



CITY OF
TUMWATER

**TUMWATER METROPOLITAN PARK DISTRICT
MEETING AGENDA**

**Online via Zoom and In Person at
Tumwater City Hall, Council Chambers,
555 Israel Rd. SW, Tumwater, WA 98501**

**Tuesday, November 18, 2025
5:30 PM**

1. Call to Order
2. Roll Call
3. Approval of Minutes: Tumwater Metropolitan Park District, November 19, 2024
4. Selection of Officers of the Board (Executive Department)
5. TMPD Accomplishments and Pending Projects Update (Parks & Recreation Department)
6. Public Hearing
 - a. Resolution No. R TMPD 2025-001, Ad Valorem for Regular Property Taxes for the Fiscal Year 2026 (Finance Department)
7. Adjourn

Hybrid Meeting Information

The public are welcome to attend in person, by telephone or online via Zoom.

Watch Online

<http://www.zoom.com/join> and enter the Webinar ID 890 7978 1577 and Passcode 290564.

Listen by Telephone

Call (253) 215-8782, listen for the prompts and enter the Webinar ID 890 7978 1577 and Passcode 290564.

Public Comment

The public may submit comments by sending an email to council@ci.tumwater.wa.us, no later than 4:00 p.m. the day of the meeting. Comments are submitted directly to the Committee members and will not be read individually into the record of the meeting.

Public and Written Comment for the Public Hearing

Attend in person to give public comment at the public hearing or register by 5:15 p.m. the day of the meeting to provide public comment on the public hearing using the web-based meeting platform:
https://us02web.zoom.us/webinar/register/WN_GhqD7AgoQsOzcL3fq1g-Kg

Post Meeting

Video of this meeting will be recorded and posted on our City Meeting page: <https://tumwater-wa.municodemeetings.com>.

Accommodations

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MINUTES OF HYBRID MEETING
November 19, 2024 Page 1**

CONVENE: 5:30 p.m.

PRESENT: President Kelly Von Holtz and Boardmembers Michael Althausen, Joan Cathey, Peter Agabi, Angela Jefferson, and Eileen Swarthout.

Excused: Boardmember Leatta Dahlhoff.

Staff: City Administrator Lisa Parks, City Attorney Karen Kirkpatrick, Finance Director Troy Niemeyer, Parks and Recreation Director Chuck Denney, Assistant Finance Director Shelly Carter, and City Clerk Melody Valiant.

**APPROVAL OF
MINUTES:
TUMWATER
METROPOLITAN
PARK DISTRICT,
OCTOBER 17, 2023:**

MOTION: **Boardmember Cathey moved, seconded by Boardmember Von Holtz, to approve the minutes of October 17, 2023 as published. A voice vote approved the motion unanimously.**

**SELECTION OF
OFFICERS OF THE
BOARD:**

City Administrator Parks reported that each year the Board is required to elect officers according to the bylaws adopted by Resolution No. 2019-001. By statute, the Finance Director is designated as the Treasurer of the Tumwater Metropolitan Park District (TMPD). The proposed action is for the election of the President and Vice President.

City Administrator Parks invited nominations for President of the Board.

Boardmember Swarthout nominated Kelly Von Holtz to serve as President of the TMPD.

No other nominations were offered for the position of President.

MOTION: **By unanimous affirmation, Boardmember Von Holtz was elected to serve as President of the TMPD. A voice vote approved the motion unanimously.**

President Von Holtz invited nominations for Vice Chair of the TMPD.

Boardmember Cathey nominated Eileen Swarthout to serve as Vice President of the TMPD.

No other nominations were offered.

MOTION: **By unanimous affirmation, Boardmember Swarthout was elected to**

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serve as serve as Vice President of the TMPD. A voice vote approved the motion unanimously.

**INTERLOCAL DATA
SHARE AGREEMENT
WITH THE STATE
AUDITOR'S OFFICE:**

Director Niemeyer reported that several years ago the State Auditor's Office experienced a data breach. As a result, the State Legislature requires the State Auditor's Office to execute a data share agreement with each local government entity audited by the Office of the Auditor. The proposal is for renewal of the data share agreement.

MOTION:

Boardmember Althausser moved, seconded by Boardmember Jefferson, to Authorize the Board Chair to sign the Data Share Agreement with the State Auditor's Office (SAO) for the audit of fiscal year 2023. A voice vote approved the motion unanimously.

**AUDIT
ENGAGEMENT
LETTER WITH THE
STATE AUDITOR'S
OFFICE:**

Director Niemeyer reported the Audit Engagement Letter is provided to the City defining the roles and responsibilities of the City/TMPD and the Auditor during an audit with an estimate of the audit costs. The letter is issued each year and requires approval by the Board.

MOTION:

Councilmember Swarthout moved, seconded by Councilmember Jefferson, to approve the Board Chair and Assistant Finance Director to sign the Engagement Letter with the State Auditor's Office (SAO) for the audit of fiscal years 2022 and 2023, as has already been done for the purpose of starting the audit on time. A voice vote approved the motion unanimously.

PUBLIC HEARING:

**RESOLUTION NO.
TMPD 2024-001, AD
VALOREM FOR
REGULAR
PROPERTY TAXES
FOR THE FISCAL
YEAR 2025:**

Assistant Director Carter presented the resolution for the 2025 property tax levy for the TMPD. The TMPD is required each year to approve a resolution by November 30. Thurston County provides reassessed values on all existing properties, new construction, and any annexations. The estimates are used to compute the annual property tax levy amount. Based on the list of completed and future projects, property tax serves as an important revenue source to support those projects. The TMPD is allowed by law to increase the levy each year either by 1% or by the Implicit Price Deflator (IPD), whichever is less. Typically, the IPD is higher. This year the IPD is 2.5%.

Additionally, when the TMPD was established, the voters approved capping the rate per \$1,000 of assessed value to \$0.75 with the exception that during the first five years, the rate would be \$0.45 per \$1,000 of assessed value. Next year will be the first year to increase the rate to the cap rate of \$0.75 per \$1,000 of assessed value. During the first year, the reduced rate resulted in banked capacity of \$1.17 million. The proposal includes using that banked capacity. The proposed resolution sets the amount of the property levy as the amount provided by Thurston County

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with an additional 1% over the 2024 levy plus the banked capacity.

The proposed estimate for the property tax levy totals \$2.1 million with the 1% increase equating to an additional \$32,501 in property tax revenue for 2025. After adding banked capacity, the total increase is \$1.2 million. New construction estimated value in 2024 is \$98.66 million providing an additional \$32,501 of property tax revenue in 2025. No annexations were added last year. The combined 2025 property tax levy including the 1% increase and additional taxes from new construction is used to calculate the indirect tax rate per \$1,000 of assessed property value, estimated at \$0.49 for 2025. The resolution is necessary to establish and certify the request for the 2025 property tax levy as outlined. The statute requires TMPD to present the resolution at a public hearing. Staff requests adoption of the resolution for the property tax levy following the public hearing to certify the levy with the county by the November 30, 2024 deadline.

President Von Holtz opened and closed the public hearing at 6:41 p.m. There was no public testimony.

MOTION

Boardmember Althaus moved, seconded by Boardmember Jefferson, to Adopt Resolution No. TMPD 2024-001, a resolution relating to tax revenue of the TMPD fixing the regular property tax levy for the TMPD, for the fiscal year ending December 31, 2025. A voice vote approved the motion unanimously.

**RESOLUTION NO.
TMPD 2024-002, 2025-
2026 BIENNIAL
BUDGET PUBLIC
HEARING AND
ADOPTION:**

Director Denney reported the request is to approve Resolution No. 2024-002, to adopt the Biennial Budget for the TMPD.

The TMPD presented a specific project proposal to the voters based on feedback from the community. Voters approved increasing taxes for the next 20 years enabling the TMPD to develop a budget and a list of projects.

Staff continues to work through the project list including addressing deferred maintenance and parks. Work on parks and playground maintenance and safety continues to be an important priority. Four new neighborhood parks include a new park at the former Trails End site, the Southwest Neighborhood Park near Tumwater Middle School, Kindred Park at *The Preserve* (completed), and a new park near Black Hills High School.

The proposal included investing in the Deschutes Valley Trail combined with state and other local funds to complete the trail system, investing in community and art programs, offering new recreation programs, creating community gardens, adding positions in parks maintenance and recreation, and constructing a community center.

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Accomplishments to date include adding two positions in parks maintenance and one position in recreation. The new parks maintenance positions are focused on irrigation, repairs, and efficiencies. The new recreation employee works on programming, special events, and sponsorships.

Restrooms were installed at the Tumwater Hill Park and Barclift Park at a cost of approximately \$400,000. The restrooms were originally budgeted in 2017 at \$117,000 each. Price escalation has impacted the TMPD.

Arts programming featured the annual Christmas Tree Lighting event, Easter Egg Dash, Fourth of July Festival, Tumwater Brewfest, and painting, photography, and poetry in the parks. Two events were hosted at the Schmidt House (Summer at the Schmidt House), arts programming was included in day camps and in the Tumwater Youth Program, and the Tumwater Youth Performance Art Showcase was held with support by the Tumwater School District at the Washington Center for the Performing Arts. Staff continues efforts to establish an Arts Commission.

A community process was conducted to seek input on the design of the new park at the Trails End property and the master plan for the Southwest Neighborhood Park was updated. The community center design process has been initiated with Barker Rinker Seacat Architecture with some community stakeholder groups and community meetings. The Community Garden Program has also been launched with an initial investment of \$20,000 for a community garden at the Methodist Church off Lake Park Drive. The community is invited to participate in the program to develop a community garden available to the community.

Kindred Park at the *Preserve* opened at a cost of \$863,370 funded by the TMPD with an additional \$480,000 from park impact fees to purchase the park property.

The Trails End Master Plan was completed at a cost of approximately \$30,000. The park is located on the former horse arena site and is designed to include a playground, sports court, pickle ball court, trails, natural areas, planting areas for oak tree plantings from acorns from the Davis-Meeker oak tree, a small bike track for younger users, a restroom, and a picnic shelter. The park cost estimated in 2017 was approximately \$1 million. Following completion of the master plan, the cost is estimated to cost \$4 million to complete the park.

Similarly, a master plan was updated for the Southwest Neighborhood Park near Trosper Lake. The 17-acre site is designed to include six acres of developed park because of wetlands and buffers. Park amenities include a youth baseball field, youth soccer field, restroom, play

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structure, parking, small picnic shelter, and pathways throughout the natural areas. The cost was originally estimated to cost \$1 million. Today, the updated projection is \$3 million to construct the park.

Deferred maintenance accomplishments over the last two years included installation of speed bumps at Historical Park and Pioneer Park, installation of LED lighting at Pioneer Park and Historical Park, and new waterlines at baseball fields in Pioneer Park

Councilmember Agabi arrived at 5:53 p.m.

Other improvements included dugout repairs at Pioneer Park to protect athletes from the sun and rain, irrigation repairs at Pioneer Park, installation of a stormwater system at Historical Park (in progress in partnership with Transportation and Engineering), and turf renovations at Pioneer Park of soccer and baseball fields.

One community open house was hosted for the community center design process, as well as one steering committee meeting with another meeting planned on December 3, 2024 followed by a meeting with the City Council on January 13, 2025 to update the Council on the status of the community center design.

Upcoming projects include trail and stairway repairs at Tumwater Hill Park, completion of the upgrades to the Historical Park gazebo, replacement of the stormwater system at Pioneer Park, identification of potential park sites near Black Hills High School, acquisition of park land based on opportunities, Historic District improvements (landscaping of the two historical homes), continued expansion of the Arts Program and establishment of an Arts Commission, and completion of the community center design

Other ongoing work includes sign replacements as new City logo signs are installed, installation of fencing above Tumwater Hill Park bordering residential development, cleanup and removal of vegetation along the fence line, asphalt repairs of parking lots, tennis court resurfacing, and completion of the construction design and permitting for the Deschutes Valley Trail segment along the golf course and across the Deschutes River.

Director Denney reviewed the budget for the TMPD incorporating personnel costs, project costs (\$4.9 million), and insurance (\$10,000 annually) reflecting total expenditures of \$5,936,499.

Councilmember Cathey commented positively on the achievements of the TMPD. She has received positive feedback about the installation of the two restrooms at the two parks more than any other park amenity over the last several years. She asked about the disposition of the old

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park signs as many residents have inquired about the status of the signs once they are removed. She asked about the potential of planting more pollinator plants in new and existing parks.

Director Denney said all park signs are constructed from recycled plastic. The only new signs replaced are signs that were damaged from accidents or vandalism. It is likely staff will hang the older signs on a wall in the parks shop. Other smaller signs located within parks are constructed of aluminum and are recycled when replaced. In terms of pollinator plants, as new parks are designed or existing parks replanted or redesigned, staff adds pollinator plants.

Councilmember Cathey asked about consultant assistance for park plantings and preservation of existing vegetation and wetland areas. Director Denney replied that the City hired RW Droll Landscape Architect to assist the City in designing some park facilities. The company presents a plant list of native plants of both trees and shrubs, as well as a review of existing vegetation to retain or remove. Staff compares the recommendations to information available on plants with Transportation and Engineering staff to develop a final planting scheme.

Councilmember Cathey thanked and acknowledged Director Denney for his leadership in developing the TMPD.

President Von Holtz opened and closed the public hearing at 6:05 p.m. There was no public testimony.

MOTION:

Councilmember Swarthout moved, seconded by Councilmember Jefferson, to approve Resolution 2024-002 to adopt the biennial budget for the Tumwater Metropolitan Park District, for the fiscal period beginning January 1, 2025 and ending December 31, 2026. A voice vote approved the motion unanimously.

OTHER BUSINESS:

President Von Holtz thanked Boardmember Cathey for her leadership as President during 2024.

ADJOURNMENT:

With there being no further business, President Von Holtz adjourned the meeting at 6:07 p.m.

Prepared by Valerie L. Gow, Recording Secretary/President
Puget Sound Meeting Services, psmsoly@earthlink.net

TO: Tumwater Metropolitan Park District
FROM: Lisa Parks, City Administrator
DATE: November 18, 2025
SUBJECT: Selection of Officers of the Board

1) Recommended Action:

Select a President and Vice President of the Tumwater Metropolitan Park District Board.

2) Background:

The Tumwater Metropolitan Park District Resolution No. 2019-001 adopts By-Laws, including Section 4.2 Election, Qualifications and Terms of Office, which requires a President and Vice President be elected by the TMPD Board from among its members. Pursuant to RCW 35.61.180, the TMPD Board designates the City of Tumwater Finance Director to serve as the TMPD's Treasurer. Except for the Treasurer, the officers shall be elected by the TMPD Board at the first regular meeting each year, for a one-year term, and each officer shall hold the office until his or her successor is elected. Officers may, at the discretion of the TMPD Board, hold their respective offices for successive terms.

3) Policy Support:

Strategic Priorities and Goals 2021 – 2026:
Build a Community Recognized for Quality, Compassion and Humanity

- Implement Metropolitan Park District

4) Alternatives:

None.

5) Fiscal Notes:

There is no cost associated with the selection of Officers of the Tumwater Metropolitan Park District Board.

6) Attachments:

A. Resolution No. TMPD 2019-001

RESOLUTION NO. TMPD 2019-001

A RESOLUTION of the Tumwater Metropolitan Park District adopting Bylaws.

WHEREAS, on November 27, 2018, Thurston County certified voter approval of the Tumwater Metropolitan Park District (the "TMPD"), a district with boundaries coterminous with the boundaries of the City of Tumwater, with the Tumwater City Council serving as the ex officio board of park commissioners (the "TMPD Board"); and

WHEREAS, the TMPD is a metropolitan park district authorized under Chapter 35.61 RCW with statutory powers to acquire, maintain, operate and improve parks, trails, recreational facilities, and programs; and

WHEREAS, at this first meeting of the TMPD, the TMPD Board wishes to adopt Bylaws outlining its purposes and setting forth its structure and governance;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE TUMWATER METROPOLITAN PARK DISTRICT:

Section 1. Adoption of Bylaws. The Bylaws of the Tumwater Metropolitan Park District in the form attached hereto as Exhibit A are hereby approved and adopted.

Section 2. Ratification. Any act consistent with the authority and prior to the effective date of this Resolution is hereby ratified and affirmed.

Section 3. Severability. The provisions of this Resolution are declared separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion of this Resolution or the invalidity of the application thereof to any person or circumstance, shall not affect the validity of the remainder of the Resolution, or the validity of its application to other persons or circumstances.

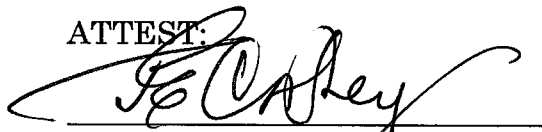
Section 4. Effective Date. This Resolution shall become effective immediately upon adoption and signature as provided by law.

RESOLVED this 1 day of October, 2019.

TUMWATER METROPOLITAN PARK DISTRICT BOARD



President

ATTEST:


Vice President/Clerk

BYLAWS OF THE TUMWATER METROPOLITAN PARK DISTRICT

ARTICLE I NAME

Section 1.1 Name. The name of the district shall be the "Tumwater Metropolitan Park District" and hereafter may also be referred to as the District or the TMPD.

ARTICLE II NATURE AND PURPOSE

Section 2.1 Nature of the District. Voters approved formation of the Tumwater Metropolitan Park District with boundaries coterminous with the City of Tumwater. The TMPD is a municipal corporation organized under Chapter 35.61 RCW. Pursuant to RCW 35.61.040, its creation is effective immediately upon certification of the election results, which occurred on November 27, 2018.

Section 2.2 Purpose. The purpose of the TMPD is to acquire, construct, maintain, operate, and improve parks and recreation facilities and to supplement, not replace, existing City of Tumwater parks and recreation funding.

ARTICLE III MEMBERSHIP AND BOARD POWERS

Section 3.1 Membership. Each member of the City of Tumwater Council shall be an ex officio member of the Tumwater Metropolitan Board of Park Commissioners, hereafter referred to as the TMPD Board.

Section 3.2 Board Powers. All powers of the TMPD shall be exercised by and at the direction of the TMPD Board. The powers of the Board shall include any powers authorized by law, including but not limited to, the following:

a. To establish and implement the policies and programs of the TMPD, and the procedures for the management and administration of the TMPD's affairs by the TMPD Board or through contract, as provided by law;

b. To borrow money and incur indebtedness in accordance with law.

ARTICLE IV TMPD BOARD

Section 4.1 Officers Designated. The officer of the TMPD Board shall be a President, Vice President and Treasurer. The Vice President shall also serve as the Clerk of the TMPD Board. No person may simultaneously hold more than one office. In addition to the powers and duties specified below, the officers shall have such power and perform such duties as the TMPD Board may prescribe.

Section 4.2 Election, Qualifications and Terms of Office. The President and Vice President shall be elected by the TMPD Board from among its members. Pursuant to RCW 35.61.180, the TMPD Board designates the City of Tumwater Finance Director to serve as the TMPD's Treasurer. Except for the Treasurer, the officers shall be elected by the TMPD Board at the first regular meeting each year, for a one year term, and each officer shall hold the office until his or her successor is elected. The first officers of the TMPD Board shall be elected by the TMPD at its first meeting. Officers may, at the discretion of the TMPD Board, hold their respective offices for successive terms. A Board member may be removed from service on the TMPD Board only when removed from his or her office as a councilmember. Any vacancy shall be filled automatically by the appointment or election of a new city councilmember.

Section 4.3 Powers and Duties. The officers of the TMPD Board shall have the following duties:

a. **President.** The President shall serve as the ceremonial head of the TMPD and shall preside over all TMPD Board meetings. The President shall, subject to the control of the TMPD Board, exercise general supervision, direction, and control of the business and affairs of the TMPD. On matters decided by the TMPD, unless otherwise required under the Interlocal Agreement with the City of Tumwater, the signature of the President alone is sufficient to bind the TMPD. The President of the TMPD Board, along with the Tumwater City Clerk, shall be the TMPD's registered agents for purposes of service of process.

b. **Vice President.** The Vice President shall serve in the absence of the President as ceremonial head of the TMPD and shall preside over TMPD Board meetings in the President's absence and shall otherwise execute the President's powers and duties. The Vice President is also the Clerk of the TMPD Board.

c. **Treasurer.** The Treasurer shall receive and faithfully keep all funds of the TMPD and deposit the same in such bank or banks as may be designated by the TMPD Board. The Treasurer shall also discharge such other duties as may be prescribed by the TMPD Board.

Section 4.4 Conflict of Interest. TMPD Board members shall comply in all respects with the conflict of interest guidelines and prohibitions of Chapter 42.23 RCW.

ARTICLE V COMMITTEES

Section 5.1 Committees. The TMPD Board, consistent with these Bylaws and Chapter 35.61 RCW, may from time to time designate advisory committees consisting of at least two members from either among its members or from outside its membership.

ARTICLE VI MEETINGS

Section 6.1 Regular TMPD Board Meetings. Regular TMPD Board meetings shall be scheduled by the TMPD Board through resolution. At any regular meeting of the TMPD Board, any business may be transacted and the TMPD Board may exercise all of its powers.

Section 6.2 Special TMPD Board Meetings. Special meetings of the TMPD Board may be held at any place and at any time whenever called by the President or by a majority of the members of the TMPD Board.

Section 6.3 Notice of TMPD Board Meetings. Notice of meetings shall be given in a manner consistent with the Open Public Meetings Act, Chapter 42.30 of the Revised Code of Washington, as supplemented or amended. In addition, the TMPD shall provide reasonable notice of meetings to any individual specifically requesting such notice in writing.

Section 6.4 Waiver of Notice. Notice as provided in Section 6.3 hereof may be dispensed with as to any member of the TMPD Board who, at or prior to the time the meeting convenes, files with the TMPD Board a written waiver of notice or who is actually present at the meeting at the time it convenes. Such notice may also be dispensed with as to special meetings called to address an emergency involving injury or damage to persons or property or the likelihood of such injury or damage, where time requirements of such notice would make notice impractical and increase the likelihood or severity of such injury or damage. Notice concerning proposed amendments to Bylaws, and votes on such amendments, may not be waived.

Section 6.5 Parliamentary Procedure. *Robert's Rules of Order* shall be final authority on all questions of procedure and parliamentary law not otherwise provided by statute or these Bylaws; Provided, that the concurrence of four (4)

members, such rules may be waived or modified. Provided further, that failure to follow said rules will not in itself constitute sufficient grounds for invalidating any TMPD Board action. Where consistent with the statute, the rules and procedures of the City of Tumwater City Council will govern the procedures of the TMPD Board.

Section 6.6 Public Comment. Opportunity for public comment at TMPD Board meetings shall be required when the TMPD Board considers adoption of its plan and imposition of any tax, charge, or fee. The TMPD Board from time to time may, in its sole discretion, permit public comment regarding additional topics.

Section 6.7 Public Hearings. A public hearing will be held: (1) whenever required by law; (2) whenever required by contract with the City of Tumwater; and (3) as desired by the TMPD Board.

Section 6.8 Proxies Prohibited. Votes may be cast at TMPD Board meetings only by members of the TMPD Board in attendance at the meeting either in person or by electronic means. Voting by proxy is prohibited.

ARTICLE VII AMENDMENTS TO BYLAWS

Section 7.1 Proposals to Amend Bylaws. Any TMPD Board member may introduce a proposed amendment to the Bylaws (which may consist of new Bylaws) at any regular meeting, or at any special meeting for which 14 days' advance notice has been given.

Section 7.2 TMPD Board Consideration of Proposed Amendments. If notice of a proposed amendment to the Bylaws, and information including the text of the proposed amendment, is provided to members of the TMPD Board 14 days prior to any regular or special Board meeting, then the Board may vote on the proposed amendment at the same meeting as the one at which the amendment is introduced. If such notice and information is not so provided, the TMPD Board may not vote on the proposed amendment until the next regular TMPD Board meeting, or special meeting of which 14 days' advance notice has been given and information is provided to the TMPD Board members. Changes to the proposed amendment that are within the scope of the original amendment will be permitted at the meeting at which the vote is taken.

Section 7.3 TMPD Board Approval of Amendments to Bylaws. Resolutions of the TMPD approving amendments to the Bylaws by affirmative vote of a majority of the TMPD Board membership may be implemented at such time as selected by the TMPD in the Resolution without further action. Copies of all

amendments to the Bylaws shall be filed with the City of Tumwater City Clerk as a public record.

ARTICLE VIII ADMINISTRATIVE PROVISIONS

Section 8.1 Books and Records. The TMPD shall keep current and complete books and records of account and shall keep minutes of the proceedings of the TMPD Board.

Section 8.2 Principal Office. The principal office and mailing address of the Tumwater Metropolitan Park District shall be the same as the City of Tumwater City Hall, 555 Israel Road SW, Tumwater, WA 98501.

Section 8.3 Fiscal Year. The Fiscal Year of the TMPD shall begin January 1 and end December 31 of each year, except the first fiscal year which shall run from the date of formation to December 31, 2019.

Section 8.4 Policies and Rules Applicable to the TMPD and TMPD Board Members. Except as specifically required by Chapter 35.61 RCW or other state laws pertaining to metropolitan park districts, the TMPD Board adopts as its policies, City of Tumwater administrative policies including, City Council Rules and Procedures, Personnel Policy, Comprehensive Financial Policies, and Contracting and Purchasing Policies.

Section 8.5 Competitive Bidding. The TMPD Board waives the competitive bidding requirements of RCW 35.61.135 pursuant to RCW 39.04.280 if an exemption contained within RCW 39.04.280 applies to the purchase or public work.

ARTICLE IX BUDGET

Section 9.1 Budget. The budget shall be adopted by resolution.

ARTICLE X LIMITATIONS ON LIABILITY

Section 10.1 Mandatory Disclaimers. A disclaimer in substantially the following form shall be printed or stamped on all contracts, bonds and other documents that evidence or create any obligation which, by its terms, is not payable from a special or limited source of funds:

The Tumwater Metropolitan Park District is a metropolitan park district established pursuant to Chapter 35.61 of the Revised Code of Washington. All debts, liabilities and other obligations incurred by the District shall be satisfied exclusively from the revenues, assets and properties of the District. No creditor, claimant or other person shall have any right of action against or recourse to the City of Tumwater, the State of Washington, or any other political subdivision of the State of Washington on account of or with respect to any debts, liabilities or other obligations of the District, or otherwise on account of or with respect to any acts or omissions of the District or its officers, employees or agents.

ARTICLE XI INDEMNIFICATION

Section 11.1 Indemnification. To the extent permitted by law, the TMPD shall protect, defend, hold harmless and indemnify any director, officer, employee or agent of the TMPD who is a party or threatened to be made a party to a proceeding by reason related to that person's conduct as a director, officer, employee or agent of the TMPD, against judgments, fines, penalties, settlements and reasonable expenses (including reasonable attorneys' fees) incurred by him or her in connection with such proceedings, if such person acting in good faith reasonably believed his or her conduct to be in the TMPD's best interests and if, in the case of any criminal proceedings, he or she had no reasonable cause to believe that his or her conduct was unlawful. The indemnification and protection provided herein shall not be deemed exclusive of any other rights to which a person may be entitled as a matter of law, by City ordinance, or by contract or by vote of the TMPD Board. The TMPD Board shall purchase and maintain appropriate insurance to cover such risk of liability.

**ARTICLE XII
DISSOLUTION**

Section 12.1 Dissolution. The TMPD shall exist until dissolved in accordance with the requirements of RCW 35.61.310 or other applicable law.

**ARTICLE XIII
APPROVAL OF BYLAWS**

ADOPTED by the Tumwater Metropolitan Park District Board of Park Commissioners by Resolution No. TMPD 2019-001 on October 1, 2019.

TUMWATER METROPOLITAN PARK DISTRICT



TMPD President

TO: Tumwater Metropolitan Park District
FROM: Chuck Denney, Parks and Recreation Director
DATE: November 18, 2025
SUBJECT: TMPD Accomplishments and Pending Projects Update

1) Recommended Action:

Information/Discussion Item

2) Background:

Tumwater voters approved the creation of the Metropolitan Park District (MPD) in 2018 with funding for the district beginning in 2019. A list of projects, activities, and staffing was outlined to voters and approved by the City Council in the creation of the MPD. COVID impacted the implementation of staffing additions, equipment purchasing and projects in 2020 through 2022. Staff will review the MPD finances, staffing support, and project schedules for 2025 and 2026.

3) Policy Support:

The Tumwater Metropolitan Park District (TMPD) Board is required to meet at least one time per year to review projects, budget, and operations.

4) Alternatives:

- ☐ Discussion of projects and timelines as outlined to voters during the creation of the park district.
-

5) Fiscal Notes:

The MPD remains on track financially although inflation has increased park development costs substantially from original estimates.

6) Attachments:

None

TO: Tumwater Metropolitan Park District (TMPD)
 FROM: Troy Niemeyer, Finance Director
 DATE: November 18, 2025
 SUBJECT: Resolution No. R TMPD 2025-001, Ad Valorem for Regular Property Taxes for the Fiscal Year 2026

1) Recommended Action:

Adopt Resolution No. R TMPD 2025-001, A RESOLUTION of the Tumwater Metropolitan Park District setting the Ad Valorem Tax Amount for the Budget Year 2026.

2) Background:

This action is necessary to set the 2026 property tax levy for the TMPD. An approved Resolution must be forwarded to the Thurston County Assessor's Office along with the levy certification by November 30, 2025, in order to set the tax levy for 2026 and, therewith, the tax rate.

The voters approved the creation of the TMPD in the November 6, 2018, general election. The maximum levy available is \$.75 per \$1,000 of valuation. For 2026, a levy increase of one percent (1.00%) results in an increase of \$33,356. The assessed value is \$6.940 billion. The estimated levy rate is \$0.50.

Since the valuations are not finalized, the levy stated in Resolution R TMPD 2025-001 is estimated. The final assessed value is certified by the Thurston County Assessor and Washington State Department of Revenue in early January 2025.

3) Policy Support:

- Strategic Goals and Priorities: Fiscally responsible and develop sustainable financial strategies.
 - Vision Mission Beliefs-Excellence: Efficient stewards of public resources, building public trust through transparency.
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4) Alternatives:

- ☐ Do not pass the Resolution and lose the opportunity to levy property taxes for collection in 2025.
 - ☐ Change the levy increase to something less than stated above.
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5) Fiscal Notes:

This resolution sets the property tax levy for the TMPD for the 2026 fiscal year to fund parks.

6) Attachments:

- A. Attachment A – Resolution No. R TMPD 2025-001 Ad Valorem for Regular Property Taxes for the Fiscal Year 2026

RESOLUTION NO. R TMPD 2025-001

A RESOLUTION of the Tumwater Metropolitan Park District setting the Ad Valorem Tax Amount for the Budget Year 2026.

WHEREAS, the Tumwater Metropolitan Park District is a metropolitan park district authorized under Chapter 35.61 RCW with statutory powers including the power to levy and impose various taxes and fees to generate revenues to acquire, maintain, operate and improve parks, and other recreational facilities and programs; and

WHEREAS, on November 27, 2018, Thurston County certified voter approval of the Tumwater Metropolitan Park District (the "TMPD"), a district with boundaries coterminous with the boundaries of the City of Tumwater; and

WHEREAS, the Tumwater Metropolitan Park District Board of Park Commissioners (the "TMPD Board") held a public hearing on November 18, 2025 pursuant to RCW 84.55.120 to consider the TMPD ad valorem tax levy for 2026 collections; and

WHEREAS, the population for the TMPD is more than 10,000; and

WHEREAS, the TMPD Board, after the hearing and duly considering all relevant evidence presented, has determined that the TMPD requires a property tax in order to discharge the expected expenses and obligations of the TMPD in its best interests; and

WHEREAS, the TMPD is required to certify the amount to be raised by taxation on assessed valuation with the clerk of the county legislative authority by November 30;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE TUMWATER METROPOLITAN PARK DISTRICT AS FOLLOWS:

Section 1. An increase in the regular property tax levy, based on the limit factor for property taxes, is hereby authorized for the levy to be collected in the 2026 tax year. This levy results in a \$33,356 increase and a 1.00% change from the 2025 regular levy amount as set forth in RCW 84.55.120. Certification of the levy shall not exceed the \$0.75 limit per \$1,000 of assessed value plus administrative refunds.

Section 2. This amount to be levied, as stated in Section 1 above, is exclusive of any additional revenue from refunds made, new construction, or any other adjustments made by the County Assessor.

Section 3. On or before the 30th day of November 2025, the TMPD Board Treasurer shall file with the Clerk of the Thurston County Board of Commissioners a certified estimate of the total amount to be raised by the ad valorem tax levied on property within the TMPD.

Section 4. Ratification. Any act consistent with the authority and prior to the effective date of this Resolution is hereby ratified and affirmed.

Section 5. Severability. The provisions of this Resolution are declared separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion of this Resolution or the invalidity of the application thereof to any person or circumstance, shall not affect the validity of the remainder of the Resolution, or the validity of its application to other persons or circumstances.

Section 6. Effective Date. This Resolution shall become effective immediately upon adoption and signature as provided by law.

RESOLVED this 18th day of November 2025.

TUMWATER METROPOLITAN PARK DISTRICT BOARD

President

ATTEST:

Vice President/Clerk