

PORT OF OLYMPIA WATERFRONT DESTINATION DEVELOPMENT PLAN DRAFT PUBLIC OUTREACH

November 18, 2020

**Project
Introduction**

**2050 Vision
Plan**

**RV Resort /
Admin
Marina /
Other Uses**

**Public /
Private Dev.
Sites**

**Trail/ Park/
Sea Level
Rise**

**Next Steps &
Opportunity
for Input**



Rachael Jamison,
Project Manager
Planning, Public Works &
Environmental Director

EXECUTIVE DIRECTOR

PORT COMMISSIONERS

Joe Downing, District One

Bill McGregor, District Two

E.J. Zita, District Three



THOMAS ARCHITECTURE STUDIOS

Ron Thomas, AIA, President
Team Leader & Lead Designer

Amos Callender, AIA
Project Manager

ADVISORY GROUP

SELECT STAKEHOLDERS

PRIMARY CONSULTANTS



MAKERS ARCHITECTURE

John Owen, AIA
Waterfront & Urban Design



SITWORKS

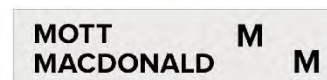
John Payne, ASLA, PLA, ISA
Landscape Architecture



SCJ ALLIANCE

Bob Connolly, PE
Civil Engineer

RESOURCE CONSULTANTS



MOTT MACDONALD

Abigail Mitchel, PE
Ports & Coastal Engineer

		YEAR MONTH WEEK	2020								2021			
			Sep		Oct		Nov		Dec		Jan		Feb	
			3-4	1-2	3-4	1-2	3-4	1-2	3-4	1-2	3-4	1-2	3-4	
INFORMATION GATHERING & STAKEHOLDER OUTREACH	1. Information Gathering & Stakeholder Outreach													
	Gather Existing Documents & Review with Port Staff													
	Vision 2050 Plan: Review with Port Staff													
	Admin/Marina Office Building: Review Work to-Date													
	RV Resort: Review Work to-Date													
	Hotel Feasibility Studies: Review Work to-Date													
	Summary of Olympia Comp. Plan & Land Use Code													
	Tour Site with Port Staff													
	Help Port in identifying Stakeholder Steering Committee													
	Base map & model for Destination Development Plan													
	Internal (Port staff) Stakeholder Meetings (6)													
	Stakeholder Steering Committee Meetings (6)													
	Squaxin Tribe Outreach Meetings (3)													
	Public Outreach Meetings (3)													
	Port of Olympia Project Website Updates													
DEVELOPMENT PLAN (60%)	2. Base Drawings for Destination Development Plan (60%)													
	Potential development parcels shown on plan													
	Public Park opportunities & esplanade improvements													
	Sea Level Rise study info incorporated													
	Connectivity: Linkage Opportunities to Downtown Oly													
	District-wide sustainability goals identified													
	Downtown Strategy input incorporated													
	Presentation documents for Public Outreach #1													
	Document all public feedback from Outreach #1													
DEVELOPMENT PLAN (90%)	3. Updates to Destination Development Plan (90%)													
	Incorporate all feedback to-date into updated plan													
	Update district-wide sustainability options													
	Identify and document infrastructure improvements													
	Update response to sea level rise													
	Update plans & massing model													
	Enlarged plans of key elements													
	Updated documents for Public Outreach #2													
	Document all public feedback from Outreach #2													
FINAL PLAN (100%)	4. Final Development Plan (100%) & Presentation													
	Incorporate all feedback to-date into final plan													
	Present final development plan to Stakeholders													
	Present final development plan at Outreach #3													
	Present final development plan to Commissioners													

○ = Public & Stakeholder

Outreach meetings

Advisory Board Meetings:

Oct. 14 | Nov. 10 | Dec. 8 |

Jan. 13 | Feb. 8

Select Stakeholder Meetings:

Nov. 12

Public Outreach Meetings:

Nov. 18 | Dec. 16 | Jan. 20

Final Presentation:

Monday Feb. 8th @ 5:30pm

INCREASING IMPACT ON THE DECISION					
	INFORM	CONSULT	INVOLVE	COLLABORATE	EMPOWER
PUBLIC PARTICIPATION GOAL	To provide the public with balanced and objective information to assist them in understanding the problem, alternatives, opportunities and/or solutions.	To obtain public feedback on analysis, alternatives and/or decisions.	To work directly with the public throughout the process to ensure that public concerns and aspirations are consistently understood and considered.	To partner with the public in each aspect of the decision including the development of alternatives and the identification of the preferred solution.	To place final decision making in the hands of the public.
PROMISE TO THE PUBLIC	We will keep you informed.	We will keep you informed, listen to and acknowledge concerns and aspirations, and provide feedback on how public input influenced the decision. We will seek your feedback on drafts and proposals.	We will work with you to ensure that your concerns and aspirations are directly reflected in the alternatives developed and provide feedback on how public input influenced the decision.	We will work together with you to formulate solutions and incorporate your advice and recommendations into the decisions to the maximum extent possible.	We will implement what you decide.



A COMMUNITY-INFORMED PLAN FOR OUR FUTURE

Port Vision 2050 Action Plan

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Vision Focus Areas

The Vision 2050 Task Force reviewed and organized input under three primary focus areas, including:

- 1. Marine Terminal, Waterfront and Community Assets
- 2. Business Development, Infrastructure and Real Estate
- 3. Sustainability, Administration, Communications and Engagement



Build community awareness and support



Align Port investment and policy with community priorities



Strengthen partnerships



Establish a shared-vision for Port focus and impact

Focus Area: Marine Terminal, Waterfront and Community Assets

Goal: Preserve and enhance Thurston County's working waterfront and connection to global trade by diversifying Marine Terminal operations, improving communication and securing community support.

- Make physical layout **more welcoming** around Marine terminal
- Add amenities and **access to water** along peninsula
- **Enhance Connection between Swantown and core downtown area**
- **Add amenities** to Port Plaza and Market District



Focus Area: Business Development, Infrastructure and Real Estate

Goal: Leverage the Port's unique statutory authority to catalyze economic opportunities in partnership with local jurisdictions and economic development organizations.

- Create **Business and economic development plan** with defined priorities
- Support and invest in **regional economic development activities**
- Create & support **small and emerging businesses**



Destination Waterfront						
Goal: Turn the Port Peninsula into a premier destination by adding attractions, increasing accessibility and maintaining a clean and safe environment.				Community Priority Level		
#	Action Key Words	Complete Action	Task Force Notes	1	2	3
12	Work with City of Olympia to create more welcoming environment downtown	Collaborate with the City of Olympia and other partners on strategies to maintain a welcoming environment throughout downtown and the Port Peninsula.	i.e. homelessness, buildings, etc.	✓		
13	Add amenities to Port Plaza and Market District	Add public restrooms, refuse and recycling containers, educational and interpretive displays and other amenities that enhance Port Plaza and the Market District.		✓		
14	Establish task force to develop waterfront destination opportunities	Establish a waterfront Task Force to explore options and develop a marina-based destination concept that offers first-rate shopping and dining, recreation, public art and gathering places while ensuring connectivity with the existing downtown core.			✓	
15	Complete market study for sight-seeing boat tours	Complete a market analysis and seek vendors to offer seasonal recreational, sight-seeing boat tours.			✓	
16	Create waterfront event and destination guide	Create a waterfront destination guide (print/online) that lists activities, amenities and access points in collaboration with ODA and Experience Olympia & Beyond.			✓	
17	Work with City of Olympia on parking and access strategies downtown	Collaborate with the City of Olympia on parking and access strategies to better-accommodate destination visitors.			✓	
18	Attract another anchor tenant to port peninsula	Either separate from or in conjunction with the action above, attract another anchor destination tenant to the Port Peninsula.				✓



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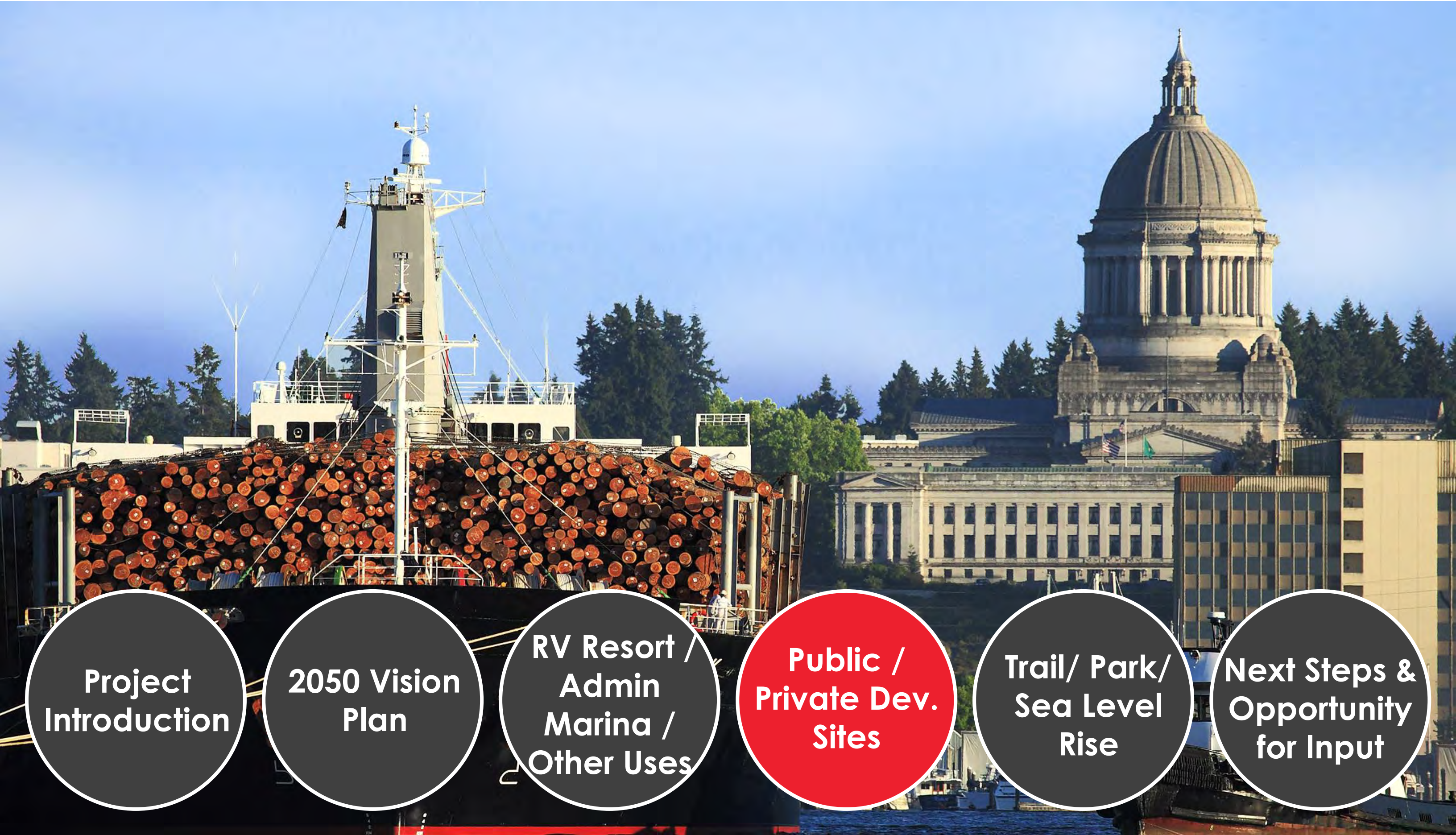




Public Parking / Boat Trailer Parking / Dry Boat Storage







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Potential Development Sites



- Mixed Use (residential over commercial/retail)
- Parking
- Restaurants
- Retail
- Kayak Rental
- Event Venue Space









Potential Development Sites





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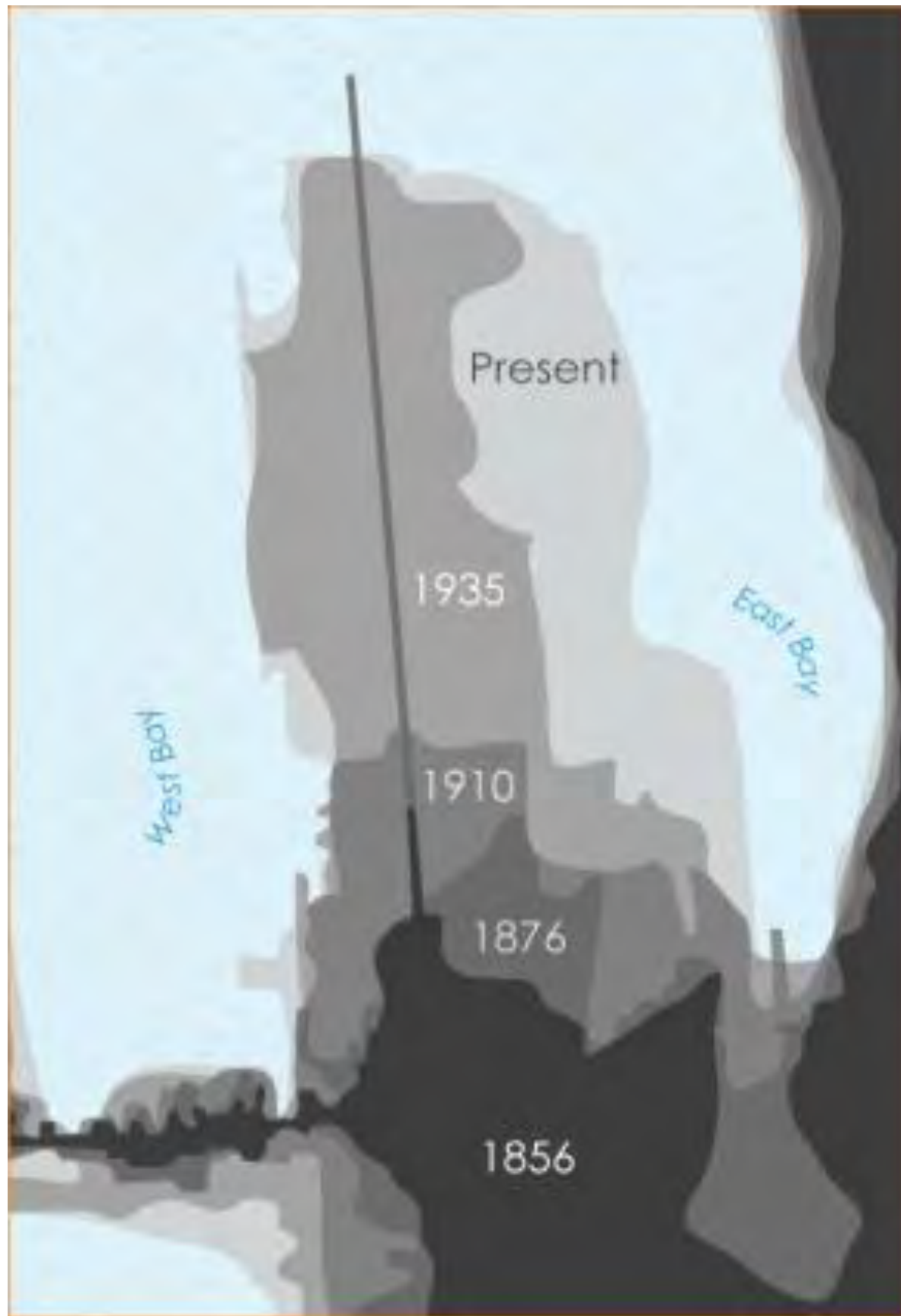
East Bay Trail & NorthPoint Park

The East Bay Trail is 1.2 miles in length and runs from Olympia/Marine Drive all the way to KGY Radio station. This trail offers views of the Puget Sound, benches and tables to rest and pocket parks to gather. The Trail ends at a park that has benches, tables and the best views in Olympia and looks over the site of the two canoe landings (Squaxin 2012, Nisqually 2016)



- 1.2 Mile Trail from Olympia/ Marine Drive to KGY Radio Station
- Crushed gravel Path
- Terminates at Park with Benches and Tables
- New Signage & Kiosks to be installed along trail
- Potential for telling the story of the Squaxin Island Tribe





Raised Streets



Raised Landscaping



Flood Walls



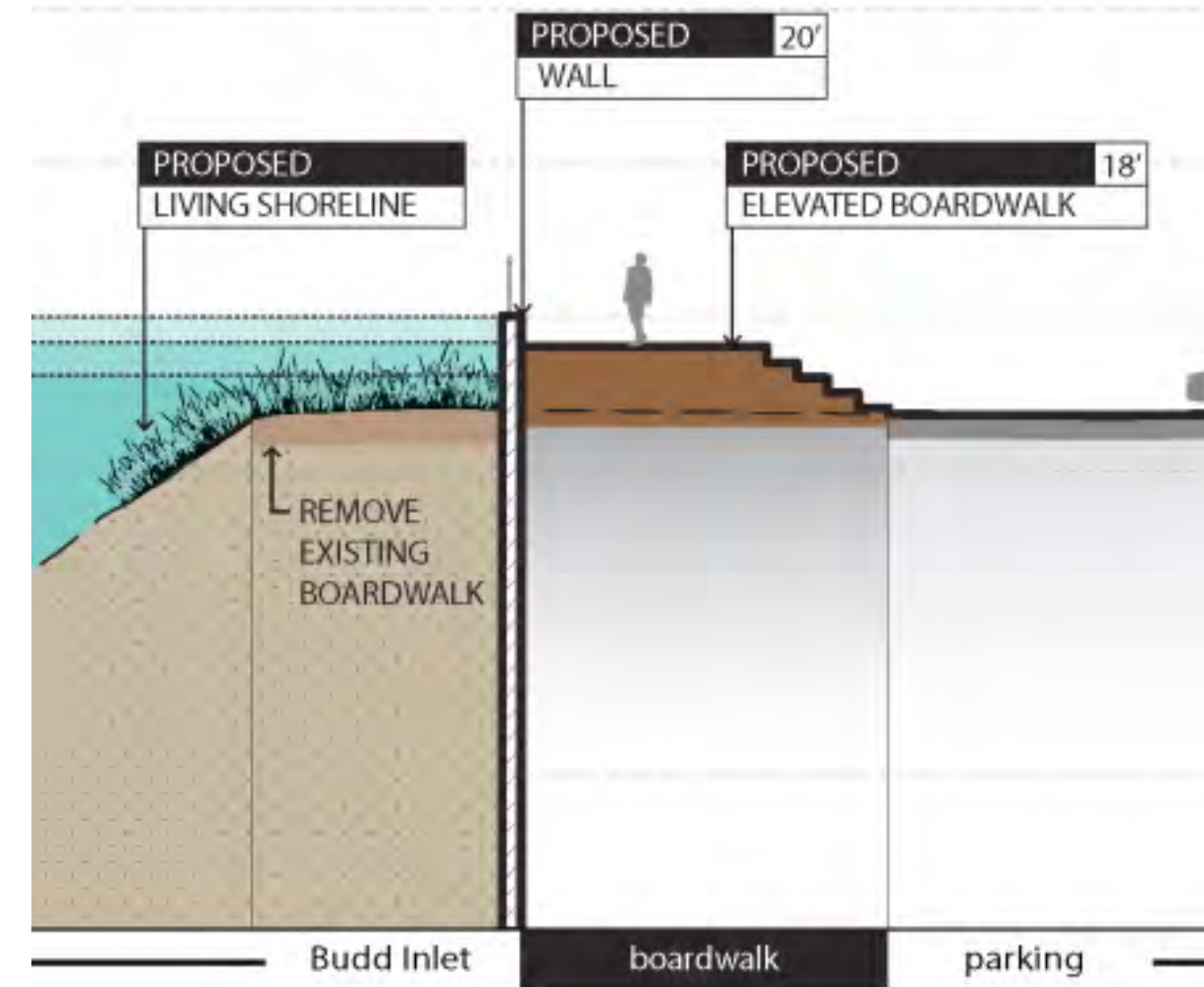
Raised Buildings



Living Shorelines



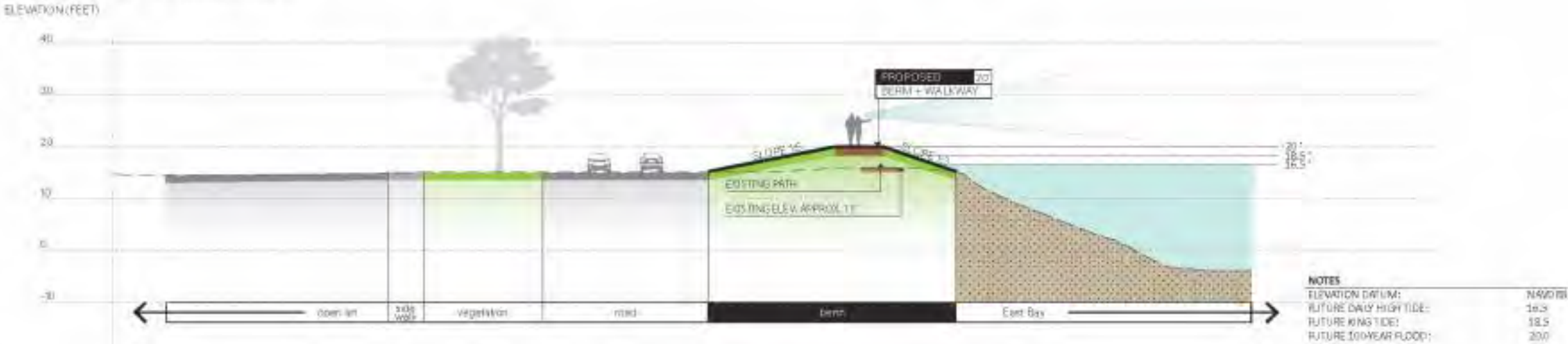
Temporary



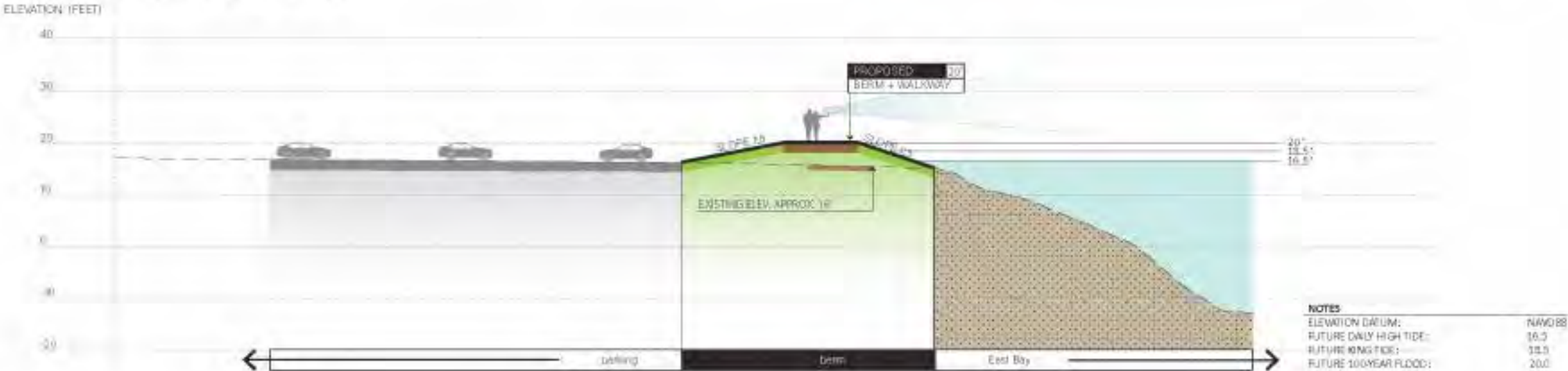
EAST BAY LONG TERM SOLUTION FOR 68" OF SLR ELEVATE PATH

This strategy would elevate the Billy Frank Jr. trail to raise it above future flood elevations and shift it inland to protect it from shoreline erosion. The elevated path would protect inland areas of Olympia, including the Budd Inlet Treatment Plant, from flooding.

MARINE DRIVE PERSPECTIVE



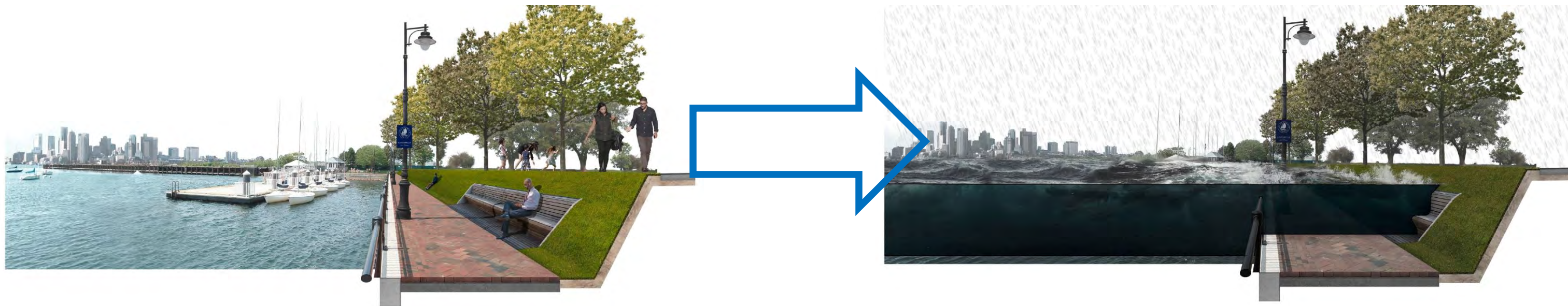
SWANTOWN MARINA PERSPECTIVE



SEA LEVEL RISE MEASURES



SEA LEVEL RISE MEASURES





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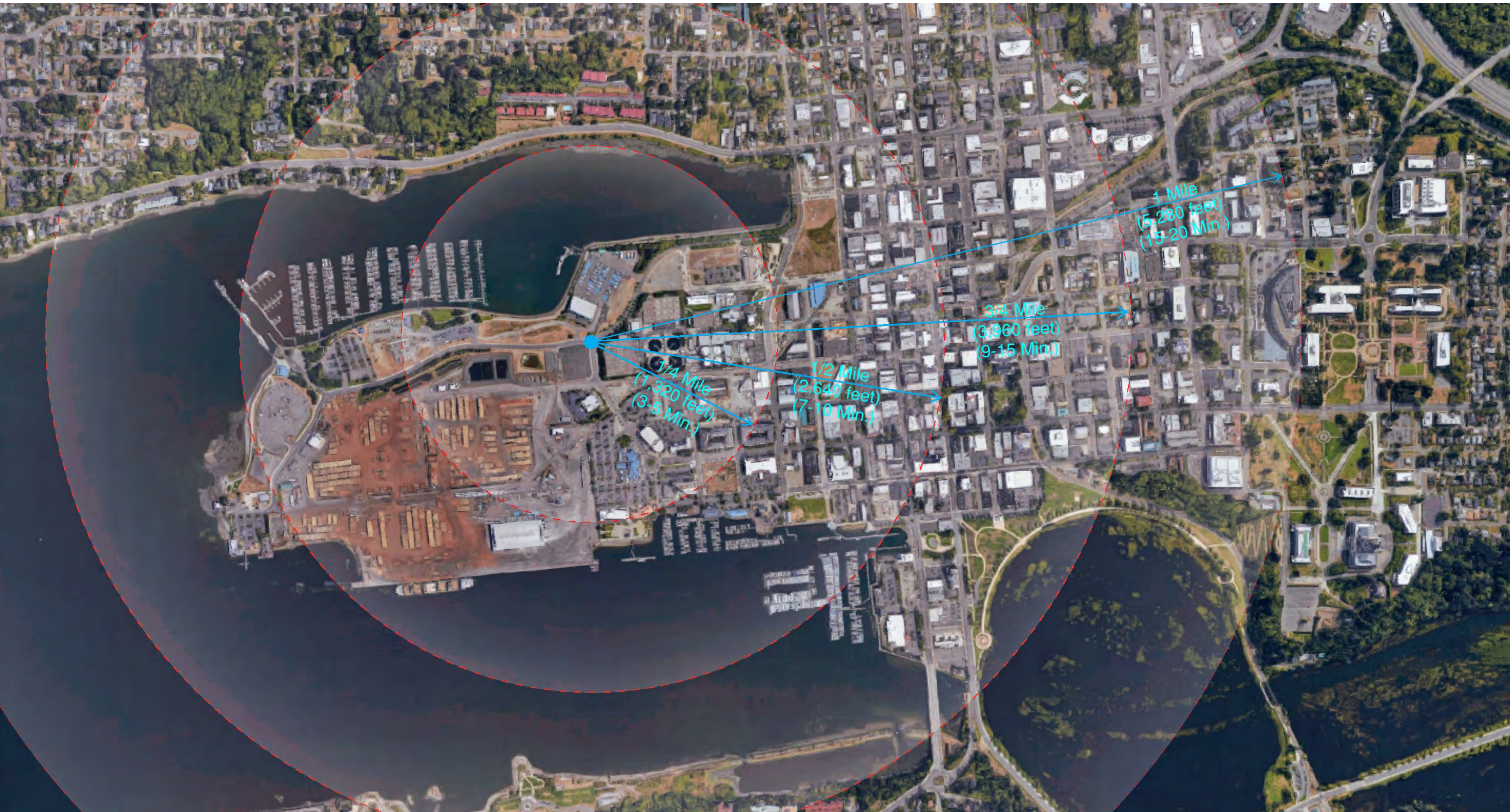


















Port of Olympia Waterfront Destination Development Plan

Opportunity for Public Feedback

ADVISORY GROUP MEETING #3 –

Tuesday December 8th 10am

SECOND PUBLIC OUTREACH

Wednesday December 16th 5:30pm

ADVISORY GROUP MEETING #4 –

Tuesday January 13th 10am

THIRD PUBLIC OUTREACH

Wednesday January 20th 5:30pm

FINAL PRESENTATION

Monday February 8th 5:30pm

