



CITY OF
BAINBRIDGE ISLAND

City Council Study Session Agenda Bill

MEETING DATE: October 1, 2019

ESTIMATED TIME: 30 Minutes

AGENDA ITEM: (7:00 PM) Consideration of Options Related to Shade Covenant on the Crawford Property - Executive,

STRATEGIC PRIORITY: Healthy and Attractive Community

PRIORITY BASED BUDGETING PROGRAM:

AGENDA CATEGORY: Discussion

PROPOSED BY: Executive

RECOMMENDED MOTION:

Discussion.

SUMMARY:

The City of Bainbridge Island owns three parcels to which a shade covenant applies. Today's discussion focuses on an immediate decision point for one of the parcels, the Crawford Property.

- The Shade Covenant requires that the City prevent any tree located within 100 feet of the northern boundary line of the City's Crawford Property ("Buffer Area") from growing taller than 30 feet.
- In early 2018, the Bentryns contacted the City to request that the City comply with the Shade Covenant and remove and/or prune certain trees on the Crawford Property.

* On July 16, 2019, staff and Council discussed options for complying with the Shade Covenant.

* Staff is providing cost estimates for three options identified in July.

Staff requests Council guidance on how to respond to the request for compliance with the Shade Covenant on the Crawford Property.

In addition, staff seeks guidance related to potential future application of the Shade Covenant to the City's M&E properties and the eastern portions of the Bentryns' property, all of which contain a number of large trees.

FISCAL IMPACT:

Amount:	Estimated at \$65,000 to \$288,000 depending on the option
Ongoing Cost:	varies with option chosen, unknown at this time
One-Time Cost:	
Included in Current Budget?	No

BACKGROUND: Additional information is provided in the attached memo.

ATTACHMENTS:

[Staff Memo - Options Regarding Shade Covenant](#)

FISCAL DETAILS:

The 2019-2020 Adopted Budget includes \$51,000 for costs related to complying with the shade covenant. Depending on the option that the City chooses to pursue, the one-time and ongoing costs will vary.

Fund Name(s): General Fund

Coding: