



# Port of Grays Harbor

*On Washington's Pacific Coast*

## Recreation Lands and Facilities Plan 2022 – 2028

*Prepared By:*

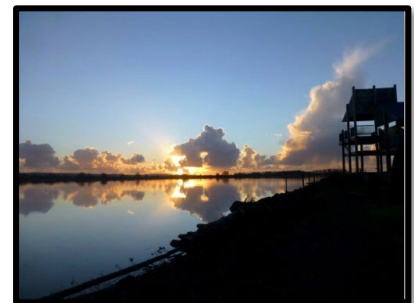
**Port of Grays Harbor**

**111 S. Wooding**

**Aberdeen, Washington 98520**

*In association with the:*

**Grays Harbor Council of Governments**



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**Recreation Lands and Facilities Plan**  
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# **Port of Grays Harbor Recreational Lands and Facilities Plan: 2022-2028**

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**PORT OF GRAYS HARBOR  
RECREATIONAL LANDS AND FACILITIES PLAN**

**TABLE OF CONTENTS**

**Page**

**Chapter 1 – INTRODUCTION**

Purpose .....	1
Background .....	2
Plan Organization.....	4
Improvements Since Last Plan.....	4

**Chapter 2 – GOALS AND OBJECTIVES**

Access.....	7
Sense of Place .....	8
Comfort and Safety.....	9
Fiscal Responsibility .....	9

**Chapter 3 – EXISTING RECREATION LANDS AND FACILITIES INVENTORY**

Westport Marina.....	10
28 <sup>th</sup> Street Landing.....	16
Aberdeen Landing.....	17
Friends Landing .....	18
Sterling Landing.....	19
Service Area .....	20
Launch Facilities and Waterfront Access.....	20

**Chapter 4 – PUBLIC INVOLVEMENT**

Recreation Lands and Facilities Committee.....	26
Public Process .....	27
Final Draft Public Notification and Solicitation for Comments.....	28
Plan Adoption.....	28

**Chapter 5 – DEMAND AND NEED ANALYSIS**

Population Trends.....	29
Income Trends .....	30
Statewide Recreation Trends.....	30
Factors Influencing Recreational Boating.....	31
Survey Responses.....	32
Final Observations .....	33
Recommendations.....	33

**Chapter 6 – CAPITAL IMPROVEMENT PROGRAM**

Capital Improvement Program .....	34
Westport Marina .....	35

**TABLE OF CONTENTS Continued**

Friends Landing .....	36
Sterling Landing .....	67
Public Funding Opportunities .....	38
Private Funding Opportunities.....	39

**MAPS**

**Page**

**Figure**

1-1 Port of Grays Harbor Recreational Properties Vicinity Map.....	3
3-1 Westport Marina District Map.....	15
3-2 Port of Grays Harbor Recreational Properties Service Area.....	21
3-3 Facilities Inventory: Waterfront Access Sites .....	24

**TABLES**

**Page**

3-1 Waterfront Access Facilities Inventory .....	25
5-1 Vessel Registration Counts.....	33
6-1 Port of Grays Harbor Recreation Lands and Facilities Capital Improvement Plan 2016 - 2022 .....	35

**APPENDICES**

<i>Appendix A: Calendar of Events.....</i>	<i>A-1</i>
<i>Appendix B: Related Planning Efforts .....</i>	<i>B-1</i>
<i>Appendix C: User Surveys.....</i>	<i>C-1</i>
<i>Appendix D: Request of Public Input .....</i>	<i>D-1</i>
<i>Appendix E: Final Draft Public Review .....</i>	<i>E-1</i>
<i>Appendix F: Adoption Resolution and Public Meeting Minutes.....</i>	<i>F-1</i>
<i>Appendix G: RCO Self Certification Form.....</i>	<i>G-1</i>

## RESOURCES

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# CHAPTER 1 INTRODUCTION

## Port of Grays Harbor Mission

*To best utilize our resources to facilitate, enhance and stimulate international trade, economic development and tourism for the betterment of the region.*

### Purpose

The purpose of the Port of Grays Harbor Recreation Plan is to establish a framework to guide the operation, development and improvement of public recreation lands and facilities under the ownership of the Port of Grays Harbor. This is the Port's first comprehensive plan for its recreational facilities; it is consistent with the Washington State Recreation and Conservation Office (RCO) Comprehensive Plan Guidelines.

This plan also provides the basis of eligibility for federal and state financial assistance. All elements necessary to qualify for recreation funding are included in this plan:

- Goals and Objectives
- Inventory
- Public Involvement
- Demand and Need Analysis
- Capital Improvement Program
- Local adoption

Washington State statutes enable ports to operate certain recreational facilities. RCW 53.08.260 enables port districts to construct, improve, maintain and operate public park and recreation facilities when such facilities are necessary to fully utilize boat landings, harbors, wharves and piers; air, land and water passenger and transfer terminals and waterways, and other port facilities authorized by law pursuant to a port's comprehensive scheme of harbor improvements and industrial development.

Through the provision of increased public access the Port of Grays Harbor is upholding the Public Trust Doctrine. The essence of the Doctrine is that the waters of the state are a public resource available to all citizens for navigation, commerce, fishing, recreation and similar uses and that this trust is not invalidated by private ownership of the underlying land. The Doctrine limits public and private use of tidelands and other shore lands to protect the public's right to

use the waters of the state.<sup>1</sup> While the Doctrine does not allow public trespass on privately owned lands, it does protect public use of navigable water bodies below the ordinary high water mark.

The Shoreline Management Act is one of the primary means by which the Public Trust Doctrine is enabled. All Shoreline Master Programs must include a public access element to make provisions for public access to publicly owned areas, and a recreational element for the preservation and enlargement of recreational opportunities.

While Port district boundaries cover the entire county, only recreation lands and facilities owned and operated by the Port of Grays Harbor will be discussed in this plan. Please refer to Figure 1-1, Port of Grays Harbor Recreational Properties Vicinity Map. The cities within Grays Harbor County maintain their own individual Comprehensive Park and Recreation plans. For the context of this plan it is important to note that Grays Harbor County does not plan under the Growth Management Act.

## **Background**

The Port of Grays Harbor, a Special Purpose Municipal Government, was incorporated in 1911 to serve the citizens of Grays Harbor County. Located on the Pacific Coast of Washington State, Port boundaries include all of Grays Harbor County in entirety. An elected, three-member Board of Commissioners governs the Port. The Board appoints an Executive Director and a Director of Finance and Administration to oversee daily operations and employees.

The Port fosters job and recreational opportunities to the area. It operates four deep-water Marine Terminals for receiving and shipping international cargoes, a regional airport for general aviation, a marina for recreational, charter, and commercial boating, three public boat launches, two viewing towers, 1,600 acres of industrial properties including the Satsop Business Park, along with its surrounding 1,300 acres of managed forest land.

A recent study identified the Port of Grays Harbor as one of the fastest growing export ports on the West Coast. The Port has experienced a surge in cargo volumes while at the same time commercial and recreational fishing at the port-owned Westport Marina have also been growing. Activities of the Port of Grays Harbor's marine terminals, marina, airport and industrial properties generated over 5,700 jobs and \$564 million in business revenues according to a study conducted by Martin Associates based on 2013 data. Over \$32.1 million in state and local taxes resulted from these activities in 2013.<sup>2</sup>

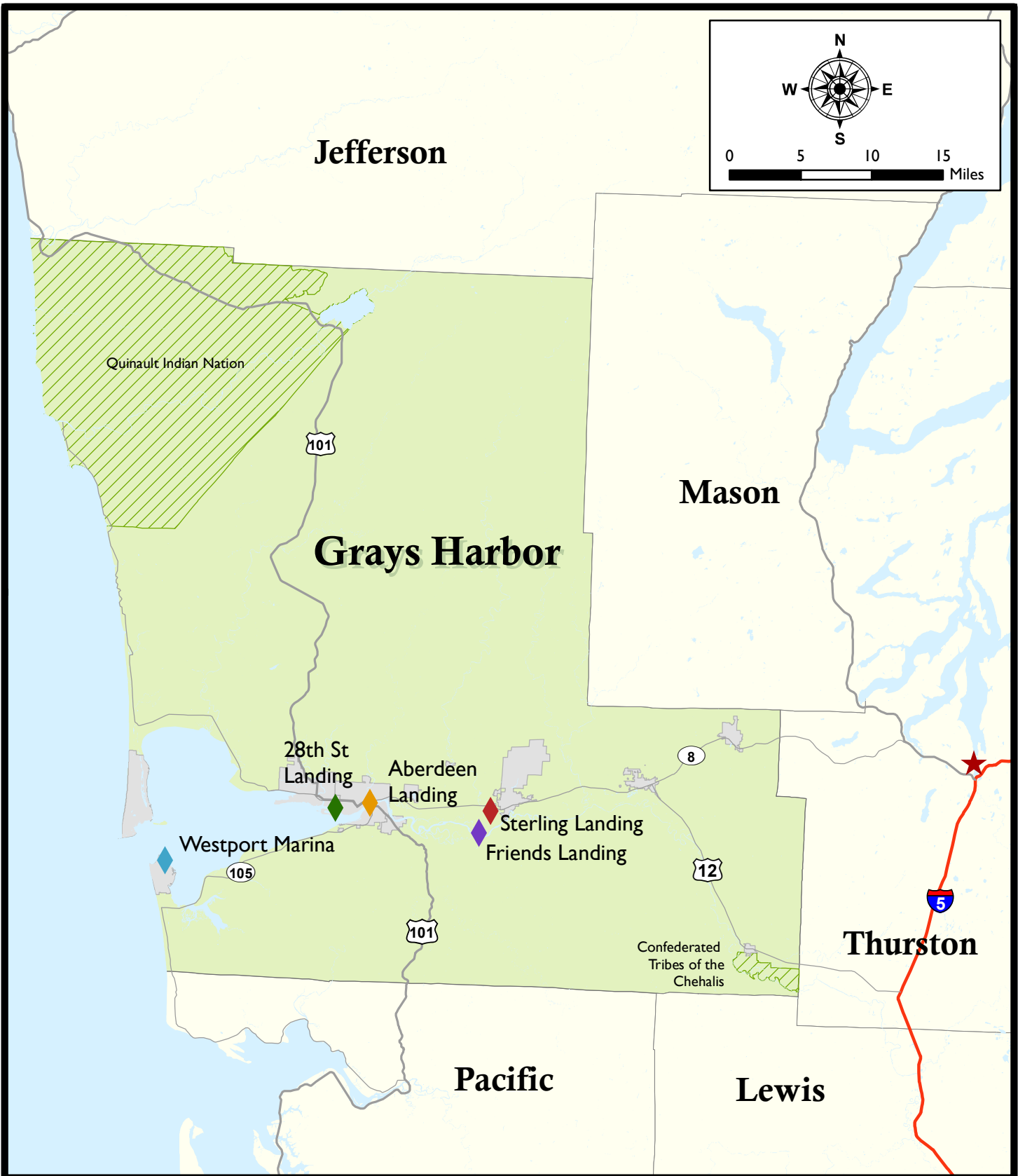
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<sup>1</sup> Caminiti v. Boyle, 107 Wn. 2d 662, 732 P.2d 989

<sup>2</sup> The 2013 Economic Impact of the Port of Grays Harbor, Martin Associates, October 2014



Figure 1-1 Port of Grays Harbor Recreational Properties Vicinity Map



**Port of Grays Harbor**

**Vicinity Map: Recreational Properties**



VicinityMap PortGH\_Recreation.mxd 12/2015tj

In October of 2014 the Port added Friend’s Landing and Sterling Landing recreational facilities to their portfolio. The 501(c)(3) that owned and operated the facilities requested the Port take ownership of the properties to ensure long term governance, maintenance, and public access. Friend’s Landing offers 152 acres of recreation opportunities on the Chehalis River including hiking, fishing, camping and bird watching, a 32 acre man-made lake, 1.7 miles of paved trail, an accessible boat launch, a playground, and RV and tent camping facilities with full hook-up sites. Sterling Landing is an undeveloped 30-acre site with two lakes, gravel trails, and a gravel take-out on the Wynoochee River.

This planning effort is being undertaken to ensure the long-term public enjoyment of these sites along with the Port’s other recreation lands and facilities.

## **Plan Organization**

The Port of Grays Harbor Recreation Lands and Facilities Plan is organized as follows:

**Chapter 1, Introduction** – Provides an introduction of the plan including the purpose, background information, and organization of chapters.

**Chapter 2, Goals and Objectives** – Presents a vision and strategy for the Port’s recreation properties. Sites, facilities, maintenance, and capital plans are addressed by the goals and objectives set forth in this plan.

**Chapter 3, Inventory** – Lists service area, location, type, and condition of Port recreation lands and facilities, along with individual amenities.

**Chapter 4, Public Involvement** – Describes the important public outreach process in developing this plan.

**Chapter 5, Demand and Need Analysis** – Reviews and identifies the State, regional and local trends and other pertinent information to provide guidance in developing priorities and channeling investment in Port recreation lands and facilities.

**Chapter 6, Capital Improvement Plan** – Lists recreation facilities capital assets, future needs for improvements and/or maintenance, costs, and likely fund sources over a 6 year period.

**Chapter 7, Adoption and Update** – Describes how the Port reviewed and approved the recreation facilities plan, and how it can be updated as the years proceed.

## **Improvements Since Last Plan**

The Port of Grays Harbor has made measurable progress in meeting the needs identified in the initial Port of Grays Harbor Recreation Lands and Facilities Plan 2016-2022. Needs identified

through the Plan's outreach process provided the basis for the development of the Plan's Goals and Objectives. All four of the overarching Goals and 13 of the Objectives have been met. The public outreach process also provided input in the development of the Capital Improvement Plan. The Capital Improvement Plan, coupled with staff's familiarity with each individual site, lead to the improvements captured below. Improvements to recreation facilities not identified in the previous plan are also included.

### **Westport Marina**

Improvements to enhance the experience of visitors, day users, recreational fishers and moorage clients include:

- New showers and restrooms at Float 9 and the boat launch
- Resurfacing of entrance to restrooms at Float 20
- Newly added fish cleaning station, garbage/recycling station
- Newly added boat wash down facility
- Boat Launch parking lot redesign and resurfacing
- Improved parking for boat trailers
- Increased parking on Patterson St.
- Improved signage throughout the marina and at Float 20
- Directional signage, day parking and trailer parking signage added
- Dock signs and Fisherman's boardwalk signs added
- ADA parking signage added
- Interpretive signage is in progress.
- New Marina website including Dockwa online reservation system for moorage management

Improvements to maintain the safety of Port of Grays Harbor facilities users include:

- Installation/replacement of light fixtures on floats
- Video camera installation at multiple locations
- Extensive debris removal around Port owned facilities and lots including the waters surrounding the boat launch and moorage

Improvements to Port Marina facilities and surrounding areas include:

- Completion of the Marin Basin dredge
- Floats 5-11 bank line restoration
- Yearout Drive and Wilson Ave improvements
- Street of Trees improvements (Montesano St. through the turn onto Dock St. at the Marina entrance), ongoing replanting of trees and daffodil bulbs in the beds surrounding the trees

- Westport Viewing Tower lighting improvements

A project of note is Westport Fresh Catch; a project between the City Of Westport and the Port of Grays Harbor to educate the public about local seafood. An educational sign is installed on the Promenade and a dedicated page on the Port's website outlines all of the community's local seafood sellers and fish markets.

### **Friend's Landing**

Improvements to enhance the experience of visitors and campers include:

- Newly developed playground area
- New playground apparatus including barrier free equipment
- New directional signage added throughout park and at boat launch
- New informational Kiosk added

Improvements to maintain the safety of park users include:

- Ongoing repair and maintenance of asphalt trails
- Ongoing repair and maintenance wooden trails, addition of non-skid surfacing

Improvements to maintain park facilities and expand useful life include:

- Water well pump house security and access upgrades
- New caretaker residence
- Completed engineering analysis of bank line at the base of pedestrian bridge to ensure long-term stability
- Continuing efforts to control the growth and spread of knotweed and other invasive species

### **Sterling Landing**

Sterling Landing is currently an undeveloped site. The public input provided during the current update of the Port of Grays Harbor Recreation Lands and Facilities Plan will help to provide an overall direction for site improvements. This will lead to the development of a master plan for implementation. An entry road Access agreement with the Washington Department of Fish and Wildlife is in place. The parking area is re-graded annually.

## **CHAPTER 2**

### **GOALS AND OBJECTIVES**

The following goals are broad statements of intent with respect to the recreation lands and facilities of the Port of Grays Harbor. They describe the Port's desired outcomes and lay the framework for good planning, maintenance and development.

Objectives associated with each goal are measurable and specific and provide a benchmark for obtaining the goal. Importantly, they reflect the interests of those who use the sites as set forth in the chapters on demand and need and public participation.

The following goals and objectives were developed through recommendations of the Port of Grays Harbor Recreation Lands and Facilities Committee, Port of Grays Harbor officials and staff, and members of the Grays Harbor community.

Information identified in the collection of goals and objectives will create guidelines that can help direct future site use and infrastructure decisions. Goals and objectives defined herein are sound, realistic and can be supported by reasonably available resources.

#### **ACCESS**

To the extent possible ensure that Port of Grays Harbor recreation sites, facilities and their shoreline environments are accessible to all members of the community, where practical and safe, by maintaining and expanding opportunities for recreational fishing and pedestrian shoreline access:

#### **Goal 1 – Maintain, improve, and expand (where appropriate) boat ramp access points for recreational boaters.**

Objective 1a – Investigate the feasibility of installing a new loading float on the Chehalis River at Friend's Landing to increase launch capacity.

Objective 1b – Explore opportunities to permit and upgrade the existing informal boat launch ramp on the Wynoochee River at Sterling Landing and create both river and lake canoe and kayak launch access.

#### **Goal 2 – Maintain and expand trails and pedestrian points of access to shoreline areas.**

Objective 2a – Improve existing trails at Sterling Landing. Continue ongoing improvements at Friend's Landing. Provide regular trail maintenance at both locations.

Objective 2b – Complete a master planning process for Sterling Landing to identify the appropriate use or uses and improvements to ensure access to land and water pathways is accommodated where practical.

**Goal 3 - Continue to incorporate Americans with Disabilities Act (ADA) requirements in the development and/or re-development of recreation properties.**

Objective 3a – Continually assess ADA accessible facilities at Friend’s Landing to ensure barrier free status.

Objective 3b – Improve the walkability of the wooden trail system at Friend’s Landing by creating a non-skid surface on the wood face that is consistent with the trail surface.

Objective 3c – Explore avenues to provide barrier-free access and equipment where appropriate.

**SENSE OF PLACE**

Enrich the unique natural, waterfront, and shoreline areas of Grays Harbor; draw residents and visitors into the experience:

**Goal 1 – Ensure recreation facilities are identifiable and easy to locate by implementing a system of easily visible signage for all Port recreation sites.**

Objective 1a – Develop easily identifiable directional signage at Sterling Landing that is consistent with any future development of the site.

Objective 1b– Continue the ongoing sign improvements at Westport Marina and Friend’s Landing.

**Goal 2 – Ensure that the natural aspects of recreation facilities are self-sustaining to the greatest extent possible and not overbuilt.**

Objective 2a – Seek to develop sites such as Sterling Landing in a manner that compliments the natural attributes of the area.

Objective 2b – Develop and maintain water and pedestrian access in a manner that is context sensitive to each individual site.

Objective 2c – Use approved methods to control the growth and spread of knotweed and other invasive species that could potentially harm existing natural areas.

**Goal 3 – Support, advocate and facilitate the development of paddle trails.**

Objective 3a – Work with community partners to identify a paddle trail system on interconnecting waterways.

Objective 3b – Develop a ‘route map’ of launch sites, take outs, possible trails segments and their length for locations adjoining Port recreation sites. Incorporate this information onto recreation site kiosks as appropriate.

## **COMFORT AND SAFETY**

Maintain recreation properties and facilities in a manner that ensures the highest level of user comfort and provides the safest possible environment for users:

### **Goal 1 – Maintain recreation sites and facilities in a manner that creates a safe, attractive and positive experience, incorporating user amenities as site appropriate.**

Objective 1a - Invest in improvements at Friend’s Landing to include additional covered picnic tables and bbq stations to accommodate increased usage.

Objective 1b - Invest in improvements at Sterling Landing consistent with the master plan once approved.

### **Goal 2 - Ensure facilities, parking lots and pathways are well maintained and free of debris and obstacles.**

Objective 2a – Continue the annual re-grading of the parking lot and entry road at Sterling Landing.

Objective 2b – Add additional restrooms at Friend’s Landing near the boat ramp parking lot and install restroom facilities at Sterling Landing.

Objective 2c – Continue the upgrade or addition of lighting at high-use recreation areas, in parking lot and restrooms such as the Westport Marina and Friend’s Landing.

## **FISCAL RESPONSIBILITY**

Maintain recreation sites and facilities in a manner that is responsive to the site and balances the needs of its users while maintaining fiscal responsibility:

### **Goal 1 - Utilize financial resources efficiently and equitably. Develop, approve, implement and monitor annual recreation sites and facilities budget with focus on balancing needs and investments.**

Objective 1a – Continue the development of operational efficiencies to ensure that recreation sites and facilities are provided in a cost effective manner.

Objective 1b – Actively seek out alternative funding sources for the development and maintenance of recreation sites and facilities.

## CHAPTER 3

### EXISTING RECREATION LANDS AND FACILITIES INVENTORY

Existing recreation facility inventory provides the basis upon which the Recreation Lands and Facilities Plan for the Port will be built. This inventory of sites and facilities assesses their location, amenities, condition and service area. The inventory also facilitates comparison with recreation facility goals and strategies enabling judgments to be made on the adequacy of the present inventory.

#### **Existing Inventory**

As part of their commitment to utilize resources to enhance the betterment of the region, the Port of Grays Harbor owns and operates several sites and facilities which provide recreational opportunities. Port leadership has a strong commitment to the provision of waterfront access and recreational opportunities among its properties.

“Future properties for industrial development will consider complimentary public access development. This may occur off-site or in the enhancement of existing sites”.

Executive Director Gary Nelson

#### **Westport Marina**

Located in the City of Westport, the Westport Marina is owned and operated by the Port of Grays Harbor. The Westport Marina basin is bounded by the Point Chehalis peninsula to the west and south, a rock revetment and system of groins to the north, and several timber pile breakwaters to the east. A riprap bulkhead separates the upland from the water along most of Westhaven Drive. The Marina houses commercial, charter and sport fishing vessels and provides a public boat launch. The Marina itself consists of floating docks and several fixed piers, including the Main Dock and the Fuel Dock. The docks are provided with electrical and water services. All docks are open and accessible 24 hours a day.

The Westport Marina is the premier coastal marina in the Pacific Northwest and home to Washington State's largest charter fishing fleet. It is the largest commercial fish landing port in Washington State in terms of fish landed and product value. It is 13<sup>th</sup> in the nation in volume of fish landed. Salmon, Tuna, Pacific Whiting and Halibut, shrimp and crab are industry staples. Salmon season is announced the second week of April each year. Tuna season starts in early July and runs into mid-October. Halibut season begins the first Sunday in May. Rock Fish/Ling Cod season runs mid-March through late October.





The Westport Marina is comprised of the following:

- **Westport Marina Boat Basin**

There are a total of 545 moorage spaces available within the Marina, including 525 slips, 12 end-tie spaces, and 8 side-tie spaces. The moorage spaces within the Marina are leased for use by commercial fishing vessels, charter fishing vessels, and recreational vessels. The peak month for commercial boats and non-commercial (mostly recreational fishing boats) is August. The commercial fishing vessels are located primarily in the southeast part of the Marina, south of the fuel dock. The charter and recreational vessels are generally located in the northwestern part of the Marina, north of the Main Dock. The public boat launch located at the terminus of Wilson Street, at the southeastern end of the Marina.

Of the 545 moorage spaces, the majority (328) consist of 40-foot slips. However, many of the boats currently moored in the Marina exceed 40 feet, with the largest share of the moored boats measuring between 40 and 58 feet. Replacing some of the 40-foot slips with longer slips is required to meet existing and projected demand. <sup>3</sup>

Men's and women's restroom facilities and showers are located near the end of Float 9. The Port owns limited parking (100 paved spaces) from Float 15 to the public boat launch. Adjacent to this the Port owns paved boat launch, parking lot and plaza on the southwest corner of the intersection of Nyhus Street N and North Wilson Avenue. The

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<sup>3</sup> Westport Marina Boat Basin Master Plan, Reid Middleton, December 2009

Port also owns parking on three blocks along Nyhus street between Harbor and Cove. These lots are operated by the City of Westport. Unhitched trailer parking is available in a gravel lot on the northeast corner of Bay and Harms streets. Activities in the boat basin include sight-seeing, fishing, and crabbing along the jetty and docks. Please refer to Figure 3-1 Westport Marina District Map.

- **Float 20/Fishing Boardwalk**



Located at the northwest end of the Marina, Float 20 consists of 40 slips. It provides access to a 300ft long wooden fishing boardwalk for recreational fishing and crabbing. The dedicated parking at this site is owned and maintained by the Port. The Army Corps of Engineers originally constructed the fishing boardwalk and gave it to the Port of Grays Harbor for long-term maintenance.

- **Fisherman’s Memorial and Viewing Platform**

Fisherman’s Memorial and the Viewing Platform are located adjacent to Float 20 on Neddie Rose Drive. The fisherman's memorial is a tribute to those lost at sea. The annual blessing of the fleet is held here which includes a memorial ceremony for those lost at sea. The viewing platform is a wooden platform elevated slightly above the seawall with mounted viewfinders. The platform was originally constructed by the Corps of Engineers and the Port of Grays Harbor maintains the site.

- **Westport Marina Viewing Tower**

Where the northernmost end of Neddie Rose Drive and Westhaven Drive meet is the Westport Marina Viewing Tower. The tower consists of four stories, is lighted and provides a scenic overlook of the harbor and the City of Westport. The original tower was constructed of steel in the early 1980’s. The steel deteriorated over the years until structural surveys determined that it should not be used at all during high winds. The viewing tower was closed and in 2011. The Port of Grays Harbor replaced the tower with a new concrete structure based on a lighthouse design as a 100<sup>th</sup> anniversary gift to the community. The local Kiwanis Club donated funding and material and the City planted and maintains the grass at the foot of the tower and purchased picnic tables for the public to use and enjoy.

- **Westport Marina Esplanade**



The waterfront Esplanade runs from Float 4 to Float 16 along Westhaven Street. The Esplanade consists of a wide concrete walkway complete with benches, trash receptacles, plantings, kiosks pedestrian scale lighting and interpretive signage. The Esplanade is a popular attraction providing a walk along the marina and is the site of fishing derbies and community festivals. Please refer

Appendix A for a list of events. The Esplanade rail requires replacement soon.

- **Westport Public Boat Ramp**

The Westport Public Boat Ramp is located at the Westport Marina at the foot of Wilson Street next to the Coast Guard Station. Site facility and amenities include: 2 loading floats, 3 lane ramp, 65+ regular and over-sized parking stalls, public restrooms, fish filleting station with fish carcass grinding capabilities, a pay station, boat wash down, and a launch staging lane that spans the perimeter of the parking lot. The use fees for the facility and amenities range from \$10 to \$15 per use, per day. A calendar year pass can also be purchased for \$100 to \$150.



### **Existing Conditions Marina-Wide:**

Parking continues to be an ongoing need in the Marina District. The Port owns five paved lots, one paved boat launch lot and one grave/dirt lot for un-hitched trailer parking. The paved lots and the boat launch provide parking for about 552 vehicles and attached boat trailers. Please refer to Figure 3-1 Westport Marina District Map. A parking study by the City of Westport and the Port of Grays Harbor indicated that the Marina District's multiple users and functions generate high demand for parking, particularly during peak activity periods. Parking conflicts between users occur where numerous activities are co-located, particularly in the southeast

portion of the District where commercial fishermen and other marina users, fish processing, and ship building industry employees use limited parking assets.<sup>4</sup>

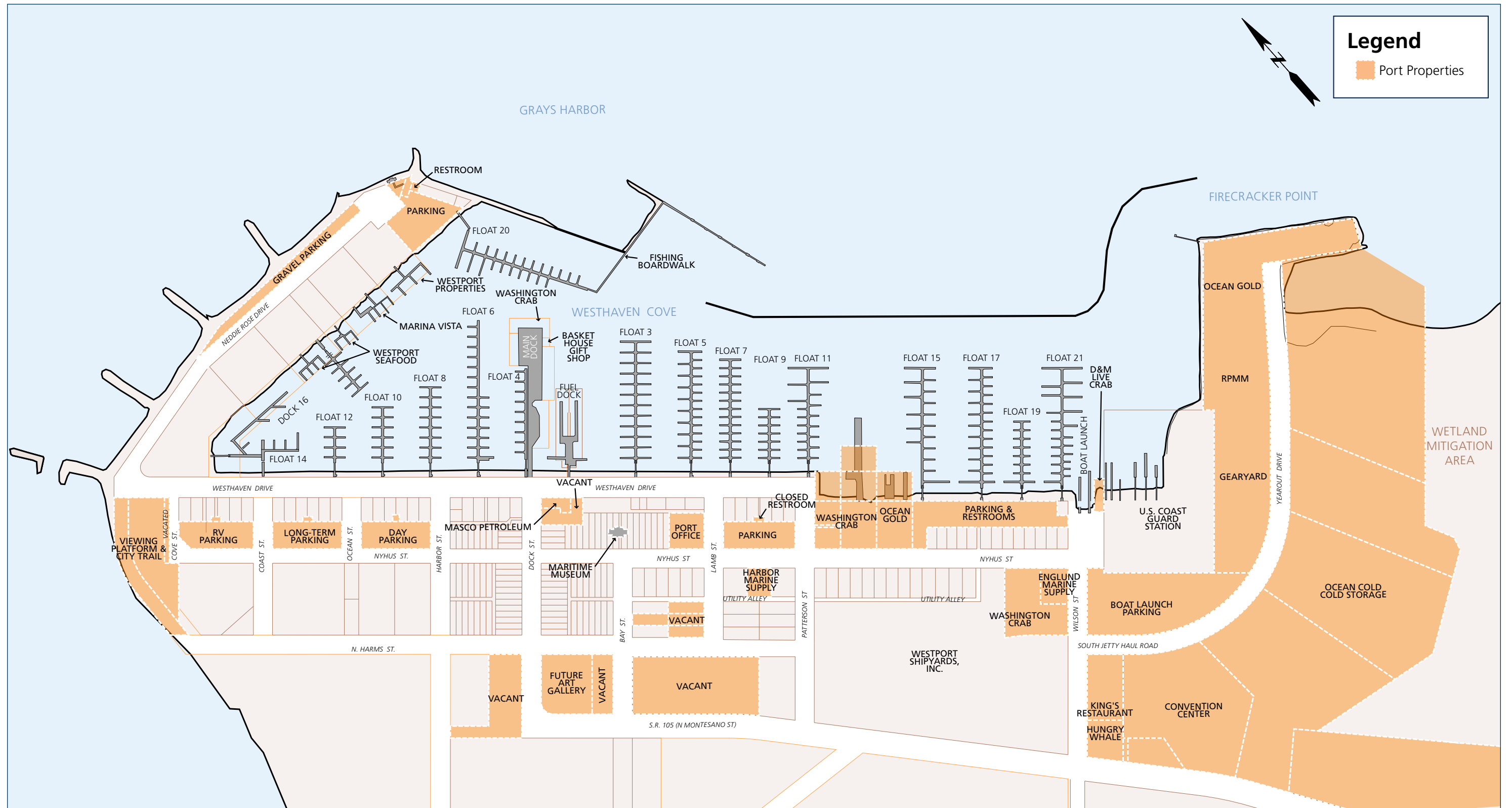
The Port Typically accommodates 360 users/moorages annually. Restroom facilities and showers located at the end of Float 9 near the public boat launch are under the ownership and maintenance of the Port. Restrooms near the Float 20 parking lot are owned and maintained by the Port. The City of Westport has constructed and maintains restrooms and public parking lots on Port property one block south of the Marina near Floats 4 and 6.

The increasing Sea Lion population is another issue facing Marina users and management alike. Similar to other Marina Districts, the Sea Lion population is growing, taking over and causing damage to floats, docks and ramps. Staff has noted that the Sea Lions are becoming increasingly aggressive and they are concerned for the safety of Marina users. Marina management would like to explore options to manage the population in order to remove human/Sea Lion conflict.

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<sup>4</sup> City of Westport, Port of Grays Harbor Marina District Parking Study, March 2007

Figure 3-1 Westport Marina District Map



Map information from Port of Grays Harbor

# Westport Marina District - Figure 1

## **28th Street Landing**

The *Port of Grays Harbor 28th Street Landing Recreational Lands and Facilities Plan 2009 – 2014* was adopted by the Port in September of 2009. The plan was developed to serve as a stand-alone policy document to guide development, operations, and maintenance activities at the 28th Street Landing site. Information gained from that plan is included in the following text.



28th Street Landing is located just west of three marine terminals which receive freight by rail, cargo ship, and truck. Although this is a busy industrial area, the Port of Grays Harbor maintains 28th Street Landing to provide public water access in the Aberdeen and Hoquiam area. 28th Street Landing is located in the City of Hoquiam on Grays Harbor near the mouth of the Chehalis River. The site and facilities are owned and maintained by the Port of Grays Harbor and include: Two loading floats, a wide concrete plank ramp launch, a two story viewing tower with bench, a lighted, paved and lined parking area with designated ADA accessible trailer parking stalls, a picnic table/bench, and an ADA accessible restroom. Additional trailer parking is available along 28<sup>th</sup> St. There is no fee collection service at this site.

The boat launch facility is used by boating enthusiasts from all over Western Washington and can attract fisherman from Eastern Washington during the Fall Chinook and Coho runs. The float at the launch is also utilized by canoers and kayakers. The 28th Street Landing launch provides quick access to several fish runs coming through the mouth of the Chehalis River. On opening day, the line to use the launch can be backed up for hours while fisherman wait for preceding boats to be launched and the trailer hauled and parked.

The use of the 28th Street Landing Viewing Tower for water viewing is more of a local opportunity and generally serves the citizens of Aberdeen and Hoquiam. People utilize the viewing tower and upland area to watch boat launches, view Port of Grays Harbor terminal activities, and view the bay and wildlife.

### **Existing Conditions:**

The *28th Street Landing Recreational Lands and Facilities Plan 2009 – 2014* as well as the Port's overall *Recreation Lands and Facilities Plan 2016 – 2022* identified the following facility improvements needed at the site:

- Debris barrier replacement

- Launch float and launch pad replacement and expansion
- Parking improvements and expansion
- Permanent restroom
- Signage

The Port implemented a phased series of improvements at the site. Phase I improvements were completed in August of 2015 and included removal and replacement of precast floats and guide piles, reconstruction of a portion of the boat launch ramp, removal and replacement of the debris deflector in the water, and removal and installation of stone revetments along the shore in the boat launch area.

Phase II improvements, completed in 2019, were funded through an RCO Boating Facilities Program grant of \$811,942 and Port contributed matching funds of \$275,000. Phase II improvements included: Installation of a new, wider launch ramp, a second boarding float, a permanent ADA accessible restroom, installation of a new stormwater system, additional and improved lighting, and a new paved and striped parking lot with ADA stalls.

### **Aberdeen Landing**

Located along the Chehalis River in the City of Aberdeen, WA. This site consists of a previously developed primitive boat launch and a fenced dock on pilings with a sprinkler system and room for tie ups. There are six parking spaces dedicated for this site for Port use. The site is situated behind the East Aberdeen Waterfront Walkway trail system that runs behind Wal-Mart. The boat launch is not accessible for use as it is blocked by curbing, street lights, and landscaping. Access to the site is via a shoreline trail easement granted to the City of Aberdeen by the Port of Grays Harbor. The purpose of the easement is to allow access to the East Aberdeen Waterfront Walkway. An identical easement was given to the City of Aberdeen by Wal-Mart to allow for public access.



Although the logistics of this site are complicated, the Port may consider appropriate development in near future. Future plans for the site require negotiating additional easements and parking space from Wal-Mart. Aberdeen Landing could potentially accommodate light mixed use recreation such as seasonal attractions, vendors, and appropriate amenities.

## **Friend's Landing**

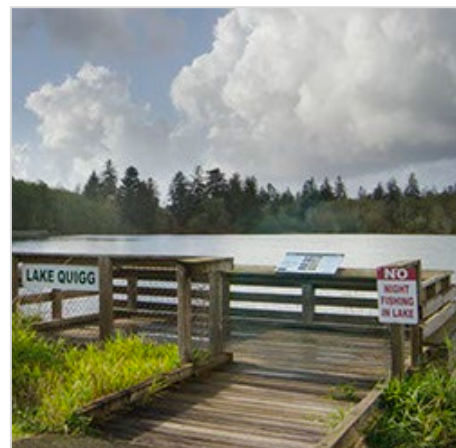
Located on the Chehalis River, just outside of Montesano, WA. The site offers 152 acres of recreation opportunities including hiking, fishing, camping and bird watching. Major features include Lake Quigg, a 32 acre man-made lake, surrounded by a 1.7 mile trail as well as a boat launch along 1 mile of Chehalis River frontage.

The site offers RV and tent camping with 29 sites available. The 18 RV sites include electrical and water hookups and the 11 tent sites have available water. The RV sites do not include sewer hookup but a dump station is available on-site. The RV and tent access sites are paved and maintained. Public restrooms also offer two ADA accessible showers. Camping fees for RV's are \$45 per night with a \$10 discount for seniors, disabled or Good Sam members, tent camping is \$30 per night. Lodging and sales tax are included in the nightly rates. Camping season runs from mid-March to mid-November. Two large covered picnic shelters are available.



Friend's Landing offers fishing access with two covered fishing shacks and a concrete floating pier along the Chehalis river. Although there is not a boarding float at the boat launch, there is a public fishing dock offering 15 minute tie-ups.

Lake Quigg has several piers and floating docks which allow for easy access to fishing. There are two boat launches providing access to the Chehalis River and Lake Quigg. Only non-motorized boats are allowed on Lake Quigg. Parking for boat trailers is available between the boat launches. There is a \$3 daily launch fee or \$50 for a calendar year pass. A 1.7 mile paved and bridged hiking trail around Lake Quigg takes you through wetland





### **Existing Conditions:**

Friend's Landing was developed to provide barrier free camping, fishing and hiking opportunities. The 1.7 mile hiking area around the lake is a maintained, paved and bridged access trail. The fishing facilities have wheelchair access to the fishing shacks, and piers for lake access. The boat launch ramp was designed to facilitate wheelchair access. The restrooms on site are wheelchair accessible, with 2 shower stalls in each that are built with wheel chairs in mind. The playground offers some barrier free opportunities. The Camping, RV and tent access sites are all paved and maintained.

Portions of the paved trail are in need of repair due to cracking, buckling, and tree root upheaval. Wood planking on various trail segments needs to be replaced. The bank line is eroding in the vicinity of the footbridge over Lake Quigg and is in need of stabilization and repair. The gravel parking lot and road into the site need to be re-graded. The Port should also keep an eye on the development of any knot weed patches.

The Port acquired Friend's Landing In October of 2014 after the 501(c)(3) that owned and operated the facilities requested the Port take ownership. No historic data on the site such as user-ship records, financial history, or fee structures was included in the transfer of ownership. Since the Port formally took ownership they have begun managing data and records for the site. Shortly after acquisition the Port performed a rate analysis to determine a competitive fee structure. Analysis was based on 13 sites in western Washington with similar amenities.

### **Sterling Landing**



Sterling Landing is located on the Wynoochee River just outside of Montesano, southwest of the SR 12/Devonshire Road interchange. It consists of 30 acres of un-developed land with two small lakes and access to the Wynoochee River. Although it is open to the public there are no improvements on property. There is a graveled parking area and primitive trails to the river and lakes.

Motorized boats are not allowed in the lakes but drift boats have traditionally accessed the river via a gravel bar, which is not a permitted launch facility. Hunting and camping are not allowed on the site.

**Existing Conditions:**

Sterling Landing is a primitive and undeveloped site with no paved parking or formal trails, no restroom facilities, no camping facilities, and a gravel boat launch in need of maintenance and upgrading. The launch at Sterling Landing is not a permitted use. The Port needs to investigate properly permitting the launch for future use. While the Port has opened the site for public use, they are aware of the need for site planning. The Sterling Landing site has limited development capabilities as it functions as a natural drainage basin. To meet public need, maintain site sensitivity and direct investment it is recommended that the Port of Grays Harbor develop a plan specifically for the Sterling Landing property. Any development of the site should keep in mind the close proximity of neighboring homes, farmlands and pasturelands and incorporate safety buffers or barriers to protect those properties.

**Service Area**

The localized service area for Port owned sites is county-wide. The Westport Marina is the premier marina on the Washington Coast with a service area that encompasses most counties in western Washington and also draws users from California, Montana and Nevada. Port owned recreation sites and facilities draw users from surrounding counties such as Mason, Peirce, Thurston and Lewis Counties.<sup>5</sup> Within the context of this plan a discussion of inventories outside of Grays Harbor County is not practicable. Please refer to Figure 3-2 Port of Grays Harbor Recreational Properties Service Area.

**Launch Facilities and Waterfront Access**

There are 31 launch sites providing access to the rivers, tributaries and the harbor within Grays Harbor County. These sites have varied issues affecting access and ease of use including: Seasonal limitations, tidal limitations, lack of amenities, lack of vehicle and or trailer parking, lack of a tie up float, primitive nature and/or remote location. Of these sites 10 have seasonal and/or tidal limitations, 7 provide gravel launches, and 15 have no amenities. Some sites are simply not desirable fishing locations.

Recreation lands and facilities owned by the Port of Grays Harbor are unique in character and not comparable to city park sites such as pocket parks, neighborhood or community parks. Yet Port owned sites are more than just stand alone launch sites. Below is a discussion of existing waterfront access sites surrounding Port owned sites that are closest in amenities. Please refer to Figure 3-3 Facilities Inventory: Waterfront Access Sites and Table 3-1 Waterfront Access Facilities Inventory. Note - The lettering system on the Waterfront Access Site Map and the Waterfront Facilities Inventory table are corresponding.

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<sup>5</sup> Port of Grays Harbor Recreation Lands and Facilities survey, February 2021

Figure 3-2 Port of Grays Harbor Recreational Properties Service Area



### **Westport Marina/Public Boat Launch Area**

- Westhaven State Park (A)  
Encompassing 79 acres, this day-use park provides picnicking, rest rooms and showers. Activities include ocean fishing, beachcombing, scuba diving, and surfing. The park also features views of scenic Half Moon Bay.
- Westport Light State Park (B)  
This 212-acre State Park is named for the Coast Guard lighthouse built in 1898 at the south entrance to Grays Harbor. Facilities include, picnic tables, a viewing platform, restrooms, and 60-vehicle parking area.
- Twin Harbors State Park (C)  
South of Westport, this 172 acre state park provides 272 standard campsites, 49 with trailer hookups; covered shelters; hiking; picnicking; rest rooms/showers. Activities include RV and tent camping, hiking, walking, ocean fishing and beachcombing, and playground activities.
- Johns River WRA (D)  
This State Wildlife Area features ADA accessible parking, restrooms, hiking trails, viewing blinds, and hunting opportunities. It offers 1 concrete boat ramp, 10 gravel parking spaces and 25 gravel trailer spaces.

### **28th Street Landing, Hoquiam Area**

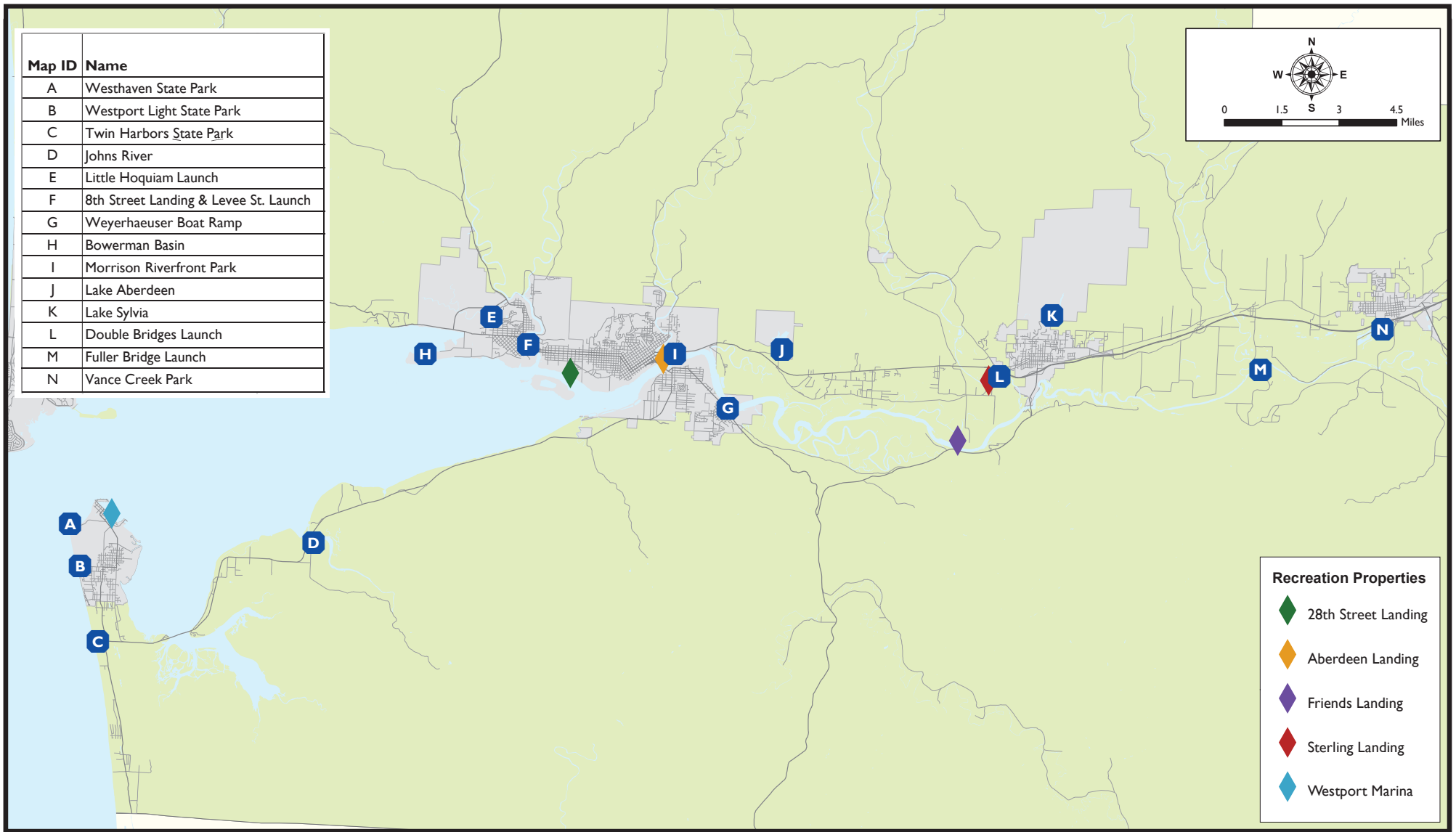
- Little Hoquiam Boat Launch (8<sup>th</sup> Street) (E)  
The site provides approximately 120 linear feet of access to the Little Hoquiam River. There is an upland grass area of approximately one acre. Site offers 1 concrete ramp, gravel parking for 10 cars and 25 trailers. No amenities.
- 8<sup>th</sup> Street Landing (F)  
Offers a passive waterfront experience. Located on the west bank of the Hoquiam River, this site provides a paved pathway over one-quarter mile in length and five picnic tables with shelters and a fishing and boat dock.
- Levee Street Boat Launch (F)  
Located in close proximity to 8<sup>th</sup> Street Landing, the site offers one paved lane, a concrete ramp, boarding float and 189 feet of moorage space, a covered picnic area, grill, benches and on-site parking. The site and launch are ADA accessible.
- Weyerhaeuser Boat Ramp (G)  
Located on the Chehalis River near Cosmopolis provides 1 asphalt and 1 gravel ramp with gravel parking spaces for 50 cars and 50 trailers. There are no amenities of any kind at this site.

- Bowerman Basin Wildlife Refuge (H)  
The refuge provides 1,800 acres of preserve shorebird resting and feeding habitat. A boardwalk, sani-can and viewing platforms are provided.
- Morrison Riverfront Park (I)  
Located on the Chehalis River the park provides picnic tables, benches, a fishing and viewing dock, playground equipment, restrooms and a paved and landscaped riverfront walkway approximately 1.25 miles in length.
- Lake Aberdeen (J)  
Located just outside of the City of Aberdeen, Lake Aberdeen is a popular recreation spot. The site offers a gravel boat launch (internal combustion motors prohibited), two boat docks, picnic tables, a swimming beach, play apparatus and a playground area, restrooms and paved parking.

#### **Friend's Landing, Montesano Area**

- Lake Sylvia(K)  
This 233-acre park provides access to 15,000 feet of freshwater shoreline and multiple hiking trails. The site offers 35 tent spaces, one dump station, three restrooms (one ADA) and six showers (four ADA), open playground with play apparatus, and two primitive tent sites for hikers and bicyclers. There is one concrete boat ramp for man-powered or electric -powered boats only.
- Double Bridges Launch (L)  
The site is located at the Highway 12 Bridge along the Satsop River near the community of Satsop in Grays Harbor County and administered by Washington Department of Fish and Wildlife. This site offers restrooms, 1 concrete ramp, gravel parking for 15 cars and 35 trailers, and paved parking for 2 cars.
- Fuller Bridge Launch (M)  
The site is located at the foot of the bridge on Keys Road in Grays Harbor County on the Chehalis River and administered by Washington Department of Fish and Wildlife. This boat launch provides 2 concrete boat ramps, restroom facility and gravel parking for 30 cars and 60 trailers.
- Vance Creek County Park (N)  
Located just south of Elma, this County park offers day use for picnicking, boating, swimming, fishing, and walking. Site offers playground apparatus, grass fields, covered and open picnic tables, barbeques, 1 concrete boat ramp, ADA accessible restrooms, trail, and paved parking.

Figure 3-3 Facilities Inventory: Waterfront Access Sites



**Table 3-1  
Waterfront Access Facilities Inventory**

Map ID	Name	Float	Launch Ramps		Vehicle Parking		Trailer Parking		Restroom	Picnic Facilities	Trails	Camping
			Concrete	Gravel	Paved	Gravel	Paved	Gravel				
A	Westhaven State Park	No	-	-		varies	-	-	Yes	No	ADA	No
B	Westport Light State Park	No	-	-	60	-	-	-	ADA	Yes	ADA	No
C	Twin Harbors State Park	No	-	-	varies	-	-	-	ADA	Yes	Yes	Yes
D	Johns River	No	1	-	-	10	-	25	Yes	No	ADA	No
E	Little Hoquiam Launch	No	1	-	-	10	-	25	No	No	No	No
F	8th Street Landing	No	-	-	varies	-	-	-	No	Yes	Yes	No
F	Levee St Boat Launch	Yes	1 ADA	-	varies	-	varies	-	No	Yes	No	No
G	Weyerhaeuser Boat Ramp	No	1	1	50	-	-	50	No	No	No	No
H	Bowerman Basin	No	-	-	-	-	-	-	Yes	No	ADA	No
I	Morrison Riverfront Park	No	-	-	45	varies	-	-	No	Yes	ADA	No
J	Lake Aberdeen	No	-	1	varies	-	varies	-	Yes	Yes	ADA	No
K	Lake Sylvia	No	1	-	varies	varies	-	-	ADA	Yes	Yes	Yes
L	Double Bridges Launch	No	2	-	-	30	-	60	Yes	No	No	No
M	Fuller Bridge Launch	No	1	-	2	15	-	35	Yes	No	No	No
N	Vance Creek Park	No	1	-	60	varies	-	-	ADA	Yes	ADA	No

## **CHAPTER 4 PUBLIC INVOLVEMENT**

Public outreach and input was an integral part of the planning process and served as the foundation for identifying the Goals and Objectives and determining the Capital Improvement Program projects and implementation recommendations.

The planning process for creating the Port of Grays Harbor Recreation Lands and Facilities Plan included opportunity for public comment and involvement. Public involvement included an iterative process involving comment and review and resulted in revision to plan contents. This is an important element in being sensitive to comments of the public as well as building trust during the planning process.

The current update began in 2021, with Port of Grays Harbor and the Grays Harbor Council of Governments (GHCOG) strategizing on plan formation. Public comment was welcomed and incorporated but opportunities were impacted by the Covid-19 pandemic and ensuing state mandates.

### **Recreation Lands and Facilities Committee**

The Committee directed and reviewed the bulk of work undertaken by GHCOG in creation of the current update, covering the years 2022-2028. Additional staff was called upon to assist in various technical elements of the plan as needed.

Committee membership consisted of the following:

- Kayla Dunlap, Director of Government and Public Affairs
- Alissa Shay, Satsop Business Park General Manager
- Molly Bold, Westport Marina General Manager
- Randy Lewis, Director of Health, Safety and Environment
- Shannon Anderson, Business & Trade Development Assistant
- Leonard Barnes, Deputy Executive Director

Since the structure of the Port of Grays Harbor is very different than that of a city or county the Recreation Lands and Facilities Committee fulfilled a role similar to that of a planning commission through the duration of the planning process. Committee members were assigned their role by Port leadership. Actions of the Committee were reviewed by Executive Director Gary Nelson and the Port of Grays Harbor Commissioners.



2021 Commissioners included:

- Commissioner Stan Pinnick – Serving on the Commission since 2003
- Commissioner Phil Papac – Serving on the Commission since 2018
- Commissioner Tom Quigg – Serving on the Commission since 2018

Mid 2021 GHCOG began compiling information and laying out the planning infrastructure. The Committee met approximately every two weeks for the duration of the process.

### **Public Process**

Committee activities were discussed during Port staff meetings. Presentations by staff were given to the Port Commission at their regularly scheduled meetings. GHCOG staff provided periodic updates to the Port Commission at their regularly scheduled Commission meetings. All Commission meetings are open to the public with opportunities to comment during two public comment periods. Port Commission meetings are well-attended and covered by local media.

PLAN REVIEW - A comprehensive review of existing plans documents was completed. Please refer to Appendix B Related Planning Efforts. Information within those documents was incorporated into the Port of Grays Harbor Recreation Lands and Facilities Plan as appropriate. Multiple documents were reviewed and referenced throughout this plan.

PERSONAL INTERVIEWS - A series of personal interviews was ongoing during the planning process which resulted in direct input into the Demand and Need and Goals and Objectives Chapters.

SURVEYS - During the month of February, 2022, the Port provided an opportunity for the public to provide input into the planning process via a survey. To view the survey and responses please refer to Appendix C, User Surveys.

The survey was available on the Port of Grays Harbor website as well as in hard copy at the Port of Grays Harbor main office in Aberdeen, Westport Marina Office and Satsop Business Park. Notifications to participate in the survey included radio and newspaper PSA announcements; postings, including links, on KRXO news and Greater Grays Harbor Inc. websites; and notice of opportunity to participate at the February meeting of the Grays Harbor Council of Governments which is open to the public. Please refer to Appendix D Request of Public Input.

The survey process was open for two weeks between February 16 and March 2, 2022. At the close of the survey, the Committee met to review and discuss the submittals and verify comments. This information was used in the development of the Capital Improvements Plan.

## **Final Draft Public Notification and Solicitation for Comments**

*PLEASE NOTE – This section to be added after the closing of the public comment period.*

Before and during this planning process the Port of Grays Harbor has been working to remedy many of these issues. The Port continually improves its recreation lands and facilities to provide a safe and welcoming environment for all users. The primary focus of Port leadership is to address maintenance and capital improvements at existing recreation sites before considering acquisition of new facilities. Although the plan covers a six-year period, it is a living document and can be easily amended to include new needs and opportunities as they arise. The Capital Improvements Plan (CIP) identified in this document is dedicated to strictly recreation sites and facilities and is only one small portion of the Port's overall CIP.

## **Plan Adoption**

*PLEASE NOTE – This section to be added after the closing of the public comment period.*

The Port of Grays Harbor Recreation Lands and Facilities Plan was formally adopted via Resolution # \_\_\_\_\_ at the April 12, 2022 Port of Grays Harbor Commission meeting. A related SEPA review was also completed in April of 2022. See Appendix F, Adoption Resolution and Public Meeting Minutes.

## **CHAPTER 5**

### **DEMAND AND NEED ANALYSIS**

The demand and need analysis was developed using national, state and local trends, population characteristics, information from ongoing Port activities and the public involvement process. The purpose of the analysis is to provide useful information to Port of Grays Harbor leadership and staff to assist in developing priorities and directing investments.

As addressed earlier in this plan, the lands and facilities offered for public recreation by the Port of Grays Harbor are unique in character. As a port district there is no requirement to provide public recreational facilities. However, Port of Grays Harbor leadership appreciates the support of the Grays Harbor community and feels strongly about enabling the interaction of the community with the pristine natural environments found in Grays Harbor. Since these lands and facilities are not city, state or federal parks, applying standardized measurement criteria forces an awkward fit. However, there is great benefit in examining local and regional trends and addressing their impacts (if any) to existing recreation opportunities offered by the Port of Grays Harbor.

#### Population Trends

A note about the data used in this section: Due to methodology changes in data collection for Census 2020 multi-year trend line data in several pre-existing data sets is no longer comparable.

The national population is aging, and with several places in Grays Harbor being favorite retirement locations, the county follows this trend. Since 2000 the percent of residents in Grays Harbor age 62 and older has steadily risen; from 18.2% in 2000 to 20.4% in 2014. In 2020 22.3% of the county population is 65 and older. While the state population of 62 years of age or older was 13.3% in 2000 and 15.6% in 2014. Washington State population 65 and over in 2020 is 15.9%. The median age of Grays Harbor County is 45.5 years; the median age of Washington State is 37.9.<sup>6</sup>

The aging population in Washington is having an impact on recreation in the state as many older Washington residents remain very active and involved in outdoor recreation throughout the state. According to *The State Comprehensive Outdoor Recreation Plan (SCORP)*, older residents are participating in nature-based activities at a higher rate than are younger

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<sup>6</sup> US Census Bureau, OFM

residents, which is an important finding given that trends in participation among all residents show a dramatic increase in participation in many nature-based activities.<sup>7</sup>

### Income Trends

Median household income in Grays Harbor is not only lower than the state average but has a slower growth rate as well. 2014 median household income in Grays Harbor was \$41,409 and \$61,026 in 2019 while the Washington State median household income was \$58,686 in 2014 and \$78,687 in 2019.<sup>8</sup>

One of the outcomes of reduced income is people recreating closer to home. The economic downturn of 2008 saw less families traveling away for recreation and those who did shortened the length of their time away. The Covid-19 Pandemic saw rigid travel restrictions and state mandates. Once the state mandated restrictions were loosened there was a high demand for vacation and recreation opportunities close to home. This places a greater demand on the need for local and regional recreational facilities.

### Statewide Recreation Trends

The 2013 statewide participation survey conducted for the Recreation and Conservation Office and Funding Board, *State Comprehensive Outdoor Recreation Plan (SCORP)*, identified over 60 different recreation activities. The top five favored activities included a desire to recreate closer to home. The percentage of responses is also listed:

1. Picnicking, bbqing or grilling out - 80.9%
2. Walking (without a pet) - 71.3%
3. Wildlife viewing/photographing - 59%
4. Sightseeing - 56.8%
5. Gardening - 56.7%

The *2018 Recreation and Conservation Plan for Washington State* listed the following top five activities:

1. Walking - 94%
2. Nature activities - 89%
3. Leisure activities at parks - 82%
4. Swimming - 68%
5. Sightseeing activities - 67%

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<sup>7</sup> Outdoor Recreation in Washington, the 2013 State Comprehensive Outdoor Recreation Plan (SCORP), Washington State Recreation and Conservation Office, May 2013.

<sup>8</sup> U.S. Census Bureau , OFM

The 2018 plan ranked water based activities in 8<sup>th</sup> place followed by camping in 9<sup>th</sup> place. Youth participation ranked walking, leisure in parks, trending activities, fishing in fresh water and nature based activities as the top five recreational activities.

The top ranked activity by race is walking in parks/trails. Second place rankings included relaxing/reading, outdoor concert/event, playing, and visiting rivers and streams.<sup>9</sup> Understanding the preferences of the diverse community will help to ensure recreation opportunities are equitable and of benefit to all.

### Factors Influencing Recreational Boating

Recreational boating is a discretionary activity and fluctuates in relation to income trends and economic conditions. But all around statistics show a distinct interest in boating activities in the US and in Washington State.

A 2021 *Special Report on Fishing and Boating* indicates that 55 million Americans went fishing in 2020, the highest fishing participation rate in nearly a decade. Of that number, 4.4 million were 1<sup>st</sup> time participants. Female participation reached an all-time high of 9.7 million or 36% of total participants. Youth participation has increased dramatically with 13.5 million youth ages 6 to 17 participating.<sup>10</sup>

According to that same report, 33% or about 12.7 million of all fishing participants own a boat. An additional 8.5 million or 33% of participants are considering boat ownership. Powerboats rank highest among owners and account for 65% of all participants. Coming in second are canoes at 20%.<sup>11</sup>

The 2007 *Washington Boater Needs Assessment* by Responsive Management for the Recreation and Conservation Funding Board identified the following:

- 62% of boaters boat most days in the county in which they reside
- 23% boated more than 30 days per year
- 43% of boaters indicated there are boating facilities or services in the county in which they boat most often that they would like to see improved
- Boat launch ramp improvements were sited more often as a facility need by Coastal Region boaters (this includes Grays Harbor)

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<sup>9</sup> 2018 Recreation and Conservation Plan for Washington State, Washington State Recreation and Conservation Office, 2018.

<sup>10</sup> 2021 Special Report on Fishing and Boating, Recreational Boating & Fishing Foundation and The Outdoor Foundation, 2021

<sup>11</sup> 2021 Special Report on Fishing and Boating, Recreational Boating & Fishing Foundation and The Outdoor Foundation, 2021

Vessel registration counts remain high in the recreational facilities service area identified in Chapter 3, Inventory including Grays Harbor, Mason, Thurston, Lewis, and Pierce Counties.

Table 5-1 Vessel Registration Counts

County	2015 Registration	2021 Registration
Grays Harbor	2,533	3,054
Mason	3,291	5,157
Thurston	8,079	9,788
Lewis	2,500	3,121
Pierce	19,983	26,377

Washington Coast Economist Recreational Boat Fleet Dashboard, Washington Sea Grant

### Survey Responses

The common thread throughout survey responses is to improve the maintenance of existing properties, especially walkways and trails. When asked what improvements participants would most like to see at Friend’s Landing, the top responses included: Repair the trail system, expand picnic shelters/common area, and picnic shelter/playground parking improvements.

When asked about development options for Sterling Landing the top responses included: Trail development around lakes, vault restrooms, and creation of viewpoint at one or both ponds. Because Sterling Landing is raw and undeveloped almost 34% of respondents had never been to the site or didn’t know where/what it was.

The majority of the site and facilities improvements identified in the surveys are achievable and the Port has incorporated them into current and future financial plans. Many of the issues raised in the survey have already been completed or are ongoing. Please refer to Improvements Since Last Plan in Chapter 1. Improvements are systematically implemented through the Capital Improvement Plan. The Capital Improvement Plan allows the Port to schedule improvements by year and within budget constraints. It is also important to understand that none of the recreational properties generates a significant portion of the Port’s revenues and the Port’s ability to fund the planned improvements are tied to market trends that could impact its ability to provide funding as planned.

94% of participants have visited Port recreation sites within the past year with Friend’s Landing being the most visited site. 28<sup>th</sup> St. Landing had the second highest amount of visitors according to the survey.

Top uses for Friend’s Landing included walking the trail around Lake Quigg, using the playground equipment, covered picnic shelters and camping. Top uses for Sterling Landing included walking and/or hiking, fishing in the river, and birdwatching. These usage patterns were consistent with patterns identified through survey in the Port’s previous recreation plan.

When asked to describe their overall experience with Port Recreation Facilities, very good was the top response at 52.4%, just OK ranked second at 54.2%, exceptional ranked third at 10.8% and dissatisfied at 2.3%.

When asked which site if any were they dissatisfied with, 50% of respondents skipped the question and did not answer. Of those that responded Friend's Landing ranked highest in dissatisfaction at 23.5%. According to comments, condition of trail surfaces was the top issue.

### Final Observations

Considerable funding has been dedicated to improvements at the Westport Marina and 28<sup>th</sup> St. Landing. Friend's Landing also has had vast improvements since the writing of the initial plan six years ago. However, current planning efforts identify the need for increased maintenance of the trails at Friend's Landing, and parking lot maintenance and additional vehicle and trailer parking at all of the Port's recreation sites. Comments also called for development of the Sterling Landing site with trails, restrooms, picnic shelters and kayak or canoe launches. Respondent's also wish to preserve the beauty of this natural site with fencing/riparian protection and halting 4x4's from damaging the wooded areas.

In consideration of the information identified in this plan, especially the information gained through public participation, the Port of Grays Harbor shall channel its available investments, to the extent possible, while meeting its statutory mission and obligations, into maintaining and upgrading its existing recreation lands and facilities. Port of Grays Harbor leadership believes recreation lands and facilities under Port ownership will continue to enhance other existing recreation opportunities throughout Grays Harbor.

### Recommendations

1. **Budget to provide capital improvements for existing park sites.** Focus on improvements of existing facilities such as: Added parking, development of new trails, picnic facilities, boat launch improvements, and restroom facilities.
2. **Budget to maintain existing park facilities with adequate levels of maintenance.** This includes general maintenance such as: Trash and debris removal, re-painting and repair of facilities, maintaining trail surfaces, re-grading of gravel parking areas as needed. Port leadership may want to consider providing some form of security to patrol its' properties in order to curb illegal dumping, trespassing and uses that are not allowed.
3. **Seek capital improvement grant funding for the following:**
  - Friend's Landing – bank stabilization (for pedestrian bridge), water trails development.
  - Sterling Landing – Master Plan development and implementation.

## **CHAPTER 6**

### **CAPITAL IMPROVEMENT PLAN**

A Capital Improvement Plan (CIP), sometimes termed a Capital Facilities Plan (CFP), is an operational tool that includes:

- an existing inventory of all capital facilities
- a forecast of future needs
- the proposed location and capacities of new facilities, and
- at least a six-year financing plan showing fund sources for future facilities.

One element of the overall CIP is the Recreation Lands and Facilities Element. Once completed and adopted, the CIP can be easily updated by staff. Importantly, it can be integrated into the existing annual or semi-annual budget adoption process and updated along with each budget.

The CIP organizes and prioritizes all capital needs and costs for the next 6 years. This helps keep scarce capital budget expenditures focused on true system-wide, established priorities. CIPs are increasingly required to support state and federal loan and grant funding requests. Even though Grays Harbor County is not a mandatory Growth Management Act jurisdiction, and therefore its municipalities are not required to adopt Capital Improvement Plans, the awarding of grants and loans are increasingly competitive and local governments who can demonstrate careful planning for their capital needs will score higher on evaluations of their applications for grants and loans.

The surveys, Recreation Lands and Facilities Committee insights, and staff recommendations that were described in the Demand and Need Analysis provided the information to establish the project array outlined in the Capital Improvement Plan (CIP).

It is important to note that the CIP is a living planning document and as such is open to changes as needed. For example, if an unforeseen funding opportunity becomes available the Port may opt to move a project from one year to another to take advantage of the opportunity. Alternately if repair to a site or a facility becomes critical, the Port may opt to rebalance funds and scheduling between projects to facilitate need.



**Port of Grays Harbor  
Recreation Lands and Facilities Capital Improvement Plan 2022 - 2028**

**Westport Marina**

**Year - 2022**

Facility	Description	Type <sup>i</sup>	Fund Source <sup>ii</sup>	Total Cost
Float 15-21 Parking Lot	Design/Engineering	E	L, I, BFP	\$40,000
Float 15-21 Parking Lot	Drainage Improvements	C	L, I, BFP	\$95,000
Viewing Tower	Replace railings	C	L, WWRP, ALEA	\$25,000
Float 6	Rehabilitation	C	L, BFP	\$450,000

**Year - 2023**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Renovate Office/Restrooms	Engineering/Permitting	E	L, I, WWRP, BFP, LWCF	\$50,000
Renovate Office/Restrooms	Construction	C	L, I, WWRP, BFP, LWCF	\$250,000
Float 15-21 Parking Lot	Resurfacing	C	L, I, BFP	\$250,000
Esplanade	Reconstruction	C	TBD <sup>iii</sup>	\$450,000

**Year - 2024**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Float 20, Fisherman's Boardwalk	Rehabilitation	C	L, BFP, LWCF	\$350,000

**Year - 2025**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Float 20 Parking Lot	Resurface	C	L, I, BFP	\$200,000

**Year - 2026**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Float 17 Restroom	Replacement	C	L, WWRP, BFP, LWCF	\$200,000

## Friends Landing

### **Year - 2022**

Facility	Description	Type <sup>i</sup>	Fund Source <sup>ii</sup>	Total Cost
Entry Road Fence	Replace	C	L	\$20,000
Pedestrian Bridge	Bankline Stabilization CN	C	L, I, ALEA, LWCF, WWRP	\$300,000
Restrooms	Maintenance/repair	C	L, LCWF, WWRP	\$15,000
Tent Campground	Upgrade	C	L, WWRP	\$25,000
Entryway	Refurbish landscaping	C	L	\$10,000
Playground	Various improvements	C, P	L, LCWF, WWRP	\$15,000
Trail/Boardwalk	Maintenance/surface imp.	C	L, I, ALEA, LWCF, WWRP	\$30,000
Firewood Vending Machine	New	P	L	\$6,000

### **Year - 2023**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Computer System	Replace Reservation Software	P	L	\$5,000
Full Site	Water Trail Development	E/C	L, I, ALEA, LWCF	\$10,000
Trail/Boardwalk	Maintenance/Surface Imp.	C	L, I, ALEA, LWCF, WWRP	\$30,000
Boat Launch Replacement	Design	E	L, I, BFP	\$25,000
Picnic Shelter	Parking Lot Improvements	C	L, I, LCWF, WWRP	\$15,000

### **Year – 2024**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Trail/Boardwalk	Maintenance/Surface Imp.	C	L, I, ALEA, LWCF, WWRP	\$30,000
Cabins	Installation	C	L, I, LCWF, WWRP	\$50,000
Boat Launch	Replacement	C	L, I, BFP	\$250,000
Picnic Shelter	Common Area /Landscaping Imp.	C	L, I	\$15,000

### **Year – 2025**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Trail/Boardwalk	Maintenance/Surface Imp.	C	L, I, ALEA, LWCF, WWRP	\$30,000

Friends Landing continued

**Year - 2026**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Picnic Shelter	Roof Replacement	C	L, I	\$20,000
Replace Boardwalk Sections	Construction	C	L, I, ALEA, LWCF, WWRP	TBD <sup>iii</sup>

Sterling Landing

**Year - 2022**

Facility	Description	Type <sup>i</sup>	Fund Source <sup>ii</sup>	Total Cost
Full Site	Master Plan Development	E	L, I, ALEA, LWCF, WWRP	\$20,000

**Year – 2023 through 2027**

Facility	Description	Type	Fund Source <sup>ii</sup>	Total Cost
Full Site	Master Plan Implementation	C	L, I, ALEA, LWCF, WWRP	TBD <sup>iii</sup>
Vault Restroom	Installation	C	L, I, ALEA, LWCF, WWRP	\$50,000
Parking Area improvements	Fencing/Riparian Protection	C	L, I, ALEA, LWCF	\$60,000
Trail Development Around Lakes	Design/Permitting	E	L, I, ALEA, LWCF, WWRP	TBD <sup>iii</sup>
Trail Development Around Lakes	Construction	C	L, I, ALEA, LWCF, WWRP	TBD <sup>iii</sup>

<sup>i</sup>Type: A – Land Acquisition; C – Construction; E – Engineering, P – Purchase Equipment

<sup>ii</sup> Source:

L – Local (Port Funds)

S – State Capital Budget

I – In-Kind

ALEA – Aquatic Lands Enhancement Account

BFP – Boating Facilities Program

LWCF – Land and Water Conservation Fund

WWRP – Washington Wildlife and Recreation Program

<sup>iii</sup> Cost: TBD – To Be Determined

## **Public Funding Opportunities**

The funding of recommended improvements within the Port of Grays Harbor Recreation Lands and Facilities Plan is an important consideration. With limited, budgeted recreation funds, outside sources such as grants and loans should be considered. There are a number of programs that Port properties are eligible for as outlined below. This recreation plan complies with the planning eligibility requirement and for Recreation and Conservation Funding Board (RCFB) programs.

### Boating Facilities Program (BFP)

This program is intended for recreational, motorized boats less than 26 feet in length and is administered by the RCFB. The program purpose is to: acquire, develop, plan for and renovate boating facilities, including launching ramps, transient moorage, and support facilities. The BFP is highly desirable to provide funding assistance for Westport Marina facilities.

Grant applications are usually due November 1<sup>st</sup> in even years. A minimum of 25% of the project cost (matching share) must be covered by the applicant. Matching share may include: cash; bonds; donations of cash, land, labor, equipment, and material; federal, state, local and private grants; and force account labor, equipment and materials. All projects will be barrier-free and the project must remain open to public use in perpetuity. Please see Manual 9: Boating Facilities Program for more specific details and restrictions.

### Land and Water Conservation Fund (LWCF)

This program is also administered by the RCFB with the purpose to: provide funding to assist in acquiring, preserving, developing, and assuring accessibility to outdoor recreation resources such as parks, trails, water access and wildlife lands. The LWCF is a potential funding program for facility improvements at both Friends Landing and Sterling Landing such as: picnic facilities, interpretive signage, restrooms, parking, trails, boardwalks, bridges and waterfront access.

Grant applications are usually due May 1<sup>st</sup> in even years. A minimum of 50% of the projects cost (matching share) must be covered by the applicant. Please see Manual 15: LWCF Program Policies for more specific details and restrictions.

### Washington Wildlife Recreation Program (WWRP)

This program is also administered by the RCFB and provides funding for a broad range of land protection and outdoor recreation, including park acquisition and development, habitat conservation, farmland preservation, and construction of outdoor recreation facilities. The LWCF is a potential funding program for facility improvements at both Friend's Landing and

Sterling Landing such as: buildings, campgrounds, cabins, fishing floats, interpretive kiosks, signs, picnic shelters, play areas, restrooms, roads, paths, and parking and viewing areas. The program is open in even number years and the awarded projects are subject to funding appropriation and approval by the Legislature in the next yearly session. Applications are generally due May 1<sup>st</sup>. A minimum of 50% of the project cost (matching share) must be covered by the applicant. Please see Manual 10a: WWRP Outdoor Recreation Account (ORA) for more specific details and restrictions.

#### Aquatic Lands Enhancement Account (ALEA)

This RCFB program offers grants to provide and improve access to aquatic lands by funding land purchase and improvement or aquatic land protection projects. ALEA grants may be used for the acquisition, improvement, or protection of aquatic lands for public purposes. They also may be used to provide or improve public access to the waterfront.

The ALEA program is targeted at re-establishing the natural, self-sustaining ecological functions of the waterfront, providing or restoring public access to the water, and increasing public awareness of aquatic lands as a finite natural resource and irreplaceable public heritage. ALEA is funded almost entirely by revenue generated by the Washington State Department of Natural Resources' management of state-owned aquatic lands.

ALEA grant process opens in even number years for funding in the following state fiscal year (2 years out). A minimum of 50% of the project cost (matching share) must be covered by the applicant. Please see Manual 21: ALEA Program Policies and Project Selection for more specific details and restrictions.

### **Private Funding Opportunities**

Private charitable organizations may provide a funding source for public recreation projects. Before pursuing private funding it is important to make sure your project will fit the criteria for funding consideration. Private organizations have leeway to select or refuse projects; therefore much time needs to be spent in communication with the organization before submitting a grant application.

#### The Sierra Pacific Foundation

The Foundation makes grants to communities with company facilities, primarily in Northern California and Washington. Grants range from \$100 to \$50,000, with total annual giving of approximately \$900,000.

Funding is provided for academic and community programs, particularly those that benefit children, including civic affairs, parks and recreation, youth sports and public safety. General operating and project support are provided.

Emerson Charitable Trust

National scope, primarily in communities with company operations. Grants range from \$100 to \$1,000,000. Focus areas include civic and economic health in building and maintaining public assets such as parks and zoos. Project and general support, as well as equipment, building funds and matching grants are provided.

## APPENDIX A

### Westport Marina Events

Appendix A  
Westport Marina Events

<b>2022 Events</b>	
<b>Dates &amp; Locations</b>	<b>Annual Event Descriptions (Event Dates May Vary)</b>
<b>March 12 - October 15</b> <i>Westport</i>	<b>WESTPORT CHARTERBOAT ASSOCIATION FISHING DERBY</b> - Compete for daily and weekly cash prizes in the Sportfishing Capital of the World. For information, <a href="#">Click Here</a> or email WestportDerby@gmail.com.
<b>March 15-June 1</b> <i>Westport</i>	<b>GRAY WHALE WATCHING</b> - Boat excursions to view the migrating California Gray Whales. Boats leave from the Westport Marina. Call ahead for reservations - Ocean Sportfishing - 1-800-562-0105 or 360-268-1000.
<b>May 29</b> <i>Westport</i>	<b>BLESSING OF THE FLEET</b> - Please join us in remembering those lost at sea and bless the fleet for a safe and bountiful harvest. Sunday 1:00 p.m. at the Fishermen's Memorial. Sponsored by the South Beach Ministerial Assoc. and Wefish.
<b>June 24 - 26</b> <i>Westport</i>	<b>20TH ANNUAL RUSTY SCUPPER'S PIRATE DAZE</b> - Rival pirates invade Westport for a weekend of fun, food and frivolity. Dress up in your "Pirate Finery" and shop, dance, interact and enjoy the mystique of Rusty Scupper and his bawdy band of buccaneers! For information, <a href="#">Click Here</a> . For photos from previous years, <a href="#">Click Here</a> .
<b>July 16</b> <i>Westport</i>	<b>EASTSIDE STREET RODS SHOW &amp; SHINE</b> - Vintage car parade and Show & Shine at the Westport marina. For photos from previous years, <a href="#">Click Here</a> .
<b>August 5 - 6</b> <i>Westport</i>	<b>14TH ANNUAL WASHINGTON TUNA CLASSIC</b> - Hosted by Mission Outdoors, a nonprofit organization building hope in the lives of our Veteran Heroes (EIN 37-1873331). This is a competitive Albacore Tuna Tournament that benefits our Veteran Heroes and the South Beach Food Bank. For more information, please email info@missionoutdoors.org or <a href="#">Click Here</a> .
<b>September 3</b> <i>Westport Docks</i>	<b>CORVETTES AT THE MARINA</b> - Corvettes of Grays Harbor invites you to "Bring Your Corvette To The Marina". For additional information, <a href="#">Click Here</a> . For registration form, <a href="#">Click Here</a> .
<b>September 15 - October 31</b> <i>Westport</i>	<b>BOAT BASIN SALMON DERBY</b> - Dockside fishing for salmon with great locally donated prizes at the Westport Marina. Free entry. For derby rules, <a href="#">Click Here</a> .
Westport-Grayland Chamber of Commerce and visitors Center website.	



## APPENDIX B

### Related Planning Events

## APPENDIX B Related Planning Efforts

### **LOCAL RELATED PLANNING EFFORTS**

28th Street Landing Recreational Lands and Facilities Plan: 2009-2014, Port of Grays Harbor, 2009.

In 2009 the Port of Grays Harbor completed a planning effort to specifically address 28<sup>th</sup> Street Landing property. The plan provided funding eligibility for the Recreation and Conservation Funding Board. Goals included:

1. IMPROVE BOATING FACILITIES - Improve and expand boating opportunities and access at the 28th Street Landing Boat Launch to accommodate additional recreational vessels, both motorized and non-motorized.
2. IMPROVE CHEHALIS RIVER ACCESS - Improve and expand opportunities for water viewing and access. Increase the Chehalis River historic information at the 28th Street Landing.
3. IMPROVE SUPPORT FACILITIES - Improve, expand, and upgrade support facilities for the 28th Street Landing Boat Launch and Viewing Tower.

### Port of Grays Harbor Industrial Properties Master Plan - 1996

Developed by Reid Middleton in 1996, the purpose of this master plan was to determine the highest and best use for the following seven properties:

- |                       |                              |
|-----------------------|------------------------------|
| 1) Main Port Terminal | 5) IDD No. 2 (Wal-Mart Site) |
| 2) ITT Rayonier       | 6) South Shore               |
| 3) A&M Site           | 7) Westport Properties       |
| 4) Bowerman Hill      |                              |

The Master Plan identifies strategic recommendations for each site. The goal of the plan was to ensure the Port's ability to continue its core missions of economic development, trade, and tourism. Plans for the IDD 2 site identified a balance of public features and amenities, private retail and commercial uses in support of a vibrant and active waterfront area.

Westport properties were slated for a mix of marine industry expansion, private sector development and the establishment of a ferry service between Westport and Ocean Shores.

### Port Industrial Area Master Plan Update December 2005

In 2005 HDR Inc. prepared an update for the Port of Grays Harbor 1996 *Industrial Properties Master Plan* specifically covering properties around the Port Industrial Road Area. The plan addresses the 28th Street Boat Launch outlining the following goals:

- Consider a boat launch user fee program to offset maintenance costs.
- Develop a plan to address security issues and concerns (for example, lighting, restroom availability, pedestrian accessibility, vandalism, littering, etc).
- Investigate the possibility of sharing parking facilities with boaters during off-work hours in addition to providing formal boat/trailer parking.
- Pursue grant funding targeted for public recreation and amenity improvements.

The envisioned results of plan implementation for the 28th Street boat launch include:

- Boat launch and viewing tower upgraded and improved public amenities
- A permanent public restroom
- Attractive lighting, picnic tables, and interpretive kiosk
- Formal parking area and designated trailer spaces.

City of Hoquiam Park and Recreation Comprehensive Plan 2005 - 2007

The 28th Street Landing is included in the City of Hoquiam’s recreation inventory. One of the tools used in the needs analysis to identify the city’s current and future recreational needs is the application of per capita standards.

Table 5.5 “Application of per capita acreage standard to the 2000 and year 2010 resident population of the City of Hoquiam” states the required number of boat launch lanes for the city is nine (1 lane/1,000 persons). The city has two existing boat launch lanes, leaving a deficit of seven launch lanes.

Due to the lack of launch lanes within the City of Hoquiam, it is important to keep the 28th Street Landing boat launch open and maintained for use as it serves an under-fulfilled facility need. Future expansion of the launch facility, such as adding another launch lane, will help reduce the number of needed launch lanes in the City.

Please note: *City of Hoquiam Park and Recreation Comprehensive Plan 2020-2026* did not include boat launches in the application of per capita standards.

City of Aberdeen 2017 – 2022 Comprehensive Parks & Recreation Plan

The City of Aberdeen Park and Recreation Plan identifies the need for linear and point access to the water for its citizens, outlined in Chapter 5 *Shoreline Public Access*. It also notes that access to boat launches is limited.

Table 6-1 “Existing and planned per capita acreage need for park site and facilities in the City of Aberdeen” state the required number of boat launch facilities (1/7,500 persons) in 2004 was three and only two are provided, leaving a deficit of one launch. Planned for year 2009 the facility need for boat launches increased to two.

The 28th Street Landing Boat Launch provides a needed access to water and helps alleviate the deficit of launch lanes for the City.

### Grays Harbor Estuary Management Plan

The *Grays Harbor Estuary Management Plan* (GHEMP) was prepared to improve the interpretation and implementation of the variety of local, county, state, and federal development regulations which affect the Grays Harbor estuary. The GHEMP serves to guide both the cities of Aberdeen and Hoquiam in the development of lands within the estuary.

Under the GHEMP, the estuary is divided into eight planning areas, each representing a common set of natural and man-related features. Planning areas provide a basis for describing how different areas of the estuary presently function and how they should function in the future.

The 28th Street Landing is located in the management unit 15 and the urban development management category.

Urban Development category purpose: The urban development management category designates areas where the predominant uses are or will be industrial and commercial development. The intent of the designation is to provide for efficient utilization of such areas primarily for water-dependent/water-related commerce and industry that are directly related to the region's primary economy.

Piers, docks, wharves, piling and mooring dolphins, bank line straightening, erosion control, and boat ramps are allowable activities.

### **STATE AND FEDERAL RELATED PLANNING EFFORTS**

#### Growth Management Act

In 1990, Washington State engaged in state-mandated planning to manage growth. Grays Harbor County does not fully plan under the Growth Management Act, but is required to develop ordinances that protect critical areas and natural resource lands. Planning for park and recreation facilities will be required to meet local critical area ordinances.

#### Shoreline Management Act

The Shoreline Management Act was passed into law June 1, 1971 (RCW 90.58). The Act's objectives are to protect and restore the valuable natural resources that shorelines represent and to plan for all "reasonable and appropriate uses" that are dependant upon waterfront location or which will offer the opportunities for the public to enjoy the state's shorelines. The Act, administered by the Washington State Department of Ecology, requires that all counties and cities prepare and adopt local shoreline master programs.

#### Coastal Zone Management Program

In addition to the Shoreline Management Act, Washington became the first state to have a federally-approved Coastal Zone Management Program. The state's Coastal Zone Management Program, approved in 1976, supports technical assistance, education, and project grants to improve public access.

*Endangered Species Act*

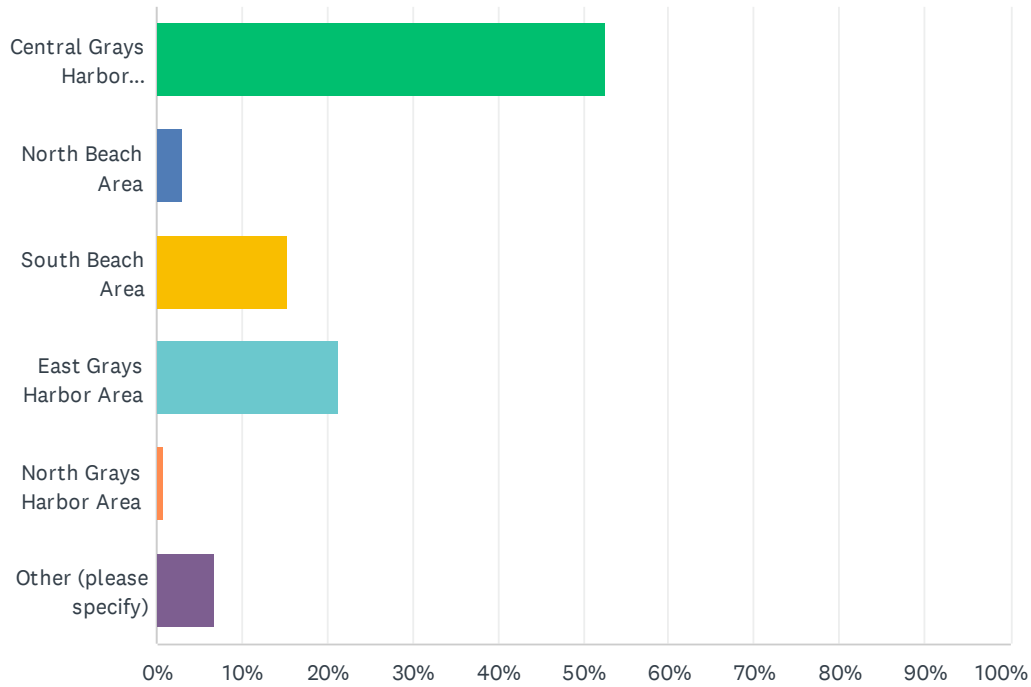
The US Fish and Wildlife Service and the National Marine Fisheries Service administer the Endangered Species Act, passed in 1973, for the conservation and recovery of endangered or threatened species. Through these efforts, critical habitat that endangered or threatened species depend upon may also be protected, which may have possible effects on recreational planning efforts.

# APPENDIX C

## Survey

# Q1 What would best describe where you live?

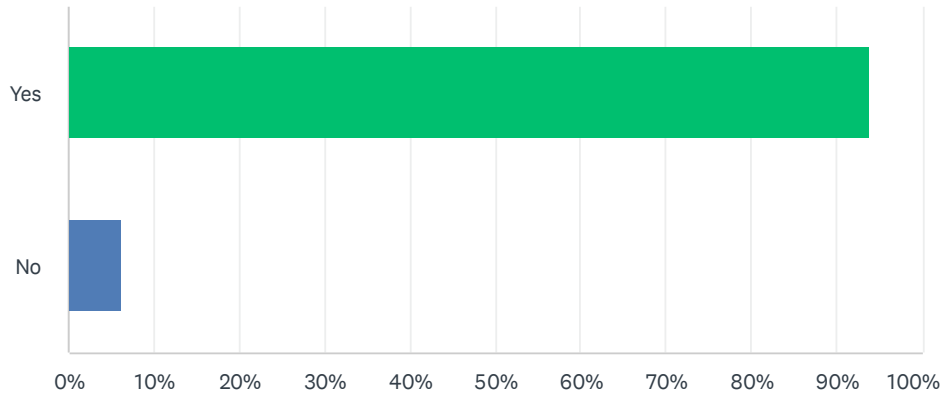
Answered: 131 Skipped: 0



ANSWER CHOICES	RESPONSES	
Central Grays Harbor (Hoquiam, Aberdeen, Cosmopolis)	52.67%	69
North Beach Area	3.05%	4
South Beach Area	15.27%	20
East Grays Harbor Area	21.37%	28
North Grays Harbor Area	0.76%	1
Other (please specify)	6.87%	9
<b>TOTAL</b>		<b>131</b>

## Q2 Has anyone in the household visited any Port of Grays Harbor recreation sites in the past year?

Answered: 131 Skipped: 0

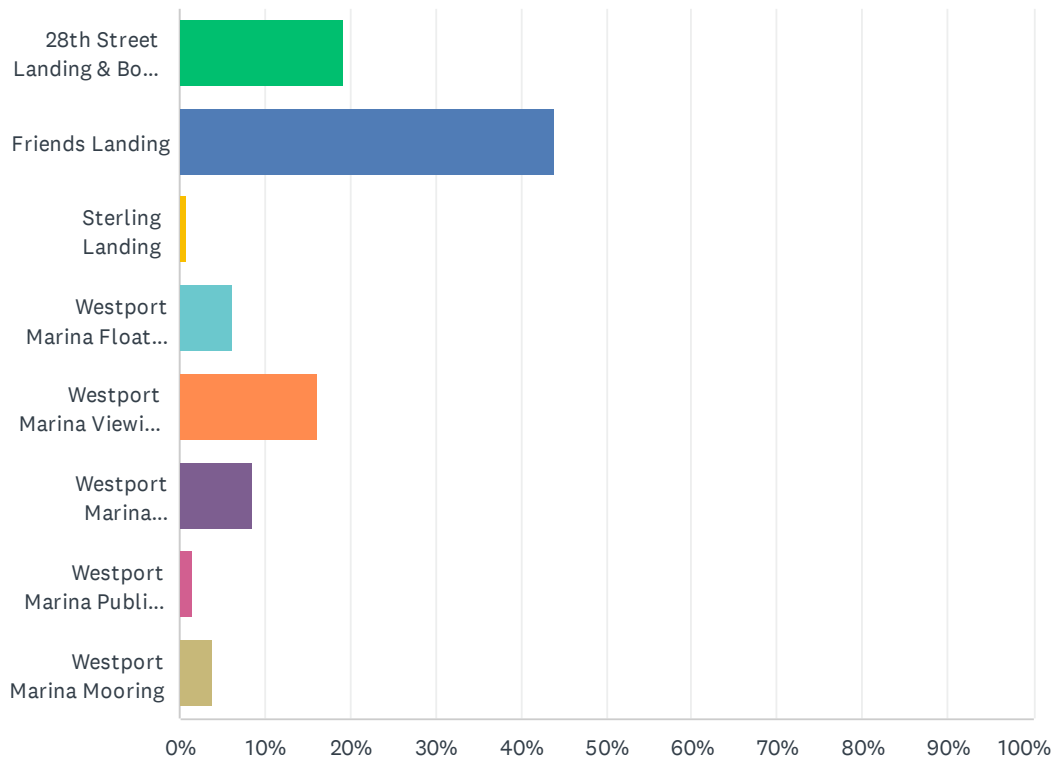


ANSWER CHOICES	RESPONSES	
Yes	93.89%	123
No	6.11%	8
TOTAL		131



### Q3 Which site did you visit most? (Choose only 1)

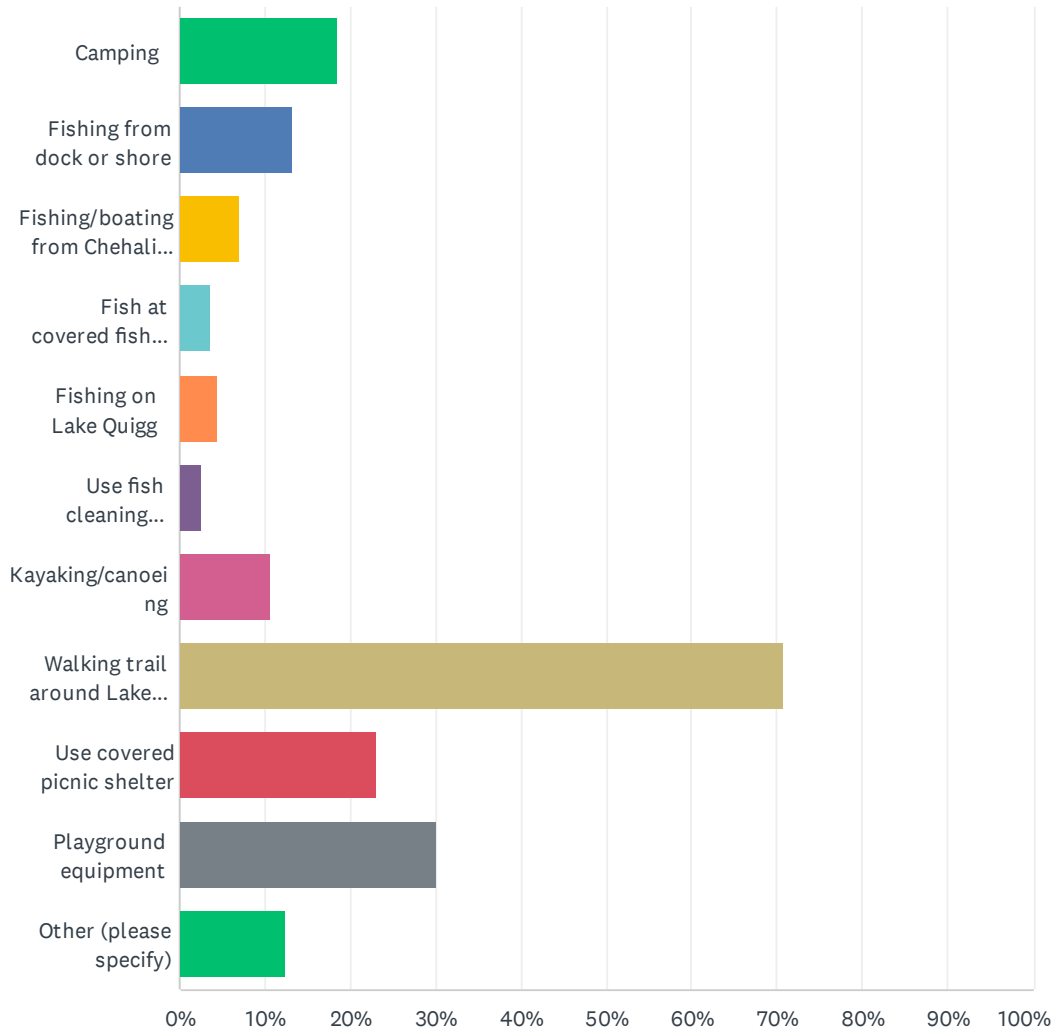
Answered: 130 Skipped: 1



ANSWER CHOICES	RESPONSES	
28th Street Landing & Boat Launch	19.23%	25
Friends Landing	43.85%	57
Sterling Landing	0.77%	1
Westport Marina Float 20 Boardwalk	6.15%	8
Westport Marina Viewing Tower	16.15%	21
Westport Marina Esplanade	8.46%	11
Westport Marina Public Boat Launch	1.54%	2
Westport Marina Mooring	3.85%	5
<b>TOTAL</b>		<b>130</b>

### Q4 If you visit Friends Landing, what do you do there?

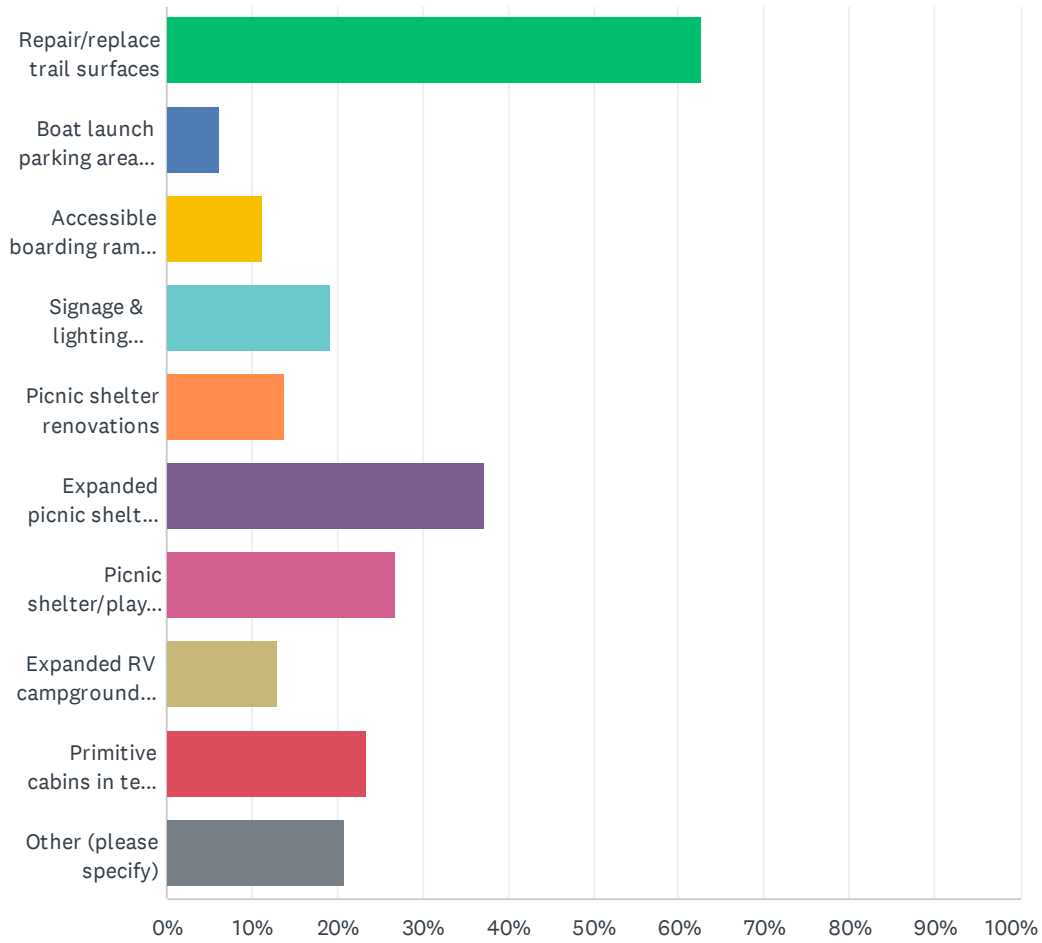
Answered: 113 Skipped: 18



ANSWER CHOICES	RESPONSES	
Camping	18.58%	21
Fishing from dock or shore	13.27%	15
Fishing/boating from Chehalis River boat launch	7.08%	8
Fish at covered fishing shelter	3.54%	4
Fishing on Lake Quigg	4.42%	5
Use fish cleaning station	2.65%	3
Kayaking/canoeing	10.62%	12
Walking trail around Lake Quigg	70.80%	80
Use covered picnic shelter	23.01%	26
Playground equipment	30.09%	34
Other (please specify)	12.39%	14
Total Respondents: 113		

# Q5 What are the three most important improvements you would like to see at Friends Landing?

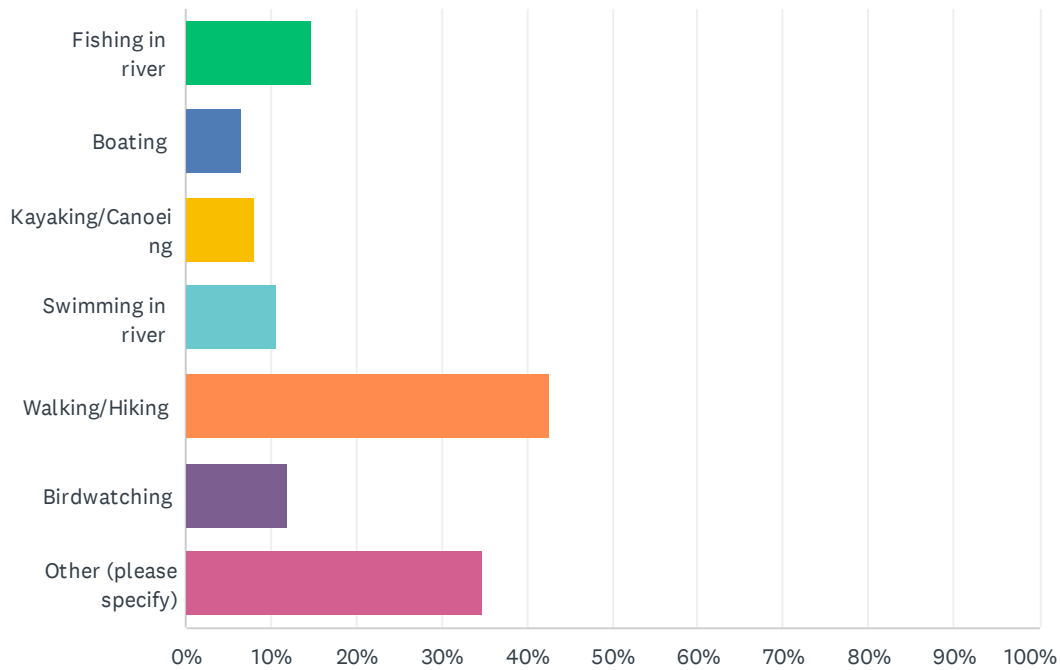
Answered: 115 Skipped: 16



ANSWER CHOICES	RESPONSES	
Repair/replace trail surfaces	62.61%	72
Boat launch parking area improvements	6.09%	7
Accessible boarding ramp at boat launch	11.30%	13
Signage & lighting improvements	19.13%	22
Picnic shelter renovations	13.91%	16
Expanded picnic shelter common area amenities (ex. fire pit, lawn games, etc.)	37.39%	43
Picnic shelter/playground parking improvements	26.96%	31
Expanded RV campground (additional spaces)	13.04%	15
Primitive cabins in tent campground area	23.48%	27
Other (please specify)	20.87%	24
Total Respondents: 115		

## Q6 If you visit Sterling Landing, what do you do there?

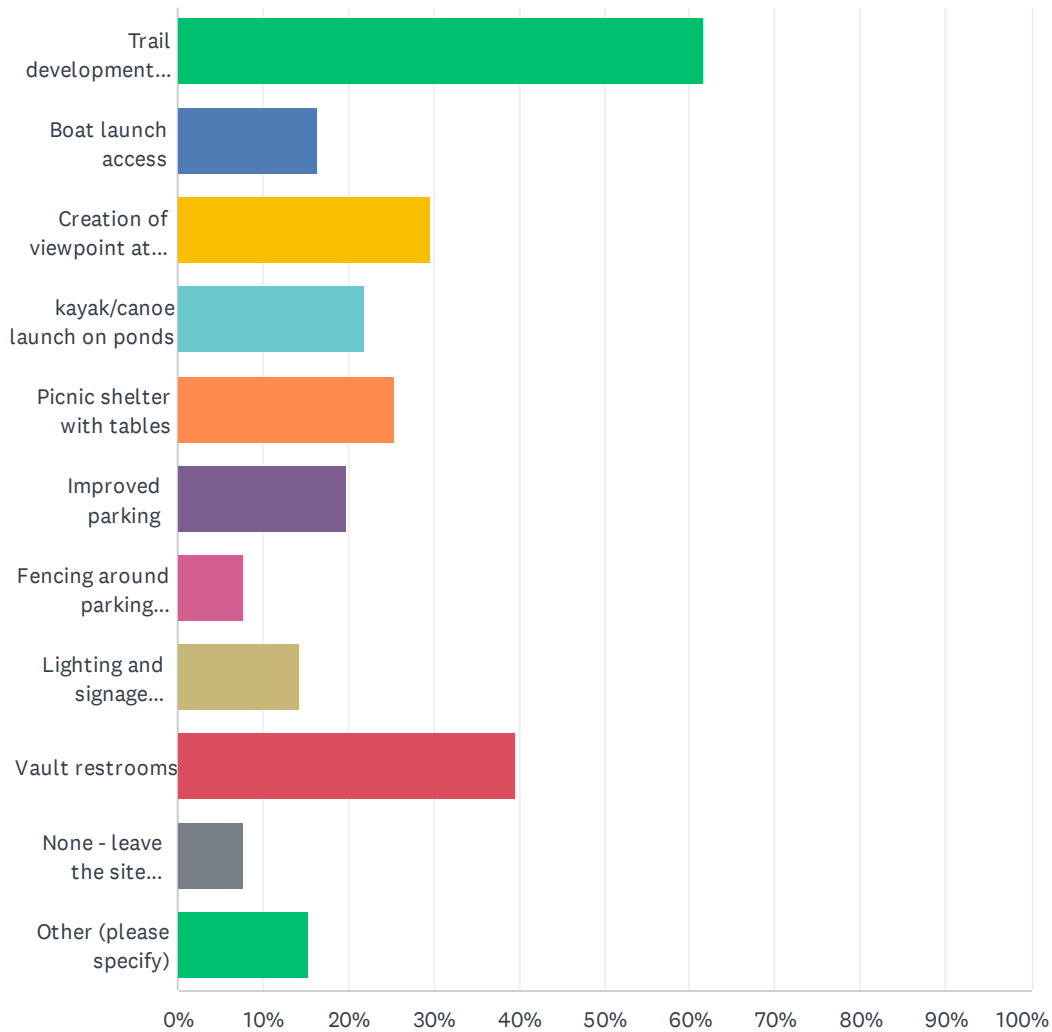
Answered: 75 Skipped: 56



ANSWER CHOICES	RESPONSES	
Fishing in river	14.67%	11
Boating	6.67%	5
Kayaking/Canoeing	8.00%	6
Swimming in river	10.67%	8
Walking/Hiking	42.67%	32
Birdwatching	12.00%	9
Other (please specify)	34.67%	26
Total Respondents: 75		

### Q7 The Port of Grays Harbor is considering development options for Sterling Landing. What improvements would you like to see? (check all that apply)

Answered: 91 Skipped: 40

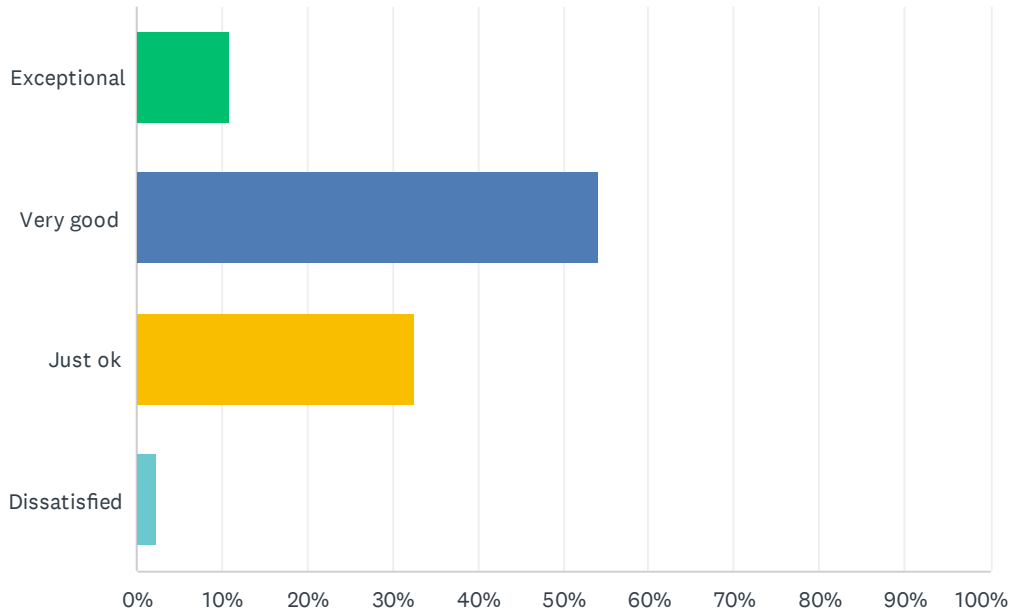


ANSWER CHOICES	RESPONSES	
Trail development around lakes	61.54%	56
Boat launch access	16.48%	15
Creation of viewpoint at one or both ponds	29.67%	27
kayak/canoe launch on ponds	21.98%	20
Picnic shelter with tables	25.27%	23
Improved parking	19.78%	18
Fencing around parking lot/riparian protection	7.69%	7
Lighting and signage improvements	14.29%	13
Vault restrooms	39.56%	36
None - leave the site undeveloped	7.69%	7
Other (please specify)	15.38%	14
Total Respondents: 91		



### Q8 How would you describe your overall experiences at Port of Grays Harbor recreational properties and facilities?

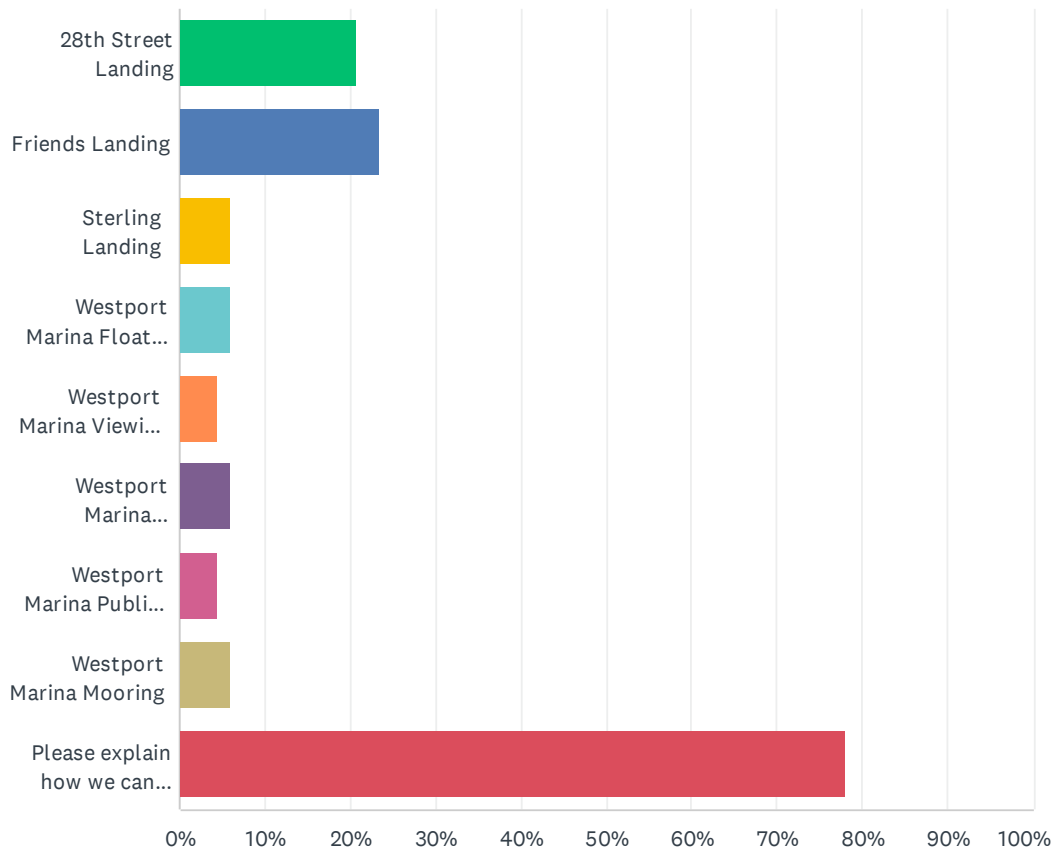
Answered: 129 Skipped: 2



ANSWER CHOICES	RESPONSES	
Exceptional	10.85%	14
Very good	54.26%	70
Just ok	32.56%	42
Dissatisfied	2.33%	3
<b>TOTAL</b>		<b>129</b>

### Q9 Which site, if any, were you dissatisfied with?

Answered: 68 Skipped: 63



ANSWER CHOICES	RESPONSES	
28th Street Landing	20.59%	14
Friends Landing	23.53%	16
Sterling Landing	5.88%	4
Westport Marina Float 20 Boardwalk	5.88%	4
Westport Marina Viewing Tower	4.41%	3
Westport Marina Esplanade	5.88%	4
Westport Marina Public Boat Launch	4.41%	3
Westport Marina Mooring	5.88%	4
Please explain how we can improve your experience at the location you identified	77.94%	53
Total Respondents: 68		

## APPENDIX D

### Request for Public Input

Will be included after the closing of the public comment period.

## APPENDIX F

### Adoption Resolution and Meeting Minutes

Will be included after formal adoption.

## APPENDIX G

### RCO Self Certification Form #222

Will be included after formal adoption.