



## MEETING MINUTES

### Conservation Land Bank Commission Meeting September 16, 2022 Virtual Microsoft Teams Meeting

**Commission Members in Attendance:**

Jim Skoog, District 1, position 1

Sandi Friel, District 2, position 2

Miles Becker, District 3, position 3

Mike Pickett, at large, position 5

David Meiland, at large, position 6

Christa Campbell, at large, position 7

**Commission Members Absent:** Brian Wiese, at large, position 4

**Land Bank Staff in Attendance:** Shauna Barrows, Charlie Behnke, Lincoln Bormann, Peter Guillozet, Eliza Habegger, Erin Halcomb, Doug McCutchen, Aaron Rock, Jacob Wagner, Amanda Wedow

**Land Bank Staff Absent:** Tanja Williamson

**County Council Liaison:** Christine Minney

**County Administrator:** Mike Thomas

**Public in Attendance:** 3 individuals over the course of the meeting.

Topic	Key Discussion Points & Agreements
<b>Call to Order</b> 8:42 am	Chair, Sandi Friel, called the meeting to order.
<b>Public Comment</b> 8:42 am	None
<b>Adoption of Minutes</b> 8:43 am	The draft August 19, 2022, minutes were reviewed. There were corrections. Minutes were approved.
<b>Chair and Commissioner's Report</b> 8:46 am	Jim Skoog stated the <a href="#">Climate and Sustainability Advisory Committee</a> meeting in October will include liaisons. He noted the committee is trying to get climate change language into the Comprehensive Plan. Sandi asked if Jim had met with Mike Pickett regarding transitioning of finance officer duties. Jim said yes, he, Lincoln, Aaron,

<p><b>Chair and Commissioner's Report continued</b></p>	<p>and Mike met the week prior and went over big picture items to start. They'll plan a couple more meetings to complete the transition.</p>
<p><b>Partner Update – San Juan Preservation Trust (SJPT)</b> 8:50 am</p>	<p>Conservation Director, Vickie Edwards, reported SJPT is excited to team up with the Land Bank for the September 24 North Shore Property Open House Celebration.</p>
<p><b>Council Liaison</b> 8:53 am</p>	<p>Christine Minney was not available; County Administrator, Mike Thomas, reported the big public works project at Prune Alley was completed a couple weeks earlier. The draft Comprehensive Plan (Comp Plan) is currently in review with County Council; Mike expects the review to go through at least November. He noted a lot of federal infrastructure money has come available in the last couple months. County is working towards applying for some of that money to augment county funds for roads and trails. Sandi noted the public often asks the Land Bank about road ends and shoreline access and the ability to be able to park a few cars in the public right of way. Mike replied the county has looked at the issue in the past and is willing to revisit if needed.</p>
<p><b>Director's Report</b> 9:00 am</p> <p>San Juan Island</p> <p>Lopez Island</p>	<p>Lincoln reminded commissioners of the three vacancies coming up at the end of the year. One for San Juan, one for Lopez, and one at large. He noted incoming Lopez Council Member, Jane Fuller, visited the week prior to learn about the Land Bank and toured a couple preserves. Sandi asked about ads. Tanja reported yes, ads are up on local online media and the Land Bank news section; print ads will in all three papers in October.</p> <p><b>Hauschka Property (Prohaska) – Background:</b> 40-acre parcel adjacent to Mount Grant Preserve and the Town of Friday Harbor's Trout Lake property. <b>Current:</b> Lincoln reported still in a "wait and see" period due to the lawsuit the neighbor to the south filed against Public Works and the Hauschka's regarding the validity of access via Prohaska Road.</p> <p>Lincoln reported on efforts to create alternative funding for the Watmough Preserve Addition (Higgins property). Erin Halcomb submitted a \$500k grant request to the Salmon Recovery Funding Board (SRFB). Lincoln expects an announcement from SRFB next week confirming in the money for that one. Lincoln gave a presentation to the Aquatic Lands Enhancement Account (ALEA) for a \$1M grant request. Our project ranked 2 out of 10 – very promising – although nothing is confirmed until legislature meets and sets the budget next year. He expects to know for sure around March/April 2023. Lincoln noted the receiving the grant money also means the Commission will have to decide what to do in terms of keeping the property or reselling it to the Bureau of Land Management (BLM). He said accepting the grant funding almost certainly devalues the property, therefore the BLM buying at market value would be off the table. There was discussion regarding grant funding requirements and possible infrastructure usage.</p>

<p><b>Director’s Report continued</b></p>	<p>Lincoln has an upcoming meeting with County Budget Committee (Milene Henley, Natasha <u>Warmenhoven</u>, Molly Foote, Mike Thomas, Mark Tompkins) to talk about long-term stewardship funding.</p> <p>County Parks and Fair Director, Brandon Cadwell, and County Communication Coordinator, Erin Wygant, are heading up the Parks, Trails, and Natural Areas Plan update. They have renamed it Recreation, Open Space, and Stewardship Plan. (ROSS) Lincoln reported the committee has been meeting weekly with Cascadia Consulting Group and are working on a draft plan to get out to the community for public comment by mid-October. The committee is incorporating <a href="#">recent public surveys</a> results completed by Confluence Research and Consulting in their decision making. There was discussion over how the various updated plans may affect Land Bank Commission decisions.</p>
<p><b>Stewardship Report</b> 9:12 am</p> <p>Orcas Island</p> <p>Coffelt Farm Lease Update</p> <p>Public Comment and Responses Draft</p> <p>Turtleback Mountain Preserve Stewardship and Management Plan (SMP)</p>	<p>Charlie Behnke noted the draft lease has made its rounds between the Lums and staff and is supported by both. Commissioners didn’t receive draft; Charlie will circulate via email for comment. If significant comments or substantive changes are needed, these will be discussed at the October meeting. Charlie noted he met with new San Juan Islands Conservation District (SJICD) staff member, Pauline Chiquet, who is helping with farm planning, along with the Lums.</p> <p>Peter and Erin answered questions and went over summary of public comments and responses for Draft Turtleback Mountain Preserve SMP. Peter noted a few minor tweaks made to the SMP based on comments. Peter would like approval from the Commission. Commissioners will take one last look and put on October agenda for approval. Once approved, the SMP will be incorporated into the next budget.</p>
<p><b>Outreach and Volunteer Report</b> 9:23 am</p>	<p>Tanja reported on upcoming events: September 24<sup>th</sup> Open House Celebration at North Shore Property; Orca Recovery Day planning; September 30<sup>th</sup> Tour on Mount Grant Preserve for Landscape Scale Restoration Tour. Amanda hosted a bird watching walk at The Spit at Fisherman Bay Preserve, with great attendance. She noted there will be one walk a month through the end of the year at the Watmough addition property.</p> <p>Mike P. suggested inviting local organizations to “meet and greets” on Preserves. Sandi suggested adding schools as well. There was discussion about logistics for the September 24<sup>th</sup> North Shore Open House.</p> <p>Sandi added need to start planning for Fall Community Conversation and Jim added need for annual retreat planning and how to incorporate new commissioners. There was discussion about possible dates and topics for annual retreat, such as: the Land Bank’s collective big dream/goal for the overall resiliency of the islands and the bioregion; wetland mitigation; transfer of development rights; what other outreach in preparation for outside renewal committee.</p> <p>There was discussion regarding Land Bank outreach and how it melds with new County Communications Policy as well as communication between Commission and County Council. Sandi shared that Mike Thomas reviewed her draft flowchart of the acquisition process; she will add edits and provide a copy for October meeting.</p>

<b>Future Agenda Items Discussion</b> 10:06 am	No new items added
<b>Meeting Adjourned</b> 10:07 am	Chair, Sandi Friel, adjourned the meeting.
<b>NEXT MEETING</b>	The next LBC meeting is scheduled to take place October 20, 2022.