

**CITY COUNCIL MEETINGS
RULES – PUBLIC DECORUM**

Strict adherence to the following rules of decorum by the public will be observed and adhered to during City Council meetings, including open forum, public comment period on legislative items, and Council deliberations:

- 1. No Clapping!**
- 2. No Cheering!**
- 3. No Booing!**
- 4. No public outbursts!**
- 5. Three-minute time limit for comments made during open forum and public testimony on legislative items!**
- 6. No person shall be permitted to speak at open forum more often than once per month.**

In addition, please silence your cell phones when entering the Council Chambers!

Further, keep the following City Council Rules in mind:

Rule 2.2 Open Forum

- 2.2.4 The open forum is a limited public forum and all matters discussed shall relate to affairs of the City. No person may use the open forum to speak on such matters and in such a manner as to violate the laws governing the conduct of municipal affairs. No person shall be permitted to speak on matters related to the current or advance agendas, potential or pending hearing items, or ballot propositions for a pending election. Individuals speaking during the open forum shall address their comments to the Council President and shall not make personal comment or verbal insults about any individual.
- 2.2.6 In an effort to encourage wider participation in open forum so that the Council can hear a wide array of citizen comment, no person shall be permitted to speak at open forum more often than once per month. However, this limitation has no effect on the public comment rules concerning items on the Council's current legislative agenda, special consideration items, hearing items, and other items before the City Council requiring Council action that are not adjudicatory or administrative in nature, as specified in Rules 5.3 and 5.4.

Rule 5.4 Public Testimony Regarding Legislative Agenda Items – Time Limits

- 5.3.1 Members of the public may address the Council regarding items on the Council's legislative agenda, special consideration items, hearing items and other items before the City Council requiring Council action that are not adjudicatory or administrative in nature. This rule shall not limit the public's right to speak during the open forum.
- 5.3.2 No one may speak without first being recognized for that purpose by the Chair. Except for named parties to an adjudicative hearing, a person may be required to sign a sign-up sheet and provide his or her address as a condition of recognition. In order for a council member to be recognized by the Chair for the purpose of obtaining the floor, the council member shall either raise a hand or depress the call button on the dais until recognized by the Council President.
- 5.3.3 Each person speaking at the public microphone shall verbally identify him(her)self by name and, if appropriate, representative capacity.
- 5.3.4 Each speaker shall follow all written and verbal instructions so that verbal remarks are electronically recorded and documents submitted for the record are identified and marked by the Clerk.
- 5.3.5 In order that evidence and expressions of opinion be included in the record and that decorum befitting a deliberative process be maintained, no modes of expression not provided by these rules, including but not limited to demonstrations, banners, applause, profanity, vulgar language, or personal insults will be permitted.
- 5.3.6 A speaker asserting a statement of fact may be asked to document and identify the source of the factual datum being asserted.
- 5.3.7 When addressing the Council, members of the public shall direct all remarks to the Council President and shall confine remarks to the matters that are specifically before the Council at that time.
- 5.3.8 When any person, including members of the public, City staff and others are addressing the Council, council members shall observe the same decorum and process, as the rules require among the members inter se. That is, a council member shall not engage the person addressing the Council in colloquy, but shall speak only when granted the floor by the Council President. All persons and/or council members shall not interrupt one another. The duty of mutual respect set forth in Rule 1.2 and the rules governing debate set forth in *Robert's Rules of Order* shall extend to all speakers before the City Council. The council president pro-tem shall be charged with the task of assisting the council president to insure that all individuals desiring to speak, be they members of the public, staff or council members, shall be identified and provided the opportunity to speak.

THE CITY OF SPOKANE



ADVANCE COUNCIL AGENDA

MEETING OF MONDAY, MAY 15, 2017

MISSION STATEMENT

**TO DELIVER EFFICIENT AND EFFECTIVE SERVICES
THAT FACILITATE ECONOMIC OPPORTUNITY
AND ENHANCE QUALITY OF LIFE.**

MAYOR DAVID A. CONDON

COUNCIL PRESIDENT BEN STUCKART

COUNCIL MEMBER BREEAN BEGGS

COUNCIL MEMBER LORI KINNEAR

COUNCIL MEMBER KAREN STRATTON

COUNCIL MEMBER MIKE FAGAN

COUNCIL MEMBER CANDACE MUMM

COUNCIL MEMBER AMBER WALDREF

**CITY COUNCIL CHAMBERS
CITY HALL**

**808 W. SPOKANE FALLS BLVD.
SPOKANE, WA 99201**

CITY COUNCIL BRIEFING SESSION

Council will adopt the Administrative Session Consent Agenda after they have had appropriate discussion. Items may be moved to the 6:00 p.m. Legislative Session for formal consideration by the Council at the request of any Council Member.

SPOKANE CITY COUNCIL BRIEFING SESSIONS (BEGINNING AT 3:30 P.M. EACH MONDAY) AND LEGISLATIVE SESSIONS (BEGINNING AT 6:00 P.M. EACH MONDAY) ARE BROADCAST LIVE ON CITY CABLE CHANNEL FIVE AND STREAMED LIVE ON THE CHANNEL FIVE WEBSITE. THE SESSIONS ARE REPLAYED ON CHANNEL FIVE ON THURSDAYS AT 6:00 P.M. AND FRIDAYS AT 10:00 A.M.

The Briefing Session is open to the public, but will be a workshop meeting. Discussion will be limited to Council Members and appropriate Staff and Counsel. There will be an opportunity for the expression of public views on any issue not relating to the Current or Advance Agendas during the Open Forum at the beginning and the conclusion of the Legislative Agenda.

ADDRESSING THE COUNCIL

- No one may speak without first being recognized for that purpose by the Chair. Except for named parties to an adjudicative hearing, a person may be required to sign a sign-up sheet as a condition of recognition.
- Each person speaking at the public microphone shall print his or her name and address on the sheet provided at the entrance and verbally identify him/herself by name, address and, if appropriate, representative capacity.
- If you are submitting letters or documents to the Council Members, please provide a minimum of ten copies via the City Clerk. The City Clerk is responsible for officially filing and distributing your submittal.
- In order that evidence and expressions of opinion be included in the record and that decorum befitting a deliberative process be maintained, modes of expression such as demonstration, banners, applause and the like will not be permitted.
- A speaker asserting a statement of fact may be asked to document and identify the source of the factual datum being asserted.

SPEAKING TIME LIMITS: Unless deemed otherwise by the Chair, each person addressing the Council shall be limited to a three-minute speaking time.

CITY COUNCIL AGENDA: The City Council Advance and Current Agendas may be obtained prior to Council Meetings from the Office of the City Clerk during regular business hours (8 a.m. - 5 p.m.). The Agenda may also be accessed on the City website at www.spokanecity.org. Agenda items are available for public review in the Office of the City Clerk during regular business hours.

AMERICANS WITH DISABILITIES ACT (ADA) INFORMATION: The City of Spokane is committed to providing equal access to its facilities, programs and services for persons with disabilities. The Spokane City Council Chamber in the lower level of Spokane City Hall, 808 W. Spokane Falls Blvd., is wheelchair accessible and also is equipped with an infrared assistive listening system for persons with hearing loss. Headsets may be checked out (upon presentation of picture I.D.) at the City Cable 5 Production Booth located on the First Floor of the Municipal Building, directly above the Chase Gallery or through the meeting organizer. Individuals requesting reasonable accommodations or further information may call, write, or email Christine Cavanaugh at (509) 625-6383, 808 W. Spokane Falls Blvd, Spokane, WA, 99201; or ccavanaugh@spokanecity.org. Persons who are deaf or hard of hearing may contact Ms. Cavanaugh at (509) 625-7083 through the Washington Relay Service at 7-1-1. Please contact us forty-eight (48) hours before the meeting date.

If you have questions, please call the Agenda Hotline at 625-6350.

BRIEFING SESSION

(3:30 p.m.)

(Council Chambers Lower Level of City Hall)

(No Public Testimony Taken)

Council Reports

Staff Reports

Committee Reports

Advance Agenda Review

Current Agenda Review

ADMINISTRATIVE SESSION

Roll Call of Council

CONSENT AGENDA

REPORTS, CONTRACTS AND CLAIMS

RECOMMENDATION

- | | | |
|--|--|---------------|
| 1. Recommendation to list the Trade Winds Motel, 907 West 3rd Avenue, on the Spokane Register of Historic Places.
Megan Duvall | Approve &
Auth.
Mgmt.
Agreement | OPR 2017-0320 |
| 2. Second Amendments / Extensions to Agreements for Legislative Services from May 1, 2017 through July 31, 2017 with: | Approve
All | |
| a. Luke Esser—\$7,500. Total Contract amount \$26,187.50. | | OPR 2017-0321 |
| b. Nick Federici—\$7,500. Total Contract amount \$26,187.50.
Brian McClatchey
Total combined Contract amount \$52,375. | | OPR 2017-0322 |
| 3. Report of the Mayor of pending: | Approve &
Authorize | |
| a. Claims and payments of previously approved obligations, including those of Parks and Library, through _____, 2017, total \$ _____, with | Payments | CPR 2017-0002 |

Parks and Library claims approved by their respective boards. Warrants excluding Parks and Library total \$_____.

- b. Payroll claims of previously approved obligations through _____, 2017: \$_____.

CPR 2017-0003

4. City Council Meeting Minutes: _____, 2017.

Approve
All

CPR 2017-0013

EXECUTIVE SESSION

(Closed Session of Council)

(Executive Session may be held or reconvened during the 6:00 p.m. Legislative Session)

CITY COUNCIL SESSION

(May be held or reconvened following the 3:30 p.m. Administrative Session)

(Council Briefing Center)

This session may be held for the purpose of City Council meeting with Mayoral nominees to Boards and/or Commissions. The session is open to the public.

LEGISLATIVE SESSION

(6:00 P.M.)

(Council Reconvenes in Council Chamber)

WORDS OF INSPIRATION

PLEDGE OF ALLEGIANCE

ROLL CALL OF COUNCIL

ANNOUNCEMENTS

(Announcements regarding Changes to the City Council Agenda)

BOARDS AND COMMISSIONS APPOINTMENTS

(Includes Announcements of Boards and Commissions Vacancies)

APPOINTMENTS

RECOMMENDATION

Spokane Park Board: One Appointment

Confirm

CPR 1981-0402

ADMINISTRATIVE REPORT

COUNCIL COMMITTEE REPORTS

(Committee Reports for Finance, Neighborhoods, Public Safety, Public Works, and Planning/Community and Economic Development Committees and other Boards and Commissions)

OPEN FORUM

This is an opportunity for citizens to discuss items of interest not relating to the Current or Advance Agendas nor relating to political campaigns/items on upcoming election ballots. This Forum shall be for a period of time not to exceed thirty minutes. After all the matters on the Agenda have been acted on, unless it is 10:00 p.m. or later, the open forum shall continue for a period of time not to exceed thirty minutes. Each speaker will be limited to three minutes, unless otherwise deemed by the Chair. If you wish to speak at the forum, please sign up on the sign-up sheet located in the Chase Gallery.

Note: No person shall be permitted to speak at Open Forum more often than once per month (Council Rule 2.2.6).

LEGISLATIVE AGENDA

NO SPECIAL BUDGET ORDINANCES

NO EMERGENCY ORDINANCES

RESOLUTIONS & FINAL READING ORDINANCES

(Require Four Affirmative, Recorded Roll Call Votes)

- RES 2017-0037 Approving the appointment of Michael Ormsby as City Attorney of the City of Spokane.
Chris Cavanaugh
- RES 2017-0039 Of the City of Spokane, Washington, relating to contracting indebtedness; providing for the issuance of up to \$250,000 principal amount of a Limited Tax General Obligation Bond, 2017 Series A, of the City for general City purposes to provide funds with which to pay the cost of acquiring capital assets for public purposes through an interfund loan; fixing the date, form, maturity, interest rate, terms and covenants of the bond; authorizing the sale and delivery of the bond to the City, and providing for other matters properly relating thereto.
Gavin Cooley
- ORD C35487 Relating to the creation of four new departments within the Innovation and Technology Services Division; amending SMC section 3.01A.340 & adopting new sections 3.01A.341, 3.01A.342, and 3.01A.344 to chapter 3.01A of the Spokane Municipal Code. (First Reading held March 27, 2017) (Deferred from the May 1, 2017, Agenda)
Michael Sloan

FIRST READING ORDINANCES

(No Public Testimony Will Be Taken)

- ORD C35498 Amending Ordinance C20010 vacating the alley between vacated Courtland Avenue and Bridgeport Avenue.
Eldon Brown
- ORD C35499 (To be considered under Hearings Item H1.b.)
- FURTHER ACTION DEFERRED

NO SPECIAL CONSIDERATIONS**HEARINGS**

(If there are items listed you wish to speak on, please sign your name on the sign-up sheets in the Chase Gallery.)

RECOMMENDATION

- | | | |
|---|-------------------------------------|------------|
| a. Hearing on Vacation of 895 square feet of the right-of-way near the Northwest corner of the intersection of North Altamont Street and East Main Avenue as requested by Playfair Commerce Park. (East Central Neighborhood) | Approve
Subject to
Conditions | |
| b. First Reading Ordinance C35499 vacating 895 square feet of northwest corner of the intersection of North Altamont Street and East Main Avenue. | Further
Action
Deferred | ORD C35499 |
- Eldon Brown**

Motion to Approve Advance Agenda for May 15, 2017
(per Council Rule 2.1.2)

OPEN FORUM (CONTINUED)

This is an opportunity for citizens to discuss items of interest not relating to the Current or Advance Agendas nor relating to political campaigns/items on upcoming election ballots. This Forum shall be for a period of time not to exceed thirty minutes. After all the matters on the Agenda have been acted on, unless it is 10:00 p.m. or later, the open forum shall continue for a period of time not to exceed thirty minutes. Each speaker will be limited to three minutes, unless otherwise deemed by the Chair. If you wish to speak at the forum, please sign up on the sign-up sheet located in the Chase Gallery.
Note: No person shall be permitted to speak at Open Forum more often than once per month (Council Rule 2.2.6).

ADJOURNMENT

The May 15, 2017, Regular Legislative Session of the City Council is adjourned to May 22, 2017.

NOTES



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	4/28/2017
Clerk's File #	OPR 2017-0320
Renews #	
Cross Ref #	
Project #	
Bid #	
Requisition #	

Submitting Dept	HISTORIC PRESERVATION
Contact Name/Phone	MEGAN DUVALL 625-6543
Contact E-Mail	MDUVALL@SPOKANECITY.ORG
Agenda Item Type	Contract Item
Agenda Item Name	0780 - TRADE WINDS MOTEL - 907 W 3RD AVENUE

Agenda Wording

Recommendation to list the Trade Winds Motel, 907 W 3rd Avenue, on the Spokane Register of Historic Places.

Summary (Background)

SMC #17D.040.120 provides that the City/County Historic Landmark Commission can recommend to the City Council that certain properties be placed on the Spokane Register of Historic Places. The Trade Winds Motel has been found to meet the criteria set forth for such designation and a management agreement has been signed by the owners.

<u>Fiscal Impact</u>		<u>Budget Account</u>	
Select	\$	#	
Select	\$	#	
Select	\$	#	
Select	\$	#	
<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	DUVALL, MEGAN	<u>Study Session</u>	
<u>Division Director</u>	DUVALL, MEGAN	<u>Other</u>	
<u>Finance</u>	DOVAL, MATTHEW	<u>Distribution List</u>	
<u>Legal</u>	PICCOLO, MIKE	mduvall@spokanecity.org	
<u>For the Mayor</u>	SANDERS, THERESA	sbishop@spokanecity.org	
<u>Additional Approvals</u>			
<u>Purchasing</u>			

Findings of Fact and Decision for Council Review

Nomination to the Spokane Register of Historic Places

Trade Winds Motel – 907 W. 3rd Avenue

FINDINGS OF FACT

1. SMC 17D.040.090: "Generally a building, structure, object, site, or district which is more than fifty years old may be designated an historic landmark or historic district if it has significant character, interest, or value as part of the development, heritage, or cultural characteristics of the city, county, state, or nation."

- Completed in 1962, the Trade Winds Motel meets the 50-year age criteria established for listing on the Spokane Register of Historic Places.

2. SMC 17D.040.090: The property must qualify under one or more categories for the Spokane Register (A, B, C, D).

- Under Category A for its association with the flourishing mid-century modern movement in Spokane as well as its (now common) in-room amenities, which at the time were considered ground-breaking. And under Category C, for its architecture and design as an fine example of the International style designed by prolific mid-century and beyond architect, Donald Neraas.

3. SMC17D.040.090: "The property must also possess integrity of location, design, materials, workmanship, and association." From NPS Bulletin 15: "Integrity is the ability of a property to convey its significance...it is not necessary for a property to retain all its historic physical features...the property must retain, however, the essential physical features that enable it to convey its historic identity."

- The Trade Winds Motel is currently undergoing a complete remodel and retains good integrity in terms of its location, design, workmanship and association. However, the integrity level of its original materials is only fair due to the replacement of all aluminum sliding doors and windows with white vinyl replacement units and the enclosure of the originally open drive-through area on the north end of the main floor. While this mars the integrity, the form of the building and its ability to convey its historic appearance is still intact. Room configurations remain intact as well as the corridor arrangement. The current building codes required that the original low railings on the cantilevered balcony be adjusted both for the spacing of the balusters and the height which needed to be brought up several inches. The owners chose to leave the original railing intact and work the fixes into the adjusted code-compliant railing in order for the viewer to still be able to discern how the original railing fit into the overall design of the balconies. The building was subject to extensive disrepair nearly bordering on "demolition by neglect" when taken over by new ownership and little original material on the interior was intact beyond the room configuration and hallways.
- The Trade Winds was designed by Donald Neraas a prolific mid-century architect in Spokane whose firm designed over 3000 buildings in the region between 1957 and 2007. The Trade Winds was one of his very few forays into motel design and was one of the first motels in Spokane to offer amenities that we take for granted today such as in-room coffee makers, televisions, in-room hvac control, telephones and a swimming pool.
- The property's period of significance is 1962, the date of construction.

4. Once listed, this property will be eligible to apply for incentives, including:

Special Valuation (property tax abatement), Spokane Register historical marker, and special code considerations.

RECOMMENDATION

The Spokane Historic Landmarks Commission evaluated the Trade Winds Motel according to the appropriate criteria at a public hearing on 4/19/17 and recommends that the Trade Winds Motel be listed on the Spokane Register of Historic Places.

After Recording Return to:
Office of the City Clerk
5th Floor Municipal Bldg.
808 W. Spokane Falls Blvd.
Spokane, WA 99201-3333

NOTICE OF MANAGEMENT AGREEMENT

NOTICE IS HEREBY GIVEN that the property legally described as:

1ST ADD SPOKANE FALLS E1/2 L4 ALL LOTS 5 & 6 B46

*Parcel Number **35192.3303**, is governed by a Management Agreement between the City of Spokane and the Owner(s), Comfort Hospitality LLC, of the subject property.*

The Management Agreement is intended to constitute a covenant that runs with the land and is entered into pursuant to Spokane Municipal Code Chapter 6.05. The Management Agreement requires the Owner of the property to abide by the "Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings" (36 CFR Part 67) and other standards promulgated by the Historic Landmarks Commission.

Said Management Agreement was approved by the Spokane City Council on _____. I certify that the original Management Agreement is on file in the Office of the City Clerk under File No. _____.

I certify that the above is true and correct.

Spokane City Clerk

Historic Preservation Officer

Dated: _____

Dated: _____

MANAGEMENT AGREEMENT

The Management Agreement is entered into this **19th** day of **April 2017**, by and between the City of Spokane (hereinafter "City"), acting through its Historic Landmarks Commission ("Commission"), and **Comfort Hospitality** (hereinafter "Owner(s)"), the owner of the property located at **907 W 3rd Avenue** commonly known as the **Trade Winds Motel** in the City of Spokane.

WHEREAS, the City of Spokane has enacted Chapter 6.05 of the Spokane Municipal Code (SMC) and Spokane has enacted Chapter 1.48 of the Spokane County Code (SCC), both regarding the establishment of the Historic Landmarks Commission with specific duties to recognize, protect, enhance and preserve those buildings, districts, objects, sites and structures which serve as visible reminders of the historical, archaeological, architectural, educational and cultural heritage of the city and county is a public necessity and.

WHEREAS, both Ch. 17D.040 SMC and Ch. 1.48 SCC provide that the City/County Historic Landmarks Commission (hereinafter "Commission") is responsible for the stewardship of historic and architecturally significant properties in the City of Spokane and Spokane County; and

WHEREAS, the City has authority to contract with property owners to assure that any owner who directly benefits by action taken pursuant to City ordinance will bind her/his benefited property to mutually agreeable management standards assuring the property will retain those characteristics which make it architecturally or historically significant;

NOW THEREFORE, -- the City and the Owner(s), for mutual consideration hereby agree to the following covenants and conditions:

1. CONSIDERATION. The City agrees to designate the Owner's property an Historic Landmark on the Spokane Register of Historic Places, with all the rights, duties, and privileges attendant thereto. In return, the Owner(s) agrees to abide by the below referenced Management Standards for his/her property.

2. COVENANT. This Agreement shall be filed as a public record. The parties intend this Agreement to constitute a covenant that runs with the land, and that the land is bound by this Agreement. Owner intends his/her successors and assigns to be bound by this instrument. This covenant benefits and burdens the property of both parties.

3. ALTERATION OR EXTINGUISHMENT. The covenant and servitude and all attendant rights and obligations created by this Agreement may be altered or extinguished by mutual agreement of the parties or their successors or assigns. In the event Owner(s) fails to comply with the Management Standards or any City ordinances governing historic landmarks, the Commission may revoke, after notice and an opportunity for a hearing, this Agreement.

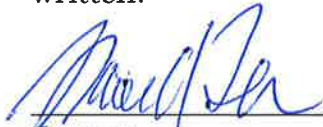
4. PROMISE OF OWNERS. The Owner(s) agrees to and promises to fulfill the following Management Standards for his/her property which is the subject of the Agreement. Owner intends to bind his/her land and all successors and assigns. The Management Standards are: "THE SECRETARY OF THE INTERIOR'S STANDARDS FOR REHABILITATION AND GUIDELINES FOR REHABILITATING HISTORIC BUILDINGS (36 CFR Part 67)." Compliance with the Management Standards shall be monitored by the Historic Landmarks Commission.

5. HISTORIC LANDMARKS COMMISSION. The Owner(s) must first obtain from the Commission a "Certificate of Appropriateness" for any action which would affect any of the following:

- (A) demolition;
- (B) relocation;
- (C) change in use;
- (D) any work that affects the exterior appearance of the historic landmark; or
- (E) any work affecting items described in Exhibit A.

6. In the case of an application for a "Certificate of Appropriateness" for the demolition of a landmark, the Owner(s) agrees to meet with the Commission to seek alternatives to demolition. These negotiations may last no longer than forty-five (45) days. If no alternative is found within that time, the Commission may take up to forty-five (45) additional days to attempt to develop alternatives, and/or to arrange for the salvage of architectural artifacts and structural recording. Additional and supplemental provisions are found in City ordinances governing historic landmarks.

This Agreement is entered into the year and date first above written.


Owner

Owner

CITY OF SPOKANE

By: 

Title: Historic Preservation Officer

ATTEST:

City Clerk

Approved as to form:

Assistant City Attorney

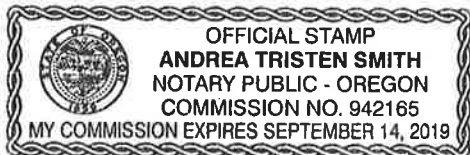
State of Oregon

STATE OF WASHINGTON)
County of Clackamas) ss
County of Spokane)

On this 10th day of April, 2017, before me, the undersigned,
a Notary Public in and for the State of Washington, personally appeared
Naveed Tanveer

_____, to me known to be the
individual(s) described in and who executed the within and foregoing
instrument, and acknowledged that _____ (he/she/they) signed the same as
_____ (his/her/their) free and voluntary act and deed, for the uses and purposes
therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this
10th day of April, 2017.



[Signature]

Notary Public in and for the State
of ~~Washington~~, residing at ~~Spokane~~ WEST LINN, OR
OREGON
My commission expires September 14, 2019

STATE OF WASHINGTON)
County of Spokane) ss.

On this _____ day of _____, 2017, before me, the
undersigned, a Notary Public in and for the State of Washington,
personally appeared DAVID A. CONDON, MAYOR and TERRI L. PFISTER,
to me known to be the Mayor and the City Clerk, respectively, of the CITY
OF SPOKANE, the municipal corporation that executed the within and
foregoing instrument, and acknowledged the said instrument to be the free
and voluntary act and deed of said municipal corporation, for the uses and
purposes therein mentioned, and on oath stated that they were 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 official seal this
_____ day of _____, 2017.

Notary Public in and for the State
of Washington, residing at Spokane

My commission expires _____

Attachment A

Secretary of The Interior's Standards

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.

2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.

3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.

4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.

5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.

6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color,

texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.

7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.

8. Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.

9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

Spokane Register of Historic Places Nomination

*Spokane City/County Historic Preservation Office, City Hall, Third Floor
808 Spokane Falls Boulevard, Spokane, Washington 99201-3337*

1. Name of Property

Historic Name: Trade Winds Motel

And/Or Common Name: Trade Winds Motor Inn

2. Location

Street & Number: 907 W. Third Avenue

City, State, Zip Code: Spokane, WA 99201

Parcel Number: 35192.3303

3. Classification

Category

☒ building

☐ site

☐ structure

☐ object

Ownership

☐ public ☐ both

☒ private

Public Acquisition

☐ in process

☐ being considered

Status

☐ occupied

☒ work in progress

Accessible

☒ yes, restricted

☐ yes, unrestricted

☐ no

Present Use

☐ agricultural

☐ commercial

☐ educational

☐ entertainment

☐ government

☐ industrial

☐ military

☐ museum

☐ park

☐ residential

☐ religious

☐ scientific

☐ transportation

☒ other

4. Owner of Property

Name: Comfort Hospitality LLC

Street & Number: 10650 SE 213th Street

City, State, Zip Code: Kent, WA 98031

Telephone Number/E-mail:

5. Location of Legal Description

Courthouse, Registry of Deeds

Street Number:

City, State, Zip Code:

County:

Spokane County Courthouse

1116 West Broadway

Spokane, WA 99260

Spokane

6. Representation in Existing Surveys

Title: Enter previous survey name if applicable

Date: Enter survey date if applicable

Depository for Survey Records:

☐ Federal ☐ State ☐ County ☐ Local

Spokane Historic Preservation Office

7. Description

Architectural Classification

Condition

- ☐ excellent
☐ good
☒ fair
☐ deteriorated
☐ ruins
☐ unexposed

Check One

- ☐ unaltered
☒ altered

Check One

- ☒ original site
☐ moved & date _____

Narrative statement of description is found on one or more continuation sheets.

8. Spokane Register Criteria and Statement of Significance

Applicable Spokane Register of Historic Places criteria: Mark "x" on one or more for the categories that qualify the property for the Spokane Register listing:

- ☒ A Property is associated with events that have made a significant contribution to the broad patterns of Spokane history.
- ☐ B Property is associated with the lives of persons significant in our past.
- ☒ C Property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ D Property has yielded, or is likely to yield, information important in prehistory history.

Narrative statement of significance is found on one or more continuation sheets.

9. Major Bibliographical References

Bibliography is found on one or more continuation sheets.

10. Geographical Data

Acreage of Property: < one
Verbal Boundary Description: 1ST ADD SPOKANE FALLS E ½ L4 ALL LOTS 5 & 6 B46
Verbal Boundary Justification: Nominated property includes entire parcel and urban legal description.

11. Form Prepared By

Name and Title: Stephen Emerson, Director
Organization: Archisto Enterprises
Street, City, State, Zip Code: W. 212 Dawn, Spokane, WA 99218
Telephone Number: 509-466-8654
E-mail Address: semerson@ewu.edu
Date Final Nomination Heard: April 19, 2017

12. Additional Documentation

Additional documentation is found on one or more continuation sheets.

13. Signature of Owner(s)



14. For Official Use Only:

Date nomination application filed: 3/28/17

Date of Landmarks Commission hearing: 4/19/17

Landmarks Commission decision: approved

Date of City Council/Board of County Commissioners' hearing: _____

City Council/Board of County Commissioners' decision: _____

I hereby certify that this property has been listed in the Spokane Register of Historic Places based upon the action of either the City Council or the Board of County Commissioners as set forth above.



Megan Duvall

City/County Historic Preservation Officer

City/County Historic Preservation Office
3rd Floor - City Hall, Spokane, WA 99201

4/20/17

Date

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

SUMMARY STATEMENT

The Trade Winds Motel is located at 907 W. 3rd Avenue, in central Spokane directly north of the I-90 freeway. It is situated on the southwest corner where W. 3rd intersects S. Lincoln Street. The plan of the 4-story building is a graceful curve, with rows of rooms with balconies which face an inner court. It was designed in 1962 by Donald E. Neraas, a prolific local architect who was noted for his many Mid-Century Modern designs for buildings throughout the Pacific Northwest. The building displays characteristics of the International Style, with its horizontal bands of compartmentalized units. It is significant for its association with the flourishing of Mid-Century Modern architecture experienced in Spokane in the 1950s and 1960s.

DESCRIPTION OF PROPERTY

The design of the Trade Winds Motel can best be described as an example of the International Style of architecture, exemplified by the graceful curvilinear shape of the plan, the sweeping bands of the balconies, windows, and doors of the front façade, and their arrangement in an orderly rectilinear fashion. The shape of the plan is a modified L-shape, with the corner of the L rounded off to create sweeping curves along the front and rear-facing elevations of the 4-story building. If not for the curve at the center, the plan would define a right angle. The inside elevation of the L faces north and west at the ends, while the curved center faces northwest. This forms the front façade, where windows, doors, and the balconies are arranged. At each end of the L is a secondary wall, one facing west and the other facing north. The back wall of the building faces south and east at the ends and southeast at the curved center. The primary deviation from the curvilinear footprint of the building is a rectangular extension projecting to the southeast on the rear elevation.

The structural framework of the building is constructed of steel and poured concrete. The framework allows for large openings in the front façade, where the windows and doors are placed, and to provide a firm anchorage for the balcony floors. These balcony floors run the full length of the front façade, with concrete walls partially separating each unit

from the adjacent units. Wrought iron railings run the length of the balcony floors. Large sliding glass doors provide access to the balcony from each interior unit. The doors of the ground level of the interior curve open directly onto the inner courtyard where the pool was originally located. At the north end of the ground level is an open area that once served as temporary parking for guests checking in. It is supported from below by round concrete pillars, or piloti. This area has recently been enclosed with walls and large vinyl sash windows. Directly to the right of this space, also at ground level, is a vestibule clad with Arizona sandstone and fixed steel sash windows. The roof of the building is flat with built-up waterproofing and wide, flat eaves. Several utility structures are visible on the roof, including the elevator penthouse.

The upper three levels of the secondary walls of the north and west ends, and those of the outward facing walls of the exterior of the L, are clad with a veneer of concrete blocks. Above the first floor, these walls are windowless expanses, with the only visual relief provided by textural features arranged in patterns, including slightly projecting concrete blocks, partially hollow cinderblocks with gull wing interiors, and projecting scalloped triangles. The southeast wall of the projecting stem and the walls of the elevator housing to its right are similarly adorned. The lower level of the back wall is constructed of poured concrete and has no concrete block veneer. At this level is a row of fixed vinyl sash windows. More vinyl sash windows are placed along the sides of the projecting stem.

Until recently, a street-side sign was located on W. Third Avenue. The primary portion of the sign was a rectangular metal and glass structure that featured a stylized image of the god Tiki (see below for explanation), flanked by tiki torches. Below the figure was the name "Trade Winds Motor Inn." Below the primary sign was a typical reader board capable of presenting posted letters. The street sign was not a contributing feature of the Trade Winds Motel property. The original sign is visible on a postcard dated to the 1970s. The "Motor Inn" part of the name was not used until the mid-2000s. Therefore, the removed sign was not yet 50 years old.

The interior of the building is occupied mostly by semi-pie-shaped bedroom units accompanied by small bathroom areas in each room. Larger suites are located in the projecting southeast extension of the back. All rooms are accessed from a long hall that curves along the inside wall of the exterior arc of the building. Along these walls are the interior counterparts of the textural features of the exterior. The interior spaces of the gull wing cinder blocks are filled with glass. The northern portion of the ground level interior once contained the motel office, within the Arizona sandstone vestibule, and the large lobby. The walls of the lobby and the bedroom spaces are currently stripped down to their lumber studs. The bedrooms and hallways are walled by recently installed sheetrock. The recently replaced main elevator to upper level rooms is also located in the former lobby area. Another nearby elevator allows access to the adjacent sub-surface parking garage. Access between floors is further facilitated by dog leg stairs located at both the north and west ends of the main hallways of each floor. A descending stair case in the lobby accesses the small basement, occupying about half of the footprint of the building, which once contained laundry facilities and utility spaces. The basement also has an access to the underground parking area, most of which is beneath the asphalt parking area north and west of the motel building. It is a large poured concrete open space with concrete pilotis supporting the ceiling. A vehicle entry ramp leads from the southwest corner of the parking area. The ramp curves and slants downward from the west edge of the property.

ORIGINAL APPEARANCE & SUBSEQUENT MODIFICATIONS

During the present and ongoing rehabilitation of the Trade Winds Motel, most of the interior furnishings and floor and wall coverings have been removed. This is true for the individual rooms, the interior hallway, the office, the lobby and the check-in desk. The wrought iron railings of the upper level balconies will be replaced by similar wrought iron railings that will be higher and with narrower openings to address current code requirements. The sliding glass doors accessing the balcony are within the same openings as the originals, but are vinyl sash rather than the metal clad of the originals.

Most windows on other elevations have been replaced by vinyl sash units as well. However, the reinforced concrete superstructure of the building, which creates the framework of all of the interior room configurations and most fenestration openings, remains intact, as does the ornamental concrete block cladding of the secondary elevations. Furthermore, much of the original floor plans, defined by these concrete structures, remain unchanged. The retention of the durable concrete superstructure and framework is what illustrates the building elements that define it as an fine example of the International Style. These elements are discussed in the eligibility statement, which follows.

HISTORIC CONTEXT

The origins of Spokane can be traced to two ambitious settlers named J.J. Downing and S.R. Scranton, who arrived in the vicinity in the early 1870s. Recognizing the energy potential of the powerful falls of the Spokane River, they built a sawmill near a channel of the river west of Havermale Island. In 1874 they sold their holdings to a partnership that included James N. Glover, who would in time be hailed as the “Father of Spokane.” Glover profited from the mill and other enterprises, as did other early entrepreneurs such as Fredrick Post, who built the first flourmill, A.M. Cannon, who started the first bank in town, J.J. Browne, who helped develop a new residential neighborhood west of downtown, and Francis Cook, who printed the first local newspaper in Spokane Falls. The Falls part of the name was later dropped. Another important early resident was Henry T. Cowley. Using logs from Glover’s mill, he and carpenter William Pool, built the first school in town, an enterprise that eventually led to the establishment of elementary and high school education in the area.

The town grew rapidly during the 1880s, reaching a population of 2,000 by 1886. Prosperous businesses were amassing bank capital, attracting more investments and commercial enterprise. The construction of railroads through the area turned Spokane into a transportation and commerce hub. Smaller rail lines that connected with Spokane included the *Spokane and Palouse*, which was built into the rich wheat fields to the south, the Spokane Falls and Idaho, which reached toward Coeur d’Alene Lake and the nearby mining districts, and the Spokane Falls and Northern, which connected with Colville to the north. Through these local arteries, the natural resources of the region were brought to Spokane for processing and distribution, spurring growth of both the economy and the population.

The construction of the Northern Pacific Railroad through central Spokane in 1881 would determine the nature of west Spokane for many years to come. Warehouses and lumber yards sprang up in its wake, as Spokane became a regional distribution center. Single room occupancy hotels (SROs) were built to house the transient population of workers.

The dawn of the automobile age in the early years of the twentieth century led to the replacement of carriage houses and livery stables with auto sales dealerships and car repair facilities. The so-called “Auto Row” that developed along West 1st Avenue and Sprague would eventually expand to 2nd and 3rd Avenues as well. As the population became more ambulatory, auto courts joined the SROs, eventually evolving into the modern motel.

In 1961, the land that the Trade Winds Motel now occupies was the site of a used car lot, “Bill Brown Plymouth.” Several blocks away, at the corner of Sixth Avenue and Cannon Street, was the Lackman Motel, owned and operated by Henry Lackman. But plans were under way for the construction of I-90, the freeway that would slice through the southern portion of downtown Spokane. The Lackman Motel was squarely in the sights of the approaching mega-highway, and Henry Lackman made plans to move his business. He decided to go all out, and financed an arrangement to build a motel such as Spokane had never seen. It would feature amenities that today are common place in motels, but were ground-breaking in 1962. Lackman hired Donald Neraas, a young and upcoming Spokane native as the architect. In the next several decades, Neraas would be at the cutting edge of modern Mid-Century Modern architecture that would flourish in Spokane like no other city in the Pacific Northwest. By the mid-summer of 1962 the motel was ready to open. On July 20, the *Spokane Daily Chronicle* announced “New City Motel to Open Tonight:”

First units of the \$600,000 Trade Winds Motel at Third and Lincoln will be ready for occupancy tonight. Henry Lackman, owner and operator, said that with some rooms now completed, all 26 units on the first and second floors will be in readiness by tomorrow night. The imposing four-story structure, built on curved lines and with a large court, office and lobby facing on Third, has a total of 60 units. Built largely of steel and concrete, the building has a solid wall of gold and white cement block on the Lincoln side of the lobby. N.H. Locher, Spokane, is the general contractor. Architect is Donald E. Neraas, Spokane. Construction started in February. Cement work was being rushed today on a 38-foot swimming

pool. Units on the second, third, and fourth floors, overlooking the court and pool, have iron-railed balconies with partitions between each unit for privacy. Lackman said there will be parking for 50 cars, half in an underground parking area. Most of the units are larger than average, with spacious bathrooms. All have the built-in electric “courtesy” coffee servers, television sets, automatic heat control and air conditioning. Each unit also has both table lamps and the pull-down variety. Each floor has an automatic ice machine which turns out ice cubes for the convenience of the guest, and the basement has a complete laundry for use by the motel. Lackman, a veteran in the motel business, is owner of the 24-unit Lackman at Sixth and Cannon which eventually will be torn down to make way for the new east-west freeway.

The Trade Winds Motel is associated with what became to be known as tiki culture, seen here not so much in the design of the building but in the original street-side sign, as well as the more cartoonish modern signs that replaced it. Tiki culture first developed in America during the 1930s, derived from Polynesian/Hawaiian origins centered around food and cocktail beverages. Tiki style could include the menacing tiki god, seen in the Trade Winds Motel signs, as well as flaming torches, rattan furniture, and flower leis. Following WWII, sailors returning from the Pacific theater gave impetus to the popularity of tiki culture. Although based on Polynesian mythology, tiki culture is a thoroughly American art form. The original Trade Winds Motel sign featured a tiki god, similar in appearance to Easter Island Moai figures, accompanied by tiki torches which in historic photographs appear to feature real flames. Another tiki culture influenced building in Spokane is the Tiki Lodge, at 1420 W. 2nd Avenue, with its A-frame beach lodge office and similar sign featuring a tiki god.

Henry Lackman ran the motel for about 30 years. By 1991, his son Hal was listed as the owner. Hal slightly changed the name to Trade Winds Motor Hotel in 2002, and a few years later it became the Trade Winds Motor Inn, at a time when the motel was affiliated

with the Best Western chain. It appears that by 2009, the motel had begun to accept a few long term rental residents. The condition of the property was deteriorating.

The Trade Winds Motor Inn was designed by Spokane-born architect Donald E. Neraas, a graduate of Lewis and Clark High School. Born in 1931, Neraas began working in the architectural firm of Whitehouse and Price when he was only 16 years old. He received his degree from the University of Oregon in 1953 and acquired his architectural license in 1957, and was known for his lectures on Spokane and Northwest history. He worked throughout the Pacific Northwest, specializing in churches and apartment buildings. He was a contributor to the regional wave of Mid-Century Modern architectural designs of the 1950s and 1960s. He worked with many Spokane developers, including Wendell Reugh, Rich Naccarato, and Harlan Douglas. Among his more notable projects in Spokane are the Spokane Racquet Club (1962), Sharon Arms Convalescent Hospital (1958), and the Five Mile Shopping Center (1958). A project file book containing the names of either original construction or remodeling projects finished by Neraas' firm between 1957 and 2007, lists no less than 3,000 entries, at locations all over the Pacific Northwest. This large body of work reveals that Neraas was a regional workhorse who designed numerous buildings in a variety of styles throughout the area. Although he designed many non-descript commercial and residential buildings, he was entirely capable of designing mid-century modern structures as well. Probably his closest approach to tiki culture design, outside of the Trade Winds Motel, was the interior décor of the former Sambo's restaurant, also on W. Third Avenue in Spokane. Although a prolific designer of apartment buildings, he was involved in relatively few motel projects. Among them is the former Vista Motel in Grand Coulee.

State genealogical records indicated that building contractor N.H. Locher's full name was Norval "Dutch" Locher. He was born on November 10, 1914 and died on June 4, 2001. Unfortunately, no information was located concerning his business ventures.

ELIGIBILITY STATEMENT

The Trade Winds Hotel is eligible for listing on the Spokane Register of Historic Places, under Category A, for its association with the development of Mid-Century Modern architecture in Spokane. Mid-Century Modern architecture had evolved on a global and national level, developing from various schools of thought and design, including Art Deco, Art Moderne, the Bauhaus School, and the International Style. The subsequent expanding economy and the return of soldiers following the war led to a housing boom across the United States, along with a forward-seeking attitude and openness to new ideas. This phenomenon was reflected in Spokane by the arrival of young architects with intentions to throw off the old inhibitions and playfully explore startling new concepts of architectural design. To these individuals, it was indeed a brave new world. For whatever reason, Spokane was blessed with an impressive number of these creators of that world. Among them were Royal McClure, Thomas Adkison, Donald Murray, Warren Heylman, John Culler, Carroll Martell, Kenneth Norrie, Bruce Walker, John McGough, Moritz Kundig, and Kenneth Brooks. Such was the gathering of talent that Spokane experienced during the 1950s. And although Donald Neraas is not counted as one of the leading lights of the Mid-Century Modern movement in Spokane, he is definitely included as a contributor, a status secured by his design of the Trade Winds Motel. The Trade Winds Motel was one of the first in the region to offer amenities that would become standard among many motels in the future, offering in-room coffee servers, television, automatic heat and air conditioning control, elevators, telephones, and a swimming pool.

Furthermore, as an outstanding example of Mid-Century Modern motel design executed in the International Style, the Trade Winds Motel is eligible for listing on the Spokane Register of Historic Places, under Category C, architecture. Design elements that identify the Trade Winds Motel as an example of the International Style include the clean white wall surfaces, the flat roof, the absence of projecting eaves, the curtain wall of glass created by the doors of the front façade, the horizontal bands, accentuated by the metal railings, and compartmentalized units of the front, and the cantilevered balcony.

The Trade Winds Motel compares favorably with other mid-century modern motels in Spokane, some designed by architects that were prominent in achieving architectural distinction is association with the City's burgeoning reputation as a hotbed for modern experimentation in the field. These include, The Hotel Ruby (the former Town Centre Motel, 123 S. Post Street, 1961), the Hotel Ruby 2 (the former Desert Motor Lodge, 123 S. Post Street, 1959), the Downtowner Motel (165 S. Washington Street, 1957), the Ridpath Motor Inn (the later Executive Court Building, 501 W. 1st Avenue, 1963), the former Desert Caravan Inn, later Spokane House, Sunset Highway, 1951), the Dessert Sahara Motor Hotel (802 W. 1st Avenue, 1962, Warren Heylman, later significantly remodeled to form the base of the Davenport Hotel Tower), and the Tiki Lodge (1420 W. 2nd Avenue). Common elements among these mid-century modern motels include enclosed or partially enclosed central court yards, most with swimming pools, compartmentalized units arranged in horizontal bands, cantilevered balconies, flat roofs without eaves, and off-street parking.

BIBLIOGRAPHY

Emerson, Stephen

2003 *A Cultural Resources Survey of the Washington State Department of Transportation's I-90/North South Freeway Collector/Distributor Project, Spokane County, Washington*. Short Report DOT2003-12. Archaeological and Historical Services, Eastern Washington University, Cheney.

R.L. Polk and Co.

Various years, Polk City Directories for the City of Spokane

Spokane Daily Chronicle

New City Motel to Open Tonight. July 20, 1962:5.

Spokesman-Review

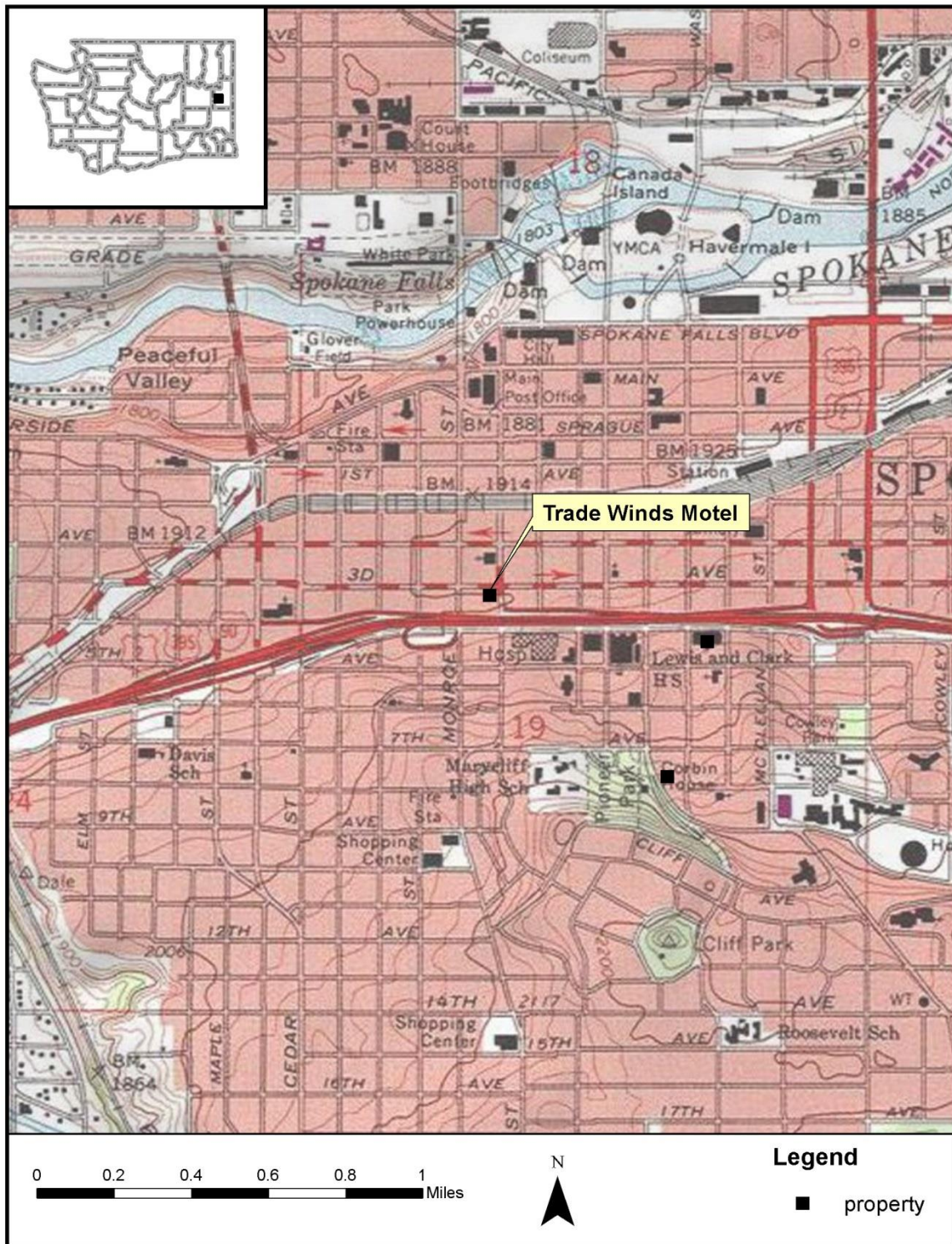
Architect Donald Neraas dies. December 17, 2017.

Washington Department of Archaeology and Historic Preservation (DAHP)

Washington Architectural Files, compiled by Michael Houser.

Washington State University History Department

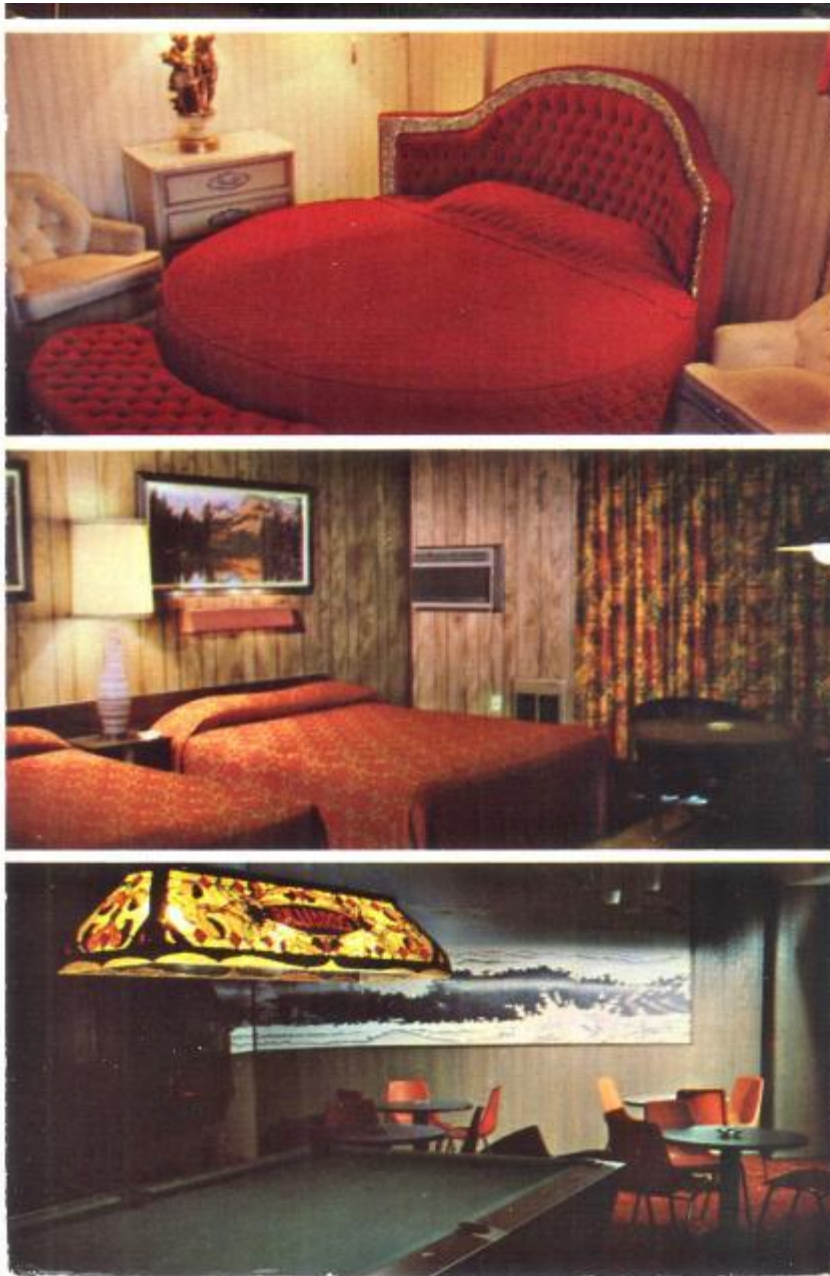
1979 West Downtown Historic Transportation Corridor, National Register of Historic Places District Nomination.



Trade Winds Motel, 907 W. 3rd Avenue, Spokane, Washington.



Trade Winds Motel, Eastern Washington Historical Society, Spokane Chamber of Commerce Collection, Museum of Arts and Culture.



Trade Winds Motel, interior details, ca. 1965.

TRADE WINDS



Look NOW and make your reservation.

Highway 10 East—
60 New Luxurious Rooms — Beautyrest Mattresses — TV —
Pool — Room Coffee — Elevator — Air-conditioned —
Color TV in Lobby — Covered Parking — Self-dial Phones
in every Room — Sample Rooms.

TEMPLE B-2091
WEST 907 THIRD AVENUE
SPOKANE 4, WASHINGTON
DOWNTOWN

Trade Winds Motel ad, ca. 1965.



Trade Winds Motel, postcard, ca. 1965.



Trade Winds Motel, postcard, ca. 1965.



TW-1 Overview of south and west (front) elevations, view to the southeast.



TW-2 Front elevation, left side, view to the northeast.



TW-3 Front elevation, center, view to the southeast.



TW-4 Front elevation, right side, view to the south.



TW-5 Front elevation, lower levels, center, view to the southeast.



TW-6 Front elevation, lower levels, right side, view to the southeast.



TW-7 Front elevation, sliding doors detail, view to the east.



TW-8 Front and north elevations, former piloti area, view to the southeast.



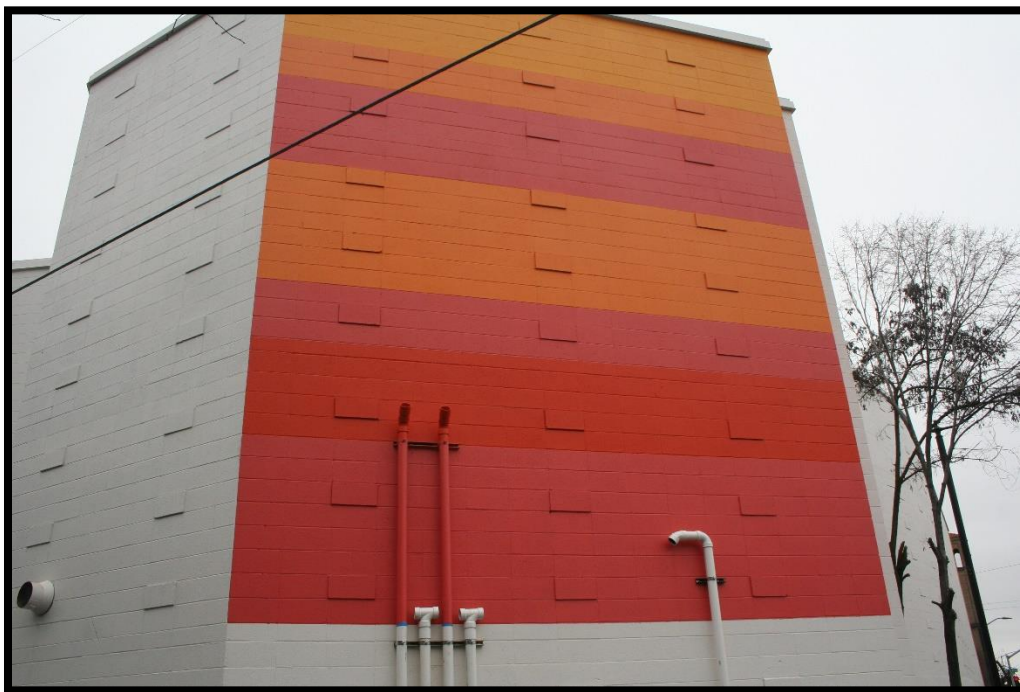
TW-9 Rear elevation, north side, former piloti area, view to the northwest.



TW-10 Rear elevation, north side, view to the northwest.



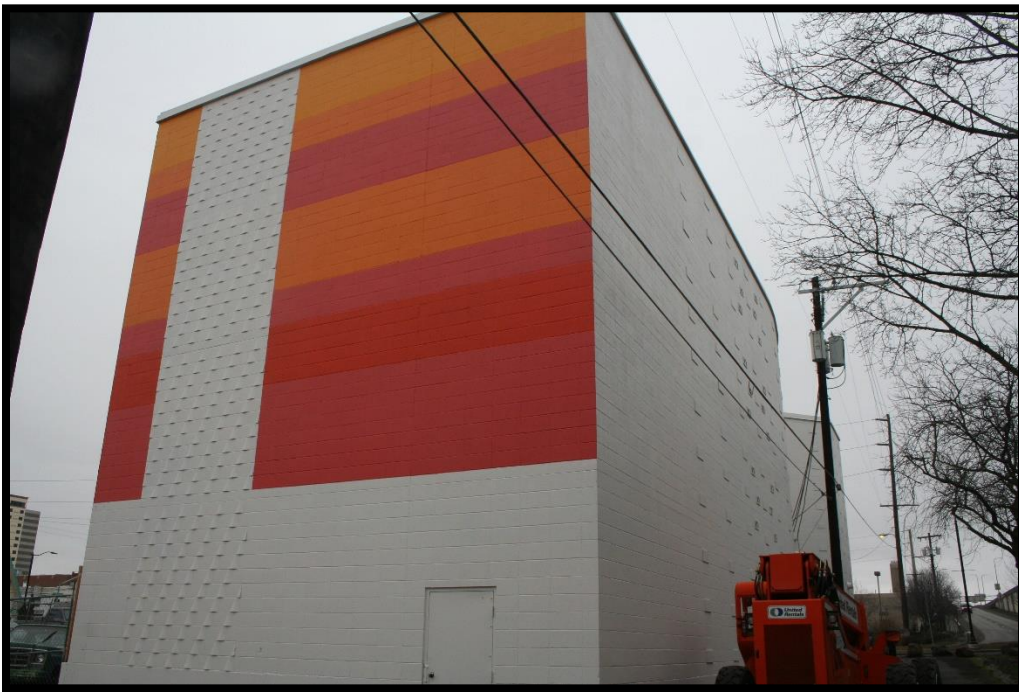
TW-11 Northeast elevation of southeast extension from rear, view to the south.



TW-12 Southeast elevation of southeast extension from the rear, view to the northwest.



TW-13 Rear elevation, west side, view to the northwest.



TW-14 Rear and west elevations, view to the northeast.



TW-15 Front elevation, right side detail, view to the east.



TW-16 Former piloti area, view to the northeast, view to the northeast.



TW-17 Former lobby area, view to the southwest.



TW-18 Former lobby area, view to the north.



TW-19 First floor hallway, north end, view to the north.



TW-20 Typical bedroom unit, view to the northwest.



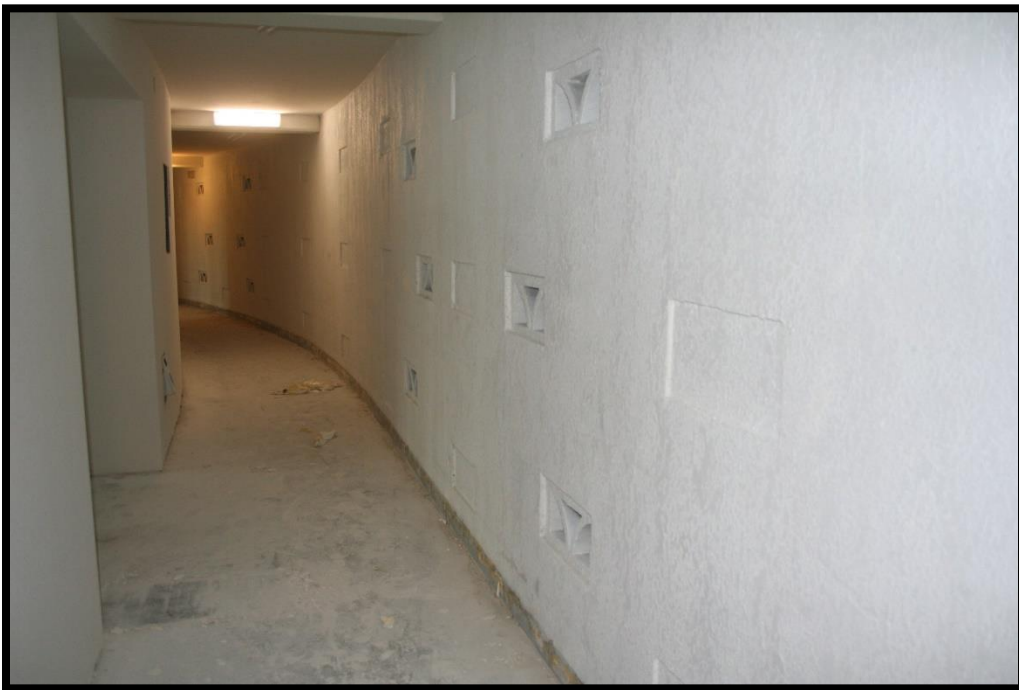
TW-21 Typical bedroom unit, view to west.



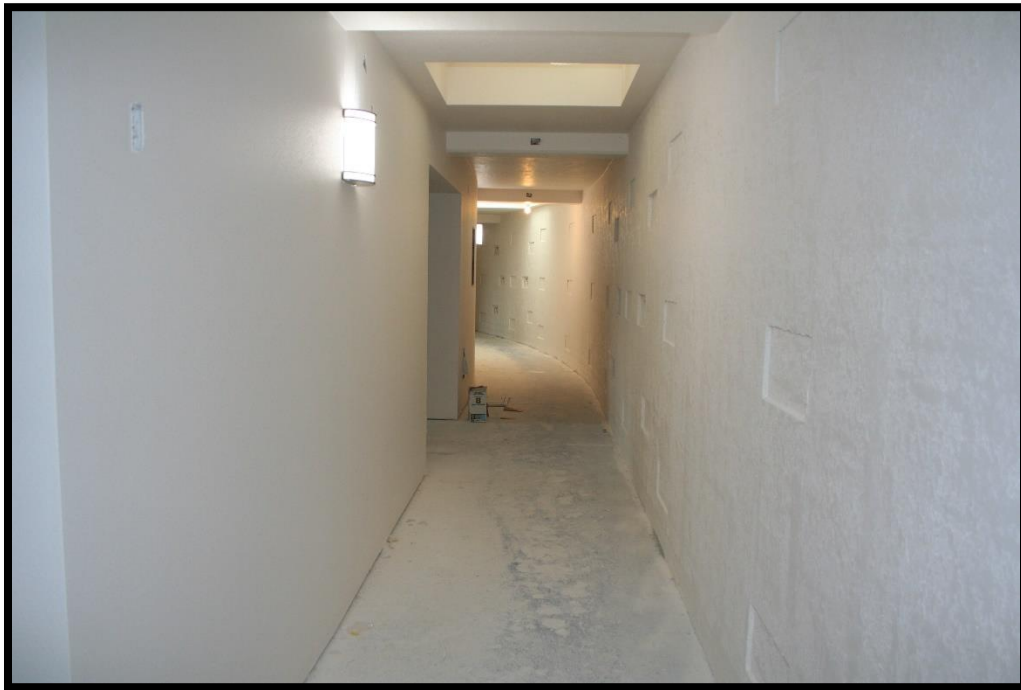
TW-22 Typical bedroom unit bath, view to the southeast.



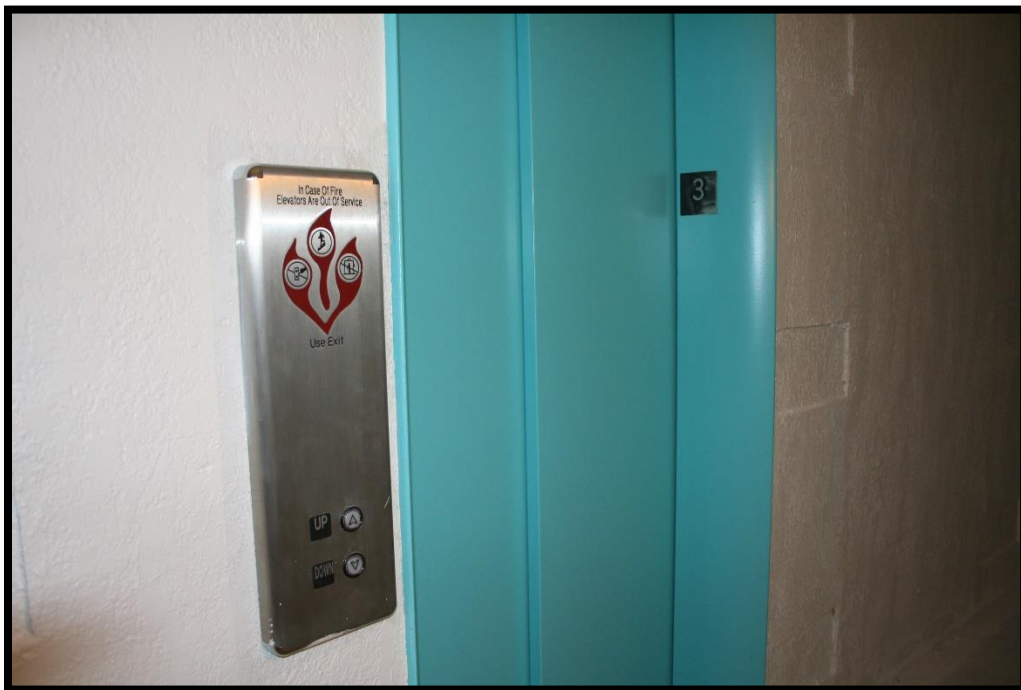
TW-23 Typical interconnecting hallway, view to the southwest.



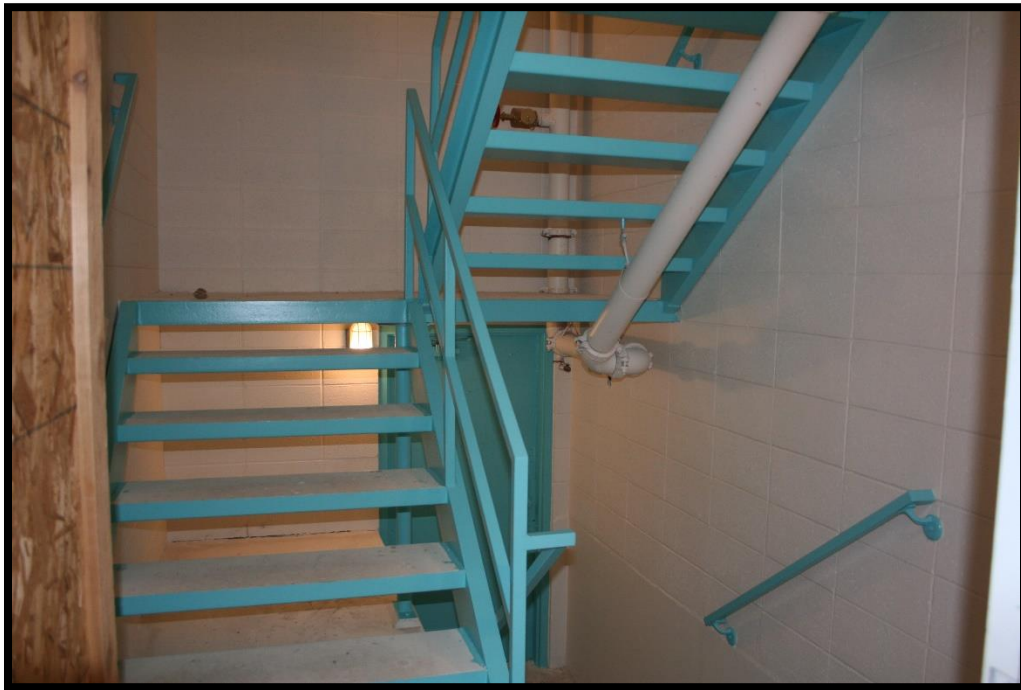
TW-24 Typical interconnecting hallway, view to the northeast.



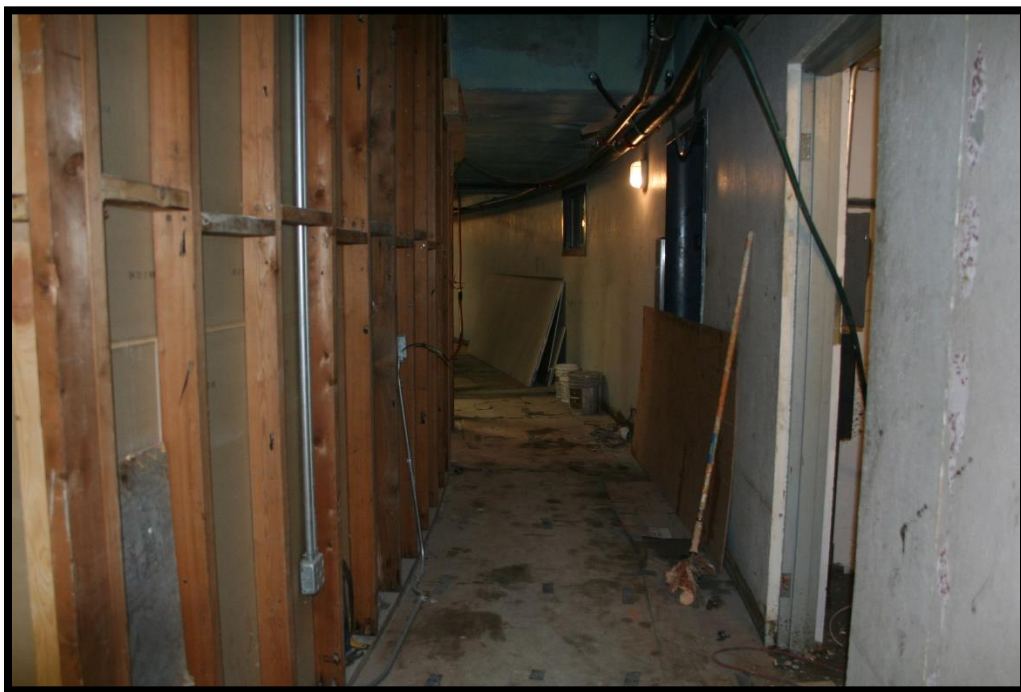
TW-25 Typical interconnecting hallway, view to the north.



TW-26 Typical elevator door, view to the southeast.



TW-27 Typical stairway at hallway's end, view to the southwest.



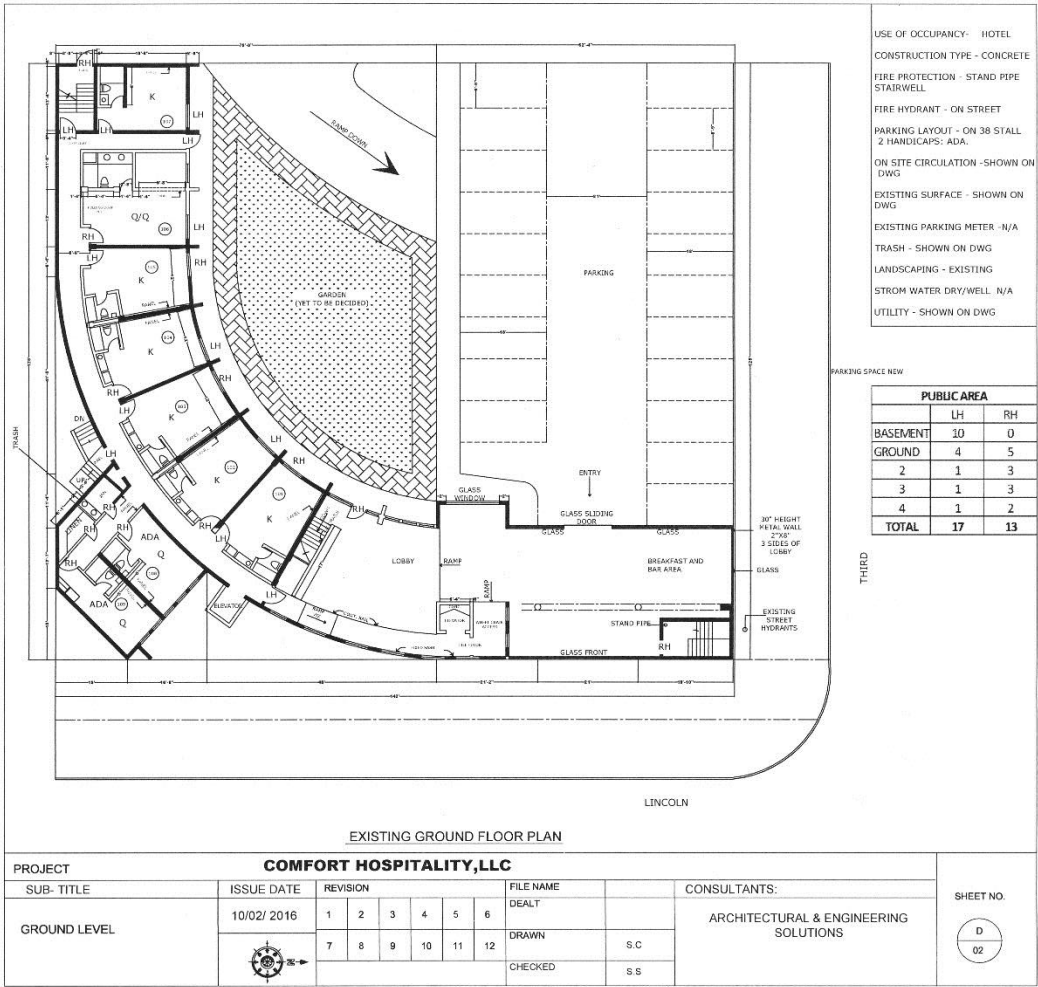
TW-28 Basement level hallway, view to the south.



TW-29 Underground parking area, view to the west.



TW-30 Access ramp to underground parking area, view to the southwest.

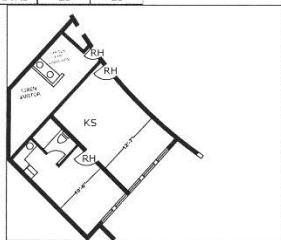


K	KING
Q	QUEEN
KS	KING SUITE
Q.ADA	QUEEN WITH ADA FACILITY
Q/Q	QUEEN/QUEEN

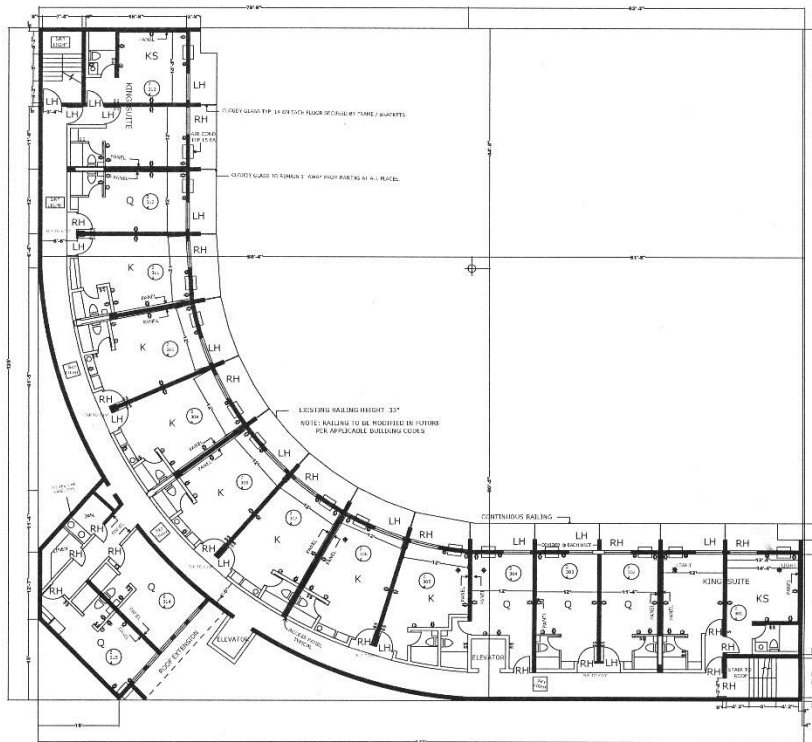
53 GUEST ROOMS MATRIX					
FLOOR	K	Q	KS	Q.ADA	Q/Q
GROUND	6	0	0	2	1
SECOND	7	6	2	0	0
THIRD	7	6	2	0	0
FOURTH	7	4	3	0	0
TOTAL	27	16	7	2	1

PATIO DOOR		
	LH	RH
GROUND	4	3
2	8	7
3	8	7
4	8	7
TOTAL	28	24

GUEST ROOM DOORS		
	LH	RH
GROUND	4	5
2	8	11
3	8	11
4	8	11
TOTAL	28	38



PART OF FOURTH FLOOR PLAN



EXISTING SECOND, THIRD & FOURTH FLOOR PLAN

PROJECT		COMFORT HOSPITALITY,LLC										CONSULTANTS:		SHEET NO.
SUB- TITLE	ISSUE DATE	REVISION						FILE NAME						
SECOND , THIRD & FOURTH FLOOR PLAN	10 /02/ 2016	1	2	3	4	5	6	DEALT						
		7	8	9	10	11	12	DRAWN		S.C				
								CHECKED		S.S				
												ARCHITECTURAL & ENGINEERING SOLUTIONS		
												D 03		



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	5/3/2017
Clerk's File #	OPR 2017-0321
Renews #	
Cross Ref #	2016-0743
Project #	
Bid #	
Requisition #	CR18074
Agenda Item Name	0320 LEGISLATIVE SERVICE AGREEMENT EXTENSION WITH LUKE ESSER

Submitting Dept	CITY COUNCIL
Contact Name/Phone	BRIAN 6256269 MCCLATCHEY
Contact E-Mail	AMCDANIEL@SPOKANECITY.ORG
Agenda Item Type	Contract Item
Agenda Item Name	0320 LEGISLATIVE SERVICE AGREEMENT EXTENSION WITH LUKE ESSER

Agenda Wording

Legislative Service Agreement Extension with Luke Esser

Summary (Background)

Because the Legislature is now in a special session, which is anticipated to be extended to a second special session, the Agreement must be extended to encompass these special sessions.

Fiscal Impact

Expense \$ 7500

Select \$

Select \$

Select \$

Budget Account

0320-36100-11600-54101

#

#

#

Approvals

Dept Head MCDANIEL, ADAM

Division Director

Finance ORLOB, KIMBERLY

Legal PICCOLO, MIKE

For the Mayor SANDERS, THERESA

Council Notifications

Study Session

Other

Distribution List

Additional Approvals

Purchasing



City of Spokane

**LEGISLATIVE SERVICE AGREEMENT
SECOND AMENDMENT / EXTENSION**

Title: **LEGISLATION & LOBBYIST SERVICES**

This LEGISLATIVE SERVICE AGREEMENT Second Amendment / Extension is made and entered into by and between the **City of Spokane** ("City"), a Washington municipal corporation, and **LUKE ESSER**, whose address is 404 – 158th Pl. SE, Bellevue, Washington, 98008 ("Lobbyist").

WHEREAS, the parties entered into an Agreement wherein the Lobbyist agreed to provide LEGISLATION & LOBBYIST SERVICES for the City; and

WHEREAS, because the Legislature is now in a special session, which is anticipated to be extended to a second special session, the Agreement must be extended to encompass these special sessions.

-- NOW, THEREFORE, in consideration of these terms, the parties mutually agree as follows:

1. CONTRACT DOCUMENTS.

The Contract dated September 30, 2016, November 18, 2016, and November 21, 2016, any previous amendments, addendums and / or extensions / renewals thereto, are incorporated by reference into this document as though written in full and shall remain in full force and effect except as provided herein.

2. EFFECTIVE DATE.

This Contract Second Amendment / Extension shall become effective on May 1, 2017 and shall run through July 31, 2017.

3. COMPENSATION.

For April 16, 2017 - July 31, 2017, the City shall pay a total amount not to exceed **FIFTEEN THOUSAND AND 00/100 DOLLARS (\$15,000.00)**; one-half of which is to be paid to Lobbyist **LUKE ESSER** for everything to be furnished and done under this Contract Second Amendment / Extension by **LUKE ESSER**. From April 16, 2017, through July 31, 2017; each Lobbyist will be compensated at the rate of \$2,500 per month.

This is the maximum amount to be paid under this Amendment, and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Agreement and this document.

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 Contract Second Amendment / Extension by having legally-binding representatives affix their signatures below.

LUKE ESSER

By _____
Signature Date

Type or Print Name

Title

Attest:

City Clerk

CITY OF SPOKANE

By _____
Signature Date

Type or Print Name

Title

Approved as to form:

Assistant City Attorney

16-841



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	5/3/2017
Clerk's File #	OPR 2017-0322
Renews #	
Cross Ref #	2016-0743
Project #	
Bid #	
Requisition #	PE631

Submitting Dept	CITY COUNCIL
Contact Name/Phone	BRIAN 6256269 MCCLATCHEY
Contact E-Mail	AMCDANIEL@SPOKANECITY.ORG
Agenda Item Type	Contract Item
Agenda Item Name	0320 LEGISLATIVE SERVICES AGREEMENT EXTENSION WITH NICK FEDERICI

Agenda Wording

Legislative Services Agreement Extension with Nick Federici

Summary (Background)

Because the Legislature is now in a special session, which is anticipated to be extended to a second special session, the Agreement must be extended to encompass these special sessions.

<u>Fiscal Impact</u>		<u>Budget Account</u>	
Expense	\$ 7500	#	0320-36100-11600-54101-99999
Select	\$	#	
Select	\$	#	
Select	\$	#	
<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	MCDANIEL, ADAM	<u>Study Session</u>	
<u>Division Director</u>		<u>Other</u>	
<u>Finance</u>	ORLOB, KIMBERLY	<u>Distribution List</u>	
<u>Legal</u>	PICCOLO, MIKE		
<u>For the Mayor</u>	SANDERS, THERESA		
<u>Additional Approvals</u>			
<u>Purchasing</u>			



City of Spokane
**LEGISLATIVE SERVICE AGREEMENT
SECOND AMENDMENT / EXTENSION**

Title: **LEGISLATION & LOBBYIST SERVICES**

This LEGISLATIVE SERVICE AGREEMENT Second Amendment / Extension is made and entered into by and between the **City of Spokane** ("City"), a Washington municipal corporation, and **NICK FEDERICI**, whose address is 6207 12th Ave NW, Seattle, Washington, 98115 ("Lobbyist").

WHEREAS, the parties entered into an Agreement wherein the Lobbyist agreed to provide LEGISLATION & LOBBYIST SERVICES for the City; and

WHEREAS, because the Legislature is now in a special session, which is anticipated to be extended to a second special session, the Agreement must be extended to encompass these special sessions.

-- NOW, THEREFORE, in consideration of these terms, the parties mutually agree as follows:

1. CONTRACT DOCUMENTS.

The Contract dated September 30, 2016, November 18, 2016, and November 21, 2016, any previous amendments, addendums and / or extensions / renewals thereto, are incorporated by reference into this document as though written in full and shall remain in full force and effect except as provided herein.

2. EFFECTIVE DATE.

This Contract Second Amendment / Extension shall become effective on May 1, 2017 and shall run through July 31, 2017.

3. COMPENSATION.

For April 16, 2017 - July 31, 2017, the City shall pay a total amount not to exceed **FIFTEEN THOUSAND AND 00/100 DOLLARS (\$15,000)**; one-half of which is to be paid to Lobbyist Nick Federici for everything to be furnished and done under this Contract Second Amendment / Extension by **NICK FEDERICI**. From April 16, 2017, through July 31, 2017, each Lobbyist will be compensated at the rate of \$2,500 each month.

This is the maximum amount to be paid under this Amendment, and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Agreement and this document.

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 Contract Second Amendment / Extension by having legally-binding representatives affix their signatures below.

NICK FEDERICI

CITY OF SPOKANE

By _____
Signature Date

Type or Print Name

Title

Attest:

City Clerk

By _____
Signature Date

Type or Print Name

Title

Approved as to form:

Assistant City Attorney

16-841



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	5/2/2017
Clerk's File #	CPR 1981-0402
Renews #	
Cross Ref #	
Project #	
Bid #	
Requisition #	

Submitting Dept	MAYOR
Contact Name/Phone	BRANDY COTE 625-6774
Contact E-Mail	BCOTE@SPOKANECITY.ORG
Agenda Item Type	Boards and Commissions Appointments
Agenda Item Name	0520 APPOINTMENT OF JENNIFER OGDEN TO THE SPOKANE PARK BOARD

Agenda Wording

Appointment of Jennifer Ogden to the Spokane Park Board, to fill a vacated seat through the remainder of that term, effective immediately and through 2/2/2021.

Summary (Background)

Appointment of Jennifer Ogden to the Spokane Park Board, to fill a vacated seat through the remainder of that term, effective immediately and through 2/2/2021.

<u>Fiscal Impact</u>		<u>Budget Account</u>	
Select	\$	#	
Select	\$	#	
Select	\$	#	
Select	\$	#	
<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	COTE, BRANDY	<u>Study Session</u>	
<u>Division Director</u>		<u>Other</u>	
<u>Finance</u>		<u>Distribution List</u>	
<u>Legal</u>		bcote@spokanecity.org	
<u>For the Mayor</u>	SANDERS, THERESA	pclarke@spokanecity.org	
<u>Additional Approvals</u>		leadie@spokanecity.org	
<u>Purchasing</u>			



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	5/3/2017
Clerk's File #	RES 2017-0037
Renews #	

Submitting Dept	HUMAN RESOURCES	Cross Ref #	
Contact Name/Phone	CHRIS CAVANAUGH 625-6383	Project #	
Contact E-Mail	CCAVANAUGH@SPOKANECITY.ORG	Bid #	
Agenda Item Type	Resolutions	Requisition #	
Agenda Item Name	0620 RESOLUTION APPOINTING MICHAEL ORMSBY CITY ATTORNEY		

Agenda Wording

Resolution appointing Michael Ormsby City Attorney

Summary (Background)

Resolution appointing Michael Ormsby City Attorney

<u>Fiscal Impact</u>	<u>Budget Account</u>
Select \$	#
Select \$	#
Select \$	#
Select \$	#

<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	CAVANAUGH, CHRISTINE	<u>Study Session</u>	
<u>Division Director</u>	CAVANAUGH, CHRISTINE	<u>Other</u>	
<u>Finance</u>	ORLOB, KIMBERLY	<u>Distribution List</u>	
<u>Legal</u>	DALTON, PAT		
<u>For the Mayor</u>	SANDERS, THERESA		
<u>Additional Approvals</u>			
<u>Purchasing</u>			

RESOLUTION 2017-0037

A Resolution approving the appointment of Michael Ormsby as City Attorney of the City of Spokane.

WHEREAS, Section 24 of the City Charter provides that the Mayor shall have the power to appoint the City Attorney subject to the approval of the City Council; and

WHEREAS, Section 5.2.6 of the City Council Rules of Procedure states that approval of appointment of department heads shall be by resolution; and

WHEREAS, after full consideration, Mayor David Condon has appointed Michael Ormsby as City Attorney for the City of Spokane .

NOW, THEREFORE,

BE IT RESOLVED by the City Council for the City of Spokane that it hereby approves the appointment of Michael Ormsby as City Attorney for the City of Spokane.

ADOPTED BY THE CITY COUNCIL ON _____, 2017.

City Clerk

Approved as to form:

Assistant City Attorney

**Agenda Sheet for City Council Meeting of:**

05/15/2017

<u>Date Rec'd</u>	5/3/2017
<u>Clerk's File #</u>	RES 2017-0039
<u>Renews #</u>	
<u>Cross Ref #</u>	
<u>Project #</u>	
<u>Bid #</u>	
<u>Requisition #</u>	
<u>Agenda Item Name</u>	0410 UTGO INTERFUND LOAN FROM SPOKANE INVESTMENT POOL (SIP)

Agenda Wording

A RESOLUTION of the City of Spokane, Washington, relating to contracting indebtedness; providing for the issuance of up to \$250,000.00 principal amount of a Limited Tax General Obligation Bonds

Summary (Background)

The Spokane Investment Pool is allowed to invest up to 15% of its portfolio in City of Spokane Bonds. This issuance of interfund indebtedness will be used to finance, over a 5-year period, the acquisition of nine new vehicles in consultation with City Fleet Services and on behalf of City Engineering Services.

Fiscal Impact

Select \$

Select \$

Select \$

Select \$

Budget Account

#

#

#

#

Approvals**Dept Head**

BUSTOS, KIM

Division Director

MARCHAND, CRYSTAL

Council Notifications**Study Session****Other**Finance Committee
4/10/17**Finance**

DOVAL, MATTHEW

Distribution List**Legal**

PICCOLO, MIKE

ktwohig@spokanecity.org

For the Mayor

COOLEY, GAVIN

kbustos@spokanecity.org

Additional Approvals

gcooley@spokanecity.org

Purchasing

mhughes@spokanecity.org

treasury accountings@spokanecity.org

RESOLUTION NO. 2017-0039

A RESOLUTION of the City of Spokane, Washington, relating to contracting indebtedness; providing for the issuance of up to \$250,000.00 principal amount of a Limited Tax General Obligation Bond, 2017 Series A, of the City for general City purposes to provide funds with which to pay the cost of acquiring capital assets for public purposes through an interfund loan; fixing the date, form, maturity, interest rate, terms and covenants of the bond; authorizing the sale and delivery of the bond to the City, and providing for other matters properly relating thereto.

BE IT RESOLVED by the City Council as follows:

Section 1. Recitals. The City Council (the "Council") of the City of Spokane, Washington (the "City"), hereby makes the following findings and determinations:

(a) Pursuant to chapters 35.22, 39.36 and 39.46 RCW and Article XIII of the City Charter, the City is authorized to incur indebtedness and issue a general obligation bond (the "Bond") for the purpose of funding the Project.

(b) The amount of indebtedness for which the Bond will be issued is the amount up to \$250,000.00, which is within the statutory and constitutional limits of indebtedness prescribed for the City.

(c) RCW 35.39.030(4) authorizes the City to invest its money in "general obligation or utility revenue bonds or warrants of its own or of any other city or town in the state." Sections 5.8.5 and 5.12.1 of the City's Administrative Policy and Procedure for Investments authorize the City Treasurer to invest in general obligation bonds issued by the City.

Section 2. Authorization of the Bond. The City shall borrow money on the credit of the City and issue a limited tax general obligation bond evidencing that indebtedness in the amount up to \$250,000.00 to pay the cost of acquiring capital assets for general City purposes.

Section 3. Description of the Bond. The general obligation bond authorized to be issued pursuant to Section 2 of this resolution shall be designated as the Limited Tax General Obligation Bond, 2017 Series A, of the City (the "Bond"); shall be in the principal amount up to \$250,000.00 ; shall be dated the day the bond initially is issued by the City; shall mature on June 30, 2022 ; shall be numbered R-1; and shall bear interest from the date of disbursement (or the most recent date to which interest has been paid) at the Current SIP Rate of 2.60% % (1.85% 5-Year Treasury Rate + .75% as per following) computed on the basis of the actual number of days elapsed over a year of 365/366 days (i.e., interest is compounded daily). The Current SIP Rate is the rate set on the first business day of the month of issuance and equivalent to the United States Treasury Rate of like maturity plus 75 basis points (.75%). For maturities between standard US Treasury maturities, the calculated rate will be interpolated between the rates for the nearest US Treasury maturities

above and below the maturity of the bond being issued. Principal and interest on the bond shall be paid semi-annually, on each December 31 and June 30, commencing on December 31, 2017. At maturity, the remaining principal of the Bond shall be paid in full (and may be prepaid earlier, in full or in part, pursuant to Section 5 of this resolution).Section 4. Payment of the Bond. Both principal of and interest on the Bond shall be payable solely out of the Asset Management Fund (as defined below), in lawful money of the United States of America, by check, draft, electronic transfer or interfund transfer on the payment date. Such payments will be made to the Registered Owner (as defined below) at the address appearing on the Bond Register (as defined below). The final installment of principal and interest on the Bond at maturity or prior repayment is payable at the office of the Bond Registrar (as defined below) in Spokane, Washington, upon presentation and surrender of the Bond.

Section 5. Prepayment Provisions. The City reserves the right to prepay principal of the Bond prior to its stated maturity at any time, in whole or in part, at par plus accrued interest to the date fixed for prepayment. No notice of prepayment to the Registered Owner is required. Interest on the principal of the Bond so prepaid shall cease to accrue on the date of such prepayment.

Section 6. Failure to Redeem Bond. If the Bond is not redeemed when properly presented at its maturity or earlier prepayment date, the City shall be obligated to pay interest on the Bond at the same rate provided therein from and after its maturity date until the Bond, both principal and interest, is paid in full or until sufficient money for its payment in full is on deposit in the Asset Management Fund and the Bond has been called for payment by giving notice of that call to the Registered Owner.

Section 7. Pledge of Taxes. For as long the Bond is outstanding and unpaid, the City irrevocably pledges to pay when due the principal of and interest on the Bond, and the full faith, credit and resources of the City are pledged irrevocably for the collection and the prompt payment of that principal and interest.

Section 8. Form and Execution of the Bond. The Bonds shall be in substantially the following form:

UNITED STATES OF AMERICA

NO. R-1

STATE OF WASHINGTON

CITY OF SPOKANE

LIMITED TAX GENERAL OBLIGATION BONDS, SERIES 2017 A

INTEREST RATE: 1.85%

MATURITY DATE: 6/30/2022

REGISTERED OWNER: City of Spokane, Washington.

PRINCIPAL AMOUNT: \$XXX,XXX.XX

THE CITY OF SPOKANE, a municipal corporation organized and existing under and by virtue of the laws of the State of Washington (the "City"), hereby acknowledges itself to owe and for value received promises to pay to the Registered Owner identified above, or registered assigns, to pay principal, and interest thereon, from the date of disbursement (May xx, 2017) , or the most recent date to which interest has been paid or duly provided for until payment of this bond at the Interest Rate set forth above, payable semiannually thereafter commencing December 31, 2017 and on the last days of each succeeding December and June. Both principal of and interest on this bond are payable in lawful money of the United States of America. Initially, the City has specified and adopted the registration system for the bonds of this issue specified by the State Finance Committee, and the fiscal agency of the State will act as registrar, paying agent and authenticating agent (the "Bond Registrar").

The bonds of this issue are issued under and in accordance with the provisions of the Constitution and applicable statutes of the State of Washington, the City Charter, and Resolution No. 2017-0039 duly passed by the City Council on May __, 2017 (the "Bond Resolution"). Capitalized terms used in this bond have the meanings given such terms in the Bond Resolution.

This bond shall not be valid or become obligatory for any purpose or be entitled to any security or benefit under the Bond Resolution until the Certificate of Authentication hereon shall have been manually signed by or on behalf of the Bond Registrar or its duly designated agent.

The City hereby irrevocably covenants and agrees with the owner of this bond that it will include in its annual budget sufficient funds to pay the principal of and interest on this bond as the same shall become due. The full faith, credit and resources of the City are hereby irrevocably pledged for the prompt payment of such principal and interest.

The bonds of this issue are not "private activity bonds" as such term is defined in the Internal Revenue Code of 1986, as amended (the "Code"). The bonds of this issue have not been designated by the District as "qualified tax-exempt obligations" under Section 265(b) of the Code for banks, thrift institutions and other financial institutions. [The interest on the bonds of this issue is [not] excludable from federal income taxation.]

It is hereby certified that all acts, conditions and things required by the Constitution and statutes of the State of Washington to exist, to have happened, been done and performed precedent to and in the issuance of this bond have happened, been done and performed and that the issuance of this bond and the bonds of this issue does not violate any constitutional, statutory or other limitation upon the amount of bonded indebtedness that the City may incur.

IN WITNESS WHEREOF, the City of Spokane, Washington, has caused this bond to be signed with the facsimile or manual signature of the Mayor, to be attested by the facsimile or manual signature of the City Clerk, and the corporate seal of the City to be reproduced hereon, all as of this ____ day of _____ 2017.

CITY OF SPOKANE, WASHINGTON

By _____ /s/ manual or facsimile
Mayor

ATTEST:

_____/s/ manual or facsimile
City Clerk

[SEAL]

The Bond Registrar's Certificate of Authentication on the Bonds shall be in substantially the following form:

CERTIFICATE OF AUTHENTICATION

This bond is the fully registered Limited Tax General Obligation Bonds, 2017 Series A, described in the Bond Resolution, of the City of Spokane, Washington, dated _____, 2017.

TREASURER, CITY OF SPOKANE, WASHINGTON
as Registrar

By _____

Authorized Signer

The authorized signing of a Certificate of Authentication shall be conclusive evidence that the Bond so authenticated has been duly executed, authenticated and delivered and is entitled to the benefits of this resolution.

If any officer whose facsimile signature appears on the Bond ceases to be an officer of the City authorized to sign bonds before the Bond bearing his or her facsimile signature is authenticated or delivered by the Bond Registrar or issued by the City, that Bond nevertheless may be authenticated, issued and delivered and, when authenticated, issued and delivered, shall be as binding on the City as though that person had continued to be an officer of the City authorized to sign bonds. Any Bond also may be signed on behalf of the City by any person who, on the actual date of signing of the Bond, is an officer of the City authorized to sign bonds, although he or she did not hold the required office on the date of issuance of the Bond.

Section 9. Bond Registrar. The City's Treasurer is appointed as the registrar for the Bond (the "Bond Registrar") and, in such capacity, shall be responsible for registering ownership of the Bond. The Bond shall be issued to the City of Spokane (the "Registered Owner"), as payee, for the benefit of the SIP, only in registered form as to both principal and interest and shall be recorded on books or records maintained by the Bond Registrar (the "Bond Register"). The Bond Register shall contain the name and mailing address of the Registered Owner. The Bond may not be assigned or transferred by the Registered Owner. When the Bond has been paid in full, both principal and interest, it shall be surrendered by the Registered Owner to the Bond Registrar, who shall cancel the Bond. The Bond Registrar shall keep, or cause to be kept, at its office, sufficient books for the registration of the Bond. The Bond Registrar is authorized, on

behalf of the City, to authenticate and deliver the Bond in accordance with the provisions of the Bond and this resolution, to serve as the City's paying agent for the Bond and to carry out all of the Bond Registrar's powers and duties under this resolution. The provisions of this resolution shall constitute a system of registration for purposes of the Bond. The Bond Registrar shall be responsible for the representations contained in the Bond Registrar's Certificate of Authentication on the Bond.

Section 10. Purchase of the Bond. The City shall purchase the Bond, at the price of par, from funds available for investment on deposit in the SIP. The Mayor, the City Clerk, the City Treasurer, the City's Chief Financial Officer, and other City officials are authorized and directed to do everything necessary for the prompt delivery of the Bond and for the proper application and use of the proceeds of the sale thereof.

Section 11. Ratification and Limitation on Recourse. All actions heretofore taken in furtherance thereof and not inconsistent with the provisions of this resolution are hereby ratified and confirmed in all respects. No recourse shall be had for any claim based on this resolution or the Bond against any Council member, officer or employee, past, present or future, of the City or of any successor body as such, either directly or through the City or any such successor body, under any constitutional provision, statute or rule of law or by the enforcement of any assessment or penalty or otherwise.

Section 12. Validity. If any provision of this resolution shall be declared by any court of competent jurisdiction to be invalid, then such provision shall be null and void and shall be separable from the remaining provisions of this resolution and shall in no way affect the validity of the other provisions of this resolution, of the Bond or of the levy or collection of the taxes pledged to pay and retire the Bond.

PASSED by the City Council of the City of Spokane, Washington, at a regular meeting thereof, held
on May ____, 2017.

CITY OF SPOKANE

Spokane County, Washington

Ben Stuckart, Council President

ATTEST:

Terri L. Pfister, Clerk

(SEAL)

APPROVED AS TO FORM:

Mike Piccolo, Acting City Attorney

Laura D. McAloon, Bond Counsel

BRIEFING PAPER
Finance Committee
Engineering Services
April 10, 2017

Subject:

SIP loan for 9 new vehicles for Engineering Services Construction Management Staff

Background:

Engineering Services Construction Management Office provides inspection, surveying, and construction management for the City's capital improvement program and private developments with large infrastructure.

In consultation with Fleet Management, Engineering has identified a need to decommission several old vehicles with high maintenance costs, and replace those with preferred vehicles. All Engineering Vehicles need to be 4WD to navigate the rough work zones under construction. Additionally, we have some construction managers still using personal vehicles to perform work duties, which need to be supplied a standard city vehicle for said duties.

This accelerated purchase will remove the conflict of needing to purchase City vehicles for staff still using personal vehicles on capital projects and the need to replace existing vehicles in the fleet with the highest maintenance costs. This will replace the oldest of the remaining Engineering fleet while also filling the need to supply critical field staff with necessary equipment. Fleet replacement has been evaluated for future years and this action will not negatively impact our ability to manage vehicular needs moving forward.

Impact:

Engineering Services proposes to take a loan from the SIP in order to fund 9 new vehicles in 2017.

(4) ½ ton Ford F150 pickup trucks - \$72,189 (\$24,063 ea)

(1) ¾ ton Ford F250 pickup truck - \$29,018

(3) Ford Escape - \$66,894 (\$22,298 ea)

(1) Ford Explorer - \$28,320

(5) Truck canopies - \$12,500 (\$2500 ea)

Total Purchase Amount: \$232,984

Action:

For council consideration. The SIP loan will be brought forward for approval on the next council agenda.

Funding:

Engineering Services will fund the loan payments out of the 2017-2021 budgeted capital outlay which is primarily used for vehicle replacements and some equipment. This budget is sufficient to make loan payments for the period of the loan and provide for

BRIEFING PAPER
Finance Committee
Engineering Services
April 10, 2017

other equipment needs over this term. There will also see additional benefit of reduced maintenance costs and mileage reimbursement expenses.

Loan Amount: \$232,984

Annual Interest Rate: 2.61%

Loan Period in months: 60

Monthly Loan Payment: \$4,146.16

Yearly Loan Payment Amount: \$49,753.92

**Agenda Sheet for City Council Meeting of:**

03/27/2017

<u>Date Rec'd</u>	3/15/2017
<u>Clerk's File #</u>	ORD C35487
<u>Renews #</u>	

<u>Submitting Dept</u>	INNOVATION & TECHNOLOGY	<u>Cross Ref #</u>	
<u>Contact Name/Phone</u>	MICHAEL 625-6468	<u>Project #</u>	
<u>Contact E-Mail</u>	MSLOON@SPOKANECITY.ORG	<u>Bid #</u>	
<u>Agenda Item Type</u>	First Reading Ordinance	<u>Requisition #</u>	
<u>Agenda Item Name</u>	5300 - ORDINANCE		

Agenda Wording

An ordinance relating to the creation of 4 new departments within the Innovation and Technology Services Division; amending SMC section 3.01A.340 & adopting new sections 3.01A.341, 3.01A.342, & 3.01A.344 to chapter 3.01A of the Spokane Municipal Code

Summary (Background)

The ITSD is responsible for strategic & operational information technology system support, to include electronic mail, telephone system, network infrastructure, enterprise server & Cloud services, desktop support, Geographic Information Systems, datacenter operations, & security & monitoring systems. Central management of technology innovation & strategic planning, information security, administration, technology contracts & procurement, & mail center functions are maintained @ division level.

<u>Fiscal Impact</u>		<u>Budget Account</u>	
Neutral	\$	#	
Select	\$	#	
Select	\$	#	
Select	\$	#	
<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	SLOON, MICHAEL	<u>Study Session</u>	Fin & Tech Meeting
<u>Division Director</u>	FINCH, ERIC	<u>Other</u>	
<u>Finance</u>	DOVAL, MATTHEW	<u>Distribution List</u>	
<u>Legal</u>	PICCOLO, MIKE	Accounting - kkeck@spokanecity.org	
<u>For the Mayor</u>	SANDERS, THERESA	Contract Accounting - jsalstrom@spokanecity.org	
<u>Additional Approvals</u>		Legal - hwhaley@spokanecity.org	
<u>Purchasing</u>		Purchasing - cwahl@spokanecity.org	
		IT - itadmin@spokancity.org	
		Taxes & Licenses	

ORDINANCE NO. C35487

An ordinance relating to the creation of four new departments within the Innovation and Technology Services Division; amending SMC section 3.01A.340 and adopting new sections 3.01A.341, 3.01A.342, 3.01A.343 and 3.01A.344 to chapter 3.01A of the Spokane Municipal Code.

The City of Spokane does ordain:

Section 1. That SMC section 3.01A.340 is amended to as follows:

3.01A.340 Innovation and Technology Services Division (ITSD)

~~((A. The innovation and technology services department is responsible for information technology application and system support, to include electronic mail, telephone system, network infrastructure, city web site, help desk, GIS, datacenter operations, and security and monitoring systems.~~

~~B. The mail room services section collects and distributes interoffice mail and posts outgoing City mail including utility billing invoices.~~

~~C. The reprographic services section provides full digital imaging and printing services for the City.))~~

The innovation and technology services division is responsible for strategic and operational information technology system support, to include electronic mail, telephone system, network infrastructure, enterprise server and Cloud services, desktop support, Geographic Information Systems, datacenter operations, and security and monitoring systems. Central management of technology innovation and strategic planning, information security, administration, technology contract/procurement management, and mail center functions are maintained at the division level.

Section 2. That there is adopted a new section 3.01A.342 to chapter 3.01A of the Spokane Municipal Code to read as follows:

3.01A.341 ITSD – Public Works Technology Department

The innovation and technology services – public works technology department provides dedicated and integrated technology roles for systems and related process needs that can match or exceed the other parts of the City ITSD budget.

Section 3. That there is adopted a new section 3.01A.342 to chapter 3.01A of the Spokane Municipal Code to read as follows:

3.01A.342 ITSD – Program Management Department

The innovation and technology services – program management department provides strategic partnerships, innovation support, project management, continuous improvement, resiliency and business continuity planning, and open government/open data services.

Section 4. That there is adopted a new section 3.01A.343 to chapter 3.01A of the Spokane Municipal Code to read as follows:

3.01A.343 ITSD – Information Delivery Services Department

The innovation and technology services – information delivery services department provides application, GIS, database and records management support that focus on delivering digital solutions and information directly to both internal and external users.

Section 5. That there is adopted a new section 3.01A.344 to chapter 3.01A of the Spokane Municipal Code to read as follows:

3.01A.344 ITSD – Technology Operations Department

The innovation and technology services – technology operations department provides critical back-office functions including desktop support, physical and wireless communications infrastructure, enterprise services, and data center services.

PASSED BY THE CITY COUNCIL ON _____, 2017.

Council President

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Mayor

Date

Effective Date



Council Update

City of Spokane – March 2017

Agenda:

- Strategic technology alignment
- Evolving the IT organization
- Open Government and Open Data update
- 2017-2018 projects for initial visibility





Technology Alignment

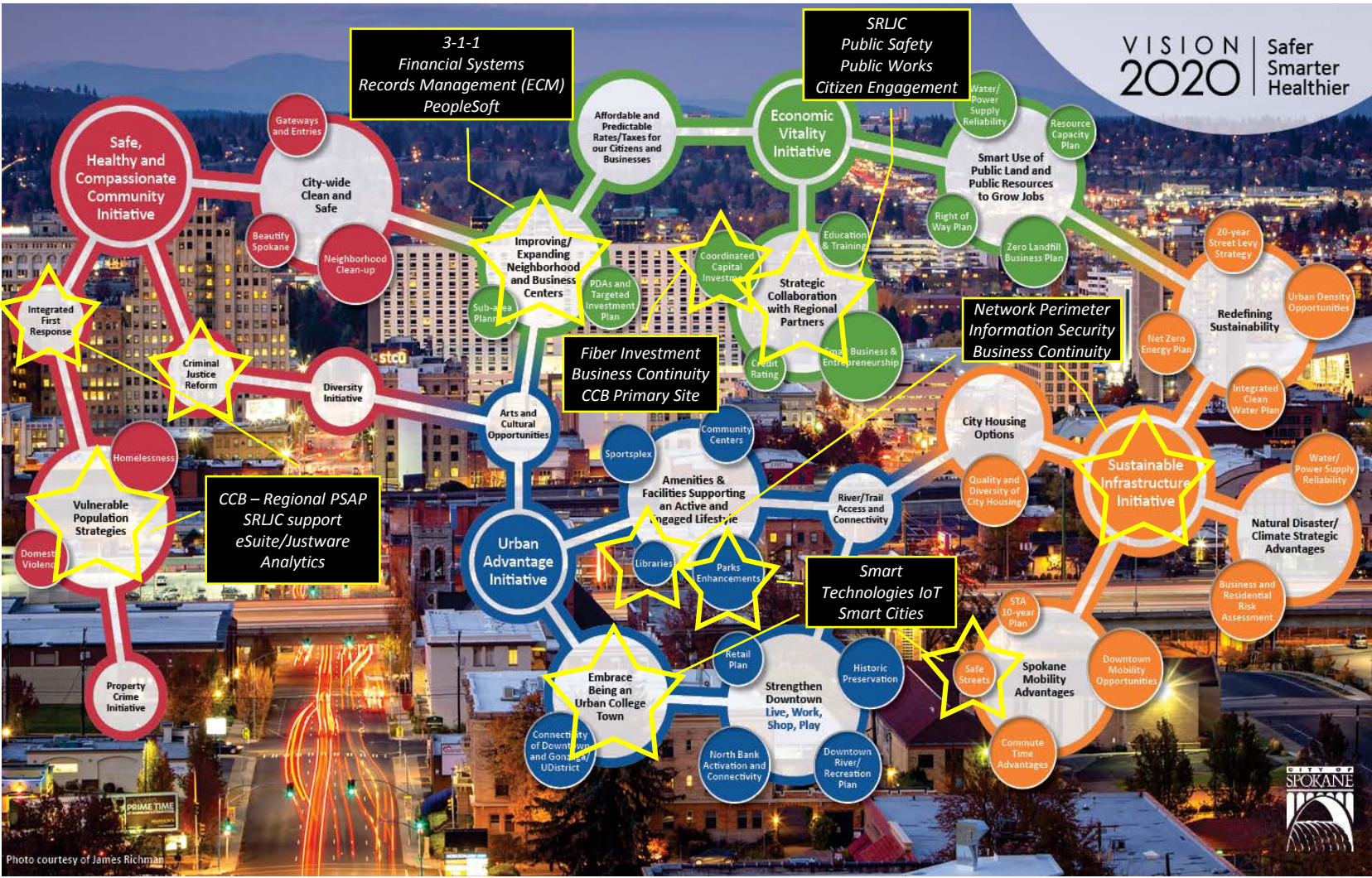


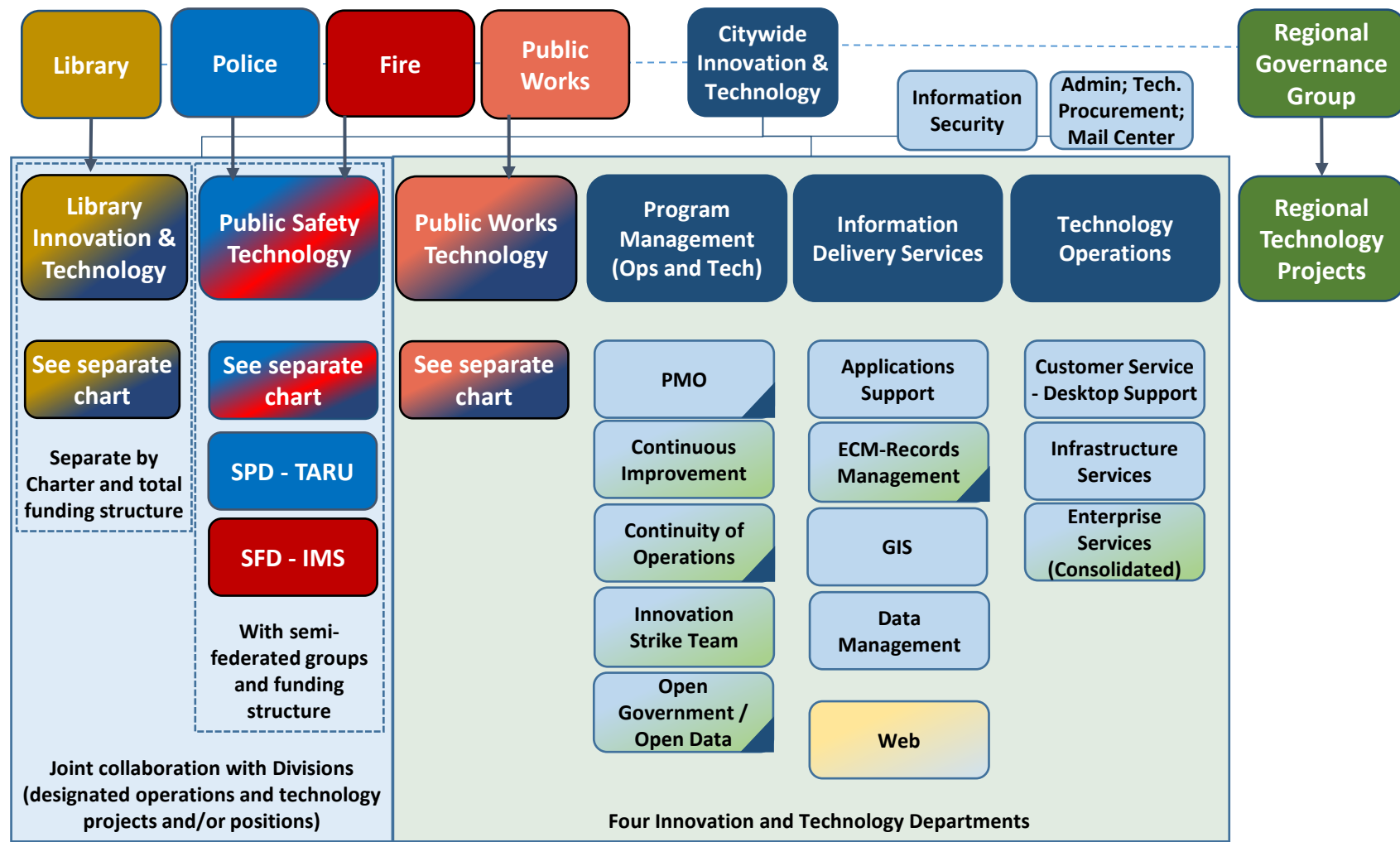
Photo courtesy of James Richman



2017 ITS Organization Structure

DRAFT
v4

Innovation and Technology Services Division





Innovation and Technology Division

Personnel and Leadership Trends

Trends seen that continue to evolve the technology workforce:

- **Need more Planners and Problem Solvers** – ITSD has a great support relationship with majority of departments, and has been staffed as a more reactive rather than proactive/planning entity.
- **More out with customers versus at a desk** – Following the overall trend of all City staff to be more outward facing, the technology support model is evolving in the same way.
- **Democratization of technology and data** – Innovation is happening lower in the organization with departmental staff. Technology needs to do the above two (problem solvers out with departments) to facilitate innovation. We need to be partners with departments.
- **Mobile and IoT** – The significant increase and trend for mobile devices, smart technologies, technologies embedded in department services and equipment, and the need to help manage and secure that information is critical to better resource in the future.





2017-2018 Open Government/Open Data

- Charter and goal setting discussions
- Align operational and efficiency goals
- Partnerships with Library and State
- Resource alignment
 - Reclass of senior data position completed last week
- Priorities
 - Charter and goal setting (in progress)
 - Prioritize frequent PRR and other needs for operational benefit
 - Formalize in 2018 budget (2Q2017)
 - Develop data review process (confidentiality review)
 - Deliver initial data source goals on current portal (3Q2017)
 - Implement the open data website/portal (2018)





Open Government and Public Records Summit, September 26-27 2016

This is the list of major take-aways recorded during the session:

- **No personal devices or “BYOD” for government work activities**
- Understanding/shaping public record (PR) policy & procedures is complex
 - Ongoing cyclical engagement in the jurisdiction is important across disciplines
- **Centralized PR management (not necessarily action) is preferred**
 - Standard formats, processes, tracking, responses, information flow and mitigates risk
- Cultural change a key component that requires leadership and mandates
 - Active steps to overcome digital hoarding
- **Education and training component needs to be formalized**
- Make a real connection with your legislature representatives
- Privacy - Joint nature of open data, public data, and private data
- Analysis/identification of “grey area” of PR in technology and business processes
- **Need to take enterprise content management (ECM) seriously**
- Technology is a key leverage partner for solutions





2017-2018 Other Major Initiatives

- Financial Management Systems
- Network and Information Security Updates
 - Mostly Capital with some new investment
 - CCB as a primary data center
 - Build infrastructure for business continuity needs
- Enterprise Content Management (ECM)
 - Records Management and Retention process/systems
 - Public Records Request improvements
 - Linkage to Open Government/Open Data
- Utility Billing and Management Systems review
 - Current system 20 years old
 - Abandoned by vendor 10+ years ago; inherited by City
 - Multi-year review to start this year



BRIEFING PAPER
City of Spokane
Information Technology
March 20, 2017

Subject

An ordinance relating to the creation of four new departments within the Innovation and Technology Services Division; amending SMC section 3.01A.340 and adopting new sections 3.01A.341, 3.01A.342, 3.01A.343 and 3.01A.344 to chapter 3.01A of the Spokane Municipal Code.

Background

The innovation and technology services division is responsible for strategic and operational information technology system support, to include electronic mail, telephone system, network infrastructure, enterprise server and Cloud services, desktop support, Geographic Information Systems, datacenter operations, and security and monitoring systems. Central management of technology innovation and strategic planning, information security, administration, technology contract/procurement management, and mail center functions are maintained at the division level.

Impact

The creation of these four new departments will allow us to better organize staff and leadership to meet City priorities and strategic initiatives

Action

City ITSD Staff recommends approval

Funding

N/A



Agenda Sheet for City Council Meeting of:
05/15/2017

Date Rec'd	4/25/2017
Clerk's File #	ORD C35498
Renews #	
Cross Ref #	
Project #	
Bid #	
Requisition #	

Submitting Dept	DEVELOPER SERVICES CENTER
Contact Name/Phone	ELDON BROWN 625-6503
Contact E-Mail	EBROWN@SPOKANECITY.ORG
Agenda Item Type	First Reading Ordinance
Agenda Item Name	4700 - ORDINANCE AMENDING C20010

Agenda Wording

An ordinance amending C20010 which vacated the alley between vacated Courtland Avenue and Bridgeport Avenue from Greene Street to Market Street

Summary (Background)

City Council passed the vacation ordinance on February 3, 1969. At that time an easement was retained for the facilities of Washington Water Power Company (aka Avista) across the entire vacated area. Recent development in the area caused Avista's facilities to be relocated outside of the retained easement; hence the easement is no longer needed.

<u>Fiscal Impact</u>		<u>Budget Account</u>	
Neutral	\$	#	
Select	\$	#	
Select	\$	#	
Select	\$	#	
<u>Approvals</u>		<u>Council Notifications</u>	
<u>Dept Head</u>	BECKER, KRIS	<u>Study Session</u>	
<u>Division Director</u>	MALLAHAN, JONATHAN	<u>Other</u>	
<u>Finance</u>	ORLOB, KIMBERLY	<u>Distribution List</u>	
<u>Legal</u>	RICHMAN, JAMES	sbishop@spokanecity.org	
<u>For the Mayor</u>	SANDERS, THERESA	ebrown@spokanecity.org	
<u>Additional Approvals</u>		htrautman@spokanecity.org	
<u>Purchasing</u>		mdoval@spokanecity.org	

City of Spokane
Planning & Development Services
808 West Spokane Falls Blvd.
Spokane, WA 99201-3343
(509) 625-6300

ORDINANCE NO. C35498

An ordinance amending Ordinance C20010 vacating the alley between vacated Courtland Avenue and Bridgeport Avenue.

The City of Spokane does ordain:

Section 1. That the alley between vacated Courtland Ave. and Bridgeport Ave. from Greene St. to Market ST., in the City of Spokane, County of Spokane, State of Washington, be and the same is hereby vacated. ~~provided, however, that said vacation is subject to an easement reservation for the facilities of the Washington Water Power Company.~~

Section 2. An urgency and emergency for the passage of this ordinance is hereby declared to, and does, exist, and the same shall take effect immediately upon its passage.

Passed the City Council _____

Council President

Attest: _____
City Clerk

Approved as to Form:

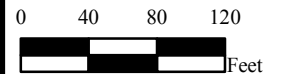
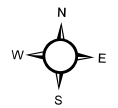
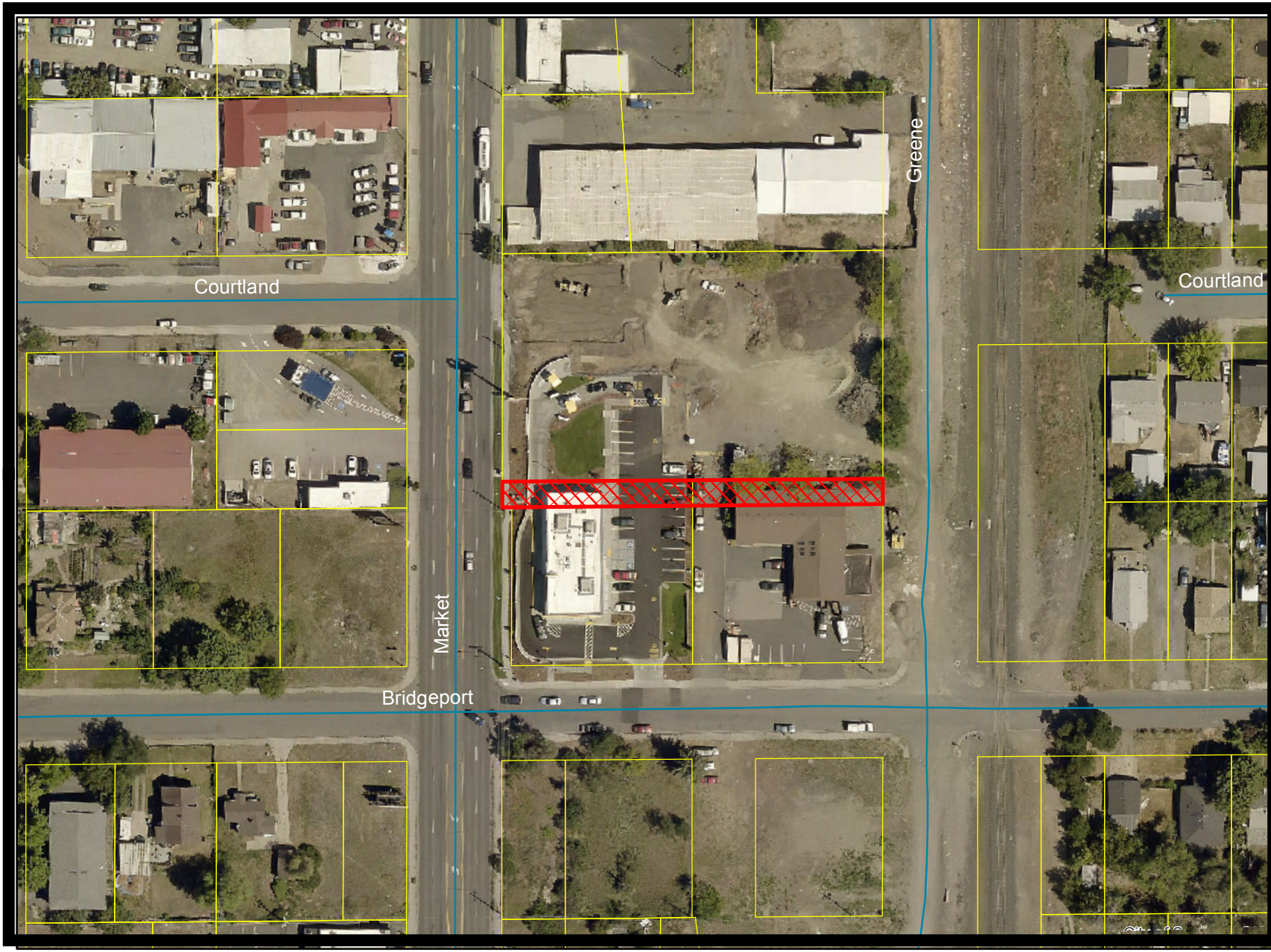
Assistant City Attorney

Mayor

Date: _____

Effective Date: _____

**Amend
Ordinance 20010
February 3, 1969
to release easement
reservation of
Washington Water
Power Company**



The location of vacated area is an approximate representation.

THIS IS NOT A LEGAL DOCUMENT:
The information shown on this map is compiled from various sources and is subject to constant revision. Information shown on this map should not be used to determine the location of facilities in relationship to property lines, section lines, streets, etc.

Printed by: jeliason
Print date: 3/21/2017

cial Fund, the following changes and appropriations be made:
FROM:

Any unappropriated reserves in the
Utilities Commercial Fund \$3,806.00

TO:
720-620-5200-142 Key Punch R 11 No. Emp. 1
Op. II \$3,806.00

Section 3. It is, therefore, by the City Council declared that an emergency exists for making the changes set forth herein and that this ordinance shall take effect and be in force immediately upon its passage.

Passed the City Council February 3, 1969.

DAVID H. RODGERS, Mayor.

Attest: A. A. BROWN, City Clerk.

ORDINANCE NO. C20009

An ordinance to establish the grade of Pinecrest Road from a point 22 ft. westerly from the east line of Pittsburg St. to the west curb line of Napa St., and declaring an emergency.

The City of Spokane does ordain:

Section 1. That the grade of Pinecrest Road from a point 22 ft. westerly from the east line of Pittsburg St. to the west curb line of Napa St. is hereby established at the following elevations above the datum plane:

	Elevations Side of Street	
	S.	N.
Beginning at a point 22 ft. westerly from the east line of Pittsburg St.	2366.92	2365.80
thence easterly 70 ft. along a vertical curve to a point	2363.74	2362.59
thence easterly 70 ft. along a vertical curve to a point	2358.39	2357.21
thence easterly 70 ft. along a vertical curve to a point	2353.68	2352.46
thence easterly 70 ft. along a vertical curve to a point	2352.39	2351.12
thence easterly to the west curb line of Magnolia St.		2351.39
thence easterly to the center line of Magnolia St.	2352.80	
thence easterly to the east curb line of Magnolia St.		2351.56
thence easterly 48.7 ft. to a point	2353.19	2351.82
thence easterly 55 ft. along a vertical curve to a point	2354.59	2353.14
thence easterly 55 ft. along a vertical curve to a point	2358.10	2356.53
thence easterly 45 ft. to a point	2361.84	2360.15
thence easterly 60 ft. along a vertical curve to a point	2365.53	2363.79
thence easterly along a vertical curve to the west curb line of Napa St.	2366.64	2365.03

Section 2. All ordinances and parts of ordinances in conflict herewith, are hereby repealed.

Section 3. This ordinance shall take effect and be in force from and after its passage, as an urgency and emergency for the passage of this ordinance is hereby declared to exist and does exist.

Passed the City Council February 3, 1969.

DAVID H. RODGERS, Mayor.

Attest: A. A. BROWN, City Clerk.

ORDINANCE NO. C20010

An ordinance vacating the alley between vacated Courtland Ave. and Bridgeport Ave. from Greene St. to Market St., City of Spokane, County of Spokane, State of Washington, and providing that this ordinance shall take effect immediately upon its passage.

The City of Spokane does ordain:

Section 1. That the alley between vacated Courtland Ave. and Bridgeport Ave. from Greene St. to Market St., in the City of Spokane, County of Spokane, State of Washington, be and the same is hereby vacated: Provided, however, that said vacation is subject to an easement reservation for the facilities of the Washington Water Power Company.

Section 2. An urgency and emergency for the passage of this ordinance is hereby declared to, and does, exist, and the same shall take effect immediately upon its passage.

Passed the City Council February 3, 1969.

DAVID H. RODGERS, Mayor.

Attest: A. A. BROWN, City Clerk.

ORDINANCE NO. C20011

An ordinance providing for the condemnation of certain lands for Park Development purposes for the Havermale Park Development Project, in the City of Spokane, and declaring an emergency.

The City of Spokane does ordain:

Section 1. That public necessity requires the acquisition by the City of Spokane of the lands herein described for Park Development purposes for the Havermale Park Development Project, in the City of Spokane, and the Corporation Counsel is hereby authorized and directed to commence an action or actions in the Superior Court of Spokane County, State of Washington, in the name of the City to condemn and take the lands necessary to be acquired for Park Development purposes for the Havermale Park Development Project in the City of Spokane. The lands so to be taken being situated in the City of Spokane, County of Spokane, State of Washington and more particularly described as follows:

Lot 14 and the south 25 ft. of Lot 21, and the south 25 ft. of Lot 22, Havermale Island; also the south 25 ft. of the vacated alley lying between the south 25 ft. of said Lot 21 and said Lot 14.

Section 2. The compensation for lands herein ordered to be taken shall be payable from the City of Spokane Park Fund Account No. 140-871-7210, and authorized federal funds obtained for this purpose.

Section 3. An urgency and emergency for the passage of this ordinance is hereby declared to, and does, hereby exist, and the same shall take effect and be in force immediately upon its passage.

Passed the City Council February 3, 1969.

DAVID H. RODGERS, Mayor.

Attest: A. A. BROWN, City Clerk.

ORDINANCE NO. C20012

An ordinance providing for the condemnation of certain lands for Park Development purposes for the Havermale Park Development Project, in the City of Spokane, and declaring an emergency.

The City of Spokane does ordain:

Section 1. That public necessity requires the acquisition by the City of Spokane of the lands herein described for Park Development purposes for the Havermale Park Development Project, in the City of Spokane, and the Corporation Counsel is hereby authorized and directed to commence an action or actions in the Superior Court of Spokane County, State of Washington, in the name of the City to condemn and take the lands necessary to be acquired for Park Development purposes for the Havermale Park Development Project in the City of Spokane. The lands so to be taken being situated in the City of Spokane, County of Spokane, State of Washington and more particularly described as follows:

The west 13 ft. of Lot 4 and all of Lots 5, 6 and 7, Havermale Island, and part of vacated McBroom Ave. adjoining on the south and vacated alley adjoining Lot 7 on the west, all of which is more particularly described as follows:

Beginning at the northeast corner of Lot 13 of said Havermale Island; thence east to a point which is 13 ft. east of the northwest corner of Lot 4; thence south on a line parallel with the west line of said Lot 4 to the intersection with the present northerly line of the Great Northern Railway Company right of way; thence westerly along the northerly line of said right of way to the intersection with the east line of Lot 8 of said Havermale Island; thence north along the east lines of Lots 8 to 13, inclusive, to the place of beginning.

Section 2. The compensation for lands herein ordered to be taken shall be payable from the City of Spokane Park Fund Account No. 140-871-7210, and authorized federal funds obtained for this purpose.

Section 3. An urgency and emergency for the passage of this ordinance is hereby declared to, and does, hereby exist, and the same shall take effect and be in force immediately upon its passage.

Passed the City Council February 3, 1969.

DAVID H. RODGERS, Mayor.

Attest: A. A. BROWN, City Clerk.

ORDINANCE NO. C20013

An ordinance prohibiting any railroad company or its agents or employees from blocking with its cars or other-

**Agenda Sheet for City Council Meeting of:**

05/15/2017

<u>Date Rec'd</u>	5/4/2017
<u>Clerk's File #</u>	ORD C35499
<u>Renews #</u>	
<u>Cross Ref #</u>	RES 2017-0028
<u>Project #</u>	
<u>Bid #</u>	
<u>Requisition #</u>	

<u>Submitting Dept</u>	DEVELOPER SERVICES CENTER
<u>Contact Name/Phone</u>	ELDON BROWN 625-6305
<u>Contact E-Mail</u>	EBROWN@SPOKANECITY.ORG
<u>Agenda Item Type</u>	Hearings
<u>Agenda Item Name</u>	4700 - MAIN & ALTAMONT STREET VACATION HEARING

Agenda Wording

Vacation of 895 square feet of the right-of-way near the northwest corner of the intersection of North Altamont Street and East Main Avenue requested by Playfair Commerce Park. (East Central Neighborhood Council)

Summary (Background)

At its legislative session held April 24, 2017 the City Council set a hearing on the above vacation for May 15, 2017. Since that time, staff has solicited responses from all concerned parties.

<u>Fiscal Impact</u>	<u>Budget Account</u>
Neutral \$	#
Select \$	#
Select \$	#
Select \$	#

<u>Approvals</u>	<u>Council Notifications</u>
<u>Dept Head</u>	WEST, JACQUE
<u>Division Director</u>	MALLAHAN, JONATHAN
<u>Finance</u>	ORLOB, KIMBERLY
<u>Legal</u>	RICHMAN, JAMES
<u>For the Mayor</u>	SANDERS, THERESA
<u>Additional Approvals</u>	jeliason@spokanecity.org
<u>Purchasing</u>	sbishop@spokanecity.org
	htrautman@spokanecity.org
	korlob@spokanecity.org

City of Spokane
Department of Engineering Services
808 West Spokane Falls Blvd.
Spokane, WA 99201-3343
(509) 625-6700

ORDINANCE NO. C35499

An ordinance vacating 895 square feet of the northwest corner of the intersection of the North Altamont Street and East Main Avenue.

WHEREAS, a petition for the vacation of 895 square feet of the northwest corner of the intersection of the North Altamont Street and East Main Avenue, as described in Attachment A, has been filed with the City Clerk representing one hundred percent of the abutting property owners, and a hearing has been held on this petition before the City Council as provided by RCW 35.79; and

WHEREAS, the City Council has found that the public use, benefit and welfare will best be served by the vacation of said public way; -- NOW, THEREFORE,

The City of Spokane does ordain:

Section 1. That 895 square feet of the northwest corner of the intersection of the North Altamont Street and East Main Avenue, as described in Attachment A, is hereby vacated. Parcel number not assigned.

Section 2. That easements as requested by Avista and by Comcast for down guys and anchors be retained.

Section 3. Adequate emergency vehicle access shall be maintained to existing and future buildings.

Section 4. That this ordinance shall not become effective until the owners of property abutting upon the area to be vacated shall have completed all closure work as approved by the City and have compensated the City of Spokane in an amount equal to the full assessed value of the area herein vacated.

Passed the City Council _____

Council President

Attest: _____
City Clerk

Approved as to Form:

Assistant City Attorney

Mayor

Date: _____

Effective Date: _____

STVAC\Main & Altamont

P1700300VACA - SITE MAP



Vacation Description:

895 square feet, as shown, near the northwest corner of the intersection of
N Altamont Street and E Main Avenue

Disclaimer: This is not a legal document. The information shown on this map is compiled from various sources and is subject to revision. This map should not be used to determine the location of facilities in relationship to property lines, section lines, streets, etc. Not suitable for design purposes.




Vacation Area

C:\Users\mady\Documents\Temp\map\2025-09-09\North Arrow.jpg



**CITY OF SPOKANE
PLANNING & DEVELOPMENT**

808 West Spokane Falls Blvd, Spokane WA 99201-3343
(509) 625-6300 FAX (509) 625-6822

STREET VACATION REPORT
April 24, 2017

LOCATION: Portion of Altamont Street right-of-way near the northwest corner of the intersection of Main Avenue and Altamont Street.

PROPONENT: Playfair Commerce Park

PURPOSE: Reconstruction of Altamont Street / Main Avenue intersection and UPRR underpass

HEARING: May 15, 2017

REPORTS:

AVISTA UTILITIES – Avista serves this area with both gas and electric utilities. In review of the proposed street vacation at the NW corner of Main and Altamont, Avista will require a utility easement for an existing down-guy and anchor be reserved.

INLAND POWER – Inland Power has no facilities within the proposed vacation area.

INTEGRA/ELI – Integra/ELI is clear of the proposed project area.

XO COMMUNICATIONS – XO Communications is clear of this location and has no desires for fiber placing in said location.

COMCAST – Comcast has reviewed the vacation request. They have a downguy in this section of land. As long as it can stay, Comcast has no objection with the vacation.

CENTURYLINK – Revised comments: An easement for Centurylink is not required on the attached property vacate. It was found that we are outside of the property boundaries.

ASSET MANAGEMENT - CAPITAL PROGRAMS – No comments received.

FIRE DEPARTMENT – No objection.

NEIGHBORHOOD SERVICES –

1. Jim Hanley (Tin Roof Furniture) – “This makes perfect sense and will result in a safer intersection both for vehicles and PEDESTRIANS. The runoff from Altamont and Main appear to be directed to a new swale thereby keeping water out of the sewer system. I completely support this project. As a member East Central and frequent user of the Altamont underpass I look forward to the completion of the paving of Altamont and the improved sidewalks. The improvement and paving with reconditioned sidewalks under the bridge with much better lighting will make this a safer and more inviting area. This will allow all of us to use Altamont to connect onto Springfield/Freya and free up some traffic at Sprague and Freya.
2. East Spokane Business Association – A resolution to approve the vacation of a 895 square foot portion of unused property of the Altamont Street Right of Way on the northwest intersection of Main Avenue and Altamont Street (the “Property”). WHEREAS, the Property currently is and has been unused for any meaningful purpose, and is unsightly due to lack of any landscape maintenance; WHEREAS, the construction of the connecting road from Ferry Avenue to Altamont Street in 2017 will result in significant improvements to the intersection of Main Avenue and Altamont Street adjacent to the Property, including new asphalt, curbing, sidewalks, street signs, and ecologically beneficial swale drainage; WHEREAS, both property owners adjacent to the Property concur with the vacation and have submitted a signed Vacation Application to the City of Spokane on February 1, 2017 for consideration and approval; WHEREAS, one of the property owners adjacent to the Property plans to improve the Property with new signage to its business, landscaping, irrigation and regular maintenance; and NOW THEREFORE, the East Spokane Business Association recognized the planned improvements and beautification to a heretofore neglected area in its district and affirmatively approved the vacation of the Property at its regular meeting on March 8, 2017, and urges the City of Spokane to also approve the property vacation.
3. East Central Neighborhood Council – A resolution to approve the vacation of a 895 square foot portion of unused property of the Altamont Street Right of Way on the northwest intersection of Main Avenue and Altamont Street (the “Property”). WHEREAS, the Property currently is and has been unused for any meaningful purpose, and is unsightly due to lack of any landscape maintenance; WHEREAS, the construction of the connecting road from Ferry Avenue to Altamont Street in 2017 will result in significant improvements to the intersection of Main Avenue and Altamont Street adjacent to the Property, including new asphalt, curbing, sidewalks, street signs, and ecologically beneficial swale drainage; WHEREAS, both property owners adjacent to the Property concur with the vacation and have submitted a signed Vacation Application to the City of Spokane on February 1, 2017 for consideration and approval; WHEREAS,

one of the property owners adjacent to the Property plans to improve the Property with new signage to its business, landscaping, irrigation and regular maintenance; and NOW THEREFORE, the East Central Neighborhood Council recognizes the planned improvements and beautification to a heretofore neglected area in its neighborhood and affirmatively approved the vacation of the Property at its regular meeting on February 21, 2017, and urges the City of Spokane to also approve the property vacation.

PARKS DEPARTMENT – No comments received

PLANNING & DEVELOPMENT – DEVELOPER SERVICES – There are no City services within the proposed vacation area. There is a project planned in the area. Applicant should verify there is no conflict with the current proposed plan or possible changes foreseeable.

PLANNING & DEVELOPMENT – TRAFFIC DESIGN – If this is vacated, the transition and connection for a public sidewalk would be on private property. I don't understand how this would be beneficial for street improvements for stormwater as noted on their application. I would think we would want all street improvements designed per City standards located within public right-of-way, especially as it connects to Ferry St extension.

PLANNING & DEVELOPMENT – PLANNING – No concerns.

POLICE DEPARTMENT – No comments received.

SOLID WASTE MANAGEMENT – No comments received.

STREET DEPARTMENT – No comments received.

WASTEWATER MANAGEMENT – No objection provided onsite runoff be maintained and treated onsite.

WATER DEPARTMENT – There does not appear to be any water infrastructure located in the proposed vacation limits. The Water Department offers no comments or restrictions to the proposed vacation.

BICYCLE ADVISORY BOARD – No comments received.

RECOMMENDATION: That the petition be granted and a vacating ordinance be prepared subject to the following conditions:

1. An easement as requested by Avista Utilities and Comcast shall be retained to protect existing and future utilities.
2. Adequate emergency vehicle access shall be maintained to existing and future buildings.

3. Closure work shall be designed, approved by the City, and completed to City Standards. Closure work may include realignment of existing curb, sidewalk and accessible ramp to maintain right-of-way for pedestrian transition and connection.
4. The proponent shall agree to a land exchange with the City or pay to the City of Spokane the assessed valuation for the vacated land as defined by the latest information from the County Assessor's Office. This is calculated to be \$2,163.15 and is to be deposited to Budget Account #3200 49199 99999 39510. Payments are to be submitted to the permit center.
5. That the final reading of the vacation be held in abeyance until all of the above conditions are met and that the above conditions are met by December 31st, 2018.



Eldon Brown, P.E.
Principal Engineer – Planning & Development

JE/xxx

\\stvac\\Main & Altamont

DISTRIBUTION LIST
VACATION OF NORTH ALTAMONT STREET AND EAST MAIN AVENUE

POLICE DEPARTMENT

ATTN: SGT JOHN GATELY

FIRE DEPARTMENT

ATTN: LISA JONES
MIKE MILLER

CURRENT PLANNING

ATTN: TAMI PALMQUIST
DAVE COMPTON

WATER DEPARTMENT

ATTN: DAN KEGLEY
JAMES SAKAMOTO
ROGER BURCHELL
CHRIS PETERSCHMIDT
HARRY MCLEAN

STREETS

ATTN: MARK SERBOUSEK
DAUN DOUGLASS

TRANSPORTATION OPERATIONS

ATTN: BOB TURNER

PLANNING & DEVELOPMENT

ATTN: ELDON BROWN
JOELIE ELIASON

CONSTRUCTION MANAGEMENT

ATTN: KEN BROWN

INTEGRATED CAPITAL MANAGEMENT

ATTN: KATHERINE MILLER

WASTEWATER MANAGEMENT

ATTN: BILL PEACOCK

PARKS & RECREATION DEPARTMENT

ATTN: LEROY EADIE

NEIGHBORHOOD SERVICES

ATTN: JACKIE CARO
JONATHAN MALLAHAN
ROD MINARIK
HEATHER TRAUTMAN

BICYCLE ADVISORY BOARD

ATTN: LOUIS MEULER

SOLID WASTE MANAGEMENT

ATTN: Scott Windsor

CITY CLERK'S OFFICE

ATTN: JACQUELINE FAUGHT

PUBLIC WORKS

ATTN: RICK ROMERO
MARCIA DAVIS

AVISTA UTILITIES

ATTN: DAVE CHAMBERS
RANDY MYHRE

COMCAST DESIGN & CONSTRUCTION

ATTN: BRYAN RICHARDSON

CENTURY LINK

ATTN: KAREN STODDARD

131 N ALTAMONT, LLC
12705 E KIKO LN
SPOKANE WA 99206

202 LEE, LLC
108 N WASHINGTON ST STE 500
SPOKANE WA 99201

RICHARD ADU-ACHEAMPONG &
RACHEL ROGERS
123 N COOK ST
SPOKANE WA 99202

DISTRIBUTION LIST

VACATION OF NORTH ALTAMONT STREET AND EAST MAIN AVENUE

WADE H & KAREN B ALTMAYER
115 N STONE ST
SPOKANE WA 99202

LS FAMILY HOLDINGS, LLC
15501 N LANTERN LN
SPOKANE WA 99208

WADE H & KAREN B ALTMAYER
8701 E GREENBLUFF RD
COLBERT WA 99005-9562

JOSEPH P MAZZIE
10815 E 35TH AVE
SPOKANE VALLEY WA 99206-5889

SANDRA K ANDERSON TRUSTEE
1801 E UPRIVER DR APT 140
SPOKANE WA 99207-5157

MIKE & RENEE MCCUNE
108 N LEE ST
SPOKANE WA 99202-3013

LARRY E BRUNETTE
130 N LEE ST
SPOKANE WA 99202

JAMES MORIN
118 N STONE ST
SPOKANE WA 99203

JOHN BURYA
1504 W 10TH AVE
SPOKANE WA 99204-4102

MOSBY PROPERTIES LLC
218 N LEE ST
SPOKANE WA 99202

CASTA-A, LLC
111 W ELCLIFF AVE
SPOKANE WA 99218

LARRY ALLEN OAKLEY
2328 E RIVERSIDE AVE
SPOKANE WA 99202

GREGG L DEVRIES
PO BOX 3865
SPOKANE WA 99220

ONE SWEET WORLD LLC
2824 N NEVADA ST
SPOKANE WA 99207

JOSEPH L DOHERTY
PO BOX 13084
SPOKANE VALLEY WA 99213-3084

ROBERT E & JILL M PEELER
132 N ALTAMONT ST
SPOKANE WA 99202

E J M HOLDINGS LLC
PO BOX 187
SPOKANE WA 99210-0187

PLAYFAIR COMMERCE PARK 1 LLC
PO BOX 3949
SPOKANE WA 99220

DAVID T HARGREAVES
2617 E NORTH ALTAMONT BLVD
SPOKANE WA 99202-4249

J TRAVIS PREWITT
PO BOX 459
LIBERTY LAKE WA 99019-0459

GARY & BRIAN C LEAVER II
2524 E 5TH AVE
SPOKANE WA 99202-4174

RIVERSIDE PARTNERS GROUP LLC
PO BOX 3612
SEATTLE WA 98124

CHRISTOPHER M & KELLY COLLINS
1841 1ST ST
CHENEY WA 99004-1966

RLC GROUP LLC
618 E 20TH AVE
SPOKANE WA 99203

DISTRIBUTION LIST
VACATION OF NORTH ALTAMONT STREET AND EAST MAIN AVENUE

RMG WASHINGTON LLC
2750 N HAYDEN ISLAND DR
PORTLAND OR 97217

JOSHUA ZARETSKY
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