

Regular Meeting
Board of Trustees of the Center for Spiritual Living
July 28, 2009 6:30 P.M.

Present: Keith Jefferson; Ray Rebello; Kathianne Lewis, D.D.; Denise McDonald, RScP;
Freddie Barrett; Diann Durbin, RScP; Alinda Page; Cindy Garfein
Absent: Hajara Rahim, RScP;
Non-voting Raylene Ewing, RScP, Recording Secretary; Paul Ramey; Bruce Strasser; Mykal
Attendees: Amare, RScP; Laurie Sorenson, RScP; Elaine Marklund, RScP, Practitioner to the
Board; Carmin Kessler, RScP; Tom Fawthrop, Project Manager, Seattle Public
Utilities; Cindy Clay; Audrey Hansen, Manager, Seattle Public Utilities.

6:32 P.M. Keith Jefferson called the meeting to order. Elaine Marklund, RScP, gave the opening prayer.

Minutes and Reports

Monthly Minutes from May 26, 2009 1:30 PM

Freddie Barrett asked that she be shown as being present

Bob Calkins' name was corrected to the proper spelling

Denise McDonald moved to approve the minutes as amended; Freddie Barrett seconded; motion passed

New Members

Denise McDonald moved that we accept new members as listed on page 35 of board packet; Ray Rebello seconded; motion carried

Further regular business was tabled to allow time for a presentation from the City of Seattle

Special Presentation

Tom Fawthrop and Audrey Hansen from City of Seattle made a presentation regarding the Combined Sewer Overflow Project (CSO Project)

Overview of the CSO Project

(Aerial photos of the Windermere CSO Project were shared around the table.) Storage areas were created to collect overflow to Lake Washington, for cleaner bodies of water. The water is shipped to West Point Treatment Plant for processing. Mr. Fawthrop's responsibility is to reduce the quantity of human waste that goes into Lake Washington at Windermere.

The city is building more storage areas, and a 2.025 million gallon tank is needed to maintain proper overflow containment. The initial five sites were narrowed to two: Burke-Gilman Trail, and Center for

Spiritual Living - Seattle. City representatives met with Center for Spiritual Living Board of Trustee representatives twice and held a neighborhood meeting. They then narrowed the choice down to Center for Spiritual Living. In a public meeting in September, Center for Spiritual Living will be recommended as the preferred site.

Selection Process

Cindy Clay asked Mr. Fawthrop to explain the selection process: Engineering, cost, technology, social values (how does it fit in to the neighborhood), environmental (does it affect the wetlands). A chart is created and sites are voted on. Mr. Fawthrop is willing to give a presentation on this at a later time. Deciding factors included: cost at Center for Spiritual Living is \$26 million, whereas cost at Burke-Gilman is \$36 million. Furthermore, using Burke-Gilman would require the removal of trees and the use of Agent Orange, the construction of tunnels and the displacement of 3,000 trail users daily. It would take 25 years to regrow the tree canopy.

Time Line

The project would commence in 2012 and take two years to complete, being finished in 2014. There is the option of running two crews, which would decrease the construction time but increase the cost.

Impact on Parking

Construction will displace 120 parking spots and create an obstruction between the Archives Building and Center for Spiritual Living. We will be given 120 parking spots at Magnuson Park and provided shuttle service for services and special events. All 120 parking places will be rebuilt after construction, however the lot may not be reconstructed exactly the same way it is now. Mr. Fawthrop concedes that 8 stalls are still wanting in the current rebuilding plans. Mr. Fawthrop asked us to put the issue of Center for Spiritual Living/Archives egress to him formally before he will address it. The question was posed: Can we use the 170 parking spots being created for the construction team(s).

Impact on Property Potential and Value

Having the storage tank on Center for Spiritual Living property means we cannot develop the property for a parking garage, school or nursing home, all of which have been under consideration as future phases of church growth. It also means potential buyers cannot develop large structures there, which decreases the sales value. Paul Ramey asked if the City could build pilings into the tank area for a future garage. Mr. Fawthrop said, "Anything is possible; we haven't turned the spade yet."

Noise and Odor Control

Mr. Fawthrop assures Center for Spiritual Living that the odor control will be of the highest and best technology available, and that all emergencies have historically been managed in under 24 hours. He further reminds us that if a weather emergency of that level were to strike, Center for Spiritual Living would not be occupied. Mr. Fawthrop suggested that after construction, noise would be a non-issue.

Hard and Soft Compensation

Ms. Hansen said that a check will be issued as soon as settlement is reached. Her appraiser proffered estimates for the temporary construction easement and for the permanent easement.

Mr. Fawthrop asked for our “wish list” of soft compensation by September when he goes before the City Asset Management Committee. Mr. Fawthrop asks that some board representatives be given authority to work with him on the “wish list” before the City Asset Management Committee meeting. He believes much of what will be on our wish list has already been considered in the setting of the expected cost.

Mutually Beneficial Intentions

Center for Spiritual Living and City of Seattle both want Lake Washington to be clean and safe. Center for Spiritual Living and City of Seattle both want the church to continue to thrive. Center for Spiritual Living would like to be supported in the arena of public relations as we partner with City of Seattle for clean and safe water, and Mr. Fawthrop agreed that is reasonable.

Outstanding Issues

Center for Spiritual Living may need an adjustment to the Master Use Permit; Mr. Fawthrop says there is “understanding” around our situation and we can expect to be helped as much as people can within the range of fulfilling their responsibilities.

The use restriction and L3 zoning affect the “highest and best use” upon which the appraisal is based. Center for Spiritual Living will talk to Seattle Foundation regarding the use restriction.

Consideration of whether to allow the easements to be acquired through eminent domain should be explored thoroughly.

Closed Session

The board went into closed session to discuss the issues raised by Seattle Public Utilities.

9:30 P.M. Keith Jefferson adjourned the meeting. Elaine Marklund, RScP, gave the closing prayer. Next meeting to be held Tuesday, August 25th, at 6:30 P.M. in Acorn.