyview Park	Recreation	7 & 9	4	All active recreation sites are excluded
Hyde Lake Park	Multi-Use	9	87	All active recreation sites are excluded
Issaquah Creek Natural Area - portion	Multi-Use	9	0	UGA
Lake Desire 2 Natural Area	Ecological	3 & 9	25	Potential transfer to state parks
Lake Francis Park	Ecological	9	10	In UGA/city, pending annexation
Lake Youngs Connector Trail Site	Ecological	9	0	In UGA, pending annexation
Lake Youngs Park	Recreation	9	10	All active recreation sites are excluded
Lake Youngs Trail Site	Recreation	9	0	All active recreation sites are excluded
Lake Youngs Trailhead	Recreation	9	0	All active recreation sites are excluded
Landsburg Trailhead	Multi-Use	9	5	All active recreation sites are excluded
Landsburg Kanaskat Trail Site	Recreation	9	0	site is owned by others, KC manages by agreement
Leviansky Park	Recreation	9	0	All active recreation sites are excluded
Maple Ridge Highlands Open Space	Recreation	9	38	All active recreation sites are excluded
Maple Valley Heights Park	Multi-Use	9	21	major purpose is parking and trailhead
Maple Valley Lake Wilderness Trail Site	Recreation	9	17	All active recreation sites are excluded
	Multi-Use	9	588	All active recreation sites are excluded
	Recreation	9	3	need to review 4:1 covenants/conditions (5% active rec)
	Recreation	9	43	All active recreation sites are excluded

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Maplewood Heights Park	Recreation	9	19	0	All active recreation sites are excluded
Maplewood Park	Recreation	9	45	0	All active recreation sites are excluded
May Creek Park - County	Ecological	9	47	0	In UGA/city, pending annexation
May Valley Park	Recreation	9	54	0	All active recreation sites are excluded
McGarvey Park Open Space	Multi-Use	9	401	2	All active recreation sites are excluded need to review 4:1 covenants/conditions (5% active rec)
Miramont Park	Multi-Use	9	11	0	neighborhood park -CPG grant
Moeitendorf	TDR	9	0	8	In UGA; and Private property, no public access; needs flexibility to comply with easement conditions
Mount Peak Farm	Resource	9	116	0	Farmland Preservation Program covenants apply
Mull 1 (Herbert Mull)	TDR	9	0	9	Already owned in fee as Soos Creek Park/Trial
Petrovitsky Park	Multi-Use	9	93	0	UGA
Pinnacle Peak Park - portion	Multi-Use	9	29	0	REET-funded parcel may have more intensive recreational use
Ravensdale Park	Recreation	9	42	0	All active recreation sites are excluded
Renton Park	Multi-Use	9	19	0	UGA
Renton Pool Site	Recreation	9	0	0	All active recreation sites are excluded
Renton Shop Site	Recreation	9	0	0	All active recreation sites are excluded
Rock Creek Natural Area - portion	Ecological	9	57	0	Fee parcels may be added pending UGA shift in 2008 Comp Plan Amendment
Sierra Heights Park	Recreation	9	8	0	All active recreation sites are excluded
Soos Creek Park and Trail	Multi-Use	5 & 9	729	3	relationship to trail development/transfer to renton
Soos Creek Shop Complex	Recreation	9	6	0	All active recreation sites are excluded
Upper Raging River Forest	Resource	3 & 9	0	2724	KC Biosolids owns fee, and is transferring in fee to WADNR with restrictions prohibiting development.
Whitney Bridge Park	Multi-Use	7 & 9	30	0	boat launch and parking

## Wagner, Nick

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**From:** Burns, Bob

**Sent:** Tuesday, April 14, 2009 10:14 AM

**To:** Wagner, Nick; Lundin, Ingrid

**Cc:** Zappone, Bob

Nick, here is some information for consideration for your staff report on the open space charter amendment proposal. Let me know if you have any questions.

Thanks. Bob.

### **A question was asked regarding the percentage of land in King County that is owned by municipalities/governments.**

Answer: King County is a total of 1,476,874 acres in size

- In Total, governments own in fee 44% of the land within King County (652,778 acres)
- the Federal Government owns in fee 24% of the land within King County (354,454 acres)
- the State owns in fee 7.3% of the land within King County (107,119 acres)
- Cities own in fee 10.8% of the land within King County (160,136 acres)
- King County owns in fee 2.1% of the land within King County (31,069 acres)
- Note: acreage data is derived from the King County GIS layer "public\_lands"; all acreages are approximate
- Note: the above percentages/acreage does not include easements

### **A question was asked regarding the size of the Snoqualmie Forest conservation easement compared to the size of the City of Seattle**

Answer: the Snoqualmie Forest easement is 90,476 acres and the size of the City of Seattle is 91,775 acres, so they are essentially the same size.

### **A question was asked regarding what portion of the King County owned properties are included on the proposed charter amendment list.**

Answer: King County owns in fee a total of 31,069 acres. Of the total County owned acreage, 43% (13,370 acres) is proposed for inclusion on the charter amendment list, and 57% (17,699 acres) is not proposed for inclusion.

Of the 31,069 acres owned by King County, approximately 25,000 acres are parks/open spaces/natural lands, and the remaining approximately 6,000 acres is for other County government purposes (not including road right of way)

The County owns in fee approximately 200 parks/open spaces/natural lands and 88 of them are proposed for inclusion on the charter list and over 100 are not proposed for inclusion in the charter amendment.

Additionally, there are 6 other properties that King County owns a conservation easement on that are proposed for inclusion on the list. These easements total 136,936 acres, of which 90,476 acres is the Snoqualmie Forest.

**ACREAGE LOCATED WITHIN CITY BOUNDARIES**

	<b>acres</b>	<b>% of King County total acreage</b>
City of Seattle	91,775	6.2%
all other cities	204,454	13.8%
unincorporated	1,180,645	79.9%
King County total acreage	<u>1,476,874</u>	<u>100%</u>

*Data derived from KC GIS data layers "city\_area" & "king\_co\_area"; all acreages are approximate*

**LANDS PUBLICLY OWNED IN FEE WITHIN KING COUNTY**

(fee only; data not available for easements)

	<b>acres</b>	<b>% of King County total acreage</b>
city-owned lands	160,136	10.8%
county-owned lands	31,069	2.1%
state-owned lands	107,119	7.3%
federal-owned lands	354,454	24.0%
	<u>652,779</u>	<u>44%</u>

*Data derived from KC GIS data layer "public\_lands"; all acreages are approximate  
 County-owned lands reflect all county agencies*

**OPEN SPACE AMENDMENT (OSA) INVENTORY**

	<b>site count</b>	<b>fee acres</b>	<b>easement acres</b>	<b>site totals (fee + easement)</b>	<b>% of King County total acreage</b>	<b>% of total OSA inventory</b>
fee only	75	12,990	0	12,990	0.9%	8.6%
easement only	6	0	136,714	136,714	9.3%	91.0%
both fee & easement in one site	<u>13</u>	<u>380</u>	<u>222</u>	<u>602</u>	<u>0.0%</u>	<u>0.4%</u>
total OSA inventory	94	13,370	136,936	150,305	10.2%	100.0%

Within the Easement category the following represent the two largest easements:  
 Snoqualmie Tree Farm 90,476  
 Upper Green River Watershed Forest 45,040  
 total of these two sites 135,516

*Data derived from KC GIS data layer "park\_property"; all acreages are approximate  
 "Fee" means King County owns in fee; "Easement" means King County owns an easement, fee is in private ownership*



**King County**  
**Metropolitan King County Council**  
**Committee of the Whole**

**STAFF REPORT**

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<b>Agenda Item No.:</b>	<b>5</b>	<b>Date:</b>	<b>8 Apr 2009</b>
<b>Proposed Ordinance No.:</b>	<b>2009-0245</b>	<b>Prepared by:</b>	<b>Nick Wagner</b>

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**SUMMARY**

Proposed Ordinance 2009-0245 (Attachment 1, pp. 9-12 of these materials) would place on the November 2009 general election ballot a charter amendment recommended by the 2007-2008 King County Charter Review Commission (“CRC”). The Open Space Amendment (OSA), as it is known, would create, as an appendix to the King County Charter, a list of selected, “high conservation value” properties that are either owned by the county or subject to conservation easements or development rights held by the county. The amendment would prohibit any of the listed properties from being “conveyed, relinquished or converted to a different use than was authorized at the time of acquisition,” with certain limited exceptions. Addition of properties to the list, or removal from the list, would require an additional charter amendment. A diagram of the ordinance is provided as Attachment 2 (p. 13 of these materials) to make the ordinance easier to follow.

The CRC’s vote on the OSA was 17-2 in favor, with 2 absent. Three CRC members eventually joined in a minority report, which is discussed below at p. 4 of this staff report and is included in these materials at p. 54.

The proposed ordinance is before the committee today for a high-level briefing only. At future committee meetings, Executive staff will brief members on the particular properties that are proposed for protection under the OSA. After those briefings, Proposed Ordinance 2009-0245 will be brought back before the committee for discussion and possible action.

**BACKGROUND**

The OSA was initially presented to the CRC by County Executive Ron Sims, County Director of Environmental Sustainability Rod Brandon, and Cascade Land Conservancy President Gene Duvernoy. The Executive’s transmittal letter to the CRC (p. 67 of these materials) provides the following background regarding the county’s policy of acquiring open space properties:

King County has acquired interests in open space properties in the form of fee simple ownership, conservation easements and development rights. The primary purposes of these acquisitions are to conserve, preserve, protect or enhance natural or scenic resources, timberland devoted primarily to the growth and harvest of timber for commercial purposes, streams, rivers, wetlands or soils, beaches or tidal marshes, fish or wildlife habitat, water quality, passive

recreational opportunities, or visual quality along highway, road and street corridors for current and future generations of King County residents. Preserving open space also reduces urban sprawl, provides natural corridors in urban areas, and serves to mitigate the effects of human activities that contribute to climate change.

The problem that the OSA is intended to address, as described in a Q&A document provided to the CRC by the Executive (pp. 65-66 of these materials), is the anticipated increase in pressure to develop King County's open space properties: "The population of Central Puget Sound is expected to double to more than 7 million people over the next 100 years. Development pressure on King County land will only continue to increase, as will the demand for locally produced food, fiber, and timber." Although the properties that are proposed for protection under the OSA are already protected by restrictions in easements, deeds, or funding grants, a concern was raised about whether these restrictions were adequate to resist future efforts to develop the properties.

The OSA takes a novel approach to environmental protection. According to the Executive, "there is no known provision in a county charter that is similar to the OSA," but the Executive observes that "King County has long been a leader in innovative ways to protect the natural environment." (Executive's Q&A, p. 65 of these materials) (emphasis in original). For example, the Executive points to the county's Farmlands Preservation Program (FPP), which was established by a voter-approved initiative (Ordinance 4341) and which the Executive describes as having been "successfully operating since 1979." The Executive characterizes the FPP as "similar . . . to the OSA" in that "[t]he program permanently protects more than 13,000 acres of county farmland, and requires a public vote to remove a farm from protection." As described by the Executive, "In the 30-year history of the FPP, the protected properties have withstood all challenges and legal battles."

In his OSA Q&A (p. 66 of these materials), the Executive provides an example of how the FPP has helped the county resist increasing pressure to develop open space properties:

In 1994, Lake Washington Youth Soccer Association purchased the 112-acre Muller Farm in Redmond with full awareness of the protective covenants, but with a belief that they could find a way around them. The legal challenges went all the way to the State Supreme Court, which determined that the land must remain agricultural. The FPP's covenants were integral to the Court's decision. The farm is now slated to become a horticultural teaching facility, and the soccer association is developing fields on non-agricultural land.

## **PROPOSED ORDINANCE 2009-0245: THE "OPEN SPACE AMENDMENT"**

If placed on the ballot and approved by the voters in November 2009, Proposed Ordinance 2009-0245 would make two additions to the King County Charter:

1. A new Appendix A (pp. 15-45 of these materials), which would list 95 "high conservation value" properties within the county;<sup>1</sup> and

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<sup>1</sup> Charter section 880 would also be amended, to make it unnecessary for Appendix A to be included in published versions of the King County Code.



2. A new Section 897 (pp. 10-11 of these materials), which would call upon the county to “preserve” the properties listed in Appendix A and would prohibit, with limited exceptions, the conveyance or relinquishment of the properties or the conversion of any of those properties to a use that was not permitted when the county’s interest in the property was originally acquired.

The wording of Proposed Ordinance 2009-0245 (pp. 9-12) differs slightly from the wording proposed by the CRC (p. 50), but the differences are only technical. The intended effect of the proposed ordinance is the same as that of the version recommended by the CRC. Legal review of the proposed ordinance is not yet complete.

### **Executive’s arguments**

The Executive offers the following explanation of why a charter amendment is needed (Executive’s Q&A, p. 65 of these materials):

- a. “A Charter amendment is needed in order to add the additional protection of a majority vote of the people to conservation lands already owned by the county. The OSA would create a 2-step process for removing properties from permanent protection: 1) the Council or the people would have to initiate an amendment to remove the property, and 2) a majority of voters would have to approve the amendment.” (Emphasis in original.)
- b. “A Charter amendment provides a check to changes in county leadership, different political climates, alterations in growth management law, and other forces that could reverse current open space protections.”
- c. “Along with this high level of protection, the OSA also provides government with the flexibility to conduct normal business and confront emergency situations. It is not a total lock on the properties. The Charter could be amended in the future to remove them from Charter protection if the public so desires, or if required for the public good.”

### **Key OSA provisions**

Some of the key provisions of the OSA are:

- i. Removal of a property from protected status under the OSA would require another charter amendment, as would any additions to the list of protected properties;
- ii. The OSA would not require the county to make any new purchases of property or of rights in property—and therefore, according to the Executive, would not entail direct costs for that purpose.
- iii. The OSA would not prohibit any uses of property that were permitted when the county acquired its interest in the property.
- iv. Certain specified, exceptional uses of protected properties would not be prohibited by the OSA, even if they were not permitted when the county acquired its interest in the property.

- v. The OSA exceptions do not allow the county to exchange protected property for high conservation value property that is currently unprotected, even if the effect of such an exchange would be a net increase in the county's inventory of high conservation value properties (for example, if a developer offered the county a property having higher conservation value in exchange for a protected property, the county would not be permitted to accept the offer);

## **CRC MINORITY REPORT**

In a minority report, three CRC members opposed what they characterized as the OSA's "use [of] the King County Charter as the vehicle for regulating the use of specific parcels of real estate." (*See* Attachment 4.d, p. 54 of these materials.) They called this "a dangerous step that undermines the proper role of the charter" and suggested that it "opens the door for charter amendments based on agendas or the politics of the day, rather than defining the structure of county government."

## **COUNCIL OPTIONS**

Options available to the Council include those listed below. Possible arguments for and against each option are also listed, in no particular order; the arguments listed do not necessarily represent the views of actual supporters or opponents of the OSA.

### **1. Adopt Proposed Ordinance 2009-0245, which would place the OSA on the November 2009 general election ballot (implementing the CRC's recommendation).**

- Pro:**
- The OSA would promote conservation by creating a substantial procedural obstacle to removing certain high conservation value properties from protected status.
  - Conservation of natural resources is a basic value that is appropriate for inclusion in the county Charter and for a popular vote on whether particular properties should be protected.
  - Any measure short of a charter amendment would be insufficient to resist temporary changes in the political climate.
  - A benefit of requiring action by charter amendment is that a majority of both the Council and the voters is required, which has the effect of focusing attention on the importance of the issue to be decided, while preserving the principle of majority rule.
  - The OSA includes exceptions that retain necessary flexibility for meeting compelling countervailing needs.
  - In deciding whether to approve the list of properties in proposed Appendix A, voters would rely in part, as they often do, on the views expressed by political leaders and advocacy groups with whom the voters agree or disagree; voters would not need to become familiar with the details of every property.

- Con:**
- Protection of specific properties is not a proper use of the Charter, which should be limited to defining the structure and basic values underlying county government.
  - There are effective alternative means of protecting high conservation value properties—e.g., a charter amendment requiring a supermajority of councilmembers to create or modify a list of protected properties, as described in Option 2 below.
  - The OSA would require voters to make an all-or-nothing choice between protecting all of the properties listed in proposed Appendix A or none of them. – The outcome of such a vote might turn on the merits of including or excluding a particular property on which attention has become focused.
  - Voters will not have the time or inclination to inform themselves about each of the 95 properties in order to decide whether they should be protected. Consequently, the outcome of such a vote might be unduly influenced by whether a particular point of view is well-funded.

**2. Place on the ballot a charter amendment that would require the votes of a Council supermajority, but not a charter amendment, to place a property in protected status or to remove it from that status; the list of protected properties would not become part of the charter.**

- Pro:**
- This option would keep the scope of the Charter limited to defining the structure and basic principles of county government.
  - The Council has the time and resources to examine and assess the suitability of each property that is being proposed for extra protection—and could take legislative action tailored to fit particular properties, rather than having to provide the same protection to a large group of properties, or to none of them.
  - This option would enable a Council supermajority to allow the exchange of a protected high conservation value property for an unprotected property of even higher conservation value.
  - Voters having views about whether particular properties should be protected could communicate those views to councilmembers, rather than being limited to a single vote for or against the entire group of properties.

- Con:**
- Preservation of high conservation value properties is a basic value held by many King County residents and therefore should be enshrined in the Charter.
  - Complex issues appear on the ballot with some regularity, since even a choice between two candidates can involve complex issues; the decision that the OSA would call upon voters to make is not qualitatively different in that regard.

- Supermajority requirements seem undemocratic in allowing a minority to block action supported by the majority.

**3. Take no action.**

- Pro:**
- All the properties that would be protected by the OSA are already protected to some extent by existing restrictions, whether in deeds, easements, funding requirements, or the like.
  - The county’s existing tools for protection of high conservation value properties have produced good results so far.
  - The desire of OSA proponents to guard against the possibility of “different political climates” in the future could be viewed as a desire to enforce views that may no longer be held by a majority, which seems undemocratic.
- Con:**
- Protection of the environment is like protection of free speech, in that a majority of citizens is sometimes opposed to its application in a particular situation, which is why it is essential for environmental protection to be enshrined, like free speech, in the county’s Charter, where it cannot be overruled by ordinance alone.

**NEXT STEPS**

At the COW meetings of April 15, 22, and 29, Executive staff have been asked to brief the committee on the particular properties that are proposed for inclusion in Appendix A (or, if councilmembers have questions about them, properties that are proposed for exclusion from Appendix A). Executive staff have also indicated a willingness to brief councilmembers individually.

Proposed Ordinance 2009-0245 is tentatively scheduled for further discussion and possible action at the COW meeting of May 13.

**INVITEES**

1. Charter Review Commission members
2. Rod Brandon, Director of Environmental Sustainability, Executive Office
3. Bob Burns, Deputy Director, Department of Natural Resources and Parks (DNRP)
4. Ingrid Lundin, Project Program Manager, DNRP

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