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Friday

February 10, 1989

Excellence  
in Community  
Journalism

# Federal Way News

Vol. 37 No. 18

Federal Way,  
Washington 98003

25 Cents

TWIN LAKES

MARINE HILLS

REDONDO

MIDWAY

KENT WEST HILL

WOODMONT

NORTH LAKE

WEST CAMPUS

## Watershed will be sold by public bid

By KURT HERZOG

Federal Way Water and Sewer District commissioners once again discussed the sale of the Marine Hills watershed Tuesday, but in the end it was developer Andy Cratsenberg's money that talked the loudest.

Commissioners voted to open the sale of the 19.2-acre watershed to public bidding after signing an agreement with Cratsenberg stipulating he will bid at least \$490,000 for the watershed.

That's \$90,000 more than any official county offer for the watershed.

Also, Cratsenberg handed the district a \$100,000 cashier's check as a down payment for the property. According to the contract between Cratsenberg and the district, the district keeps the \$100,000 if Cratsenberg decides not to bid.

THE COUNTY will not bid on the watershed at all, said King County Councilman Paul Barden, who had been trying to engineer a direct sale of the watershed to the county. The county wanted to develop the watershed into a park, along with a 19.2-acre parcel and a 6-acre parcel Cratsenberg owns to the north and south of the watershed.

Together with a 12.1-acre parcel the county already owns to the northwest of the watershed, that would have made a 55-acre park.

Cratsenberg said Tuesday he will build only three homes for himself and his two sons on the

land he owns and on the watershed, if he is the winning bidder.

He said he will not build another 15-20 homes he planned to build earlier.

Cratsenberg also stated in his written agreement with the district that there will be a covenant placed on the property forbidding development of multi-family homes.

Also, Cratsenberg said he is willing to deal with the county to sell or donate parts of the property he doesn't build on to use as a park.

Barden said he would try to keep the \$400,000 that was ticketed for the Marine Hills park in the county parks budget for use on South King County projects.

Although the parks budget had been vetoed by King County Executive Tim Hill, it is likely to be restored soon. The county council's finance committee will discuss the parks budget and the future of the \$400,000 on Monday.

However, the county and Cratsenberg aren't likely to discuss any deals until after the March 14 Federal Way incorporation election, Barden said.

If Federal Way decides to incorporate, the county isn't likely to spend money for Federal Way city parks, he said.

Cratsenberg said Tuesday he is likely to be more generous with a city of Federal Way than he would be with the county.

A group of Marine Hills

Continued on A-7

## Police will visit LA to study contracts

The commander of the Federal Way police precinct will lead a five-member team of King County officers on a four-day trip to Southern California to study how small cities there contract for police services and how they are combating gangs.

Maj. Ollie Moore said the group will visit the Los Angeles County and Orange County sheriff's departments Feb. 22-26.

With the possible incorporations of Federal Way, Sea-Tac and Woodinville, King County wants to be prepared to offer contracts for police services if those areas become cities and request agreements, said Moore.

Los Angeles County is a model for such contracts, providing police protection to 37 cities besides its unincorporated area.

Moore said he was picked to lead the group because of his experience putting together new

programs, such as car-per-officer and police-cadet programs, not just because he happens to command a precinct in an area considering cityhood.

Moore said the King County group will investigate how the Los Angeles and Orange County departments prepare their contracts and price their services. They also will talk to officials of cities that contract for services to find out how they like it.

Moore noted that each city negotiates a separate contract and can tailor costs and services to fit its individual needs.

Besides discussing contract issues, the King County officers will accompany Los Angeles officers on a gang-suppression patrol.

Moore said the county is interested in preparing for the possible spread of gang activities from Seattle to outlying suburbs.

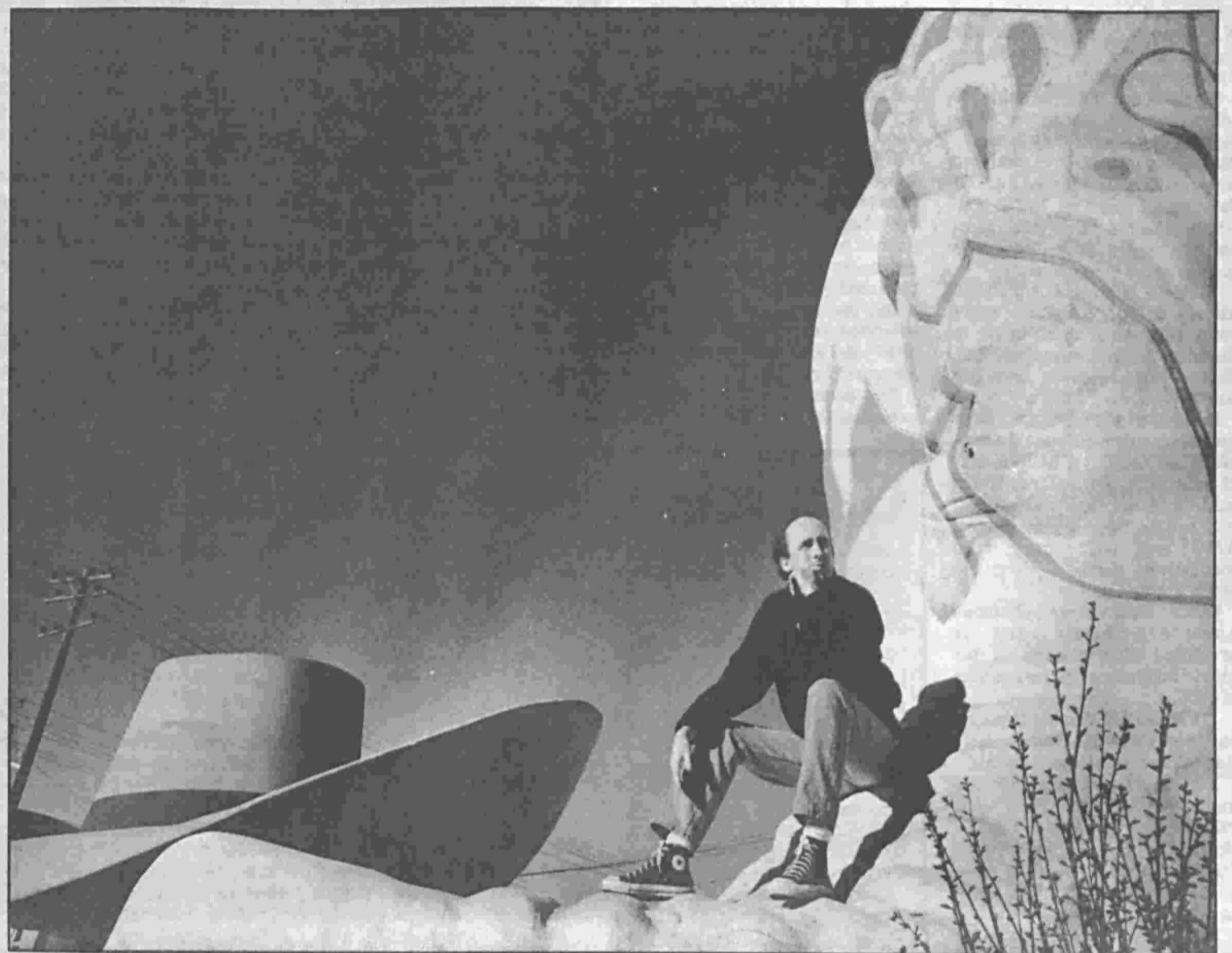


photo by Paul T. Erickson

TV PERSONALITY John Keister contemplates the future of the Hat 'N Boots Texaco station, a funky landmark in South Seattle that fosters fond childhood memories for Keister. When the state Department of Natural Resources

announced it had other plans for the site, Federal Way car dealer Cal Worthington was one of two dozen individuals or groups who expressed interest in the off-beat station.

## Cal raising hoots over boots

By LYNN KEEBAUGH

To some, they are a slice of Americana, a work of neofunky art. To others, they are monstrosities, visual atrocities.

They are the giant cowboy boots and hat that until recently were the Hat 'N Boots Texaco station on East Marginal Way in South Seattle. And Cal Worthington, maverick car dealer, wants to bring them to Federal Way.

His recently announced aspirations bring grins and grimaces to the Federal Way business community. Some fear the concrete and steel-girded landmarks will appear gaudy and unsightly in a community that's trying to spruce up its image. Others think it will bring extra customers to their businesses, as looky-loos cruise past to take a gander at the garrulous car dealer's latest gimmick.

A FEW of those who cringe at the thought of the monolithic boots towering over Federal Way already have asked about an ordinance to prohibit their arrival here.

"I think it's absolutely obscene," said Jack Stanford, a Federal Way insurance agent and past president of the Federal Way Chamber of Com-

## Funky gas station stays in limelight

By LYNN KEEBAUGH

It's taken more than 35 years, but two off-beat entrepreneurs may soon work together, in a roundabout sort of way.

Cal Worthington, who owns 14 car dealerships in five states, including two here in Federal Way, recently attracted attention with his intention to buy the old Hat 'N Boots Texaco station on East Marginal Way near Boeing Field and bring it to Federal Way.

But the station itself is not unaccustomed to the spotlight. It has been a local landmark since 1953 when Buford Seals, another self-styled business maverick, built the odd-ball station with its bright red cowboy hat roof and 26-foot tall cowboy (and girl) boot restrooms.

Seals, 67, moved from the area 15 years ago and has since retired in San Diego. His "retirement" entails running Buford's Candy Circus, a candy store that specializes in the penny and hard-to-find candy his customers grew up with. Another novel idea, he boasts.

The Hat 'N Boots was built 36 years ago to occupy a corner of what was to be a theme shopping center. The financing fell through and the only part of the complex ever built

Continued on A-7

At least one Seattleite takes umbrage at such criticism. KING TV funnyman John Keister grew up on Beacon Hill and remembers trips past the station with fondness.

"Obscene? Where do they get that? They should be honored," Keister said incredulously.

KEISTER SAID businesses like the Hat 'N Boots and Tacoma's coffee pot-shaped Java Jive are an important slice of '50s funk. They're fast disappearing across the country, and once they're gone, well, they're gone.

Keister, who hosts KING's "Almost Live," started a mini-campaign to save the station when he drove past it late last year and noticed it had closed and a chain-link fence had been raised around it. Fearful its new landlord, the state Department of Natural Resources, might raze the site to make way for new tenants, he began singing the gas station's praises.

That's how Worthington heard about the station's plight, in a roundabout way. He said a TV fan who watches his commercials called him with the news. It seems the fan

Continued on A-7

## Fire department shows off latest station tomorrow

By MELODIE STEIGER

Although the book has not closed on the saga of the old Fire Station 4, local residents are invited to help usher in Fire District 39's new Station 4 this weekend.

Officials of Fire District 39 (Federal Way) will officially open the new station tomorrow with pomp and circumstance from 10 to 10:30 a.m. The station, 3700 S. 320th St., will then be open to public scrutiny until 3 p.m.

Free tours of the station and its equipment will be con-

ducted by firefighters through the morning and afternoon, and refreshments will be offered by the firefighters' auxiliary. A room of the new station will be set aside for free children's fire-education classes, and information about the fire department will be available to all.

Entertainment will be provided by Illahee Junior High's jazz ensemble, under the direction of teacher Bob Panerio.

The new Fire Station 4 has

been in use since early February. Station firefighters have so far averaged eight calls a day, according to fire department statistics.

The \$1.25 million station, paid for by part of a \$5 million bond approved by voters in 1983, was originally scheduled to be complete in December. But problems with electrical wiring and some resulting delays pushed the completion date back. Some minor construction remains to be done even now, according to fire department chiefs, but

the station is substantially complete.

Department officials have cited several advantages of the new Station 4 over the old one at 28th Avenue South and South 312th Street. The new Station 4, they say, offers better access to Federal Way's business district, and its engines can more easily enter Interstate 5 in either direction.

In addition, the new Station 4 boasts both paid and volunteer firefighters, and

will be staffed at all times. The old Station 4 was staffed only by volunteer firefighters.

The department's old Station 4 is now closed for business. The fire department is still awaiting word on its future, said Chief Bud Thorson.

King County long ago expressed interest in purchasing the station for use by its parks department, and included \$175,000 for the station purchase in its original '89 budget. Although the budget was vetoed by King County

Executive Tim Hill, the King County Council is expected to vote on putting money for the station purchase back in the budget soon. Thorson said he is willing to wait, although a private developer has also offered to buy the site.

Thorson said he recently talked casually of the purchase by the county with King County Councilman Paul Barden.

"I told him, if you've got the money, we've still got the station," he said.





# Religion

## Churches play special role in black history

By WENDY CULVERWELL  
Black History Month organizers designated "The role of the Afro-American church" as the theme for this year's observance.

The Christian church has been a part of black America since the arrival in Virginia of the first 20 black indentured servants in 1619. Records show that one of their children was baptized.

Those 20 were not slaves because English law had not yet developed a tradition for black slavery, according to black scholar E. Franklin Frazier. Frazier wrote "The Negro Church in America" shortly before his death in 1962 at the age of 50.

In his book, Frazier delves into the sociology of early black Americans and how the Christian church grew by filling the void left by the destruction of their African culture.

AS THE INSTITUTION of slavery evolved, Frazier reported, the business of baptizing slaves posed a tricky problem — would acceptance of Christian beliefs free blacks from slavery?

The problem was solved during the 17th century, when laws were passed saying that baptism did not confer freedom on slaves. That, combined with the tendency of Christian slaves to be less troublesome than their non-Christian brothers, led slaveowners to accept Christian proselytizing.

And the missionaries came — representatives of the Church of England, Quakers, Catholics and Presbyterians all took a turn at bringing the "heathen" to the white God, Frazier wrote.

Most successful, however, were the Baptists and the Methodists. Frazier explained: "...the Baptist and Methodist preachers, who lacked the education of the ministers of the

Anglican Church, appealed to the poor and the ignorant and the outcast.

"In the crowds that attended the revivals and camp meetings there were numbers of Negroes who found in the fiery message of salvation a hope and a prospect of escape from their earthly woes."

The Baptist church has been the most successful at attracting black followers because of its autonomous churches. Preachers can minister directly to members' concerns, whereas Methodist churches are more accountable to a hierarchical structure.

About 60 percent of black Americans identify themselves as Baptist, 17 percent as Methodist and 6½ percent as Catholic, according to "Religions of America," edited by Leo Rosten.

FEDERAL WAY'S only black church, Seed of Life, was Baptist. The past tense is emphasized because the church folded last spring.

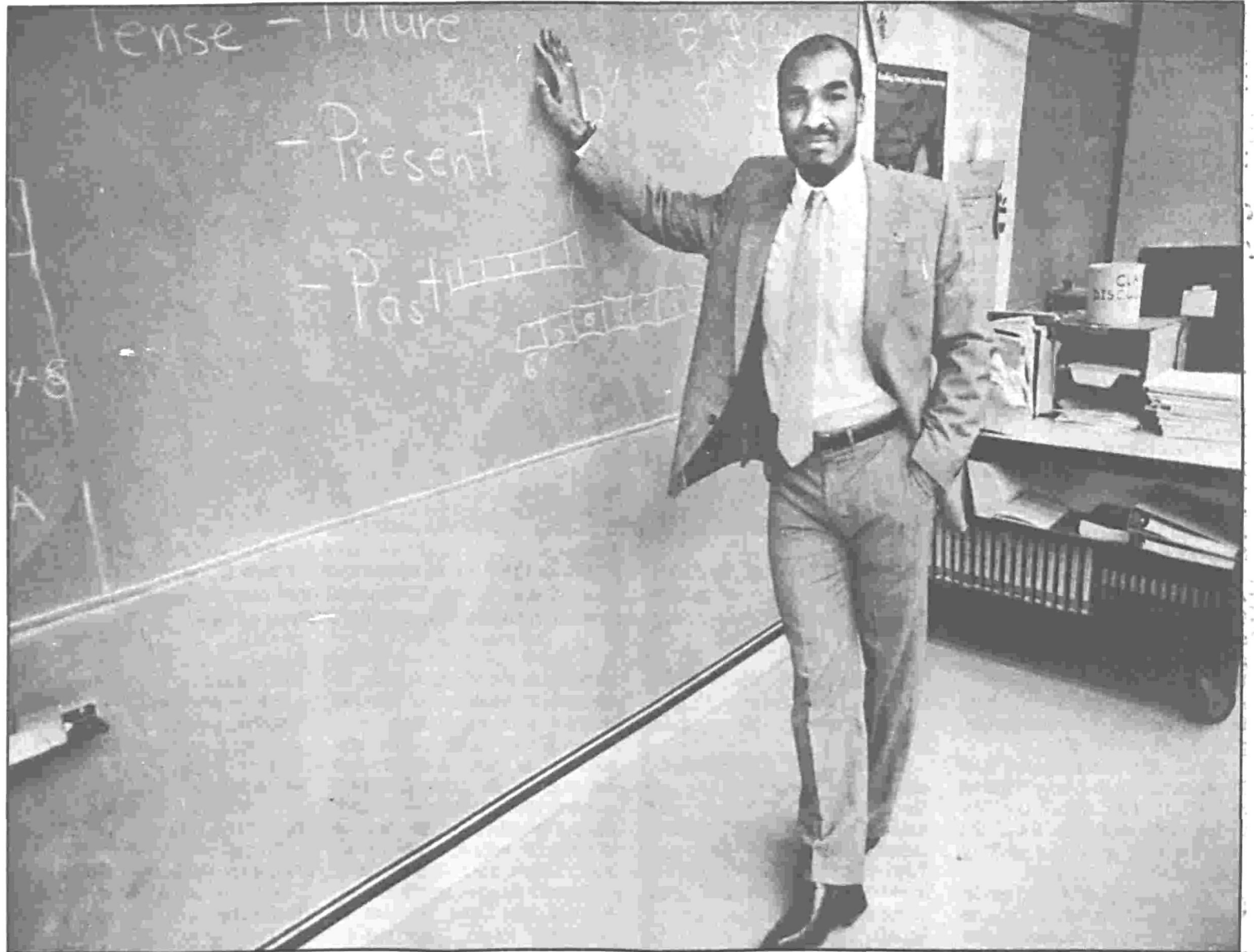
The First Unitarian Universalist Church is filling the void, this month anyway, by scheduling two special Sunday services in honor of Black History Month.

This weekend, local black professionals will form a panel to discuss political concerns they've faced in the 1980s.

Katrina Frank, principal at Nautilus Elementary School, will be joined by Mark Robertson, a fourth-grade teacher and principal-in-training at Brigadoon. Robertson's wife is a Seattle investment advisor and will join the panel.

The black professionals program will be at 10 a.m., Feb. 12, at the church, 25701 14th Place S., near Saltwater State Park.

Robertson grew up Catholic, attending Tacoma's Holy Rosary Catholic Church at one point. In his early teens, he sought out the Baptist church



MARK ROBERTSON, a fourth-grade teacher and principal-in-training at Brigadoon Elementary School, is one of the black professionals who will participate in a panel discussion this Sunday at the First Unitarian Universalist Church of

because it had more black members.

HIS REAL interest in blending his cultural background with his religious beliefs came when he was 15. His family moved to Compton, Calif., just in time for the Watts race riots and the black awareness they inspired. It was out of that time that he began searching for his cultural legacy.

"My need to be in a black church grew out of that," he said.

Robertson now attends a variety of churches, not limiting himself to any one denomination. As an educator, he wants to learn from the churches he visits.

"If I can grow in my Christian beliefs, that's important," he said. He began teaching in the Federal Way School District in 1983. He selected the area, he said, because it has a small but

growing black population. One role he wants to fulfill is that of a resource person for parents of black students.

Black parents like to know that someone is teaching their kids about black heritage, he said. Robertson's students are studying African kings as part of Black History Month.

The second Unitarian program, on African myth and music, will be at 10 a.m., Feb. 26, also at the church.

THE BLACK church has taken a more proactive role in recent years. Where it once reacted only to the needs of its members, it began to advocate change during the Civil Rights movement.

The cause was taken up locally by Dr. E.S. Brazill. Brazill has been minister of Shiloh Baptist

photo by Paul T. Erickson  
Seattle. The panel discussion and a program on African myths and music are the church's way of honoring Black History Month.

Church in Tacoma's Hilltop community since 1955. One of his early goals was to open doors to the employment of blacks in Tacoma. At the time, the Tacoma School District had only one black teacher. The city had two black employees in its water department, and the police force only one black cop. Brazill still remembers all their names.

He and several other ministers formed the Human Relations Commission to approach employers about hiring blacks.

The Safeway grocery store chain was the group's first victory. Under threat of a black boycott, the company hired six black people — four boxboys, a

stockboy and a cashier. Other employers eventually followed suit, but Brazill remembers the times as disturbing.

"It wasn't easy — we had cross burnings on some of the black people's lawns," he said. "We were threatened — our lives were threatened."

As for the Tacoma Police Department, which in recent years has received plenty of bad publicity for its violent encounters with blacks, Brazill has good marks for them too.

In the five years since Ray Fjetland became police chief, he said, police/black community relations have improved.

### Diocese leader to visit St. Vincent's

The Rev. Jan Larson, head of worship for the Seattle Catholic Archdiocese, will conduct a workshop on "Theology of the Assembly" beginning at 7:30 p.m., Feb. 22, at St. Vincent de Paul Catholic Church, 30525 Eighth Ave. S.

The public is invited to the program. Larson will discuss

current Catholic teaching regarding the assembly of believers and its role in worship today.

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Affiliated With The Baptist General Conference

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Sunday School 9:45 am  
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Child Care Center 839-3151

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**SUNDAY WORSHIP**  
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Pastor F.E. Earlywine  
Phone: 874-4588

**MARINE VIEW PRESBYTERIAN CHURCH**  
8469 East Side Dr. NE, Dash Point  
Tacoma, Washington  
927-0557  
WORSHIP: 8:30 & 11:00 am  
EDUCATION HOUR:  
All ages, 9:45 am  
Nursery provided all services  
Dr. Robert A. Mills, Interim Pastor  
Rev. Mike Pyburn, Assoc. Pastor  
Cheryl McDermott, Youth Director  
Wendy Katolas, Children's Director

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Sunday School & Bible Class 9:45 am  
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EVERYONE WELCOME!  
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**Crossroads Assembly**  
27103 Pacific Hwy. So.  
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Sunday Service 10:30am  
Wednesday Bible Study 7:00pm  
For Christ Jesus is Our Peace  
244-5612

**JOYLAND CHRISTIAN CENTER**  
5315 29th St. N.E.  
(2.6 miles west Hwy. 99 on 356th)  
WORSHIP SERVICES:  
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SPECIAL MESSAGE EVERY SUNDAY  
(nursery provided)  
952-4JOY  
Rev. Joe Rex Finley II, Pastor

**BETHEL CHAPEL**  
414 SW 312th 839-2486  
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Morning Worship ..... 11:00 am  
Evening Service ..... 6:00 pm  
Wednesday  
Family Night ..... 7:30 pm  
All Age Activities  
Lester Frye, Pastor

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Morning Worship 8:00 a.m. & 10:45 a.m.	Senior High 7:00 p.m.
Children's Church 10:45 a.m.	Family Night 7:00 p.m.
Evening Worship 6:00 p.m.	Adult Study 7:00 p.m.

941 S. Dash Point Rd. Federal Way (Next to Sacajawea Jr. High) 941-2711

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2415 S. 320th St. 839-0344  
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Gary R. Jepsen, Pastor

8:30 & 11:00 am Worship  
9:40 am Sunday Church School (2 yrs - Adult)  
Adult and Junior choirs  
Communion 1st & 3rd Sundays (Nursery provided)  
839-0344 Lutheran Counseling Network  
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Meeting at:  
Lakeland Ele. School  
35675 32nd Ave. So.  
Auburn, WA 98001  
**SUNDAY WORSHIP SERVICE 10 AM**  
"JESUS OUTLINES HIS MISSION"  
939-6115

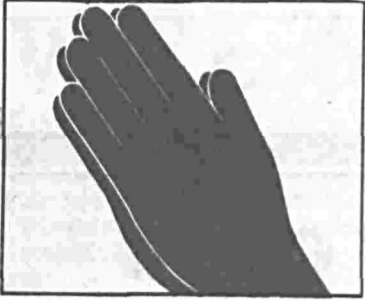
TRUE LOVE IS MUCH MORE THAN CARDS ON VALENTINE'S DAY

In just about a week from now  
There'll be a special day  
For which we all have made a vow  
To send what will portray  
How much we love someone we know,  
In words that will combine  
With lacy hearts and cupid's bow  
In red and white design.  
But love extends beyond a card  
For someone else to read;  
It's meant to show our deep regard  
For helping those in need.  
Our Bible lessons underscore  
Their messages divine:  
That love is infinitely more  
Than just a Valentine.

— Gloria Nowak

They do not love that do not show their love.  
— William Shakespeare

"This is my commandment that ye love one another as I have loved you."  
— John 15:12



**News of all Faiths**

**Church to highlight Afro-American role**

The First Unitarian Universalist Church of Seattle will honor Black History month (February) with two special programs.

"The Black Professional in the 1980s" will be the subject of a panel discussion at 10 a.m., Feb. 12. Katrina Frank, principal of Nautilus Elementary School, will be joined by Mark Robertson, principal intern and teacher at Brigadoon Elementary School for the program.

"Voices of the Orishas: African Myth and Music" will be the theme of the Feb. 26 worship service (10 a.m.). The program will include stories and legends of Africa, and a sampling of contemporary and traditional music, with John Keliheor playing drums.

The church is at 25701 14th Place S., Kent, near Saltwater State Park. Call 839-5200 for information.

**Obituaries**

**Doris S. Doe**

Doris S. Doe, 78, died Jan. 15 in Federal Way. She was born April 1, 1910, in Grands Rapids, Mich., and moved to Washington a year later. She had lived in South King County since 1947.

She is survived by three daughters, Betty Richmire, Galveston, Texas, Charlotte Richmire, Randall, Wash., and Patricia Gourdine, Auburn; 10 grandchildren, 24 great-grandchildren and two great-great-grandchildren. She was preceded in death by her husband, Alton.

Services were held Jan. 19 at Washington Memorial Funeral Home. Interment was in Washington Memorial Park.

**Craig Adam Brown**

Craig Adam Brown, 23, died Feb. 3 in Seattle. He was born Oct. 14, 1965, in Seattle, but lived most of his life in Federal Way.

Brown graduated from Decatur High School in 1983, where he was active in sports. He also attended Steel Lake Presbyterian Church. He served in the U.S. Navy. At the time of his death, he was an aluminum polisher at Northwest Truck Detail Inc., in Seattle.

He is survived by his mother and step-father, Barbara and Lloyd Misenar, Federal Way; his father and step-mother, David and Eugenia Brown, Renton; two brothers, Brett Brown, Federal Way, Duane Brown, Federal Way; his grandmothers, Helen Kincaid, Newport News, Va. and Ann C. Brown, Sumner; four step-sisters and two step-brothers.

Funeral services will be held at 3 p.m., today, at Price-Helton Funeral Chapel, Auburn. Burial will be in Mountain View Cemetery, Auburn. Memorials are suggested to a favorite charity.

**Robert Howland**

Robert E. Howland, 57, died Feb. 7 in his Federal Way home following a short illness. He was a native of Grand Rapids, Mich.

He and his wife, Darlene, owned and operated the Shirt Shack at the Evergreen Truck Stop for 15 years.

In addition to his wife, he is survived by two step-sons, Daniel Hendrickson, Graham, and Jess Tenborg, Federal Way, as well as numerous other relatives.

Memorial services will be held at 1 p.m., Feb. 11, at Bleitz Funeral Home, Seattle.

**Ann E. French**

Ann E. French, 78, died Jan. 30 at St. Francis Community Hospital. She was an Auburn resident.

A bookkeeper and Licensed Practical Nurse, she worked in private doctors' offices as a medical secretary.

She is survived by her husband, Cullen French, Auburn; three sisters, Phyllis DeCarse, Florida, Margaret Istvan, St. Louis, Mo., Emily Keeler, Florida; and one brother, Paul Balko, North Carolina.

No services were held at her request. Yahn and Son Funeral Home, Auburn, handled the arrangements.

# Lamonts

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TWO OF HEARTS



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♥**2 for \$25**  
13.99 Each Mens Van Heusen Woven Tops  
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18.99 Each Entire Stock Mens Solid Color Dress Shirts  
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♥**2 for \$15**  
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Reg. 10.00



**2 for \$8** ♥  
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Redeem this coupon for any single purchase of one or more items of regular, sale or clearance priced merchandise totalling \$35.00 or more. Coupon must be presented with purchase. Coupon cannot be combined with other coupons. Does not include cosmetics, Guess?, Swatch, Value Priced merchandise, Liz Claiborne, Pendleton, Lamonts gift certificates. Coupon valid February 9-11, 1989 only.

All items are selected unless otherwise noted.  
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Visit Our New Stores At: Alderwood Mall, Crossroads Mall, Everett-Greentree Plaza, Factoria Square, Marysville Mall, Northgate Mall, Puyallup-South Hill, Sea-Tac Mall, Silverdale-Kitsap Mall, Tacoma-Highland Hills and Totem Lake Mall  
Other Convenient Locations: Burien, Lake Forest Park, Capital Mall, University Village, Westwood Village



# Will colorful boots fit Federal Way skyline?

Continued from A-1

thought the station and Worthington's image made a perfect match. Worthington thought so too.

"I am hats and boots all over the country," he said. "It makes perfect sense."

Ever the showman, Worthington jokes that he'd like to airlift the boots and hat building to Federal Way by helicopter.

ONCE HERE, he said he'd spruce the station up and put it near Pacific Highway South, "for the best visibility."

"It would make a neat little rest place or place to step in out of the cold while you're waiting for the bus," Worthington said of the glassed-in, hat-topped gas station office.

He'd like to share the station with the community, if possible, and said he thought the best spot for the hat and boots would be the west end of the SeaTac Mall parking lot, near the highway.

However, Mall Manager Sally

Mantz said she'd have to turn the offer down.

"Our parking is stretched to the limit as it is. We just wouldn't have room for anything like that," she said.

OTHER LOCAL business people are skeptical, too. The giant boots (the tall blue one is the men's room and the shorter yellow one is the women's room) and colorful chapeau may fit Worthington's image, but perhaps not Federal Way's.

"I don't personally think they belong here," said Bob Wallace, manager of Parker Paints, across the street from Worthington's Suzuki dealership on Pacific Highway South.

"I think it'll be an eyesore, and with traffic as bad as it already is on the highway, it will just be one more thing for people to gawk over and run into somebody while they gawk," Wallace said.

But John Murray, assistant manager at the Keg restaurant, also across the street from Worthington Suzuki, thinks it's a

great idea.

"I think they're neat. And that's (Worthington), it fits him. And we'd definitely get more business as people drive by to see them," he said.

KEISTER SAID he hopes naysayers won't deter Worthington or anyone else who wants to move the Hat 'N Boots to their community.

"Things like this are valuable," he said.

Even before he learned of the station's potential demise, he had listed it among those things for which he was thankful during a Thanksgiving telecast.

Keister would prefer that the Hat 'N Boots remain where it is as a working gas station, but he's intent on finding it a good home. He likes the idea of Worthington buying the station and moving it down Highway 99 to Federal Way. He'd even come to visit, he joked.

"Cal seems like the one to do it. He pretty much has the wherewithal and know-how to get it down," Keister said. "Not

to mention the money." But already enough anti-boot sentiment has arisen to nudge King County Councilman Paul Barden into action. He said he's received a few phone calls from nervous community leaders and he has instructed his staff to prepare council legislation that would ban such signage as the colorful gas station boots and hat in unincorporated King County.

HOWEVER, he qualified that action by saying he will not introduce such legislation until he talks to more community and business leaders and finds a consensus that warrants the ban.

"I'm not the Lone Ranger in this," Barden said.

Any legislation banning facsimile-type signs, such as the hat and boots, would not be on the county council agenda until at least Feb. 21, giving him time to consult people locally.

Those writing the potential ordinance will be "resourceful enough to make it fit the circumstances," Barden said.

Personally, he added, he thinks the station leaves something to be desired, artistically speaking. "They were there when I was in high school and I guess I never was impress-

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# Creator applauds Cal's efforts

Continued from A-1

was Seals' gas station.

THE HAT and boots are made of sturdy stuff, he says, and should be able to survive any move their new owners have in mind.

"They're made of steel girders, that's the stuff bridges are made of, wire and cement. They'll stand anything," Seals says.

Seals is interested in seeing the station go someplace where it will be used in the same spirit in which he built it. That's why he's tickled that Worthington has expressed an interest.

"He's a natural," Seals enthuses. "He thinks just like I do. If anybody can move 'em down their and make 'em work, Cal can."

Seals also will attest to the selling power of the mammoth oddities. During the 1950s, when most gas stations were pumping 15,000 gallons a month, the Hat 'N Boots was pumping 300,000

gallons, he says.

"IT'S THE BEST traffic builder you could ever get," he adds.

The Hat 'N Boots closed about four months ago when its landlord, the state Department of Natural Resources, began acting on its plans to develop that property and a surrounding 11-acre site.

The DNR acquired the nostalgic station from King County in a land swap, says Don Vogt of the DNR's real estate division. Normally, DNR lands are timberland, but the agency is trying to diversify its holdings. Thus the swap with the county. The DNR will make the property available for redevelopment and lease the land to developers.

It hasn't been decided yet how the Hat 'N Boots will be sold, but Vogt says because of a recent surge of interest (two dozen inquiries), it most likely will go to auction.

Besides Worthington, the city

of Ellensburg, with its famous rodeo, has expressed an interest, as has a petroleum museum in Seattle.

"I'm learning a lot," Vogt says. "I didn't even know there was such a thing."

VOGT SAYS the DNR never considered destroying the station, and that if no interest had been shown for its purchase, arrangement would have been made to move it somewhere.

"Tearing it down was never an option," he says.

Vogt says the DNR will try to get a fair market value for the station, but he doesn't have any idea what the going price may be or how high bidding might go.

"The real value of something like this is symbolic, but that will be offset by the cost of moving it," he says.

The date of the sale has not been set. That decision and the decision as to how the station will be sold will be made by the state Department of General Services.

# Cratsenberg receptive to park

Continued from A-1

residents that had pressured commissioners to sell the land to the county for a park said the board's decision to sell to Cratsenberg is "prudent."

Marine Hills resident Monte Powell, who is a leader of a group calling itself the Arboretum Foundation of Federal Way, said Cratsenberg has a long history of philanthropy in Federal Way and his offer to build only three homes on the watershed and sell or donate some of the rest of the land is "generous."

The foundation plans to work with Cratsenberg on developing the land into a park, Powell said.

THE DISTRICT board of commissioners has been deliberating about the sale since the district acquired the property after it merged with Water District 56 in January 1987.

The proceeds of the watershed sale will be used to offset the costs of \$1.8 million in improvements to the former district's aging water system.

It's for that reason that some residents of the former district had pressured Federal Way Water and Sewer to get the most money it could for the watershed. Members of the Redondo Community Club pointed out that the district's merger agreement included language that states the district was required to dispose of the property in "the most cost-effective manner."

Commissioners said the deal with Cratsenberg and his willingness to negotiate with the county for parkland satisfied the desires of most parties involved in the sale.

"Wethought we'd get the best of both worlds," said Commissioner Bob Piquette. "I wanted

the park, darn it. But I think it's going to come out OK. The county will come back and get the rest of that land."

The four commissioners voted unanimously to support the deal with Cratsenberg. Piquette said the commissioners were particularly influenced by the \$100,000 earnest money.

The advertisement for bids will probably take place next week, according to Jim Miller. Under state law, bids must be advertised for three weeks and bids will then be received for at least 20 days, Miller said.

It will probably be at least 7-8 weeks before the bids are opened and the watershed is sold to the highest bidder, he said.

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