



**City of Spokane Park Board  
Land Committee Meeting**

3:30 p.m. Wednesday, Jan. 04, 2023  
Hybrid in-person and WebEx virtual meeting  
Al Vorderbrueggen – Park Operations Director

**SUMMARY**

**Committee members**

X Greta Gilman – Chair  
X Hannah Kitz  
X Sally Lodato  
X Kevin Brownlee

**Other Park Board members**

Jennifer Ogden

**Parks staff**

Al Vorderbrueggen  
Garrett Jones  
Carl Strong  
Berry Ellison  
Nick Hamad  
Fianna Dickson  
Angel Spell  
Jennifer Papich  
Jon Moog  
Kris Behr

**Guests**

Jamie Sijohn  
Linda Lauch  
Stephanie Sijohn

**SUMMARY**

- The committee passed the following action items which will be presented to the Park Board for consideration and approval:
  - Park Board Supporting Resolution for a Proposed American Indian Community Center on Park Land – regular agenda item
  - Garco Construction, Inc., change order #4/Don Kardong Bridge Rehabilitation Project (\$11,294.00, tax inclusive) – consent agenda item
  - Northwest Playground Equipment, Inc. contract for Play Equipment & Installation/Liberty Park Playground Project (\$227,996.56, tax inclusive) – regular agenda item
- Jonathan Moog presented an update on the downtown zipline project.

The next regularly scheduled Land Committee meeting is set for 3:30 p.m. Wed. Feb. 01, 2023.

# MINUTES

The meeting was called to order at 3:30 p.m. by committee chair Greta Gilman.

**Public Comments:** None

## Action items:

1. [Park Board Supporting Resolution for a Proposed American Indian Community Center on Park Land](#) – Garrett Jones
  - a. Garrett reminded the committee when discussing partnerships, go back to the Master Plan. The approach used to determine partnerships includes the study of underutilized and underperforming properties, evaluating the enhancement of the park system with proposed groups which do not negatively impact current park use or future development, resulting in compensation used exclusively for Parks and Recreation. He further suggested using this resolution as a model when developing a land use policy, including the development of a process and objective to evaluation partnerships, ensuring a net improvement consistent with the Master Plan. The Jan. 12 Park Board vote is strictly supporting a resolution exploring the project, which would be advantageous to the AICC when seeking State funding for the project.
  - b. The American Indian Community Center (AICC), founded in the 1960's, which serves as an essential multi-service agency for all people, including native Americans, has been operating without a permanent home. AICC offerings include housing assistance, transportation, addiction counseling, and food bank. The proposal includes a long-term lease for approximately two acres of underutilized land in High Bridge Park along the Spokane River for the construction of a new 20,000 square foot AICC at a cost of \$10-12 million, funded by public and private sources. Several steps must be taken prior to project approval. The project includes a 20,000 square foot permanent facility on 2 acres along the Spokane River.
  - c. The 200-acre High Bridge Park on the banks of the Spokane River and Latah Creek has a historical connection to the Spokane Tribe of Indians. Approximately 30% of the park is developed, including a disc golf course, dog park, picnic shelter and restroom however, a safe, attractive anchor to better stimulate the park and increase activity is needed. Jennifer Ogden considered High Bridge Dog Park is underutilized due to objectionable activity in the area. She noted the presence of the AICC in the area would be a positive influence on the area, which will further support existing recreation activities.
  - d. Jamie Sijohn explained the Spokane Tribe and AICC are two separate entities and voiced concern over a statement in the briefing paper. Garret will confer with Council member Stratton prior to the Park Board meeting. (Corrected 1/5/23)

**Motion #1** – Greta Gilman moved to recommend Park Board Supporting Resolution for a Proposed American Indian Community Center on Park Land.

Sally Lodato seconded. The motion passed unanimously (4-0 vote).

The committee agreed to present this recommendation as a regular agenda item on the January 12 Park Board meeting agenda.

2. [Garco Construction, Inc., change order #4/Don Kardong Bridge Rehabilitation Project \(\\$11,294.00, tax inclusive\)](#) – Berry Ellison

Berry shared three additional items for this change order: concrete repairs at \$10,732 to correct spalling (concrete flaking off a larger piece), a light guard (cage) to inhibit vandalism under the bridge at \$562, and no-cost landscaping revisions on both ends of the bridge. Berry anticipates one more change order on this project.

**Motion #1** – Greta Gilman moved to recommend Garco Construction, Inc., change order #4/Don Kardong Bridge Rehabilitation Project (\$11,294.00, tax inclusive).

Hannah Kitz seconded. The motion passed unanimously (4-0 vote).

The committee agreed to present this recommendation as a consent agenda item on the January 12 Park Board meeting agenda.

3. [Northwest Playground Equipment, Inc. contract for Play Equipment & Installation/Liberty Park Playground Project \(\\$227,996.56, tax inclusive\)](#) – Berry Ellison

- a. Mike Terrell Landscape Architecture (MTLA) is designing the Liberty Park playground renovation and had three public input meetings with children, parents, and caregivers. The children provided valuable input for the future playground design which includes a zip-line, slides, swing, and a whimsical theme. The parents wanted to see improved restrooms and park benches. Northwest Playground will provide and install the equipment. The MTLA design proposes an engineered rubberized resilient surface, safe for all mobility types; and engineered wood fiber (chips) under the zip-line. The equipment came in slightly above budget and design adjustments will be made in an attempt to offset the overage. Berry will come back to the committee with two more proposals which include the resilient surfacing and site improvements (sidewalks, landscaping, lighting, etc.). The January 12 Park Board vote is strictly for play equipment and installation.
- b. Liberty Park is a low-income neighborhood with lots of children. Although the park is very large, the existing playground is smaller than a typical pocket park. The playground renovation is in line with the Parks Master Plan and will serve as model for playgrounds around the area.

**Motion #1** – Greta Gilman moved to recommend Northwest Playground Equipment, Inc. contract for Play Equipment & Installation/Liberty Park Playground Project (\$227,996.56, tax inclusive).

Kevin Brownlee seconded. The motion passed unanimously (4-0 vote).

The committee agreed to present this recommendation as a regular agenda item on the January 12 Park Board meeting agenda.

**Discussion Items:**

1. [Downtown zipline update](#) – Jonathan Moog

- a. Jonathan provided history of the project, which began January 2021 with a letter of support from the Park Board. The resolution was adopted by City Council May 2022. A community working group was form July 2022. The group obtained air space from the Spokane Club, met with the Spokane Tribe and Department of Ecology, hired Vertical Solution Consulting, drafted, and reviewed a request for proposal (RFP). At the request of the Tribe, the original location was adjusted slightly. Building on the opposite shore was discussed, however, it would be difficult to build and would result in a steeper, shorter line, which could be unsafe. The RFP is being reviewed and will tentatively be issued Feb. 2023, followed by bid evaluations and interviews with an anticipated contract approval May 2023.
- b. Goals for the RPF include the provision of a safe and unique experience, which will be a draw for tourists, incorporating local nature, history and culture of an attractive zipline experience, while maintaining a respect to the neighbors and park stakeholders. There are currently no designs for the zipline itself, but the location will not impact the use of the baseball field.

**Standing Reports:** None

**Adjournment:** The meeting was adjourned at 4:34 p.m.

The next regularly scheduled Land Committee meeting is set for 3:30 p.m. Wed. Feb. 01, 2023.

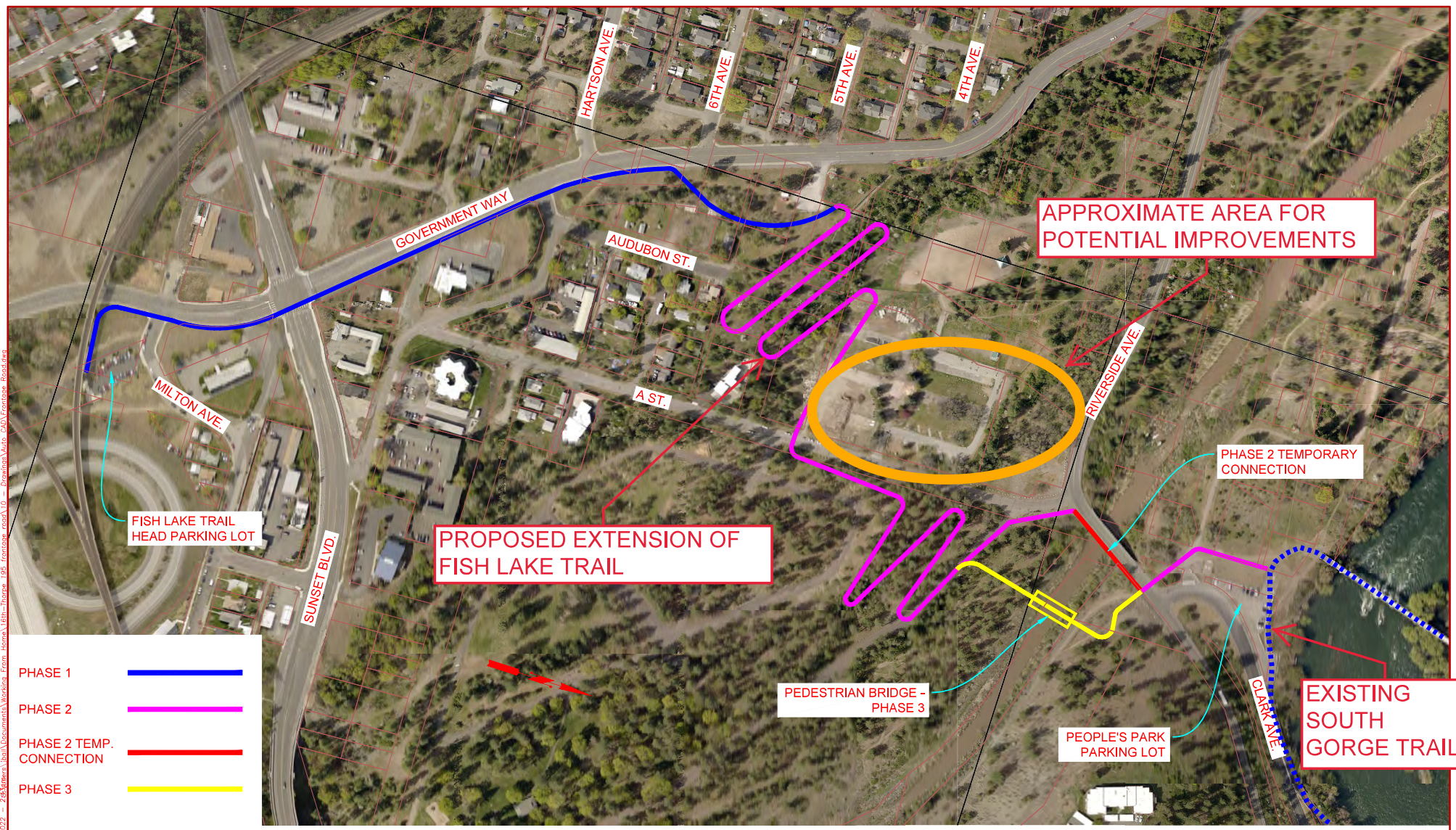
# Spokane Park Board

## Briefing Paper



<b>Committee</b>	Land Committee		
<b>Committee meeting date</b>	January 4, 2023		
<b>Requester</b>	Garrett Jones	<b>Phone number:</b> 509.363.5453	
<b>Type of agenda item</b>	<input type="radio"/> Consent	<input type="radio"/> Discussion	<input type="radio"/> Information <input checked="" type="radio"/> Action
<b>Type of contract/agreement</b>	<input checked="" type="radio"/> New	<input type="radio"/> Renewal/ext.	<input type="radio"/> Lease <input type="radio"/> Amendment/change order <input type="radio"/> Other
<b>City Clerks file</b> (OPR or policy #)			
<b>Item title:</b> (Use exact language noted on the agenda)	Park Board Supporting Resolution for a Proposed American Indian Community Center on Park Land		
<b>Begin/end dates</b>	Begins:	Ends:	<input checked="" type="checkbox"/> Open ended
<b>Background/history:</b>			
<p>Park staff has received a request from City Council and the American Indian Community Center non-profit organization to consider a potential partnership to use a portion of High Bridge Park to house a new American Indian Community Center. There is potential for such a partnership to provide a new community amenity while simultaneously providing a quantifiable net improvement to public park lands / service.</p> <p>Upon an quick initial assessment, the area of High Bridge Park potentially worth considering is circled in orange on the attached graphic. Prior to evaluating this request and developing a potential proposal, park staff desires to present this concept to the land committee.</p>			
<b>Motion wording:</b>			
Move to approve Park Board Supporting Resolution for a Proposed American Indian Community Center on Park Land			
<b>Approvals/signatures outside Parks:</b> <input type="radio"/> Yes <input checked="" type="radio"/> No			
If so, who/what department, agency or company:			
Name: TBD		Email address: TBD	Phone: TBD
<b>Distribution:</b>			
Parks – Accounting			
Parks – Sarah Deatrich			
Requester:			
Grant Management Department/Name:			
<b>Fiscal impact:</b> <input type="radio"/> Expenditure <input checked="" type="radio"/> Revenue			
Amount:		Budget code:	
<b>Vendor:</b> <input type="radio"/> Existing vendor <input type="radio"/> New vendor			
<b>Supporting documents:</b>			
<input type="checkbox"/> Quotes/solicitation (RFP, RFQ, RFB)	<input type="checkbox"/> W-9 (for new contractors/consultants/vendors)		
<input type="checkbox"/> Contractor is on the City's A&E Roster - City of Spokane	<input type="checkbox"/> ACH Forms (for new contractors/consultants/vendors)		
<input type="checkbox"/> UBI: _____	Business license expiration date: _____	<input type="checkbox"/> Insurance Certificate (min. \$1 million in General Liability)	





Plotted On: Feb. 07, 2022 - 288\p\area\p\p\Documents\Workings From Home\14th\Tropna 195 frontage.mxd\10 - Drawings\Auto CAD\Frontage Road.dwg

- PHASE 1
- PHASE 2
- PHASE 2 TEMP. CONNECTION
- PHASE 3

## CITY OF SPOKANE PARK BOARD

### RESOLUTION

A Resolution regarding long term lease of park land to the American Indian Community Center.

WHEREAS, the Spokane Park Board is empowered by the City Charter to lay out, establish, purchase, procure, accept, and have the care, management control and improvement of, all parks and grounds used for park purposes, all boulevards, connecting parks and structures thereon, and all parkways; and

WHEREAS, the Spokane Park Board is empowered by the City Charter to make rules and regulations for the use of parks and provide for the enforcement of such rules and regulations; and

WHEREAS, the Spokane Park Board is empowered by the City Charter to improve and adorn parks and park property and do all things necessary or proper to render the parks or other property of value to the public; and

WHEREAS, **the Parks and Natural Lands Master Plan states that "Parks may consider and evaluate potential partnerships with other public agencies or private parties to enhance the park system..." and "Parks should remain flexible in its evaluation of partnerships and proposals for a variety of uses so long as partnerships are consistent with the Spokane Park Board mission and the goals and objectives of this plan, and ensure a quantifiable 'net improvement' to City park lands and recreation offerings";** and

WHEREAS, the Spokane City Council in 2021 formally recognized that all city land, including park land, was once the major trading center for the Spokanes as they shared the land and the river and welcomed other area tribes through their relations, history, trade, and ceremony; and

WHEREAS, many Native Americans were displaced to Spokane, and as a result there are more than 10,000 Native Americans living in Spokane County today representing more than 300 tribes, and that many of the Native Americans in Spokane live in poverty; and

WHEREAS, the American Indian Community Center (AICC) was founded in 1967 to serve as a gathering place for Native Americans, and over time evolved into an essential multi-service agency offering housing assistance, transportation, addiction counseling, a food bank, and many, many other services for Native Americans living in the Spokane region; and

WHEREAS, the AICC historically has operated with minimal support and without a permanent home, and since its founding in 1967 has been forced to relocate many (11) times, with the resulting **disruption to services that have dramatically impacted Spokane's most vulnerable population;** and



WHEREAS, it has been a dream of those who operate the AICC to locate a permanent home, and to that end the AICC intends to develop a 20,000+ square foot facility as a new, permanent facility, one ideally situated along the Spokane River because of its cultural significance to area tribes, which facility is estimated to cost between \$10,000,000 and \$12,000,000 and which will require a minimum of two (2) acres of land to accommodate expanded programs and services; and

WHEREAS, in coordination with staff from the Spokane Parks Department, the AICC has **identified land within the City's current High Bridge Park**, marked on the attached Exhibit "A" by a yellow oval, as a possible site for its new community center, which site is underutilized as park land, situated close to the Spokane River, and large enough to accommodate a new facility; and

WHEREAS, the High Bridge location is also the site of a proposed bicycle route connection between the downtown core of Spokane and the existing Fish Lake Trail, and a new American Indian Community Center would provide an active, attractive and safe complement to the recreational activities and improvements contemplated for the area; and

WHEREAS, the Spokane Park Board recognizes that long-term lease of a portion of High Bridge Park for the proposed new American Indian Community Center, for nominal rent, would be a proper and fitting arrangement, and of immense benefit to the citizens of Spokane; and

WHEREAS, the AICC expects to leverage available public funds with private donations to construct a new facility by 2025 and wishes to further study the High Bridge site and its suitability as a new location for a community center, all with a goal of entering an agreement with the Spokane Park Board for a long-term lease of the site;

NOW THEREFORE, IT IS HEREBY RESOLVED that the Spokane Park Board recognizes the AICC need for a new site, further recognizes that the High Bridge site is a desirable location due to its historical connection to the Spokane Tribe of Indians, its proximity to the Spokane River, and its potential to provide an active, attractive and safe complement to the recreational activities and improvements contemplated for the area; and

IT IS FURTHER RESOLVED by the Spokane Board that the Parks Department is authorized to enter into an agreement with AICC authorizing it to evaluate the High Bridge site as a possible location for a new community center, subject to such reasonable terms and conditions as may be imposed by the Parks Department in consultation with the City **Attorney's Office**, and that the staff of the Parks Department may provide the AICC such assistance as it needs to support community and stakeholder input, develop site designs, architectural renderings, environmental analysis and other information associated with fundraising for and construction of a new community center, negotiate the terms for a long-term written lease of the High Bridge site to the AICC, and to negotiate terms on a joint use agreement, with all proposals and agreements being subject to community and stakeholder support and the final review and approval of the Spokane Park Board.

Dated this \_\_\_\_ day of January, 2023.

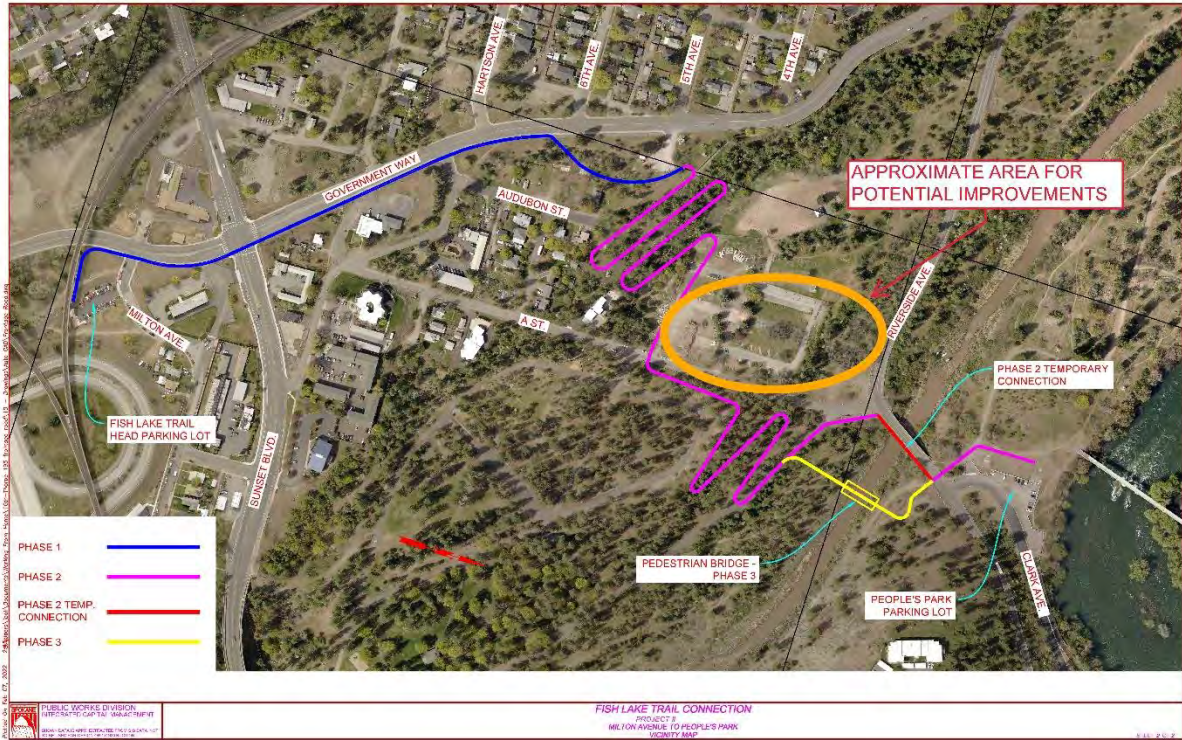
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Park Board President



# EXHIBIT A

## Proposed Location for American Indian Community Center





## Proposed American Indian Community Center (AICC) in High Bridge Park

Overview of Proposed Project Exploration

Updated: December 2022

### Overview

- The Park Board may consider a long-term lease of approximately 2 acres of underutilized land in High Bridge Park for construction of a new American Indian Community Center
- Before any project is approved, there is a need for additional community input, site evaluation, and detailed terms of agreement
- At this point, the Park Board is only voting (in January) on a resolution to support exploring the project

### About High Bridge Park

- High Bridge encompasses approximately 200 acres on the north and south banks of the Spokane River, connected by the Sandifur memorial bridge, and including a portion of Latah Creek and the Centennial Trail ([map](#))
- It lies within the Latah Hangman neighborhood, and has a historical connection to the Spokane Tribe of Indians
- Amenities include a disc golf course, dog park, picnic shelter, and restroom. In the future, it may include a bicycle route connection between downtown and the Fish Lake trail. Nearly 70% of the park is undeveloped.
- It needs a safe, attractive anchor to better activate the park and increase activity while further supporting existing recreational activities

### About the American Indian Community Center

- The AICC was founded in the 1960s to serve as a gathering place for Native Americans
- Over time, it has evolved into an essential multi-service agency offering housing assistance, transportation, addiction counseling, a food bank, and many other services for Native Americans living in the Spokane region
- The AICC has operated without a permanent home, and has been forced to relocate many times resulting in a disruption to services

### Proposed project

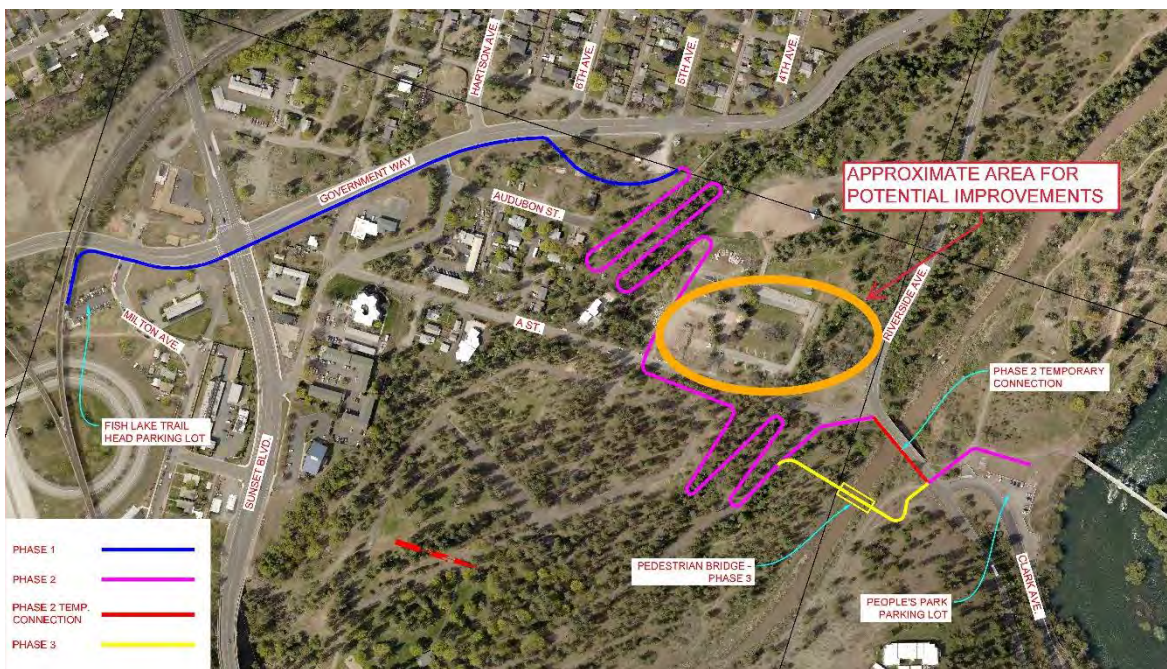
- The AICC would develop a 20,000+ square foot permanent facility on approximately 2 acres of underutilized land by 2024
- No current recreational amenities would be displaced
- The community center would be ideally situated along the Spokane River because of its cultural significance to our area's tribes, and alignment with the City Council's formal recognition in 2021 that all city land is among the unceded land of the Spokane native people

- The estimated facility construction costs are \$10-\$12 million, with all funding coordinated by the AICC via public and private sources
- There would be a nominal annual fee to rent the land under the long-term lease

### Next steps

- Additional public outreach with neighborhood councils; stakeholders like SpokAnimal; recreational users of the disc golf course, dog park, and surrounding park land, etc. by Parks and AICC to gather feedback
- Site feasibility, environmental studies, preliminary design work, and fundraising plans by the AICC
- Draft of detailed parameters of a long-term lease agreement
- All proposals would be subject to community input and final review/approval of the Park Board

### Considered site location in High Bridge Park







1 || SITE PLAN FEASIBILITY STUDY  
 AS0.01 SCALE: 1" = 60'-0"

**PROJECT SUMMARY**

The American Indian Community Center (AICC) is a non-profit founded in 1967 as a social gathering place for American Indians and has since evolved into a multi-purpose service organization. The AICC provides resources in the form of a variety of services to their clients such as employment and training, career counseling, education assistance, crisis intervention, family services, alcohol, and drug assessments.

The AICC is looking for a location to construct a new 25,000 square foot facility to provide the necessary community services to their clients. The anticipated program will be integrated into a two-story structure that will nestle into into the existing sloped site, providing accessibility from grade at each level. The program includes the following:

- Multi-Purpose Gymnasium
- Community Learning Center
- Behavioral Health Clinic
- Commercial Kitchen
- Food Bank
- Offices / Administration
- Conferencing Spaces

This site study analyzes a corner lot at W Riverside Ave and S. A Street as a possible location for the new American Indian Community Center. The site is located on a highly vegetative and sloped site which has elevations varying from 1745' on the northeast corner of the lot to 1780' at the southwest corner of the lot. The location of the site is on the south side of Latah Creek and has a portion of the site which lands within the 200' Shoreline Buffer Zone. A Spokane Transit bus stop is located on the north side of the property. Utilities provided to the site consist of stormwater and power. Water is not currently located at the site, but terminates approximately 1,000' to the south of the property at W 6th Ave.

The proposed conceptual solution not only looks at the site as a prime location for a new facility, but also looks at additional site improvements which can 'activate' the existing High Bridge Park region to create positive regional activities from which the surrounding Spokane community can benefit.

- Proposed site amenities include:
- New High Bridge Community Park with Playground Structures
  - New Park Pavilion with Seating
  - Improved Parking for the Existing Spokanimal Dog Park
  - New Trail Connection between Fish Lake Trail and South Gorge Trail
  - New Regional Trail Head Hub with Parking
  - New Public Restroom Facilities

**ZONING & CODE SUMMARY**

Address: 212 S. A Street, Spokane, WA 99224  
 Parcel Number: 25231.2505  
 Parcel Size: 1.3 Acres / 56,628 SF

Zone: RSF (Residential Single-Family)  
 Setbacks

- Front: 15'
- Side Lot: 5'
- Street Side: 5'
- Rear: 15'
- Max Roof Height: 35'
- Max Wall Height: 25'
- FAR: 0.5

Parking:  
 Community Center: 62 Stalls  
 Public Parking: 40 Stalls

Preliminary Code Review (to be verified):

- Building Footprint: 12,500 sf
- Building Square Footage: 25,000 sf
- Stories: 2
- Construction Type: IIB
- Building Occupancy:  
 Non Separated Mixed Use: A-2 / A-3 / B
- Max Building Height: 75'
- Fire Alarm: Yes
- Fully Sprinklered: Yes





# Spokane Park Board

## Briefing Paper



<b>Committee</b>	Land		
<b>Committee meeting date</b>	Jan 4, 2023		
<b>Requester</b>	Berry Ellison	<b>Phone number:</b> 625-6276	
<b>Type of agenda item</b>	<input type="radio"/> Consent	<input type="radio"/> Discussion	<input type="radio"/> Information <input checked="" type="radio"/> Action
<b>Type of contract/agreement</b>	<input type="radio"/> New	<input type="radio"/> Renewal/ext.	<input type="radio"/> Lease <input checked="" type="radio"/> Amendment/change order <input type="radio"/> Other
<b>City Clerks file (OPR or policy #)</b>	2022-0338		
<b>Item title:</b> (Use exact language noted on the agenda)	Garco Construction, Inc., change order #4/Don Kardong Bridge Rehabilitation Project (\$11,294.00, tax inclusive)		
<b>Begin/end dates</b>	Begins: 01/12/2022	Ends: 07/01/2023	<input type="checkbox"/> Open ended
<b>Background/history:</b> Change Order #4 consists of three value-added improvements. Item 1: Repair of concrete piers exceeded the original estimated quantity, thus additional work was required to remove spalling concrete, repair/replace reinforcing bar, and embed bar back into concrete pier. Item 2: one area light was mounted on the underneath side of the bridge to illuminate a previously dark space. Staff requested the contractor to build a steel cage around the light to prevent it from being easily vandalized. Item 3: Landscape disturbance & repair increased in some areas while decreasing on other areas. Overall, the costs offset each other and the project benefited from the revisions. After considering available contingency funds and schedule, the scope and cost was determined feasible and well within the project contingency.			
<b>Motion wording:</b> Move to approve Garco Construction, Inc., change order #4 for the Don Kardong Bridge Rehabilitation Project in the amount of \$11,294.00 (tax inclusive) from Park Capital Funds.			
<b>Approvals/signatures outside Parks:</b> <input checked="" type="radio"/> Yes <input type="radio"/> No If so, who/what department, agency or company: Garco Construction, Inc Name: Tim Hutton Email address: thutton@garco.com Phone: 509 789-1514			
<b>Distribution:</b> Parks – Accounting nhamad@spokanecity.org Parks – Sarah Deatrich dan.wolf@tdhengineering.com Requester: Berry Ellison Grant Management Department/Name:			
<b>Fiscal impact:</b> <input checked="" type="radio"/> Expenditure <input type="radio"/> Revenue Amount: \$11,294.00 (tax inclusive) Budget code: 1950-54920-94000-56301-48063			
<b>Vendor:</b> <input checked="" type="radio"/> Existing vendor <input type="radio"/> New vendor			
<b>Supporting documents:</b> <input type="checkbox"/> Quotes/solicitation (RFP, RFQ, RFB) <input type="checkbox"/> W-9 (for new contractors/consultants/vendors) <input type="checkbox"/> Contractor is on the City's A&E Roster - City of Spokane <input type="checkbox"/> ACH Forms (for new contractors/consultants/vendors) <input checked="" type="checkbox"/> UBI: 602-809-160 Business license expiration date: 3/31/23 <input type="checkbox"/> Insurance Certificate (min. \$1 million in General Liability)			

CITY OF SPOKANE  
 PARKS AND RECREATION DEPARTMENT  
 CHANGE ORDER NO. 04

NAME OF CONTRACTOR: GARCO CONSTRUCTION, INC

PROJECT TITLE: DON KARDONG BRIDGE REHABILITATION

PROJECT NUMBER: 2022-0338

=====

DESCRIPTION OF CHANGE:


Item 1: C3 Concrete Repairs	\$ 10,732.00
Item 2: Bridge Light Guard	\$ 562.00
Item 3: Landscape Revisions – No Cost Change	\$ 0.00

=====

**TOTAL AMOUNT: \$ 11,294.00**

<b>CONTRACT SUM (INCLUDES SALES TAX)</b>	
ORIGINAL CONTRACT SUM (INCLUDE ALTERNATES)	\$ 3,174,498.00
NET AMOUNT OF PREVIOUS CHANGE ORDERS	\$ 188,498.03
CURRENT CONTRACT AMOUNT	\$ 3,362,996.03
CURRENT CHANGE ORDER (INCLUDES SALES TAX)	\$ 11,294.00
<b>REVISED CONTRACT SUM</b>	<b>\$ 3,374,290.03</b>

<b>CONTRACT COMPLETION DATE</b>	
ORIGINAL CONTRACT COMPLETION DATE	07/01/2023
CURRENT COMPLETION DATE	07/01/2023
<b>REVISED COMPLETION DATE</b>	NA

Contractor's Acceptance:  Date: 12/22/2022

City Approval: \_\_\_\_\_ Date: \_\_\_\_\_

Attest: \_\_\_\_\_ City Clerk

Pre-Approved as to form: James Richman, Assistant City Attorney

## **Item 1: C3 Concrete Repairs**

The contract included work to repair the spalls in the concrete piers and abutments under Bid Item #402. Once this work was started, the depth of the deteriorated concrete in many of the spalled areas exceeded what was anticipated for a typical spall repair. These deeper repairs also included the addition of reinforcing bar, and some locations required formwork to facilitate the pour-back. The spall repair areas that required work beyond what was included in Bid Item #402 were tracked separately, which also reduced the quantity of spall repairs paid under Bid Item #402 from 89 SF to 65.8 SF.

2022-0338 Don Kardong Bridge Rehabilitation  
Garco Job #22-15

BI	Description	Qty	Unit	Direct Costs						Subcontractor Costs			
				Unit Prices			Item Totals			Unit Price	Subtotal	Prime Markup	Total w/ Markup
				Labor	Equip	Material	Labor	Equipment	Material				
							\$ -	\$ -	\$ -	\$ -	12%	\$ -	
							\$ -	\$ -	\$ -	\$ -	12%	\$ -	
	C3 Repairs	139	MH	\$ 51.40			\$ 7,144.60	\$ -	\$ -	\$ -	\$ -	12%	\$ -
		1	LS			\$ 1,117.14	\$ -	\$ -	\$ 1,117.14	\$ -	12%	\$ -	
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	TOTAL DIRECT COSTS			\$ 51.40	\$ -	\$ 1,117.14	\$ 7,144.60	\$ -	\$ 1,117.14				\$ -
	Sales Tax					8.9%			\$ 99.43				
	Prime Contractor Markup			31%	21%	21%	\$ 2,214.83	\$ -	\$ 255.48				
	TOTAL WITH PRIME MARKUP						\$ 9,359.43	\$ -	\$ 1,372.62				\$ -
	<b>TOTAL CO AMOUNT REQUESTED</b>									<b>\$</b>			<b>10,732.00</b>



<b>Report Selections:</b>	<b>Job:</b> 221500	<b>Job Status:</b> Active
	<b>Phase:</b> 903010	<b>Phase Status:</b> Active, Inactive, Complete
	<b>Cost Type:</b> ALL	<b>Division:</b> ALL
	<b>Tran. Type:</b> AP, EQ, GL, IC, JC, PR, OH	<b>Customer:</b> ALL
	<b>Vendor:</b> ALL	<b>Draw Appl. #:</b> ALL
	<b>Employee:</b> ALL	<b>A/P Contract Labor Hours?:</b> No
	<b>Inv. Item:</b> ALL	<b>Master Job?:</b> No
	<b>Cost Group:</b> ALL	

**GARCO CONSTRUCTION INC**  
**Job Cost History Report From Inception To 12/16/22**  
**Including P.O. Receipts and Payroll in Progress**

UnPosted?

Unit of Measure

Date	Tran Type	Reference	Description	Additional Information	Hours	Quantity	Amount
<b>Job: 221500 DON KARDONG BRIDGE REHAB</b>							
<b>Phase: 903-010 C3 REPAIRS Cost Type: L Labor</b>							
08/27/22	PR	BENSEA	SEAN E BENNINGTON	Check# E97380	4.00		125.76
08/27/22	PR	BURDEN - PR	PAYROLL BURDEN				82.73
09/09/22	PR	AUBKEI	KEITH A AUBIN	Check# E97787	1.50		93.58
09/09/22	PR	BENSEA	SEAN E BENNINGTON	Check# E97791	1.50		70.74
09/09/22	PR	BENSEA	SEAN E BENNINGTON	Check# E97792	34.00		1,068.96
09/09/22	PR	MCMKYL	KYLE MCMURRAY	Check# E97889	1.00		23.73
09/09/22	PR	MCMKYL	KYLE MCMURRAY	Check# E97890	8.00		189.84
09/09/22	PR	TAPKEI	KEITH W TAPPE	Check# E97941	1.00		43.21
09/09/22	PR	BURDEN - PR	PAYROLL BURDEN				944.78
09/17/22	PR	BENSEA	SEAN E BENNINGTON	Check# E98134	18.00		565.92
09/17/22	PR	MCMKYL	KYLE MCMURRAY	Check# E98241	11.50		272.90
09/17/22	PR	BURDEN - PR	PAYROLL BURDEN				544.84
09/24/22	PR	BENSEA	SEAN E BENNINGTON	Check# E98351	18.50		641.77
09/24/22	PR	MCMKYL	KYLE MCMURRAY	Check# E98456	4.00		94.92
09/24/22	PR	PLOJES	JESSE J PLOWMAN	Check# E98478	3.00		78.63
09/24/22	PR	BURDEN - PR	PAYROLL BURDEN				534.30
10/01/22	PR	BENSEA	SEAN E BENNINGTON	Check# E98652	19.50		613.08
10/01/22	PR	MCMKYL	KYLE MCMURRAY	Check# E98762	1.50		35.60
10/01/22	PR	BURDEN - PR	PAYROLL BURDEN				425.89
10/22/22	PR	BENSEA	SEAN E BENNINGTON	Check# E99404	1.00		34.69
10/22/22	PR	PLOJES	JESSE J PLOWMAN	Check# E99543	1.00		26.21
10/22/22	PR	BURDEN - PR	PAYROLL BURDEN				47.62
11/05/22	PR	BENSEA	SEAN E BENNINGTON	Check# E99941	5.00		173.45
11/05/22	PR	FRAANT	ANTHONY E FRAZIER	Check# E99983	5.00		192.50
11/05/22	PR	BURDEN - PR	PAYROLL BURDEN				219.05
<b>Subtotal for Phase: 903-010 C3 REPAIRS Cost Type: L Labor</b>					<b>139.00</b>	<b>0.00</b>	<b>7,144.70</b>
<b>Phase: 903-010 C3 REPAIRS Cost Type: O Other</b>							
10/31/22	AP	<a href="#">MACSUP</a>	MACON SUPPLY	Invoice 100679 dated 10/11/22			576.00
10/31/22	AP	<a href="#">SPOPOW</a>	SPOKANE POWER TOOL	Invoice 1-00187022 dated 10/ 1/22			81.73

**GARCO CONSTRUCTION INC**  
**Job Cost History Report From Inception To 12/16/22**  
**Including P.O. Receipts and Payroll in Progress**

UnPosted?

Unit of Measure

Date	Tran Type	Reference	Description	Additional Information	Hours	Quantity	Amount
<b>Job: 221500 DON KARDONG BRIDGE REHAB</b>							
Phase: 903-010 C3 REPAIRS Cost Type: O Other							
11/30/22	AP	<a href="#">ARRCON</a>	ARROW CONSTRUCTION SUPPLY	Invoice 355831 dated 11/ 2/22			469.14
11/30/22	AP	<a href="#">MACSUP</a>	MACON SUPPLY	Invoice 102394 dated 11/ 1/22			72.00
<b>Subtotal for Phase: 903-010 C3 REPAIRS Cost Type: O Other</b>					<b>0.00</b>	<b>0.00</b>	<b>1,198.87</b>
<b>Job 221500 Recap</b>					<b>139.00</b>	<b>0.00</b>	<b>8,343.57</b>
<b>Total for Job: 221500 DON KARDONG BRIDGE REHAB</b>							

Hours Amount	Labor		Total
	Labor	Other	
903-010 C3 REPAIRS	<b>139.00</b>	<b>0.00</b>	<b>139.00</b>
	<b>7,144.70</b>	<b>1,198.87</b>	<b>8,343.57</b>
<b>Total</b>	<b>139.00</b>	<b>0.00</b>	<b>139.00</b>
	<b>7,144.70</b>	<b>1,198.87</b>	<b>8,343.57</b>

**GARCO CONSTRUCTION INC**  
**Job Cost History Report From Inception To 12/16/22**  
**Including P.O. Receipts and Payroll in Progress**

UnPosted?

Unit of Measure

Date	Tran Type	Reference	Description	Additional Information	Hours	Quantity	Amount	
<b>Report Recap by Job</b>					<b>29</b>	records processed		
					<b>Report Totals</b>	<b>139.00</b>	<b>0.00</b>	<b>8,343.57</b>

<i>Hours</i> <b>Amount</b>	Labor	Other	Total
221500 DON KARDONG BRIDGE REHAB	<i>139.00</i> <b>7,144.70</b>	<i>0.00</i> <b>1,198.87</b>	<i>139.00</i> <b>8,343.57</b>
<b>Total</b>	<i>139.00</i> <b>7,144.70</b>	<i>0.00</i> <b>1,198.87</b>	<i>139.00</i> <b>8,343.57</b>



**MACON SUPPLY, INC.**  
 P. O. Box 80250  
 Billings, Montana 59108-0250  
 Phone: 509-535-8888

**INVOICE**

Mail Copy	
Number	100679
Date	10/11/2022
Page	1

<b>Bill-to:</b> 998 Garco Construction, Inc ** RESELLER thru 12-31-2023 SIGNATURE MUST BE LEGIBLE PO Box 2946 Spokane, WA 99220-2946	<b>Ship-to:</b> SAME Garco Construction, Inc ** RESELLER thru 12-31-2023 SIGNATURE MUST BE LEGIBLE PO Box 2946 Spokane, WA 99220-2946
---	--

Reference #	Shipped	Sls	Terms	Tax Code	Doc #	Wh	Ship Via
2215	10/11/22	013	1% 10TH NET 30	RESALE	N76276	05	BEST WAY

Item	Description	Shipped	UM	Price	UM	Extension
H2123404	RE 500 V3 EPOXY - 16.9oz	8	EA	72.000	EA	576.00

**RECEIVED VIA EMAIL**  
 OCT 11 2022  
**GARCO CONSTRUCTION**

MAIL

PLEASE DEDUCT 5.76 IF PAID BY 11/10/22	<b>Merchandise</b>	<b>Misc</b>	<b>Tax</b>	<b>Freight</b>	<b>Total Due</b>
	576.00	.00	.00	.00	576.00

BF



**Arrow Construction Supply LLC**

P.O. Box 11133  
Spokane, WA 99211-1133



# Invoice

(509) 922-7847 Fax# (509) 922-9879

ar@arrowconstructionsupply.net

Customer No.: GARCO

Invoice No.: 355831

**Bill To: Garco Construction**  
4114 E. Broadway  
Spokane, WA 99202

**Ship To: Garco Construction**  
4114 E. Broadway  
Spokane, WA 99202

Date	Ship Via	F.O.B.	Terms		
11/02/2022	W/C-Spokane	Origin	Net 30		
Purchase Order Number	Order Date	Sales Person	Tax ID#	Our Order Number	
22-15	11/02/2022	Chad	A16664423	479137	
Quantity		Item Number	Description	Unit Price	Amount
Required	Shipped				
12	12	GROUT 1107	Dayton 1107 Grout #67435 60bags/pallet	18.090	217.08
6	6	GROUT HD50	50# HD 50 Dayton Grout 60 bags/pallet #67460	42.010	252.06
Invoice subtotal					469.14
Invoice total					469.14



**Thank You For Your Business**

Special Order Items are returnable pending the manufacturers authorization. Customer is responsible for any re-stock fee and all freight associated with the purchase and return. Claims for shortages must be made immediately. Items not returnable after 90 days/No return without authorization 20% minimum restock charge. After 30 days a 1.5% monthly late charge applies. Proper disposal of hazardous materials purchased is customer's responsibility. If any of the above listed items were purchased originally for resale, but are subsequently used for taxable purposes, the taxes due thereon will be reported and paid by the undersigned. If collection procedures are necessary, buyer agrees to pay all reasonable attorney & collection fees. Buyer fully understands credit terms and agrees to proper payment in consideration of extended credit. A 3% fee will be charged to all charge account customers for paying their billed invoices with a credit card anytime after the time of purchase. To avoid the 3% fee please remit payment by cash or check.

Date: \_\_\_\_\_ Received By: \_\_\_\_\_  
Payment Rec'd: Cash \_\_\_\_\_ Check # \_\_\_\_\_ Credit Card \_\_\_\_\_

**Arrow Construction Supply LLC**

P.O. Box 11133  
Spokane, WA 99211-1133

# Sales Order

Customer No.: GARCO

Order No.: 479137

**Charge Customers - Do Not Pay From This Order**

Bill To: **Garco Construction**  
4114 E. Broadway  
Spokane, WA 99202

Ship To: **Garco Construction**  
4114 E. Broadway  
Spokane, WA 99202

Date	Ship Via	F.O.B.	Sales Tax #	Terms	
11/01/2022	W/C-Spokane	Origin	A16664423	Net 30	
Purchase Order Number		Required Date	Sales Person	Our Order Number	
22-15		11/01/2022	Chad	479137	
Quantity		Item Number	Description	Unit Price	Amount
Required	Shipped	B.O.			
12			GROUT 1107 Dayton 1107 Grout #67435 60bags/pallet	18.090	217.08
6			GROUT HD50 50# HD 50 Dayton Grout 60 bags/pallet #67460	42.010	252.06
				Order subtotal	469.14
				Order total	469.14

*C3* →

Thank You

Special Order Items are returnable pending the manufacturers authorization. Customer is responsible for any re-stock fee and all freight associated with the purchase and return. Claims for shortages must be made immediately.

Items not returnable after 90 days/No return without authorization/20% minimum restock charge/1.5% monthly late charge

Proper disposal of hazardous materials purchased is customer's responsibility. If any of the above listed items were purchased originally for resale but are subsequently used for taxable purposes, the taxes due thereon will be reported and paid by the undersigned. If collection procedures are necessary, buyer agrees to pay all reasonable attorney & collection fees. Buyer fully understands credit terms and agrees to proper payment in consideration of extended credit.

Date: \_\_\_\_\_ Received By: \_\_\_\_\_  
Payment Rec'd: Cash \_\_\_\_\_ Check# \_\_\_\_\_ Cr Card \_\_\_\_\_



**MACON SUPPLY, INC.**  
 P. O. Box 80250  
 Billings, Montana 59108-0250  
 Phone: 509-535-8888

**INVOICE**

Mail Copy	
Number	102394
Date	10/18/2022
Page	1

**Bill-to:** 998  
 Garco Construction, Inc \*\*  
 RESELLER thru 12-31-2023  
 SIGNATURE MUST BE LEGIBLE  
 PO Box 2946  
 Spokane, WA 99220-2946

**Ship-to:** SAME  
 Garco Construction, Inc \*\*  
 RESELLER thru 12-31-2023  
 SIGNATURE MUST BE LEGIBLE  
 PO Box 2946  
 Spokane, WA 99220-2946

Reference #	Shipped	SL	Terms	Tax Code	Doc #	Wh	Ship Via
2215	10/18/22	015	1% 10TH NET 30	RESALE	N77979	05	BEST WAY

Item	Description	Shipped	UM	Price	UM	Extension
H2123404	RE 500 V3 EPOXY - 16.9oz	1	EA	72.000	EA	72.00

RECEIVED VIA EMAIL  
 OCT 18 2022  
 GARCO CONSTRUCTION

MAIL

PLEASE DEDUCT .72 IF PAID BY 11/10/22	<b>Merchandise</b>	<b>Misc</b>	<b>Tax</b>	<b>Freight</b>	<b>Total Due</b>
	72.00	.00	.00	.00	72.00

BF

## **Item 2: Bridge Light Guard**

The project added a light fixture under Span 5 on the east end of the bridge. Since this span is over land, there was a concern about the light being vandalized. The contractor custom fabricated and installed a steel mesh guard for the light.



**Item 3: Landscape Revisions – No Cost Change**

Based on discussions with Gonzaga University, the landscape restoration to the Contractor Laydown Area was revised from 8" till, 4" of topsoil, and sod, to a scarify depth of 4", 4" of topsoil, and a mix of sodding and hydroseeding. An approximately 15-20-foot-wide strip of sod will be installed adjacent to the Waterfront Trail in the spring, with the rest of the area hydroseeded. The temporary pedestrian path will remain in place. These revisions were discussed with Ken Sammons of Gonzaga, and he agreed with the changes. Based on prior discussions, this change in scope would result in approximately \$9,000 in savings, while also preventing damage to the existing irrigation system and tree roots in this area.

The landscape plan on the west side was revised as detailed in the changes to Sheet L1.1 dated 9/29/22 to accommodate the revised conduit route and landscaping changes requested by the Condo HOA. The approximate additional cost of these changes is estimated at \$3,000.

The landscape plan on the east side was revised to eliminate the trail shortcuts, as detailed in the changes to Sheet L1.2 dated 9/07/22. The approximate additional cost of these changes is estimated at \$2,000.

On the east approach, the Centennial Trail was overlaid with HMA pavement from the contract pavement replacement limit, extending east to just prior to the Gonzaga parking lot. Existing pavement cracks were patched prior to the overlay. Garco stated that this additional work would cost \$4,000.

With the additional costs of the landscape changes and trail overlay approximately equal to the cost of the reduced scope for the landscape restoration in the laydown area, these changes are proposed as a no-cost change order.



**CALLOUTS**

- 1 ASPHALT, SEE CIVIL PLANS.
- 2 FUTURE TRAIL, SIGN BY OTHERS, NOT IN CONTRACT.
- 3 BOLLARD, WSDOT STANDARD BOLLARD TYPE 1, INSTALL PER WSDOT STANDARD PLAN H460, I041.
- 4 BENCH WITH END AND INTERMEDIATE ARMRESTS, POWDER COATED BLACK, SEE SHEET L3.1, DETAIL D & E.
- 5 EXISTING WALL AND RAILING, SEE CIVIL PLANS.
- 6 HSS 6 X 6 TRANSITION POST AND FOOTING TO CONCIAL COUNTER, SEE STRUCTURAL.
- 7 BOLLARD WARNING STRIPING, SEE SHEET L3.1, DETAIL H.
- 8 LANDSCAPE EDGING: ALUMINUM EDGING, SEE SPECIFICATIONS.
- 9 ELECTRICAL EQUIPMENT, SEE ELECTRICAL PLANS.
- 10 EXISTING TREE, PRESERVE AND PROTECT.
- 11 EXISTING TREE REMOVAL OR PRUNING BY CONTRACTOR PER CITY OF SPOKANE URBAN FORESTRY REPORT.
- 12 EXISTING ROCK WALL, PRESERVE AND PROTECT.
- 13 EXISTING LANDSCAPE, PRESERVE AND PROTECT.

**LEGEND**

- ASPHALT, SEE CIVIL PLANS.
- ROCK MULCH - CLEAR AND GRUB PER DEMOLITION PLAN AND INSTALL 4" OF 58" MINUS BASALT CHIP MULCH, COMPACT TO 95%.
- TRAIL AREA CLEAR AND GRUB AS PER CITY OF SPOKANE URBAN FORESTRY REPORT, NEW PLANTING AREA, 6" OF TOPSOIL TYPE A AND 3" DEPTH OF MEDIUM BASALT CHIP MULCH, TYP. PLANTS TO RECEIVE GATOR BAGS AND 4 HAND WATERINGS. SEE PLANTING AND IRRIGATION NOTES.
- EXISTING LANDSCAPE REPAIR WITH 2" OF MEDIUM GUSSET DARK MULCH. CONTRACTOR TO INVENTORY AND ASSESS EXISTING PLANTING AND IRRIGATION SYSTEM PRIOR TO DEMOLITION, REPLACE ALL PLANT MATERIAL AND IRRIGATION COMPONENTS DISTURBED BY CONSTRUCTION. TYP. PLANT REPLACEMENTS REMOVED AND NOT ACCOUNTED FOR IN PLANT LEGEND TO BE 5 GALLON MINIMUM OF SAME SPECIES AND CULTIVAR AS SPECIES REMOVED. SUBMIT FOR APPROVAL. IRRIGATION TO BE RESTORED TO FULL OPERATION 100% COVERAGE AT COMPLETION.
- EXISTING ROCK WALL REPAIR. CONTRACTOR TO INVENTORY ROCK WALL PRIOR TO DEMOLITION, ROCK WALL REPAIR TO MATCH EXISTING WALL AND WALL ELEVATION WHERE DAMAGED BY CONTRACTOR, TYP.
- BRIDGE RAILING, SEE STRUCTURAL PLANS.
- EXISTING RAILING, SEE STRUCTURAL PLANS.
- EXISTING TREE, APPROXIMATE LOCATION, FIELD VERIFY.

**PLANT LEGEND**

TREES	BOTANICAL / COMMON NAME	SIZE	HEIGHT	WIDTH	QTY
OR	Amelanchier / Red Alder	2" Cal.	30'	15"	2
BP	Betula papyrifera / Paper Birch	2" Cal.	50'	25"	3
TS	Thuja occidentalis / Thunderbolt Plum	2" Cal.	30'	30"	1
SHRUBS	BOTANICAL / COMMON NAME	SIZE	HEIGHT	WIDTH	QTY
BA	Berberis thunbergii / Red Leaf Japanese Barberry	5 gal	6"	6"	2
CS	Cornus sericea / Red Twig Dogwood	5 gal	5'	6"	1618
EC	Eurythmus alatus / Coles Compact / Coles Compact Burning Bush	5 gal	6"	6"	1
JB	Juniperus sibirica / Sibirica / Sibirica Juniper	2 gal	6"	3"	45
MC	Mahonia aquifolium / Compact Oregon Grape	5 gal	3'	5"	24
SS	Sporaea X kumajida / Gold Flame - Gold Flame Spirea	5 gal	4'	3"	6

PLANT QUANTITY NOTE: CONTRACTOR SHALL VERIFY QUANTITIES IN PLANT LEGEND WITH PLANT SYMBOLS ON PLANS.

**PLANT CALLOUTS**

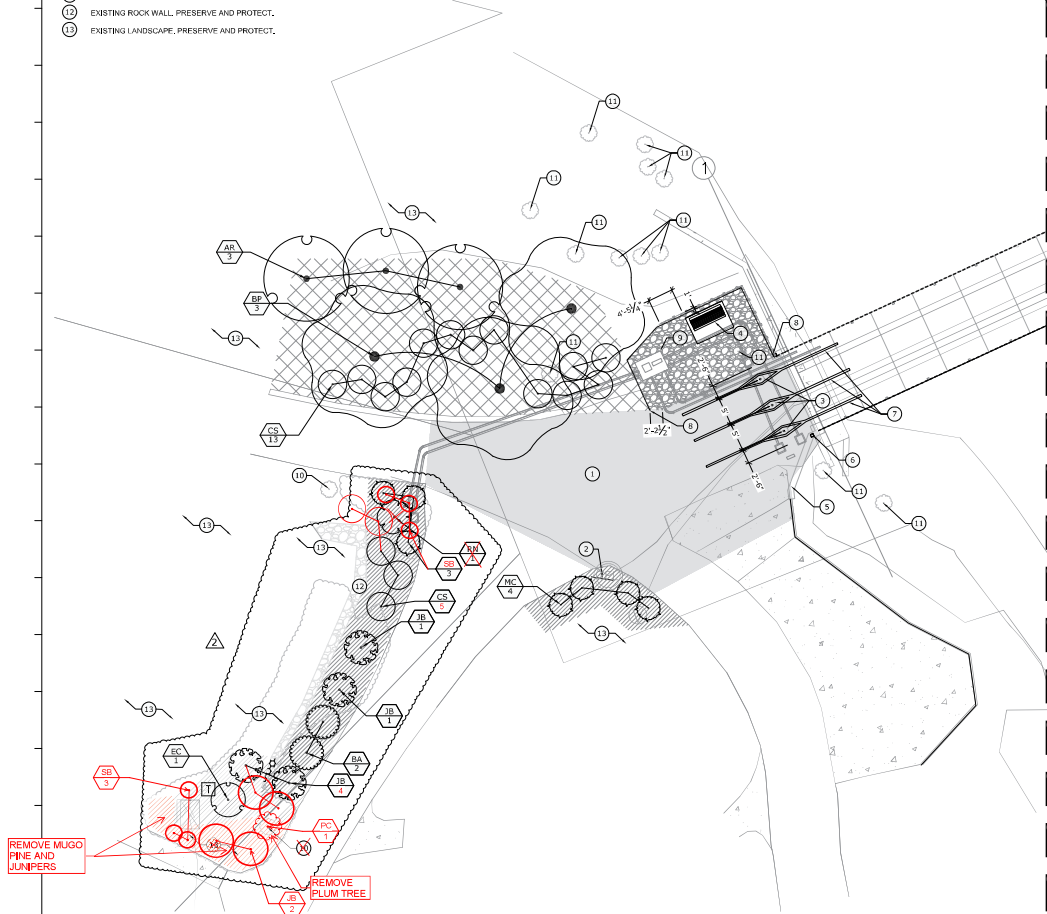
- PLANT ABBREVIATION
- NUMBER OF PLANTS
- EXISTING

**PLANTING AND IRRIGATION NOTES**

- REMOVE ALL CONSTRUCTION DEBRIS, CONCRETE, MORTAR, ROCKS, ETC FROM LANDSCAPE AREAS PRIOR TO SUB GRADE PREPARATION AND INSTALLATION OF PLANTING SOIL.
- TREES AND SHRUBS TO MEET REQUIREMENTS OF AMERICAN STANDARD FOR NURSERY STOCK FOR SIZE AND MATERIAL CONDITION.
- PLANT COUNTS IN LEGEND ARE FOR REFERENCE ONLY. PLANT SYMBOLS DICTATE THE REQUIRED PLANTS.
- TOPSOIL SCHEDULE (SEE SPECIFICATIONS):
  - a. PLANTING AREA: 6" OF TOPSOIL TYPE A.
- MULCH SCHEDULE (SEE SPECIFICATIONS):
  - a. PLANTING AREAS: 3" DEPTH OF MEDIUM RED FIRM WOOD CHIP MULCH.
  - b. ROCK MULCH: 4" DEPTH OF 58" MINUS BASALT CHIP MULCH, COMPACT TO 95%.
- TREE LOCATIONS MAY VARY DEPENDING ON WALK, DRIVEWAY, AND UTILITY LOCATIONS, STAKE FOR APPROVAL PRIOR TO PLANTING.
- ALL TREES TO BE SINGLE TRUNKED, UNLESS OTHERWISE NOTED. MULTI-TRUNKED TREES TO INCLUDE MAIN LEADER EQUAL OR GREATER TO SIZE SPECIFIED.
- TREES OF THE SAME SPECIES SHALL BE MATCHED FROM SAME LOT AND GROWER.
- FINISH GRADE TO BE:
  - a. PLANTING AREAS: 2 1/2" BELOW ADJACENT WALKS OR HARDSCAPE ELEMENTS BEFORE INSTALLATION OF ORGANIC MULCH.
- PLANTING IRRIGATION: TREES AND SHRUBS TO RECEIVE GATOR BAG INSTALLATION AND ONE WATER FILLING AND IS INCIDENTAL TO THE PLANT INSTALLATION. TREES TO RECEIVE ONE TREEGATOR - 98183 - 20 GALLON DRIP TREE WATERING BAG AND SHRUBS TO RECEIVE TREEGATOR - 98185 - 15 GALLON TREEGATOR JUNIOR PRO.
- HAND WATERING: CONTRACTOR TO PROVIDE FOUR (4) HAND WATERINGS OF GATOR BAGS.
- IRRIGATION REPAIRS, WEST SIDE OF BRIDGE, INCLUDE:
  - REPLACEMENT OF IRRIGATION LATERAL AND MAINLINES DAMAGED BY CONSTRUCTION WITH SCHEDULE 40 OR APPROVED EQUAL. INSTALL THURSTON BLOCKS AND RESTRAINTS UNITS FOR ALL CHANGES IN DIRECTION FOR MAINLINES OVER 2" IN DIAMETER OR PER RIVERPOINT VILLAGE CONDO HOMEOWNER ASSOCIATION OR WASHINGTON STATE UNIVERSITY STANDARDS ON OWNERS PROPERTY.
  - REPLACEMENT OF IRRIGATION VALVES WITH NEW VALVES TO MATCH EXISTING OR AS APPROVED BY SPOKANE PARKS.
  - ALL IRRIGATION LINES TO BE SAND BEDDED, 5" MINIMUM SAND ON BOTTOM, SIDES AND TOP OF PIPE TYPICAL.
  - NEW HEADS TO BE INSTALLED ON TRIPLE SWING JOINTS, NOTORS/SPRAYS AND SHRUB IRRIGATION TO MATCH EXISTING AND INSTALLATION TO MATCH PRE-CONSTRUCTION IRRIGATION LAYOUT.
  - IRRIGATION SYSTEM TO BE FULLY OPERATIONAL WITH HEAD-TO-HEAD COVERAGE AND RE-CONNECTED TO EXISTING CONTROLLER.

**CONSTRUCTION NOTES**

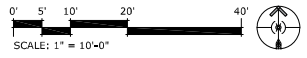
- CONTRACTOR SHALL CALL 811 TO LOCATE ALL EXISTING ABOVE OR BELOW GRADE ON-SITE UTILITIES PRIOR TO COMMENCEMENT OF WORK. INCLUDING PLANTING, THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REFERRED TO THE OWNER'S REPRESENTATIVE. PRESERVE AND PROTECT EXISTING UTILITIES TO REMAIN FROM DAMAGE OR DISRUPTION. TYPICALLY, MAINTAIN LOCATES DURING CONSTRUCTION FOR REFERENCE. CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
- CONTRACTOR TO COORDINATE WITH OWNER'S MAINTENANCE PERSONNEL TO IDENTIFY AND PROTECT ANY EXISTING OWNER MAINTAINED UTILITIES, WATER LINES, IRRIGATION CONTROL, WIRES OR OTHER IMPROVEMENTS PRIOR TO CONSTRUCTION.
- CONTRACTOR TO COORDINATE UTILITY WORK, SLEEVE AND IRRIGATION INSTALLATION TO AVOID CONFLICTS BETWEEN UTILITIES, IRRIGATION EQUIPMENT AND THE PLACEMENT OF TREES, SHRUBS AND LANDSCAPE EDGING/MULCHES.
- THE INFORMATION ON THIS SHEET IS INCOMPLETE UNLESS ACCOMPANIED BY THE CORRESPONDING SPECIFICATION SECTIONS AND DETAILS DEVELOPED FOR THIS PROJECT. REFER TO THOSE SPECIFICATIONS AND DETAILS FOR ADDITIONAL INFORMATION.
- CONTRACTOR IS RESPONSIBLE FOR VERIFYING CONDITIONS IN THE FIELD PRIOR TO CONSTRUCTION AND NOTIFYING THE OWNER AND OWNER'S REPRESENTATIVES OF ANY DISCREPANCIES.
- CONTRACTOR TO COORDINATE WITH CIVIL AND ELECTRICAL PLANS. IMMEDIATELY NOTIFY OWNER'S REPRESENTATIVE IF CONFLICTS BETWEEN PLANS ARE IDENTIFIED OR IF ADDITIONAL INFORMATION OR CLARIFICATION IS REQUIRED FOR COORDINATION.
- PRESERVE AND PROTECT EXISTING IMPROVEMENTS TO REMAIN. REPAIR OR REPLACE ALL CURBS AND WALKS DAMAGED DURING CONSTRUCTION.
- LIABLE FOR ENCROACHMENT: THE CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING AND UNDERSTANDING THE LIMITS OF WORK. CONTRACTOR IS RESPONSIBLE FOR ANY COORDINATION OF ENCROACHMENT ONTO ADJACENT PROPERTY, RIGHTS-OF-WAY, EASEMENTS, SET-BACKS, OR ANY OTHER LEGAL PROPERTY RESTRICTIONS EITHER MARKED OR UNMARKED.



REMOVE MUGO PINE AND JUNIPERS

REMOVE PLUM TREE

1 LANDSCAPE PLAN



Know what's below. Call before you dig.

MICHAEL TERRELL - LANDSCAPE ARCHITECTURE, PLLC  
1421 N. MEADOWOOD LANE, SUITE 150  
LIBERTY LAKE, WA 99019  
PHONE (509) 922-7440



DON KARDONG  
BRIDGE REHABILITATION  
LANDSCAPE PLAN

DATE: 3/4/2022

DRAWN BY: JCS

CHECKED BY: MDT

PROJECT NO: PW ITB #5203-19

REVISION

ADD#1	REV
3/21/2022	9/28/22
CA REV	9/14/2022

SHEET 38 OF 49

L1.1  
LANDSCAPE PLAN

### CALLOUTS

- 1 ASPHALT, SEE CIVIL PLANS.
- 2 BOLLARD, WSDOT STANDARD BOLLARD TYPE 1. INSTALL PER WSDOT STANDARD PLAN H40.10-01.
- 3 EXISTING TREE REMOVAL OR PRUNING BY CONTRACTOR PER CITY OF SPOKANE URBAN FORESTRY REPORT.
- 4 EXISTING RAILING, SEE STRUCTURAL PLANS.
- 5 BOLLARD WARNING STRIPING, SEE SHEET L3.1 DETAIL H.
- 6 BASALT BOULDER, 3-4" IN DIAMETER, TYP. SEE SHEET L3.1 DETAIL G.
- 7 EXISTING TREE, PRESERVE AND PROTECT, SEE CITY OF SPOKANE URBAN FORESTRY REPORT.

### LEGEND

- ASPHALT, SEE CIVIL PLANS.
- NEW PLANTING AREA, 6" OF TOPSOIL TYPE A AND 3" DEPTH OF MEDIUM RED FIR WOOD CHIP MULCH. TYP. PLANTS TO RECEIVE GATOR BAGS. SEE PLANTING AND IRRIGATION NOTES.
- CONTRACTOR LAYDOWN AREA, SEE NOTES THIS SHEET.
- BRIDGE RAILING, SEE STRUCTURAL.
- EXISTING TREE, APPROXIMATE LOCATION, FIELD VERIFY.

### PLANT LEGEND

SHRUBS SE	BOTANICAL / COMMON NAME	SIZE 4" pot	HEIGHT 10'	WIDTH 8"	QTY 7
--------------	-------------------------	----------------	---------------	-------------	----------

PLANT QUANTITY NOTE: CONTRACTOR SHALL VERIFY QUANTITIES IN PLANT LEGEND WITH PLANT SYMBOLS ON PLANS.

### PLANT CALLOUTS

- PLANT ABBREVIATION
- NUMBER OF PLANTS
- EXISTING

### PLANTING NOTES

1. REMOVE ALL CONSTRUCTION DEBRIS, CONCRETE, MORTAR, ROCKS, ETC FROM LANDSCAPE AREAS PRIOR TO SUB GRADE PREPARATION AND INSTALLATION OF PLANTING SOIL.
2. TREES AND SHRUBS TO MEET REQUIREMENTS OF AMERICAN STANDARD FOR NURSERY STOCK FOR SIZE AND MATERIAL CONDITION.
3. PLANT COUNTS IN LEGEND ARE FOR REFERENCE ONLY. PLANT SYMBOLS DICTATE THE REQUIRED PLANTS.
4. TOPSOIL SCHEDULE (SEE SPECIFICATIONS):
  - a. TREE AND SHRUB PLANTING: TOPSOIL TYPE A.
5. MULCH SCHEDULE (SEE SPECIFICATIONS):
  - a. PLANTING AREAS: 3" DEPTH OF MEDIUM RED FIR WOOD CHIP MULCH.
  - b. ROCK MULCH: 4" DEPTH OF 5/8" MEDIUM BASALT CHIP MULCH, COMPACT TO 95%.
6. TREE LOCATIONS MAY VARY DEPENDING ON WALK, DRIVEWAY, AND UTILITY LOCATIONS. STAKE FOR APPROVAL PRIOR TO PLANTING.
7. ALL TREES TO BE SINGLE TRUNKED, UNLESS OTHERWISE NOTED. MULTI-TRUNKED TREES TO INCLUDE MAIN LEADER EQUAL OR GREATER TO SIZE SPECIFIED.
8. TREES OF THE SAME SPECIES SHALL BE MATCHED FROM SAME LOT AND GROWER.
9. FINISH GRADE TO BE:
  - a. PLANTING AREAS: 2 1/2" BELOW ADJACENT WALKS OR HARDSCAPE ELEMENTS BEFORE INSTALLATION OF ORGANIC MULCH.
10. PLANTING IRRIGATION: TREES AND SHRUBS TO RECEIVE GATOR BAG INSTALLATION AND IS INCIDENTAL TO THE PLANT INSTALLATION. TREES TO RECEIVE ONE TREGATOR - 90183 - 20 GALLON DRIP TREE WATERING BAG AND SHRUBS TO RECEIVE TREGATOR - 90185 - 15 GALLON TREGATOR JUNIOR PRO.

### CONSTRUCTION NOTES

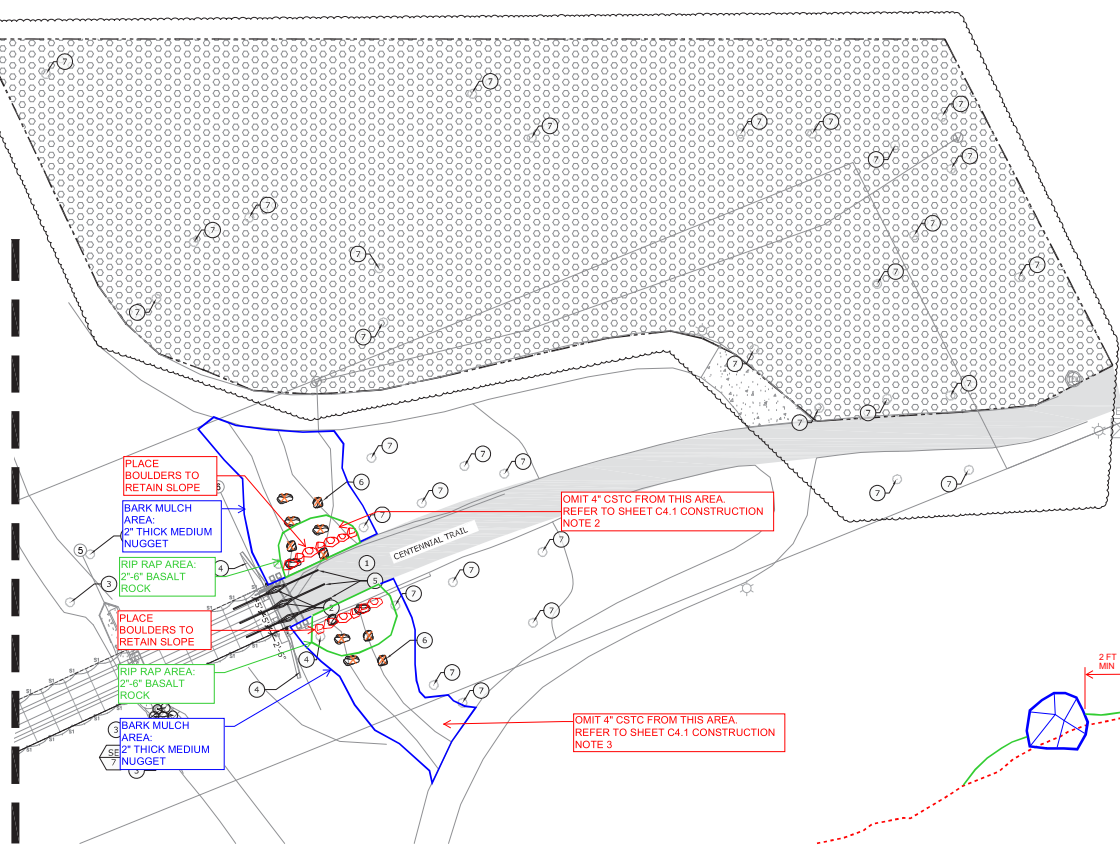
1. CONTRACTOR SHALL CALL 811 TO LOCATE ALL EXISTING ABOVE OR BELOW GRADE ON-SITE UTILITIES PRIOR TO COMMENCEMENT OF WORK, INCLUDING PLANTING. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. PRESERVE AND PROTECT EXISTING UTILITIES TO PREVENT FROM DAMAGE OR DISRUPTION. TYPICAL, MAINTAIN LOCATES DURING CONSTRUCTION FOR REFERENCE. CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. CONTRACTOR TO COORDINATE WITH OWNER'S MAINTENANCE PERSONNEL TO IDENTIFY AND PROTECT ANY EXISTING OWNER MAINTENANCE UTILITIES, WATER LINES, IRRIGATION LINES, IRRIGATION CONTROL WIRES OR OTHER IMPROVEMENTS PRIOR TO CONSTRUCTION.
3. CONTRACTOR TO COORDINATE WITH UTILITY WORK, SLEEVES AND IRRIGATION INSTALLATION TO AVOID CONFLICTS BETWEEN UTILITIES, IRRIGATION EQUIPMENT AND THE PLACEMENT OF TREES, SHRUBS AND LANDSCAPE EDGING/MOWCURBS.
4. THE INFORMATION ON THIS SHEET IS INCOMPLETE UNLESS ACCOMPANIED BY THE CORRESPONDING SPECIFICATION SECTIONS AND DETAILS DEVELOPED FOR THIS PROJECT, REFER TO THOSE SPECIFICATIONS AND DETAILS FOR ADDITIONAL INFORMATION.
5. CONTRACTOR IS RESPONSIBLE FOR VERIFYING CONDITIONS IN THE FIELD PRIOR TO CONSTRUCTION AND NOTIFYING THE OWNER AND OWNER'S REPRESENTATIVES OF ANY DISCREPANCIES.
6. CONTRACTOR TO COORDINATE THESE PLANS WITH CIVIL AND ELECTRICAL PLANS. IMMEDIATELY NOTIFY OWNER'S REPRESENTATIVE IF CONFLICTS BETWEEN PLANS ARE IDENTIFIED OR IF ADDITIONAL INFORMATION OR CLARIFICATION IS REQUIRED FOR COORDINATION.
7. PRESERVE AND PROTECT EXISTING IMPROVEMENTS TO REMAIN, REPAIR OR REPLACE ALL CURBS AND WALKS DAMAGED DURING CONSTRUCTION.
8. LIABLE FOR ENCROACHMENT: THE CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING AND UNDERSTANDING THE LIMITS OF WORK, CONTRACTOR IS RESPONSIBLE FOR ANY COORDINATION OF ENCROACHMENT ONTO ADJACENT PROPERTY, RIGHTS-OF-WAY, EASEMENTS, SET-BACKS, OR ANY OTHER LEGAL PROPERTY RESTRICTIONS EITHER MARKED OR UNMARKED.

### CONTRACTOR LAYDOWN AREA NOTES

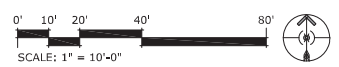
1. PRE-CONSTRUCTION: CONTRACTOR TO LOCATE AND IDENTIFY ON SITE ALL UTILITIES, IRRIGATION VALVES, HEADS AND MAINLINES, CONTRACTOR TO COORDINATE WITH GONZAGA UNIVERSITY MAINTENANCE STAFF ON LOCATIONS AND ISOLATION OF IRRIGATION SYSTEMS WITHIN THE CONTRACTOR LAYDOWN AREA. CONTRACTOR TO PRESERVE, PROTECT AND MAINTAIN OPERATION OF ANY MAINLINE THAT CROSSES THE CONTRACTOR LAYDOWN AREA AND SERVES ADDITIONAL LANDSCAPE AREAS. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING IRRIGATION SERVICE TO AREAS CONNECTED TO THE IRRIGATION SYSTEM WITHIN THE CONTRACTOR LAYDOWN AREA, WITH TEMPORARY PIPING AND CONTROL WIRE CONNECTIONS WHENEVER IRRIGATION IS INTERRUPTED FOR MORE THAN 48 HOURS BETWEEN APRIL 15TH AND OCTOBER 15TH. IRRIGATION IS TO BE RESTORED TO MEET SCHEDULED IRRIGATION TIMES SO THAT NO MORE THAN ONE IRRIGATION CYCLE IS MISSED IN A SEVEN-DAY PERIOD.
2. LAYDOWN AREA SITE PREPARATION: CONTRACTOR TO INSTALL CONSTRUCTION FENCE AROUND LAYDOWN AREA, ISOLATE IRRIGATION SYSTEM AT PERIMETER, RECONNECT PIPING SO THAT AREAS BEYOND THE LAYDOWN AREA REMAIN FULLY OPERATIONAL. CONTRACTOR MAY REMOVE IDENTIFIED TREES UPON APPROVAL OF ENGINEER PRIOR TO REMOVAL.
3. CONTRACTOR TO PRESERVE AND PROTECT ALL EXISTING HARDSCAPE, LANDSCAPE, IRRIGATION AND ACCESSORY IMPROVEMENTS FROM DAMAGE DUE TO CONSTRUCTION ACTIVITY.
4. CONTRACTOR IS RESPONSIBLE FOR RESTORATION OF ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES. ALL CONSTRUCTION DEBRIS, OILS, CONTAMINATION, ROCK BASE AND OTHER MATERIALS TO BE REMOVED AND DISPOSED OF OFF-SITE. SUBGRADE TO BE RIPPED OR ROTOTILLED TO A DEPTH OF 8" PRIOR TO PLACEMENT OF TOPSOIL. ALL ROCKS LARGER THAN 2" TO BE REMOVED FROM SUBGRADE SURFACE. RESTORATION INCLUDES A FULLY OPERATIONAL IRRIGATION SYSTEM AND NEW SLOPED GRASS WITH 4" MINIMUM OF TOPSOIL. RESTORATION PLANTINGS TO BE INSTALLED AS INDICATED ON THE DRAWINGS.
5. EXISTING TREES: CITY OF SPOKANE URBAN FORESTRY REPORT.
6. IRRIGATION REPAIRS, GONZAGA UNIVERSITY, INCLUDES:
  - REPLACEMENT OF IRRIGATION LATERAL AND MAINLINES DAMAGED BY CONSTRUCTION WITH SCHEDULE 40 OR APPROVED EQUAL. INSTALL THROTBLOCKS AND RESTRAINED JOINTS FOR ALL CHANGES IN DIRECTION FOR MAINLINES OVER 2" IN DIAMETER OR PER GONZAGA UNIVERSITY STANDARDS.
  - REPLACEMENT OF IRRIGATION VALVES WITH NEW VALVES TO MATCH EXISTING OR AS APPROVED BY GONZAGA UNIVERSITY AND PER GONZAGA UNIVERSITY STANDARDS.
  - ALL IRRIGATION LINES TO BE SAND BEDDED, 6" MINIMUM SAND ON BOTTOM, SIDES AND TOP OF PIPE TYPICAL. NEW HEADS TO BE INSTALLED ON TRIPLE SWING JOINTS. PCS OR APPROVED EQUAL, SPACED TO MATCH PRE-CONSTRUCTION IRRIGATION LAYOUT.
  - IRRIGATION SYSTEM TO BE FULLY OPERATIONAL WITH HEAD-TO-HEAD COVERAGE AND RE-CONNECTED TO GONZAGA UNIVERSITY CONTROLLER.

REVISIONS TO REMOVE TRAIL SHORTCUTS  
9/07/22

MATCHLINE - SEE SHEET L1.2



1 LANDSCAPE PLAN



**811**  
 MICHAEL TERRELL - LANDSCAPE ARCHITECTURE, PLLC  
 1421 N. MEADOWWOOD LANE, SUITE 150  
 LIBERTY LAKE, WA 99019  
 PHONE (509) 922-7449

Know what's below.  
Call before you dig.



DON KARDONG  
BRIDGE REHABILITATION  
LANDSCAPE PLAN

BAR IS ONE INCH ON ORIGINAL DRAWING, IF NOT ONE INCH ON THE SHEET, ADJUST SCALES ACCORDINGLY

DATE: 3/4/2022  
 DRAWN BY: JCS  
 CHECKED BY: MDT  
 PROJECT NO: PW ITB # 5203-19

REVISION

ADD #1 3/21/22	3
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SHEET 39 of 49

L1.2  
LANDSCAPE PLAN

# Spokane Park Board

## Briefing Paper



<b>Committee</b>	Land		
<b>Committee meeting date</b>	Jan 4, 2023		
<b>Requester</b>	Berry Ellison	<b>Phone number:</b> 625-6276	
<b>Type of agenda item</b>	<input type="radio"/> Consent	<input type="radio"/> Discussion	<input type="radio"/> Information <input checked="" type="radio"/> Action
<b>Type of contract/agreement</b>	<input checked="" type="radio"/> New	<input type="radio"/> Renewal/ext.	<input type="radio"/> Lease <input type="radio"/> Amendment/change order <input type="radio"/> Other
<b>City Clerks file</b> (OPR or policy #)			
<b>Item title:</b> (Use exact language noted on the agenda)	Northwest Playground Equipment, Inc. Contract for Play Equipment & Installation/Liberty Park Playground Project (\$227,966.56, tax inclusive)		
<b>Begin/end dates</b>	Begins: 01/12/2023	Ends: 12/31/2023	<input type="checkbox"/> Open ended
<b>Background/history:</b>	<p>Liberty Park Playground Renovations include a new 4,000sf playground area with semi-custom play equipment for children aged 2-12. Play equipment is a long-lead item thus purchasing the equipment prior to issuing the whole project to bid is advantageous to the project schedule.</p> <p>The City requested several bids from qualified vendors for equipment &amp; installation, and an alternate Zip Line apparatus with installation. The most cost effective vendor was Northwest Playground, Inc. After considering project budget and schedule, the cost was determined to be feasible.</p> <p>Note: This quote follows the NASPO Contract #6480 competitive process.</p>		
<b>Motion wording:</b>	Move to approve Northwest Playground Equipment, Inc., contract for Play Equipment & Installation for the Liberty Park Playground Project in the amount of \$227,966.56 (tax inclusive) from Park Capital Funds.		
<b>Approvals/signatures outside Parks:</b>	<input checked="" type="radio"/> Yes	<input type="radio"/> No	
If so, who/what department, agency or company: Northwest Playground Equipment, Inc			
Name: Chris Brummett		Email address: Chrisb@nwplayground.com	Phone: 509 520-6053
<b>Distribution:</b>	Parks – Accounting <span style="float: right;">nhamad@spokanecity.org</span> Parks – Sarah Deatrich <span style="float: right;">sales@nwplayground.com</span> Requester: Berry Ellison Grant Management Department/Name:		
<b>Fiscal impact:</b> <input checked="" type="radio"/> Expenditure	<input type="radio"/> Revenue		
Amount:	Budget code:		
\$ 227,966.56 (tax inclusive)	1950-54920-94000-56301-48069		
<b>Vendor:</b> <input checked="" type="radio"/> Existing vendor	<input type="radio"/> New vendor		
<b>Supporting documents:</b>			
<input type="checkbox"/> Quotes/solicitation (RFP, RFQ, RFB)	<input type="checkbox"/> W-9 (for new contractors/consultants/vendors)		
<input type="checkbox"/> Contractor is on the City's A&E Roster - City of Spokane	<input type="checkbox"/> ACH Forms (for new contractors/consultants/vendors)		
<input checked="" type="checkbox"/> UBI: _____	<input type="checkbox"/> Insurance Certificate (min. \$1 million in General Liability)		
Business license expiration date: _____			



# Northwest Playground Equipment, Inc.

PO Box 2410, Issaquah, WA 98027-0109  
Phone (425) 313-9161 FAX (425) 313-9194  
Email: sales@nwplayground.com

## QUOTE

*This quote is only valid for 60 days.*

To: Spokane Parks and Recreation  
Re: Liberty Park Base Play Equipment and Installation

Quote # 122023CB1  
Date: 1/2/2023

Contact Name: Prince, Thea  
Email: [tprince@spokanecity.org](mailto:tprince@spokanecity.org)

Phone: 509.625.6276  
Cell/Fax:

Item #	Qty	Description	Price	Total Price
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### EQUIPMENT Playworld

ZZXX0346	1	Base Bid- Custom 2-5 and 5-12 Play Structures <b>5-12 Challenger Playground Includes-</b> Mighty Descent Slide, Crazy Bones bridge, Cliff Hanger Climber, Kaleido Climber, 108" Slither Slide, 360 Degree Slither Slide, Deep Rung Arch Climber, Chinning Bar, Crael Through Panel, Storefront Panel, Skylights, The Grid Climber, Post Mount Wheel, Tri Junction Climber, Sky Link, Step Around, NUVO Transfer Station, Kinetic Toppers. <b>2-5 Challenger Playground Includes-</b> Glide Slide, Hill Platform Slide, Insert Panel with Gears, Hand Holds, Skylights, A-Maze-Ing Play Panel, Spiral Climber, Disco Spinner, Storefront Panel, 360 Degree Spiral Slide, Pipe Wall Barriers, ADA Transfer Station.	\$ 133,714.00	\$ 133,714.00
ZZXX0198	1	Unity Swing Frame	\$ 7,265.00	\$ 7,265.00
ZZXX0204	1	Unity Swing Basket	\$ 2,085.00	\$ 2,085.00

### IDSculpture

1	Melrose Vine Climber	\$ 8,600.00	\$ 8,600.00
1	Sunrise Vine Climber	\$ 10,065.00	\$ 10,065.00

\$ -  
\$ -  
\$ -  
\$ -

	Equipment Subtotal	\$ 161,729.00
Playworld	NASPO Value Point Cooperative Purchasing Discount: NASPO 10.00%	\$ (14,306.40)
Playworld	Northwest Playground Equipment Discount: NPEI 15.00%	\$ (21,459.60)
IDSculpture	NASPO Value Point Cooperative Purchasing Discount: NASPO 6.00%	\$ (1,119.90)
IDSculpture	Freight:	\$ 4,615.38
Playworld	Freight:	\$ 9,230.77
	<b>Equipment Total (less tax)</b>	<b>\$ 138,689.25</b>

### CERTIFIED INSTALLATION

1	Base Play- Installation of the play equipment by CPSI certified installer	\$ 51,428.46
1	Base Play- Installation of the IDS Melrose and Sunrise Vine Climbers	\$ 5,982.37

All installation to be done by CPSI certified installation team

	Installation Total:	\$ 57,410.83
Bond	Performance Bond (If Required): 3.0%	\$ -
CC Convenience Fee:	Credit Card (If Required): 3.5%	\$ -

Location Code: Resale Certificate Required for Tax Exemption: Tax: 9.0% \$ 17,649.01

**ORDER TOTAL: \$ 213,749.10**

*All quotes are subject to material and fuel surcharges.*

### Acceptance of Proposal:

*(Please be sure you have read, signed, initialed and understand the Terms and Conditions on Page 2 of this Quote)*

The items, prices and conditions listed herein are satisfactory and are hereby accepted.

Karen Weiser  
Sales Assistant

\_\_\_\_\_  
Customer Signature

\_\_\_\_\_  
Date

*Thank you for considering Northwest Playground Equipment, Inc. for your  
Park, Playground, Shelter and Sports Equipment requirements.*





# Northwest Playground Equipment, Inc.

PO Box 2410, Issaquah, WA 98027-0109  
Phone (425) 313-9161 FAX (425) 313-9194  
Email: sales@nwplayground.com

**Project Name:** Liberty Park Base Play Equipment and Installation

**Quote #** 122023CB1

## TERMS AND CONDITIONS

### QUOTE CONDITIONS AND ACCEPTANCE:

*This quote is only valid for 60 days.*

Orders placed or requested for delivery after 60 days are subject to price increases.

\*\*\* (Pls Initial) It is the Buyer's responsibility to verify quantities and description of items quoted.

Once your order has been placed, any changes including additions, deletions or color changes, will delay your shipment.

### EXCLUSIONS: Unless specified, this quote specifically **excludes** all of the following:

- Required Permits;
- Performance/Payment Bonds
- Site work and landscaping
- Removal of existing equipment
- Storage of equipment off site
- Safety surfacing; Borders or drainage requirements
- Landscaping Repairs DUE to poor access or in climatic weather

### FREIGHT AND DELIVERY:

Shipping is FOB Origin. A 24-hr Call Ahead is available at additional cost.

Damaged Freight must be refused. Please notify Northwest Playground Equipment immediately of any damages.

Shortages and Concealed Damage must be reported to Northwest Playground Equipment within 10 days of delivery.

A reconsignment fee will be charged for any changes made to delivery address after order has been placed.

### TAXES:

All orders delivering in Washington are subject to applicable sales tax unless a tax exemption or Reseller Permit is on file at the time the order is placed.

**PAYMENT TERMS:** See attached Correspondence dated Jan 03, 2023. Payment is due at time of order with balance due upon delivery. Payment in full is required at time of order. Late payment charges may be charged on past due balances at an annual rate of 18%. A 3% charge will be added to all credit card orders.

**RESTOCKING:** Items canceled, returned or refused will be subject to a minimum 25% restocking fee. All return freight charges are the responsibility of the Buyer.

### MAINTENANCE/WARRANTY:

Manufacturer's standard product warranties apply and cover equipment replacement and freight costs only; labor is not included.

Northwest Playground Equipment offers no additional warranties.

Maintenance of the equipment and safety surfacing is the responsibility of the customer.

Any unauthorized alterations or modifications to the equipment (including layout) will void your warranty.

### INSTALLATION: (if applicable)

A private locate service for underground utilities must be completed before your scheduled installation.

Site must be level and free of loose debris (this includes ground cover/chips).

A minimum 6 foot opening with good access must be available to the site for delivery trucks and tractor.

An onsite dumpster must be provided for disposal of packaging materials.

Arrangements must be made in advance for the disposal of dirt/rocks from within the installation area.

Arrangements must be made in advance for the removal/disposal of existing equipment.

Additional charges may apply if large rocks or concrete are found beneath the surface.

Access to power and water must be available.

Site supervision is quoted in 8-hour days.

## Acceptance of Terms & Conditions

*Acceptance of this proposal, made by an authorized agent of your company, indicates agreement to the above terms and conditions.*

\_\_\_\_\_  
Sales Assistant

\_\_\_\_\_  
Customer Signature

\_\_\_\_\_  
Date

*Thank you for choosing Northwest Playground Equipment!*





# Northwest Playground Equipment, Inc.

PO Box 2410, Issaquah, WA 98027-0109  
Phone (425) 313-9161 FAX (425) 313-9194  
Email: sales@nwplayground.com

## QUOTE

***This quote is only valid for 60 days.***

To: Spokane Parks and Recreation  
Re: Liberty Park- Alternate #1 Zoom Trax

Quote # 122023CB1A  
Date: 1/2/2023

Contact Name: Prince, Thea  
Email: [tprince@spokanecity.org](mailto:tprince@spokanecity.org)

Phone: 509.625.6276  
Cell/Fax:

Item #	Qty	Description	Price	Total Price
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### EQUIPMENT Playworld

ZZXX1136	1	Zoom Trax with Disc Seat	\$ 11,496.00	\$ 11,496.00
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\$ -  
\$ -  
\$ -  
\$ -

Playworld	NASPO Value Point Cooperative Purchasing Discount:	NASPO	10.00%	\$ (1,149.60)
Playworld	Northwest Playground Equipment Discount:	NPEI	15.00%	\$ (1,724.40)
Playworld		Freight:		\$ -
		<b>Equipment Total (less tax)</b>		<b>\$ 8,622.00</b>
		Equipment Subtotal		\$ 11,496.00

### CERTIFIED INSTALLATION

1	Alternate #1- Installation of the Zoom Trax equipment by CPSI certified installer	\$ 4,421.54
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All installation to be done by CPSI certified installation team

Bond	Performance Bond (If Required):	3.0%	\$ -
CC Convenience Fee:	Credit Card (If Required):	3.5%	\$ -
Location Code:	Resale Certificate Required for Tax Exemption:	Tax: 9.0%	\$ 1,173.92
		<b>ORDER TOTAL:</b>	<b>\$ 14,217.46</b>

*All quotes are subject to material and fuel surcharges.*

### Acceptance of Proposal:

*(Please be sure you have read, signed, initialed and understand the Terms and Conditions on Page 2 of this Quote)*  
The items, prices and conditions listed herein are satisfactory and are hereby accepted.

Karen Weiser  
Sales Assistant

\_\_\_\_\_  
Customer Signature

\_\_\_\_\_  
Date

*Thank you for considering Northwest Playground Equipment, Inc. for your  
Park, Playground, Shelter and Sports Equipment requirements.*



# Northwest Playground Equipment, Inc.

PO Box 2410, Issaquah, WA 98027-0109  
Phone (425) 313-9161 FAX (425) 313-9194  
Email: sales@nwplayground.com

**Project Name:** Liberty Park- Alternate #1 Zoom Trax

**Quote #** 122023CB1A

## TERMS AND CONDITIONS

### QUOTE CONDITIONS AND ACCEPTANCE:

*This quote is only valid for 60 days.*

Orders placed or requested for delivery after 60 days are subject to price increases.

\*\*\* \_\_\_\_\_ (Pls Initial) It is the Buyer's responsibility to verify quantities and description of items quoted.

Once your order has been placed, any changes including additions, deletions or color changes, will delay your shipment.

### EXCLUSIONS: Unless specified, this quote specifically **excludes** all of the following:

- Required Permits;
- Performance/Payment Bonds
- Site work and landscaping
- Removal of existing equipment
- Storage of equipment off site
- Safety surfacing; Borders or drainage requirements
- Landscaping Repairs DUE to poor access or in climatic weather

See attached Correspondence dated Jan 03, 2023.

### FREIGHT AND DELIVERY:

Shipping is FOB Origin. A 24-hr Call Ahead is available at additional cost.

Damaged Freight must be refused. Please notify Northwest Playground Equipment immediately of any damages.

Shortages and Concealed Damage must be reported to Northwest Playground Equipment within 10 days of delivery.

A reconsignment fee will be charged for any changes made to delivery address after order has been placed.

### TAXES:

All orders delivering in Washington are subject to applicable sales tax unless a tax exemption or Reseller Permit is on file at the time the order is placed.

**PAYMENT TERMS:** An approved Credit Application is required for new customers. 50% down payment is due at time of order with balance due upon delivery, unless other credit terms have been approved. Interest may be charged on past due balances at an annual rate of 18%. A 3% charge will be added to all credit card orders.

**RESTOCKING:** Items canceled, returned or refused will be subject to a minimum 25% restocking fee. All return freight charges are the responsibility of the Buyer.

### MAINTENANCE/WARRANTY:

Manufacturer's standard product warranties apply and cover equipment replacement and freight costs only; labor is not included.

Northwest Playground Equipment offers no additional warranties.

Maintenance of the equipment and safety surfacing is the responsibility of the customer.

Any unauthorized alterations or modifications to the equipment (including layout) will void your warranty.

### INSTALLATION: (if applicable)

A private locate service for underground utilities must be completed before your scheduled installation.

Site must be level and free of loose debris (this includes ground cover/chips).

A minimum 6 foot opening with good access must be available to the site for delivery trucks and tractor.

An onsite dumpster must be provided for disposal of packaging materials.

Arrangements must be made in advance for the disposal of dirt/rocks from within the installation area.

Arrangements must be made in advance for the removal/disposal of existing equipment.

Additional charges may apply if large rocks or concrete are found beneath the surface.

Access to power and water must be available.

Site supervision is quoted in 8-hour days.

### Acceptance of Terms & Conditions

*Acceptance of this proposal, made by an authorized agent of your company, indicates agreement to the above terms and conditions.*

\_\_\_\_\_  
Sales Assistant

\_\_\_\_\_  
Customer Signature

\_\_\_\_\_  
Date

*Thank you for choosing Northwest Playground Equipment!*

**From:** [Chris Brummett](#)  
**To:** [Ellison, Berry](#)  
**Cc:** [Karen Weiser](#); [Prince, Thea](#); [Hamad, Nicholas](#)  
**Subject:** RE: Liberty Park Play Equipment  
**Date:** Tuesday, January 03, 2023 10:50:55 AM  
**Attachments:** [image002.png](#)  
[image003.png](#)

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**[CAUTION - EXTERNAL EMAIL - Verify Sender]**

Hello Berry,

Yes, we are good with payment upon delivery of the equipment. We will also bill the balance once the installation is complete. We understand that the work will be prevailing wages and will provide all documentation (intents / affidavit / certified payrolls) with our installation billing.

Thank you,

Chris Brummett  
Parks Consultant – E. Washington, Idaho, Montana

509.520.6053 | Direct  
425.313.9161 | Office



---

**From:** Ellison, Berry <bellison@spokanecity.org>  
**Sent:** Tuesday, January 3, 2023 10:47 AM  
**To:** Chris Brummett <chrisb@nwplayground.com>  
**Cc:** Karen Weiser <KarenW@nwplayground.com>; Prince, Thea <tprince@spokanecity.org>; Hamad, Nicholas <nhamad@spokanecity.org>  
**Subject:** RE: Liberty Park Play Equipment

**[EXTERNAL EMAIL]** DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Chris, a couple questions for you:

1. Are you agreeable to 50% payment upon delivery and progress payments (such as 75%, 95%, and 100%) during install?
2. Are you agreeable to Spokane City Standard Public Works requirements? IE prevailing wages, etc?

Berry

**Berry Ellison** | Program Manager | City of Spokane Parks & Recreation |  
Desk: 509.625.6276 | Cell: 509.385.4051 | [SpokaneParks.org](http://SpokaneParks.org)

---

**From:** Chris Brummett <[chrisb@nwplayground.com](mailto:chrisb@nwplayground.com)>  
**Sent:** Monday, January 02, 2023 2:47 PM  
**To:** Prince, Thea <[tprince@spokanecity.org](mailto:tprince@spokanecity.org)>; Ellison, Berry <[bellison@spokanecity.org](mailto:bellison@spokanecity.org)>  
**Cc:** Karen Weiser <[KarenW@nwplayground.com](mailto:KarenW@nwplayground.com)>  
**Subject:** Liberty Park Play Equipment

**[CAUTION - EXTERNAL EMAIL - Verify Sender]**

Good afternoon Thea and Berry,  
Please find the attached quote for the play equipment at Liberty Park. I have included a full set of plans and renders for your review along with our quote (the drawings have also been submitted and reviewed by MTLA). Please note that we have priced out the pieces by line item. You will see that the Playworld equipment is priced according to the NASPO pricing and includes an additional discount. The ID Sculpture vines are priced with the NASPO discount. We have the installation included on our NASPO contract and have it included in the pricing; the installation is priced out as separate line items as well.

I have also included a separate quote for the alternate as requested. Please note that there would not be any shipping costs for this as we anticipate they would ship with the other base play structures.

Please let us know if you would like a full narrative and inclusive play review of the proposed equipment.

Thank you for your consideration, we look forward to opportunity of working with you on another playground project.

Respectfully Submitted,

Chris Brummett  
Parks Consultant – E. Washington, Idaho, Montana

509.520.6053 | Direct  
425.313.9161 | Office





# Downtown Zipline Update

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LAND COMMITTEE

JANUARY 4, 2023

JONATHAN MOOG

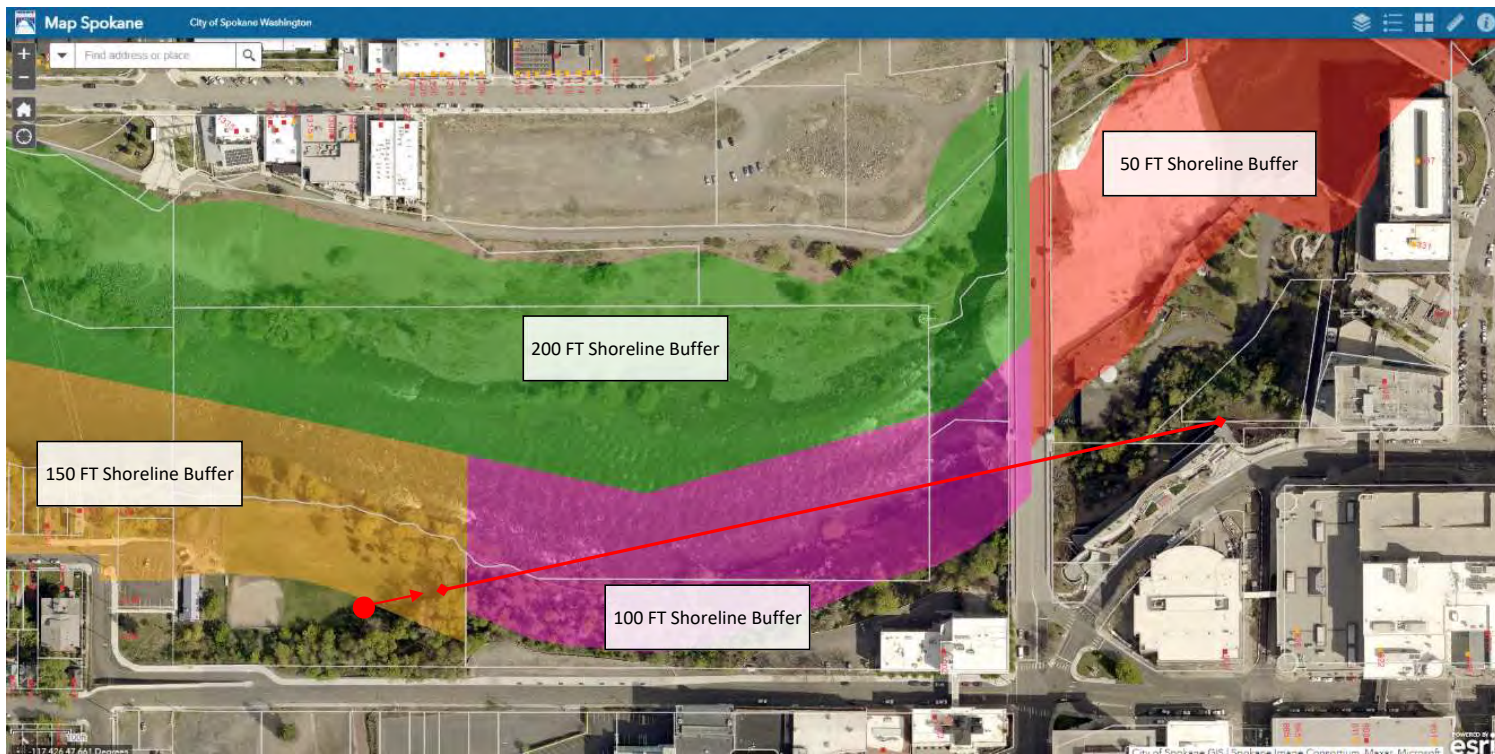
# Progress Report

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- Park Board Study Session January 2021 – Letter of Support of process
- Completed Public and stakeholder outreach Process
- City Council Adopted a resolution support a process for the Zipline Project –May 2022
- Community Working Group Formed – July 2022
  - Peaceful Valley and Riverside Neighborhood Councils, Downtown Spokane Partnership, Spokane Tribe, Park Board and Spokane Parks
- Obtained air space access from Spokane Club
- Spokane Tribal Council supportive but concerned regarding potential impacts to cultural artifacts
- Met with Dept of Ecology and City Permitting to evaluate exception process
- Hired Vertical Solutions Consulting to advise on Risk and RFP
- Draft RFP completed
- Working Group reviewed Draft RFP including scope and proposal requirements




# Shoreline Setbacks



All marked locations are approximations

# RFP - Project Goals

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- Develop an attractive zipline experience focused on safety and compelling for the user as a local, regional and tourist draw.
  - Provide a unique experience incorporating natural, historical, and cultural elements for residents, non-residents and tourists to Spokane.
  - Maximize the use of existing natural beauty of the area to facilitate a positive experience of participants while on the zipline and minimizing the impact to view sheds by Plaza spectators.
  - Meet and/or exceed the standards outlined in ANSI/ACCT 03-2019 Challenges course and Canopy/Zip Line Tours Standards.
  - Operate in a manner respectful to the neighbors, park stakeholders and residents of downtown Spokane and Peaceful Valley.
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# RFP – Scope of Services

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## **Capital Funding –**

Demonstration of available funding

## **Permitting and Property Permissions –**

Outlines known requirements including conditional use permit, inadvertent discovery plan, habitat management plan, working with appropriate approval authorities, and air right permissions

## **Design and Construction –**

Details constraints and requirements including assessments, surveys, storage, pathways, esthetics, safety, tree loss, and firm accreditations

## **Business Management –**

Details responsibilities for profitability, ticket sales, reporting, marketing, securing a bond, and complimentary tickets

## **Operations and Programming –**


Responsibilities for hours, maintenance, training, equipment, inspections, and signage

## **Communications and Outreach –**

Expectations for public and city cooperation throughout design, construction and operation

# Next Steps

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- Finalize RFP – Review by Capital Planning, consultant and city legal
  - Issue RFP – February 2023 (tentative)
  - Bid evaluation and proposer interviews by Community Working Group
  - Contract and approval process – May 2023 (tentative)
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# Questions and Comments

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