



## Spokane Park Board

3:30 p.m. May 9, 2019

City Council Chambers, lower level City Hall  
808 W. Spokane Falls Blvd., Spokane, Washington

### Park Board Members:

- X Nick Sumner – President
- X Jennifer Ogden – Vice President
- X Garrett Jones – Acting Secretary
- X Ted McGregor
- X Rick Chase
- X Greta Gilman
- X Sally Lodato
- X Gerry Sperling
- X Jamie SiJohn
- X Bob Anderson
- X Barb Richey
- X Mike Fagan – Council Liaison

### Parks Staff:

- Mark Buening
- Jennifer Papich
- Angel Spell
- Jonathan Moog
- Berry Ellison
- Edward Pinos
- Carl Strong

### Guests:

- Jerry Unruh
- Melody Price
- Anne Hanenburg

## MINUTES

(Click [HERE](#) to view a video recording of the meeting.)

1. **Roll Call:** *Edward Pinos*

2. **Minutes:**  
A. [April 11, 2019, Park Board meeting minutes](#)

**Motion No. 1:** *Nick Sumner* moved to approve the April 11, 2019, Park Board meeting minutes.

*Mike Fagan* seconded.  
Motion carried unanimously.

3. **Additions or Deletions to the Agenda:**  
A. None

4. **Special Guests:**  
A. Jerry Unruh, Executive Director of Hillyard Senior Center, provided a quarterly update on the Spokane Youth and Senior Centers' Association. The association has accumulated almost 160,000 hours of attendance throughout all of the centers, minus one reporting. The centers' also achieved just under 16,000 hours of volunteering; the amount of money saved due to these hours is incredibly high. In addition, the Hillyard Senior Center raised over \$30,000 at their 15<sup>th</sup> annual dinner auction fundraiser. Mr. Unruh also updated the Board about each centers' activities, and their highlights. Mr. Sumner thanked Mr. Unruh, and his staff, for all of the work they do for the community, and the partnership that the Parks Department has with SYSCA.

5. **Claims:** [Claims for the month of April 2019 – Bob Anderson](#)

**Motion No. 2:** Bob Anderson moved to approve claims for the month of April 2019 in the amount of \$3,483,486.73.

*Mike Fagan* seconded.

Motion carried unanimously.

6. **Financial Report & Budget Update:** – *Mark Buening* provided the April Financial Report & Budget Update. Park Fund revenue is tracking at 120% of the projected budget due to the early transfer of revenues from other departments. Parks and Recreation expenditures are tracking at 112% of the projected budget due in large part to the carnation property. The YTD revenues over expenditures for the month of April sits at \$1.5 million. The Golf Fund revenue is tracking at 120% of the projected budget; \$700,000 in revenue due to the beginning of the golf season, and high pre-season sales. The facility improvement fee has raised about \$230,000 in revenue which is being held in reserve for the debt service payment. The Golf Fund expenditures are tracking at 90% of the projected budget. Of the \$68.06 million Riverfront Park Bond, \$55.7 million has been expended/committed, leaving a \$12.3 million budget balance.

7. **Special Discussion/Action Items:**

- A. *Nick Sumner* introduces the new Park Board member, *Barb Richey*. Ms. Richey stated that she is the current Vice President of Marketing at STCU, and has lived in Spokane for most of her life. Ms. Richey is also part of the Sports Commission Board. She looks forward to serving the City in this capacity.

8. **Committee Reports:**

**Urban Forestry Tree Committee:** April 30, 2019, *Rick Chase*

- A. Action Items: None  
B. The next regularly scheduled meeting is 4:15 p.m. June 4, 2019, at the Woodland Center, Finch Arboretum.

**Golf Committee:** April 9, 2019, *Gerry Sperling*

- A. Action items: None  
B. *Nick Hamad* provided the Board with an update on the Indian Canyon irrigation project. The project continued this March, and the course currently has 13 holes open. The project is 80% complete, and the project should be completed early, around the first week of June. The result of this project should save around 17 million gallons of water per year.  
C. New Golf Manager *Mark Poirier* was introduced by Ms. Sperling. He introduced himself as being a lifelong golf player, and has worked for the Highlands Golf Club as their Head Professional.  
D. The next scheduled meeting is 8 a.m. June 11, 2019, Finch Arboretum.

**Land Committee:** May 1, 2019, *Greta Gilman*

- A. [Finch Arboretum Community Gardeners Association](#) – *Angel Spell* presented the updated Memorandum of understanding to the Park Board. This MOU is a renewal of a current one that is expiring at the end of its three year term. This association has been worked with before, but they have changed their name. This association donates fresh produce to charities, and other families that cannot afford fresh produce.

**Motion No. 3:** *Greta Gilman* moved to approve the Finch Arboretum Community Gardeners Association.



*Jennifer Ogden* seconded.  
Motion carried unanimously.

B. [Women's Club Community Garden Alliance and MOU](#) – *Angel Spell* presented the MOU with the community garden alliance; a subset of the community gardeners association that provides fresh produce to individuals on transitional housing programs. They donated over 500 pounds of produce last year.

**Motion No.4:** *Mike Fagan* moved to approve the Women's Club Community Garden Alliance and MOU.

*Rick Chase* seconded.  
Motion carried unanimously.

C. [Thornton Murphy Reciprocal Access and Parking Agreement](#) – *Nick Hamad* presented the agreement between the Park's Department and Goodwill to grant access to the driveway that leads into the Park's Department parking spaces on the property. Goodwill is going to construct, and maintain, the property, while the Park's Department will have access to the parking in order to maintain the Park property adjacent to the parking stalls.

D. The next scheduled meeting is 3 p.m. June 5, 2019, Park Operations Complex, 2304 E. Mallon

**Recreation Committee:** Meeting Cancelled, *Sally Lodato*

A. Action Items: None

B. The next scheduled meeting is 5:15 p.m. June 6, 2019, Southside Community Center

**Riverfront Park Committee:** May 6, 2019, *Ted McGregor*

A. [Garco Change Order #15 for Pavilion/ Promenades \\$98,411 \(Plus Tax\)](#) *Berry Ellison* presented Garco Change Order #15, which included ten items; five pertaining to the Pavilion, and five for the promenades. All of the items are going to be funded by contingency funds. Items include: 1.) moving condenser outside; 2.) changes to permit set; 3.) power to site; 4.) partial payment for stage power; 5.) seal coating for Blue Bridge; 6.) landscaping; 7.) additional work at Centennial Trail; 8.) blowout valves. The credit for the Acoustical Scope will be used by a separate contract for a similar scope of work. The Pavilion updates will cost \$67,888 (plus tax), and the Promenade updates will cost \$30,523 (plus tax); amounting a total of \$98,411 (plus tax).

**Motion No.5:** *Ted McGregor* moved to approve Garco Change Order #15 in the amount of \$98,411 (plus tax)

*Mike Fagan* seconded.  
Motion Carried unanimously.

B. [West Havermale Schematic Design](#) – *Berry Ellison* and *Anne Hanenburg* presented the schematic designs for West Havermale Island. The projects include 1.) Centennial Trail; 2.) M&O Yard; 3.) Shane's Inspiration all-inclusive playground; 4.) Landscaping; 5.) Renovation of the picnic shelter; 6.) Theme stream restoration; 7.) Parking updates for ADA accessibility; 8.) New restroom for disabled children.

**Motion No.6:** *Ted McGregor* moved to approve the West Havermale Schematic Designs.

*Mike Fagan* seconded.  
Motion carried unanimously.

C. [Administrative Reserve Policy for Capital Projects](#) – *Berry Ellison* presented the proposed Administrative Reserve Policy for Capital Projects to allow for the encumbering of reserve funds in advance of incurring the costs. This policy may apply to Parks & Recreation Capital projects as determined by the Park Board. This process is typical for City of Spokane Departments such as Public Works.

**Motion No.7:** *Mike Fagan* moved to approve the Administrative Reserve Policy for Capital Projects.

*Jennifer Ogden* seconded.  
Motion carried unanimously.

D. [Riverfront Park redevelopment update](#) – *Garrett Jones* presented the monthly bond update. Project highlights include: 1) North Promenade & Expo Butterfly Ribbon Cutting 2) Central Promenade will connect Blue Bridge with Orange Bridge before Hoopfest occurs; 3) Pavilion new Northeast entry from Washington Street Bridge; 4) North Bank Playground – finishing designs for bids early this summer; 5.) Stepwell art piece samples for timeline.

E. The next scheduled meeting is 8:05 a.m. June 10, 2019, in the City Council Briefing Center.

**Finance Committee:** May 7, 2019, *Bob Anderson*

A. [Dutch Jake's Park Renovation Construction Contract with Engineering Remediation Resource Group, Inc. \(\\$369,754.70\)](#) – *Nick Hamad* presented the Dutch Jake's park Renovation Construction Project. The renovation will include: 1.) an asphalt path that circles the entire park, 2.) a multi-use sports court, 3.) and multiple new trees to encircle the park. Other playground equipment has been purchased for the rest of the playground. The Parks Department will only be using \$110,000 for the project, the other funds are being donated by private donors, and the neighborhood council.

*Mike Fagan* moved to approve the Dutch Jake's Park Renovation Construction Contract with Engineering Remediation Resource Group, Inc. in the amount of \$369,754.70.

*Bob Anderson* seconded.  
Motion carried unanimously.

B. The next regularly scheduled meeting is 3 p.m. June 11, 2019, City Conference Room Lobby - Tribal, first floor City Hall

**Bylaws Committee:** *Jennifer Ogden*

9. **Reports:**

**Park Board President:** *Nick Sumner*

1. Nick Sumner reminded the members to check their city emails for all official correspondence. Mr. Sumner also reminded the members to check their emails for the survey that would schedule the Park Board retreat.

**Liaison reports:**

1. Conservation Futures Liaison – *No report given.*
2. Parks Foundation Liaison – *Ted McGregor* reported that the parks Foundation is currently fundraising for the second Expo Butterfly.
3. Council Liaison – *Mike Fagan* reported that City Council did pass the storm water ordinance.

**Director's report:** *Garrett Jones*

1. Garrett Jones highlighted RFP's work for the Easter event. Mr. Jones's also reminded the board of the Mother's Day celebration at Riverfront Park. Splash pads will also open at the end of the month. He also advised the Board that a Joint City Council/Park Board Study Session is being scheduled so that both sides can be updated on current events.

10. **Executive Session:**

A. None

11. **Correspondence:**

A. Letters/emails: None

B. Newsletters: Hillyard Senior Center

12. **Public Comments:** None

13. **Adjournment:** 5:09 p.m.

14. **Meeting Dates:**

A. Next Committee meeting dates:

Urban Forestry Committee: 4:15 p.m. June 4, 2019, Woodland Center, Finch Arboretum

Land Committee: 3 p.m. June 5, 2019, Manito Park meeting room, Manito Park

Recreation Committee: 5 p.m. June 6, 2019, Southside Community Center

Riverfront Park Committee: 8:05 a.m. June 10, 2019, City Council Briefing Center

Golf Committee: 8 a.m. June 11, 2019, Finch Arboretum, Woodland Center

Finance Committee: 3 p.m. June 11, 2019, City Conference Room Lobby - Tribal, first floor City Hall

B. Next Park Board: 3:30 p.m. June 13, 2019, City Council Chambers

C. Park Board Study Session: No session scheduled at this time.

Minutes approved by: \_\_\_\_\_

Garrett Jones, Acting Director of Parks and Recreation



## Spokane Park Board

3:30 p.m. April 11, 2019

City Council Chambers, lower level City Hall  
808 W. Spokane Falls Blvd., Spokane, Washington

### Park Board Members:

- X Nick Sumner – President
- X Jennifer Ogden – Vice President
- X Jason Conley – Acting Secretary
- X Ted McGregor
- X Rick Chase
- X Greta Gilman
- X Sally Lodato
- X Gerry Sperling
- X Jamie SiJohn
- X Bob Anderson
- X Mike Fagan – Council Liaison

### Parks Staff:

- Mark Buening
- Angel Spell
- Jonathan Moog
- Berry Ellison
- Edward Pinos
- Amy Lindsey

### Guests:

- Toni Sharkey
- Terri Fortner

## MINUTES

(Click [HERE](#) to view a video recording of the meeting.)

1. **Roll Call:** *Edward Pinos*  
See above

2. **Minutes:**  
A. [March 14, 2019, Park Board meeting minutes](#)

**Motion No. 1:** *Nick Sumner* moved to approve the March 14, 2019, Park Board meeting minutes.

*Jennifer Ogden* seconded.  
Motion carried unanimously.

3. **Additions or Deletions to the Agenda:**  
A. None

4. **Special Guests:**  
A. None

5. **Claims:** [Claims for the month of March 2019](#) – *Bob Anderson*

**Motion No. 2:** Bob Anderson moved to approve claims for the month of March 2019 in the amount of \$3,856,973.57.

*Gerry Sperling* seconded.  
Motion carried unanimously.

6. **Financial Report & Budget Update:** – *Mark Buening* provided the March Financial Report &

Budget Update. Park Fund revenue is tracking at 150% of the projected budget. This is largely due to the waste water transfer for CSO tanks. Parks and Recreation expenditures are tracking at 127% of the projected budget; the large disparity is largely due to the Carnation Property. The Golf Fund revenue is tracking at 97% of the projected budget. The Golf Fund expenditures are tracking at 95% of the projected budget. Of the \$68.06 million Riverfront Park Bond, \$41.2 million has been expended and \$54.9 million expended/committed, leaving a \$13.2 million budget balance.

7. **Special Discussion/Action Items:**

A. None

8. **Committee Reports:**

**Urban Forestry Tree Committee:** April 2, 2019, *Rick Chase*

- A. [Resolution in Support of Urban Forestry Ordinance Changes](#) – *Katie Kosanke* presented the resolution for the Park Board to support the new ordinance changes for Urban Forestry; changes have not occurred in many years. The changes contain new aspirational goals that include: 1.) Increasing canopy coverage to 30% by 2030 (currently 23%); 2.) create new reforestation programs and maintain existing ones; 3.) update the Urban Forestry plan every five years. Other changes include consolidating definitions into one location in the document, formalizing neighborhood cooperation, and other technical language clean up. *Katie Kosanke* also advised the board that there are no costs associated with these changes, and no staffing changes should be necessary. *Angel Spell* also assured the board that these changes primarily extend existing programs in order to protect Spokane's urban forest. *Angel Spell* also supported *Toni Sharkey*, an advocate for the Ponderosa Pine, and spoke to the heritage of the tree as Spokane's native tree.

**Motion No. 3:** *Rick Chase* moves to approve the Resolution in Support of Urban Forestry Ordinance Changes as presented.

*Bob Anderson* seconded.

Motion carried unanimously.

- B. The next regularly scheduled meeting is 4:15 p.m. April 30, 2019, at the Woodland Center, Finch Arboretum.

**Golf Committee:** April 9, 2019, *Gerry Sperling*

A. Action items: None

B. The next scheduled meeting is 8 a.m. May 7, 2019, Finch Arboretum

**Land Committee:** April 3, 2019, *Greta Gilman*

- A. [Redband Park Sculpture Plaza Contribution Agreement](#) – *Nick Hamad* presented the Redband sculpture that has previously been approved by the Park Board. He showed maps of the area where the sculpture is going to be placed. Spokane River Forum will contribute \$43,000 to the Parks Department that will fund, in full, the new concrete plaza where the sculpture will be. The concrete will have color, and more texture that will create a water effect. The agreement lays out the \$43,000 being contributed by the Spokane River Forum, and states that construction should be done by the end of this year.

**Motion No. 4:** *Mike Fagan* moves to approve the Redband Park Sculpture Plaza Contribution Agreement as presented.

*Greta Gilman* seconded.

Motion carried unanimously.

- B. [2019 Asphalt Park Pathways and Site Furnishings Contract \(\\$177,430\)](#) – *Nick Hamad* presented the plans for new asphalt pathways in Rochester, Emerson, and Hays Parks. A few thousand lineal feet of new pathways will be added in order to create loops around the parks that are ADA accessible. Bacon Concrete was the lowest bidder for this project, and the bulk of the project will be funded by neighborhood funds. Parks will only have to contribute around \$50,000 for this project.

**Motion No. 5:** *Mike Fagan* moves to approve 2019 Asphalt Park Pathways and Site Furnishings Contract in the amount of \$177,430 as presented.

*Greta Gilman* seconded.

Motion carried unanimously.

- C. [Dutch Jake's Park Playground Equipment Purchase \(\\$101,533.19\)](#) – *Nick Hamad* presented the designs for new playground equipment for the park. The new equipment will include: 1.) ADA accessible swings; 2.) a 14 foot climbing apparatus; 3.) rubberized surfacing that provides padding for falls, but is also wheelchair accessible; 4.) wooden obstacle course; 5.) water table. A lot of the material used is going to be wood in order to keep with the forest theme of the park. The wood is expected to have at least a 30 year lifespan.

**Motion No. 6:** *Mike Fagan* moves to approve the Dutch Jake's Park Playground Equipment Purchase in the amount of \$101,533.19 as presented.

*Greta Gilman* seconded.

Motion carried unanimously.

- B. The next scheduled meeting is 3 p.m. May 1, 2019, Park Operations Complex, 2304 E. Mallon

**Recreation Committee:** April 4, 2019, *Sally Lodato*

- A. Action Item: None

- B. The next scheduled meeting is 5:15 p.m. May 2, 2019, Park Operations Complex, 2304 E. Mallon

**Riverfront Park Committee:** April 8, 2019, *Ted McGregor*

- A. [Concert Production and Booking Service Agreement](#) – *Jonathan Moog and Amy Lindsey* presented the proposed agreement with AEG Presents Northwest. The agreement is targeted at bringing larger events to downtown Spokane, but ensure that Riverfront and City staff will not have to do all of the work; saving on staffing and promotional dollars. AEG is the second largest promoting firm in the country, but does not have an exclusive deal in Spokane; this deal will ensure that AEG can bring in a-list artists that are touring the nation, and the funds brought in from those large events will aid in funding smaller events for Riverfront. The agreement is a service agreement, and is a three-year contract with a two-year, non-guaranteed option. The agreement covers large events which allows Riverfront Spokane to continue to schedule smaller events without AEG intervention, and it also includes 13 blackout dates that cover the major annual events such as Pig out, Hoopfest, and Pride. Shows would begin in 2020, and there is a minimum number of shows provided per year. The agreement contains a compensation agreement for ticket and concession



sales as well. Mr. Moog and Ms. Lindsey are confident in AEG due to AEG's reputation on other municipalities.

**Motion No. 7:** *Ted McGregor* moved to accept the Concert production and Booking Service Agreement as presented.

*Jennifer Ogden* seconded.  
Motion carried unanimously.

- B. [US Pavilion Folding Chairs and Carts \(\\$93,087.72\)](#) – *Jonathan Moog* presented the purchase of 800 folding chairs and storage carts for the Pavilion. The purchase has been included in the bond fund. Mr. Moog described that the Pavilion will be a full service venue that provides chairs for events; this will be enough chairs to support graduations or weddings at the Pavilion.

**Motion No. 8:** *Ted McGregor* moved to approve the US Pavilion Folding Chairs and Carts purchase in the amount of \$93,087.72 as presented.

*Mike Fagan* seconded.  
Motion carried unanimously. *Gerry Sperling* not present.

- C. [Garco Construction Change order #14 for Pavilion/Promenade \(\\$118,284.00\)](#) – *Berry Ellison* presented the change order to add landscaping and a buffer zone adjacent to the credit union. The change order also added the removal of contaminated soil, the repair of the North Bridge, addition of an overlook to the Promenade, and the addition of casework to the meeting rooms. The additions are budgeted within the current Pavilion and Promenade contingencies. Many of the additions were presented and approved by the Executive Team in late 2018 and are now being finalized.

**Motion No. 9:** *Ted McGregor* moved to approve the Garco Construction Change order #14 for Pavilion/Promenade in the amount of \$118,284.00 as presented.

*Rick Chase* seconded.  
Motion carried unanimously. *Gerry Sperling* not present.

- D. [Cameron Reilly Construction Change Order #1 for Avista Access \(\\$31,057.00\)](#) – *Berry Ellison* presented the change order that will be paid for in full by Avista. This change order will include a concrete addition for Avista crane access, and adjust landscape and irrigation in the Sister Cities project area.

**Motion No. 10:** *Ted McGregor* moved to approve the Cameron Reilly Construction Change Order #1 for Avista Access in the amount of \$31,057.00 as presented.

*Mike Fagan* seconded.  
Motion carried unanimously.

- E. [Big Belly Solar Refuse & Recycle Bins for Promenade \(\\$2,710.00 and Annual Lease \\$18,204.00\) \(Non-bond\)](#) – *Berry Ellison* presented the leasing of 9 pairs of Big Belly Solar refuse and recycle bins that will be installed on the Promenade and along the Centennial Trail. Big Belly maintains the bins, while City staff collects the waste. This is an extension of an existing contract and is part of the Parks standard.

**Motion No. 11:** *Ted McGregor* moved to approve Big Belly Solar Refuse & Recycle Bins for Promenade in the amount of \$2,710.00 and Annual Lease \$18,204.00 (Non-bond) as presented.

*Mike Fagan* seconded.

Motion carried unanimously.

- F. North bank Playground Schedule Change – *Berry Ellison* presented the north bank Playground Schedule change. This change will allow the designers to provide well thought out plans to the Planning and Development Department for review. The current schedule for the project would require bidding the project before the documents were 100% complete, the bids would be out in the public while the City was still reviewing the plans in order to provide a permit. This will push the completion to early summer of 2020; only pushing the completion back about 6-8 weeks.

**Motion No. 12:** *Ted McGregor* moves to accept the North bank Playground Schedule Change as presented.

*Mike Fagan* seconded.

Motion carried unanimously. Sally Lodato not present.

- C. The next scheduled meeting is 8:05 a.m. May 6, 2019, in the City Council Briefing Center.

**Finance Committee:** April 9, 2019, *Bob Anderson*

A. Action Items: None

B. The next regularly scheduled meeting is 3 p.m. May 7, 2019, City Conference Room Lobby - Tribal, first floor City Hall

**Bylaws Committee:** *Jennifer Ogden*

9. **Reports:**

**Park Board President:** *Nick Sumner*

1. Nick Sumner reported that several members of the Parks department are attending the 2019 Washington Parks and Recreation Association Annual Conference and are receiving awards. Carissa Ware, a recreation supervisor, is receiving the Young Professional award, and Leroy Eadie, former Parks Director, is receiving the Distinguished Service Award.

**Liaison reports:**

1. Conservation Futures Liaison – No report given.
2. Parks Foundation Liaison – No report given.
3. Council Liaison – No report given.

**Director's report:** *Garrett Jones*

1. Jason Conley reported on behalf of Garrett Jones. He advised the board that Nicholas Simchuk, who has worked at Manito Park for 50 years, was given his 50 year service pin. He also recognized David Randolph and Justin Worthington who both received an award during the Mayor's employee of the year awards ceremony for their work with the homeless population. Mr. Conley completed his report with an update on a new pilot program for youths who are on juvenile probation. The children were introduced to how the Parks Department works by teaching them work

skills, providing them with a sky ride at Riverfront Park, having them participate in litter pick up, giving them a golf lesson, and allowing them to meet with City hall officials. The graduation for their participation in the program will occur next Wednesday.

10. **Executive Session:**

A. None

11. **Correspondence:**

A. Letters/emails: None

B. Newsletters: None

12. **Public Comments:** *Toni Sharkey*, an advocate for the Ponderosa Pine, and a volunteer who constantly works with the Urban Forestry Department, expressed her support for the Urban Forestry Ordinance changes (see above). She also expressed her desire to preserve current Ponderosa Pine trees that are in the downtown area.

13. **Adjournment:** 5:16 p.m.

14. **Meeting Dates:**

A. Next Committee meeting dates:

Urban Forestry Committee: 4:15 p.m. April 30, 2019, Woodland Center, Finch Arboretum

Land Committee: 3 p.m. May 1, 2019, Manito Park meeting room, Manito Park

Recreation Committee: 5 p.m. May 2, 2019, Park Operations Complex, 2304 E. Mallon

Riverfront Park Committee: 8:05 a.m. May 6, 2019, City Council Briefing Center

Golf Committee: 8 a.m. May 7, 2019, Finch Arboretum, Woodland Center

Finance Committee: 3 p.m. May 7, 2019, City Conference Room Lobby - Tribal, first floor City Hall

B. Next Park Board: 3:30 p.m. May 9, 2019, City Council Chambers

C. Park Board Study Session: No session scheduled at this time.

Minutes approved by:

  
Garrett Jones, Acting Director of Parks and Recreation

**CITY OF SPOKANE PARK AND RECREATION DEPARTMENT  
APRIL 2019 EXPENDITURE CLAIMS  
FOR PARK BOARD APPROVAL - MAY 6, 2019**

**PARKS & RECREATION:**

SALARIES & WAGES	\$	749,680.15
MAINTENANCE & OPERATIONS	\$	370,239.42
CAPITAL OUTLAY	\$	106,814.06
PARK CUMULATIVE RESERVE FUND	\$	6,144.11

**RFP BOND 2015 IMPROVEMENTS:**

CAPITAL OUTLAY	\$	2,086,211.33
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**GOLF:**

SALARIES & WAGES	\$	72,110.01
MAINTENANCE & OPERATIONS	\$	83,029.29
CAPITAL OUTLAY	\$	9,258.36

<b>TOTAL EXPENDITURES:</b>	<b>\$</b>	<b>3,483,486.73</b>
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Financial Reports

April 2019

# City of Spokane Parks & Recreation

## PARK FUND – Revenues & Expenditures

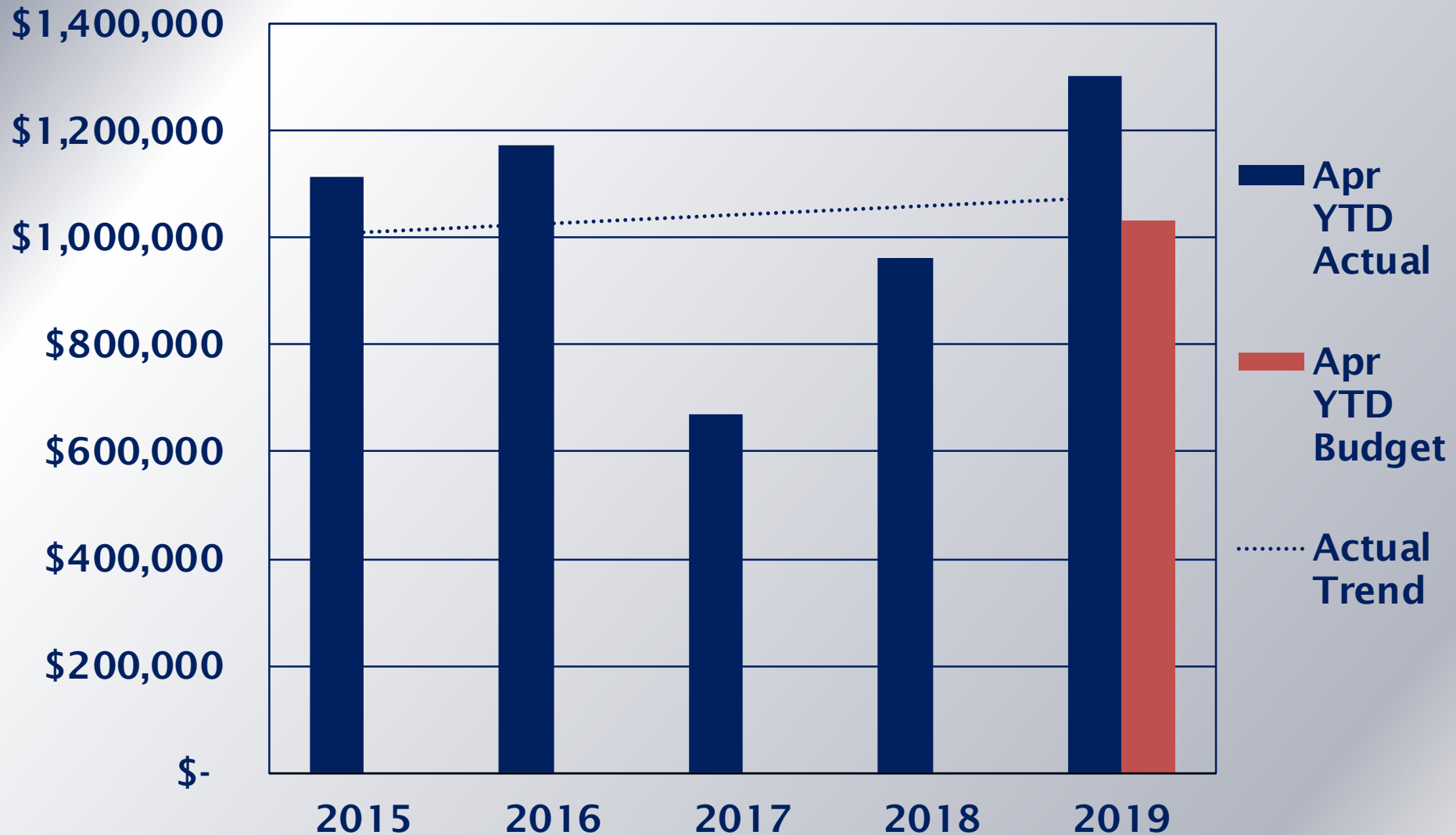
As of April 2019 (in millions)	2019 Budget	YTD Budget	YTD Actual	% YTD Budget
Park Revenue	7.37	1.03	1.23	118.78%
Transfers In	16.55	5.61	5.54	98.67%
Funds Available	23.92	6.65	6.76	101.79%
Expenditures	-20.28	-4.61	-5.19	112.41%
Transfers Out	-0.34	0.00	0.00	0.00%
Capital Outlay	-5.70	-0.48	-0.11	21.92%
2015 Windstorn	-0.11	-0.19	0.00	1.59%
NET	- 2.51	1.35	1.47	
Beg. Noncommitted Bal*	- 0.70			
End Noncommitted Bal	0.47			

\*For clarification purposes, the 7% Reserve is a reduction against the Beginning Balance.



# Park Fund Revenue

## 5 Year Trend & YTD Budget



# City of Spokane Parks & Recreation

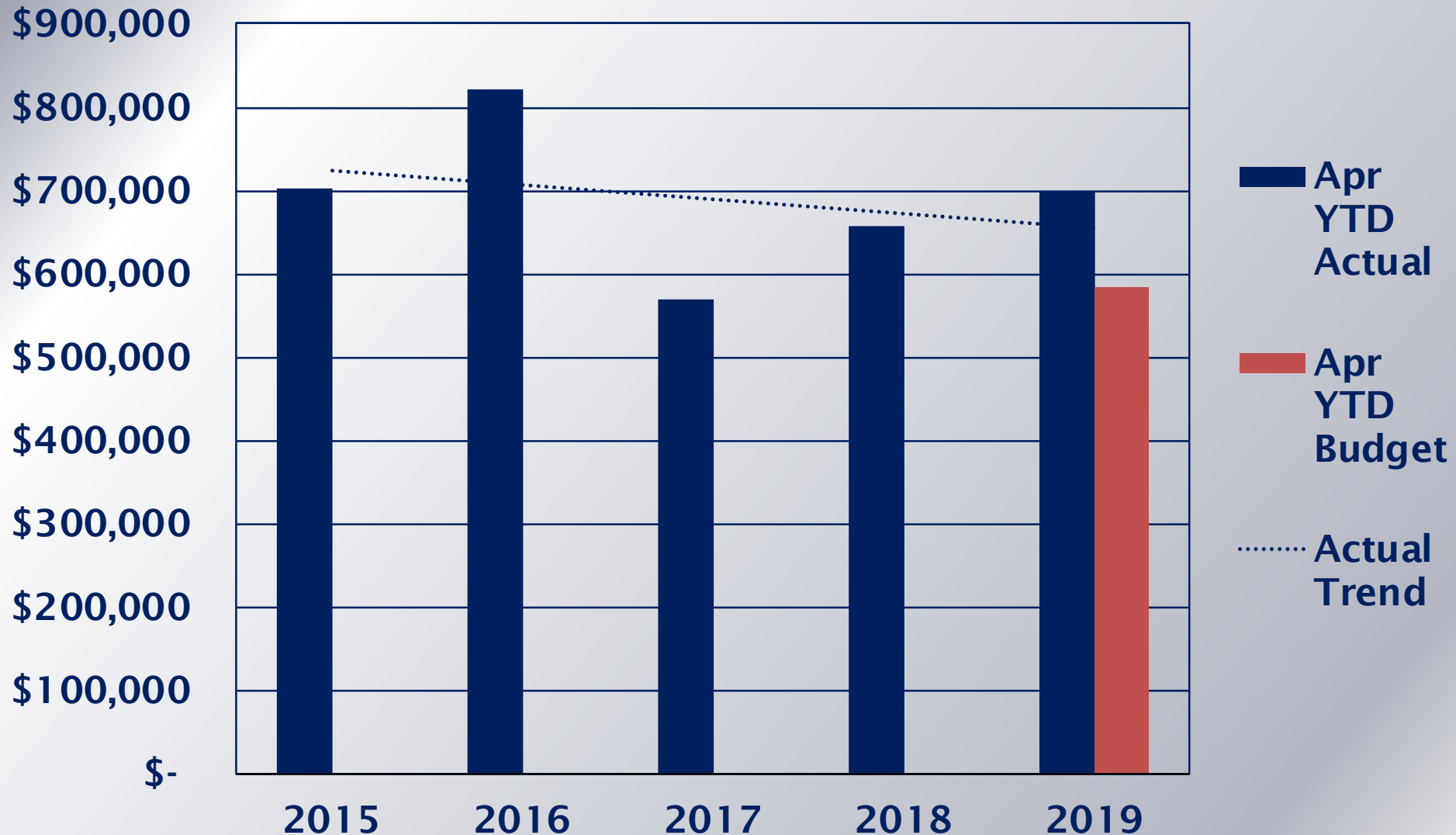
## GOLF FUND – Revenues & Expenditures

As of April 2019 (in millions)	2019 Budget	YTD Budget	YTD Actual	% YTD Budget
Golf Revenue	3.81	0.58	0.70	119.49%
Transfers In	0.00	0.00	0.00	0.00%
Funds Available	3.81	0.58	0.70	119.49%
Expenditures	-3.26	-0.53	-0.48	90.48%
Transfers Out	-0.28	0.00	0.00	0.00%
Capital Outlay	-0.27	0.00	-0.08	100.00%
NET	0.00	0.05	0.14	
Beg. Noncommitted Bal*	- 0.14			
End Noncommitted Bal**	0.00			

\*For clarification purposes, the 7% Reserve is a reduction against the Beginning Balance.

# Golf Fund Revenue

## 5 Year Trend & YTD Budget



# Riverfront Park Bond Fund

Project Component	Budget Adopted November 2018	Expended as of April 30, 2019	Committed to Date	Budget Balance
1. South Bank West	10,425,121	10,412,530	-	12,591
2. South Bank Central	11,736,419	11,600,088	142,473	(6,142)
3. Howard St. SC Bridge	74,618	-	-	74,618
4. Promenades & Cent. Trail	8,187,578	4,059,254	1,827,751	2,300,573
5. Havermale Island	22,236,845	10,810,294	10,937,430	489,121
6. snxw mene?	1,741	1,741	-	-
7. North Bank	8,685,576	550,196	1,045,145	7,090,235
8. South Bank East	160,364	156,847	-	3,517
Program Level	6,554,110	3,877,524	308,383	2,368,203
<b>Total</b>	<b>68,062,372</b>	<b>41,468,474</b>	<b>14,261,182</b>	<b>12,332,716</b>



City Clerk's No. \_\_\_\_\_

**City of Spokane Parks and Recreation**  
**Division**

**Memorandum of Understanding between Finch  
Arboretum Community Gardeners Association and  
the City of Spokane Parks and Recreation Division**

This Memorandum of Understanding (MOU) is made and entered into by and between the **City of Spokane Parks and Recreation Division** as ("City"), a Washington municipal corporation, and **Finch Arboretum Community Gardeners Association**, whose address is 1127 West Frederick Ave, Spokane, Washington, 99205, as ("Finch Arboretum Community Garden"). Hereafter individually referenced as a "party", and together as the "parties".

*-- NOW, THEREFORE, in consideration of the terms, conditions, covenants and responsibilities contained herein, the City and Finch Arboretum Community Gardeners Association mutually agree as follows:*

WHEREAS, Finch Arboretum Community Gardeners Association seeks to provide access to garden plots in the John A. Finch Arboretum and establish a vibrant community garden providing education on urban ecology and biodiversity through organic gardening and sustainable development and to promote healthy organic gardening and urban agriculture practices, and

WHEREAS, the City of Spokane Parks and Recreation Division wishes to make property ("Premises") available in the John A. Finch Arboretum (Premises location: south of the parking lot, west of F St, see site plan attached hereto) for use under mutually agreeable guidelines as a community garden, and

WHEREAS, Neighborhood Project Coordinator Steven Wilson will be the Garden Master to administer the day to day operation of the Finch Arboretum Community Garden, with additional support provided by local community volunteers. (Accept applications and assign plots for neighborhood residents; coordinate design, construction, planting and on-going maintenance of the garden plots; host informational meetings, prepare reports etc.)

WHEREAS, Finch Arboretum Community Gardeners Association wishes to act as the fiscal agent for the Finch Arboretum Community Garden, and

WHEREAS, the aforementioned is a non-profit association recognized by the City of Spokane as able to receive and disperse funds, and

WHEREAS, the Finch Arboretum Community Garden site is to be located on Spokane Parks and Recreation property intended for use as public gardens and education.

-- Now Therefore, Finch Arboretum Community Gardeners Association seeks the Spokane Parks and Recreation Division approval of the Premises for the sole purpose of gardening in the planting bed, an area approximately 1,000 square feet, south of the parking lot, west of F St, in the John A. Finch Arboretum.

## **1. TERM OF MOU.**

The term of this MOU shall be for an initial term of three (3) years with an option for a two (2) year renewal upon mutual agreement of the parties.

## **2. RESPONSIBILITIES OF FINCH ARBORETUM COMMUNITY GARDENERS ASSOCIATION.**

- A. No structures will be built in the Garden Premises unless they are identified on the site plan or approved by the Spokane Parks and Recreation Director.
- B. Spokane Parks and Recreation staff shall have full access to any locked storage or other approved structures.
- C. The water supply will remain active between April 1st and October 1st of each year unless approved otherwise by the Parks and Recreation Director.
- D. The Spokane Parks and Recreation Division will not allow the use of non-organic chemical fertilizers, herbicides, or pesticide products in the garden area.
- E. Any new fresh organic material or compost shall be tilled within the same day of delivery.
- F. If the garden area fails to meet a reasonable level of upkeep as determined by the Spokane Parks and Recreation Division, the division reserves the right, after one (1) written notice to the Garden Master, to remove offensive elements from its property without prior notice.
- G. The Garden area Premises will be returned to the pre garden construction conditions at the expense of the fiscal agent within one (1) year if the Garden is closed for any reason.
- H. Finch Arboretum Community Gardeners Association shall name a Garden Master each year. The Garden Master shall meet with the Assistant Director of Natural Resources or their designee at least once per year to discuss the operation of the Garden. The Garden Master will meet with the users of the Garden once per year to discuss the Garden rules.
- I. The attached Community Garden rules shall be posted (according to Spokane Parks and Recreation sign standards) at the Garden site at all times.
- J. Finch Arboretum Community Gardeners Association has entered into the following MOU regarding the operation of Finch Arboretum Community Garden.



**3. RESPONSIBILITIES OF FISCAL AGENT OF FINCH ARBORETUM COMMUNITY GARDENERS ASSOCIATION.**

- A. Finch Arboretum Community Gardeners Association agrees to act as fiscal agent for Finch Arboretum Community Garden program for a period of three (3) years from the date of this MOU.
- B. Finch Arboretum Community Gardeners Association agrees to maintain records and documentation of all financial transactions according to generally accepted accounting and control procedures and all applicable laws and regulations and to follow all accounting policies and procedures. Spokane Parks and Recreation reserves the right to inspect those documents.
- C. Finch Arboretum Community Gardeners Association agrees that none of the activity undertaken by the organization will be in conflict with any local, state, and federal regulations.
- D. This MOU may be cancelled by either party with thirty (30) days' notice to the other party.
- E. For whatever reason, the garden is not properly maintained; the fiscal agent will be responsible for returning the Premises to its original condition.
- F. This MOU must have an attached site plan and Rules of the Garden. The Parks and Recreation Director from time to time may amend the site plan at his or her discretion in coordination with the fiscal agent.

**4. INDEMNIFICATION.**

Finch Arboretum Community Gardeners Association shall defend, indemnify and hold harmless the CITY, its officers and employees, from and against all claims for damages, liability, cost and expense arising out of the negligent conduct of Finch Arboretum Community Gardeners Association performance of this MOU, except to the extent of those claims arising from the negligence of the CITY, its officers and employees.

**5. INDEPENDENT CONSULTANT.**

Finch Arboretum Community Gardeners Association is an independent Contractor. This MOU does not intend Finch Arboretum Community Gardeners Association to act as a CITY employee. The CITY has neither direct nor immediate control over Finch Arboretum Community Gardeners Association nor the right to control the manner or means by which the Finch Arboretum Community Gardeners Association works. Neither Finch Arboretum Community Gardeners Association nor any of its employee shall be an employee of the CITY. This MOU prohibits Finch Arboretum Community Gardeners Association to act as an agent or legal representative of the CITY. Finch Arboretum Community Gardeners Association is not granted express or implied rights or authority to assume or create any obligation or responsibility for or in the name of the CITY, or to bind the CITY. The CITY is not liable for or obligated to pay sick leave, vacation pay, or any other benefit of employment, nor to pay social security or other tax that may arise from employment. Finch Arboretum Community Gardeners Association shall pay all income and other taxes as due.

**6. ANTI KICK-BACK.**

No officer or employee of the CITY, having the power or duty to perform an official act or action related to this MOU shall have or acquire any interest in the MOU, or have solicited, accepted or granted a present or future gift, favor, service or other thing of value from or to any person involved in this MOU.

**7. MISCELLANEOUS PROVISIONS.**

- A. **Amendments/Modifications:** This MOU may be modified by the CITY in writing when necessary, and no modification or Amendment of this MOU shall be effective unless signed by an authorized representative of each of the parties hereto.
- B. This MOU shall be construed and interpreted under the laws of Washington. The venue of any action brought shall be in a court of competent jurisdiction, located in Spokane County, Washington.
- C. **Severability:** If any term or provision is determined by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this MOU shall not be affected, and each term and provision shall be valid and enforceable to the fullest extent permitted by law.
- D. **Waiver:** No covenant, term or condition or the breach shall be deemed waived, except by written consent of the party against whom the waiver is claimed, and any waiver of the breach of any covenant, term or condition shall not be deemed a waiver of any preceding or succeeding breach of the same or any other covenant, term of condition.
- E. Finch Arboretum Community Gardeners Association, at no expense to the CITY, shall comply with all laws of the United States and Washington, the Charter and ordinances of the CITY of Spokane; and rules, regulations, orders and directives of their administrative agencies and officers applicable to the subject matter of this MOU.

IN WITNESS WHEREOF, in consideration of the terms, conditions and covenants contained, or attached and incorporated and made a part, the parties have executed this MOU by having legally-binding representatives affix their signatures below.

Agreed to by the parties on this \_\_\_\_\_ day of \_\_\_\_\_, 2019

**Spokane Parks and Recreation Division**

**Finch Arboretum Community Gardeners Association**

By: \_\_\_\_\_

By: \_\_\_\_\_

Garrett Jones, Acting Director

Date: \_\_\_\_\_

Date: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Assistant City Attorney

Attest:

\_\_\_\_\_  
Spokane City Clerk

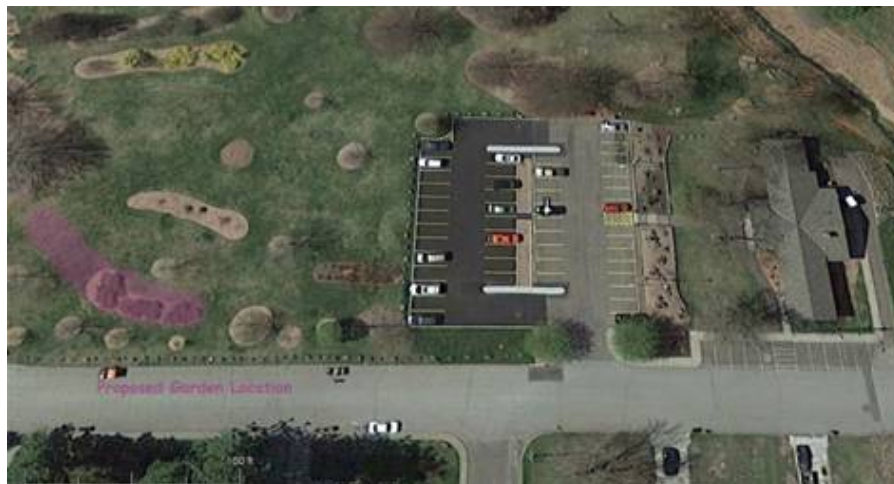
## **Spokane Parks and Recreation Division**

### **Finch Arboretum Community Garden Rules**

1. The Garden Master is Steven Wilson.
2. These rules must be posted on site at all times.
3. SPRD will turn on the water by April 1st and turn off the water by October 1st of each year.
4. The Garden shall be cleaned up and winterized by November 1st of each year and have no standing plant material beyond that date.
5. There will be no stockpiling or composting of any material that is brought from outside the Garden.
6. All watering shall be done by hand with no use of sprinklers.
7. No improvements will be allowed that are not a part of the approved site plan.
8. Temporary plant support structures are permitted as long as they are no taller than 6' above the grade of the Garden pathways.
9. All weather protection structures shall be approved by the Garden Master and shall be not taller than the approved perimeter fence.
10. Gardeners must register with the Garden Master and Registrar for the neighborhood in question in order to be assigned a plot in the garden. Fees are set on an annual basis to cover costs of operating the garden.
11. Each gardener must apply each year for a plot; returning gardeners will be given first preference and permitted to keep the same plot. After three weeks, unreserved plots will be made available to new gardeners.
12. The number of plots per gardener may be limited according to demand.
13. Handicapped accessible garden plots may be given to able bodied gardeners only if they are not being used. Should a request be made by a disabled gardener, that plot will be reassigned to the disabled gardener at the beginning of the growing season.
14. Herbicides, pesticides and chemical fertilizers are not permitted to be used in the garden.
15. Any new fresh organic material or compost shall be tilled within the same day of delivery.
16. No invasive species shall be introduced and will be monitored by the Garden Master.
17. Gardeners are responsible for keeping their plots weeded, tended and for keeping the area around their plots neat including edging around the raised bed. The plot must be cleared at the end of each growing season.
18. All garden walkways or pathways shall be kept clean and maintained with material identified in the site plan or the specifications list.
19. If you are unable to care for your plot for a time because of illness or vacation, ask a fellow gardener to help with weeding and harvesting.
20. Gardening must be contained within the defined space and plants are not allowed to invade walkways, plots assigned to other gardeners, or the fence surrounding the garden. Tall plants should be located at the center of the plot so they do not shade neighboring garden plots.
21. Garden plots may not be re-configured in any way. Plot numbers must be left in place.
22. Only untreated, wooden stakes for plants may be introduced into the garden. Plots may not be used for storage or wood scraps, household items or tools.
23. Water buckets must be emptied daily; no open containers of water are allowed in the garden by restriction of the Spokane Regional Health District.
24. Children under 12 must be accompanied by an adult at all times.
25. Park Hours and Rules must be observed.
26. Smoking is not allowed in or around the garden area.

27. Do not leave hoses running unattended and be mindful of others needs to water.
28. Tools may not be left in the garden.
29. No pets are allowed in the garden area except service dogs that must be leashed at all times.
30. No garbage service is provided so you must haul out any garbage.
31. Gardeners are expected to give volunteer hours each season for communal garden chores such as mowing, fall clean-up, and spring clean-up.
32. Two warnings will be issued for plots that are overgrown or otherwise not in compliance with garden rules. Failure to correct the violation within one week of notification will result in loss of garden privileges and re-assignment of your space without refund.
33. BE A GOOD NEIGHBOR to your fellow gardeners, to those that live around the garden, and to the families who use the adjoining play field. Help keep the garden neat and clean.

**Thank you for your cooperation in making a positive gardening experience possible for all.**





City Clerk's No. \_\_\_\_\_

**City of Spokane Parks and Recreation**  
**Division**

**Memorandum of Understanding between Woman's  
Club of Spokane Community Garden Alliance and  
the City of Spokane Parks and Recreation Division**

This Memorandum of Understanding (MOU) is made and entered into by and between the **City of Spokane Parks and Recreation Division** as ("City"), a Washington municipal corporation, and **Woman's Club of Spokane Community Garden Alliance**, whose address is 1428 West 9<sup>th</sup> Ave, Spokane, Washington, 99204 as ("Woman's Club CGA"). Hereafter individually referenced as a "party", and together as the "parties".

*-- NOW, THEREFORE, in consideration of the terms, conditions, covenants and responsibilities contained herein, the City and Woman's Club of Spokane Community Garden Alliance mutually agree as follows:*

WHEREAS, Woman's Club of Spokane Community Garden Alliance seeks to provide access to garden plots in the John A. Finch Arboretum and establish a vibrant community garden providing education on urban ecology and biodiversity through organic gardening and sustainable development and to promote healthy organic gardening and urban agriculture practices, and

WHEREAS, the City of Spokane Parks and Recreation Division wishes to make property ("Premises") available in the John A. Finch Arboretum (Premises location: south of the parking lot, west of F St.) for use under mutually agreeable guidelines as a community garden, and

WHEREAS, Melody Price will be the Garden Master to administer the day to day operation of the Woman's Club CGA, with additional support provided by Woman's Club of Spokane local community volunteers. (Coordinate design, construction, planting and on-going maintenance of the garden plots; host informational meetings, prepare reports etc.)

WHEREAS, Woman's Club of Spokane Community Garden Alliance wishes to act as the fiscal agent for the Woman's Club of Spokane Community Garden, and

WHEREAS, the aforementioned is a 501(c)3 non-profit organization recognized by the City of Spokane as able to receive and disperse funds, and

WHEREAS, the Woman's Club of Spokane Community Garden Alliance site is to be located on Spokane Parks and Recreation property intended for use as public gardens and education.

-- Now Therefore, Woman's Club of Spokane Community Garden Alliance seeks the Spokane Parks and

Recreation Division approval of the Premises for the sole purpose of gardening in the planting bed, an area approximately 2,400 square feet, south of the parking lot, west of F St, in the John A. Finch Arboretum.

## **1. TERM OF MOU.**

The term of this MOU shall be for an initial term of three (3) years with an option for a two (2) year renewal upon mutual agreement of the parties.

## **2. RESPONSIBILITIES OF WOMAN'S CLUB COMMUNITY GARDEN ALLIANCE.**

- A. No structures will be built in the Garden Premises unless they are identified on the site plan or approved by the Spokane Parks and Recreation Director.
- B. Spokane Parks and Recreation staff shall have full access to any locked storage or other approved structures.
- C. The water supply will remain active between April 1st and October 1st of each year unless approved otherwise by the Parks and Recreation Director.
- D. The Spokane Parks and Recreation Division will not allow the use of non-organic chemical fertilizers, herbicides, or pesticide products in the garden area.
- E. Any new fresh organic material or compost shall be tilled within the same day of delivery.
- F. If the garden area fails to meet a reasonable level of upkeep as determined by the Spokane Parks and Recreation Division, the division reserves the right, after one (1) written notice to the Garden Master, to remove offensive elements from its property without prior notice.
- G. The Garden area Premises will be returned to the pre garden construction conditions at the expense of the fiscal agent within one (1) year if the Garden is closed for any reason.
- H. Woman's Club CGA shall name a Garden Master each year. The Garden Master shall meet with the Assistant Director of Natural Resources or their designee at least once per year to discuss the operation of the Garden. The Garden Master will meet with the users of the Garden once per year to discuss the Garden rules.
- I. The attached Community Garden rules shall be posted (according to Spokane Parks and Recreation sign standards) at the Garden site at all times.
- J. Woman's Club CGA has entered into the following MOU regarding the operation of Woman's Club of Spokane Community Garden.



**3. RESPONSIBILITIES OF FISCAL AGENT OF WOMAN'S CLUB COMMUNITY GARDEN ALLIANCE.**

- A. Woman's Club CGA agrees to act as fiscal agent for Woman's Club of Spokane Community Garden program for a period of three (3) years from the date of this MOU.
- B. Woman's Club CGA agrees to maintain records and documentation of all financial transactions according to generally accepted accounting and control procedures and all applicable laws and regulations and to follow all accounting policies and procedures. Spokane Parks and Recreation reserves the right to inspect those documents.
- C. Woman's Club CGA agrees that none of the activity undertaken by the organization will be in conflict with any local, state, and federal regulations.
- D. This MOU may be cancelled by either party with thirty (30) days' notice to the other party.
- E. For whatever reason, the garden is not properly maintained; the fiscal agent will be responsible for returning the Premises to its original condition.
- F. This MOU must have an attached site plan and Rules of the Garden. The Parks and Recreation Director from time to time may amend the site plan at his or her discretion in coordination with the fiscal agent.

**4. INDEMNIFICATION.**

Woman's Club CGA shall defend, indemnify and hold harmless the CITY, its officers and employees, from and against all claims for damages, liability, cost and expense arising out of the negligent conduct of Woman's Club CGA performance of this MOU, except to the extent of those claims arising from the negligence of the CITY, its officers and employees.

**5. INDEPENDENT CONSULTANT.**

Woman's Club CGA is an independent Contractor. This MOU does not intend Woman's Club CGA to act as a CITY employee. The CITY has neither direct nor immediate control over Woman's Club CGA nor the right to control the manner or means by which the Woman's Club CGA works. Neither Woman's Club CGA Alliance nor any of its employee shall be an employee of the CITY. This MOU prohibits Woman's Club CGA to act as an agent or legal representative of the CITY. Woman's Club CGA is not granted express or implied rights or authority to assume or create any obligation or responsibility for or in the name of the CITY, or to bind the CITY. The CITY is not liable for or obligated to pay sick leave, vacation pay, or any other benefit of employment, nor to pay social security or other tax that may arise from employment. Woman's Club CGA shall pay all income and other taxes as due.

**6. ANTI KICK-BACK.**

No officer or employee of the CITY, having the power or duty to perform an official act or action related to this MOU shall have or acquire any interest in the MOU, or have solicited, accepted or granted a present or future gift, favor, service or other thing of value from or to any person involved in this MOU.

**7. MISCELLANEOUS PROVISIONS.**

- A. **Amendments/Modifications:** This MOU may be modified by the CITY in writing when necessary, and no modification or Amendment of this MOU shall be effective unless signed by an authorized representative of each of the parties hereto.
- B. This MOU shall be construed and interpreted under the laws of Washington. The venue of any action brought shall be in a court of competent jurisdiction, located in Spokane County, Washington.
- C. **Severability:** If any term or provision is determined by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this MOU shall not be affected, and each term and provision shall be valid and enforceable to the fullest extent permitted by law.
- D. **Waiver:** No covenant, term or condition or the breach shall be deemed waived, except by written consent of the party against whom the waiver is claimed, and any waiver of the breach of any covenant, term or condition shall not be deemed a waiver of any preceding or succeeding breach of the same or any other covenant, term of condition.
- E. Woman's Club CGA, at no expense to the CITY, shall comply with all laws of the United States and Washington, the Charter and ordinances of the CITY of Spokane; and rules, regulations, orders and directives of their administrative agencies and officers applicable to the subject matter of this MOU.

IN WITNESS WHEREOF, in consideration of the terms, conditions and covenants contained, or attached and incorporated and made a part, the parties have executed this MOU by having legally-binding representatives affix their signatures below.

Agreed to by the parties on this \_\_\_\_\_ day of \_\_\_\_\_, 2019

**Spokane Parks and Recreation Division**

**Woman's Club of Spokane CGA**

By: \_\_\_\_\_

By: \_\_\_\_\_

Garrett Jones, Acting Director

Date: \_\_\_\_\_

Date: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Assistant City Attorney

Attest:

\_\_\_\_\_  
Spokane City Clerk

**Spokane Parks and Recreation Division**  
**Woman's Club of Spokane Community Garden Rules**

1. The Garden Master is Melody Price.
2. These rules must be posted on site at all times.
3. SPRD will turn on the water by April 1st and turn off the water by October 1st of each year.
4. The Garden shall be cleaned up and winterized by November 1st of each year and have no standing plant material beyond that date.
5. There will be no stockpiling or composting of any material that is brought from outside the Garden.
6. All watering shall be done by hand with no use of sprinklers.
7. No improvements will be allowed that are not a part of the approved site plan.
8. Temporary plant support structures are permitted as long as they are no taller than 6' above the grade of the Garden pathways.
9. All weather protection structures shall be approved by the Garden Master and shall be not taller than the approved perimeter fence.
10. Gardeners must register with the Garden Master and Registrar for the neighborhood in question in order to be assigned a plot in the garden. Fees are set on an annual basis to cover costs of operating the garden.
11. Each gardener must apply each year for a plot; returning gardeners will be given first preference and permitted to keep the same plot. After three weeks, unreserved plots will be made available to new gardeners.
12. The number of plots per gardener may be limited according to demand.
13. Handicapped accessible garden plots may be given to able bodied gardeners only if they are not being used. Should a request be made by a disabled gardener, that plot will be reassigned to the disabled gardener at the beginning of the growing season.
14. Herbicides, pesticides and chemical fertilizers are not permitted to be used in the garden.
15. Any new fresh organic material or compost shall be tilled within the same day of delivery.
16. No invasive species shall be introduced and will be monitored by the Garden Master.
17. Gardeners are responsible for keeping their plots weeded, tended and for keeping the area around their plots neat including edging around the raised bed. The plot must be cleared at the end of each growing season.
18. All garden walkways or pathways shall be kept clean and maintained with material identified in the site plan or the specifications list.
19. If you are unable to care for your plot for a time because of illness or vacation, ask a fellow gardener to help with weeding and harvesting.
20. Gardening must be contained within the defined space and plants are not allowed to invade walkways, plots assigned to other gardeners, or the fence surrounding the garden. Tall plants should be located at the center of the plot so they do not shade neighboring garden plots.
21. Garden plots may not be re-configured in any way. Plot numbers must be left in place.
22. Only untreated, wooden stakes for plants may be introduced into the garden. Plots may not be used for storage or wood scraps, household items or tools.
23. Water buckets must be emptied daily; no open containers of water are allowed in the garden by restriction of the Spokane Regional Health District.
24. Children under 12 must be accompanied by an adult at all times.
25. Park Hours and Rules must be observed.
26. Smoking is not allowed in or around the garden area.
27. Do not leave hoses running unattended and be mindful of others needs to water.

28. Tools may not be left in the garden.
29. No pets are allowed in the garden area except service dogs that must be leashed at all times.
30. No garbage service is provided so you must haul out any garbage.
31. Gardeners are expected to give volunteer hours each season for communal garden chores such as mowing, fall clean-up, and spring clean-up.
32. Two warnings will be issued for plots that are overgrown or otherwise not in compliance with garden rules. Failure to correct the violation within one week of notification will result in loss of garden privileges and re-assignment of your space without refund.
33. BE A GOOD NEIGHBOR to your fellow gardeners, to those that live around the garden, and to the families who use the adjoining play field. Help keep the garden neat and clean.

**Thank you for your cooperation in making a positive gardening experience possible for all.**



RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:

City of Spokane  
Attn: Clerk  
808 W. Spokane Falls Blvd  
Spokane, WA 99201

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(space above this line for Recorder's use)

## **RECIPROCAL ACCESS AND PARKING AGREEMENT**

This Reciprocal Access and Parking Agreement (this "Agreement") is made and entered into this ninth day of May, 2019 (the "Effective Date"), by and between Goodwill Industries of the Inland Northwest, a Washington nonprofit corporation ("Goodwill") and City of Spokane Parks and Recreation ("Parks"), hereinafter collectively referred to as the "Parties."

WHEREAS, Goodwill owns certain property located in the City and County of Spokane, Washington, ("**Property**"), the legal description of which is set forth and described on Exhibit "A" attached hereto, and the abbreviated legal description and tax parcel number of which is as follows ("**Goodwill Property**"):

27-25-43 TR " A" & "B" OF "STANEK" CITY SP94-14 AUDITORS  
#9408110245 BK 11 PG 25 BEING A PTN OF SW1/4 OF SW1/4 TOGETHER  
WITH E1/2 OF VAC REGAL ST W OF & ADJ TO TR "A" (Z18-864BLA, AFN  
6758241) TAX PARCEL NOS. 35273.0065

WHEREAS, Parks owns certain property that is contiguous to the Goodwill Property, the legal description of which is set forth and described in Exhibit "A", and the abbreviated legal description and tax parcel number of which is as follows ("**Park Property**"):

272543PT OF SW1/4 OF SW1/4;PTN LYG S OF SL B90 LINCOL N  
HTSEXTD WVN OF 27TH AVE W OF FISKE AVE E OF LN DRN 295.75FT  
EOF SEC LN TAX PARCEL NO. 35273.0005

WHEREAS, the Goodwill Property and the Park Property have historically shared a parking area along the properties' common border as depicted in Exhibit "B" (the "Joint Parking Area");

WHEREAS, Good will plans to make improvements to the Goodwill Property and, in connection with that work, proposes to make certain improvements to the Joint Parking Area that will benefit both the Goodwill Property and Park Property;

WHEREAS, the parties desire to enter into this Reciprocal Access and Parking Agreement under which the Parties will exchange non-exclusive easements covering the Joint Parking Area granting the Parties certain reciprocal parking rights together with rights of ingress and egress to the Joint Parking Area;

NOW, THEREFORE, in consideration of the premises and the mutual benefits to be derived by the parties hereto, the adequacy and sufficiency of which is hereby acknowledged by each of the parties, it is agreed as follows:

1. All of the recitals set forth hereinabove are incorporated herein by this reference as though fully set forth below.

2. Goodwill and Parks hereby grant and convey to the other and reserve to themselves non-exclusive access and parking easements on, over and across Joint Parking Area as described and depicted in Exhibit "B", subject to the following terms and conditions:

A. The reciprocal easements granted herein shall run for a period of twenty (20) years commencing on the Effective Date and terminating twenty years thereafter; provided, upon the Parties' mutual written agreement, the easements granted herein may be extended for an additional twenty years under the same terms and conditions.

B. Goodwill shall, at no cost or expense to Parks, design and construct a new shared access driveway, including curb cut, driveway, and drive isle to serve the Joint Parking Area, all as depicted on Exhibit "C".

C. Goodwill shall, at no cost or expense to Parks, resurface (new seal coat) and re-stripe the entire Joint Parking Area, as generally depicted in Exhibit "C". Goodwill shall comply with all Federal, State, and local laws in designing and constructing improvements in the Joint Parking Area.

D. Goodwill shall, at no cost or expense to Parks, perform routine maintenance (sweeping, washing etc.) on the Joint Parking Area during at the same frequency and quality as is performed on the "Goodwill Property".

E. Parking stalls on Parks' portion of the Joint Parking Area shall be subject to Parks Department parking regulations, including no parking between 10pm and 6am without prior approval by Parks. Parks may install signs on its portion of the Joint Parking Area to reflect this restriction and other park rules. Otherwise, employees and invitees of both Goodwill and Parks

will be allowed to park in the Joint Parking Area.

F. Parks does not plan to plow snow in Parks' portion of the Joint Parking Area. During the winter, Goodwill may push snow from the shared access driveway and Goodwill's portion of the Joint Parking Area onto Parks' portion of the Joint Parking Area.

G. Parks will continue to maintain the existing landscape buffer between Thornton Murphy Park and the Joint Parking Area. The Parties intend for this landscaping to satisfy Goodwill's screening requirements along Goodwill's eastern property boundary line.

H. Parks shall be responsible for all future major repair and replacement of the asphalt parking surface on Park Property.

I. To facilitate Goodwill's completion of improvements to the Joint Parking Area, Parks grants Goodwill a temporary construction easement covering Parks' portion of the Joint Parking Area., and further grants Goodwill a temporary utility easement to access construction power from power pole located on Park Property. Goodwill shall make arrangements to ensure that the power is metered separately and invoiced directly to Goodwill.

J. Time is of the essence under this Agreement and the Parties anticipate that Goodwill will complete the improvements described herein above no later than July 2019.

3. Except as otherwise provided in this Agreement, neither party shall obligated to contribute or pay any funds for the construction, improvement, reconstruction, repair, operation, or maintenance of the Joint Parking Area; provided, both parties and their respective invitees and permittees shall have full use of the Joint Parking Area, subject to the terms of this Agreement. If either party damages the surface of the Joint Parking Area, then the party causing said damage, shall repair the damaged area and restore it to the condition which existed immediately before the act causing the damage, at that party's sole cost and expense.

4. The easements granted herein are specifically intended to be appurtenant easements that shall run with the land for the term indicated herein and shall benefit and provide ingress and egress over, under and across the above-described easements for the benefit of the properties described in this Agreement, irrespective of any changes in ownership thereof. This Agreement shall be binding upon the successors, heirs, and assigns of the parties hereto.

5. Goodwill shall, at its sole expense, obtain and keep in force throughout the term of this Agreement commercial general liability insurance on an occurrence basis with a combined single limit of no less than \$1 million per occurrence and \$2 million General Aggregate, naming the City of Parks, its officers, employees, contractors, agents, and other such persons or entities Parks may designate as additional insureds. The policy shall contain cross liability endorsements, and shall provide coverage for liability arising out of or relating to Goodwill's use and occupancy of the Joint Parking Area Area, including non-owned automobile liability.



6. Parks shall, at its sole expense, obtain and keep in force throughout the term of this Agreement commercial general liability insurance on an occurrence basis with a combined single limit of no less than \$1 million per occurrence and \$2 million General Aggregate, naming Goodwill, its officers, employees, contractors, agents, and other such persons or entities as Goodwill may designate as additional insureds. The policy shall contain cross liability endorsements, and shall provide coverage for liability arising out of or relating to Parks' use and occupancy of the Joint Parking Area, including non-owned automobile liability. Alternatively, Parks may self-insure in full satisfaction of its insurance requirements under this Agreement.

7. GOODWILL shall indemnify, defend, and hold the City of Spokane Parks harmless from all claims arising from the GOODWILL's use, occupancy, management, and maintenance of the Joint Parking Area or from any activity, work or thing done, permitted or suffered by GOODWILL in or about the Joint Parking Area, except to the extent such claim resulted from the act or omission of the City of Spokane or Parks' employees, agents or contractors in which case this indemnity provision shall be valid and enforceable only to the extent such claim arose from the act or omission of GOODWILL's employees, agents, or contractors.

8. Parks shall indemnify, defend, and hold GOODWILL harmless from all claims arising from Parks' use, occupancy, management, and maintenance of the Joint Parking Area or from any activity, work or thing done, permitted or suffered by Parks in or about the Joint Parking Area, except to the extent such claim resulted from the act or omission of GOODWILL's employees, agents or contractors in which case this indemnity provision shall be valid and enforceable only to the extent such claim arose from the act or omission of Parks' employees, agents, or contractors.

9. In the event legal action is instituted to enforce or interpret the terms of this Agreement or any decision of an arbitrator(s), the prevailing party in such action shall be entitled to recover their reasonable attorneys' fees and costs incurred in such action, as determined by the court(s) or by the arbitrator(s). In the event of any appeals from such actions, the prevailing party shall be entitled to recover its reasonable attorneys' fees and costs incurred in such appeals. The term "costs" shall include, in addition to statutory costs and disbursements, all costs associated with discovery depositions, expert witness fees, and out-of-pocket costs incurred by the prevailing party in the prosecution or defense of the action. For the purpose of this Paragraph 9, the term "action" shall be deemed to include any arbitration proceeding or any proceeding commenced in any court of general or limited jurisdiction, including any proceeding commenced in the bankruptcy courts of the United States. Venue and jurisdiction for any action shall lie in Spokane County, Washington and this Agreement shall be construed and enforced in accordance with the laws of the State of Washington.

10. All written notices required to be given pursuant to the terms hereof shall be either delivered personally or deposited in the United States mail, certified mail, return receipt requested, postage prepaid and addressed to the addresses listed below:

GRANTOR:

City of Spokane, Park Board  
Attn: Parks and Recreation Director  
808 West Spokane Falls Boulevard  
Spokane, WA 99201

GRANTEE:

Goodwill Industries of the Inland Northwest  
Attn: \_\_\_\_\_  
\_\_\_\_\_  
Spokane, WA 99202

The foregoing addresses may be changed by written notice to the other party as provided herein. Mailed notice properly given shall be deemed received three (3) days after deposit in the mail.

11. This Agreement constitutes the entire and complete agreement between the parties hereto and supersedes any prior oral or written agreements between the parties with respect to the Joint Parking Area. It is agreed that there are no verbal understandings or agreements which change the terms, covenants and conditions herein set forth. No modifications of this Agreement, or waiver of any of its terms, shall be effective unless in writing duly executed by the parties. This Agreement may not be assigned without the written consent of both of the Parties, which consent will not be unreasonably withheld.

Dated as of the day and year first above-written.

GRANTOR:

CITY OF SPOKANE, PARK BOARD

By \_\_\_\_\_  
Its: Chair

GRANTEE:

GOODWILL INDUSTRIES OF THE  
INLAND NORTHWEST, A NONPROFIT  
CORPORATION

By \_\_\_\_\_  
Its: President/CEO

Attest:

Approved as to form:

---

City Clerk

---

Assistant City Attorney

[NOTARY BLOCKS]

## EXHIBIT A

AFTER RECORDING MAIL TO:

Goodwill Industries of the Inland Northwest  
130 E. Third Ave.  
Spokane, WA 99202

6740669 09/07/2018 08:46:13 AM

Rec Fee: \$102.00 Page 1 of 4

Warranty Deed SIMPLIFILE LC E-RECORDING

Spokane County Washington eRecorded

Filed for Record at Request of:  
First American Title Insurance Company

Space above this line for Recorders use only

### STATUTORY WARRANTY DEED

File No: 4251-3114902 (Dm) *SL*

Date: August 31, 2018

Grantor(s): Kenats, LLC and Starth, LLC and Timothy P Stanek

Grantee(s): Goodwill Industries of the Inland Northwest

Abbreviated Legal: PARCELS A AND B, SP NO. 94-14, REC. 9408110245, VOL. 11, P. 25,  
SPOKANE COUNTY

Additional Legal on page:

Assessor's Tax Parcel No(s): 35273.0050 and 35273.0051

**THE GRANTOR(S) Kenats, LLC, a Washington limited liability company and Starth, LLC, a Washington limited liability company, as to Parcel A and Timothy P Stanek as his sole and separate property, as to Parcel B for and in consideration of Ten Dollars and other Good and Valuable Consideration, in hand paid, conveys, and warrants to Goodwill Industries of the Inland Northwest, a Washington non-profit corporation, the following described real estate, situated in the County of Spokane, State of Washington.**

**LEGAL DESCRIPTION:** Real property in the County of Spokane, State of Washington, described as follows:

#### PARCEL A:

**PARCEL A OF CITY SHORT PLAT NO. 94-14, STANEK CITY SHORT PLAT, AUDITOR'S FILE NO. 9408110245, IN VOLUME 11 OF SHORT PLAT AT PAGE 25, IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON;**

**TOGETHER WITH THE EAST HALF OF VACATED REGAL STREET LYING WEST OF AND ADJOINING SAID PARCEL A AND LYING WITHIN SECTION 27, TOWNSHIP 25 NORTH, RANGE 43 EAST, W.M., IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON, SAID EAST HALF BEING GENERALLY 30 FEET WIDE.**

#### PARCEL B:

## EXHIBIT A

APN: 35273.0050


Statutory Warranty Deed  
- continued


File No.: 4251-3114902 (Dm)

**PARCEL B OF CITY SHORT PLAT NO. 94-14, STANEK CITY SHORT PLAT, AUDITOR'S  
FILE NO. 9408110245, IN VOLUME 11 OF SHORT PLAT AT PAGE 25, IN THE CITY OF  
SPOKANE, SPOKANE COUNTY, WASHINGTON.**

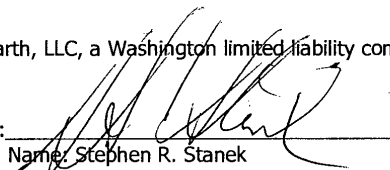
Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

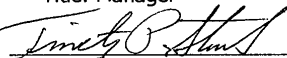
Kenats, LLC, a Washington limited liability  
company

By:   
Name: Timothy P. Stanek  
Title: Manager

By:   
Name: Jean K. Stanek  
Title: Manager

Starth, LLC, a Washington limited liability company

By:   
Name: Stephen R. Stanek  
Title: Manager

  
Timothy P Stanek

**EXHIBIT A**

APN: 35273.0050

Statutory Warranty Deed  
- continued

File No.: 4251-3114902 (Dm)

STATE OF Washington )  
 )-ss  
 COUNTY OF Spokane )

I certify that I know or have satisfactory evidence that **Timothy P. Stanek and Jean F. Stanek**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he/she/they is/are authorized to execute the instrument and acknowledged it as the **Managers of Kenats, LLC** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 9/6/18Dawn R. McClenahan

Notary Public in and for the State of Washington

Residing at: SpokaneMy appointment expires: 5/17/21

STATE OF Washington )  
 )-ss  
 COUNTY OF Spokane )

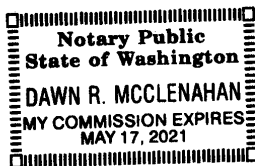
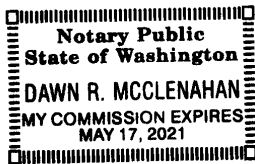
I certify that I know or have satisfactory evidence that **Stephen R. Stanek**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he/she/they is/are authorized to execute the instrument and acknowledged it as the **Manager of Starth, LLC** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 9/6/18Dawn R. McClenahan

Notary Public in and for the State of Washington

Residing at:

My appointment expires:



## EXHIBIT A

APN: 35273.0050

Statutory Warranty Deed  
- continued

File No.: 4251-3114902 (Dm)

STATE OF Washington )  
COUNTY OF Spokane )-ss  
)

I certify that I know or have satisfactory evidence that **Timothy P Stanek**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 9/6/18

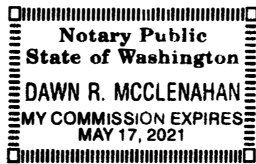
Dawn R McClenahan

Notary Public in and for the State of Washington

Residing at: Spokane

My appointment expires:

5/17/21





## EXHIBIT A

928247

Quit Claim Deed  
Kiernan-Lawyer Land Co.to  
City of Spokane  
Filed Feb. 16, 1928.  
2:53 P.M.Req. City Auditor  
Elmer H. Bartlett, Aud.  
H. Wylde, Dep.  
Recd. Feb. 18, 1928  
R. Edson, Dep.  
Mail Bd. of Pk. Commissioners  
City Hall, City.

## COMPARED

Anderson, Van Murphy.

the above described premises being conveyed to the city for park and playground purposes. Dated this 16th day of Jan'y. 1928.

## QUIT CLAIM DEED

The Grantor, the KIERNAN-LAWYER LAND COMPANY, a corporation conveys and quit claims to the CITY OF SPOKANE, a municipal corporation, all interest in the following described real estate, situate in the City and County of Spokane, State of Washington:

Beginning at a point on the West line of Section 27, Township 25, N. Range 43, E.W.M., 933.4 feet North of the South-west corner of said section, thence East Parallel to South line of Section to the intersection of the produced West line of Block 90 Lincoln Heights Addition, thence North to the South-west corner of Block 90 said Addition, thence West along the produced South line of said Block 90, to the intersection of the West line of said Section, thence South to Place of Beginning: Also: Lots 6, 7, 8, 9, 10, 11 and 12, Block 87, Lincoln Heights Addition.

KIERNAN-LAWYER LAND COMPANY.

By Jay Lawyer Its Vice-Pres.

Attest: J.E. Porter Its Secretary.

-----  
:Kiernan-Lawyer Land Co. :  
:Spokane, Wash. Seal :  
-----

STATE OF CALIFORNIA )  
 ) SS.  
COUNTY OF LOS ANGELES )

On this 16th day of January, 1928, before me, the undersigned Notary Public in and for said county and state, personally appeared Jay Lawyer to me known to be the Vice President of the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument, and that the seal affixed is the corporate seal of said corporation. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

-----  
:Nellie Grace Frantz Notary Public :  
:Los Angeles Co. Cal. :  
-----

Nellie Grace Frantz Notary Public in and  
for the State of California, residing at  
Los Angeles. My Commission Expires May  
8, 1928.

STATE OF WASHINGTON )  
 ) SS.  
COUNTY OF SPOKANE )

On this 19th day of January, 1928, before me, the undersigned, a Notary Public in and for said county and state, personally appeared J.E. Porter to me known to be the Secretary of the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument, and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

-----  
:J.M. Geraghty Notary Public :  
:State of Washington :  
:Commission Expires Dec. 4, 1931 :  
-----

J.M. Geraghty Notary Public in and for the  
State of Washington, residing at Spokane,  
Wash.

Approved as to form J.M. Geraghty Corporation  
Counsel.

## WARRANTY DEED

163555A  
 W. D.  
 Filed Apr 5 1934 3:25 PM  
 Reg. Grantee  
 Frank J. Glover, Aud  
 E. Froistad, Dep  
 Recd by D. E. Crowley Dep

The grantor, Joseph Leavey, a bachelor of Spokane, Washington, for and in consideration of the sum of Two Hundred Dollars (\$200) to him in hand paid, receipt of which is hereby acknowledged, conveys and warrants to the CITY OF SPOKANE a municipal corporation of the State of Washington, the following described real estate situate in the City of Spokane, County of Spokane, and State of Washington, namely:

ACCOMPANIED  
 WELLS & WATMAN

Part of the Southwest Quarter (SW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) Section Twenty-seven (27) Township Twenty-five (25) North Range Forty-three (43) E. W. M., viz; The North 123 feet of the North One (1) acre of the following described tract; Beginning 467 feet east of the south west corner of section; thence north 391.36 feet; thence east 218.35 feet; thence north 361.36 feet; thence west 218.35 feet; thence north 180.68 feet; thence east 233.35 feet; thence south 933.4 feet; thence west 233.35 feet to beginning; comprising .65 acres, more or less.

Also, part of the Southwest Quarter (SW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ), of said Section Twenty-seven (27) Township Twenty-five (25) North, Range Forty-three (43) E. W. M., viz; The North 123 feet of the following described tract: Beginning 933.4 feet north and 345.75 feet east of the southwest corner of said section; thence east 121.25 feet; thence south 542.4 feet; thence west at right angles 80 feet; thence north at right angles 362.4 feet; thence west at right angles 61.25 feet; thence north at right angles 180 feet to place of beginning; comprising .35 acres, more or less.

Dated this 27th day of March, 1934.

STATE OF WASHINGTON  
 County of Spokane ss.

Joseph Leavey (Seal)

I, the undersigned, a Notary Public in and for the State of Washington, do hereby certify that on this 27 day of March, 1934, personally appeared before me Joseph Leavey, a bachelor, to me known to be the individual described in and who executed the within instrument, and acknowledged that he signed and sealed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned,

Given under my hand and official seal the day and year first above written.

-----:	:	
: B. A. Farley Notary Public	:	B. A. Farley Notary Public
: State of Washington	:	for the State of Washington
: Commission expires Dec 18 1936	:	residing at Spokane
-----:	:	

Approved as to Form:

B. A. Farley  
 Assistant Corporation Counsel

**EXHIBIT A**

605868B  
WARRANTY DEED

✓ Indexed  
✓ Recorded  
✓ Compared  
✓ Paged  
*Star*  
*Cit*

EXHIBIT A

FILED OR RECORDED  
VOL. 748 OF DEEDS  
PAGE 69  
RECEIVED  
CITY CLERK

1959 MAR 11 PM 2 42

FRANK J. GLOVER, AUDITOR  
SPOKANE COUNTY, WASH.  
DEPUTY  
MAIL TO

Req., City Hall

BOOK 748 PAGE 69

125

MAIL TO

—This deed is statutory form for use in State of Washington only—

605868B  
WARRANTY DEED

The Grantor s, FRANK W. STANEK and HELEN G. STANEK, husband and wife,  
of Spokane, County of Spokane, State of Washington,  
for and in consideration of One Dollar and other valuable considerations, ~~Deeds~~  
in hand paid, convey and warrant to to CITY OF SPOKANE, a municipal corporation  
of the State of Washington, ~~to the City of Spokane~~  
the following described real estate, situated in the County of Spokane, State of Washington:

That portion of the Southwest Quarter (SW $\frac{1}{4}$ ) of the South-  
west Quarter (SW $\frac{1}{4}$ ) of Section 27, Township 25 North, Range  
43 East of the Willamette Meridian, in the City of Spokane,  
described as follows: Beginning at a point 761 feet north  
of and 345.75 feet east of the southwest corner of said  
Section 27; thence north 172.4 feet; thence west 50 feet;  
thence south 172.4 feet; thence east 50 feet to the point  
of beginning.

Subject to

Dated this 24<sup>th</sup> day of February, 1959.

*Frank W. Stanek* (Seal)  
*Helen G. Stanek* (Seal)  
\_\_\_\_\_  
\_\_\_\_\_  
(Seal)  
(Seal)

STATE OF WASHINGTON, }  
County of Spokane. } ss.

I, the undersigned, a Notary Public in and for the above named County and State, do hereby certify  
that on this 24<sup>th</sup> day of February, 1959, personally appeared before me  
FRANK W. STANEK and HELEN G. STANEK, husband and wife,

to me known to be the individual s described in and who executed the within instrument, and acknowledged  
that ~~the~~ signed and sealed the same as their free and voluntary act and deed, for the uses and  
purposes therein mentioned.

Given under my hand and official seal the day and year last above written.

Approved as Auditor

*[Signature]*  
Assistant Corporation Counsel

*[Signature]*  
Notary Public for State of Washington,  
Residing at Spokane.

605869B

WARRANTY DEED

BOOK

748

PAGE

70

✓ Indexed  
Recorded  
Compared  
Paged

*Hen*  
*Cit*

MAIL TO

FILED OR RECORDED  
VIN 748 OF Deeds  
PAGE 70 REQUEST OF  
City Clerk

1959 MAR 11 PM 2 43

FRANK J. GLOVER, AUDITOR  
SPOKANE COUNTY WASH.  
MAIL TO  
DEPUTY

Req., City Hall

EXHIBIT A

125

—This deed is statutory form for use in State of Washington only—

605869B  
**WARRANTY DEED**

The Grantor s, R. E. HENDERSON and MARY LOUISE HENDERSON, husband and wife,  
of Spokane, County of Spokane, State of Washington,  
for and in consideration of One Dollar and other valuable considerations, ~~Dollars~~  
in hand paid, convey and warrant to CITY OF SPOKANE, a municipal corporation of  
the State of Washington, ~~whereas address is~~  
the following described real estate, situated in the County of Spokane, State of Washington:

That portion of the Southwest Quarter (SW $\frac{1}{4}$ ) of the  
Southwest Quarter (SW $\frac{1}{4}$ ) of Section 27, Township 25  
North, Range 43 East of the Willamette Meridian, in  
the City of Spokane, described as follows: Beginning  
at a point 761 feet north of and 345.75 feet east of  
the southwest corner of said Section 27; thence north  
49.4 feet; thence east 324.6 feet; thence south 49.4  
feet; thence west 324.6 feet to the point of beginning.

Subject to

Dated this

20<sup>th</sup>

day of

February,

1959.

*R. E. Henderson* (Seal)

*Mary Louise Henderson* (Seal)

(Seal)

(Seal)

STATE OF WASHINGTON, }  
County of Spokane. } ss.

I, the undersigned, a Notary Public in and for the above named County and State, do hereby certify  
that on this 20<sup>th</sup> day of February, 1959, personally appeared

R. E. HENDERSON and MARY LOUISE HENDERSON, husband and wife

to me known to be the individuals described in and who executed the within instrument, and who acknowledged  
that they signed and sealed the same as their free and voluntary act and deed for the uses and  
purposes therein mentioned.

Given under my hand and official seal the day and year last above written.

Approved as to Form:

*John P. [Signature]*  
Assistant Corporation Counsel

*H. Henry Higgins*  
Notary Public for State of Washington,

Residing at Spokane.

## EXHIBIT B

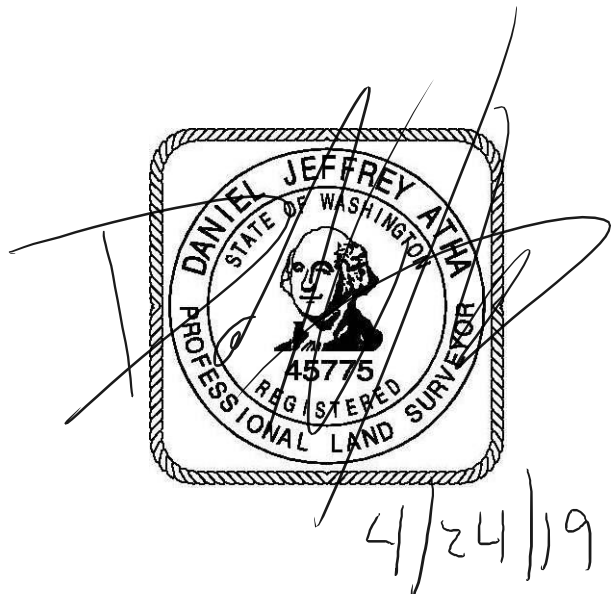
### **Thornton Murphy Joint Access and Parking Agreement Easement Description**

A joint access and parking agreement easement in the Southwest Quarter of the Southwest Quarter of Section 27, Township 25 North, Range 43 East, Willamette Meridian, City of Spokane, Spokane County, Washington, being more particularly described as follows:

**BEGINNING** at the Southeast corner of Parcel 'B' of Stanek City Short Plat 94-14, per Auditors file number 9408110245:

Thence along the South line of said Parcel B, North  $89^{\circ}55'50''$  West a distance of 30.50 feet; Thence parallel with and 30.50 feet West of the East line of said Parcel B, North  $00^{\circ}31'08''$  East a distance of 17.67 feet; Thence North  $45^{\circ}05'37''$  East a distance of 27.78 feet to a point 11.00 feet West of said East line of said Parcel B; Thence parallel with and 11.00 feet West of said East line of said Parcel B, North  $00^{\circ}31'08''$  East a distance of 262.82 feet to a point on the North line of said Parcel B; Thence along said North line, South  $89^{\circ}55'50''$  East a distance of 11.00 feet; Thence South  $89^{\circ}55'50''$  E a distance of 32.00 feet; Thence parallel with and 32.00 feet East of said East line of Parcel B, South  $00^{\circ}31'08''$  West a distance of 180.00 feet; Thence South  $08^{\circ}49'55''$  E a distance of 86.16 feet to a point 46.00 feet East of said East line; Thence parallel with and 46.00 feet East of said East line, South  $00^{\circ}31'08''$  West a distance of 35.00 feet to the North line of 27th Avenue; Thence along said North line of 27th Avenue, North  $89^{\circ}55'50''$  West a distance of 46.00 feet to the **POINT OF BEGINNING**.

Containing **14,527.43** S.F. of land more or less.

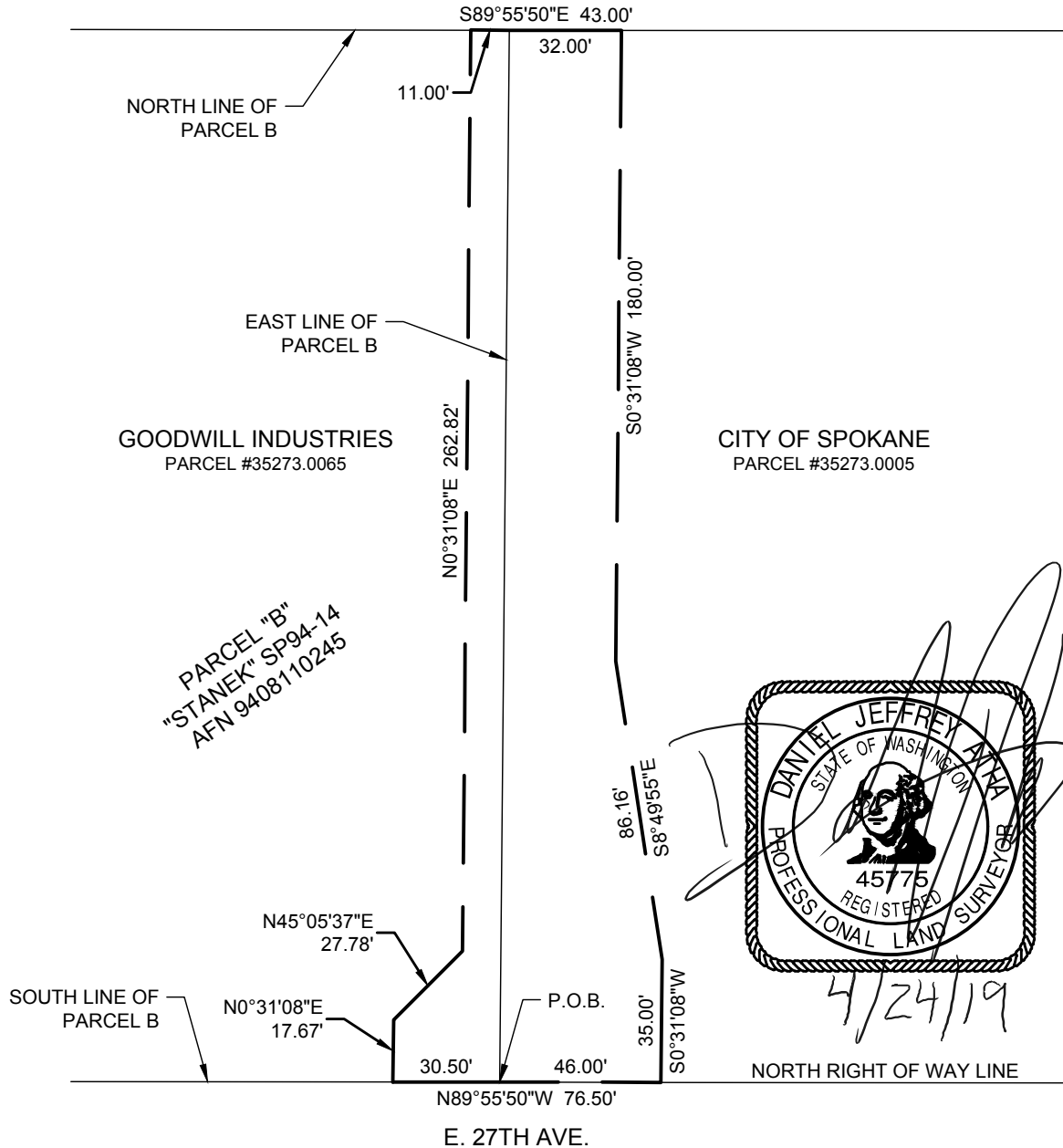


# EXHIBIT B

## Thornton Murphy Joint Access and Parking Agreement Project Number: 19-15



SCALE: 1"=50'



**COFFMAN ENGINEERS**  
10 N. Post Street, Suite 500  
Spokane, WA 99201  
ph 509.328.2994  
www.coffman.com

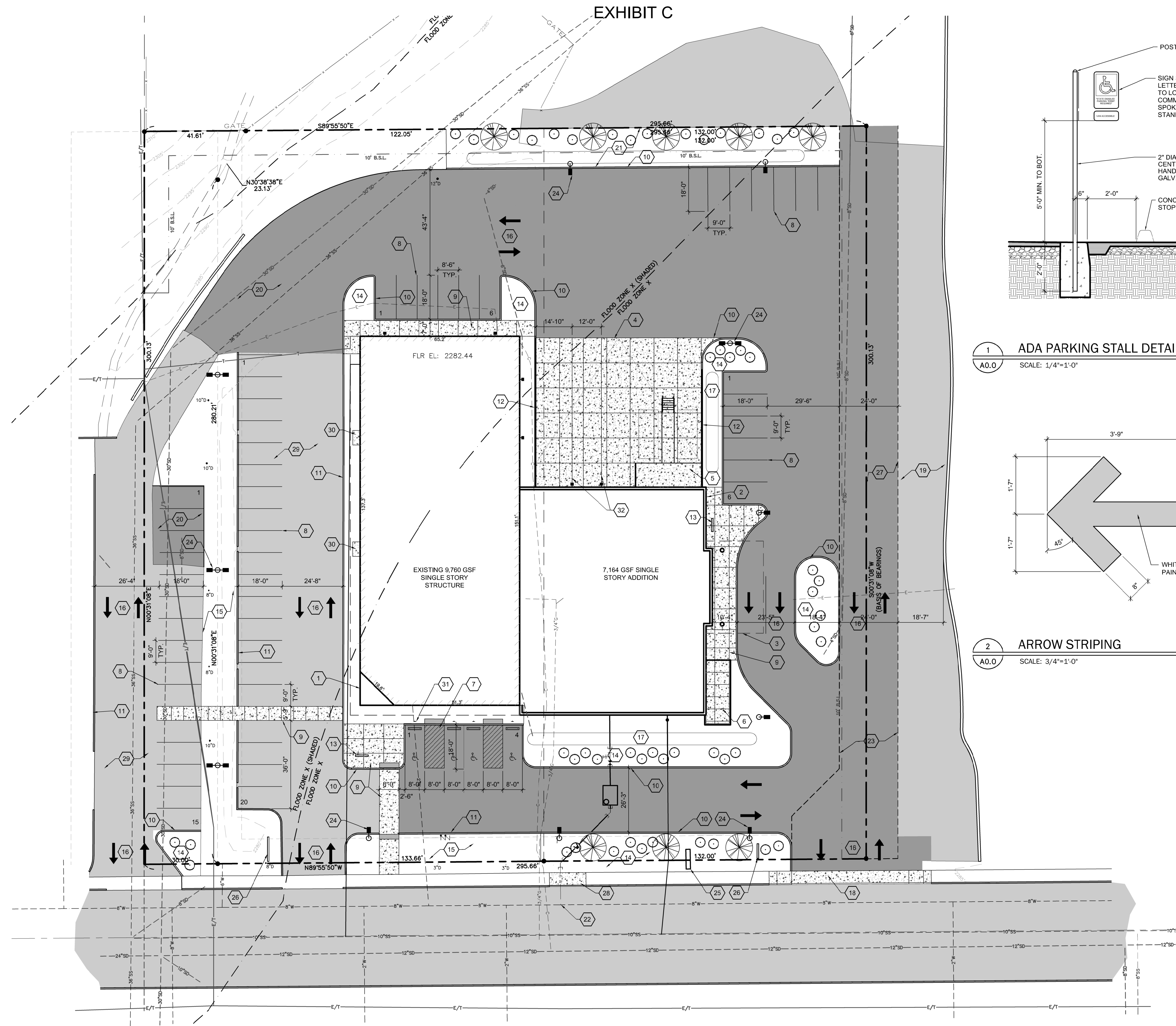
LOCATION:  
E. 27TH AVENUE, SPOKANE, WA

CLIENT:  
CITY OF SPOKANE

DATE:  
04/25/2019

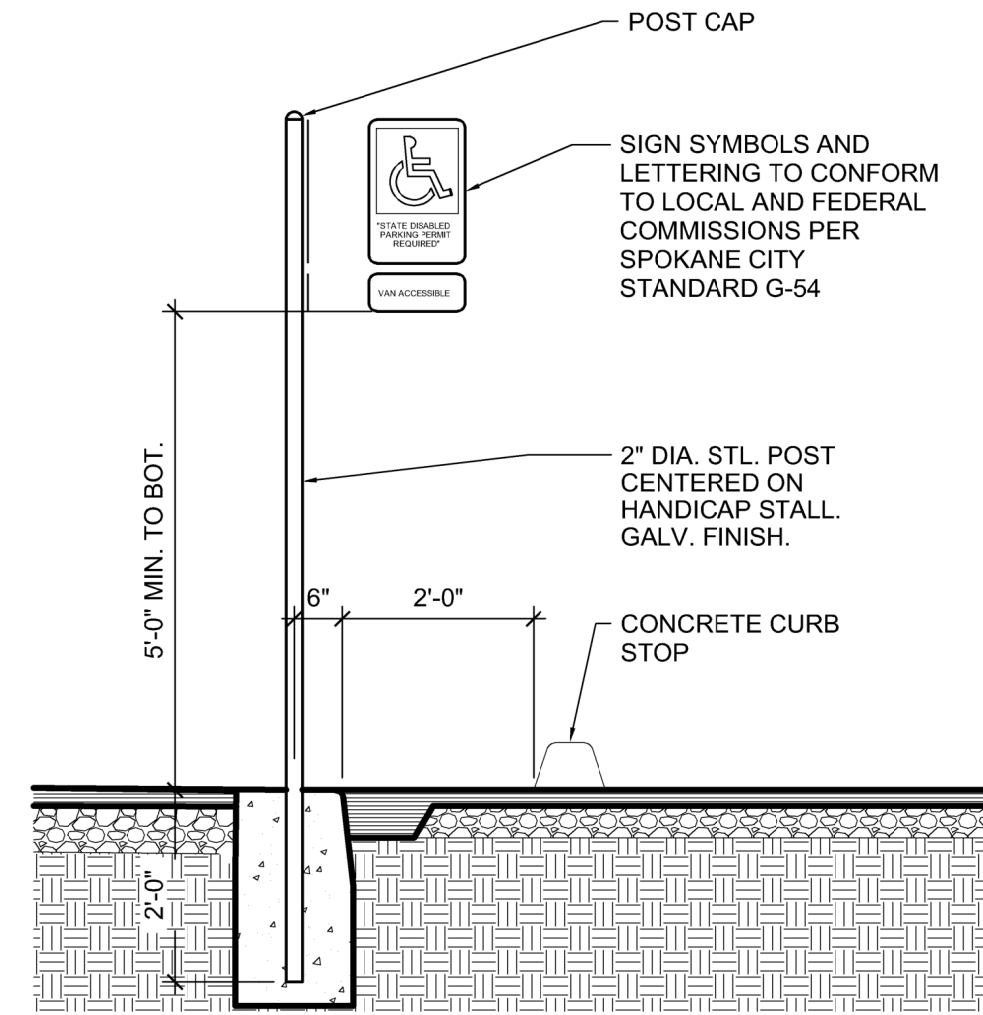
PROJECT NO.  
180182

SHEET NO.  
1 OF 1

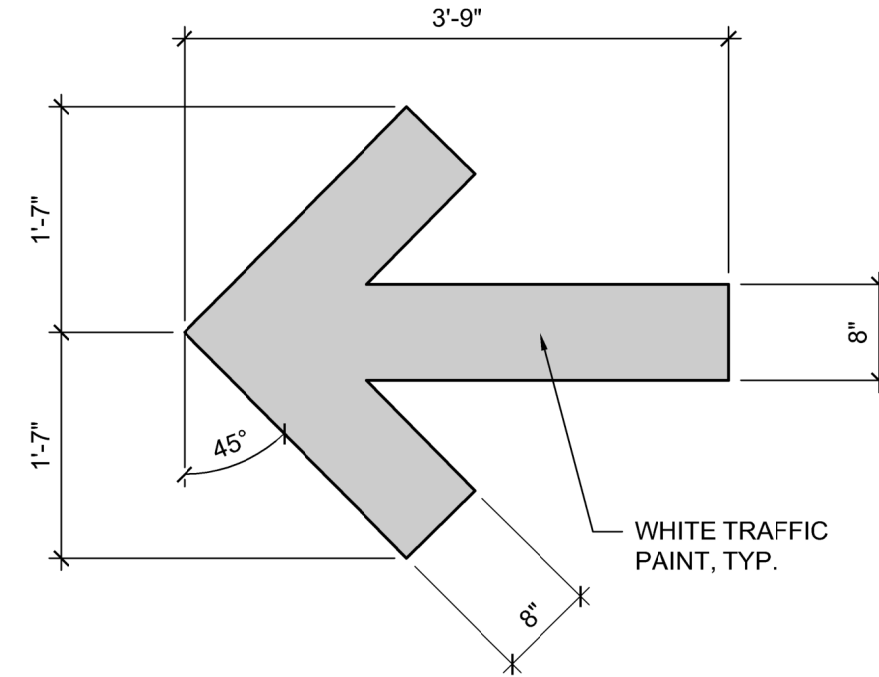


A SITE PLAN  
A1.1 SCALE: 1"=20'

EXHIBIT C



1 ADA PARKING STALL DETAIL  
A0.0 SCALE: 1/4"=1'-0"



2 ARROW STRIPING  
A0.0 SCALE: 3/4"=1'-0"

KEY NOTES

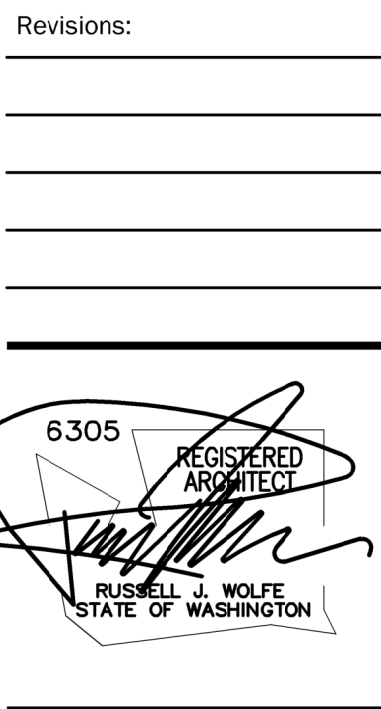
- 1 EXPAND MAIN ENTRY. SEE FLR. PLANS.
- 2 EMPLOYEE ENTRY.
- 3 DONATION DROP-OFF CANOPY ABOVE.
- 4 3% SLOPED CONCRETE LOADING RAMP.
- 5 TRASH AND RECYCLING CONC. DOCK WITH CANOPY ABOVE.
- 6 EMPLOYEE ENCLOSED EXTERIOR PATIO. SEE FLOOR PLANS.
- 7 ADA PARKING REFER TO CIVIL FOR DTLS.
- 8 4" STRIPED PARKING STALLS.
- 9 CONC. WALK. SEE CIVIL DWGS.
- 10 CONC. CURB. SEE CIVIL DWGS.
- 11 EXISTING CONC. CURB.
- 12 CONC. RETAINING WALL. SEE STRUCTURAL DWGS.
- 13 BICYCLE RACK.
- 14 LANDSCAPE AREA. SEE LANDSCAPE DRAWINGS.
- 15 UPDATE EXISTING LANDSCAPE AREA. SEE LANDSCAPE DRAWINGS.
- 16 ARROW STRIPE. SEE DTL. 2/A0.0.
- 17 SWALE. SEE CIVIL DWGS.
- 18 ENLARGED DRIVE APPROACH. SEE CIVIL DWGS.
- 19 EXISTING ADJACENT PARKING AREA.
- 20 EXTEND PAVING. SEE CIVIL DWGS.
- 21 LANDSCAPE BUFFER AND SWALE. SEE LANDSCAPE AND CIVIL DWGS.
- 22 EXISTING 6" WATER TAP. EXTEND FOR FIRE LINE. SEE CIVIL DWGS.
- 23 SHARED DRIVEWAY EASEMENT BOUNDARY.
- 24 SITE LIGHTING POLES (TYP.). SEE ELEC. DWGS.
- 25 REMOVE EXISTING POLE MOUNTED SIGN.
- 26 MONUMENT SIGN. SEE SHT A0.02.
- 27 REPLACE PAVED DRIVE ON ADJACENT PROPERTY. SEE CIVIL DWGS.
- 28 REPLACE DAMAGED CONC. SIDEWALK AND CURB PER CITY STANDARDS.
- 29 SEAL COAT EXISTING ASPHALT.
- 30 INFILL ABANDONED PLANTER WITH 4-INCH CONC. SLAB.
- 31 ADA SIGNAGE AND CONC. WHEEL STOP. SEE DTL. 1/A0.0.
- 32 6" WIDE TRUCK PARKING STRIPE.

PARKING SUMMARY:

MIN: 16,900 / 330 = 51 STALLS

MAX: 16,900 / 200 = 84 STALLS

PROPOSED: 57 STALLS (4 ACCESSIBLE)



SITE PLAN

SOUTH HILL RETAIL STORE ADDITION  
GOODWILL INDUSTRIES OF THE INLAND NORTHWEST  
2927 EAST 27TH AVENUE  
SPOKANE, WA 99223

**WAG**  
Wolfe Architectural Group  
1015 N. Calispel Street Suite B  
Spokane, Washington 99201  
p 509.455.6999 f 509.455.3933  
www.wagarch.com

Project No.: 18.126  
Date: 10-19-18  
Drawn By: -  
Checked By: CWZ

Sheet No. - of -  
**A0.0**





# Design-Build Change Order Form

For Use with DBIA Document No. 525, *Standard Form of Agreement Between Owner and Design-Builder – Lump Sum* (2010 Edition) and DBIA Document No. 530, *Standard Form of Agreement Between Owner and Design-Builder – Cost Plus Fee with an Option for A Guaranteed Maximum Price* (2010 Edition)

Change Order Number: <b>15</b>	Change Order Effective Date: <b>5/13/19</b> (date when executed by both parties)
Project: <b>PAVILION DESIGN-BUILD PROJECT</b>	Design-Builder's Project No: 172100
	Date of Agreement: <b>APRIL 13, 2017</b>
Owner: <b>CITY OF SPOKANE - PARKS &amp; RECREATION DIVISION</b>	Design-Builder: <b>GARCO CONSTRUCTION, INC.</b>

	<u>AREA</u>	<u>DESCRIPTION OF CHANGE</u>	<u>AMOUNT</u>
Item 1	PAV	Delete Acoustical Scope from Design/Build Team	\$ (7,900)
Item 2	PAV	RFP#19 Move Condenser for Walk In Cooler & Freezer	\$ 5,756
Item 3	PAV	Add Design Cost for Storm Changes for Permitting	\$ 6,750
Item 4	PAV	HSP/PCE RFI#5 Avista Conduits for Permanent Power	\$ 24,944
Item 5	PAV	Partial Payment for CCD#1 Added Stage Power + 18 Days	\$ 38,338
Item 6	PROM	RFP#24 Blue Bridge – Add Seal Coating	\$ 13,638
Item 7	PROM	Cut/Grind Rods in Stone for South Overlook	\$ 1,354
Item 8	PROM	Snx <sup>w</sup> mene Landscaping Adds – West Side Rock & Talus	\$ 2,334
Item 9	PROM	Centennial Trail – Added Demo, Trash Pads & Wifi Hand holes	\$ 6,982
Item 10	PROM	Add Blow Off Valves for Utility Posts and Drinking Fountain	\$ 6,215
		<b>TOTAL AMOUNT</b>	<b>\$ 98,411</b>

Original Contract Price:	\$	<u>14,500,000</u>	
Net Change by Previous Change Orders:	\$	<u>5,162,528</u>	
Net Change by GMP Amendment:	\$	<u>4,150,000</u>	
Net Change by Change Order No ____:	\$	<u>98,411</u>	
New Contract Price:	\$		<u>23,910,939</u>

---

Original Contract Substantial Completion Date:	<u>May 30, 2019</u>
--	---------------------

Adjustments by Previous Change Orders:	<b>46</b>	(calendar days)
--	-----------	-----------------

Adjustments by Change Order No <u>15</u> :	<b>18</b>	(calendar days)
--	-----------	-----------------

Revised Scheduled Substantial Completion Date for Site Only	<u>August 2, 2019</u>
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By executing this Change Order, Owner and Design-Builder agree to modify the Agreement's Scope of Work, Contract Price and Contract Time as stated above. Upon execution, this Change Order becomes a Contract Document issued in accordance with DBIA Document No. 535, *Standard Form of General Conditions of Contract Between Owner and Design-Builder*, (2010 Edition).

**OWNER:**

By: \_\_\_\_\_  
Printed Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

**DESIGN-BUILDER:**

By: \_\_\_\_\_  
Printed Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_



# Design-Build Change Order Form

For Use with DBIA Document No. 525, *Standard Form of Agreement Between Owner and Design-Builder – Lump Sum* (2010 Edition) and DBIA Document No. 530, *Standard Form of Agreement Between Owner and Design-Builder – Cost Plus Fee with an Option for A Guaranteed Maximum Price* (2010 Edition)

Change Order Number: <b>4</b>	Change Order Effective Date: <b>6/15/18</b> (date when executed by both parties)
Project: <b>PAVILION DESIGN BUILD PROJECT</b>	Design-Builder's Project No:
	Date of Agreement: <b>APRIL 13, 2017</b>
Owner: <b>CITY OF SPOKANE - PARKS &amp; RECREATION DIVISION</b>	Design-Builder: <b>GARCO CONSTRUCTION, INC.</b>

	<u>AREA</u>	<u>DESCRIPTION OF CHANGE</u>	<u>AMOUNT</u>
Item 1	PAV	Provide permeant power on the east side for events and cell towers – RFP#3	\$ 32,032
Item 2	PAV	Upgrade the Pavilion Floor from Asphalt to Concrete – part of RFP#5	\$ 54,799
Item 3	PAV	Add Acoustical Consultant (Stantec) to the Team	\$ 7,900
Item 4	PROM	Add Original Finishes back to snx <sup>w</sup> mene that were changed as part of Value Engineering – RFP#9	\$ 54,822
Item 5	PROM	Add Cost for Fulcrum Testing	\$ 478
		<b>TOTAL AMOUNT</b>	<b>\$ 150,031</b>

Original Contract Price: \$ 14,500,000

Net Change by Previous Change Orders: \$ 2,196,008

Net Change by GMP Amendment: \$ 4,150,000

Net Change by Change Order No 4 : \$ 150,031

New Contract Price: \$ 20,996,039

Walk In Cooler/Freezer Condensor  
Relocation CO

4/30/2019

**ITEM #2 RFP#19**



Phase	Description	Quan.	Unit	UNIT PRICES				TOTALS				
				Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	Spokane Restaurant Additional Line Set/ Stackable Stand Adjustment	1.0	LS				990.00	-	-	-	990	990
	MOD 60 Compressor Relocations	1.0	LS				4,424.00	-	-	-	4,424	4,424
			LS					-	-	-	-	-
			LS					-	-	-	-	-
<b>SUB-TOTALS</b>								-	-	-	5,414	5,414
<b>ADD-ONS:</b>								15.00% (of Labor, Material & Equip.)				-
OH&P: on Garco (as subcontractor) self-performed work.								4.00% (of Subcontract)				217
OH&P: on Garco (as subcontractor) subcontracted work												
<b>SUB-TOTAL</b>											<b>5,631</b>	
Insurance								1.00% (of Subtotal)				56
Bond Premium								0.75% (of Subtotal)				42
<b>SUB-TOTAL</b>											<b>5,729</b>	
B & O Tax								0.47% (of Subtotal)				26
<b>TOTAL - CHANGE ORDER REQUEST</b>											<b>\$ 5,756</b>	

SPECIFIC EXCLUSIONS:

1. WSST



E. 3327 OLIVE  
SPOKANE, WA 99202  
PHONE: (509) 535-8500  
FAX: (509) 535-4665

## Proposal

PROPOSAL SUBMITTED TO <b>Garco Construction</b>	DATE <b>4/5/19</b>
STREET <b>4114 E Broadway</b>	JOB NAME <b>MOD-61 Compressor relocation</b>
CITY, STATE, AND ZIP CODE <b>Spokane WA 99202</b>	JOB LOCATION <b>507 N Howard St Spokane, WA 99201</b>
ATTN: <b>Rob Decker and Scott Battaglia</b>	PHONE: <b>509-535-4688</b>

Rob and Scott,  
Thank you for the opportunity to provide pricing for the above mentioned project. Our proposal is detailed as follows.

### General Inclusions

- Intercept (2) 1" home run conduits in service corridor, south end cut in 4-11/16 J boxes.
- Provide 2 new NEMA 3R (outdoor rated) fused disconnects.
- Includes 100' or raceway for control between condensing units and coils.
- This price only includes costs as a result of the change and does not the original design components that can be reused which is included in the base bid.

### General Exclusions

- Tax.
- Excavation.
- Removal or patching of Concrete or Asphalt.
- Overtime.
- Bond.
- Engineering Fee's
- Anything not specifically included above in this proposal.

**Price \$4,425.00**

Thank you for the opportunity,

Steve Gilbertz  
509-481-0465  
PM/Estimator

**DESCRIPTION OF WORK;**

**Job ID:** JOB-22455

**Project:** RFP-PAVILION CHANGE ORDERS STARTING 4/4/19

**CO:** CO-0001: REFER COMPRESSOR RELOCATION

### Summary by Item Number

**4/4/2019**

Item # Size	Description	Q/M	Quantity	U/M		Mat Result	Lab Unit	Lab Result
10054 3/4	EMT	M	100.00	FT	0.6700	67.00	0.0500	5.00
10055 1	EMT	M	100.00	FT	1.1500	115.00	0.0550	5.50
10547 1	CORED HOLE UP TO 8" D	M	6.00	EA	0.0000	0.00	1.0000	6.00
20739 3/4	EMT FIELD-BEND	M	5.00	EA	0.0000	0.00	0.1920	0.96
20740 1	EMT FIELD-BEND	M	4.00	EA	0.0000	0.00	0.3840	1.54
30542 3/4	EMT STEEL-SS COUPLING	M	10.00	EA	0.3120	3.12	0.0500	0.50
30543 1	EMT STEEL-SS COUPLING	M	10.00	EA	0.5843	5.84	0.0600	0.60
30668 3/4	EMT STEEL SS INS-THRT CONN	M	2.00	EA	0.3384	0.68	0.1000	0.20
30709 1	EMT STEEL COMP INS-THRT CONN RT	M	4.00	EA	1.9580	7.83	0.3500	1.40
30783 1	EMT LB COND-BODY	M	2.00	EA	15.8554	31.71	0.7500	1.50
40233 3/4	PLASTIC BUSHING	M	2.00	EA	0.0889	0.18	0.1200	0.24
40234 1	PLASTIC BUSHING	M	4.00	EA	0.1564	0.63	0.1300	0.52
70033 12	THHN/THWN CU (STR)	M	550.00	FT	0.1200	66.00	0.0060	3.30
70034 10	THHN/THWN CU (STR)	M	440.00	FT	0.1800	79.20	0.0070	3.08
100139 #18 TO 8	WIRE-NUT MED -RED	M	8.00	EA	0.1197	0.96	0.0600	0.48
100155 #12 SOL	8" PIGTAIL W/GRD SCREW	M	2.00	EA	0.9873	1.97	0.0600	0.12
100556 14	WIRE TERMINATION LBR	M	10.00	EA	0.0000	0.00	0.1400	1.40
150145 2-1/8"D 42.0-CI	4-11/16" BOX /NO BRKT 1KO	M	2.00	EA	2.5107	5.02	0.3000	0.60
150176	4-11/16" BLANK COVER	M	2.00	EA	0.5806	1.16	0.0800	0.16
160393 1/4"	PLTD FLAT WASHER	M	4.00	EA	0.0368	0.15	0.0012	0.00
161193 #10 x 1"	SHEET METAL SCREW	M	20.00	EA	0.0427	0.85	0.0240	0.48
161224 #10-12 x 1"	PLASTIC ANCHOR	M	20.00	EA	0.0650	1.30	0.0200	0.40
161237 1/4 x 1 1/2 - 3"	HAMMER DRILLED HOLE	M	20.00	EA	0.0000	0.00	0.1300	2.60
161692 1	EMT 1-HOLE STEEL STRAP	M	16.00	EA	0.1537	2.46	0.0425	0.68
630167 3/4	CABLE/CONDUIT 1-PIECE STRUT CLAMP	M	14.00	EA	0.6100	8.54	0.0300	0.42
Phase/Group totals:						<b>399.60</b>		<b>37.68</b>
Job totals:						<b>399.60</b>		<b>37.68</b>



Power City Electric, Inc

3327 E Olive Ave  
Spokane, WA 99202

**Phone:** 509-535-8500

**Web:**



1928 WEST A. STREET  
PASCO WA 99301-5192  
509-547-9514 Fax 509-545-4342

## Quotation

QUOTE DATE	QUOTE NUMBER
04/05/19	S9254711
ORDER TO: 319 NORTH COAST ELECTRIC 1928 WEST A. STREET PASCO WA 99301-5192 509-547-9514 Fax 509-545-4342	PAGE NO.  <b>1 of 1</b>

QUOTE TO:  
POWER CITY ELECTRIC  
PO BOX 2507  
SPOKANE, WA 99220-2507

SHIP TO:  
POWER CITY ELECTRIC-SPOKANE  
3327 E OLIVE AVE  
SPOKANE, WA 99202-4617

CUST. NO.	CUSTOMER ORDER NUMBER	RELEASE NUMBER	SALESPERSON
70667	COMPRESSOR CHANGE		Mike Neu
WRITER	SHIP VIA	TERMS	FREIGHT ALLOWED
Kenny Clark	340 ROUTE	Net	No
ORDER QTY	DESCRIPTION	Net Pric	Ext Pric
2ea	GE THQB32020 3P 20A 240V BOLT-ON CB	131.56/ea	263.12
2ea	GE TH3361R 30A3P HD N3R 600V SW	209.27/ea	418.54
6ea	MFZ TRS30R 30A 600V RK5 TD FUSE	5.73/ea	34.38
	TAXES NOT INCLUDED		
This quote is conditioned on buyer's acceptance of North Coast Electric Company's Standard Terms and Conditions Applying to all Sales set out in form NC055 available at <a href="https://www.northcoastelectric.com/TermsandConditions">https://www.northcoastelectric.com/TermsandConditions</a> or upon request.		<b>Subtotal</b>	<b>716.04</b>
		<b>S&amp;H Chgs</b>	<b>0.00</b>
		<b>Total</b>	<b>716.04</b>

03/20/2019

**Project:**

Pavilion ADDITIONAL LINE SET /  
 STACKABLE STAND ADJUSTMENT

**From:**

Spokane Restaurant Equipment  
 Sean Mallert  
 1750 E. Trent Ave.  
 Spokane, WA 99202-2943  
 509-534-5500  
 (509) 534-5500 205 (Contact)

Thank You For This Opportunity!

CCB#206909

Please Note: Items Marked "Optional" and "Alternate" are "Not Calculated" in the Project Grand Total.

Item	Qty	Description	Sell	Sell Total
1	1 ea	<b>LINE SET AND DUAL STACKING STAND</b>	\$790.00	\$790.00
		SRE, INC REFRIGERATION INSTALL		
		ADDITIONAL ( SECOND) LINE SET FOR FUTURE WALK IN FREEZER		
		APPROXIMATE 75 FT RUN ( PER SITE VISIT)		
	1 ea	DUAL STACKING STAND UPGRADE ( PER CONVERSATION AT SITE VISIT)	\$200.00	\$200.00
<b>ITEM TOTAL:</b>				<b>\$990.00</b>
Total				\$990.00

Please Note : Sales Tax Not Included in Quote Unless Otherwise Noted in Total Shown Above.

Please Note: Items Marked "Optional" and "Alternate" are "Not Calculated" in the Project Grand Total.

Acceptance: \_\_\_\_\_ Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_



# **Hill International**

**4/30/19**

## **RFP#19 – Move Condenser for Walk In Cooler and Freezer**

Based on the subcontractor quote - we believe this represents a fair and reasonable cost for this work.

Lorraine Mead

**Pavilion Storm Revisions  
Design, Permitting As-Built  
Conditions**

3/22/2019

**ITEM #3**



Phase	Description	Quan.	Unit	UNIT PRICES				TOTALS				
				Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	NAC/Jacobs Engineering - Furnish design coordination and as-built revisions for the Pavilion Storm system.		LS				6,349.00	-	-	-	6,349	6,349
<b>SUB-TOTALS</b>								-	-	-	6,349	6,349
<b>ADD-ONS:</b>								15.00% (of Labor, Material & Equip.)				-
OH&P: on Garco (as subcontractor) self-performed work.								4.00% (of Subcontract)				254
OH&P: on Garco (as subcontractor) subcontracted work								<b>SUB-TOTAL</b>				6,603
Insurance								1.00% (of Subtotal)				66
Bond Premium								0.75% (of Subtotal)				50
								<b>SUB-TOTAL</b>				6,719
B & O Tax								0.47% (of Subtotal)				31
<b>TOTAL - CHANGE ORDER REQUEST</b>											<b>\$ 6,750</b>	

SPECIFIC EXCLUSIONS:

1. WSST
2. Stormwater calculations

## Robert Decker

---

**From:** Keith Comes <kcomes@nacarchitecture.com>  
**Sent:** Tuesday, March 19, 2019 8:58 AM  
**To:** Robert Decker  
**Cc:** Rob Kuffel  
**Subject:** Storm Revisions Drawings Proposal- REVISED-190319

Rob,  
Below is a revised proposal for the storm water revisions. NAC would like to apply the 10% mark-up allowed by our agreement to any approved costs as follows:

Work already performed:  $\$1716 \times 1.10 = \$1888$   
Plan sheet updates:  $\$1560 \times 1.10 = \$1716$   
Optional additional work:  $\$2496 \times 1.10 = \$2746$   
Total:  $\$5772 \times 1.10 = \$6349$

I think everything is self-explanatory, but let us know if there are questions. Please let us know if you would like us to proceed with any or all of this work. I'm sure Jacobs would appreciate payment for work already performed.

Thanks!

**Keith Comes** AIA, LEED AP  
**NAC Architecture**

---

**From:** Gilbert, Lindsay/SPK <Lindsay.Gilbert@jacobs.com>  
**Sent:** Tuesday, March 19, 2019 7:52 AM  
**To:** Rob Kuffel <rkuffel@NACARCHITECTURE.com>  
**Cc:** Keith Comes <kcomes@nacarchitecture.com>; Irving, Kelly/SPK <Kelly.Irving@jacobs.com>  
**Subject:** RE: Pavilion - Storm Revisions Drawings Proposal

Rob,  
Here is my estimate for hours on the Pavilion Stormwater routing revision. Work will be at an hourly rate of \$156.

Work already performed:	
Meetings with Contractor/Parks Dept. (2 meetings already attended)	3 hr
Design options – evaluated options to avoid or reduce rock excavation, including use of existing outfall, infiltration, and outlet to Conservation area. Outlet to Conservation area was selected as preferred option.	8 hr
Subtotal	\$1716
Plan sheets updates to be performed:	
As-built plan sheet revisions per contractor markup. 3 sheets: CU1.09, CU1.10, C2.01. Submit PDFs to NAC. (Does not include stormwater calculations)	10 hr
Subtotal	\$1560
Optional additional work, hourly as directed	

Possible additional coordination for outfall approval. - Respond to engineering questions from Parks. Assume Parks (Berry Ellison) will lead approval effort and Parks update permits if needed. -Gilbert and Guhlke attend 1 coordination meeting -Provide 1 page summary of plan revisions with anticipated outflow based on existing approved drainage report. No new drainage calculations. (Resubmittal of drainage report not included or anticipated.)	16 hr
Subtotal	\$2496
Total	\$5772

Please let me know if you have any questions.

Lindsay Gilbert | Jacobs | Transportation Engineer | BIAF | 509.464.7314 | [Lindsay.Gilbert@jacobs.com](mailto:Lindsay.Gilbert@jacobs.com) | [www.jacobs.com](http://www.jacobs.com)

---

**From:** Rob Kuffel <[rkuffel@NACARCHITECTURE.com](mailto:rkuffel@NACARCHITECTURE.com)>  
**Sent:** Tuesday, March 19, 2019 7:12 AM  
**To:** Gilbert, Lindsay/SPK <[Lindsay.Gilbert@jacobs.com](mailto:Lindsay.Gilbert@jacobs.com)>  
**Cc:** Keith Comes <[kcomes@nacarchitecture.com](mailto:kcomes@nacarchitecture.com)>; Irving, Kelly/SPK <[Kelly.Irving@jacobs.com](mailto:Kelly.Irving@jacobs.com)>  
**Subject:** [EXTERNAL] RE: Pavilion - Storm Revisions Drawings Proposal

Good Morning Lindsay,

I understand that you had a conversation with Keith about the scope and approach moving forward. I have a construction meeting today and they are going to be asking about the stormwater revisions. Can you please give me an update on the proposal and when this work can be completed? I'm looking for a revised proposal based on our previous emails. If the stormwater revisions are tracked hourly, can you give me an estimate on the number of hours and a not-to-exceed cost? Both Garco and the City will ask that question.

Thank you,

**Rob Kuffel** AIA, LEED AP  
**NAC Architecture**

---

**From:** Gilbert, Lindsay/SPK <[Lindsay.Gilbert@jacobs.com](mailto:Lindsay.Gilbert@jacobs.com)>  
**Sent:** Monday, March 11, 2019 9:37 AM  
**To:** Rob Kuffel <[rkuffel@NACARCHITECTURE.com](mailto:rkuffel@NACARCHITECTURE.com)>  
**Cc:** Keith Comes <[kcomes@nacarchitecture.com](mailto:kcomes@nacarchitecture.com)>; Irving, Kelly/SPK <[Kelly.Irving@jacobs.com](mailto:Kelly.Irving@jacobs.com)>  
**Subject:** RE: Pavilion - Storm Revisions Drawings Proposal

Rob,  
There is possibility to reduce the cost on the stormwater revision if the scope is narrowed to work already performed plus documenting the asbuilt condition. Working on an hourly basis instead of lumpsum might be the way to go. We included time for additional coordination with Parks and if that effort is not necessary their will be reduced hours.

**ITEM #4**



Phase	Description	Quan. Unit	UNIT PRICES				TOTALS				
			Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	PCE-Add Additional Avista Conduits	1.0 LS				14,216.00	-	-	-	14,216	14,216
	Garco Deere 225 Rock Hammer	2.0 day			533		-	-	1,066	-	1,066
	Garco Mini Excavator	1.0 Wk			735		-	-	735	-	735
	Garco Operator	52.0 mh	52				2,725	-	-	-	2,725
	Action Materials Gravel Barrow	155.0 tns		8			-	1,163	-	-	1,163
	Action Materials Trucking	7.5 hrs		145			-	1,080	-	-	1,080
	Garco 400 Komatsu	1.0 day			611		-	-	611	-	611
	Cat Excavator rental	7.0 hrs			118		-	-	826	-	826
	Acme JD 824 Loader	8.0 hrs			65		-	-	520	-	520
		LS					-	-	-	-	-
		LS					-	-	-	-	-
<b>SUB-TOTALS</b>							2,096	2,243	1,606	14,216	22,942
<b>ADD-ONS:</b>							OH&P: on Garco (as subcontractor) self-performed work.				892
							OH&P: on Garco (as subcontractor) subcontracted work				569
							<b>SUB-TOTAL</b>				24,402
							Insurance				244
							Bond Premium				183
							<b>SUB-TOTAL</b>				24,829
							B & O Tax				115
							<b>TOTAL - CHANGE ORDER REQUEST</b>				<b>\$ 24,944</b>

SPECIFIC EXCLUSIONS:

1. WSST





E. 3327 OLIVE  
SPOKANE, WA 99202  
PHONE: (509) 535-8500  
FAX: (509) 535-4665

### Proposal

PROPOSAL SUBMITTED TO <b>Garco Construction</b>	DATE <b>8/29/18</b>
STREET <b>4114 E Broadway</b>	JOB NAME <b>HSP RFI-005/MOD024- added Avista conduits</b>
CITY, STATE, AND ZIP CODE <b>Spokane WA 99202</b>	JOB LOCATION <b>507 N Howard St Spokane, WA 99201</b>
ATTN: <b>Josh Grigsby</b>	PHONE: <b>509-535-4688</b>

Josh,

Thank you for the opportunity to provide a proposal for the above mentioned project. As always, if I can provide any further information or clarification please do not hesitate to contact me.

#### General Inclusions

- Conduit runs as indicated and installed on PCE RFI-005.
  - Approx. 1400' of 2" sch 40 PVC raceway only with pull strings
  - Includes setting 1 JE with assistance of excavator. JE and sleeve provided by Avista

#### General Exclusions

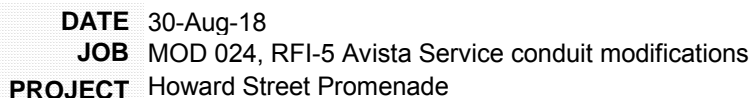
- Tax.
- Excavation
- Removal or patching of Concrete or Asphalt.
- Overtime.
- Sales tax.
- Bond is available by request.
- Utility Fee's
- All wire

**Total Price \$14,216.00**

Thank you for the opportunity.

Steve Gilbertz  
509-481-0465  
PM/Estimator

<b>Proposal Acceptance:</b>		
Authorized Customer Signature	Printed Name	Date

**DESCRIPTION OF WORK:**

**JOB #2013: ID** RIVERFRONT PARK

**JOB NAME** RIVERFRONT PARK-HSP

**EST. #08: ID** HSP-RFI5

**ESTIMATE** RFI-5 added Avista Conduits for .

**PRINTED** 8/30/2018 2:54:07 PM

**DATA SET #1:** Comm Indust UPC\_EST\_NECA ...

8/30/18 RFI 5 pricing

Power City Electric, Inc

3327 E. Olive Ave.

Spokane, WA 99202

509.535.8500

FAX: 509.535.8598

sgilbertz@powercityelectric.com

NOTES

Item				Material	Labor
Size	Item Desc	Qty	UOM	Mat Ext	Lbr Ext
4X3	BASE SPACER	278.00	EACH	510.38	27.8000
2"	PVC 90 SWEEP RADIUS	31.00	EACH	255.60	20.1500
2"	PVC SCH 40 UGRD	1,390.00	FEET	1,237.10	62.5500
	Set JE	1.00		20.00	2.5000
	TRUE TAPE	1,482.67	FEET	31.88	1.4827
	Todds Design/Constructibility review	1.00		0.00	10.0000
	core drill	9.00		225.00	13.5000
Grand Totals				2,279.96	137.9827



Power City Electric, Inc.  
3327 East Olive, Spokane, WA 99220  
Main Office (509) 535-8500 Fax (509) 535-8598

## REQUEST FOR INFORMATION

RFI NO:	005	JOB NO:	22455
JOB NAME:	Howard Street Promenade		
TO:	GARCO CONSTRUCTION		

- |   |   |
|---|---|
| <input type="checkbox"/> Information requires clarification | <input type="checkbox"/> Additional information requested             |
| <input checked="" type="checkbox"/> Approval is requested   | <input checked="" type="checkbox"/> Confirmation requested in writing |

Drawing:	E1.05 & E1.09	Spec. Reference:	
Date Submitted:	7/16/18	Date Response Needed:	

Schedule Impact:      Yes ☐      No ☐      Cost Impact:      Yes ☒      No ☐

Subject:      Drawing E1.05 and E1.09 show added AVISTA conduits.

Sheet E1.05 conduits will replace the AVISTA ties between JE16320 and JE16403 to be routed through the existing vault at the north end of the orange bridge.

Sheet E1.09 conduits will provide a connection between the existing submersible vault and the new JE at the south end of the blue bridge (RFP4R2) and will provide power to the pavilion via the new JE.

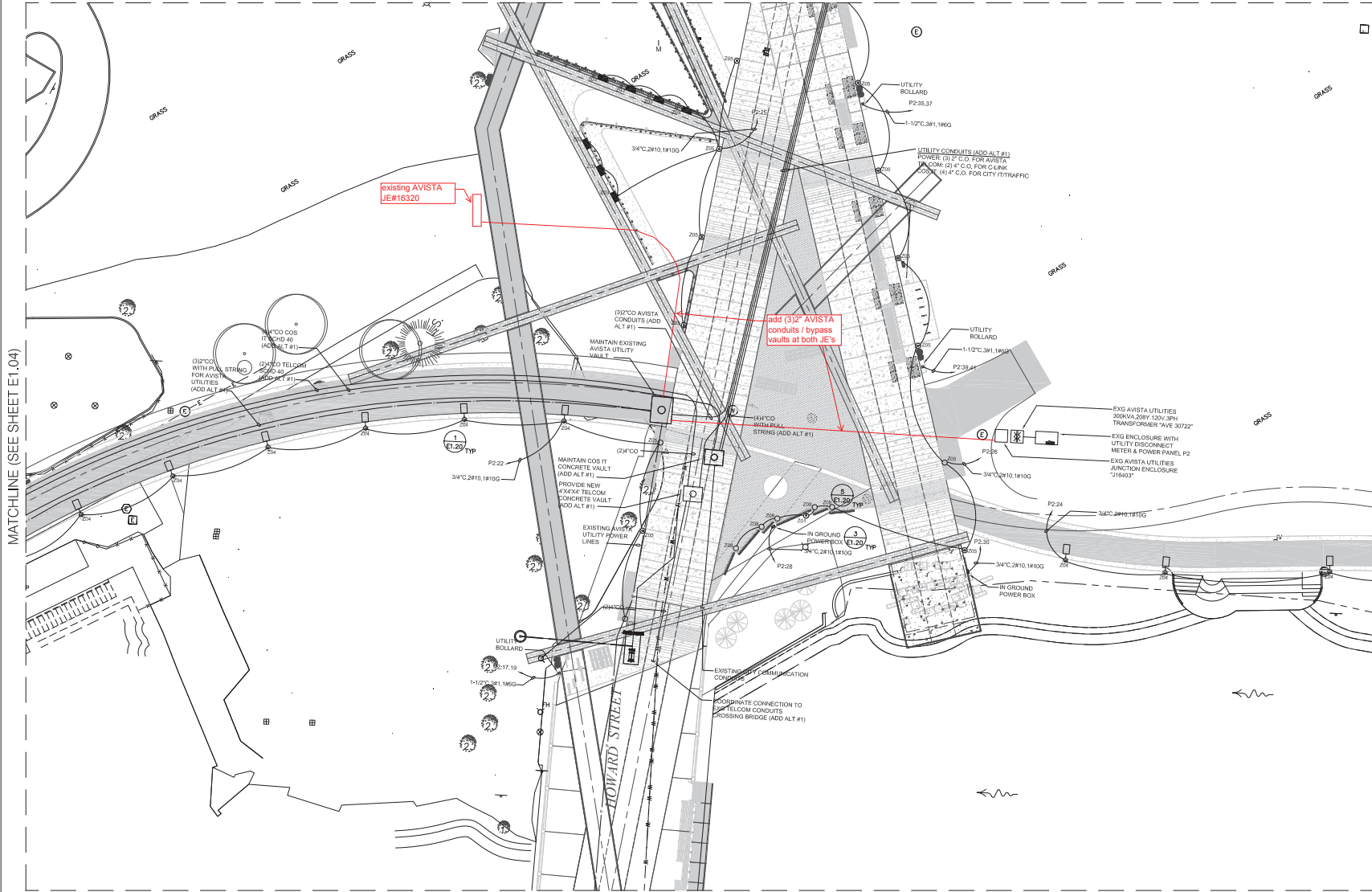
Both runs to be (3) 2" per the AVASTA standards.

Originated By:      Todd Giesa

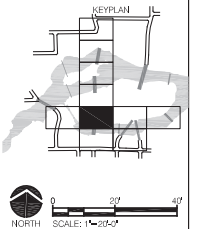
Response:


Copy to:	By:	
	Date:	

MATCHLINE (SEE SHEET E1.09)




MATCHLINE (SEE SHEET E1.06)






01-05-2018

DIGITALLY SIGNED:	
TYPE OF IMPROVEMENT: PARK	
CITY PURCHASING NUMBER	DRAWING NUMBER
	<b>E1.05</b>
FILE NAME:	PROJECT NUMBER:

	
BY: _____ REVISIONS: _____ DATE: _____	DATE: _____

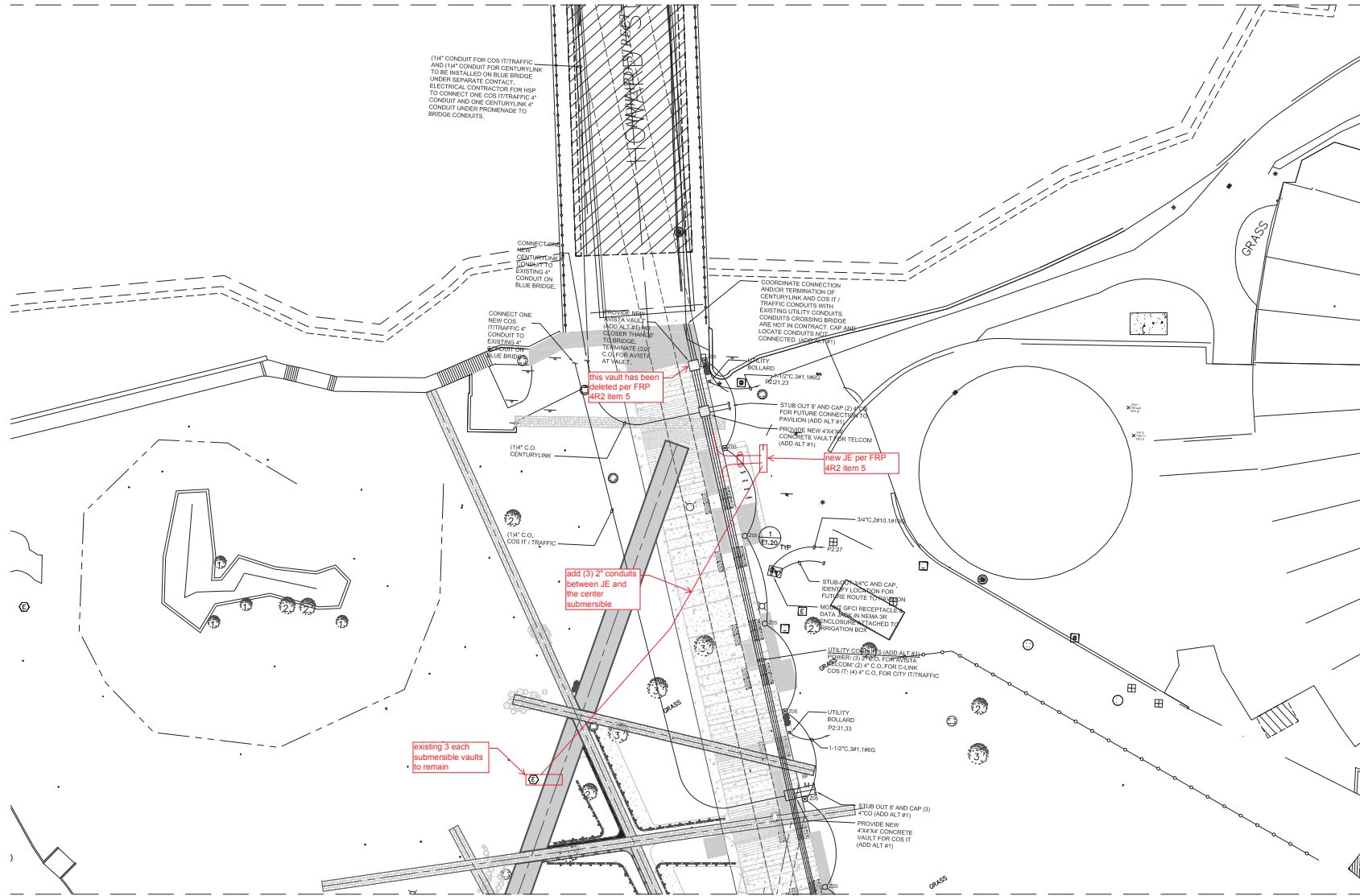
LOCATION: BRASS CAP IN WALL SW CORNER OF NORTH RIVER DRIVE & OUBEN		CURRENT DESIGN STANDARDS: CCS - ADOPTED 295	
ELEVATION: 1861.1 CORNER: 08/01/17	HORIZONTAL: _____ VERTICAL: _____	DRAWN: _____ CHECKED: _____ DESIGNED: _____ APPROVED: _____	
NAVD88 DATUM SCALE		BAR IS ONE INCH ON ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.	

**CITY OF SPOKANE, WASHINGTON**  
 DEPARTMENT OF PARKS AND RECREATION  
 808 WEST SPOKANE FALLS BLVD.  
 SPOKANE, WASHINGTON 99201-3343  
 (509) 325-4200

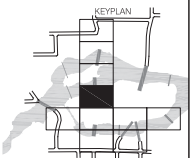
PROJECT TITLE: **RIVERFRONT PARK  
 MID HOWARD STREET PROMENADE & CENTERNIAL TRAIL  
 100% CONSTRUCTION DOCUMENTS**  
 SHEET TITLE: **ELECTRICAL  
 SITE PLAN**

DATE: Mar 13, 2018 - 12:28pm by: vgrechhhn

MATCHLINE (SEE SHEET E1.13)



MATCHLINE (SEE SHEET E1.05)



0 20' 40'  
NORTH SCALE: 1"=204'



01-05-2018

DIGITALLY SIGNED:	
TYPE OF IMPROVEMENT:	PARK
CITY PURCHASING NUMBER	DRAWING NUMBER
	E1.09
FILE NAME:	PROJECT NAME

BY	REVISIONS	DATE

**NAC** **berger**  
ENGINEERING  
1001 WEST PARKWAY  
SPokane, WA 99201

LOCATION: BRASS CAP IN WALL SW CORNER OF NORTH RIVER DRIVE & DEWEN	CURRENT DESIGN STANDARDS: CCS - ADOPTED 2005
ELEVATION: 1980.71	HORIZONTAL
CONTROL: CEN 101 9172	VERTICAL
NAVD88 DATUM	SCALE

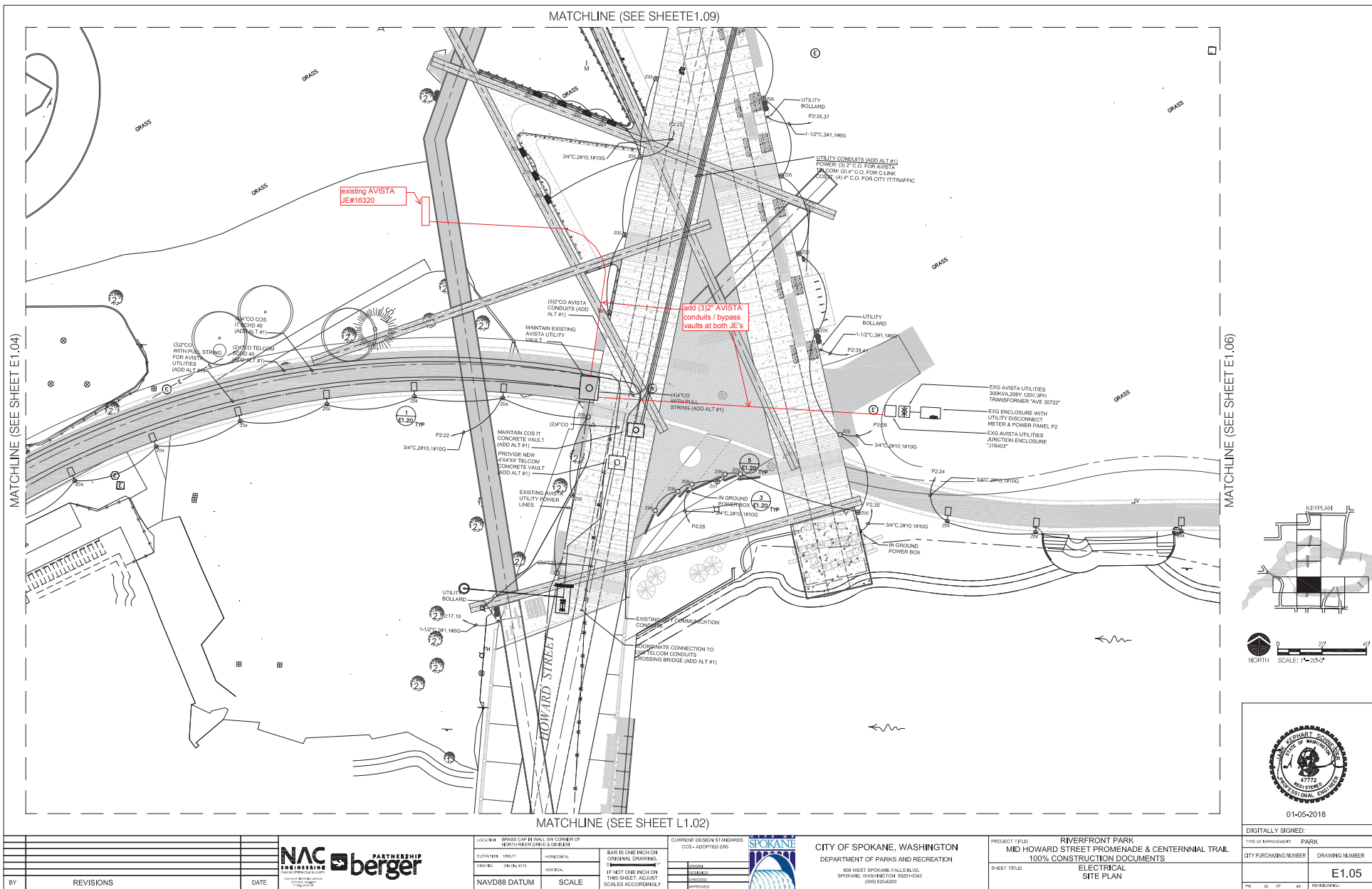
BAR IS ONE INCH ON ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.	DESIGNED BY: [Signature]
	CHECKED BY: [Signature]
	APPROVED BY: [Signature]

**CITY OF SPOKANE, WASHINGTON**  
DEPARTMENT OF PARKS AND RECREATION  
808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-1343  
(509) 625-6200

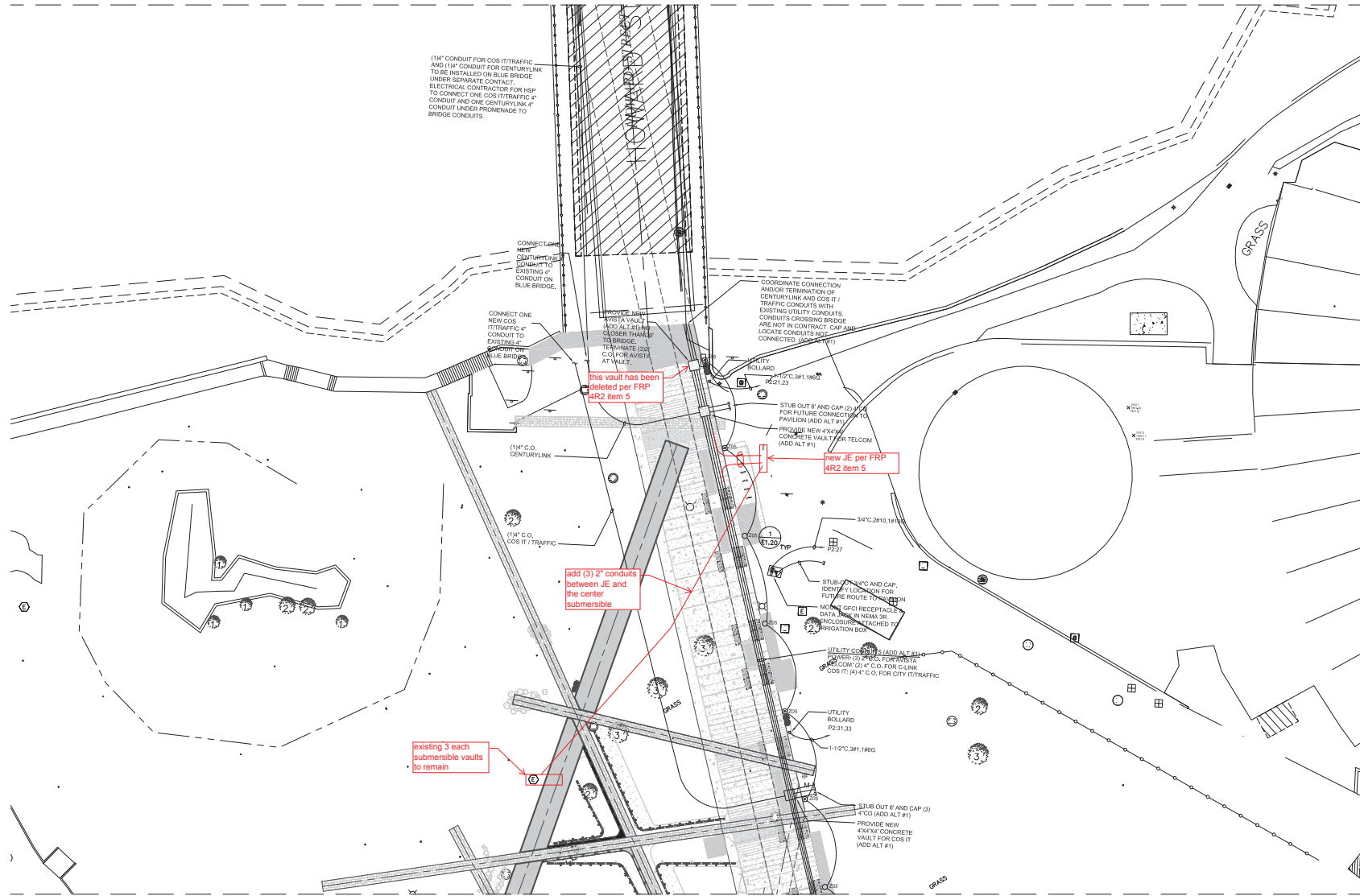
PROJECT TITLE:	RIVERFRONT PARK MID HOWARD STREET PROMENADE & CENTENNIAL TRAIL 100% CONSTRUCTION DOCUMENTS
SHEET TITLE:	ELECTRICAL SITE PLAN

DATE: Mar 13, 2018 - 1:24pm by: vgrechkhin

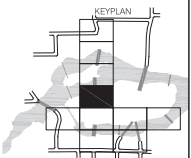




MATCHLINE (SEE SHEET E1.13)



MATCHLINE (SEE SHEET E1.05)



0 20' 40'  
NORTH SCALE: 1"=204'



01-05-2018

DIGITALLY SIGNED:	
TYPE OF IMPROVEMENT:	PARK
CITY PURCHASING NUMBER	DRAWING NUMBER
	E1.09
FILE NAME:	

BY	REVISIONS	DATE

**NAC** **berger**  
ENGINEERING  
1001 WEST PARKWAY  
SPokane, WA 99201

LOCATION: BRASS CAP IN WALL SW CORNER OF NORTH RIVER DRIVE & DEWEN	CURRENT DESIGN STANDARDS: CCS - ADOPTED 2005
ELEVATION: 1980.71	HORIZONTAL
CONTROL: CEN 10/11/12	VERTICAL
NAVD88 DATUM	SCALE

BAR IS ONE INCH ON ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.	DESIGNED BY: [Signature]
	APPROVED BY: [Signature]

**CITY OF SPOKANE, WASHINGTON**  
DEPARTMENT OF PARKS AND RECREATION  
808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-1343  
(509) 624-6200

PROJECT TITLE:	RIVERFRONT PARK MID HOWARD STREET PROMENADE & CENTENNIAL TRAIL 100% CONSTRUCTION DOCUMENTS
SHEET TITLE:	ELECTRICAL SITE PLAN

DATE: Mar 13, 2018 - 1:24pm by: vgrechkhin



## Mead, Lorraine

---

**From:** Nathon O'Neel <NONeel@nacarchitecture.com>  
**Sent:** Monday, April 29, 2019 3:21 PM  
**To:** Mead, Lorraine  
**Subject:** RE: Cost Log Pricing

Lorraine,

The costs are within reason for the scope of work described.

Regards,  
**Nathon O'Neel** BSEE, MBA  
**NAC Engineering**

---

**From:** Mead, Lorraine <LorraineMead@hillintl.com>  
**Sent:** Monday, April 29, 2019 3:11 PM  
**To:** Nathon O'Neel <NONeel@nacarchitecture.com>  
**Subject:** FW: Cost Log Pricing

Nate,

Can you review the costs on this very old cost issue?

Thanks,  
Lorraine

---

**From:** Scott Battaglia <[scottb@garco.com](mailto:scottb@garco.com)>  
**Sent:** Monday, April 29, 2019 2:23 PM  
**To:** Mead, Lorraine <[LorraineMead@hillintl.com](mailto:LorraineMead@hillintl.com)>  
**Cc:** Robert Decker <[robertd@garco.com](mailto:robertd@garco.com)>  
**Subject:** Cost Log Pricing

Lorraine,

See attached. Let me know if you have any questions.

Thanks,

Scott Battaglia  
**Garco Construction**  
[scottb@garco.com](mailto:scottb@garco.com)  
509-370-8767



**CITY OF SPOKANE**  
**PARKS AND RECREATION DEPARTMENT**

**Construction Change Directive (CCD)**

<b>Project Name:</b>	<u>Pavilion</u>	<b>CCD No:</b>	<u>PAV - 1</u>
<b>Project No.</b>	<u>SC6B0322000</u>	<b>Date:</b>	<u>2/5/19</u>
<b>Owner:</b>	<u>Spokane Parks &amp; Recreation</u>		
<b>D-B :</b>	<u>Garco Construction</u>	<b>Designer:</b>	<u>NAC</u>

When signed by the Owner and received by the Contractor this document become effective IMMEDIATELY as a Construction Change Directive (CCD), and the Contractor shall proceed with the change(s) described below:

**Description:** Provide Design and Installation of the additional power and WAPs requested by the Production Company as shown of the attached Pavilion System Drawings dated 1/16/19. Based on the attached Garco Pricing for this scope, Park's wants to proceed on a "non-expedited" basis but does want the dedicated delivery of the electrical equipment. Parks also wants to include the extra pathway for future expansion.

This will require a time extension of 18 calendar days for the overall project so that the substantial completion date for Administration Building, the site and the Pavilion Ring area will be August 2, 2019.

**Justification:** This change is to allow Parks to support larger scale concerts and events.

1. This CCD will be performed by Force Account with Not to Exceed Pricing as follows:
  - a. The Not to Exceed Price for the above scope of work is \$230,000.00.

The Contractor is to submit pricing within 15 days of the completion, if not already submitted. This Change and Cost will be incorporated into a Change Order once the cost is finalized and accepted. The Contractor must notify the Owner at least 10 days prior if they anticipate that the cost will exceed this price.

**Authorized:** (Owner)  
City of Spokane

By: 

Date: 2/5/19

**Accepted:** (Contractor)  
Garco Construction

By: \_\_\_\_\_

Date: \_\_\_\_\_



ELECTRICAL SYMBOLS

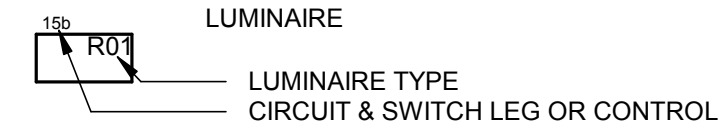
GENERAL

NOTES:

1. INDICATED MOUNTING HEIGHTS ARE TO THE CENTER LINE OF BOX, UNLESS NOTED OTHERWISE.
2. SEE PLANS FOR NON-STANDARD MOUNTING HEIGHTS.

	KEY NOTE REFERENCE
	ROOM NUMBER
	MECHANICAL/SPECIAL EQUIPMENT DESIGNATION
	SYSTEMS ENCLOSURE

LUMINAIRES



SHADING DENOTES EMERGENCY LUMINAIRE

LUMINAIRE

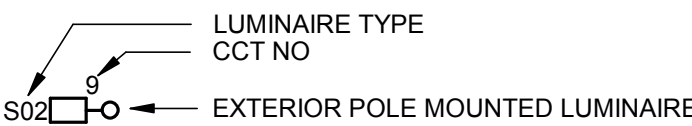
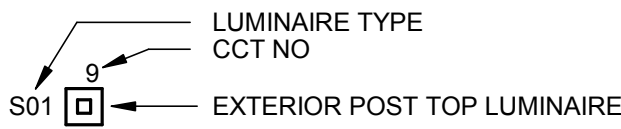
WALL WASH LUMINAIRE, ARROW DENOTES WALL WASH DIRECTION

EXIT SIGN [+92" TO BOTTOM OF SIGN FACE UNLESS OTHERWISE NOTED]

DENOTES DIRECTIONAL ARROW

SHADING DENOTES ILLUMINATED FACE

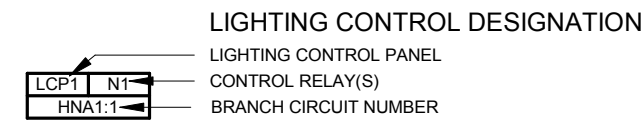
EMERGENCY BATTERY PACK LUMINAIRE



LUMINAIRE CONTROLS

SUBSCRIPTS DENOTE:

	PILOT-LIGHT
	DENOTES ABOVE COUNTER, CENTER 4"
	DENOTES ABOVE TOP OF COUNTER OR BACKPLASH
	DENOTES 2-BUTTON FOR STEP DIMMING CONTROL
	DENOTES LOW VOLTAGE MOMENTARY SWITCH
	DENOTES LINE VOLTAGE OCCUPANCY SENSOR
	DENOTES LINE VOLTAGE OCCUPANCY SENSOR WITH DIMMING
	WALL SWITCH +46"
	LOW VOLTAGE WALL STATION +46"
	SPECIAL SWITCH +46"
	OCCUPANCY/VACANCY SENSOR
	DAYLIGHT SENSOR
	EXTERIOR PHOTOCCELL
	PARTITION SENSOR (LUTRON GRX-IRPS-WH OR EQUIVALENT)
	TIME SWITCH
	RELAY
	LIGHTING CONTROL PANEL
	LIGHTING CONTROL MODULE (4 OR 8 RELAY)



RECEPTACLE & POWER CONNECTIONS

SUBSCRIPTS DENOTE:

	ABOVE COUNTER, CENTER 4" ABOVE TOP OF COUNTER OR BACKPLASH
	RECEPTACLE BELOW COUNTER +18"
	RECEPTACLE FOR COPIER +18"
	RECEPTACLE INSTALLED IN CEILING
	CAMERA POWER SUPPLY CONNECTION
	DISHWASHER CONNECTION BELOW COUNTER +18"
	GARBAGE DISPOSAL +18"
	FUME HOOD CONNECTION
	INSTAHOT CONNECTION
	MOUNT HORIZONTAL
	MOUNT HORIZONTAL ABOVE COUNTER, CENTER 4" ABOVE TOP OF COUNTER OR BACKPLASH
	HAND DRYER - HEIGHT PER INTERIOR ELEVATION
	LOCKABLE COVER
	RECEPTACLE FOR MICROWAVE - HEIGHT PER INTERIOR ELEVATION
	RECEPTACLE FOR REFRIGERATOR +46"
	RECEPTACLE FOR RANGE +30"
	RANGE HOOD - HEIGHT PER INTERIOR ELEVATION
	RANGE/OVEN +30"
	TAMPER PROOF
	MOUNT HORIZONTALLY IN TOE KICK
	UNDER COUNTER REFRIGERATOR +18"
	RECEPTACLE FOR VENDING MACHINE +46"
	RECEPTACLE FOR WASHING MACHINE +30"
	WATER COOLER - CONCEALED BEHIND UNIT SKIRT
	WEATHER-PROOF DEVICE
	WEATHER-PROOF LOCKING CAP DEVICE
	WEATHER-PROOF DEVICE WHILE-IN-USE

	DUPLEX RECEPTACLE +18"
	DOUBLE DUPLEX RECEPTACLE +18"
	GROUND FAULT CIRCUIT INTERRUPTING RECEPTACLE +18"
	CONTROLLED DUPLEX RECEPTACLE +18"
	CONTROLLED DOUBLE DUPLEX RECEPTACLE +18"
	SPECIAL PURPOSE RECEPTACLE
	SPECIAL PURPOSE EQUIPMENT CONNECTION PROVIDE FUSIBLE DISCONNECT WHERE REQUIRED
	MOTOR CONNECTION
	DISCONNECT SWITCH
	PANELBOARD
	MAIN SWITCHBOARD OR DISTRIBUTION PANEL
	DRY TYPE TRANSFORMER
	GROUND BAR

RACEWAY & WIRING

	VERTICAL MULTI-OUTLET ASSEMBLY
	CABLE TRAY
	FLOOR BOX
	PEDESTAL FITTING
	OUTLET/JUNCTION BOX
	CONCEALED RACEWAY
	CROSSHATCH DENOTES WIRES BESIDES EQUIPMENT GROUND CONDUCTOR. NO CROSSHATCH DENOTES 2 #12 WIRES PLUS #12 EQUIPMENT GROUND CONDUCTOR.
	CONDUIT STUB
	CONDUIT TURNED DOWN
	CONDUIT TURNED UP
	FLEXIBLE CONNECTION
	GENERATOR REMOTE ANNUNCIATOR +46"
	PUSHBUTTON

POWER DISTRIBUTION

	FEEDER DESIGNATION
	CIRCUIT BREAKER
	CIRCUIT BREAKER W/GROUND
	FUSE
	SWITCH
	FUSIBLE SWITCH
	GROUNDING ELECTRODE
	NORMALLY OPEN CONTACT
	NORMALLY CLOSED CONTACT
	METERING TRANSFORMER
	TRANSFER SWITCH
	ENGINE-GENERATOR
	TRANSFORMER
	METER

FIRE ALARM SYSTEM

	AUDIBLE/VISUAL FIRE ALARM SIGNAL +92"
	VISUAL ONLY FIRE ALARM SIGNAL +92"
	AUDIBLE ONLY FIRE ALARM SIGNAL +92"
	CEILING AUDIBLE/VISUAL FIRE ALARM SIGNAL
	CEILING VISUAL ONLY FIRE ALARM SIGNAL
	CEILING AUDIBLE ONLY FIRE ALARM SIGNAL
	HEAT DETECTOR - RATE OF RISE
	SMOKE DETECTOR
	DUCT MOUNTED SMOKE DETECTOR
	ADDRESSABLE CONTROL OR MONITOR MODULE
	ANNUNCIATOR +66
	MANUAL STATION +46"
	SMOKE BEAM DETECTORS W/ REFLECTOR
	SMOKE BEAM DETECTOR TRANSMITTER
	BEAM DETECTOR TEST STATION +92"
	SPRINKLER FLOW SWITCH CONNECTION
	MAGNETIC HOLD OPEN DEVICE +74"
	SPRINKLER VALVE SUPERVISORY TAMPER SWITCH CONNECTION
	FIRE FIGHTER KEY BOX (KNOX BOX)
	INTERFACE RELAY W/10AMP MIN. CONTACTS
	CONNECTION TO HOOD FIRE PROTECTION SYSTEM
	CONNECTION TO FIRE/SMOKE DAMPER
	EXTERIOR WATER FLOW BELL +102"
	VALVE SUPERVISOR SWITCH CONNECTION

TELECOMMUNICATION CABLE SYSTEM

	SINGLE-GANG OUTLET W/(1) TELCOM JACK +18"
	SINGLE-GANG OUTLET W/(2) TELCOM JACKS +18"
	SINGLE-GANG OUTLET W/(3) TELCOM JACKS +18"
	SINGLE-GANG OUTLET W/(4) TELCOM JACKS +18"
	SINGLE-GANG OUTLET +18"
	FREESTANDING TELCOM RACK
	FIELD DEVICE BOARD
	ALARM SIREN
	INTRUSION DETECTION DOOR POSITION SWITCH & ACCESS CONTROL DOOR POSITION SWITCH
	GLASS BREAK SENSOR

SECURITY: ACCESS CONTROL SYSTEM

	CARD READER +46"
	HINGE TRANSFER DEVICE
	LCD KEY PAD
	ELECTRIC STRIKE POWER SUPPLY
	ELECTRIC STRIKE
	REQUEST TO EXIT DEVICE

SECURITY: VIDEO SURVEILLANCE

	VIDEO SURVEILLANCE OUTLET W/CAMERA
	SURVEILLANCE MONITOR
	DIGITAL VIDEO RECORDER
	SECURITY MONITOR CONTROL

PAGING/INTERCOM SYSTEM

	WALL FLUSH MOUNT INTERIOR PAGING SPEAKER +102"
	CEILING PAGING ONLY SPEAKER
	VOLUME CONTROL +46" UNLESS NOTED OTHERWISE
	INTERCOM CALL SWITCH +46"
	PAGING MUSIC INPUT PLATE +46" UNLESS NOTED OTHERWISE
	INTERCOM SPEAKER +46"

DEMOLITION SUBSCRIPTS

	DENOTES EXISTING TO REMAIN IN SERVICE
	DENOTES EXISTING TO BE REMOVED
	DENOTES EXISTING TO BE RELOCATED
	DENOTES RELOCATED ITEM IN NEW LOCATION
	DENOTES REMOVE AND REINSTALL IN ORIGINAL LOCATION
	DENOTES EXISTING TO BE ABANDONED IN PLACE REMOVE DEVICE & WIRING AND PROVIDE BLANK PLATE
	DENOTES EXISTING TO BE REPLACED WITH NEW AT ORIGINAL LOCATION

AUDIO/VIDEO & SOUND SYSTEMS

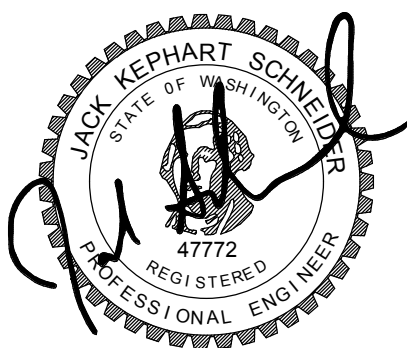
	DENOTES SPEAKER ZONE
	DENOTES PENDENT MOUNT FLUSH W/ BOTTOM OF SUSPENDED CLG PANELS
	DENOTES WALL MOUNTED SENSOR
	SPEAKER ASSEMBLY REFER TO AV SCHEDULE
	CEILING MOUNTED INFRARED REMOTE RECEIVER
	CEILING SPEAKER

- AUDIO/VIDEO SCHEDULE -	
SO1	EVENT ROOM LOUD SPEAKER
A/L	ASSISTED LISTENING ANTENNA
AV3	SKY ROOM DISPLAY INPUT +60"
AV3a	SKY ROOM SOURCE INPUT
AV4	EXPO/74 ROOM DISPLAY INPUT +60"
AV4a	EXPO/74 ROOM AV SOURCE INPUT
AV5	WALL MTD TOUCH SCREEN CONTROLLER +48"
AV6	EXPO/74 ROOM AV HEAD END
AV9	CONFERENCE ROOM SOURCE INPUT
AV9a	CONFERENCE ROOM SOURCE INPUT
AV9b	CONFERENCE ROOM DISPLAY INPUT
AV10	CONFERENCE ROOM HEADEND INPUT +60"
AV11	CONFERENCE ROOM TOUCH SCREEN CONTROLLER +48"
S11	EVENT ROOM HEADEND INPUT
S12	EVENT ROOM TOUCH SCREEN CONTROLLER +48"
W/L	WIRELESS ANTENNA

- SHEET LIST -

SHEET #	SHEET NAME
E0.02	ELECTRICAL ABBREVIATIONS
E0.03	SCHEDULES - LIGHTING
E0.04	SCHEDULES - LIGHTING
E0.05	SCHEDULES - LIGHTING
E0.06	SCHEDULES - LIGHTING - NREC
E0.07	SCHEDULES - LIGHTING - NREC
E0.08	MECHANICAL SCHEDULES
E1.01	ELECTRICAL SITE PLAN
E1.02	ELECTRICAL SITE PLAN - ELEVATED WALK
E1.03	ELECTRICAL SITE PLAN - LIGHTING - CANOPY
E1.04	SITE DETAILS
E1.05	SITE DETAILS
E1.06	SITE DETAILS
E1.07	SITE DETAILS
E2.01	FLOOR PLAN - WEST BLDG - NW - LOWER LEVEL - LIGHTING
E2.02	FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - LIGHTING
E2.03	FLOOR PLAN - WEST BLDG - NW - UPPER LEVEL - LIGHTING
E2.04	FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - LIGHTING
E3.01	FLOOR PLAN - WEST BLDG - NW - LOWER LEVEL - POWER
E3.02	FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - POWER
E3.03	FLOOR PLAN - WEST BLDG - NW - UPPER LEVEL - POWER
E3.04	FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - POWER
E4.01	FLOOR PLAN - WEST BLDG - NW - LOWER LEVEL - SYSTEMS
E4.02	FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - SYSTEMS
E4.03	FLOOR PLAN - WEST BLDG - NW - UPPER LEVEL - SYSTEMS
E4.04	FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - SYSTEMS
E5.01	ENLARGED PLAN
E5.02	KITCHEN ENLARGED PLAN
E5.03	ENLARGED VIEW
E6.01	ONE-LINE DIAGRAM
E6.02	GROUNDING DIAGRAM
E6.03	PANEL SCHEDULES
E6.04	PANEL SCHEDULES
E6.05	PANEL SCHEDULES
E6.06	PANEL SCHEDULES
E7.01	FIRE ALARM DETAILS
E7.02	TELECOM DETAILS
E7.03	TELECOM DETAILS
E7.04	SECURITY DETAILS
E7.05	SECURITY DETAILS
E7.06	AUDIO VIDEO DETAILS
E7.07	AUDIO VIDEO DETAILS
E7.08	LIGHTING DETAILS
E7.09	LIGHTING DETAILS
E8.01	FLOOR PLAN - WEST BLDG - NW - LOWER LEVEL - RACEWAY
E8.02	FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - RACEWAY
E8.03	FLOOR PLAN - WEST BLDG - NW - UPPER LEVEL - RACEWAY
E8.04	FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - RACEWAY
E8.05	FLOOR PLAN - WEST BLDG - LOWER LEVEL - ZONE PLAN
E8.06	FLOOR PLAN - WEST BLDG - UPPER LEVEL - ZONE PLAN

CONFORMED SET



SHEET ISSUE DATE: 07-02-2018

DIGITALLY SIGNED: --

TYPE OF IMPROVEMENT: ARCHITECTURAL

CITY PURCHASING NUMBER

OPR2017-0373

PK

OF #

DRAWING NUMBER

E0.01

REVISION NO.

NAC  
ARCHITECTURE  
nacarchitecture.com

LOCATION: BRASS CAP ON CONCRETE WALL AT SW CORNER OF HOWARD STREET BRIDGE.

ELEVATION: 1878.66'	HORIZONTAL (AS NOTED)	BAR IS ONE INCH ON ORIGINAL DRAWING.
CBM NO. 43N, 44W NAVD 88	VERTICAL (AS NOTED)	IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY
CITY DATUM	SCALE	

CURRENT DESIGN STANDARDS  
CCS - ADOPTED 2/95

DRAWN: VYG	DESIGNED: NDO
CHECKED: JKS	APPROVED: JKS



CITY OF SPOKANE, WASHINGTON  
DEPARTMENT OF PARKS AND RECREATION

808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-3343  
(509) 625-6200

PROJECT TITLE: RIVERFRONT PARK US PAVILION

CONFORMED SET

SHEET TITLE:

ELECTRICAL SYMBOLS LIST

ELECTRICAL ABBREVIATIONS							
ACP	ACCESS CONTROL PANEL	DN	DOWN	IMC	INTERMEDIATE METAL CONDUIT	RIO	ROUGH-IN ONLY
ACS	ACCESS CONTROL SYSTEM	DX	DUPLEX	ISP	INSIDE PLANT	RK	RACK
AF	AMP FUSE	DZ1	DAYLIGHT ZONE - PRIMARY	JB	JUNCTION BOX	RMC	RIGID METAL CONDUIT
AFB	ABOVE FINISHED FLOOR DIRECTLY UNDER THE ITEM	DZ2	DAYLIGHT ZONE - SECONDARY	JE	JUNCTION ENCLOSURE	RNC	RIGID NON-METALLIC CONDUIT
AFP	ARC FLASH PROTECTION	EA	EACH	KS	KEY SWITCH	SC	SHORT CIRCUIT
AL	ALUMINUM	EF	EXHAUST FAN	LB	ELBOW	SCBD	SCOREBOARD
ALT	ALTERNATE	EHD	ELECTRIC HAND/HAIR DRYER	LCP	LIGHTING CONTROL PANEL	SEC	SECURITY
ANN	ANNUNCIATOR	ELEV	ELEVATION	LFMC	LIQUID FLEXIBLE METAL CONDUIT	SIM	SIMILAR
ATS	AUTOMATIC TRANSFER SWITCH	EMER	EMERGENCY	LOC	LOCATION	SM	SINGLE-MODE
ARCH	ARCHITECTURAL	EMS	ENERGY MANAGEMENT SYSTEM	LTG	LIGHTING	SMOF	SINGLE-MODE OPTICAL FIBER
BATT	BATTERY	EMCS	ENERGY MANAGEMENT & CONTROLS SYSTEM	LV	LOW VOLTAGE	SMR	SURFACE METAL RACEWAY
BKBD	BACKBOARD	EMT	ELECTRICAL METALLIC TUBING	MTGB	MAIN TELECOMMUNICATIONS GROUND BUS	SPD	SURGE PROTECTION DEVICE
BOT	BOTTOM	ENCL	ENCLOSURE	MC	MOMENTARY CONTACT	SURF	SURFACE
C	CONDUIT	EOLR	END OF LINE RESISTOR	MCC	MOTOR CONTROL CENTER	SNV	SOLENOID VALVE
CAT3	CATEGORY 3	EPO	EMERGENCY POWER OFF	MDF	TELECOMMUNICATIONS MAIN DISTRIBUTION FACILITY	SV	SYSTEM VAULT
CAT5	CATEGORY 5	EQP	EQUIPMENT	MIC	MICROPHONE	SW	SWITCH
CAT5E	CATEGORY 5E	ER	TELECOMMUNICATIONS EQUIPMENT ROOM	MM	MULTI-MODE	SWBD	SWITCHBOARD
CAT6	CATEGORY 6	EXG	EXISTING	MMOF	MULTI-MODE OPTICAL FIBER	SWGR	SWITCHGEAR
CAB	CABINET	EWG	ELECTRIC WATER COOLER	MMS	MANUAL MOTOR STARTER	SYS	SYSTEMS
CATV	COMMUNITY ANTENNA TELEVISION	F	FUSE	MTD	MOUNTED	TC	TIME CLOCK
CB	CIRCUIT BREAKER	FA	FIRE ALARM	MTR	MOTOR	TEL	TELEPHONE
CCT	CIRCUIT(S)	FAC	FIRE ALARM EXTENDER PANEL	M	MICROWAVE	TELCOM	TELECOMMUNICATIONS
CCTV	CLOSED CIRCUIT TELEVISION	FACP	FIRE ALARM CONTROL PANEL	NC	NORMALLY-CLOSED	TGB	TELECOMMUNICATIONS GROUND BUS
CLG	CEILING	FPS	FRAMES PER SECOND	NO	NORMALLY-OPEN	TYP	TYPICAL
CLK	CLOCK	FSD	FAN SHUTDOWN	NL	NIGHT LIGHT	UC	UNDER CABINET
CO	CONDUIT ONLY	FO	FIBER-OPTIC	OAN	OR AS NOTED	UF	UNDER FLOOR
COMM	COMMUNICATIONS	FOV	FIELD OF VIEW	OFCI	OWNER-FURNISHED, CONTRACTOR-INSTALLED	UG	UNDERGROUND
CONC	CONCRETE	F/SD	FIRE/SMOKE DAMPER	OH	OVERHEAD	UGPP	UNDERGROUND PRIMARY POWER
CONT	CONTRACTOR	FIX	FIXTURE	OHC	OVERHEAD COMMUNICATIONS	UGSP	UNDERGROUND SECONDARY POWER
CONTR	CONTRACTOR	FLR	FLOOR	OSP	OUTSIDE PLANT	UGT	UNDERGROUND TELECOMMUNICATIONS
CPS	CAMERA POWER SUPPLY	FMC	FLEXIBLE METAL CONDUIT	PA	PUBLIC ADDRESS	UGTV	UNDERGROUND TELEVISION
CT	CURRENT TRANSFORMER	GCS	GATE CONTROL SYSTEM	PB	PUSHBUTTON	UPS	UNINTERRUPTABLE POWER SUPPLY
CTL	CONTROL	GEN	GENERATOR	PC	PHOTOCELL	UTP	UNSHIELDED TWISTED PAIR CABLE
CU	COPPER	GFI	GROUND FAULT INTERRUPTER	PLWD	PLYWOOD	VER	VERIFY
CWB	COLD WEATHER BALLAST	GFP	GROUND FAULT PROTECTION	PMP	PUMP	WAP	WIRELESS ACCESS POINT
DCS	DOOR CONTROL SYSTEM	GND	GROUND	PNL	PANELBOARD	WAPA	WIRELESS ACCESS POINT EXTERIOR ANTENNA
DDC	DIRECT DIGITAL CONTROL	GRC	GALVANIZED RIGID STEEL CONDUIT	POTS	PLAIN OLD TELEPHONE SYSTEM	WG	WIRE GUARD
DET	DETECTOR	HT	HEIGHT	PROJ	PROJECTOR	WP	WEATHERPROOF
DISC	DISCONNECT	HTR	HEATER	PT	POTENTIAL TRANSFORMER	WPL	WEATHERPROOF LOCKING
DIST	DISTRIBUTION	HWT	WATER HEATER	PV	POWER VAULT	WPU	WEATHERPROOF WHILE IN USE
DIV	DIVISION	IC	INTERCOM	PVC	RIGID NONMETALLIC CONDUIT	XC	CROSS CONNECT
DW	DISHWASHER	IDF	TELECOMMUNICATIONS INTERMEDIATE DISTRIBUTION FACILITY	PWR	POWER	XFMR	TRANSFORMER
EXT	EXTERIOR	IDP	INTRUSION DETECTION PANEL	REC	RECEPTACLE	XFR	TRANSFER
		IG	ISOLATED GROUND	REF	REFRIGERATOR	XP	EXPLOSIONPROOF

KEYNOTE LEGEND	
KEY VALUE	KEYNOTE TEXT
G1	GENERAL NOTE: ALL EXISTING ELECTRICAL AND SYSTEMS INFRASTRUCTURE SHALL BE DEMO.
G2	REFER TO DIVISION 1 FOR ALTERNATES.
L1	PROVIDE (2) S02E LUMINAIRES MOUNTED INTERIOR TO THE GENERATOR ENCLOSURE WITH (1) LINE-VOLTAGE LUMINAIRE SWITCH.
P1	PROVIDE AN NEC 240.87 APPROVED MEANS OF ARC ENERGY REDUCTION.
P2	PROVIDE ENCASED ONE-LINE DIAGRAM AS SHOWN ON E6.01 ADJACEMENT TO EQUIPMENT. THE ENCASEMENT SHALL BE RATED FOR THE ENVIRONMENT IT IS INSTALLED IN AND 15X21.
P3	SAW CUT A CHANNEL IN THE EXG CONCRETE FLOOR TO RUN RACEWAY TO REC. ONCE RACEWAY IS INSTALLED IN THE CHANNEL, FILL WITH CONCRETE TO BE FLUSH WITH EXG CONCRETE FLOOR.
P4	PROVIDE (1)1" CONDUIT FROM THE GAS METER LOCATION TO MECHANICAL ROOM 117.
P5	DEMO EXG PNL AND CONC PAD. PROVIDE A NEW PNL SL6 MTD ON DEEP CHANNEL STRUT THAT IS SECURED TO A NEW CONC PAD. PNL SL6 SHALL BE 5 FOOT TALL WITH A CONTINUOUS PNL SKIRT TO PAD. PROVIDE BACK PLATE IN PNL SKIRT FOR MTD DEVICES. REFEED EXG CIRCUITS FROM NEW PNL AND MTD EXG DEVICES IN NEW PNL SKIRT. COORDINATE PANEL COLOR WITH THE ARCHITECT.
P6	REMOVE EXISTING FLOOR BOX'S FACEPLACES, DEVICE, AND CONDUCTORS. ABANDON BOXES AND RACEWAY IN PLACE AND FILLED WITH CONCRETE FLUSH WITH EXISTING GRADE.
P7	DEDICATED DIVISION 23 SPACE. NO DIVISION 26 EQUIPMENT SHALL BE INSTALLED IN THIS AREA.
P8	PROVIDE (2)4S JUNCTION BOX WITH EACH (1)1"C TO PANEL SL2.
P9	PROVIDE A PHENOLIC PLATE MOUNTED ON THE EXTERIOR OF MAINT DISC THAT READS "MINIMUM GENERATOR SIZE: 15KW, VOLTAGE: 480V, 3-PHASE, 4-WIRE".
P10	PROVIDE ROUGH-IN ONLY FOR FUTURE SIGNAGE. PROVIDE (2)1" RACEWAY AND (2) JUNCTION BOXES TO EACH SIGNAGE LOCATION. (1)1" RACEWAY SHALL TERMINATE ON ELECTRICAL PANEL SL3 AND THE OTHER SHALL TERMINATE IN THE MDF 131.
P11	CIRCUITS TO THE ELEVATED WALK SHALL BE ENCASED IN CONCRETE WHERE POSSIBLE. THE VERTICAL RACEWAY SHALL BE ENCASED IN THE COLUMN'S CONCRETE.
P13	COORDINATE UNDERGROUND RACEWAY WITH OTHER DIVISIONS THAT HAVE BELOW GRADE INSTALLATIONS.
P14	ALL SURFACE MOUNTED RACEWAY SHALL BE INSTALLED PARALLEL TO BUILDING LINES AND TIGHT TO CORNERS. RACEWAY INSTALLED PARALLEL TO ONE AND ANOTHER SHALL BE EVENLY SPACED AND SYMMETRICAL. THE INTENT IS TO PROVIDE A CLEAN AND AESTHETICALLY PLEASING RACEWAY INSTALLATION IN PUBLIC SPACES.
P15	PROVIDE A MASTER CONTROL STATION FOR ALL MOTORIZED WINDOW SHADES AT THIS LOCATION.
S1	PROVIDE COMMUNICATION CABLING IN RACEWAY TO ALL CUSTOMER METERS AND THE CUSTOMER'S NETWORK.
S2	PROVIDE AN AHJ APPROVED LABEL ON THE DOOR OF ROOM(S) THAT CONTAINS THE FIRE ALARM PANEL.
S3	PROVIDE A TWO-WAY COMMUNICATION SYSTEM IN ACCORDANCE TO IBC 1009.8.
S4	PROVIDE ROUGH-IN WITH CAT6 CABLE ONLY FOR WAP. REC IS BASE BID.
S5	CONTRACTOR SHALL PROVIDE THIRTY-SIX (36) NEW COMMUNITY R.35COAX EXTERIOR RATED SPEAKERS IN BLACK FINISHED FOR PAVILION PROJECT. FIRST, CONTRACTOR SHALL GO TO RIVERFRONT SPOKANE SKATE RIBBON AND UNINSTALL ALL THIRTY-SIX (36) EXISTING COMMUNITY R.35COAX SPEAKERS IN WHITE FINISHED AND REPLACE THEM WITH NEW EXTERIOR RATED COMMUNITY R.35COAX SPEAKERS IN BLACK FINISHED FROM PAVILION PROJECT. THEN, CONTRACTOR SHALL RE-UTILIZE EXISTING COMMUNITY R.35COAX SPEAKERS FROM RIVERFRONT SPOKANE SKATE RIBBON TO INSTALL AT INDICATED LOCATION FOR ALL OUTSIDE SPEAKERS IN PAVILION PROJECT. PROVIDE ALL SPEAKER'S PARTS AND MOUNTING ACCESSORIES TO COMPLETE INSTALLATION. RETURN ALL UN-USE SPEAKERS TO OWNER.
S6	PROVIDE CONTROL CIRCUITS FOR THE MOTORIZED SHADES AND LTG DIMMING TO THE STAGE MIX LOCATION AT THE BASE OF THE CABLING MAST. THE CONTROL CIRCUITS SHALL BE LOCATED IN THE STAGE VAULT WITH AN EXTRA TWENTY FEET OF CONDUCTORS.

[illegible]





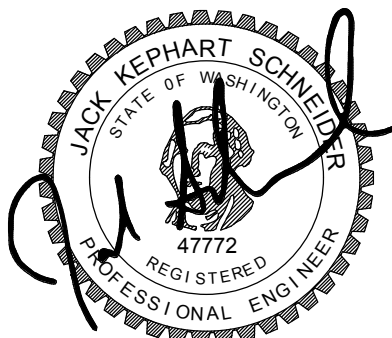




**FLOOR PLAN - LOWER LEVEL NORTH WEST - SYSTEMS**  
Scale 1/8" = 1'-0"

RIVERFRONT PARK  
PAVILION IT INFRASTRUCTURE  
PMO DIRECTION  
JAN 16, 2019  
B. ELLISON  
2 of 5

CONFORMED SET



SHEET ISSUE DATE: 07-02-2018

DIGITALLY SIGNED: --

TYPE OF IMPROVEMENT: ARCHITECTURAL

CITY PURCHASING NUMBER

DRAWING NUMBER

OPR2017-0373

E4.01

PR: OF: #

REVISION NO.:

BY	REVISIONS	DATE

**NAC**  
ARCHITECTURE  
nacarchitecture.com

LOCATION BRASS CAP ON CONCRETE WALL AT SW CORNER OF HOWARD STREET BRIDGE.	
ELEVATION 1878.66'	HORIZONTAL (AS NOTED)
CBM NO. 43N, 44W NAVD 88	VERTICAL (AS NOTED)
CITY DATUM	SCALE

CURRENT DESIGN STANDARDS CCS - ADOPTED 2/95	
DRAWN VYG	DESIGNED NDO
CHECKED JKS	APPROVED JKS



CITY OF SPOKANE, WASHINGTON  
DEPARTMENT OF PARKS AND RECREATION  
808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-3343  
(509) 625-6200

PROJECT TITLE:	RIVERFRONT PARK US PAVILION
	CONFORMED SET
SHEET TITLE:	FLOOR PLAN - WEST BLDG - NW - LOWER LEVEL - SYSTEMS

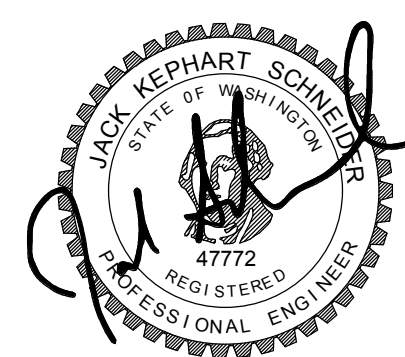




**FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - SYSTEMS**  
Scale 1/8" = 1'-0"

RIVERFRONT PARK  
PAVILION IT INFRASTRUCTURE  
PMO DIRECTION  
JAN 16, 2019  
B. ELLISON  
3 of 5

CONFORMED SET



SHEET ISSUE DATE: 07-02-2018

DIGITALLY SIGNED: --

TYPE OF IMPROVEMENT: ARCHITECTURAL

CITY PURCHASING NUMBER

DRAWING NUMBER

OPR2017-0373

E4.02

PK: OF: #

REVISION NO.:

BY	REVISIONS	DATE

**NAC**  
ARCHITECTURE  
nacarchitecture.com

LOCATION BRASS CAP ON CONCRETE WALL AT SW CORNER OF HOWARD STREET BRIDGE	
ELEVATION 1878.66'	HORIZONTAL (AS NOTED)
CBM NO. 43N, 44W NAVD 88	VERTICAL (AS NOTED)
CITY DATUM	SCALE

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

CURRENT DESIGN STANDARDS  
CCS - ADOPTED 2/95

DRAWN: VYG  
DESIGNED: NDO  
CHECKED: JKS  
APPROVED: JKS



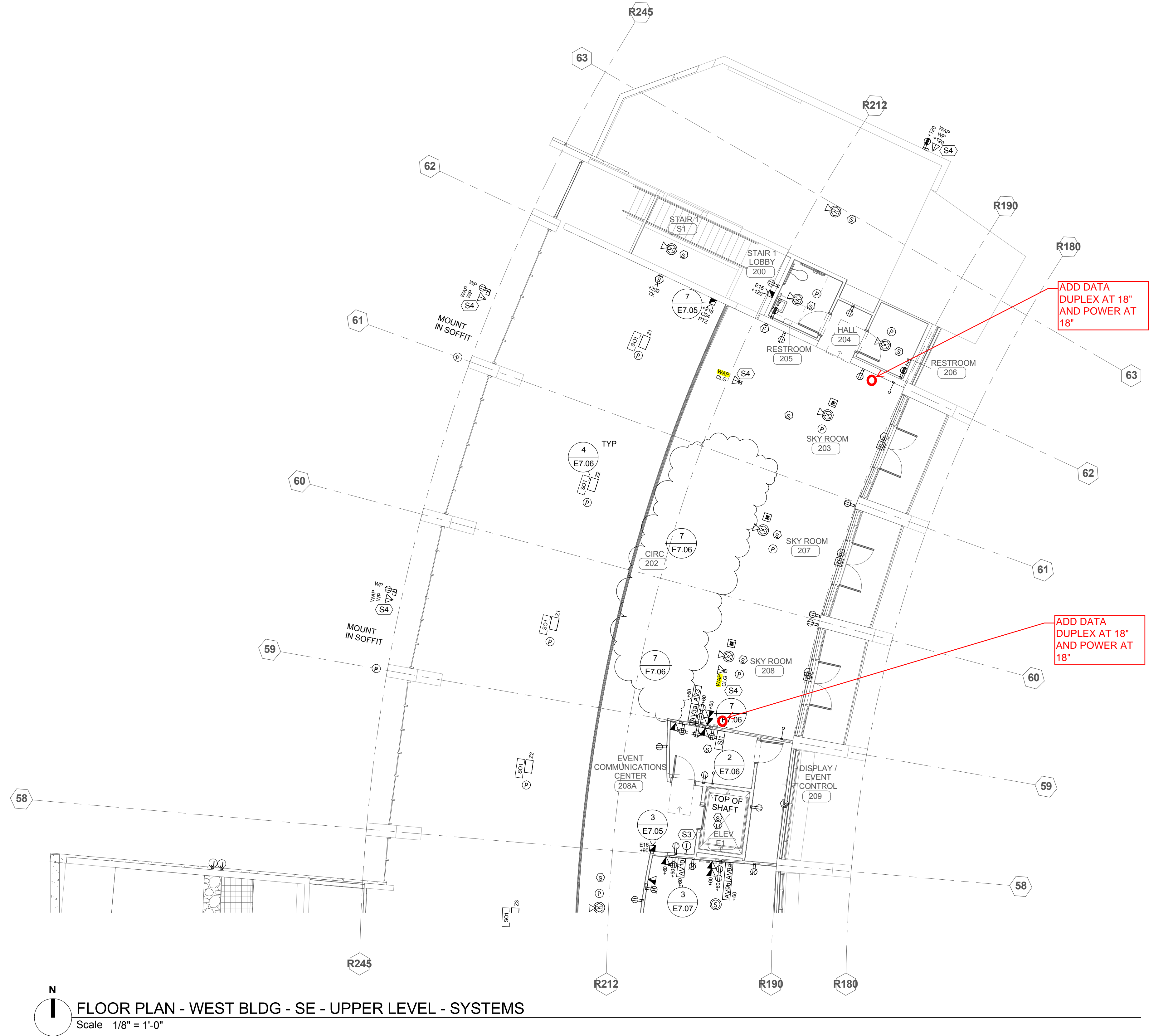
CITY OF SPOKANE, WASHINGTON  
DEPARTMENT OF PARKS AND RECREATION

808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-3343  
(509) 625-6200

PROJECT TITLE: RIVERFRONT PARK US PAVILION  
CONFORMED SET

SHEET TITLE: FLOOR PLAN - WEST BLDG - SW - LOWER LEVEL - SYSTEMS

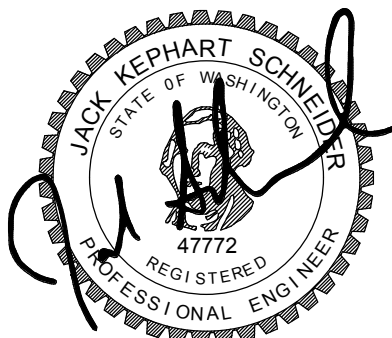




**FLOOR PLAN - WEST BLDG - SE - UPPER LEVEL - SYSTEMS**  
Scale 1/8" = 1'-0"

RIVERFRONT PARK  
PAVILION IT INFRASTRUCTURE  
PMO DIRECTION  
JAN 16, 2019  
B. ELLISON  
4 of 5

CONFORMED SET



SHEET ISSUE DATE: 07-02-2018

DIGITALLY SIGNED: --

TYPE OF IMPROVEMENT: ARCHITECTURAL

CITY PURCHASING NUMBER

DRAWING NUMBER

OPR2017-0373

E4.03

PK: OF: #

REVISION NO.:

BY	OWNER REQUESTED CHANGES	11/15/18
	REVISIONS	DATE

**NAC**  
ARCHITECTURE  
nacarchitecture.com

LOCATION BRASS CAP ON CONCRETE WALL AT SW CORNER OF HOWARD STREET BRIDGE.	
ELEVATION 1878.66'	HORIZONTAL (AS NOTED)
CBM NO. 43N, 44W NAVD 88	VERTICAL (AS NOTED)
CITY DATUM	SCALE

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

CURRENT DESIGN STANDARDS  
CCS - ADOPTED 2/95

DRAWN VYG
DESIGNED NDO
CHECKED JKS
APPROVED JKS



CITY OF SPOKANE, WASHINGTON  
DEPARTMENT OF PARKS AND RECREATION

808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-3343  
(509) 625-6200

PROJECT TITLE: RIVERFRONT PARK US PAVILION

CONFORMED SET

SHEET TITLE:

FLOOR PLAN - WEST BLDG - NW - UPPER LEVEL - SYSTEMS

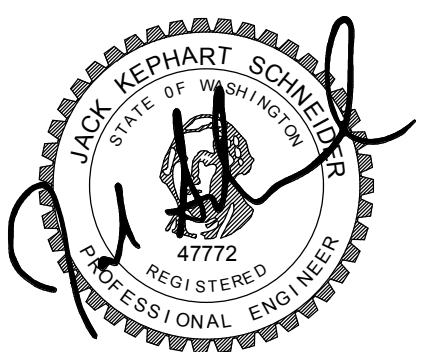




**FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - SYSTEMS**  
Scale 1/8" = 1'-0"

RIVERFRONT PARK  
PAVILION IT INFRASTRUCTURE  
PMO DIRECTION  
JAN 16, 2019  
B. ELLISON  
5 of 5

CONFORMED SET



SHEET ISSUE DATE: 07-02-2018

DIGITALLY SIGNED: --

TYPE OF IMPROVEMENT: ARCHITECTURAL

CITY PURCHASING NUMBER

DRAWING NUMBER

OPR2017-0373

E4.04

PK: OF #

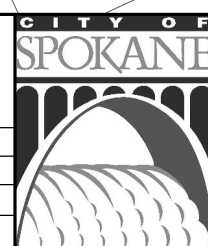
REVISION NO.:

BY	REVISIONS	DATE

**NAC**  
ARCHITECTURE  
nacarchitecture.com

LOCATION BRASS CAP ON CONCRETE WALL AT SW CORNER OF HOWARD STREET BRIDGE.		
ELEVATION 1878.66'	HORIZONTAL (AS NOTED)	BAR IS ONE INCH ON ORIGINAL DRAWING.
CBM NO. 43N, 44W NAVD 88	VERTICAL (AS NOTED)	0 INCHES = 1" IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY
CITY DATUM	SCALE	

CURRENT DESIGN STANDARDS CCS - ADOPTED 2/95	
DRAWN VYG	DESIGNED NDO
CHECKED JKS	APPROVED JKS



CITY OF SPOKANE, WASHINGTON  
DEPARTMENT OF PARKS AND RECREATION  
808 WEST SPOKANE FALLS BLVD.  
SPOKANE, WASHINGTON 99201-3343  
(509) 625-6200

PROJECT TITLE:	RIVERFRONT PARK US PAVILION
	CONFORMED SET
SHEET TITLE:	FLOOR PLAN - WEST BLDG - SW - UPPER LEVEL - SYSTEMS



			UNIT PRICES				TOTALS							
Phase	Description	Quan.	Unit	Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL		
	Power City Electric - CCD costs thru 3/31/2019.	1.0	LS				23,762.35	-	-	-	23,762	23,762		
	Garco - Furnish excavation, backfill and compaction for PCE. Add'l temp power services during construction including HSP provisions.	1.0	LS	3,296	1,073	5,008		3,296	1,073	5,008	-	9,376		
	NACE Design	1.0	LS				1,932.50	-	-	-	1,933	1,933		
SUB-TOTALS								3,296	1,073	5,008	25,695	35,071		
ADD-ONS:								OH&P: on Garco (as subcontractor) self-performed work.				15.00% (of Labor, Material & Equip.)		1,406
								OH&P: on Garco (as subcontractor) subcontracted work				4.00% (of Subcontract)		1,028
								SUB-TOTAL				37,505		
Insurance								1.00% (of Subtotal)				375		
Bond Premium								0.75% (of Subtotal)				281		
								SUB-TOTAL				38,162		
B & O Tax								0.47% (of Subtotal)				176		
TOTAL - CHANGE ORDER REQUEST												\$ 38,338		

SPECIFIC EXCLUSIONS:

1. WSST
2. Overtime work, rock excavation  
Please note the schedule impact of 8 weeks from current schedule on Admin Bldg phase.
3. Substantial completion under this change, without overtime, will be on or about August 2, 2019.

# NAC

## ARCHITECTURE

March 28, 2019

Garco Construction  
Attn: Clancy Welsh  
P.O. Box 2946  
Spokane, WA 99202



JOB # \_\_\_\_\_  
PHASE # \_\_\_\_\_  
CAT. # \_\_\_\_\_  
OK'D BY \_\_\_\_\_  
COMMENTS \_\_\_\_\_

PROJECT: Riverfront Park Pavilion NAC #111-17036  
FEE BASIS: Per Agreement Invoice #111-17036-21

Total through February 24, 2019

				Total	Previous	Current
1. Validation Period	250,000.00	x	100%	250,000.00	250,000.00	0.00
2. Early Demolition Package	37,200.00	x	100%	37,200.00	37,200.00	0.00
3. Early Owner Requests	21,915.00	x	100%	21,915.00	21,915.00	0.00
4. Design Development	301,800.00	x	100%	301,800.00	301,800.00	0.00
5. Construction Documents	418,000.00	x	100%	418,000.00	418,000.00	0.00
6. Bidding	20,000.00	x	100%	20,000.00	20,000.00	0.00
7. Construction Administration	390,000.00	x	59%	230,100.00	202,800.00	27,300.00
8. Closeout	28,000.00	x	0%	0.00	0.00	0.00
9. Promenade CA	130,000.00	x	76%	98,800.00	94,900.00	3,900.00
	<u>\$1,596,915.00</u>			<u>\$1,377,815.00</u>	<u>\$1,346,615.00</u>	<u>\$31,200.00</u>

### EXTRA SERVICE

1. Change Order No. 1						
Validation Period Time Impacts (NAC) (\$46,960)	42,000.00			42,000.00		0.00
Validation Period Time Impacts (Berger) (\$22,000)	8,000.00			8,000.00		0.00
RFP No. 1 - Pavilion - IT Network Revisions	23,750.00			23,750.00		0.00
RFP No. 2 - Pavilion - Stage Storage	11,655.00			11,655.00		0.00
RFP No. 3 - Pavilion - Power for Hoopfest Cell Tower	1,000.00			1,000.00		0.00
RFP No. 5 - Pavilion - Removable Platform of Elevated Experience	1,200.00			1,200.00		0.00
RFP No. 6 - Pavilion - Sky Rooms	11,645.00			11,645.00		0.00
RFP No. 7 - Added Electrical at Ticket Window	2,800.00			2,800.00		0.00
RFP No. 7 - Design for RI of Event Prep Monitors	970.00			970.00		0.00
RFP No. 7 - Design for Mechoshades at Office Areas	4,380.00			4,380.00		0.00
RFP No. 7 - Design to Increase Storage under the Stairs	1,175.00			1,175.00		0.00
RFP No. 7 - Design to add conduits from Event Comm Room	1,385.00			1,385.00		0.00
RFP No. 7 - Add Utility Posts (including RFP #5 Adds)	5,470.00			5,470.00		0.00
RFP No. 7 - Add/Modify Lockers	490.00			490.00		0.00
RFP No.10 - Design for Rough-In Signage (\$6,000.00)	6,000.00			6,000.00		0.00
RFP No. 1 - Promenade Electrical Design for Summer Events	1,500.00			1,500.00		0.00
RFP No. 13 - Promenade - Centennial Trail Wi Fi	2,175.00			2,175.00		0.00
Add Acoustical Consulting Design Services (\$7,900.00)	0.00			0.00		0.00
2. Change Order No. 2						
COP-048 Design for Lighting at Oak Allee	1,010.00			1,010.00		0.00
3. Change Order No. 3						
COP-052 Final Kitchen Design (\$20,835)	14,365.00			14,365.00		0.00
COP-057 Interior Design Services (\$6,020)	1,625.00			0.00		1,625.00
COP-061 Blue Bridge Lighting	1,250.00			1,250.00		0.00
4. Construction Change Directive No. 1						
Added Stage Power (\$9,000) (See attached)	1,932.50			0.00		1,932.50
5. Construction Change Directive No. 2						
Revised Seating and Performance Requ. (Through Mar 7) (See attached)	15,378.00			0.00		15,378.00
	<u>\$161,155.50</u>			<u>\$142,220.00</u>		<u>\$18,935.50</u>

### EXPENSE REIMBURSABLES: (See Attachment for Detail)

Reprographics/Delivery	\$0.00	x	1.1			0.00
Total Reimbursable Expenses				<u>3,628.41</u>	<u>3,628.41</u>	<u>0.00</u>

### SUMMARY:

Total Due to Date, Less Previous Invoices = Amount Due This Invoice

<u>\$1,542,598.91</u>	<u>\$1,492,463.41</u>	<u>\$50,135.50</u>
-----------------------	-----------------------	--------------------

APPROVED:

*Keith M. Comes, AIA*  
Keith M. Comes, AIA

STATEMENT OF ACCOUNT	Previously Invoiced/Balance Due	Invoice #16	\$90.00
	Current	Invoice #111-17036-21	50,135.50
	<b>TOTAL NOW DUE</b>		<u>\$50,225.50</u>

INVOICE





# Unbilled Detail

Thursday, March 28, 2019

3:35:41 PM

NAC, Inc.

As of 2/24/2019

Billing Status	Date	Labor Code /Account	Employee/ Reference	Description	Hours/ Units	Billing Rate	Billing Amount
----------------	------	---------------------	---------------------	-------------	--------------	--------------	----------------

Project Number: 111-17636 Riverfront Park Pavilion

Phase Number: 95-36 Expanded Services Elec

Activity Number: 0708 Add Stage Power

Labor:

B	2/22/2019	EE-TECHCN-01	10283	Grechikhin, Vitaliy	.50	65.00	32.50
B	2/12/2019	EE-DESIGN-06	10212	O'Neel, Nathon	2.50	115.00	287.50
B	2/13/2019	EE-DESIGN-06	10212	O'Neel, Nathon	3.00	115.00	345.00
B	2/14/2019	EE-DESIGN-06	10212	O'Neel, Nathon	2.00	115.00	230.00
B	2/22/2019	EE-DESIGN-06	10212	O'Neel, Nathon	2.50	115.00	287.50

**Total Billable Labor 10.50 1,182.50**

**Total Labor 10.50 1,182.50**

**Total for 0708 10.50 1,182.50**

**Total for 95-36 10.50 1,182.50**

**Total for 111-17636 10.50 1,182.50**

# Unbilled Detail

Thursday, March 28, 2019

3:38:14 PM

NAC, Inc.

As of 2/24/2019

Billing Status	Date	Labor Code /Account	Employee/ Reference	Description	Hours/ Units	Billing Rate	Billing Amount
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Project Number: 111-17036 Riverfront Park Pavilion

Phase Number: 70-10 Construction Arch

Activity Number: 0707 Add Stage Power

Labor:

B	2/12/2019	AR-PRINCL-07	12625	Comes, Keith	1.00	250.00	250.00
B	2/13/2019	AR-PRINCL-07	12625	Comes, Keith	1.00	250.00	250.00
B	2/19/2019	AR-PRINCL-07	12625	Comes, Keith	1.00	250.00	250.00

Total Billable Labor 3.00 750.00

Total Labor 3.00 750.00

Total for 0707 3.00 750.00

Total for 70-10 3.00 750.00

Total for 111-17036 3.00 750.00

Stage Power Revisions thru 3/31/19  
Garco Labor/Equipment/Materials

<b>Labor</b>		Hrs	Rate	Total
Conduit Ex	Oper	17	\$ 52.72	\$ 896.24
	Lab	4	\$ 46.31	\$ 185.24
Backfill	Oper	42	\$ 52.72	\$ 2,214.24
			Sub-total	\$ 3,295.72
<b>Equipment</b>				
	Loader	2	\$ 750.00	\$ 1,500.00
	Generator	4	\$ 472.00	\$ 1,888.00
	Trench Roller	2	\$ 230.00	\$ 460.00
	Trucking	8	\$ 135.00	\$ 1,080.00
	Miniex	8	\$ 110.00	\$ 880.00
			Sub-Total	\$ 5,808.00
Materials			Ton	\$ 12.50 per ton
52 cy	Sand		Sub-total	\$ 1,072.50

# Garco Construction Time Card

Job Name:

Pavilion Admin Building

Job #:

17-21

Date:

1/29/2019

Superintendent:

JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Rob Mcleod							4					
Totals							4					

Equipment Hrs.

400 Excavator

Mini Excavator

Loader

Roller

225 Excavator

Hammer

4.00



# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 2/20/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen			
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Traoutman												
Dillon Cupp						1						
	0											
	0											
	0											
	0											
	0											
	0											
	0											
	0											
	0											
Totals												

Equipment  
 Roller  
 Mini Ex  
 Loader  
 Hammer  
 400 Excavator

1.00 ✓



# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 2/21/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Troutman							2					
Dillon Cupp							6					
	0											
	0											
	0											
	0											
	0											
	0											
Totals												

Equipment  
 Mini Ex 8.00 ✓  
 Roller  
 225 Excavator  
 400 Excavator  
 loader

# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 2/22/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Troutman												
Dillon Cupp							8					
	0											
	0											
	0											
	0											
Joe Schillinger												
	0											
	0											
Totals												

Equipment  
 400 Excavator  
 Hammer  
 Mini Ex  
 Roller

8.00  
 8.00



# Garco Construction Time Card

Job Name: Pavilion Admin Building  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT  
 Date: 2/25/2019

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Troutman												
Dillon Cupp						8						
Totals						8						

Busy Bee  
 Equipment  
 Mini Ex 8.00  
 Loader 8.00  
 Roller  
 225 Excavator  
 ✓

# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 2/26/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Rob Mcleod												
Todd Troutman												
Dillon Cupp						8						
Totals						8						

Equipment Hrs.  
 400 Excavator 8.00  
 Mini Excavator 8.00 ✓  
 Loader  
 Roller  
 225 Excavator  
 Hammer

# Garco Construction Time Card

Job Name:

Pavilion Admin Building

Job #:

17-21

Superintendent:

JEREMY SWEATT

Date: 2/27/2019

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		OT	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Traoutman												
Dillon Cupp							8					
	0											
	0											
	0											
	0											
	0											
	0											
	0											
	0											
	0											
Totals							8					

Equipment

Roller

Mini Ex

Loader

Hammer

400 Excavator

8.00



# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 2/28/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Troutman												
Dillon Cupp							8					
Travis Kindig							2					
	0											
	0											
	0											
	0											
	0											
Totals							10					

Equipment  
 Mini Ex 8.00  
 Roller  
 225 Excavator  
 400 Excavator  
 loader 2.00 ✓



# Garco Construction Time Card

Job Name: Pavilion Admin Building Date: 3/1/2019  
 Job #: 17-21  
 Superintendent: JEREMY SWEATT

	Brownfield		Rock		Selective Demo		Stage Power		Unforeseen		Trucking	
	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT	Reg	OT
Todd Traoutman												
Dillon Cupp							8					
	0											
	0											
	0											
	0											
Joe Schillinger												
	0											
	0											
Totals							8					

Equipment  
 400 Excavator  
 Hammer  
 Mini Ex  
 Roller

8.00 ✓

This is intended to be used as a very close estimation but may not include all materials if they were pulled from job stock or not charged to the MOD. A final invoice will be provided at the end.



<b>Report Selections:</b>	<b>Job:</b> 2245500	<b>Transaction Type:</b> ALL	<b>Billing Status:</b> All
	<b>Division:</b> ALL	<b>Vendor Code:</b> ALL	<b>From Transaction Date:</b> Inception
	<b>Job Status:</b> ALL	<b>Employee Code:</b> ALL	<b>To Transaction Date:</b> 04/11/19
	<b>Phase:</b> MOD051	<b>Equipment Code:</b> ALL	<b>From 'PR' Work Date:</b> Inception
	<b>Cost Type:</b> ALL		<b>To 'PR' Work Date:</b> 03/31/19

## POWER CITY ELECTRIC

### Pre-Billing Report Sorted by Phase

G/L Date	Type	Selected?	Description	Tran Date	Reference		Rate	Hours/Quantity	Extension	Markup	Total
<b>Job: 2245500 GARCO/ US PAVILION</b>											
<b>Phase: MOD-051 ADDED STAGE POWER / Cost Type: L LABOR</b>											
02/03/19	PR		SPOKANE FOREMAN REG	02/01/19	E80526	Reg	64.000	8.00	512.00		512.00
02/03/19	PR		SPOKANE ELECTRICIAN	01/30/19	E80562	Reg	64.000	8.00	512.00		512.00
02/10/19	PR		SPOKANE FOREMAN REG	02/04/19	E80687	Reg	64.000	2.00	128.00		128.00
02/10/19	PR		SPOKANE FOREMAN REG	02/05/19	E80687	Reg	64.000	1.00	64.00		64.00
02/17/19	PR		SPOKANE FOREMAN REG	02/12/19	E80837	Reg	64.000	2.00	128.00		128.00
02/24/19	PR		SPOKANE FOREMAN REG	02/19/19	E80985	Reg	64.000	3.00	192.00		192.00
02/24/19	PR		SPOKANE FOREMAN REG	02/20/19	E80985	Reg	64.000	3.00	192.00		192.00
02/24/19	PR		SPOKANE FOREMAN REG	02/21/19	E80985	Reg	64.000	3.00	192.00		192.00
02/24/19	PR		SPOKANE FOREMAN REG	02/19/19	68733	Reg	64.000	2.00	128.00		128.00
02/24/19	PR		SPOKANE FOREMAN REG	02/21/19	68733	Reg	64.000	2.00	128.00		128.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/20/19	E81020	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/21/19	E81020	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/22/19	E81020	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/20/19	E81021	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/21/19	E81021	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/22/19	E81021	Reg	64.000	4.00	256.00		256.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/20/19	E81037	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/21/19	E81037	Reg	64.000	8.00	512.00		512.00
02/24/19	PR		SPOKANE ELECTRICIAN	02/22/19	E81037	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE FOREMAN REG	02/25/19	E81132	Reg	64.000	1.00	64.00		64.00
03/03/19	PR		SPOKANE FOREMAN REG	02/27/19	E81132	Reg	64.000	1.00	64.00		64.00
03/03/19	PR		SPOKANE FOREMAN REG	02/28/19	E81132	Reg	64.000	1.00	64.00		64.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/25/19	E81168	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/26/19	E81168	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/27/19	E81168	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/28/19	E81168	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	03/01/19	E81168	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/25/19	E81169	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/26/19	E81169	Reg	64.000	6.00	384.00		384.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/27/19	E81169	Reg	64.000	6.00	384.00		384.00
03/03/19	PR		SPOKANE ELECTRICIAN	02/28/19	E81169	Reg	64.000	8.00	512.00		512.00
03/03/19	PR		SPOKANE ELECTRICIAN	03/01/19	E81169	Reg	64.000	8.00	512.00		512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/04/19	E81249	Reg	64.000	8.00	512.00		512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/04/19	E81249	OT	96.000	0.50	48.00		48.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/05/19	E81249	Reg	64.000	8.00	512.00		512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/05/19	E81249	OT	96.000	0.50	48.00		48.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/07/19	E81249	Reg	64.000	8.00	512.00		512.00

**POWER CITY ELECTRIC**  
**Pre-Billing Report Sorted by Phase**

G/L Date	Type	Selected?	Description	Tran Date	Reference	Rate	Hours/Quantity	Extension	Markup	Total
<b>Job: 2245500 GARCO/ US PAVILION</b>										
03/10/19	PR		SPOKANE ELECTRICIAN	03/07/19	E81249	OT	96.000	0.50	48.00	48.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/08/19	E81249	Reg	64.000	5.50	352.00	352.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/04/19	E81315	Reg	64.000	8.00	512.00	512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/05/19	E81315	Reg	64.000	8.00	512.00	512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/06/19	E81315	Reg	64.000	4.00	256.00	256.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/04/19	E81316	Reg	64.000	8.00	512.00	512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/05/19	E81316	Reg	64.000	8.00	512.00	512.00
03/10/19	PR		SPOKANE ELECTRICIAN	03/06/19	E81316	Reg	64.000	4.00	256.00	256.00
03/24/19	PR		SPOKANE ELECTRICIAN	03/18/19	E81619	Reg	64.000	5.00	320.00	320.00
<b>Subtotal for Cost Type: L LABOR</b>							<b>257.00</b>	<b>16,496.00</b>	<b>0.00</b>	<b>16,496.00</b>
<b>Phase: MOD-051 ADDED STAGE POWER / Cost Type: M MATERIAL</b>										
02/04/19	AP		STONeway ELECTRIC SUPPLY	01/30/19	S102653563001			1,231.63		1,231.63
			3IN PVC SCHEDULE 40 CONDUIT							
02/04/19	AP		STONeway ELECTRIC SUPPLY	01/30/19	S102653563001			18.12		18.12
			CARLON E997L 3IN PVC BELL END							
02/04/19	AP		STONeway ELECTRIC SUPPLY	01/30/19	S102653563001			14.12		14.12
			CANTEX 7210603 PVC COND CEMENT							
02/27/19	AP		PLATT ELECTRIC SUPPLY	02/22/19	U531184		4.00	191.16		191.16
			CONDUIT 3-IN-90DEG-GALV ELBOW							
02/27/19	AP		PLATT ELECTRIC SUPPLY	02/22/19	U531184		2.00	5.86		5.86
			PVC 3-IN BELL END							
02/27/19	AP		PLATT ELECTRIC SUPPLY	02/22/19	U531184		4.00	5.78		5.78
			PVC 3-IN FEMALE ADAPTER							
03/08/19	AP		STONeway ELECTRIC SUPPLY	03/04/19	S102682184001		500.00	701.75		701.75
			3IN PVC SCHEDULE 40 CONDUIT							
03/08/19	AP		STONeway ELECTRIC SUPPLY	03/04/19	S102682184001		2.00	19.24		19.24
			BWF 604-CGV 1-1/2 LB COND BODY							
<b>Subtotal for Cost Type: M MATERIAL</b>							<b>512.00</b>	<b>2,187.66</b>	<b>0.00</b>	<b>2,187.66</b>
<b>Phase: MOD-051 ADDED STAGE POWER / Cost Type: S SUBCONTRACTS</b>										
02/14/19	AP		CONCRETE CUTTERS	01/30/19	28551			278.00		278.00
			ADDED STAGE POWER							
<b>Subtotal for Cost Type: S SUBCONTRACTS</b>							<b>0.00</b>	<b>278.00</b>	<b>0.00</b>	<b>278.00</b>
<b>Subtotal for Phase: MOD-051 ADDED STAGE POWER</b>							<b>769.00</b>	<b>18,961.66</b>	<b>0.00</b>	<b>18,961.66</b>
<b>Total for Job: 2245500 GARCO/ US PAVILION</b>										<b>18,961.66</b>

**ITEM #6**



Phase	Description	Quan. Unit	UNIT PRICES				TOTALS					
			Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL	
	Woody's Sealcoat Asphalt Repair and Sealcoat Application	1.0 LS				12,011.00	-	-	-	12,011	12,011	
	Garco Skid Steer	1.0 Day			255		-	-	255	-	255	
	Garco Skid Steer Sweeper	1.0 Day			65		-	-	65	-	65	
	Garco Operator	8.0 Hh	52				419	-	-	-	419	
		LS					-	-	-	-	-	
SUB-TOTALS							419	-	320	12,011	12,750	
ADD-ONS:							OH&P: on Garco (as subcontractor) self-performed work.					111
							OH&P: on Garco (as subcontractor) subcontracted work					480
							SUB-TOTAL					13,341
Insurance							1.00% (of Subtotal)					133
Bond Premium							0.75% (of Subtotal)					100
							SUB-TOTAL					13,575
B & O Tax							0.47% (of Subtotal)					63
TOTAL - CHANGE ORDER REQUEST											\$ 13,638	

SPECIFIC EXCLUSIONS:

1. WSST

# PROPOSALS



## Woody's Asphalt Sealcoating LLC

28712 W Tucker Prairie Rd

Edwall, WA. 99008

Phone- 509-299-6254

Fax- 509-267-6916

[woodseals@cs.com](mailto:woodseals@cs.com)

### Proposal Submitted to

### Work to be performed at:

Name: Scott @ Garco/ US Pavilion Bridge	Address: 808 W Spokane Falls Blvd
Address:	City/State: Spokane, WA
City/State	Date of Plans:
Phone Number/Fax #:	Today's Date: 3/23/19

### We are pleased to submit the following bid:

Services: Asphalt repair on South end of bridge (45'x2') Remove & replace and add back 3" of hot mix asphalt, Crackfill open cracks, Sealcoat bridge. (Prevailing wages included)

### Description

Crack fill \$5320.15  
Sealcoat \$1620.00  
Prevailing \$2900.00  
Patch \$1200.00

Sub-total	\$11,040.15
<u>Tax</u>	\$ 971.53
<u>Total Charges:</u>	\$12,011.68

Any Alteration or deviation from above specifications involving extra costs, will be executed only upon written orders, and will become an extra charge over and above the estimate.

All agreements contingent upon weather, accidents, or delays beyond our control.

Owner to carry necessary insurance upon above work.

Workmen's Compensation and Public Liability Insurance

Respectfully submitted

Tom Wood

Per-

Woody's Asphalt Sealcoating LLC

Note- This proposal may be withdrawn by us if not accepted in 30 days.

### Acceptance of Proposal

Accepted \_\_\_\_\_

Signature: \_\_\_\_\_

Date \_\_\_\_\_

Signature: \_\_\_\_\_



# **Hill International**

**4/30/19**

## **RFP#24 – Add Seal Coating to the Blue Bridge**

Based on the subcontractor quote - we believe this represents a fair and reasonable cost for this work.

Lorraine Mead

HSP Mid Promenade Outlook  
Sandstone Iron Post Removal

4/30/2019

**ITEM #7**



Phase	Description	Quan.	Unit	UNIT PRICES				TOTALS				
				Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	Garco Ironworkers Cut & Grind Existing Iron Dowels From Existing Rock To Flush Condition.	16.0	MH	72				1,152	-	-	-	1,152
			LS					-	-	-	-	-
			LS					-	-	-	-	-
			LS					-	-	-	-	-
			LS					-	-	-	-	-
<b>SUB-TOTALS</b>								1,152	-	-	-	1,152
<b>ADD-ONS:</b>								OH&P: on Garco (as subcontractor) self-performed work.				173
								OH&P: on Garco (as subcontractor) subcontracted work				-
								<b>SUB-TOTAL</b>				1,325
Insurance								1.00% (of Subtotal)				13
Bond Premium								0.75% (of Subtotal)				10
								<b>SUB-TOTAL</b>				1,348
B & O Tax								0.47% (of Subtotal)				6
<b>TOTAL - CHANGE ORDER REQUEST</b>											<b>\$ 1,354</b>	

SPECIFIC EXCLUSIONS:

1. WSST



# **Hill International**

**4/30/19**

## **Prom – Sandstone Iron Post Removal**

Based on the hours - we believe this represents a fair and reasonable cost for this work.

Lorraine Mead

Clearwater Summit North Prom.  
Rock Garden and Bark at  
Canada Island CO

4/30/2019

**ITEM #8** (includes this  
one and the next item too.)



Phase	Description	Quan.	Unit	UNIT PRICES				TOTALS				
				Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	Clearwater Summit Placing Rocks and Bark at Canada Island	1.0	LS				726.81	-	-	-	727	727
			LS					-	-	-	-	-
SUB-TOTALS								-	-	-	727	727
ADD-ONS:								OH&P: on Garco (as subcontractor) self-performed work.				-
								OH&P: on Garco (as subcontractor) subcontracted work				29
SUB-TOTAL											756	
Insurance								1.00% (of Subtotal)				8
Bond Premium								0.75% (of Subtotal)				6
SUB-TOTAL											769	
B & O Tax								0.47% (of Subtotal)				4
TOTAL - CHANGE ORDER REQUEST											\$	773

SPECIFIC EXCLUSIONS:

1. WSST

**\$773 + \$1,561 = \$2,334**





**CLEARWATER • SUMMIT GROUP INC.**

Landscape Design & Construction

**4/23/2019**

**RE: Rock Work Around Canada Island POC**

Cost to import and place quarry spalls and 10 boulders around POC location on Canada Island. Boulders to be provided by owner from onsite pile. Grades will also

Materials	QTY	Unit Measur	Unit Cost	Total Cost
Quarry Spalls	3	CY	\$ 16.25	\$ 48.75
				\$ -
<b>Total Material Cost</b>				<b>\$48.75</b>

**Labor**

Working Foreman	4	Hrs	\$ 55.00	\$ 220.00
Landscape Labor	6	Hrs	\$ 45.00	\$ 270.00
<b>Total Labor Cost</b>				<b>\$ 490.00</b>

**Equipment**

Skid Steer	2	Hrs	\$ 46.63	\$ 93.26
Mini Excavator		Hrs	\$ 46.76	\$ -
Crew Truck		Days	\$ 120.00	\$ -
<b>Total Equipment Cost</b>				<b>\$ 93.26</b>

**Total Material, Labor & Equipment** **\$632.01**

**Subtotal** **\$632.01**

Overhead & Profit - 15% **\$ 94.80**

**Total** **\$726.81**

Project Manager

Carlos Lima

Email: [Clima@clearwatersummitgroup.com](mailto:Clima@clearwatersummitgroup.com)

Cell: 208-818-4073

Clearwater Summit Rockwork  
On Canada Island CO

4/30/2019



Phase	Description			UNIT PRICES				TOTALS				
		Quan.	Unit	Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	Clearwater Rockwork on Canada Island	1.0	LS				1,468.00	-	-	-	1,468	1,468
			LS					-	-	-	-	
SUB-TOTALS									-	-	1,468	1,468
ADD-ONS:								OH&P: on Garco (as subcontractor) self-performed work.				-
								OH&P: on Garco (as subcontractor) subcontracted work				59
SUB-TOTAL											1,527	
Insurance								1.00% (of Subtotal)				15
Bond Premium								0.75% (of Subtotal)				11
SUB-TOTAL											1,553	
B & O Tax								0.47% (of Subtotal)				7
TOTAL - CHANGE ORDER REQUEST											\$ 1,561	

SPECIFIC EXCLUSIONS:

1. WSST



**CLEARWATER • SUMMIT GROUP INC.**

Landscape Design & Construction

**4/23/2019**

**RE: Rock Work Around Canada Maintenance Building**

Cost to import and place quarry spalls between brown maintenance building and promenade. Rock will have to be dropped on the south side of blue bridge and

<b>Materials</b>	<b>QTY</b>	<b>Unit Measur</b>	<b>Unit Cost</b>	<b>Total Cost</b>
Quarry Spalls	12	CY	\$ 16.25	\$ 195.00
				\$ -
<b>Total Material Cost</b>				<b>\$195.00</b>

**Labor**

Working Foreman	4	Hrs	\$ 55.00	\$ 220.00
Landscape Labor	15	Hrs	\$ 45.00	\$ 675.00
<b>Total Labor Cost</b>				<b>\$ 895.00</b>

**Equipment**

Skid Steer	4	Hrs	\$ 46.63	\$ 186.52
Mini Excavator		Hrs	\$ 46.76	\$ -
Crew Truck		Days	\$ 120.00	\$ -
<b>Total Equipment Cost</b>				<b>\$ 186.52</b>

**Total Material, Labor & Equipment** **\$1,276.52**

**Subtotal** **\$1,276.52**

Overhead & Profit - 15% **\$ 191.48**

**Total** **\$1,468.00**

Project Manager

Carlos Lima

Email: [Clima@clearwatersummitgroup.com](mailto:Clima@clearwatersummitgroup.com)

Cell: 208-818-4073



# **Hill International**

**4/30/19**

## **Prom – snx<sup>w</sup> mene Landscaping Changes**

Based on the subcontractor quotes - we believe this represents a fair and reasonable cost for this work.

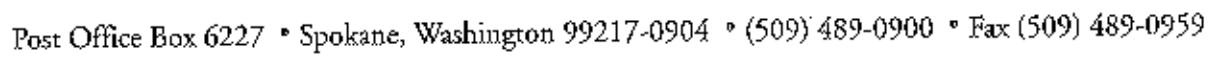
Lorraine Mead

**ITEM #9**

Phase	Description	Quan.	Unit	UNIT PRICES				TOTALS				
				Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL
	Spokane Concrete Cutting	1.0	LS				1,413.00	-	-	-	1,413	1,413
	Am Landshapers	1.0	LS				757.22	-	-	-	757	757
	PCE-Added Hand Holes On Centennial Trail	1.0	LS				2,599.00	-	-	-	2,599	2,599
	Action Materials Basalt Drain Rock	33.7	tns		14			-	472	-	-	472
	Garco Mini Excavator	2.0	day			180		-	-	360	-	360
	Garco Operator	6.0	mh	52				314	-	-	-	314
	Garco Laborer	10.0	mh	48				480	-	-	-	480
			LS					-	-	-	-	-
			LS					-	-	-	-	-
<b>SUB-TOTALS</b>								794	472	360	4,769	6,395
<b>ADD-ONS:</b>								OH&P: on Garco (as subcontractor) self-performed work.				244
								OH&P: on Garco (as subcontractor) subcontracted work				191
<b>SUB-TOTAL</b>											<b>6,830</b>	
Insurance								1.00% (of Subtotal)				68
Bond Premium								0.75% (of Subtotal)				51
<b>SUB-TOTAL</b>											<b>6,950</b>	
B & O Tax								0.47% (of Subtotal)				32
<b>TOTAL - CHANGE ORDER REQUEST</b>											<b>\$ 6,982</b>	

SPECIFIC EXCLUSIONS:

1. WSST



P.O. No.

Due on receipt

**Please Pay From Invoice! Visa & Master Card Gladly Accepted!**



DATE \_\_\_\_\_

**YELLOW — CUSTOMER COPY**



E. 3327 OLIVE  
SPOKANE, WA 99202  
PHONE: (509) 535-8500  
FAX: (509) 535-4665

### Proposal

PROPOSAL SUBMITTED TO <b>Garco Construction</b>	DATE <b>2/25/19</b>
STREET <b>4114 E Broadway</b>	JOB NAME <b>MOD032- Added hand holes on Centennial Trail</b>
CITY, STATE, AND ZIP CODE <b>Spokane WA 99202</b>	JOB LOCATION <b>507 N Howard St Spokane, WA 99201</b>
ATTN: <b>Robert Decker</b>	PHONE: <b>509-535-4688</b>

Rob,

Thank you for the opportunity to provide a proposal for the above mentioned project. As always, if I can provide any further information or clarification please do not hesitate to contact me.

#### General Inclusions

- Includes Qty (2) hand holes as requested by the city.
- Includes additional raceway as needed to reach added boxes.

#### General Exclusions

- Tax.
- Excavation
- Removal or patching of Concrete or Asphalt.
- Overtime.
- Sales tax.
- Bond is available by request.

**Total Price \$ 2,599.00**

Thank you for the opportunity.

Steve Gilbertz  
509-481-0465  
PM/Estimator

<b>Proposal Acceptance:</b>		
Authorized Customer Signature	Printed Name	Date





JOB #2013: ID RIVERFRONT PARK

JOB NAME RIVERFRONT PARK-HSP

EST. #07: ID Riverfront HSP

ESTIMATE RFP-13 added wifi on south trail

PRINTED 2/25/2019 1:30:58 PM

DATA SET #1: Comm Indust UPC\_EST\_NECA ...

2/25/19

Power City Electric, Inc

3327 E. Olive Ave.

Spokane, WA 99202

509.535.8500

FAX: 509.535.8598

sgilbertz@powercityelectric.com

NOTES

Item				Material	Labor
Size	Item Desc	Qty	UOM	Mat Ext	Lbr Ext
Section : Section 005: 5 - added handholes MOD032					
	12" square Hand hole	2.00		936.00	4.0000
	PVC Glue	1.00		10.00	0.0000
3"	PVC SCH 40 90 ELBOW	8.00	EACH	42.32	8.0000
4"	PVC SCH 40 UGRD	80.00	FEET	163.90	4.4000
4"	PVC COUPLING	16.00	EACH	30.19	0.0000
Subtotals for Section : Section 005: 5 - added handholes MOD032				1,182.41	16.4000
Grand Totals				1,182.41	16.4000

## Steve Gilbertz

---

**From:** Josh Grigsby <joshg@garco.com>  
**Sent:** Monday, September 24, 2018 8:43 AM  
**To:** Todd Giesa; Mead, Lorraine (LorraineMead@hillintl.com)  
**Cc:** sstipe@spokanecity.org  
**Subject:** RE: Added WIFI centennial trail

It was a verbal from Scott and Berry. Lorraine, are we just going to add this to the other changes along the trail?

---

**From:** Todd Giesa <[TGiesa@PowerCityElectric.com](mailto:TGiesa@PowerCityElectric.com)>  
**Sent:** Monday, September 24, 2018 8:39 AM  
**To:** Josh Grigsby <[joshg@garco.com](mailto:joshg@garco.com)>; Mead, Lorraine ([LorraineMead@hillintl.com](mailto:LorraineMead@hillintl.com)) <[LorraineMead@hillintl.com](mailto:LorraineMead@hillintl.com)>  
**Cc:** [sstipe@spokanecity.org](mailto:ssstipe@spokanecity.org)  
**Subject:** Added WIFI centennial trail

Josh,  
Did we get a formal directive from somebody to add the wifi hand hole on the west side of the Lilac bowl? I know Scott asked for it but I can't recall any notice to proceed.

**Todd Giesa | Jobsite Supervisor**  
(509) 939-1061 | [tgiesa@powercityelectric.com](mailto:tgiesa@powercityelectric.com)  
3327 E. Olive Ave. | Spokane, WA 99202





# **Hill International**

**4/30/19**

## **Prom – Centennial Trail Changes – Add Demo, Trash Pads & Wifi Handholes**

Based on the subcontractor quotes and hours - we believe this represents a fair and reasonable cost for this work.

Lorraine Mead

**ITEM #10**

Phase	Description		UNIT PRICES				TOTALS					
		Quan. Unit	Labor	Material	Equip.	Garco Sub.	Labor	Material	Equip.	Garco Sub.	TOTAL	
	HD Fowler Materials	1.0 LS		2,975			-	2,975	-	-	2,975	
	Garco Laborer	32.0 mh	48				1,545	-	-	-	1,545	
	Garco Skidsteer	1.0 wk			767		-	-	767	-	767	
		LS					-	-	-	-	-	
		LS					-	-	-	-	-	
SUB-TOTALS							1,545	2,975	767	-	5,287	
ADD-ONS:							OH&P: on Garco (as subcontractor) self-performed work.				15.00% (of Labor, Material & Equip.)	793
							OH&P: on Garco (as subcontractor) subcontracted work				4.00% (of Subcontract)	-
							SUB-TOTAL					6,080
Insurance							1.00% (of Subtotal)				61	
Bond Premium							0.75% (of Subtotal)				46	
							SUB-TOTAL					6,186
B & O Tax							0.47% (of Subtotal)				29	
TOTAL - CHANGE ORDER REQUEST											\$ 6,215	

SPECIFIC EXCLUSIONS:

1. WSST

H.D. FOWLER

COMPANY

Customer: BIDDING CONTRACTORS

Estimator: Marcus Horton RIVER FRONT PARK SPOKANE

Job Name:

Location:

Estimate: Bid E376763 3/14/2019

Date:

Line	Qty	UoM	Description	Unit Price	Extended Price
1	4	EA	2.50 X 1" IP SADDLE ROMAC 202 BODY ONLY 2.38 - 2.50	27.99	111.96
2	1	EA	4.80 X 2" IP SADDLE ROMAC 202 BODY ONLY 4.50 - 4.80	34.74	34.74
3	2	EA	5.40 S S STRAP WITH NUTS FOR ROMAC SADDLE RANGE 4.50 - 4.80 - 5.40	26.87	53.74
4	5	EA	FORD FBS00-7-NL 2" IP X IP BALL CORP STOP NO LEAD	27121	1,356.05
5	5	EA	FORD C84-77-Q 2" ADAPTER BRASS CTS QUICK JOINT X MALE IRON PIPE THREAD NO LEAD	8613	430.65
6	5	EA	2" CTS STIFFENER #55 FORD	2.51	12.55
7	5	FA	44LRC 1" QCV W/LOCKING COVER RAINBIRD	119.78	598.90
8	5	FA	1" X 3" SCH 40 GALVANIZED NIPPLE A53 ERW	1.64	8.20
9	1	EA	7/8" CARBIDE HOLE SAW 56014	15.62	15.62
10	1	EA	1-7/8" CARBIDE HOLE SAW 56030	29.38	29.38
11	3	EA	FORD C84-77-Q 2" ADAPTER BRASS CTS QUICK JOINT X MALE IRON PIPE THREAD NO LEAD	86.13	258.39
12	3	EA	2" CTS STIFFENER #55 FORD		7.53
13	1	EA	2" TEE BRASS DOMESTIC		5720
Approximate Total					2,974.91



# **Hill International**

**4/30/19**

## **Prom – Add Blowoff Valves for Utility Posts and Drinking Fountains**

Based on the estimate and hours - we believe this represents a fair and reasonable cost for this work.

Lorraine Mead

# RIVERFRONT PARK West Havermale Island Project

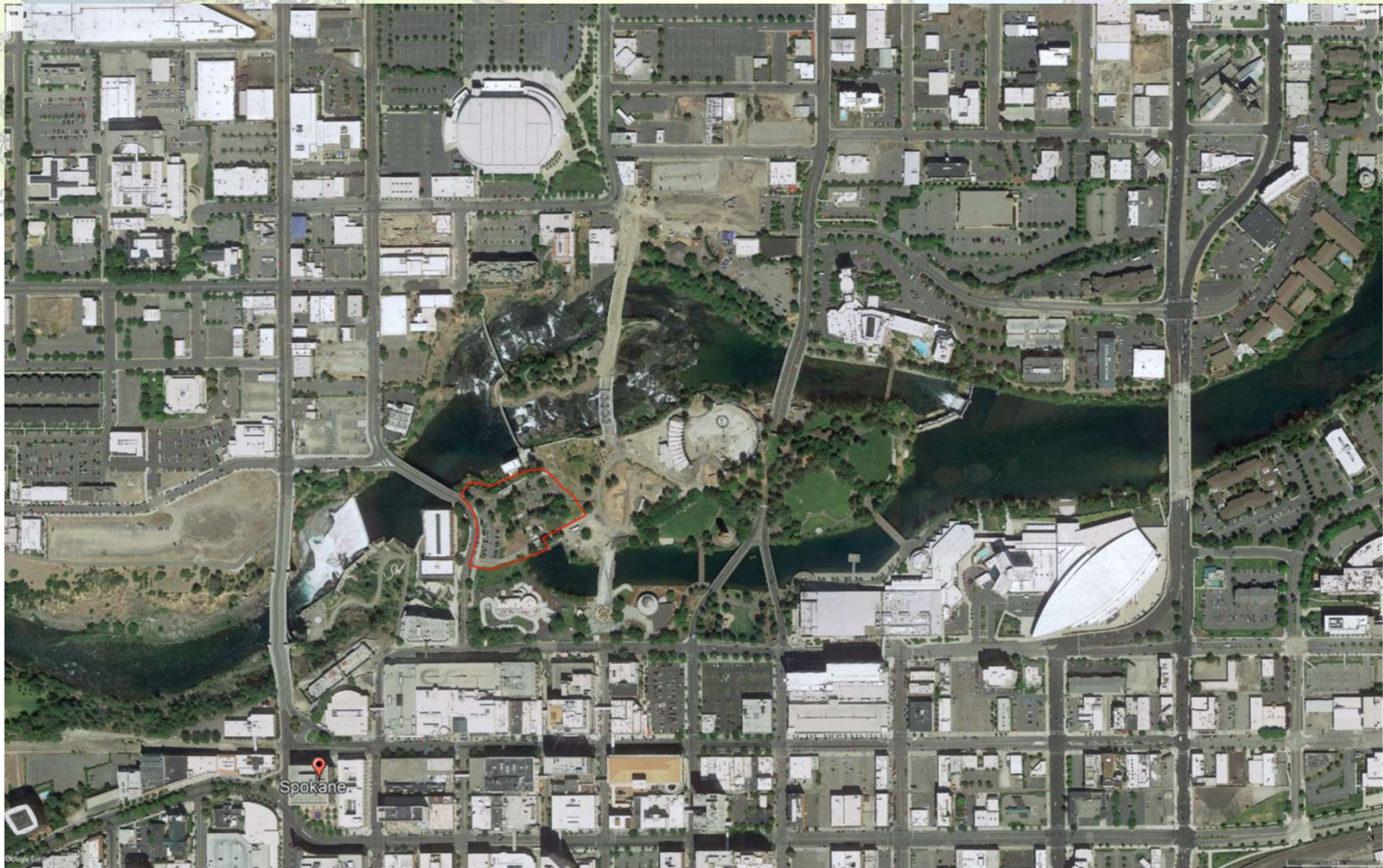
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SPVV Landscape Architects





# Context Map





# Design Program

- Shane's Inspiration All-inclusive Playground – 15,000 sf
- ADA van accessible parking – 12 stalls
- ADA accessible restroom for Shane's Inspiration Playground
- Restoration of Atkinson Theme Stream & Expo '74 picnic shelter
- Continuation of Centennial Trail
- Limited vehicular access to Promenade
- Parks O&M Yard | Parks & Avista access



# Inventory & Analysis





# Site Plan



## KEY

- A: Gateway
- B: ADA Parking
- C: Shane's Inspiration Play Areas
- D: Vehicular Access
- E: Theme Stream
- F: Access Road to Promenade
- G: Future 'Stepwell Sculpture'
- H: Vegetated Slope
- I: Operations & Maintenance Yard
- J: Avista Parking
- K: Stormwater mitigation
- L: Expo '74 Legacy Picnic Shelter
- M: Restricted Vehicular Access



# Shane's Inspiration – Expo Theme



- Inclusive play for children of all abilities
- Empowerment & sense of belonging
- Learning & growing together
- 68 Shane's Inspiration playgrounds worldwide
- Expo '74 Theme:
  - Butterfly shade structure
  - Merry-go-round Expo symbol & colors
  - Balloons sculptures
  - Rainbow gateway
  - Theme Stream connectivity



# Shane's Inspiration



- Sensory Garden near ADA parking – 5,800 sf
- Option 1: ADA restroom near ADA parking & Sensory Garden
- Main Play Area – 8,800 sf
- Option 2: ADA restroom / challenging grades, long distance from ADA parking
- Connectivity via Theme Stream path



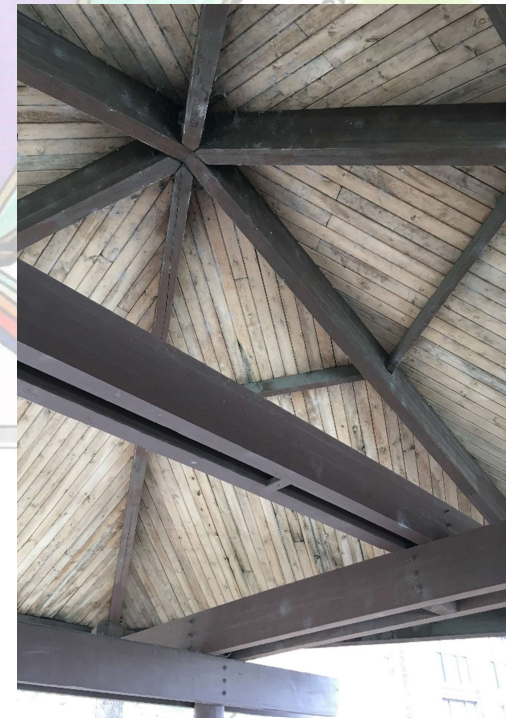
# Theme Stream Restoration



- Replace guardrails
- Clean basin & river rock cobble
- Remove calcification from columnar basalt
- Replace weirs
- Install new plant material
- Replace asphalt "S" Curve walkway



# Expo '74 Picnic Shelter Restoration



- Panoramic views of upper falls
- South terminus of Post Street Bridge | Centennial Trail
- Structural posts & rafters good condition
- Replace roof
- Repair soffits
- Update electrical
- Bring guardrail into code compliance



# Centennial Trail Options



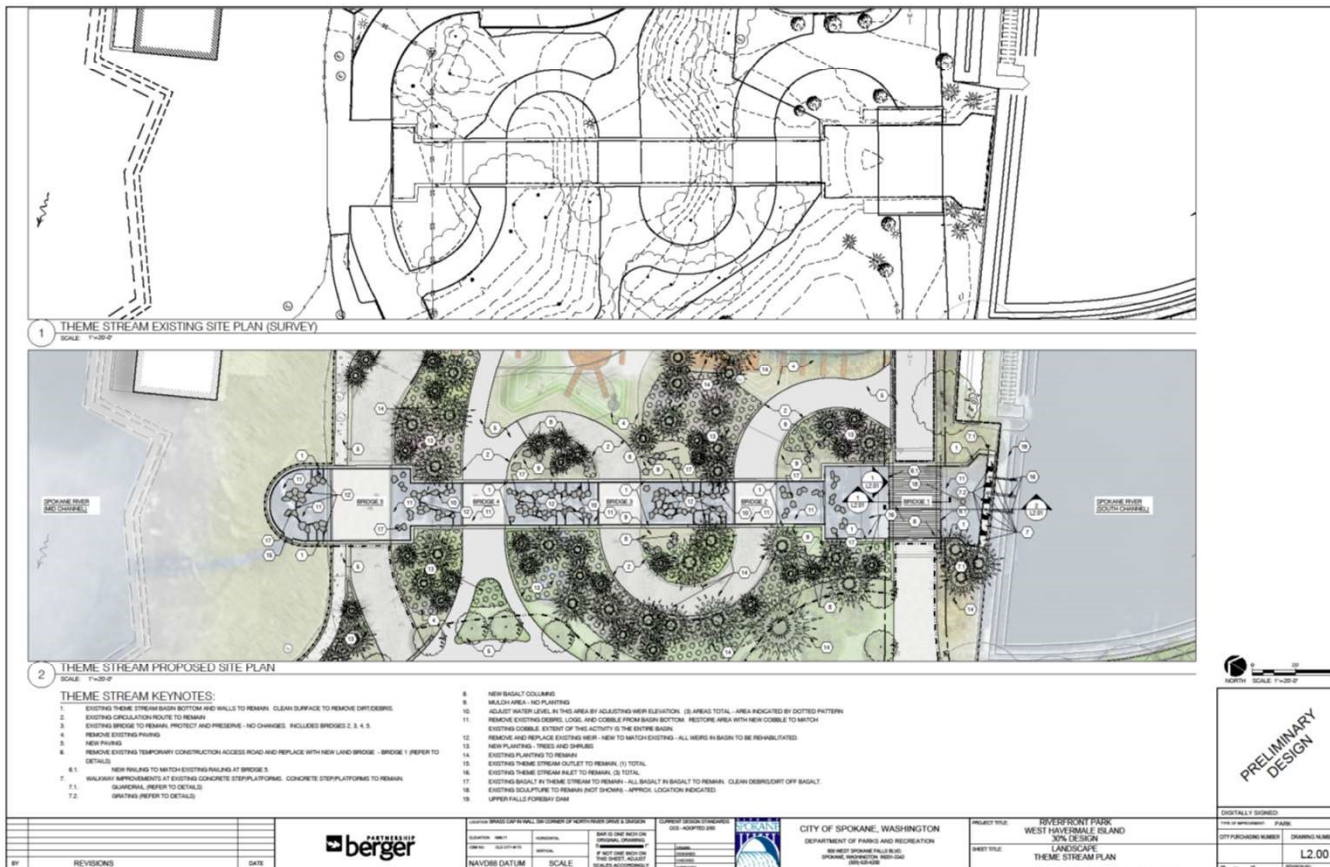
## Option 1:

- Intuitive connection | easy wayfinding
- Direct connection to Promenade
- 20' – 24' wide
- Gentle grades between 2% and 4%

## Option 2:

- Less intuitive | Wayfinding challenging
- Indirect connection to Promenade
- 12' wide
- Challenging grades between 5% and 8%

# Vehicular Access | Theme Stream Crossing



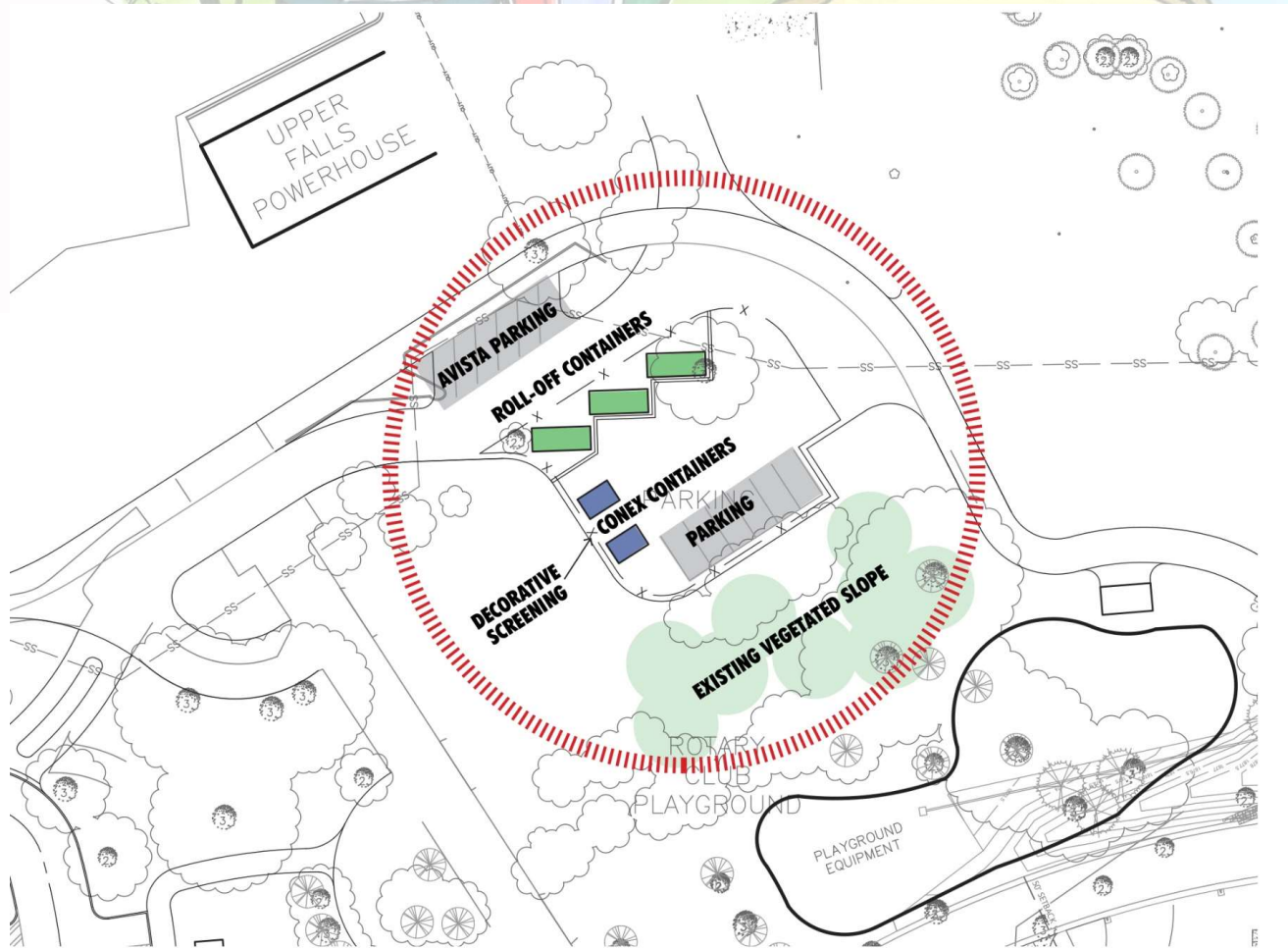
Berger 30% Design Document



Box Culvert Examples



# Operations & Maintenance Yard | Avista Access

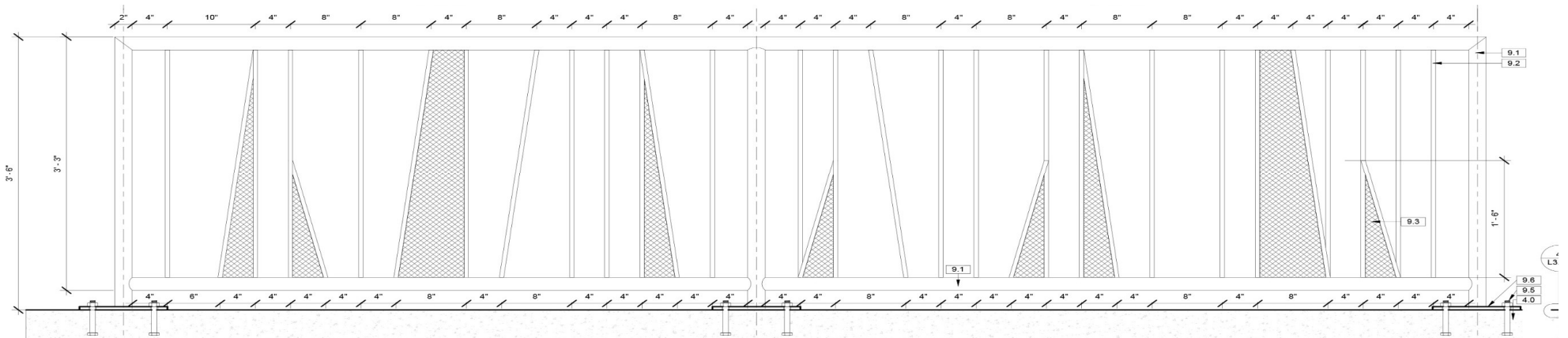


- Limited vehicle access
- Avista parking – 6 stalls
- Visual screening from existing vegetated slope
- Decorative fencing / screening
- Roll-off containers:
  - Hydraulic compactor
  - Recycling
  - Solid waste
- Conex storage – 2 units
- Maintenance vehicle parking -- 6 stalls
- 500 gallon propane tank
- 8,500 sf allocated to O&M

# Operations & Maintenance Yard | Avista Access



## Looff Carousel Guardrail



### Screen Fencing Inspiration -- Suggest Solid Panel Screen with Mesh Infill





# RIVERFRONT PARK West Havermale Island Project

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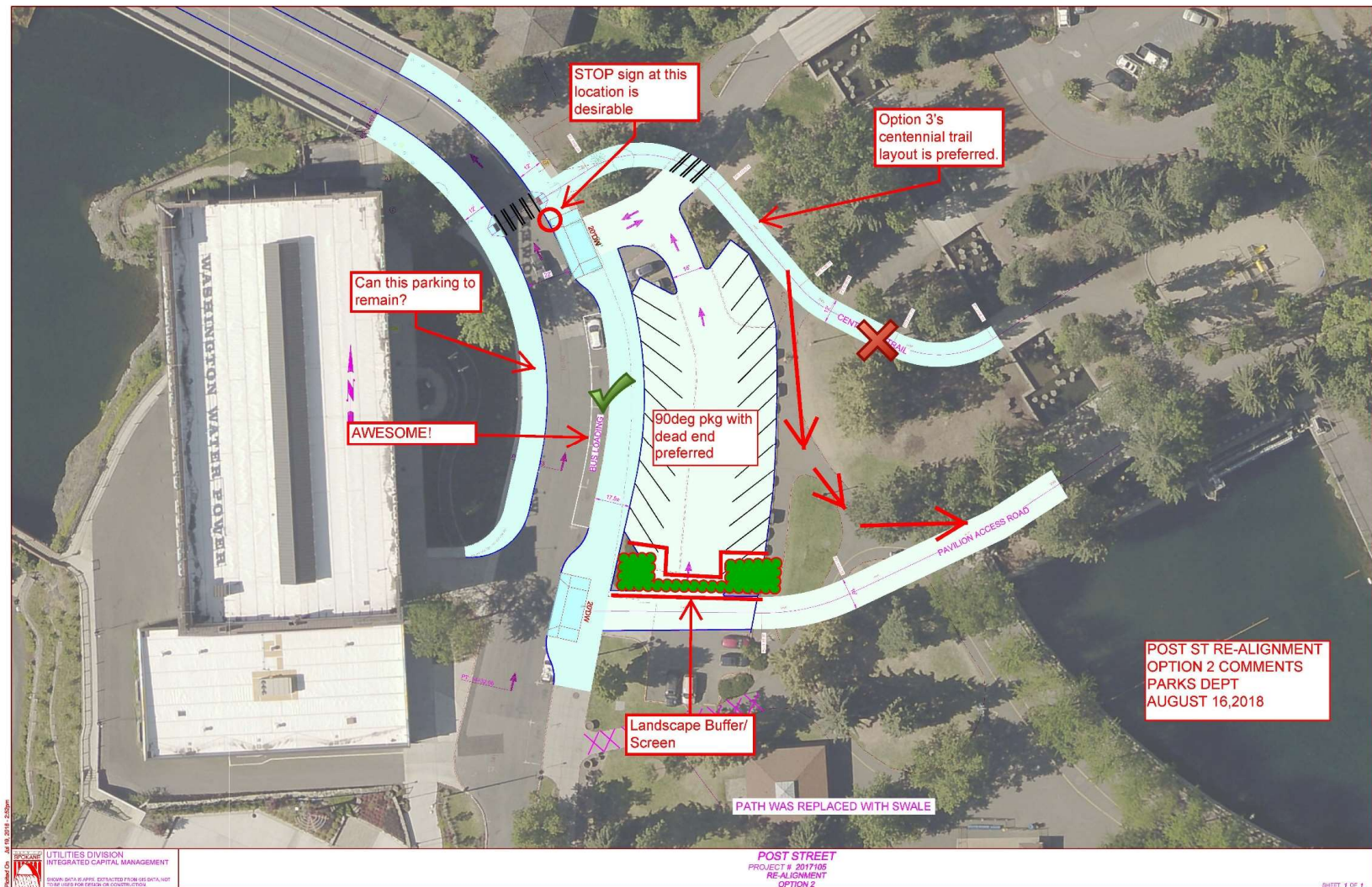
SPVV Landscape Architects

Questions | Comments



Connections to Promenade





Post Street Re-Alignment – Option 2 Comments



## City of Spokane Park Board

### Policy on Capital Project Expenditures Administration Reserves

WHEREAS, the City of Spokane Parks and Recreation Division manages capital projects, budgets, designs and oversees construction for Parks, Golf Courses, Aquatic Centers and various public spaces in coordination with the City of Spokane and the Park Board, and

WHEREAS, the City of Spokane and the Park Board wish to add an Administrative Reserve to future contracts for Capital Projects throughout the Park system, and

WHEREAS, the Park Board desires to adopt a Policy that will ensure that future contracts for Capital Projects encumber an appropriate administrative reserve and are processed in a timely manner,

NOW, THEREFORE,

The Park Board hereby adopts the following statements of Policy relating to the Capital Project Administrative Reserve:

1. Contracts for expenditure on capital projects may include an “administrative reserve” of up to 10% of the value of the contract – which total amount shall be encumbered – to pay for potential increases and unforeseen costs during the execution of the contracts. Any remaining funds not spent from the administrative reserve may be expended for “capital projects” in the Parks system as outlined in the approved Capital Plan or for any other lawful purpose.

ADOPTED BY THE PARK BOARD ON \_\_\_\_\_

\_\_\_\_\_  
City Clerk

Approved as to form:

\_\_\_\_\_  
Assistant City Attorney





2019.05.07

**CONSTRUCTION CONTRACT | DUTCH JAKE'S PARK RENOVATION****INTENT**

Contract with apparent low bidder 'Engineering Remediation Resource Group, Inc.' to construct the 'base bid' for the 'Dutch Jake's Park Renovation Contract' in the amount of \$369,754.70 including all applicable taxes.

<u>ITEM</u>	<u>QTY</u>	<u>UNIT PRICE</u>	<u>EXTENDED COST</u>
Base Bid	1.0	\$ 339,536.00	\$ 339,536.00
Sales Tax (8.9%)	1.0	\$ 30,218.70	\$ 30,218.70
<b>Total Contract:</b>			<b>\$ 369,754.70</b>

DAVID A. CONDON  
MAYOR



CITY OF SPOKANE - PURCHASING  
808 W. Spokane Falls Blvd.  
Spokane, Washington 99201-3316  
(509) 625-6400

## REQUEST FOR BIDS

City of Spokane, Washington

**BID NUMBER:** 4516-19

**DESCRIPTION:** DUTCH JAKE'S PARK RENOVATION

**DUE DATE:** MONDAY, APRIL 29, 2019  
No later than 1:00 p.m.

**DELIVERY BY MAIL:**  
City of Spokane – Purchasing  
6th Floor – City Hall  
808 West Spokane Falls Boulevard  
Spokane, WA 99201-3316

**HAND DELIVERY:**  
City of Spokane – “My Spokane” Service Desk  
1st Floor – City Hall  
808 West Spokane Falls Boulevard  
Spokane, WA 99201-3316

**BID SUBMITTED BY:**

**COMPANY**\_\_\_\_\_

**MAILING ADDRESS**\_\_\_\_\_

\_\_\_\_\_

**PHYSICAL ADDRESS**\_\_\_\_\_

\_\_\_\_\_

**PHONE NUMBER**\_\_\_\_\_

**E-MAIL ADDRESS**\_\_\_\_\_

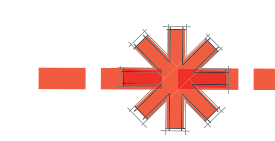
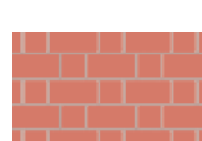

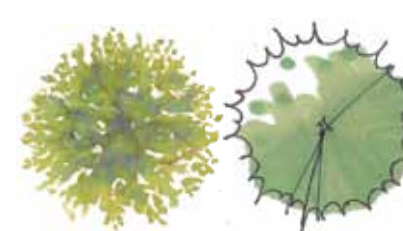


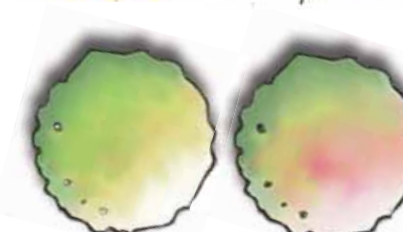
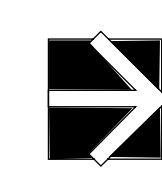
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THEA PRINCE  
Purchasing



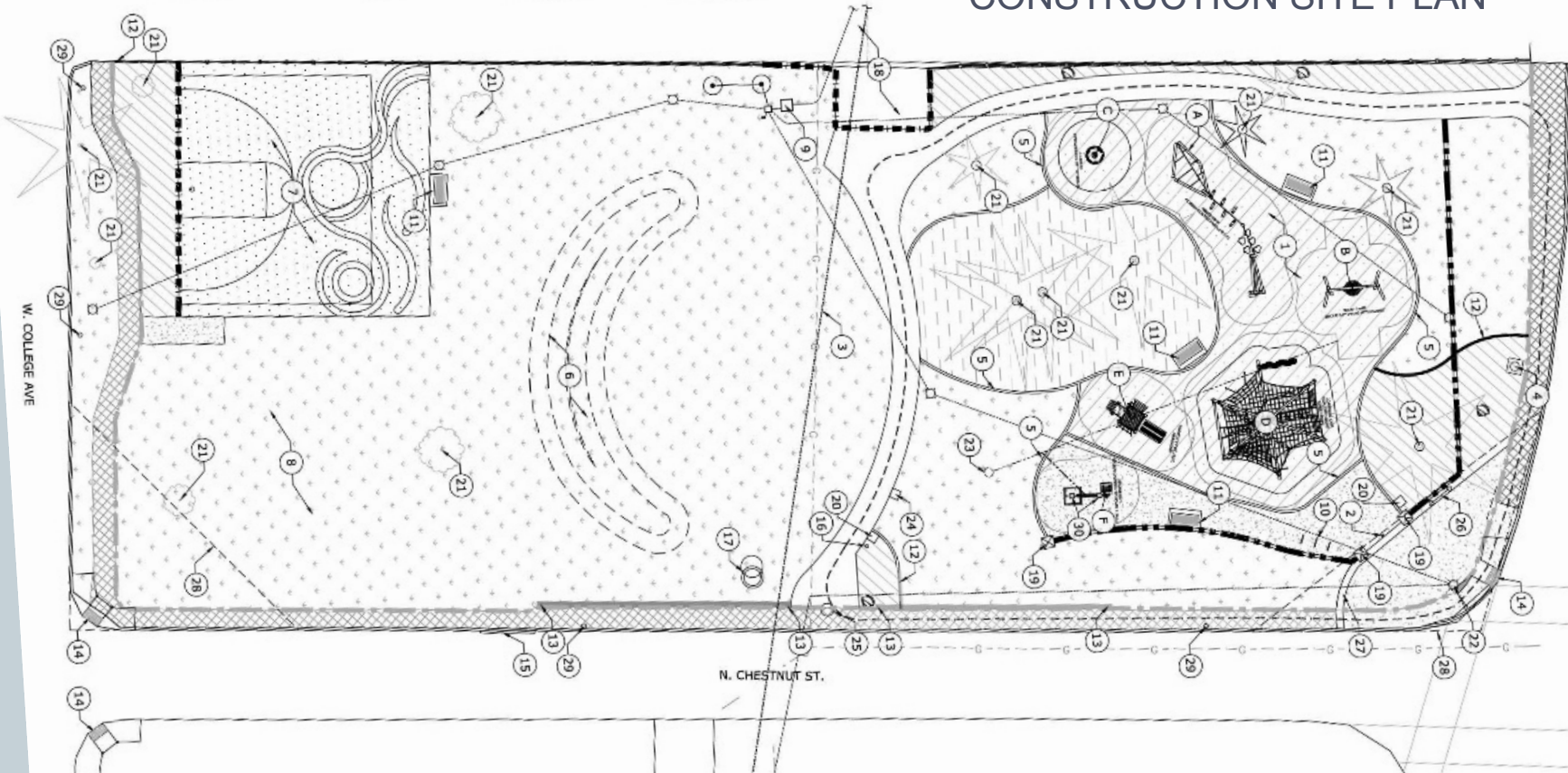


## LEGEND

- |  |                  |  |                           |  |                       |
|--|------------------|--|---------------------------|--|-----------------------|
|  | ART INSTALLATION |   | ACCENT PAVING             |  | ORNAMENTAL IRON FENCE |
|  | EXISTING TREES   |   | WALKING LOOP:<br>1/7 MILE |   | FENCE                 |
|  | PROPOSED TREES   | <p>GRAPHIC SCALE</p> <p>10 0 5 10 20</p> <p>( IN FEET )</p> <p>1 inch = 10 ft.</p>  |                           |  |                       |



# CONSTRUCTION SITE PLAN



# BID TABULATION

BID NUMBER: 4516-19

BID TITLE: DUTCH JAKE'S PARK RENOVATION

DUE DATE: 5/6/19

LOW BIDDER



BIDS RECEIVED FROM:	Hidden Rivers Inc. 1501 S Hazelwood Spokane WA 99224  (509) 838-9063 <a href="mailto:jbrady@hiddenrivers.net">jbrady@hiddenrivers.net</a>	Granite Petroleum, Inc. 3726 E Boone Avenue Spokane W 99202  (509) 482-7016 <a href="mailto:marc@granitepetroleum.com">marc@granitepetroleum.com</a>	Engineering/Remediation Resource Group Inc 3915 E Francis Ave #B1 Spokane WA 99217 (509) 991-3105 <a href="mailto:Ron.marsh@errg.com">Ron.marsh@errg.com</a>
Base Bid:	\$686,000.00	\$623,532.00	\$339,536.00
Sales Tax – 8.9%	\$61,054.00	\$55,494.35	\$30,218.70
<b>TOTAL (Base Bid + tax)</b>	<b>\$747,054.00</b>	<b>\$679,026.35</b>	<b>\$369,754.70</b>
ALTERNATE 1 : Chestnut Walkway	\$18,000.00	\$8,380.00	\$10,302.00
ALTERNATE 2 : Underground Power	\$11,000.00	\$20,630.00	\$3,480.00
ALTERNATE 3: Sport Court Surface	\$6,000.00	\$5,074.000	\$5,139.00
BID BOND	Y	Y	Y
ADDENDA	Y	Y	Y
CONTRACTOR LICENSE	HIDDERS162NA	GRANIPI964JT	CC ENGINRR943CB
U.B.I Number	600 522 480	602 367 740	602 556 027
WA Excise Tax Reg #	C600 522 480	602 367 740	313482005
WA Employment Security Dept #	532 068 009	000-258440-00-6	313482005
Spokane Business Reg.	T12013947 Bus	T12044676 Bus	602 556 027
SUBCONTRACTORS:	Wm Winkler Concrete Work \$27,000.00 WMWINC*935LA  NW Fence Co. Fencing \$25,000 NORTHFC110CZ  Game Time Safety Surfacing \$77,000.00	Colvico Electrical \$37,868.00 COLVI**134D6  Hidden Rivers Landscape Irrigation \$108,898.00 HIDDBRS162NA  Diamond Asphalt Asphalt Paving \$18,673.00 DIAOAP841DN	Diamond Asphalt Asphalt \$21,000 DIAMOAP841DN  TRM Services Electric \$35,000.00 LEHMAJ*837OK  Five Star Concrete Concrete Form & Pour \$38,000.00 FIVESSC943OQ

	Electric Smith Electrical \$34,000 ELECTS1019BK  Inland Asphalt Asphalt Paving \$22,000 INLANAC9840K	Gametime/Sitelines Surfacing \$76,900.00 SITELPP052M7  Arrow Construction Surfacing \$4,240.00 ARROWCA054NP  Five Star Concrete Concrete \$33,825.00 FIVBSSC9430Q	All Seasons Tree Service Tree Removal \$2,300.00 ALLSEST851LK  Arrow Concrete & Asphalt Rubberized Court Surface \$4,240.00 ARROWCA054NP  NW Playground Equip. Playground Surface \$44,000.00 NORTHPE044DI  The FA Bartlett Tree Co. Arborist \$1,200.00 FABARBT921MW

The Request for bid was e-mailed to all firms in the MRSC Small Works Roster relevant categories as well as advertised with the City Clerk and posted on the City of Spokane Purchasing Webpage, with three (3) bid responses received.

**PLEASE NOTE THAT THIS BID TABULATION IS NOT AN INDICATION OF AWARD RECOMMENDATION. CRITERIA, IN ADDITION TO PRICE, ARE EVALUATED TO DETERMINE RESPONSIVE BID MEETING SPECIFICATIONS. AWARD OF BID IS MADE BY PARKS BOARD.**