

CITY OF SPOKANE



NOTICE

REGARDING CITY COUNCIL MEETINGS

Notice is hereby given that, pursuant to Governor Jay Inslee's **Revised** Proclamation **20-28.15**, dated **January 19, 2021**, all public meetings subject to the Open Public Meetings Act, Chapter 42.30 RCW, are to be held remotely and that the in-person attendance requirement in RCW 42.30.030 has been suspended until termination of the state of emergency pursuant to RCW 43.06.210, or until rescinded, whichever occurs first. Proclamations 20-28, et seq, were amended by the Washington State Legislature to recognize the extension of statutory waivers and suspensions therein until termination of the state of emergency pursuant to RCW 43.06.210 or until rescinded.

While all public meetings must continue to be held remotely, an option for an additional in-person meeting component is permitted consistent with the business meetings requirements contained in the Miscellaneous Venues guidance incorporated into Proclamation 20-25, et seq. At this time, the City Council has decided to continue its meetings with remote access only and to not include an in-person attendance component.

Temporarily and until further notice, the public's ability to attend City Council meetings is by remote access only. In-person attendance is not permitted at this time. The public is encouraged to tune in to the meeting as noted below.

Public comment will be taken virtually on legislative items during the 6:00 p.m. Legislative Session on **December 6, 2021**.

The regularly scheduled Spokane City Council 3:30 p.m. Briefing Session and 6:00 p.m. Legislative Session will be held virtually and streamed live online and airing on City Cable 5. Some members of the City Council and City staff will be attending virtually. The public is encouraged to tune in to the meeting live on Channel 5, at <https://my.spokanecity.org/citycable5/live>, or by calling **1-408-418-9388** and entering the access code **146 396 3105** for the 3:30 p.m. Briefing Session or **146 637 8980** for the 6:00 p.m. Legislative Session when prompted; meeting password is **0320**.

To participate in virtual public comment:

Sign up to give testimony at <https://forms.gle/RtciKb2tju6322BB7>. You must sign up in order to be called on to testify. The form will be **open at 5:00 p.m. on Monday, December 6, 2021, and will close at 6:00 p.m.** At 6:00 p.m., you will call in to the meeting using the information above. When it is your turn to testify, Council President will call your name and direct you to hit *3 on your phone to ask to be unmuted. The system will alert you when you have been unmuted and you can begin giving your testimony. When you are done, you will need to hit *3 again.

To participate in Open Forum:

Open Forum will take place at the end of the City Council Legislative Session unless the meeting lasts past 9:30 p.m., which may be extended by motion. Each speaker is limited to no more than three minutes. In order to participate in Open Forum, you must sign up here: <https://forms.gle/WtfGZ3HqQuXCipcX9>. The form will **open at 5:00 p.m. on Monday, December 6, and will close at 6:00 p.m.** Instructions for participating are available on the form. The Open Forum is a limited public forum; all matters discussed in the open forum shall relate to the affairs of the City and items of interest not relating to the Current or Advance Agendas, pending hearing items, or initiatives or referenda in a pending election. Individuals speaking during the open forum shall address their comments to the Council President and shall not use profanity, engage in obscene speech, or make personal comment or verbal insults about any individual.

**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!**

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

- A. At each meeting, after the conclusion of the legislative agenda, the Council shall hold an open public comment period until 9:30 pm, which may be extended by motion.
- B. At the beginning of the open forum session, staff will collect the sign-up sheet(s) and deliver them to the Chair. The order of the speakers and the appropriate time limits for the speakers will be determined at the discretion of the Chair. Each speaker shall be limited to no more than three minutes.
- C. No action, other than a statement of Councilmembers' intent to address the matter in the future, points of order, or points of information will be taken by Council members during an open forum.
- D. The open forum is a limited public forum; all matters discussed in the open forum shall relate to the affairs of the City and items not currently included on that week's current agenda or the next week's advance Council agendas. No person shall be permitted to speak in open forum regarding items on the current or advance agendas, pending hearing items, or initiatives or referenda in a pending election. Individuals speaking during the open forum shall address their comments to the Council President and shall not use profanity, engage in obscene speech, or make personal comment or verbal insults about any individual.

Rule 2.7 SERVICE ANIMALS AT CITY COUNCIL MEETINGS

- A. For purposes of these Rules, only dogs that are individually trained to do work or perform tasks for a person with a disability are recognized as service animals. Dogs or other animals whose sole function is to provide comfort or emotional support do not qualify as service animals under these Rules. Service animals are permitted to accompany people with disabilities in City Council meetings, as well as all areas where members of the public are allowed to go.
- B. Service animals must, at all times while present in a City Council meeting, be harnessed, leashed, or tethered, unless these devices interfere with the service animal's work or the individual's disability prevents using these devices, in which case, the individual must maintain control of the animal through voice, signal, or other effective controls.

Rule 2.15 PARTICIPATION OF MEMBERS OF THE PUBLIC IN COUNCIL MEETINGS

- A. Members of the public may address the Council regarding the following items on the Council's legislative agenda: first and final readings of regular and special budget ordinances, emergency ordinances, special consideration items, hearing items, and other items before the City Council requiring Council action, except those that are adjudicatory or solely administrative in nature. This rule shall not limit the public's right to speak during the open forum.
- B. No member of the public 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 their city of residence as a condition of recognition. Council members must be recognized by the Chair for the purpose of obtaining the floor.
- C. Each person speaking in a public Council meeting shall verbally identify themselves by name, city of residence, and, if appropriate, representative capacity.
- D. 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.
- E. 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, signs, applause, profanity, vulgar language, or personal insults will be permitted.
- F. A speaker asserting a statement of fact may be asked to document and identify the sources of the factual datum being asserted.

- G. When addressing the Council, members of the public shall direct all remarks to the Council President, shall refrain from remarks directed personally to any Council Member, and shall confine remarks to the matters that are specifically before the Council at that time.
- H. 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, newly revised*, shall extend to all speakers before the City Council. The City Council's Policy Director and/or City Attorney shall, with the assistance of Council staff, assist the Council President to ensure that all individuals desiring to speak shall be identified, appropriately recognized, and provided the opportunity to speak.

Rule 2.16 PUBLIC TESTIMONY REGARDING LEGISLATIVE AGENDA ITEMS – TIME LIMITS

- A. The City Council shall take public testimony on all matters included on its legislative agenda as described at Rule 2.16(A), with those exceptions stated in Rule 2.17(B). Public testimony shall be limited to the final Council action, except that public testimony shall be allowed at the first reading of ordinances. Public testimony shall be limited to three (3) minutes per speaker, unless, at their discretion, the Chair determines that, because of the number of speakers signed up to testify, less time will be needed for each speaker in order to accommodate all speakers. The Chair may allow additional time if the speaker is asked to respond to questions from the Council.
- B. No public testimony shall be taken on items on the Council's consent agenda, amendments to legislative agenda items, or solely procedural, parliamentary, or administrative matters of the Council, including amendments to these Rules.
- C. For legislative or hearing items that may affect an identifiable individual, association, or group, the following procedure may be implemented at the discretion of the Council President:
 - 1. Following an assessment by the Chair of factors such as complexity of the issue(s), the apparent number of people indicating a desire to testify, representation by designated spokespersons, etc., the Chair shall, in the absence of objection by the majority of the Council present, impose the following procedural time limitations for taking public testimony regarding legislative matters:
 - a. There shall be up to fifteen (15) minutes for staff, board, or commission presentation of background information, if any.
 - b. The designated representative of the proponents of the issue shall speak first and may include within their presentation the testimony of expert witnesses, visual displays, and any other reasonable methods of presenting the case. Up to thirty (30) minutes may be granted for the proponent's presentation. If there be more than one designated representative, they shall allocate the allotted time between or among themselves.
 - c. Following the presentation of the proponents of the issue, three (3) minutes shall be granted for any other person not associated with the designated representative of the proponents who wishes to speak on behalf of the proponent's position.
 - d. The designated representative, if any, of the opponents of the issue shall speak following the presentation of the testimony of expert witnesses, visual displays, and any other reasonable methods of presenting the case. The designated representative(s) of the opponents shall have the same amount of time which was allotted to the proponents.
 - e. Following the presentation by the opponents of the issue, three (3) minutes shall be granted for any other person not associated with the designated representative of the opponents who wishes to speak on behalf of the opponents' position.
 - f. Up to ten (10) minutes of rebuttal time may be granted to the designated representative for each side, the proponents speaking first, the opponents speaking second.
 - 2. In the event the party or parties representing one side of an issue has a designated representative and the other side does not, the Chair shall publicly ask the unrepresented side if they wish to designate one or more persons to utilize the time allotted for the designated representative. If no such designation is made, each person wishing to speak on behalf of the unrepresented side shall be granted three (3) minutes to present their position, and no additional compensating time shall be allowed due to the fact that the side has no designated representative.
 - 3. In the event there appears to be more than two groups wishing to advocate their distinct positions on a specific issue, the Chair may grant the same procedural and time allowances to each group or groups, as stated previously.
- D. The time taken for staff or Council member questions and responses thereto shall be in addition to the time allotted for any individual or designated representative's testimony.

THE CITY OF SPOKANE



ADVANCE COUNCIL AGENDA

MEETING OF MONDAY, DECEMBER 6, 2021

MISSION STATEMENT

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

MAYOR NADINE WOODWARD

COUNCIL PRESIDENT BREEAN BEGGS

COUNCIL MEMBER KATE BURKE

COUNCIL MEMBER LORI KINNEAR

COUNCIL MEMBER KAREN STRATTON

COUNCIL MEMBER MICHAEL CATHCART

COUNCIL MEMBER CANDACE MUMM

COUNCIL MEMBER BETSY WILKERSON

**CITY COUNCIL CHAMBERS
CITY HALL**

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

LAND ACKNOWLEDGEMENT

We acknowledge that we are on the unceded land of the Spokane people. And that these lands were once the major trading center for the Spokanes as they shared this place and welcomed other area tribes through their relations, history, trade, and ceremony. We also want to acknowledge that the land holds the spirit of the place, through its knowledge, culture, and all the original peoples Since Time Immemorial.

As we take a moment to consider the impacts of colonization may we also acknowledge the strengths and resiliency of the Spokanes and their relatives. As we work together making decisions that benefit all, may we do so as one heart, one mind, and one spirit.

We are grateful to be on the shared lands of the Spokane people and ask for the support of their ancestors and all relations. We ask that you recognize these injustices that forever changed the lives of the Spokane people and all their relatives.

We agree to work together to stop all acts of continued injustices towards Native Americans and all our relatives. It is time for reconciliation. We must act upon the truths and take actions that will create restorative justice for all people.

Adopted by Spokane City Council on the 22nd day of March, 2021
via Resolution 2021-0019

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 during the Open Forum at the beginning and the conclusion of the Legislative Agenda on any issue not relating to the Current or Advance Agendas, pending hearing items, or initiatives or referenda in a pending election.

ADDRESSING THE COUNCIL

- No member of the public 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 their city of residence as a condition of recognition.
- Each person speaking at the public microphone shall verbally identify themselves by name, city of residency 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, no modes of expression including but not limited to demonstrations, banners, signs, applause, profanity, vulgar language or personal insults will 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 Human Resources at 509.625.6383, 808 W. Spokane Falls Blvd, Spokane, WA, 99201; or msteinolfson@spokanecity.org. Persons who are deaf or hard of hearing may contact Human Resources 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)

Roll Call of Council

Council Reports

Staff Reports

Committee Reports

Advance Agenda Review

Current Agenda Review

ADMINISTRATIVE SESSION

CONSENT AGENDA

REPORTS, CONTRACTS AND CLAIMS

RECOMMENDATION

- | | | |
|--|----------------|------------------------------|
| 1. Low Bid of Cameron-Reilly LLC (Spokane Valley, WA) for the 2022 Street Maintenance ADA Ramps—\$690,270. An administrative reserve of \$69,027, which is 10% of the contract price, will be set aside. (Various Councils) (Council Sponsor: Council President Beggs)
Dan Buller | Approve | OPR 2021-0785
ENG 2021042 |
| 2. Value Blanket Renewals for the Waste to Energy Facility with:

a. NorthStar Chemical (Tacoma, WA) for the purchase of sodium hydroxide 50% membrane (caustic soda) from February. 1, 2022 through January 31, 2023—not to exceed \$100,000 (plus tax).(Second of two one-year renewal options.) | Approve
All | OPR 2018-0038
RFB 4418-17 |

- b. Atlas Copco (Arlington, WA), for as-needed compressor rentals during maintenance outages from January 1, 2022 through December 31, 2022—not to exceed \$135,000 (incl. tax). (Second of four one-year renewal options.)
(Council Sponsor: Council President Beggs)
David Paine
3. Value Blanket Amendment with Eljay Oil Company, Inc. for the purchase of Ultra Low Sulfur #2 Dyed Diesel and Supporting Equipment from October 1, 2019 through September 30, 2022—not to exceed \$60,000 (plus tax). (Council Sponsor: Council President Beggs)
David Paine
4. Revenue Contract Renewal/Amendment 2 of 4 with American Recycling Corp. (Spokane Valley, WA), for the sale of the Waste to Energy Facility's metals, ash and scrap metals from January 1, 2022 through December 31, 2022—anticipated revenue approximately \$300,000. (Council Sponsor: Council President Beggs)
David Paine
5. Contract Renewal 2 of 4 with Big Sky Industrial (Spokane, WA) for vacuum support services at the Waste to Energy Facility from January 1, 2022 through December 31, 2022—not to exceed \$150,000 (incl. tax). (Council Sponsor: Council President Beggs)
David Paine
6. Two-year Contract Renewal with Helfrich Brothers Boiler Works, Inc. (Lawrence, MA), for refractory installation and sandblasting services at the Waste to Energy Facility from February 1, 2022 through January 31, 2024—not to exceed \$1,900,000 (incl. tax). (Council Sponsor: Council President Beggs)
David Paine
7. Contract with Hydrotech Generator Repair Plus, Inc., dba Hydraulics Plus (Spokane Valley, WA), for the off-site rebuild of hydraulic and pneumatic cylinders from January 1, 2022 through December 31, 2022—not to exceed \$100,000 (incl. tax). (Council Sponsor: Council President Beggs)
David Paine
8. Master Contract Amendment and Renewal 1 of 2 with Camtek, Inc. (Spokane, WA) for camera, video management software & access control systems installation and maintenance from January 1, 2022 through December 31, 2022—\$350,000. (Council Sponsor: Council President Beggs)
David Steele
9. Revised Agreement with Downtown Spokane Partnership (Spokane, WA) for management of the

OPR 2019-0881
RFQ 5119-18

Approve OPR 2019-0683
ITB 5076-19

Approve OPR 2019-1093
RFP 5176-19

Approve OPR 2019-0956
PW ITB 5098-19

Approve OPR 2020-0016
PW ITB 5196-19

Approve OPR 2021-0786
IRFP 5525-21

Approve OPR 2020-0067
BID 5181-19

Approve OPR 2021-0636

Downtown Parking and Business Improvement District—\$500,000. (Relates to Final Reading Ordinance C36151) (Council Sponsors: Council President Beggs, Council Members Kinnear and Stratton)

Council President Beggs

- | | | | |
|-----|---|------------------------|------------------------------------|
| 10. | Contract Amendment and Extension No. 4 with the Martin Luther King Jr. Family Outreach Center for the operation of the Martin Luther King Community Center from January 1, 2022 through December 31, 2024—2022: \$292,500; 2023: \$264,150; and funding for 2024 shall be decreased by 10% from the 2023 funding amount. (Council Sponsor: Council President Beggs) | Approve | OPR 2017-0711 |
| | Cendy Ortiz | | |
| 11. | Five-year Master Services Agreement Renewal with US Bank (Spokane, WA) for City banking services from January 1, 2022 through December 31, 2026—\$1,000,000. (Council Sponsor: Council Member Wilkerson) | Approve | OPR 2017-0284
BID 4249-16 |
| | Jacob Hensley | | |
| 12. | Contract with Rogue Heart Media (Spokane, WA) for Stormwater Stewardship Media Services from October 16, 2021 through October 15, 2023—not to exceed \$75,000 annually (incl. tax). (Council Sponsor: Council President Beggs) | Approve | OPR 2021-0788
BID 4100-354-2019 |
| | Kristin Zimmer | | |
| 13. | Contract Renewal with Rogue Heart Media (Spokane, WA) for Water Stewardship Media Services from October 16, 2021 through October 15, 2023—not to exceed \$100,000 annually (incl. tax). (Council Sponsor: Council President Beggs) | Approve | OPR 2019-0238
BID 4100-354-2019 |
| | Kristin Zimmer | | |
| 14. | Consultant Agreement with Makers Architecture and Urban Design (Seattle, WA) to assist in the Center & Corridor development code and design standard update from December 15, 2021 through December 31, 2023—\$125,000. (Council Sponsor: Council Member Kinnear) | Approve | OPR 2021-0792 |
| | Colin Quinn-Hurst | | |
| 15. | Report of the Mayor of pending: | Approve &
Authorize | |
| | a. Claims and payments of previously approved obligations, including those of Parks and Library, through _____, 2021, total \$_____, with Parks and Library claims approved by their respective boards. Warrants excluding Parks and Library total \$_____. | Payments | CPR 2021-0002 |

- b. Payroll claims of previously approved obligations through_____, 2021: \$_____.

CPR 2021-0003

16. City Council Meeting Minutes: _____, 2021.

Approve
All

CPR 2021-0013

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)

NO BOARDS AND COMMISSIONS APPOINTMENTS

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)

LEGISLATIVE AGENDA

SPECIAL BUDGET ORDINANCES

(Require Five Affirmative, Recorded Roll Call Votes)

Ordinance C36152 amending Ordinance No. C35971 passed by the City Council December 14, 2020, and entitled, "An Ordinance adopting the Annual Budget of the City of Spokane for 2021, making appropriations to the various funds of the City of Spokane government for the fiscal year ending December 31, 2021, and providing it shall take effect immediately upon passage," and declaring an emergency and appropriating funds in:

General Fund

1) Increase appropriation by \$5,000,000.

- a. \$5,000,000 of the increased appropriation in the Allocations department is provided solely for a transfer-out to the Emergency Medical Services Fund.
- b. The \$5,000,000 represents an allocation from the City's Contingency Reserve account.

and

Emergency Medical Services Fund

1) Increase revenue by \$5,000,000.

- a. \$5,000,000 of the increased revenue is a transfer in from the General Fund.

2) Increase appropriation by \$5,000,000.

- a. \$5,000,000 of the increased appropriation is provided solely for personnel and operational costs incurred during 2021.

(This action provides additional expenditure authority to the Emergency Medical Services Fund) (Council Sponsor: Council Member Wilkerson)

Paul Ingiosi

NO EMERGENCY ORDINANCES

RESOLUTIONS & FINAL READING ORDINANCES

(Require Four Affirmative, Recorded Roll Call Votes)

RES 2021-0099 Adopting the City of Spokane's legislative agenda for the upcoming 2022 state legislative session. (Council Sponsor: Council President Beggs)
Council President Beggs

- ORD C36151 Updating the framework for the Downtown Parking and Business Improvement Area; amending SMC sections 4.31.020, 4.31.030, 4.31.040, 4.31.080, 4.31.090 and 4.31.140. (Relates to Consent Agenda Item No. 9) (Council Sponsors: Council President Beggs and Council Members Kinnear and Stratton)
Council President Beggs
- ORD C36153 (To be considered under Hearings Item H2.)
- ORD C36154 (To be considered under Hearings Item H3.)

NO FIRST READING ORDINANCES

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

- | | | | |
|-----|---|--------------------------------|---------------|
| H1. | Continue Hearing on Proposed 2022 Budget.
(Continued from November 29, 2021, Agenda) | Close
Hearing | FIN 2021-0001 |
| H2. | Hearing on Final Reading Ordinance C36153 approving and confirming the 2022 Assessments and Assessment Roll for the Downtown Parking and Business Improvement Area, prepared under Ordinance C32923 as codified and amended in Chapter 4.31C SMC. (Council Sponsor: Council Member Kinnear)
Amanda Beck | Pass Upon
Roll Call
Vote | ORD C36153 |
| H3. | Hearing on Final Reading Ordinance C36154 approving and confirming the 2022 Assessments and Assessment Roll for the East Sprague Parking and Business Improvement Area, prepared under Ordinance C35377 as codified and amended in Chapter 4.31C SMC. (Council Sponsor: Council Member Kinnear)
Amanda Beck | Pass Upon
Roll Call
Vote | ORD C36154 |

Motion to Approve Advance Agenda for December 13, 2021
(per Council Rule 2.1.2)

OPEN FORUM

At each meeting after the conclusion of the legislative agenda, the Council shall hold an open public comment period until 9:30 p.m., which may be extended by motion. Each speaker is limited to no more than three minutes. In order to participate in Open Forum, you must sign up here: <https://forms.gle/WtfGZ3HqQuXCipcX9>. The form will open at 5:00 p.m. on Monday, (Month Day), and will close at 6:00 p.m. Instructions for participating are available on the form. The Open Forum is a limited public forum; all matters discussed in the open forum shall relate to the affairs of the City and items of interest not relating to the Current or Advance Agendas, pending hearing items, or initiatives or referenda in a pending election. Individuals speaking during the open forum shall address their comments to the Council President and shall not use profanity, engage in obscene speech, or make personal comment or verbal insults about any individual.

ADJOURNMENT

The December 06, 2021, Regular Legislative Session of the City Council is adjourned to December 13, 2021.

NOTES

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

12/06/2021

Date Rec'd

11/22/2021

Clerk's File #

OPR 2021-0785

Renews #**Cross Ref #****Submitting Dept**

ENGINEERING SERVICES

Contact Name/Phone

DAN BULLER 625-6391

Project #

2021042

Contact E-Mail

DBULLER@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Contract Item

Requisition #

BT/2022 FUNDS

Agenda Item Name

0370 – LOW BID AWARD – CAMERON-REILLY

Agenda Wording

Low Bid of Cameron-Reilly LLC of Spokane Valley, WA for the 2022 Street Maintenance ADA Ramps in the amount of \$690,270.00. An administrative reserve of \$69,027.00, which is 10% of the contract price, will be set aside. (Various Councils)

Summary (Background)

On November 22, 2021 bids were opened for the above project. The low bid was from Cameron-Reilly LLC in the amount of \$690,270.00, which is \$19,637.00 or 2.77% below the Engineer's Estimate; three other bids were received as follows: Bacon Concrete, Inc. - \$768,894.25, Wm Winkler Company - \$817,623.00, and Corridor Contractors - Incomplete Bid.

Lease? NO

Grant related? NO

Public Works? YES

Fiscal Impact**Budget Account**

Expense \$ 759,297.00

3200 49820 42300 54201 21029

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

TWOHIG, KYLE

Study Session\Other

PIES 11/22

Division Director

FEIST, MARLENE

Council Sponsor

Beggs

Finance

ORLOB, KIMBERLY

Distribution List**Legal**

ODLE, MARI

eraea@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

publicworksaccounting@spokanecity.org

Additional Approvals

kgoodman@spokanecity.org

Purchasing

jgraff@spokanecity.org

ddaniels@spokanecity.org

Briefing Paper

PIES

Division & Department:	Public Works, Engineering
Subject:	2022 Street Maintenance ADA Curb Ramp
Date:	11-22-21
Contact (email & phone):	Dan Buller dbuller@spokanecity.org, 625-6391
City Council Sponsor:	Breean Beggs
Executive Sponsor:	Marlene Feist
Committee(s) Impacted:	PIES
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	This project is associated with projects in the 6 year street plan.
Strategic Initiative:	Innovative Infrastructure
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Approval of construction contracts
<u>Background/History:</u> <ul style="list-style-type: none"> • Every year the city street dept grinds and overlays various streets through the city. • These projects generate the need for curb ramp installation or replacements. • The street dept does not have the manpower or expertise to construct concrete curb ramps complying with ADA 	
<u>Executive Summary:</u> <ul style="list-style-type: none"> • This project constructs curb ramps from street dept. grind and overlay projects on city arterials. • Because the ramps are spread out throughout town, no exhibit is attached. • This project is paid with local funds. 	
<u>Operations Impact:</u> Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	

City Of Spokane
Engineering Services Department
*****Bid Tabulation*****

Project Number **2021042**

Project Description 2022 ADA Ramps

Original Date

11/22/2021 2:10:00 PM

Project Number: 2021042			Engineer's Estimate		CAMERON-REILLY LLC		CORRIDOR CONTRACTORS		BACON CONCRETE INC		WM WINKLER COMPANY	
Item No	Bid Item Description	Est Qty	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount

Tax Classification

Sales tax shall be included in unit prices

1	ADA FEATURES SURVEYING	1 LS	8,678.00	8,678.00	7,500.00	\$7,500.00	36,000.00	\$36,000.00	14,000.00	\$14,000.00	19,000.00	\$19,000.00
2	REIMBURSEMENT OF THIRD PARTY DAMAGE	1 EST	1.00	1.00	1.00	\$1.00	1.00	\$1.00	1.00	\$1.00	1.00	\$1.00
3	SPCC PLAN	1 LS	1,200.00	1,200.00	500.00	\$500.00	750.00	\$750.00	1,200.00	\$1,200.00	300.00	\$300.00
4	POTHOLING	1 EA	1,000.00	1,000.00	400.00	\$400.00	500.00	\$500.00	300.00	\$300.00	435.00	\$435.00
5	PUBLIC LIAISON REPRESENTATIVE	1 LS	10,000.00	10,000.00	5,000.00	\$5,000.00	12,000.00	\$12,000.00	18,000.00	\$18,000.00	8,447.00	\$8,447.00
6	MOBILIZATION	1 LS	53,000.00	53,000.00	40,000.00	\$40,000.00	0.00	\$0.00	70,000.00	\$70,000.00	64,850.00	\$64,850.00
7	PROJECT TEMPORARY TRAFFIC CONTROL	1 LS	60,000.00	60,000.00	33,000.00	\$33,000.00	0.00	\$0.00	54,000.00	\$54,000.00	19,408.00	\$19,408.00
8	SEQUENTIAL ARROW SIGNS	75 HR	6.00	450.00	7.50	\$562.50	10.00	\$750.00	5.25	\$393.75	7.60	\$570.00
9	CLEARING AND GRUBBING	1 LS	5,000.00	5,000.00	8,870.00	\$8,870.00	7,500.00	\$7,500.00	12,000.00	\$12,000.00	6,450.00	\$6,450.00
10	TREE ROOT TREATMENT	6 EA	800.00	4,800.00	790.00	\$4,740.00	1,000.00	\$6,000.00	850.00	\$5,100.00	810.00	\$4,860.00
11	TREE PROTECTION ZONE	30 EA	300.00	9,000.00	300.00	\$9,000.00	400.00	\$12,000.00	350.00	\$10,500.00	297.00	\$8,910.00
12	REMOVE TREE, CLASS I	2 EA	800.00	1,600.00	475.00	\$950.00	600.00	\$1,200.00	525.00	\$1,050.00	486.00	\$972.00
13	REMOVE TREE, CLASS III	1 EA	4,000.00	4,000.00	2,650.00	\$2,650.00	2,000.00	\$2,000.00	2,800.00	\$2,800.00	2,700.00	\$2,700.00
14	TREE PRUNING	36 EA	350.00	12,600.00	290.00	\$10,440.00	400.00	\$14,400.00	320.00	\$11,520.00	297.00	\$10,692.00
15	REMOVAL OF STRUCTURE AND OBSTRUCTION	1 LS	4,000.00	4,000.00	6,000.00	\$6,000.00	7,500.00	\$7,500.00	6,400.00	\$6,400.00	4,318.00	\$4,318.00
16	REMOVE EXISTING CURB	2788 LF	12.00	33,456.00	11.00	\$30,668.00	12.00	\$33,456.00	14.00	\$39,032.00	6.25	\$17,425.00
17	REMOVE EXISTING CURB AND GUTTER	310 LF	14.00	4,340.00	18.20	\$5,642.00	14.00	\$4,340.00	16.00	\$4,960.00	6.25	\$1,937.50
18	REMOVE CEMENT CONCRETE SIDEWALK AND DRIVEWAY	2054 SY	18.00	36,972.00	16.00	\$32,864.00	16.00	\$32,864.00	18.00	\$36,972.00	8.50	\$17,459.00
19	REMOVE CURB/GRATE INLET	1 EA	500.00	500.00	700.00	\$700.00	750.00	\$750.00	520.00	\$520.00	862.00	\$862.00
20	SAWCUTTING CURB	232 EA	40.00	9,280.00	25.00	\$5,800.00	50.00	\$11,600.00	26.00	\$6,032.00	24.25	\$5,626.00
21	SAWCUTTING RIGID PAVEMENT	3740 LFI	1.00	3,740.00	1.20	\$4,488.00	1.25	\$4,675.00	1.30	\$4,862.00	0.80	\$2,992.00

City Of Spokane
Engineering Services Department
*****Bid Tabulation*****

Project Number: 2021042			Engineer's Estimate		CAMERON-REILLY LLC		CORRIDOR CONTRACTORS		BACON CONCRETE INC		WM WINKLER COMPANY	
Item No	Bid Item Description	Est Qty	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
22	SAWCUTTING FLEXIBLE PAVEMENT	4010 LFI	0.80	3,208.00	1.05	\$4,210.50	1.00	\$4,010.00	0.95	\$3,809.50	0.30	\$1,203.00
23	SAWCUTTING FLEXIBLE PAVEMENT - CURVILINEAR	6020 LFI	1.20	7,224.00	1.20	\$7,224.00	2.00	\$12,040.00	1.95	\$11,739.00	0.30	\$1,806.00
24	REMOVE UNSUITABLE FOUNDATION MATERIAL	10 CY	20.00	200.00	150.00	\$1,500.00	75.00	\$750.00	20.00	\$200.00	108.00	\$1,080.00
25	REPLACE UNSUITABLE FOUNDATION MATERIAL	10 CY	35.00	350.00	150.00	\$1,500.00	75.00	\$750.00	30.00	\$300.00	115.50	\$1,155.00
26	CSTC FOR SIDEWALK AND DRIVEWAYS	114 CY	160.00	18,240.00	150.00	\$17,100.00	125.00	\$14,250.00	96.00	\$10,944.00	108.00	\$12,312.00
27	HMA FOR PAVEMENT REPAIR CL. 1/2 IN. HEAVY TRAFFIC, 6 INCH THICK	250 SY	60.00	15,000.00	90.00	\$22,500.00	90.00	\$22,500.00	125.00	\$31,250.00	107.50	\$26,875.00
28	PAVEMENT REPAIR EXCAVATION INCL. HAUL	370 SY	40.00	14,800.00	35.00	\$12,950.00	60.00	\$22,200.00	32.60	\$12,062.00	14.00	\$5,180.00
29	COMMERCIAL CONCRETE	10 CY	150.00	1,500.00	250.00	\$2,500.00	150.00	\$1,500.00	255.00	\$2,550.00	133.00	\$1,330.00
30	CEMENT CONCRETE CURB WALL	95 LF	110.00	10,450.00	65.00	\$6,175.00	100.00	\$9,500.00	78.00	\$7,410.00	127.50	\$12,112.50
31	GRATE INLET TYPE 3	1 EA	800.00	800.00	1,500.00	\$1,500.00	1,500.00	\$1,500.00	1,400.00	\$1,400.00	1,589.00	\$1,589.00
32	RETROFIT SURFACE INLET CB WITH FRAME & VANED GRATE	21 EA	800.00	16,800.00	800.00	\$16,800.00	800.00	\$16,800.00	685.00	\$14,385.00	680.00	\$14,280.00
33	RETROFIT SURFACE INLET CB WITH FRAME & BI-DIRECTIONAL VANED GRATE	20 EA	800.00	16,000.00	850.00	\$17,000.00	800.00	\$16,000.00	685.00	\$13,700.00	680.50	\$13,610.00
34	RETROFIT CURB & SURFACE INLET FRAME & GRATE WITH HOOD, FRAME & BI-DIRECTIONAL VANED GRATE	8 EA	800.00	6,400.00	950.00	\$7,600.00	800.00	\$6,400.00	685.00	\$5,480.00	899.00	\$7,192.00
35	CLEANING EXISTING DRAINAGE STRUCTURE	1 EA	900.00	900.00	800.00	\$800.00	350.00	\$350.00	800.00	\$800.00	1,047.00	\$1,047.00
36	CATCH BASIN DI SEWER PIPE 8 IN. DIA.	5 LF	100.00	500.00	400.00	\$2,000.00	100.00	\$500.00	140.00	\$700.00	116.00	\$580.00
37	CONNECT 8 IN. DIA. SEWER PIPE TO EXISTING SEWER PIPE	1 EA	500.00	500.00	800.00	\$800.00	800.00	\$800.00	750.00	\$750.00	792.00	\$792.00
38	ESC LEAD	1 LS	1,200.00	1,200.00	1,000.00	\$1,000.00	2,000.00	\$2,000.00	1,200.00	\$1,200.00	771.00	\$771.00
39	INLET PROTECTION	60 EA	100.00	6,000.00	90.00	\$5,400.00	100.00	\$6,000.00	94.00	\$5,640.00	116.00	\$6,960.00

City Of Spokane
Engineering Services Department
*****Bid Tabulation*****

<i>Project Number:</i> 2021042			<i>Engineer's Estimate</i>		CAMERON-REILLY LLC		CORRIDOR CONTRACTORS		BACON CONCRETE INC		WM WINKLER COMPANY	
<i>Item No</i>	<i>Bid Item Description</i>	<i>Est Qty</i>	<i>Unit Price</i>	<i>Amount</i>	<i>Unit Price</i>	<i>Amount</i>	<i>Unit Price</i>	<i>Amount</i>	<i>Unit Price</i>	<i>Amount</i>	<i>Unit Price</i>	<i>Amount</i>
40	TOPSOIL TYPE A, 2 INCH THICK	660 SY	7.00	4,620.00	8.00	\$5,280.00	6.00	\$3,960.00	8.00	\$5,280.00	8.10	\$5,346.00
41	HYDROSEEDING	310 SY	2.00	620.00	3.00	\$930.00	10.00	\$3,100.00	9.50	\$2,945.00	2.70	\$837.00
42	SOD INSTALLATION	350 SY	15.00	5,250.00	20.00	\$7,000.00	18.00	\$6,300.00	18.50	\$6,475.00	20.00	\$7,000.00
43	2 IN. PVC IRRIGATION SLEEVE	20 LF	10.00	200.00	16.00	\$320.00	20.00	\$400.00	20.00	\$400.00	14.00	\$280.00
44	REMOVE AND REPLACE EXISTING SPRINKLER HEADS AND LINES	1 LS	9,000.00	9,000.00	13,500.00	\$13,500.00	7,500.00	\$7,500.00	11,000.00	\$11,000.00	12,961.00	\$12,961.00
45	CEMENT CONCRETE CURB	1540 LF	30.00	46,200.00	30.00	\$46,200.00	35.00	\$53,900.00	32.00	\$49,280.00	48.20	\$74,228.00
46	CEMENT CONCRETE CURB AND GUTTER	2050 LF	32.00	65,600.00	38.00	\$77,900.00	45.00	\$92,250.00	36.00	\$73,800.00	53.40	\$109,470.00
47	CLASSIFICATION AND PROTECTION OF SURVEY MONUMENTS	1 LS	5,000.00	5,000.00	6,500.00	\$6,500.00	6,000.00	\$6,000.00	6,400.00	\$6,400.00	6,481.00	\$6,481.00
48	REFERENCE AND REESTABLISH SURVEY MONUMENT	5 EA	1,000.00	5,000.00	585.00	\$2,925.00	1,750.00	\$8,750.00	550.00	\$2,750.00	540.00	\$2,700.00
49	CEMENT CONCRETE SIDEWALK	2260 SY	60.00	135,600.00	62.00	\$140,120.00	60.00	\$135,600.00	61.50	\$138,990.00	106.00	\$239,560.00
50	RAMP DETECTABLE WARNING	928 SF	26.00	24,128.00	20.00	\$18,560.00	22.00	\$20,416.00	20.00	\$18,560.00	24.00	\$22,272.00
51	GARLAND DISTRICT BRICK ACCENTLS	1 LS	2,000.00	2,000.00	5,200.00	\$5,200.00	3,500.00	\$3,500.00	1,600.00	\$1,600.00	1,397.00	\$1,397.00
52	SIGNING, PERMANENT - CITY MANUFACTURED SIGNS	1 LS	23,000.00	23,000.00	27,500.00	\$27,500.00	27,500.00	\$27,500.00	27,452.00	\$27,452.00	27,002.00	\$27,002.00
							Incomplete Bid					
Bid Total			\$709,907.00		\$690,270.00		\$695,312.00		\$768,894.25		\$817,623.00	

SCHEDULE SUMMARY

	<i>Sched 1</i>	<i>Sched 2</i>	<i>Sched 3</i>	<i>Sched 4</i>	<i>Sched 5</i>	<i>Sched 6</i>	<i>Total</i>
ENGINEER'S ESTIMATE	709,907.00	0.00	0.00	0.00	0.00	0.00	709,907.00
CAMERON-REILLY LLC	690,270.00	0.00	0.00	0.00	0.00	0.00	690,270.00
CORRIDOR CONTRACTORS Incomplete Bid	695,312.00	0.00	0.00	0.00	0.00	0.00	695,312.00

City Of Spokane
Engineering Services Department
******Bid Tabulation******

BACON CONCRETE INC	768,894.25	0.00	0.00	0.00	0.00	0.00	768,894.25
WM WINKLER COMPANY	817,623.00	0.00	0.00	0.00	0.00	0.00	817,623.00

Low Bid Contractor: CAMERON-REILLY LLC

	<i>Contractor's Bid</i>	<i>Engineer's Estimate</i>	<i>% Variance</i>
<i>Schedule 01</i>	690,270.00	709,907.00	2.77 % Under Estimate
<i>Schedule 03</i>	0.00	0.00	% Under Estimate
<i>Bid Totals</i>	<u>690,270.00</u>	<u>709,907.00</u>	<u>2.77 % Under Estimate</u>

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2018-0038

Renews #**Cross Ref #****Submitting Dept**

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Project #**Contact E-Mail**

DPAINE@SPOKANECITY.ORG

Bid #

RFB 4418-17

Agenda Item Type

Purchase w/o Contract

Requisition #

VALUE BLANKET

Agenda Item Name

4490 VALUE BLANKET RENEWAL FOR THE PURCHASE OF SODIUM HYDROXIDE AT THE WTE

Agenda Wording

Value blanket renewal 2 of 2 with NorthStar Chemical of Tacoma, WA, for the purchase of sodium hydroxide 50% membrane (caustic soda) for the WTE from Feb. 1, 2022 through Jan. 31, 2023 with a cost not to exceed \$100,000.00 plus tax.

Summary (Background)

Sodium hydroxide is required for feedwater treatment at the WTE. In 2018, Northstar Chemical was the low cost bidder to RFB 4418-17 to provide transportation and delivery of approximately 140,000 lbs annually. The initial value blanket award was for three (3) years with the option of two (2) additional one-year renewals. This will be the last of those renewals. Pricing has increased from \$575/ton to \$655/ton for this renewal period.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 100,000.00

4490-44100-37148-53203

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

AVERYT, CHRIS

Study Session\Other

PIES 11/22/21

Division Director

FEIST, MARLENE

Council Sponsor

CP Beggs

Finance

ALBIN-MOORE, ANGELA

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For the Mayor

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jsalstrom@spokanecity.org

Additional Approvals

tprince@spokanecity.org

Purchasing

PRINCE, THEA

rrinderle@spokanecity.org

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Value blanket renewal for the purchase of sodium hydroxide at the WTE
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Innovative Infrastructure-Sustainability of the WTE Operations
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of the value blanket renewal for the purchase of sodium hydroxide.
Background/History: Sodium Hydroxide 50% Membrane (Caustic Soda) is required for feedwater treatment at the WTE Facility. In 2018 Northstar Chemical of Tacoma, WA, was the lowest of four received responses to RFB 4418-17 to provide, transport and deliver approximately 140,000 pounds of this chemical annually. The initial value blanket award was for three (3) years, from February 1, 2018 through January 31, 2021, with the option of two (2) additional one-year renewals and an annual cost not to exceed \$66,000.00 (\$198,000.00 total) excluding taxes. This will be the last of the two renewals from February 1, 2022 through January 31, 2023 with an additional cost of \$100,000.00 excluding tax. Pricing for this renewal will be increased from the originally bid amount of \$575/ton (\$0.2875/lb) to \$655/ton (\$0.3275/lb).	
Executive Summary: <ul style="list-style-type: none"> Value blanket renewal #2 of 2 with Northstar Chemical of Tacoma, WA, for the purchase and delivery of Sodium Hydroxide 50% Membrane (Caustic Soda) for the WTE. Annual cost not to exceed \$100,000.00 excluding tax. Term from Feb. 1, 2022 through Jan. 31, 2023. Pricing increasing from \$575/ton to \$655/ton for this renewal. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2019-0881

Renews #**Cross Ref #****Submitting Dept**

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Project #**Contact E-Mail**

DPAINE@SPOKANECITY.ORG

Bid #

RFQ 5119-18

Agenda Item Type

Purchase w/o Contract

Requisition #

VALUE BLANKET

Agenda Item Name

4490 VALUE BLANKET RENEWAL FOR COMPRESSOR RENTALS AT THE WTE

Agenda Wording

Value blanket renewal 2 of 4 with Atlas Copco of Arlington, WA, for as-needed compressor rentals during maintenance outages at the WTE from Jan. 1, 2022 through Dec. 31, 2022 with a total cost not to exceed \$135,000.00 including tax.

Summary (Background)

Compressor rentals are required at the WTE to support maintenance operations during scheduled/unscheduled outages; as well as support operations in the event of a compressor failure. Atlas Copco was awarded a one year value blanket for these rentals based on their response to RFQ 5119-18 with the option of four (4) one-year renewals. This will be the second of those renewals. Pricing will remain unchanged.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 135,000.00

4490-44100-37148-54501-34002

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

AVERYT, CHRIS

Study Session\Other

PIES 11/22/21

Division Director

FEIST, MARLENE

Council Sponsor

CP Beggs

Finance

ALBIN-MOORE, ANGELA

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Additional Approvals

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Purchasing

PRINCE, THEA

rrinderle@spokanecity.org

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Value Blanket for Compressor Rentals at the WTE
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Sustainable Resources- Sustainable Practices; Innovative Infrastructure- Affordable Services
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of the value blanket in order to perform outage related maintenance.
Background/History: Compressor rentals are required for the WTE to support maintenance operations during scheduled/unscheduled outages; as well as support operations in the event of a compressor failure. RFQ 5119-19 was issued for these rental services and closed to bidding on September 30, 2019. Atlas Copco of Arlington, WA was the only response received and was determined to be a responsive and responsible bidder. The initial value blanket was from January 1, 2020 spanning thru December 31, 2020 with the option of four (4) additional one-year renewals. This will be the second of those renewals, from January 1, 2022 through December 31, 2022 for an annual cost not to exceed \$135,000.00 including taxes.	
Executive Summary: <ul style="list-style-type: none"> Compressor rentals are required for maintenance operations during scheduled/unscheduled outages. Atlas Copco was the only response received for RFQ 5119-19 for the rental of 100% Oil Free Compressors, Dryers, Associated Hoses and Fittings on a Flat Bed Trailer. Value Blanket Renewal #2 of 4 from Jan. 1, 2022 through Dec. 31, 2022. Total annual cost not to exceed \$135,000.00 including taxes. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2019-0683

Renews #**Cross Ref #****Submitting Dept**

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Project #**Contact E-Mail**

DPAINE@SPOKANECITY.ORG

Bid #

ITB 5076-19

Agenda Item Type

Purchase w/o Contract

Requisition #

VALUE BLANKET

Agenda Item Name

4490 VALUE BLANKET AMENDMENT FOR THE PURCHASE OF DIESEL AT THE WTE

Agenda Wording

Value blanket amendment with Eljay Oil Co., Inc. for the purchase of Ultra Low Sulfur #2 Dyed Diesel and Supporting Equipment from Oct. 1, 2019 through Sep. 30, 2022 for an additional amount not to exceed \$60,000.00 plus tax.

Summary (Background)

Ultra-Low Sulfur #2 Dyed Diesel is required for the operation of the WTE. Based on their response to ITB 5076-19 for the purchase of this diesel, Eljay Oil Co. Inc., was awarded a value blanket for three (3) years from October 1, 2019 thru September 30, 2022. The estimated annual spend was \$50,000.00 (\$150,000.00 for the three (3) year term). With the escalating price of diesel, an additional \$60,000.00 will need added to the value blanket for the final year of the initial term.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 60,000.00

4490-44100-37148-53303

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

AVERYT, CHRIS

Study Session\Other

PIES 11/22/21

Division Director

FEIST, MARLENE

Council Sponsor

CP Beggs

Finance

ALBIN-MOORE, ANGELA

Distribution List**Legal**

ODLE, MARI

mdorgan@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

jsalstrom@spokanecity.org

Additional Approvals

tprince@spokanecity.org

Purchasing

PRINCE, THEA

rrinderle@spokanecity.org

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Value Blanket for the purchase of Ultra Low Sulfur #2 Dyed Diesel and supporting equipment.
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Sustainable Resources – Sustainable practices; Innovative Infrastructure - Sustainability
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of the Value Blanket Renewal with Eljay Oil for purchase of diesel to allow for uninterrupted operation of the WTE Facility
Background/History: Ultra-Low Sulfur #2 Dyed Diesel is required for the operation of the WTE Facility. July 31, 2019 bids for ITB 5076-19 were received for the purchase of this diesel and Eljay Oil Co. Inc., was determined to be the lowest cost bidder. The current value blanket term is for three (3) years from October 1, 2019 thru September 30, 2022. The estimated annual spend was \$50,000.00 (\$150,000.00 for the three (3) year term). With the escalating price of diesel, an additional \$60,000.00 will need added to the value blanket for the last year of its term.	
Executive Summary: <ul style="list-style-type: none"> Value Blanket Amendment with cost with Eljay Oil Co. Inc. for Ultra-Low Sulfur #2 Dyed Diesel and support equipment at the WTE Facility. Initial 3-year term of the Value Blanket from October 1, 2019 through September 30, 2022 for a total cost of \$150,000.00. Escalating diesel prices have made it necessary to add an additional \$60,000.00 to the value blanket. New total cost of the three (3) year value blanket term is \$210,000.00 During each scheduled maintenance outage, vendor provides a 500 gallon double-lined tank and an electric pump, and refuels the 500 gallon double-line tank and a 250 gallon air compressor. Vendor must be able to meet outage refueling/top off schedules that could be: every 8 hours around the clock, twice a day, or even once a day. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2019-1093

Renews #**Cross Ref #****Submitting Dept**

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Project #**Contact E-Mail**

DPAINE@SPOKANECITY.ORG

Bid #

RFP 5176-19

Agenda Item Type

Contract Item

Requisition #

REVENUE

Agenda Item Name

4490 REVENUE CONTRACT RENEWAL FOR METAL RECYCLING AT THE WTE

Agenda Wording

Revenue contract renewal/amendment 2 of 4 with American Recycling Corp. of Spokane Valley, WA, for the sale of the WTE's metals ash and scrap metals from Jan. 1, 2022 through Dec. 31, 2022 with an anticipated revenue of approximately \$300,000.

Summary (Background)

At the WTE, ferrous metals and large metal items are removed from the ash and tipping floor prior to disposal at the landfill for recycling. American Recycling Corp. was the only respondent to RFP 5176-19 for the processing, transportation and purchase of these metals and were awarded the contract for one (1) year with the option of four (4) one-year renewals. This will be the second of those renewals. Contract will also be amended to include a 10% ash weight reduction for the price calculation.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Revenue \$ 300,000.00

4490-44110-37079-36911

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

AVERYT, CHRIS

Study Session\Other

PIES 11/22/21

Division Director

FEIST, MARLENE

Council Sponsor

CP Beggs

Finance

ALBIN-MOORE, ANGELA

Distribution List**Legal**

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mdorgan@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

jsalstrom@spokanecity.org

Additional Approvals

tprince@spokanecity.org

Purchasing

PRINCE, THEA

rrinderle@spokanecity.org

DocuSign: Jake VanderZanden, GM,
jake@arecycling.com

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Contract for Metals Recycling at the WTE Facility
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget , Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Sustainable Resources - Sustainable Practices - Recycling Metal
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval to continue sending ash metals and scrap to American Recycling instead of disposing of it in a landfill.

Background/History:

At the Waste to Energy Facility, ferrous metals are removed from the ash for recycling prior to disposing of the ash at the landfill. Also, large metal items are removed from the waste on the tipping floor for recycling prior to incineration. This not only reduces disposal costs, but also generates revenue and increases recycling rates within the city. On November 4, 2019 bidding was closed to RFP 5176-19 for the processing, transportation and purchase of the WTEF metals. American Recycling Corporation of Spokane Valley, WA, was the only response received. The RFP stipulated that the term of the agreement would be for one year from January 1, 2020 through December 31, 2020 and may be renewed for four (4) additional one-year periods. This will be the second of those renewals from January 1, 2022 through December 31, 2022. The revenue received for the materials is determined by a formula based on market prices on the 15th of the previous month. This contract renewal will also be amended to include a 10% ash weight deduction per incinerator load. Based on recent market trends and the ash weight deduction, it is anticipated that this should generate approximately \$300,000.00 in annual revenue.

Executive Summary:

- Revenue contract renewal #2 of 4 with American Recycling Corporation for the recycling of metals ash and scrap metals from the tipping floor.
- Contract awarded from RFP 5176-19 of which American Recycling of Spokane Valley, WA was the only response received.
- Pricing is formula-based and dependent on market prices on the 15th of the previous month.
- Amendment including a 10% ash weight deduction per incinerator load for payment purposes.
- Projected annual revenue of approximately \$300,000.00.
- Contract term from January 1, 2022 through December 31, 2022.

Budget Impact:

Approved in current year budget? ☒ Yes ☐ No ☐ N/A

Annual/Reoccurring expenditure? ☒ Yes ☐ No ☐ N/A

If new, specify funding source:

Other budget impacts: (revenue generating, match requirements, etc.)

Operations Impact:

Consistent with current operations/policy? ☒ Yes ☐ No ☐ N/A

Requires change in current operations/policy? ☐ Yes ☒ No ☐ N/A

Specify changes required:

Known challenges/barriers:



City of Spokane

**CONTRACT AMENDMENT AND
RENEWAL 2 of 4**

**Title: PROCESS, TRANSPORT AND
PURCHASE WTEF METALS**

This Contract Amendment/Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **AMERICAN RECYCLING CORPORATION**, whose address is 6203 East Mission Avenue, Spokane Valley, Washington 99212, as "Company", individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties entered into a Contract wherein City agreed to provide Company POST COMBUSTIBLE RECOVERED METALS, RECOVERED METALS FROM THE TIPPING FLOOR AND RECOVERED METALS FROM THE RECYCLING AREA OF THE CITY'S WASTE TO ENERGY FACILITY (WTEF), WHICH INCLUDES THE COMPANY'S PROCESS, TRANSPORT AND PURCHASE OF WTEF FERROUS METALS; and

WHEREAS, the original Contract provided for four one (1) year renewals with this being the second of those renewals and a change to the original contract has been requested; and

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

1. CONTRACT DOCUMENTS.

The original Contract, dated December 27, 2019 and December 30, 2019, any previous amendments, renewals and / or extensions / 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 TERM.

This Contract Renewal shall become effective on January 1, 2022 and shall run through December 31, 2022.

3. AMENDMENT.

This original Contract is hereby amended as follows:

American Recycling will take a 10% ash weight deduction per incinerator load for use in the calculation of the Buy Price Quote.

4. COMPENSATION.

The Company shall pay City for all recyclable metals picked up at WTEF and delivered to the Company's yard. The City estimates revenue of **THREE HUNDRED THOUSAND AND NO/100 DOLLARS (\$300,000.00)** from the Company for the RECOVERED METALS provided for under this Renewal Agreement. There will be no costs to the City for Company's performance of the services related to this Renewal Agreement. The Company shall pay for all its employees and all costs incurred in the performance of this Renewal Agreement.

5. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Renewal by having legally-binding representatives affix their signatures below.

AMERICAN RECYCLING CORPORATION

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:

Certificate of Debarment

ATTACHMENT A
CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Subrecipient / Contractor / Consultant (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Program Title (Type or Print)
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Signature
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Title of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Date (Type or Print)

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2019-0956

Renews #**Cross Ref #****Project #****Bid #**

PW ITB 5098-19

Requisition #

CR 23070

Submitting Dept

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Contact E-Mail

DPAINE@SPOKANECITY.ORG

Agenda Item Type

Contract Item

Agenda Item Name

4490 CONTRACT RENEWAL FOR VACUUM SUPPORT SERVICES AT THE WTE

Agenda Wording

Contract renewal 2 of 4 with Big Sky Industrial of Spokane, WA, for vacuum support services at the Waste to Energy Facility from Jan. 1, 2022 through Dec. 31, 2022 with a cost not to exceed \$150,000.00 including tax.

Summary (Background)

During maintenance outages at the WTE, sandblasting is done throughout the boilers to clean the surface of the tubes. Vacuum services are needed for removal of the sandblast sand. Big Sky Industrial was the only response received to PW ITB 5098-19 for these services and was awarded a one year contract with the option of four (4) one-year renewals. This will be the second of those renewals. Rates have been increased by 2.9% for this renewal period.

Lease? NO

Grant related? NO

Public Works? YES

Fiscal Impact

Expense \$ 150,000.00

Select \$

Select \$

Select \$

Budget Account

4490-44100-37148-54803-34002

#

#

#

Approvals**Dept Head**

AVERYT, CHRIS

Division Director

FEIST, MARLENE

Finance

ALBIN-MOORE, ANGELA

Legal

ODLE, MARI

For the Mayor

ORMSBY, MICHAEL

Council Notifications**Study Session\Other**

PIES 11/22/21

Council Sponsor

CP Beggs

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jsalstrom@spokanecity.org

tprince@spokanecity.org

rrinderle@spokanecity.org

DocuSign: Brian Rochelle, President,
brian@bigsky.pro

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Contract Renewal for Vacuum Support Services at the WTE
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment:	
Strategic Initiative:	Innovative Infrastructure-Sustainability of the WTE Operations
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of contract renewal with Big Sky Industrial for vacuuming services that will allow maintenance work to be completed in a clean and environmentally conscious manner.

Background/History:

During maintenance outages at the WTE Facility, sandblasting is done throughout the boiler to clean the surface of the tubes. Vacuum support services are needed for vacuuming the sandblast sand and cleanup of various levels after sandblasting is complete. Also required is the vacuuming of sump and water jet transfer line in the ash house and vacuuming of the carbon room and overflow areas, as well as water wash of air-cooled condensers. All work must be done with no vacuum exhaust being released outside the building. All vacuum materials will be disposed on site at the Waste to Energy facility.

On September 30, 2019 bidding closed on PW ITB 5098-19 for these services and Big Sky Industrial of Spokane, WA was the only response received. The initial contract was for \$110,000.00 including tax, from January 1, 2020 through December 31, 2020 with the option of four (4) additional one-year renewals. This will be the second of those renewals from January 1, 2022 through December 31, 2022 with an additional cost not to exceed \$150,000.00 including tax.

Executive Summary:

- Contract renewal #2 of 4 with Big Sky Industrial for Vacuum Support Services at the WTE per their response to PW ITB 5098-19.
- Includes vacuuming of sandblast material, sump and water jet transfer lines, overflow areas and water washing of air-cooled condensers.
- Term from January 1, 2022 through December 31, 2022.
- Annual cost not to exceed \$150,000.00 including tax.
- Rates have been increased 3% for this renewal due to rising costs.

Budget Impact:

Approved in current year budget? ☒ Yes ☐ No ☐ N/A

Annual/Reoccurring expenditure? ☒ Yes ☐ No ☐ N/A

If new, specify funding source:

Other budget impacts: (revenue generating, match requirements, etc.)

Operations Impact:

Consistent with current operations/policy? ☒ Yes ☐ No ☐ N/A

Requires change in current operations/policy? ☐ Yes ☒ No ☐ N/A

Specify changes required:

Known challenges/barriers:



City of Spokane
CONTRACT RENEWAL
2 OF 4
Title: VACUUM SUPPORT SERVICES

This Contract Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **WWSS ASSOCIATES, INC. d/b/a BIG SKY INDUSTRIAL**, whose address is 9711 West Euclid Road, Spokane, Washington 99224 as ("Contractor"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties entered into a Contract wherein the Contractor agreed to perform Vacuum Support Services for the City; and

WHEREAS, the original Contract provided for 4 additional one-year renewals, with this being the second of those renewals; and

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

1. CONTRACT DOCUMENTS.

The original Contract, dated November 25, 2019, any previous amendments, renewals and / or extensions / 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 TERM.

This Contract Renewal shall become effective on January 1, 2022 and shall run through December 31, 2022.

3. COMPENSATION.

The City shall pay an estimated maximum annual cost not to exceed **ONE HUNDRED FIFTY THOUSAND AND 00/100 (\$150,000.00)** for everything furnished and done under this Contract Renewal. This is the maximum amount to be paid under this Renewal, and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Contract and this Renewal document.

4. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Renewal by having legally-binding representatives affix their signatures below.

WWSS ASSOCIATES, INC.
d/b/a BIG SKY INDUSTRIAL

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

City Clerk

Approved as to form:

Assistant City Attorney

Attachments that are part of this Agreement:
Certificate of Debarment

ATTACHMENT B
CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Subrecipient / Contractor / Consultant (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Program Title (Type or Print)
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Signature
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Title of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Date (Type or Print)

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

12/06/2021

Date Rec'd

11/19/2021

Clerk's File #

OPR 2020-0016

Renews #**Cross Ref #****Submitting Dept**

SOLID WASTE DISPOSAL

Contact Name/Phone

DAVID PAINE 625-6878

Project #**Contact E-Mail**

DPAINE@SPOKANECITY.ORG

Bid #

PW ITB 5196-19

Agenda Item Type

Contract Item

Requisition #

CR 23069

Agenda Item Name

4490 CONTRACT RENEWAL FOR REFRACTORY/SANDBLASTING AT THE WTE

Agenda Wording

Two year contract renewal with Helfrich Brothers Boiler Works, Inc. of Lawrence, MA, for refractory installation and sandblasting services at the WTE from Feb. 1, 2022 through Jan. 31, 2024 for a total cost not to exceed \$1,900,000.00 including taxes.

Summary (Background)

The WTE conducts two scheduled outages each year for boiler maintenance. During these outages, sandblasting of the convection cavity, superheater tubes, screen tubes and generator tubes is needed; and damaged refractory and tiles are replaced in the lower furnace. On Dec. 2, 2019 bidding closed on PW ITB 5196-19 for these services. Helfrich Brothers Boiler Works, Inc. was the low cost bidder and awarded a two year contract with the option of one (1) additional two-year renewal.

Lease? NO

Grant related? NO

Public Works? YES

Fiscal Impact**Budget Account**

Expense \$ 1,900,000.00

4490-44100-37148-54803-34002

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

AVERYT, CHRIS

Study Session\Other

PIES 11/22/21

Division Director

FEIST, MARLENE

Council Sponsor

CP Beggs

Finance

ALBIN-MOORE, ANGELA

Distribution List**Legal**

ODLE, MARI

mdorgan@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

jsalstrom@spokanecity.org

Additional Approvals

tprince@spokanecity.org

Purchasing

PRINCE, THEA

rrinderle@spokanecity.org

DocuSign to: Dennis Lincoln, COO,
dlincoln@hbbwinc.com

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Contract Renewal for Refractory Installation and Sandblasting at the WTE
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Innovative Infrastructure-Sustainability of the WTE Operations
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of the contract renewal, without which the facility would be unable to continue uninterrupted operation.
Background/History: <p>The Waste to Energy Facility conducts two scheduled outages each year for necessary maintenance to the boilers. During these outages, sandblasting of the convection cavity, superheater tubes, screen tubes and generator tubes is needed. In addition, damaged refractory and tiles are replaced in the lower furnace.</p> <p>On December 2, 2019 bidding closed on PW ITB 5196-19 for these services and Helfrich Brothers Boiler Works, Inc. was the lowest cost responsive/responsible bidder. The initial contract award was for two years beginning on February 1, 2020 and going through January 31, 2022 for a total cost of \$1,900,000.00, with the possibility of one additional two-year renewal. The requested renewal would span from February 1, 2022 through January 31, 2024, for an additional cost not to exceed \$1,900,000.00 including tax (\$950K annually).</p>	
Executive Summary: <ul style="list-style-type: none"> Contract renewal 1 of 1 with Helfrich Brothers Boiler Works, Inc. for refractory installation and sandblasting services at the WTE Facility per PW ITB 5196-19. Initial term was two years and allowed for one additional two-year contract period. The renewal will run from Feb. 1, 2022 – Jan. 31, 2024. Total cost for two years not to exceed \$1,900,000.00. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	



City of Spokane
CONTRACT RENEWAL
Title: REFRACTORY INSTALLATION
AND SANDBLASTING SERVICES

This Contract Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **HELFRICH BROTHERS BOILER WORKS, INC.**, whose address is 39 Merrimack Street, Lawrence, MA 01843 , as "Company", individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties agreed to provide REFRACTORY INSTALLATION AND SANDBLASTING SERVICES; and

WHEREAS, the original Contract needs to be formally renewed by this written Contract Renewal document,

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

1. CONTRACT DOCUMENTS.

The original Contract, dated January 3, 2020 and January 21, 2020, any previous amendments, renewals and / or extensions / 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 TERM.

This Contract Renewal shall become effective on February 1, 2022 and shall run through January 31, 2024.

3. COMPENSATION.

The City shall pay an estimated maximum cost not to exceed **ONE MILLION NINE HUNDRED THOUSAND AND 00/100 (\$1,900,000.00)** for everything furnished and done under this Contract Renewal. This is the maximum amount to be paid under this Renewal and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Contract and this Renewal document.

4. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Renewal by having legally-binding representatives affix their signatures below.

**HELFRICH BROTHERS BOILER
WORKS, INC.**

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:
Certificate of Debarment

21-225

ATTACHMENT A
CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Subrecipient / Contractor / Consultant (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Program Title (Type or Print)
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Name of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Signature
<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Title of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> Date (Type or Print)

**Agenda Sheet for City Council Meeting of:**
12/06/2021

Date Rec'd	11/19/2021
Clerk's File #	OPR 2021-0786
Renews #	
Cross Ref #	
Project #	
Bid #	IRFP 5525-21
Requisition #	CR 23071

Submitting Dept	SOLID WASTE DISPOSAL
Contact Name/Phone	DAVID PAINE 625-6878
Contact E-Mail	DPAINE@SPOKANECITY.ORG
Agenda Item Type	Contract Item
Agenda Item Name	4490 CONTRACT FOR OFFSITE REBUILD OF HYDRAULIC/PNEUMATIC CYLINDERS

Agenda Wording

Contract with Hydrotech Generator Repair Plus, Inc., dba Hydraulics Plus (Spokane Valley, WA), for the off-site rebuild of hydraulic and pneumatic cylinders from Jan. 1, 2022 through Dec. 31, 2022 with a cost not to exceed \$100,000.00 including tax.

Summary (Background)

The WTE uses various hydraulic and pneumatic cylinders throughout the facility. Rebuilding these cylinders with OEM parts extends their life and is more cost effective than purchasing all new cylinders. On Oct. 18, 2021 bidding closed on IRFP 5525-21 for the off site rebuild of these cylinders with OEM parts and Hydrotech Generator Repair Plus, Inc., dba Hydraulics Plus was the only respondent. The contract award will be for one year with the option of four (4) one year renewals.

Lease? NO Grant related? NO Public Works? NO

Fiscal Impact**Budget Account**

Expense	\$ 100,000.00	# 4490-44100-37148-54803-34002
Select	\$	#
Select	\$	#
Select	\$	#

Approvals**Council Notifications**

<u>Dept Head</u>	AVERYT, CHRIS	<u>Study Session\Other</u>	PIES 11/22/21
<u>Division Director</u>	FEIST, MARLENE	<u>Council Sponsor</u>	CP Beggs
<u>Finance</u>	ALBIN-MOORE, ANGELA	<u>Distribution List</u>	
<u>Legal</u>	ODLE, MARI	mdorgan@spokanecity.org	
<u>For the Mayor</u>	ORMSBY, MICHAEL	jsalstrom@spokanecity.org	
<u>Additional Approvals</u>		tprince@spokanecity.org	
<u>Purchasing</u>	PRINCE, THEA	rrinderle@spokanecity.org	
		DocuSign: Loretta Roberts, President, lroberts@hydraulicsplusinc.com	

Briefing Paper

Public Infrastructure, Environment and Sustainability Committee

Division & Department:	Public Works Division; Solid Waste Disposal
Subject:	Contract for Offsite Hydraulic and Pneumatic Cylinder Rebuilding.
Date:	November 22, 2021
Contact (email & phone):	David Paine, dpaine@spokanecity.org , 625-6878
City Council Sponsor:	Breean Beggs, City Council President
Executive Sponsor:	Marlene Feist, Public Works Director
Committee(s) Impacted:	Public Infrastructure, Environment and Sustainability Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	Innovative Infrastructure-Sustainability of the WTE Operations
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Council approval of the contract for cylinder rebuilding to allow the WTE Facility to continue uninterrupted operations at a lower cost than replacing the cylinders.
Background/History: <p>The WTE uses various hydraulic and pneumatic cylinders throughout the facility. Rebuilding these cylinders with OEM parts extends their life and is more cost effective than purchasing all new cylinders.</p> <p>On Oct. 18, 2021, bidding closed on IRFP 5525-21 for the off site rebuild of hydraulic and pneumatic cylinders using OEM parts and Hydrotech Generator Repair Plus, Inc., dba Hydraulics Plus, of Spokane Valley, WA, was the only response received. The contract award would be for one year, spanning from Jan. 1, 2022 to Dec. 31, 2022, with the option to extend for four (4) additional one-year periods, with a total annual cost not to exceed \$100,000.00 including taxes.</p>	
Executive Summary: <ul style="list-style-type: none"> Contract award for the rebuilding of hydraulic and pneumatic cylinders at the WTE Facility. Hydrotech Generator Repair Plus, Inc. dba Hydraulics Plus, of Spokane Valley, WA, was the only response received to IRFP 5525-21 for this service. Contract term from January 1, 2022 through December 31, 2022 with the option of four (4) additional one year periods. Annual cost not to exceed \$100,000.00 including taxes. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	



City of Spokane

CONTRACT

**Title: OFF SITE REBUILD OF HYDRAULIC
AND PNEUMATIC CYLINDERS**

This Contract is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **HYDROTECH GENERATOR REPAIR PLUS, INC. dba HYDRAULICS PLUS, INC.**, whose address is 5507 East Broadway Avenue, Spokane, Washington 99212, as ("Company"), individually hereafter referenced as a "party", and together as the "parties".

The parties agree as follows:

1. **PERFORMANCE.** The Company will provide OFF SITE REBUILD OF HYDRAULIC AND PNEUMATIC CYLINDERS WITH OEM PARTS ONLY in accordance with IRFP 5525-21, and Company's Proposal, attached as Exhibit B. In the event of a discrepancy between the documents this City Contract controls.
2. **CONTRACT TERMS.** The Contract shall begin January 1, 2022, and run through December 31, 2022, unless amended by written agreement or terminated earlier under the provisions. The contract may be renewed for four (4) additional one-year contract periods with the total contract period not to exceed five (5) years.
3. **COMPENSATION.** The City shall pay the Company a up to a maximum amount not to exceed **ONE HUNDRED THOUSAND AND NO/100 DOLLARS (\$100,000.00)**, including tax and in accordance with the Cost Proposal in Exhibit B, for everything furnished and done under this Contract.
4. **PAYMENT.** The Company shall send its application for payment to Spokane Solid Waste Collection, Att: Rachel Schoonover, 915 North Nelson Street, Spokane, Washington 99202. **Payment will be made via direct deposit/ACH** within thirty (30) days after receipt of the Contractor's application except as provided by state law.
5. **COMPLIANCE WITH LAWS.** Each party shall comply with all applicable federal, state, and local laws and regulations.
6. **ASSIGNMENTS.** This Contract is binding on the parties and their heirs, successors, and assigns. Neither party may assign, transfer or subcontract its interest, in whole or in part, without the other party's prior written consent.

7. AMENDMENTS. This Contract may be amended at any time by mutual written agreement.

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

9. TERMINATION. Either party may terminate this Contract by thirty (30) days written notice to the other party. In the event of such termination, the City shall pay the Company for all work previously authorized and performed prior to the termination date.

10. INSURANCE. During the term of the Agreement, the Company shall maintain in force at its own expense, the following insurance coverages:

A. Worker's Compensation Insurance in compliance with RCW 51.12.020, which requires subject employers to provide workers' compensation coverage for all their subject workers; and

B. General Liability Insurance on an occurrence basis, with a combined single limit of not less than \$1,000,000 each occurrence for bodily injury and property damage. It shall include contractual liability coverage for the indemnity provided under this contract. It shall provide that the City, its officers and employees are additional insureds, but only with respect to the Contractor's services to be provided under this contract;

i. Acceptable supplementary Umbrella insurance coverage, combined with the Company's General Liability insurance policy must be a *minimum* of \$1,000,000, in order to meet the insurance coverages required under this Contract;

C. Automobile Liability Insurance with a combined single limit, or the equivalent of not less than \$1,000,000 each accident for bodily injury and property damage, including coverage for owned, hired and non-owned vehicles.

There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without sixty (60) days written notice from the Company or its insurer(s) to the City. As evidence of the insurance coverage(s) required by this Agreement, the Company shall furnish acceptable Certificates of Insurance (COI) to the City at the time it returns this signed Agreement. **The certificate shall specify the City of Spokane as "Additional Insured"** specifically for Company's services under this Agreement, as well as all of the parties who are additional insureds, and include applicable policy endorsements, the sixty (60) day cancellation clause, and the deduction or retention level. The Company shall be financially responsible for all pertinent deductibles, self-insured retentions, and/or self-insurance.

11. INDEMNIFICATION. The Company shall defend, indemnify, and hold the City and its officers and employees harmless from all claims, demands, or suits at law or equity asserted by third parties for bodily injury (including death) and/or property damage which arise from the Company's negligence or willful misconduct under this Agreement, including attorneys' fees and litigation costs; provided that nothing herein shall require a Company to indemnify the City against and hold harmless the City from claims, demands or suits based solely upon the negligence of the City, its agents, officers, and employees. If a claim or suit is caused by or results from the

concurrent negligence of the Company's agents or employees and the City, its agents, officers and employees, this indemnity provision shall be valid and enforceable to the extent of the negligence of the Company, its agents or employees. The Company specifically assumes liability and agrees to defend, indemnify, and hold the City harmless for actions brought by the Company's own employees against the City and, solely for the purpose of this indemnification and defense, the Company specifically waives any immunity under the Washington State industrial insurance law, or Title 51 RCW. The Company recognizes that this waiver was specifically entered into pursuant to the provisions of RCW 4.24.115 and was the subject of mutual negotiation. The indemnity and agreement to defend and hold the City harmless provided for in this section shall survive any termination or expiration of this agreement.

12. DEBARMENT AND SUSPENSION. The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

13. SEVERABILITY. In the event any provision of this Contract should become invalid, the rest of the Contract shall remain in full force and effect.

14. STANDARD OF PERFORMANCE. The silence or omission in the Contract regarding any detail required for the proper performance of the work, means that the Company shall perform the best general practice.

15. NONDISCRIMINATION. No individual shall be excluded from participation in, denied the benefit of, subjected to discrimination under, or denied employment in the administration of or in connection with this Contract because of age, sex, race, color, religion, creed, marital status, familial status, sexual orientation including gender expression or gender identity, national origin, honorably discharged veteran or military status, the presence of any sensory, mental or physical disability, or use of a service animal by a person with disabilities. The Company agrees to comply with, and to require that all subcontractors comply with, Section 504 of the Rehabilitation Act of 1973 and the Americans with Disabilities Act, as applicable to the Company.

16. BUSINESS REGISTRATION REQUIREMENT. Section 8.01.070 of the Spokane Municipal Code states that no person may engage in business with the City without first having obtained a valid annual business registration. The Company shall be responsible for contacting the State of Washington Business License Services at www.dor.wa.gov or 360-705-6741 to obtain a business registration. If the Company does not believe it is required to obtain a business registration, it may contact the City's Taxes and Licenses Division at (509) 625-6070 to request an exemption status determination.

17. AUDIT / RECORDS. The Company and its subcontractors shall maintain for a minimum of three (3) years following final payment all records related to its performance of the Contract. The Company and its subcontractors shall provide access to authorized City representatives, at reasonable times and in a reasonable manner to inspect and copy any such record. In the event of conflict between this provision and related auditing provisions required under federal law applicable to the Contract, the federal law shall prevail.

18. CONFIDENTIALITY/PUBLIC RECORDS. Notwithstanding anything to the contrary, City will maintain the confidentiality of Company's materials and information only to the extent that is legally allowed in the State of Washington. City is bound by the State Public Records Act, RCW

Ch. 42.56. That law presumptively makes all records in the possession of the City public records which are freely available upon request by anyone. In the event that City gets a valid public records request for Company's materials or information and the City determines there are exemptions only the Company can assert, City will endeavor to give Company notice. Company will be required to go to Court to get an injunction preventing the release of the requested records. In the event that Company does not get a timely injunction preventing the release of the records, the City will comply with the Public Records Act and release the records.

19. DISPUTES. This Contract shall be performed under the laws of the State of Washington. Any litigation to enforce this Contract or any of its provisions shall be brought in Spokane County, Washington.

**HYDROTECH GENERATOR REPAIR
PLUS, INC., dba HYDRAULICS PLUS, INC.**

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:

Exhibit A – Certificate Regarding Debarment
Exhibit B – Company's Proposal

21-217

EXHIBIT A
CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

_____ Name of Subrecipient / Contractor / Consultant (Type or Print)	_____ Program Title (Type or Print)
_____ Name of Certifying Official (Type or Print)	_____ Signature
_____ Title of Certifying Official (Type or Print)	_____ Date (Type or Print)

EXHIBIT B

Bid Response Summary

Bid Number IRFP 5525-21
Bid Title OFF SITE REBUILD OF HYDRAULIC AND PNEUMATIC CYLINDERS WITH OEM PARTS ONLY
Due Date Monday, October 18, 2021 9:00:00 AM [(UTC-08:00) Pacific Time (US & Canada)]
Bid Status Closed to Bidding
Company Hydraulics Plus Inc.
Submitted By Loretta Roberts - Friday, October 15, 2021 1:57:36 PM [(UTC-08:00) Pacific Time (US & Canada)]
 lroberts@hydraulicsplusinc.com (509) 536-9464

Comments**Question Responses**

Group	Reference Number	Question	Response
Default Item Group			
	#1	ADDENDA. Indicated how many Addenda Contractor acknowledges receipt of.	1
BACKGROUND AND PURPOSE			
	#1	The City of Spokane, through its Spokane Solid Waste Disposal, Waste To Energy (WTE) Department (hereinafter "City") is initiating this Request for Proposals (RFP) to solicit Proposals from Firms interested in participating on a project to provide Rebuild of Hydraulic and Pneumatic Cylinders With OEM Parts Only.	I agree and I acknowledge
	#2	The Spokane Solid Waste Disposal, Waste to Energy (WTE) operates a 24-hour/365 day per year environment and works under aggressive deadlines and schedules that require suppliers to provide high service levels.	I agree and I acknowledge
	#3	Solid Waste Disposal Department, WTEF is located at 2900 S. Geiger Boulevard, Spokane, WA 99224-5400.	I agree and I acknowledge
SUBMISSIONS OF PROPOSALS			
	#1	Bid Responses shall be submitted electronically through the City of Spokane's bidding portal: https://spokane.procureware.com on or before the Due Date and time. Hard, e-mailed or faxed copies and/or late bids shall not be accepted.	I agree and I acknowledge
	#2	The City of Spokane is not responsible for bids electronically submitted late. It is the responsibility of the Bidder to be sure the bids are electronically submitted sufficiently ahead of time to be received no later than 9:00 a.m. Pacific Local Time, on the bid due date.	I agree and I acknowledge
	#3	All communication between the Bidder and the City upon receipt of this bid shall be via the "Clarification Tab" within ProcureWare. Any other communication will be considered unofficial and non-binding on the City	I agree and I acknowledge

#4	Failure by the Proposer to comply with any part of the IRFP may result in rejection of the Proposal as non-responsive. The City also reserves the right, however, at its sole discretion to waive minor administrative irregularities	I agree and I acknowledge
#5	This IRFP does not obligate the City to contract for services specified herein.	I agree and I acknowledge
#6	The City also reserves the right to cancel or reissue the IRFP in whole or in part, prior to final award of a contract.	I agree and I acknowledge
PERIOD OF PERFORMANCE		
#1	The period of performance of any contract resulting from this IRFP is scheduled to begin on or about 1/1/2022 and to end on 12/31/2022.	I Acknowledge
#2	Contract renewals or extensions shall be initiated at the discretion of the City and subject to mutual agreement. The contract may be extended for four (4) additional one-year contract periods with the total contract period not to exceed five (5) years.	I agree and I acknowledge
PRICE ESCALATION		
#1	Price increases will not be considered before the end of the first 12 months of the Contract.	I Acknowledge
#2	Adjustments to pricing after contract commencement date, shall not produce a higher profit margin than that on the original contract, clearly identify the items impacted by the increase, and be accompanied by documentation acceptable to Spokane City sufficient to justify the requested increase. Spokane City will be the sole judge as to the acceptability of sources.	I Acknowledge
#3	A written request for a price adjustment will be submitted a minimum of sixty (60) calendar days in advance of a proposed effective date	I Acknowledge
#4	An approved price increase will become effective after the approval of the increase.	I Acknowledge
#5	Approved price adjustments shall remain unchanged for at least 12 months thereafter unless due to extraordinary circumstances as documented by the Contractor and concurred with by the City	I Acknowledge
#6	Approved price changes will be put into effect through the use of a change order to the Agreement. Price changes will not be retroactive	I Acknowledge
#7	Retroactive price increase adjustments will not be considered	I Acknowledge
#8	Failure to reach agreement on a request for an increase in price(s) can, at the sole option of the City, result in the termination of the Agreement for cause.	I Acknowledge
PRICE DECREASES		

#1	During the term of the contract, should the Contractor realize any cost reductions, or enter into pricing agreements with other customers providing greater benefits or lower pricing, The Contractor shall immediately request that an amendment to the Contract to provide similar pricing to the City, if the contract with other customers offers similar usage quantities, and similar conditions impacting pricing. The Contractor shall immediately notify the City of any such contracts entered into by the Contractor. Price decreases may be considered and implemented at any time upon mutual consent of the parties	I Acknowledge
SCOPE OF SERVICES		
#1	City seeks a contract with a company experienced in rebuilding hydraulic and pneumatic cylinders, with OEM parts only; cylinder types are stated in this Request for Proposal. Vendor must be able to rebuild each of the cylinder types listed on Cylinder Listing.	I agree and I acknowledge
#1.1	From the "Documents Tab", Bidder has reviewed Cylinder Listing.	I agree and I acknowledge
#1.2	Quantities listed on Cylinder Listing are an annual usage estimate, with no guarantee of quantity. Payment will be made only for actual cylinders repaired and accepted.	I agree and I acknowledge
#2	All cylinders shall be rebuilt with only" OEM Parts. Cylinders shall not be modified so that non-OEM parts can be installed, unless authorized by WTEF	I agree and I acknowledge
#3	Repair cost shall not exceed 75% of the cost of a new cylinder.	I agree and I acknowledge
#4	Vendor shall pickup/delivery cylinders from/to WTE	I agree and I acknowledge
#5	Cylinders shall be picked up and returned within 6 working days.(Not including days for parts unavailability)	I agree and I acknowledge
#6	All Rebuild Packing Slips will be accompanied by a build sheet with Pressure Test Data	I agree and I acknowledge
#7	All cylinders are to be tested and cycled prior to delivery	I agree and I acknowledge
#8	Repaired Cylinders shall have a tag affixed noting Cylinder Serial # and Vendor's Job # to enable ease of reference should warranty repair be warranted	I agree and I acknowledge
#9	If you took exception of #1 through #8 above, explain in detail.	
#10	Firm must be licensed to do business in the State of Washington.	I agree and I acknowledge
ACCEPTANCE PERIOD		
#1	Proposals shall remain in effect for a minimum of ninety (90) days from the due date for receipt of Proposals for acceptance by the City.	I Acknowledge
RESPONSIVENESS		
#1	Failure by the Proposer to comply with any part of the IRFP may result in rejection of the Proposal as non-responsive.	I Acknowledge
COSTS TO PROPOSE		
#1	The City will not be liable for any costs incurred by the Proposer in preparation of a Proposal submitted in response to this IRFP, conduct of a presentation, or any other activities related to responding to this IRFP.	I Acknowledge

ACCEPTANCE / REJECTION OF PROPOSALS			
#1	Contract award, if made, will be to the Proposer submitting the most favorable Proposal. The City reserves the right at its sole discretion to reject any and all Proposals received without penalty and to not issue a contract from this IRFP.	I Acknowledge	
#2	The City reserves the right to accept or reject any part of or all Bids and to accept the Bid deemed to be in the best interest of the City. The City may choose more than one Firm. The City of Spokane reserves the option of awarding by service type or grouping of services, or by any manner most advantageous for the City.	I Acknowledge	
#3	The City reserves the right at its sole discretion to reject any and all Proposals received without penalty and to not issue a contract as a result of this RFP.	I Acknowledge	
#4	The City also reserves the right, however, at its sole discretion to waive minor administrative irregularities.	I Acknowledge	
PREPARATION OF PROPOSAL			
#1	The Major Sections of the Proposal Submitted shall include: (1) Letter of Submittal; (2) Technical Proposal; (3) Management Proposal; (4) Cost Proposal	I Acknowledge	
#2	LETTER OF SUBMITTAL The Letter of Submittal shall be signed and dated by a person authorized to legally bind the Firm to a contractual relationship, e.g., the president or executive director if a corporation, the managing partner if a partnership, or the proprietor if a sole proprietorship. The Letter of Submittal should include the following information about the Firm. 1. Name, address, principal place of business, telephone number, and fax number/email address of legal entity or individual with whom contract would be written. 2. Legal status of the Firm (sole proprietorship, partnership, corporation, etc.). 3. Acknowledgement that the Firm will comply with all terms and conditions set forth in the Request for Proposals, unless otherwise agreed by the City.	Letter of Submittal.pdf	
#2.1	Terms and Conditions: Bidder acknowledges the Standard Terms & Conditions in the Document tab of this project. If answer is "I don't agree and I don't acknowledge", include requested exception in proposal submittal on separate page and title as "Exception to Terms and Conditions". The City will consider and determine if exception will be accepted.	I Acknowledge	
2.2	Upload LETTER OF SUBMITTAL	Letter of Submittal.pdf	

#3	<p>TECHNICAL PROPOSAL: The Proposal shall contain a comprehensive description of services including the following elements: 1. PROJECT APPROACH / METHODOLOGY – Include a complete description of the Firm’s proposed approach and methodology. 2. WORK PLAN – Include all project requirements and the proposed tasks, services, activities, etc. necessary to accomplish the scope of the project. Convey sufficient detail to show the Firm’s knowledge of the subjects and skills necessary to successfully complete the project. Include any required involvement of City staff. The Firm may also present any creative approaches that might be appropriate and may provide any pertinent supporting documentation. 3. PROJECT SCHEDULE – Include a project schedule indicating when the elements of the work will be completed and when deliverables, if any, will be provided. 4. DELIVERABLES – Fully describe deliverables to be submitted under the proposed project</p>	I Acknowledge
#3.1	Upload Technical Proposal	TECHNICAL PROPOSAL.docx
#4	<p>MANAGEMENT PROPOSAL: To be considered a responsible bidder's Management Proposal shall contain a comprehensive description of the following elements: 1. TEAM STRUCTURE / INTERNAL CONTROLS - Provide a description of the proposed team structure. Include who within the firm will have prime responsibility and final authority for the work. 2. STAFF QUALIFICATIONS / EXPERIENCE – Identify staff who will be assigned to the potential contract, indicating their responsibilities and qualifications, and include the amount of time each will be assigned to the project. The Firm shall commit that staff identified in its Proposal will actually perform the assigned work. 3. EXPERIENCE OF THE FIRM - Indicate the experience the Firm has in the area of the proposed contract work. 4. REFERENCES - List names, addresses, telephone numbers, and fax numbers/e-mail addresses of three business references for whom work has been accomplished and briefly describe the type of service provided. The Firm shall grant permission to the City to contact the references. Do not include current City staff as references. The City may evaluate references at the City’s discretion.</p>	I Acknowledge
#4.1	Upload Management Proposal	Management Proposal.pdf
#5	COST PROPOSAL	Yes
#5.1	Proposal must be itemized stating	Yes
#5.1.1	Hourly Rate	I agree and I acknowledge
#5.1.2	Percentage of increase on parts	I agree and I acknowledge
#5.1.3	Re-chroming cost per square inch	I agree and I acknowledge
#5.2	Should additional cylinders, other than the current brands and types listed on Cylinder List, need to be rebuilt proposal shall include:	Yes
#5.2.1	Hourly Rate	I agree and I acknowledge
#5.2.2	Percentage Discount Off “Percentage Increase on Parts”	I agree and I acknowledge

#5.2.3	Should Vendor not provide Percentage Discount Off "Percentage Increase on Parts" for additional cylinders, other than the current brands and types listed on Cylinder Listing need to be rebuilt, Vendor shall provide Percentage Markup Above Vendor's Cost. Enter Percentage Markup Above Vendor's Cost.	I agree and I acknowledge
#5.2.4	Percentage Markup will remain unchanged throughout the life of the contract	I agree and I acknowledge
#5.3	All freight shall be the responsibility of the winning Vendor.	I agree and I acknowledge
#5.3.1	Vendor would not be expected to absorb additional freight charges such as overnight red or orange changes. These charges would be prepay and added to the invoice. Vendor would be expected to contact WTEF to inquire if accelerated delivery would be required in regards to repair(s).	I agree and I acknowledge
#5.4	The City of Spokane is not a tax exempt entity and is therefore obligated to pay sales tax under Washington State law. Sales tax should not be included in respondent's pricing. All submissions shall be tabulated with the applicable sales tax rate whether that tax shall be charged through the supplier or paid by the City as use tax.	I Acknowledge
#5.4.1	Bidder's pricing is not to include tax.	I acknowledge
#5.5	Upload Cost Proposal	COST PROPOSAL.docx
EVALUATION PROCEDURE		
#1	Responsive Proposals will be evaluated based on the requirements stated in this solicitation. The evaluation process is designed to award this procurement not necessarily to the Vendor of least cost, but rather to the Vendor whose Proposal best meets the requirements of this IRFP. The City, at its sole discretion, may elect to select the top-scoring firms as finalists for an oral presentation. The IRFP Coordinator may contact the Proposer for clarification of any portion of the Proposer's Proposal.	I Acknowledge
PROPRIETARY INFORMATION/PUBLIC DISCLOSURE		
#1	All materials submitted to the City in response to this competitive procurement shall become the property of the City.	I Acknowledge
#2	All materials received by the City are public records and are subject to being released pursuant to a valid public records request. Washington state law mandates that all documents used, received or produced by a governmental entity are presumptively public records, and there are few exemptions. RCW Ch. 41.56.	I Acknowledge

#3	When responding to this competitive procurement, please consider that what you submit will be a public record. If you believe that some part of your response constitutes legally protected proprietary information, you MUST submit those portions of your response as a separate part of your response, and you MUST label it as "PROPRIETARY INFORMATION." If a valid public records request is then received by the City for this information, you will be given notice and a 10-day opportunity to go to court to obtain an injunction to prevent the City from releasing this part of your response. If no injunction is obtained, the City is legally required to release the records.	I Acknowledge
#4	The City will neither look for nor honor any claims of "proprietary information" that are not within the separate part of your response.	I Acknowledge
OWNERSHIP OF DOCUMENTS		
#1	Any and all data, reports, analyses, documents, photographs, pamphlets, plans, specifications, surveys, films, or any other material created, prepared, produced, constructed, assembled, made, performed or otherwise produced by the Consultant or the Consultant's subcontractors or consultants for delivery to the City under this Agreement shall be the sole and absolute property of the City. Such property shall constitute "work made for hire" as defined by the U.S. Copyright Act of 1976, 17 U.S.C. § 101, and the ownership of the copyright and any other intellectual property rights in such property shall vest in the City at the time of its creation. Ownership of the intellectual property includes the right to copyright, patent, and register, and the ability to transfer these rights. Material which the Consultant uses to perform this Agreement but is not created, prepared, constructed, assembled, made, performed or otherwise produced for or pay for by the City is owned by the Consultant and is not "work made for hire" within the terms of this Agreement.	I Acknowledge
CITY OF SPOKANE BUSINESS REGISTRATION REQUIREMENT		
#1	Section 8.01.070 of the Spokane Municipal Code states that no person may engage in business with the City without first having obtained a valid annual business registration. The Bidder shall be responsible for contacting the State of Washington Business License Services at http://bls.dor.wa.gov or 1-800-451-7985 to obtain a business registration. If the Bidder does not believe it is required to obtain a business registration, it may contact the City's Taxes and Licenses Division at (509) 625-6070 to request an exemption status determination.	I Acknowledge
#2	City of Spokane Business Registration Number	601983496
ANTI-KICKBACK		

#1	No officer or employee of the City of Spokane, having the power or duty to perform an official act or action related to this contract shall have or acquire any interest in the contract, or have solicited, accepted or granted a present or future gift, favor, service or other thing of value from or to any person involved in the contract.	I Acknowledge
NONDISCRIMINATION		
#1	No individual shall be excluded from participation in, denied the benefit of, subjected to discrimination under, or denied employment in the administration of or in connection with this Contract because of age, sex, race, color, religion, creed, marital status, familial status, sexual orientation including gender expression or gender identity, national origin, honorably discharged veteran or military status, the presence of any sensory, mental or physical disability, or use of a service animal by a person with disabilities. The Contractor agrees to comply with, and to require that all subcontractors comply with, Section 504 of the Rehabilitation Act of 1973 and the Americans with Disabilities Act, as applicable to the Contractor.	I Acknowledge
INSURANCE COVERAGE		
#1	During the term of the contract, the Vendor shall maintain in force at its own expense, each insurance coverage noted below:	Yes
#2	A. Worker's Compensation Insurance in compliance with RCW 51.12.020, which requires subject employers to provide workers' compensation coverage for all their subject workers; and	I agree and I acknowledge
#3	B. General Liability Insurance on an occurrence basis, with a combined single limit of not less than \$1,000,000 each occurrence for bodily injury and property damage. It shall provide that the City, its officers and employees are additional insureds but only with respect to the Consultant's services to be provided under this contract; and	I agree and I acknowledge
#4	There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without sixty (60) days written notice from the Vendor or its insurer(s) to the City.	I agree and I acknowledge
#5	There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without sixty (60) days written notice from the Vendor or its insurer(s) to the City.	I agree and I acknowledge
PAYMENT REQUIREMENTS		
#1	Supplier acknowledges that unless agreeing to payment by credit card with no additional fee, payment shall be made via direct deposit/ACH (except as provided by state law) after receipt of the goods/services ordered. A completed ACH application is required before a City order will be issued. If the City objects to all or any portion of an invoice, it shall notify the supplier and reserve the right to pay only that portion of the invoice not in dispute. In that event, all parties shall immediately make every effort to settle the disputed amount.	I Acknowledge

#2	Supplier agrees to accept payment by Credit Card with no additional charges/fees	YES
#3	All invoices pertaining to WTEF shall be sent to the City of Spokane Solid Waste Disposal Department, Attn Office Manager, 2900 S Geiger Blvd Spokane, WA 99224.	I Acknowledge
EVALUATION WEIGHTING AND SCORING		
#1	The following weighting and points will be assigned to the Proposal for evaluation purposes: Technical Proposal – 35%; Management Proposal – 35%; Cost Proposal – 30%.	I Acknowledge
#2	Technical Proposal – 35%; Possible 70 points. Project Approach/Methodology 15 Points (Maximum); Quality of Work Plan 15 Points (Maximum); Project Schedule 15 Points (Maximum); Project Deliverables 25 Points (Maximum)	I Acknowledge
#3	Management Proposal – 35% ; Possible 70 points: Team Structure and Internal Controls 15 Points (Maximum); Staff Qualifications/Experience 15 Points (Maximum); Experience of the Firm for Cylinder Rebuilds 40 (Maximum)	I Acknowledge
#4	Cost Proposal – 30% Possible 60 Points.	I Acknowledge
MOST FAVORABLE TERMS		
#1	The City reserves the right to make an award without further discussion of the Proposal submitted. Therefore, the Proposal should be submitted initially with the most favorable terms that can be proposed. There will be no best and final offer procedure. The City reserves the right to contact a Proposer for clarification of its Proposal.	I Acknowledge
#2	The Proposer should be prepared to accept this IRFP for incorporation into a contract resulting from this IRFP. Contract negotiations may incorporate some or all of the Proposal.	I Acknowledge
CONTACT INFORMATION		
#1	Company Name	Hydraulics Plus Inc.
#2	Please provide Name, Telephone Number & e-mail address of person who prepared proposal.	Loretta Roberts (509) 536-9464 lroberts@hydraulicsplusinc.com
Additional Documents Bidder Would Like To Upload		
#1	Should Bidder Want To Upload Any Additional Document(s) Please Do So Here. ***Please Note: Should Bidder Want To Add More Than One Document, ensure all documents are combined into a single document prior to uploading as bidder would only be able to upload one document here.	

Regarding: IRFP 5525-21

City of Spokane-Purchasing
4th Floor, City Hall
808 W. Spokane Falls Blvd.
Spokane, WA. 99201

Hydro-Tech Generator Repair Plus Inc.
DBA: Hydraulics Plus Inc.
5507 E. Broadway Ave.
Spokane Valley, WA. 99212
Ph: (509) 536-9464
Fax: (509) 536-9404
lroberts@hydraulicsplusinc.com

Legal entity address: Same as above

Legal Status of firm: Chapter S Corp.

Location of facility: Same as above

Identify former city employees: There are no former city employees employed by Hydraulics Plus Inc.

Hydraulics Plus Inc. will comply with all terms and conditions set forth in the IRFP 5525-21.

We are a 9800 square foot facility that specializes in hydraulic equipment repair, refurbishing, and manufacture. We house a complete testing section for pumps, motors, valves, cylinders, accumulators etc. All cylinders are tested to 2000 PSI.

Our 25-foot honing capability lets us service large hydraulic and pneumatic cylinders.

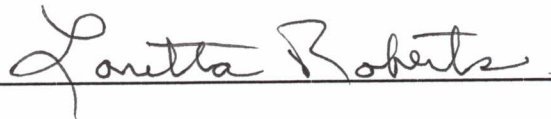
Our machine shop allows us to handle large apparatus, allowing us to manufacture parts as needed for specific jobs.

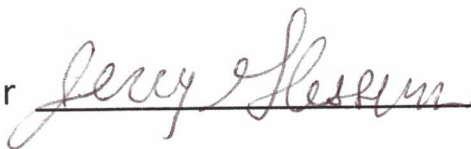
Certified welding and fabrication. Ability to retrofit and repair.

Field service is available with our crane equipped service truck.

The many years of combined experience of our technicians has resulted in our low call back rate, enviable in the industry.

We here at Hydraulics Plus Inc. wish to thank you for the opportunity to offer a proposal. The last 5 years were productive, it was a pleasure working with Corbett Maurer.

Lorette Roberts, President 

Jerry Glessner, Technical Director 

TECHNICAL PROPOSAL

Hydro-Tech Generator Repair Plus Inc.
DBA: Hydraulics Plus Inc.

Project approach/methodology/work plan

Upon receiving cylinder for repair, cylinder will go to tear down and evaluation within one business day. This entails:

1. Disassemble and inspect for surface damage.
2. If parts need re-chroming they will be sent to our outside vendor.
3. Measure parts to ensure clearances are within factory specs.
4. Hone to remove glaze or minor scoring.
5. Replace and assemble parts that are damaged or out of tolerance.
6. Weld if necessary.
7. Pressure test and cycle to factory specs.
8. Paint: Color and type to be determined.

The customer will be notified by phone or email, whichever is preferred, the extent of repairs needed and the cost thereof. From time to time we will make recommendations because of delays of parts and availability from OEM. We are capable of meeting and/or exceeding the quality of OEM parts without any damage or modification to original. This can result in big savings of time and money. All of this, of course, is at the customers discretion. If the repair is a simple polish and re-seal, we would definitely be able to meet or beat the six day turn around. If the availability of parts or chroming are extended, we will inform the customer.

DELIVERABLES

Upon notification of a cylinder in need of repair, we will send a driver for pickup. When the repair work on cylinder is completed, we will deliver along with any other purchases that might have been made. We will, upon request, return damaged or out of spec parts.

PROJECT MANAGEMENT IN ORDER OF PRESEDENCE

PROJECT MANAGEMENT	JOB TITLE
Loretta Roberts-Pertinent staff	President
Jerry Glessner-Pertinent staff	Technical Director/Hydraulic, Mechanical Specialist/QC
Wesley Fulton-Pertinent staff	Hydraulic Mechanical Specialist
Michael Thompson-Pertinent staff	Machinist/Consultant
Benjamin Morris	Machinist/Design
Ryan Possinger	Certified Welding/Design
Subcontractor: Mountain Plating	Rechroming Services

Jerry A. Glessner

9631 W. Thompson Rd. Coeur d'Alene, ID. 83814

(208) 699-9666

Jagged7@hotmail.com

SUMMARY OF QUALIFICATIONS

2013-Present	Hydraulics Plus Inc	Spokane Valley, WA.
2011-2012	Ron's Sterling Construction	Coeur d'Alene, ID.
1995-2010	American West Chrome	Spokane, WA.
1994-1995	Universal Hydraulics	Spokane, WA.
1988-1994	Eagle Hydraulics	Auburn, WA.
1897-1988	Hydraulic Repair and Design	Kent, WA.

Technical Director/Hydraulic Mechanical Specialist/QC

- Troubleshooting and repair of hydraulic pumps, motors, hydrostats, and cylinders.
- Service calls for repair, trouble-shooting, or re-designing of systems on-site.

Inspector for Ron's Sterling Construction

- Inspected the installation of underground fiber optic lines. Recorded distance and junction points for future maintenance on maps.

Hydraulic Mechanic/Technician for American West Chrome

- I was hired at American West Chrome to start a new department within the company. The new department was formed to expand the company's capabilities from only rebuilding hydraulic cylinders to rebuilding pumps, motors, valves, and manifold blocks as well.
- This department would also provide trouble-shooting service of hydraulics systems.
- My responsibilities included disassembling, inspection, and trouble-shooting all brands of hydraulic components. I would then determine what parts could be reconditioned or need replaced. From there, I would call vendors for price and availability of all parts to be replaced.
- I would then contact the customer with a quote for repair or replacement and a completion date. When given the approval to repair, I would order parts. Upon receiving the needed parts, I would then rebuild the component to manufactures specification and test the unit.
- I put together a network of professionals with the hydraulic community to assist in providing me with technical literature and advice, if needed.
- For the next 15 years I have rebuilt thousands of hydraulic components.
- Experience with the following brands: Caterpillar, Commercial, Shearing, Vickers, Sunstrand, Volvo, Kawasaki, Dennison, and other.

EDUCATION

1978 Coeur d'Alene High School Graduate

REFERENCES

Available upon request

Wesley D. Fulton

7292-F Hwy. 291 Tumtum, WA. 99034
Home (509) 276-6117 Cell (509) 904-9185

EXPERIENCE

Sept. 1996-Present Hydraulics Plus Inc. Spokane Valley, WA.

Lead Hydraulic Technician

Hydraulic equipment maintenance, troubleshooting and diagnosis, hydraulic component tear down, repair and testing, extensive experience with gear, vane, piston pumps and motors, including, hydrostatic drives, directional and pressure control valves, and cylinders. Discuss customer's problems with equipment and estimate hours on diagnosis and repair. Delegate projects to co-workers and maintain workflow in shop. Train and aid other technicians in their duties. Shop and equipment maintenance. Field service work and on site estimating.

June 1993-July 1996 Critzer Equipment Inc. Spokane, WA.

Fabricator/Mechanic

Modify truck frames, suspensions, and drivelines. Install: van bodies, dump boxes, flatbeds, maintainer, and service bodies, fire truck bodies and apparatus, hydraulic booms and cranes, tow beds and booms, as well as rollback beds. Install accessory equipment including PTO's, hydraulic wet kits, winches, snowplows, air compressors, hydraulics lift gates, custom bumpers, hitches, steps, racks, handrails, and lights.

May 1990-April 1993 Pacific Utility Equipment Inc. Spokane Valley, WA.

Install: flatbeds, dump truck, maintainer, and service bodies to cab and chassis trucks, as well as install insulated basket truck booms with a reach of 20 to 90 feet and digger derrick booms for setting owe roles. Install accessory equipment including: hydraulic outriggers, valve banks, pumps and PTO's, generators, inverters, lights, handrails, bumpers, racks, and storage boxes. Test all equipment prior to delivery including tip tests and flying all boom trucks and aerial devices. Deliver trucks to customers

Sept. 1987-March 1990 Calkins Distributing Inc. Missoula, MT.

Hydraulic Technician

Duties included: hydraulic component repair of cylinder, gerotor and geroler motors, gear, vane, and piston pumps, directional and pressure control valves, hydraulic hose assembly, hydraulic power unit fabrication, and inside sales.

EDUCATION

2014-2015	Spokane Community College	One Year Upholstery Certificate
1985-1987	Spokane Community College	A.A.S. Degree Fluid Power Tech.
1981-1985	Joel E. Ferris High School	High School Diploma

Michael Thompson
2715 N. Pines Rd. #9
Spokane Valley, WA. 99206
(509) 919-8394
MThompson1200@outlook.com

OBJECTIVE

Dependable, well organized, creative individual seeks an opportunity to utilize skills, abilities, and experience.

PERSONAL ATTRIBUTES

Works effectively with others, takes directions well, and uses problem solving skills
Knowledgeable, dependable, hard-worker who is always willing to learn
Completes tasks using multiple methods to ensure accuracy and quality production

MACHINIST

- Journey machinist with job shop experience setting up and operating mill and lathes to produce custom parts of high quality
- 10 plus years of experience with CNC set-up and programming CYC machine centers
- Operated conventional lathes, mills, drill presses, CNC mill, and routers
- 8 years designing, inspection and testing for the silicon wafer and electronics/pneumatics industry. Along with food processing equipment for processing and handling of food, high tech equipment parallelizer component, concrete, and paver block plants
- Experience on 6 spindle profile mill machining molds for concrete paver machines
- Proficient with Smart Cam and other CAD/CAM programs, G code programming
- Experienced job shop machinist. Skilled in the use of all hand tools and layout equipment
- Machined to blueprint specifications using various metal alloys and machines, including saws, hones, drills, vertical/horizontal and profile mills, lathes and CNC operations
- Knowledgeable at blueprint reading, setting up machines, and blueprint specifications

RELEVANT MACHINIST EXPERIENCE

Hydraulics Plus Inc.	Spokane Valley, WA.	Lead Machinist	2 years-present
Columbia Machine	Vancouver, WA.	CNC Lead Man-Swing Shift	10 years
Clark College	Vancouver, WA.	Instructor Basic Numerical Control	6 years
Clark College	Vancouver, WA.	Instructor Beginning to Advance Machining	3 years
High Tech Manufacturing	Vancouver, WA.	Job Shop Machinist	3 years
Redwood Plastics	Vancouver, WA.	Job Shop Machinist	2 years

EDUCATION

Spokane Falls Community College, Interactive Media/Graphic Design	4/2007-12/2007
Clark College, Vancouver, WA. AS Degree, Machining Technology	6/1981-5/1983

Management Proposal

United Rentals
204 S. Fancher Road
Spokane Valley, WA. 99212
Contact: Marty
(509) 770-5396
mcordis@ur.com
Repair cylinders

Environmental West Exploration
1015 N. Yardley
Spokane Valley, WA. 99212
Contact: Greg
(812) 598-5581
glenc@environmentalwest.com
Repair cylinders and winch motors

M & L Construction
P.O. Box 6311
Spokane, WA. 99217
Contact: Josh
(509) 939-8942
chase@mandlconstruction.net
Repair cylinders, pumps, motors, and hydrostats

COST PROPOSAL

1. Hourly Labor Rate \$85.00. Includes operating expenses and profit margin.
2. Percentage increase on parts 20%
3. We accept responsibility for all normal shipping charges. We cannot, however, absorb any additional charges such as overnight red, or orange charges. It would be your choice to use accelerated delivery.
4. Repair costs will not exceed 75% of new cylinder cost.
5. Appropriate sales tax will be added to invoice.
6. Subcontractor cost for re-chroming .78 per square inch.
7. Transparency of vendor costs can be backed up by copies of original invoice on request.
8. Should additional cylinders be brought in that are not on the current bid sheet, we will honor the above pricing.



Agenda Sheet for City Council Meeting of:

12/06/2021

Date Rec'd	11/23/2021
Clerk's File #	OPR 2020-0067
Renews #	
Cross Ref #	
Project #	
Bid #	5181-19
Requisition #	MASTER CONTRACT

Submitting Dept	FACILITIES MANAGEMENT
Contact Name/Phone	DAVID STEELE 625-6064
Contact E-Mail	DSTEELE@SPOKANECITY.ORG
Agenda Item Type	Contract Item
Agenda Item Name	5900 - FACILITIES MANAGEMENT - RENEWAL OF CAMTEK MASTER CONTRACT

Agenda Wording

Renew Master Contract with Camtek, Inc. (Spokane, WA) for Camera, video management software & access control systems installation and maintenance.

Summary (Background)

On 11/25/2019 responses were due to RFP 5181-19 for installation and maintenance of security cameras, video management software and access control systems. Camtek was the recommended for award of this contract. This is the 1st of two one-year renewals for this contract.

Lease? NO Grant related? NO Public Works? NO

Fiscal Impact

Expense \$ 350,000.00

Select \$

Select \$

Select \$

Budget Account

various

#

#

#

Approvals

Dept Head	TEAL, JEFFREY
Division Director	WALLACE, TONYA
Finance	BUSTOS, KIM
Legal	ODLE, MARI
For the Mayor	ORMSBY, MICHAEL

Council Notifications

Study Session\Other	PIES 11/22/2021
Council Sponsor	CP Beggs

Additional Approvals

Purchasing	PRINCE, THEA	ddaniels@spokanecity.org

Briefing Paper

Public Infrastructure Environment and Sustainability Committee

Division & Department:	Finance – Facilities Management
Subject:	Renewal of Master Contract for Security Camera Installation, etc
Date:	11/22/2021
Contact (email & phone):	David Steele (dsteeler@spokanecity.org & 625-6064
City Council Sponsor:	CP Beggs
Executive Sponsor:	Tonya Wallace
Committee(s) Impacted:	Public Safety and Community Health Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	Strategic
Strategic Initiative:	
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	Renewed Master Contract for Camera, video management software & access control systems installation and maintenance
Background/History: <i>This is the 1st of two one-year renewals for this contract.</i>	
Executive Summary: <ul style="list-style-type: none"> Renewal for an additional year of the citywide master security camera, video management software & access control systems installation and maintenance contract. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: DOE Grant Other budget impacts: (revenue generating, match requirements, etc.) See related SBO	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: Known challenges/barriers:	



City of Spokane

**MASTER CONTRACT AMENDMENT
AND RENEWAL 1 of 2**

**Title: SECURITY CAMERA
INSTALLATION AND MAINTENANCE**

This Contract Amendment/Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **CAMTEK, INC.**, whose address is 3815 East Everett Avenue, Spokane, Washington 99217 as ("Contractor"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties entered into a Contract wherein Contractor agreed to provide Security Camera Installation And Maintenance; and

WHEREAS, the original Contract provided for two (2) one (1) year renewals with this being the first of those renewals; and

WHEREAS, a change to the original scope of work has been requested, thus the original Contract needs to be formally amended and renewed by this written document; and

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

1. CONTRACT DOCUMENTS.

The original Contract, dated February 14, 2020 and February 20, 2020, any previous amendments, renewals and / or extensions / 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 TERM.

This Contract Renewal shall become effective on January 1, 2022 and shall run through December 31, 2022.

3. AMENDMENT.

The Scope of Work in original Contract is hereby amended to include:

installation and maintenance of video management systems & access control system; and hourly rates have increased to \$140 per hour for standard work and \$210 per hour for emergency work.

4. COMPENSATION.

The City shall pay an estimated maximum annual cost not to exceed **THREE HUNDRED FIFTY THOUSAND AND NO/100 Dollars (\$350,000.00)** for everything furnished and done under this optional use Contract Amendment/Renewal. This is the maximum amount to be paid under this Renewal, and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Contract and this Renewal document.

5. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Amendment/Renewal by having legally-binding representatives affix their signatures below.

CAMTEK, INC.

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:
Certificate of Debarment

ATTACHMENT
CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<hr/> Name of Subrecipient / Contractor / Consultant (Type or Print)	<hr/> Program Title (Type or Print)
<hr/> Name of Certifying Official (Type or Print)	<hr/> Signature
<hr/> Title of Certifying Official (Type or Print)	<hr/> Date (Type or Print)

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

12/06/2021

Date Rec'd

11/17/2021

Clerk's File #

OPR 2021-0636

Renews #**Cross Ref #****Project #****Bid #****Requisition #****Submitting Dept**

CITY COUNCIL

Contact Name/Phone

BREEAN BEGGS 625-6254

Contact E-Mail

BBEGGS@SPOKANECITY.ORG

Agenda Item Type

Contract Item

Agenda Item Name

0320 - DOWNTOWN BUSINESS IMPROVEMENT DISTRICT MANAGEMENT AGREEMENT

Agenda Wording

Contract with Downtown Spokane Partnership for management of the downtown parking and business improvement district.

Summary (Background)

This is a five-year contract with DSP for the management of the downtown BID, as authorized by RCW 35.87A.110.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 500,000

TBD

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

ALLERS, HANNAHLEE

Study Session\Other

FA Comm., 9/20/2021

Division Director**Council Sponsor**CP Beggs, CM Kinnear,
CM Stratton**Finance****Distribution List****Legal****For the Mayor**

ORMSBY, MICHAEL

Additional Approvals**Purchasing**



City of Spokane

**REVISED DOWNTOWN BUSINESS
IMPROVEMENT DISTRICT AGREEMENT**

**Title: Revised BID Administration and Operations
Agreement**

THIS REVISED AGREEMENT is effective as of the 1st day of January, 2022, and is made by and between **THE CITY OF SPOKANE**, a municipal and a first-class charter city, having its principal place of business at 808 West Spokane Falls Boulevard, Spokane, Washington, 99201, (the "City"), and the **DOWNTOWN SPOKANE DEVELOPMENT ASSOCIATION**, d/b/a Downtown Spokane Partnership, (the "DSP"), having its principal place of business at 10 North Post Street, Suite 400, Spokane, Washington, 99201. Hereafter individually a "party", and together referenced as the "parties".

WITNESSETH:

WHEREAS, as part of the City's "Spokane Downtown Plan" (the "Spokane Downtown Plan"), the City desires to obtain certain enhanced municipal services which will ensure the continued vitality of the downtown area, and pursuant to the authority granted under chapter 35.87A RCW, has established the Downtown Spokane Parking and Business Improvement Area (the "BID"), as described in chapter 04.31, of the Spokane Municipal Code (the "Code"), to provide funding for such enhanced municipal services; and

WHEREAS, section 04.31.090 of the Code allows the City to enter into a contract regarding the administration and operation of BID programs, and the DSP is willing and able to provide such services to the City, as herein described on the terms and conditions set forth below.

NOW, THEREFORE, the parties agree as follows:

**ARTICLE ONE
SCOPE OF SERVICES**

1.1 Purpose. The DSP is hereby retained pursuant to SMC 04.31.090 and RCW 35.87A.110 to administer the BID on the City's behalf.

1.2 Compliance with Laws. The DSP shall comply with all applicable laws, ordinances, and codes of the United States, the state of Washington, and the City, including the Code. The DSP will not discriminate against any worker, employee, or applicant, or member of the public, because of race, creed, color, religion, sex, criminal record older than seven years (other than convictions for crimes of dishonesty or sexual assault) or national origin, nor otherwise commit an unfair employment practice. The DSP further agrees to use its best efforts to incorporate a similar clause in all contracts entered into with suppliers and

subcontractors, and all labor organization furnishing skilled, unskilled, and union labor, or who may perform any such labor or services in connection with this Agreement. During the term of the Agreement, the DSP shall make a good faith effort to utilize minority business enterprises and women-owned business enterprises.

1.3 Work Program. The DSP shall, during the term of this Agreement, perform the general services described in Article Two hereof, as such services may be further defined, limited, or expanded in the applicable work program and budget as described in Exhibit “A” and this Agreement. The attached Exhibit “A” describes the DSP’s Work Program for the 12 months’ activities in calendar year 2021. The DSP shall submit to the City Council a proposed work program and operating budget for each subsequent calendar year by no later than November 15 of the prior year and the City Council shall take action and approve a work program and budget by no later than December 15 of the prior year.

1.4 Special Assessments. The DSP shall annually provide the City a computer database of business and property ownership information for the purposes of billing and collecting special assessments. The City’s Chief Financial Officer will take the special assessment base information and apply rates to generate an annual bill for each business or property owner as part of the adoption of the annual assessment roll. Payments will become due and subsequently delinquent pursuant to the Spokane Municipal Code and will be subject to collection policies established and enforced by the City; provided, however, that the City may waive any fees, penalties and interest pursuant to SMC 4.31.070 if it deems such action to be in the best interest of the BID. The City’s Chief Financial Officer will collect and deposit all BID special assessment income in the BID Fund created by SMC 04.31.060. The City shall provide to the DSP monthly financial reports on money received in and disbursements from the BID Fund no later than the fifteenth day of each month.

1.5 Progress Reports and Audits. The DSP shall provide quarterly progress reports to the City no later than 30 days following the end of each calendar quarter i.e.: March 31, June 30, September 30, and December 31 of each year covered by this Agreement. In addition, the DSP shall provide to the City an independent audit report of expenditures within 180 days after the end of each fiscal year of the DSP and within 180 days after the termination of this Agreement. In carrying out its work programs under this Agreement, and developing plans as described in Article Two, the DSP shall coordinate and consult with staff from the appropriate City Departments

1.6 Service Levels within District. The City shall continue to provide within the BID the same level of municipal services as were provided within the BID boundaries as of January, 2021, and not otherwise funded with parking and business improvement area special assessments. It is the City’s intention not to use or rely on any services provided to the BID as the result of the creation of the BID, this Agreement, or any subsequent agreement to relieve or lessen the obligation of the City to provide such existing municipal services within the BID, except as may be otherwise agreed in writing by the parties. The parties recognize that the general level of municipal services provided throughout the City, including the BID, is subject to the annual budget and appropriation processes of the City. The parties also recognize that the City, in its exercise of responsible management, may find it necessary on occasion to make reallocations or shifts of personnel, materials, or other resources, to preserve the health, welfare, and safety of its citizens.

ARTICLE TWO

DSP DUTIES

2.1 Professional Management and Planning. The DSP will administer and operate the BID programs and services listed in SMC 04.31.030(A). The DSP will provide staff assistance to the Ratepayer Advisory Board (the “Board”) created by SMC 04.31.080. The DSP will coordinate with the Board in developing recommendations regarding the BID budget, expenditures, and programs, but nothing contained herein shall be construed as requiring the DSP to agree at all times with the Board’s recommendations. The DSP shall convene and administer an annual meeting of all ratepayers on or before February 28 of each year. The DSP will notify all ratepayers of the annual meeting and all Board meetings through an electronically delivered newsletter to all BID ratepayers. The DSP will maintain an electronic directory of all current ratepayers for purposes of communication, annual quality assurance surveys conducted by DSP staff, and voting on representatives to the Board.

2.2 Financial Reporting Requirements. All costs incurred or paid by the DSP pursuant to this Agreement shall be supported by properly documented payrolls, time records, invoices, vouchers, or other documentation, as evidence of the nature and propriety of expenses. All accounting documents pertaining in whole or in part of this Agreement shall be clearly identified and readily accessible to the City, and the City shall have the right to audit the records of the DSP, as they relate to work performed under this Agreement, upon reasonable notice. The DSP shall also maintain financial records in accordance with Washington State Records Retention Law (chapter 40.14 RCW) for a period of three years after receipt of final payment under this Agreement. The DSP will provide quarterly written reports of how it allocated the time of individual employees engaged in BID activities 2.3, 2.4, 2.6, 2.7, 2.8 and 2.10 and highlights of accomplishments as compared to DSP employment activities.

2.3 Marketing and Event Planning. In the furtherance of SMC 04.31.030(A)(2), the DSP shall develop and implement an integrated, comprehensive marketing plan for the BID. The DSP’s marketing plan shall attempt to create a unique identity for the BID, improve the public image of the downtown area and address the specific needs of potential users of downtown services. Marketing services performed, supported, and/or coordinated by the DSP may include, but are not limited to, brochures, special events and festivals, advertising, arts and cultural activities, and the promotion of the retail and hospitality industry within the BID. The DSP’s work program also may include training, educational, and market research activities. The DSP will continue planning and promoting events throughout the BID boundaries at the following public locations: Post Street between Main and Riverside; Wall Street North of Main and any other location determined by the DSP Board with input from the Ratepayer Advisory Board. In its marketing activities, the DSP will consider the under-served and historically marginalized individuals and groups.

2.4 Maintenance Planning. In the furtherance of SMC 04.31.030(A)(4), the DSP may evaluate the current level of maintenance services provided by the City within the BID, project increased maintenance services that may be desirable to implement the “Spokane Downtown Plan,” and estimate the costs for providing such increased maintenance services. The DSP may investigate and evaluate the extent to which it can coordinate, support, and/or supplement private maintenance services currently handled by property owners within the BID.

2.5 Security. In the furtherance of SMC 4.31.030(A)(1), the DSP shall hire, supervise, and manage security “ambassadors” for the BID, provided, however, that the DSP may subcontract some or all of these duties so long as the DSP retains the right to terminate such subcontractor in its discretion upon no more than 60 days’ prior notice. The DSP or its subcontractors shall use its best efforts to cause the ambassadors to receive appropriate education and training which shall include social work, crisis intervention, motivational interviewing, diversity/equity/inclusion, security, medical emergencies, available facilities within the BID boundaries, and the importance of establishing and maintaining goodwill with all users within the BID. The DSP may adopt special uniforms for such ambassadors identifiable to the BID that provide protection to ambassadors while supporting the goal of a safe and welcoming BID for all users and may establish a system of coordination with the City Police Department and private security entities. The DSP will provide customer service training and certification and regularly monitor ambassadors to ensure that they are focused on outwardly interacting positively with all BID users.

2.6 Transportation and Parking. In the furtherance of SMC 4.31.030(A)(3), the DSP shall provide advice and input to the City regarding transportation issues affecting the BID, including, but not limited to, parking meter rate/time structure and enforcement, techniques to enhance pedestrian and traffic flow and safety, and mass transportation. In addition, the DSP shall, in cooperation with City representatives, develop an effective parking management program which may include, but not be limited to: (i) coordination of on-street parking; (ii) parking validation; and (iii) signage to identify parking facilities and to direct users of the BID to key activity centers. Commencing no later than January 1, 2023 (but sooner if possible), the DSP, in consultation with the Parking Advisory Committee, will use its best efforts to commence the implementation, management and marketing of an off-street parking system branded “Park Spokane.” The cost of managing Park Spokane will be paid from BID special assessments imposed by the City for individual parking stalls available for public parking and/or all ratepayers based on cost estimates and program parameters.

2.7 Urban Design and Planning. In the furtherance of SMC 4.31.030(A)(2) and (3), the DSP may contract with independent consultants as needed to provide design assistance for selected urban design and planning issues. These issues may include, but not be limited to: (i) the establishment of a positive unifying theme for the BID; (ii) the design and use of aesthetically pleasing screening devices around parking and vacant lots; (iii) street level storefront facades in selected areas; (iv) landscaping to provide a pleasant pedestrian environment; and (v) infrastructure and access planning. All design plans shall be reviewed by and coordinated with relevant City departments and shall be consistent with all applicable plans and ordinances adopted by the City Council.

2.8 Economic Development. In the furtherance of SMC 4.31.030(A)(2) and (6), the DSP may establish “councils” for the purpose of planning and focusing on strategic initiatives and professional development, which initiatives may include, but not be limited to, growing locally owned, minority owned and smaller businesses within the BID, retail management concepts and marketing strategies, business retention and recruitment, development of downtown housing and creation of neighborhood services that support downtown living. All economic development activities will consider the under-served and historically marginalized individuals and groups. No later than January 1, 2023, but sooner if possible, the DSP will activate an economic development campaign south of the railroad viaducts that emphasizes outreach and coaching to businesses owned by people of color, women and other historically marginalized communities.

2.9 Maintenance. The DSP shall hire, supervise, and manage a work crew that will be responsible: (i) for removing graffiti, (ii) sweeping and power washing , and shoveling crosswalks, (iii) cleaning tree wells, exteriors of trash containers, all programmed alleys and the first 25 feet of remaining alleys, (iv) keeping the railway viaducts clean and clear of obstruction to the extent reasonably feasible, (v) and any other general cleanup work, with a goal of promoting a superior level of cleanliness within the BID. The DSP may subcontract some or all of these duties so long as the DSP retains the right to terminate the subcontractor in its discretion upon no more than 60 days' prior notice.

2.10 BID Expansion. The City may expand, and the DSP shall implement and serve, the BID boundaries by up to 10% (as measured by collected special assessments) each calendar year pursuant to State law until such time as it includes the entire boundary of Downtown Spokane as defined by The Downtown Spokane Plan and the City will provide additional compensation of at least \$250,000 in the first year each expansion is enacted and approved by the City for the purpose of temporarily reducing ratepayer costs for the transition for each of the first three expansions during the term of this Agreement. The City will provide an additional \$50,000 for each year in which additional expansions are accomplished during the term of this Agreement.

ARTICLE THREE **COMPENSATION**

3.1 Annual Fee. For each calendar year during the term of this Agreement, as compensation for the services provided hereunder, the City shall pay to the DSP an amount equal to the budget approved by the City Council for the agreed-upon work program applicable to each such year, as adopted pursuant to Section 1.3 above. The budgeted amount will represent the annual special assessments due from business and property owners within the BID, as authorized by chapter 35.87A RCW and the Code, as well as approved City contributions. The annual services fee shall be paid to the DSP in equal monthly installments. In no event will the City pay the DSP more money than is received from the levy of special assessments in the BID. The City will reimburse the DSP up to \$100,000 annually for expenses related to BID management strategic initiatives pre-approved by City Council in addition to the regular annual budget based on BID ratepayer special assessments. The City will also pay additional compensation to the DSP for BID expansion purposes as described in Section 2.10.

3.2 Invoices. The DSP shall send an invoice to the City reflecting amounts to be paid to the DSP hereunder not less than 14 days prior to the first day of the next month reflecting amounts to be paid to the DSP. In the event the due date of any monthly installment falls on a weekend or a City holiday, the installment shall be due on the next business day of the City.

3.3 Payment. The City reserves the right to withhold payments hereunder pending timely delivery of services, program reports, or documents as are required under this Agreement; provided, no such payment will be withheld unless the City has provided the DSP, written notice of the City's intent to withhold payment no less than ten business days before the due date of the payment. In the event that the City determines in good faith that any BID special assessment funds were expended by the DSP for unauthorized or ineligible purposes, or constitute disallowed costs, the City may demand repayment of the funds in writing. Upon receiving a written demand, the DSP will have 30 days to repay the funds or to present the City with a written report showing that the challenged expenditures were proper. If the City and the DSP cannot agree on the propriety of the challenged expenditure, the parties will submit the dispute to an arbitration panel comprised of the Chair and the Vice Chair of the Board and one representative from the Washington State Auditor's Office. The arbitration panel must render a decision

regarding the challenged expenditure, which decision shall be binding on the parties, within 30 days after the panel is convened.

ARTICLE FOUR **TERM AND TERMINATION**

4.1 Term. The term of the Agreement shall begin on January 1, 2022 and shall end on December 31, 2026.

4.2 Automatic Termination. This Agreement shall terminate automatically (i) at the end of any calendar year in which the City Council has taken legislative action by the preceding July 1st to effectuate the termination of the PBIA or repeal Chapter 4.31 SMC for the subsequent year ((fails to approve a work program, assessment roll and budget for the succeeding calendar year as provided in Section 1.3 above)), (ii) at the end of any calendar year in which the BID terminates or (iii) if the DSP ceases to exist. In any such event, the DSP will be paid for services satisfactorily performed to the termination date.

4.3 Permissive Termination. This Agreement may be terminated by the DSP upon 30 days' written notice in the event the DSP is unable to provide the full service required under this Agreement. The DSP shall repay to the City any funds in the possession of the DSP at the time of the termination of this Agreement that may be due to the City.

4.4 Termination for Cause. Either party may terminate this Agreement for cause upon giving the other party 30 days' written notice of termination. As used herein, "cause" shall mean: (i) the breach of any material term or condition of the Agreement, (ii) an unlawful act or unlawful failure to act relating to the subject matter of the Agreement, or (iii) the use of funds in any material amount for a purpose not authorized in the applicable work program and budget. The termination of this Agreement shall only become effective if the breaching party fails to cure the breach within 30 days after written notice has been given hereunder.

ARTICLE FIVE **QUALITY OF PERFORMANCE**

5.1 Performance. The City shall judge in good faith the adequacy and efficacy of work performed, the sufficiency of records and the services delivered pursuant to this Agreement. If, during the course of this Agreement, the services rendered do not meet the desired results of the City, the DSP shall correct, modify, and/or properly perform the services to the satisfaction of the City. The DSP will conduct an annual quality assurance survey of ratepayers and other stakeholders and share those results with the City.

5.2 Indemnity/Hold Harmless. The City shall hold harmless, indemnify, and defend the DSP from all claims, damages, and expenses directly arising out of or resulting from any willful or negligent act or omission of the City or any of its agents, officers, or employees under this Agreement.

The DSP shall hold harmless, indemnify, and defend the City from all claims, damages, and expenses directly arising out of or resulting from any willful or negligent act or omission of the DSP or any of its agents, officers, or employees under this Agreement.

5.3 Insurance. During the term of this Agreement, the DSP shall maintain in force, at its own expense, the following types and amounts of insurance:

A. Worker's Compensation Insurance in compliance with RCW 51.12.020, which requires subject employers to provide worker's compensation coverage of all their subject workers;

B. General Liability Insurance on an occurrence basis, with a combined single limit, of not less than \$1,500,000 for each occurrence for Bodily Injury and Property Damage. It shall include contractual liability coverage for the indemnity provided under this Agreement. It shall provide that the City, is an Additional Insured but only with respect to the DSP's services to be provided under this Agreement.

C. Automobile Liability Insurance with a combined single limit, or the equivalent of not less than \$1,000,000 each accident for Bodily Injury and Property Damage, including coverage owned, hired, or non-owned vehicles.

There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without 30 days' written notice from the DSP or its insurer(s) to the City. As evidence of the insurance coverages required by this Agreement, the DSP shall furnish an acceptable insurance certificate to the City, naming the City as "Additional Insured", at the time the DSP returns the signed Agreement.

ARTICLE SIX **MISCELLANEOUS**

6.1 Parties-in-Interest and Assignment. This Agreement is binding upon and is for the benefit of the parties hereto and the respective successors and assigns, and no third person who is not a party hereto shall have any rights under this Agreement, either as a third party beneficiary or otherwise. Neither party may assign this Agreement without the prior written consent of the other party.

6.2 Notices. Any notice, document, report, or other communication required or permitted hereunder shall be in writing and shall be delivered personally or by regular U.S. mail, postage prepaid, addressed as follows:

If to City:	Mayor's Office City of Spokane Seventh Floor – City Hall 808 W. Spokane Falls Blvd. Spokane, WA 99201-3303 Attention: Mayor
-------------	--

If to DSP:	Downtown Spokane Development Association dba Downtown Spokane Partnership 10 North Post Street, Suite 400 Spokane, WA 99201 Attention: President and CEO
------------	--

or to such other person or address as any such party may designate by written notice as provided in this Section 6.2. Any notice or other document or report hereunder shall be deemed delivered or given as of the date received, if delivered in person, or as of two days after the date sent if mailed.

6.3 Additional Services. Additional services not expressly provided for, or contemplated by, this Agreement shall be set forth in an addendum to this Agreement describing such services and additional compensation to pay for such services.

6.4 Entire Agreement. This Agreement supersedes any and all prior oral or written agreements and understandings relating to the subject matter hereof and contains the entire agreement of the parties relating to the subject matter hereof. All exhibits, addenda, schedules, and appendices hereto, nor, or hereafter created, are incorporated into this Agreement by reference and made a part hereof. The terms "hereof," "herein," and like words shall refer to this Agreement in its entirety and shall include such exhibits, addenda, schedules, and appendices. This Agreement cannot be amended or modified, except by a written agreement executed by the parties hereto or their respective successors or assigns.

6.5 Governing Law. This Agreement shall be governed by, and construed in accordance with, the laws of the state of Washington, with jurisdiction in the County of Spokane. A finding that any term or provision of this Agreement is invalid or unenforceable shall not affect the validity or enforceability of the remainder of this Agreement.

6.6 Counterparts. This Agreement may be executed in several counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

6.7 Lobbying on City Legislation Notwithstanding any other provision of this Agreement to the contrary, during the term of this Agreement, the DSP shall not devote any BID resources toward any effort to advocate for the passage or the defeat of any City ordinance or resolution; provided that nothing herein prohibits the DSP from seeking the renewal, change or expansion of this Agreement or ordinances related to the BID, or any lobbying activities undertaken by the DSP.

Dated: _____

CITY OF SPOKANE

By: _____

Title: _____

ATTEST:

Approved as to form:

City Clerk

Assistant City Attorney

Dated: _____

Downtown Spokane Development Association

By: _____

Title: President and CEO

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

12/06/2021

Date Rec'd

11/10/2021

Clerk's File #

OPR 2017-0711

Renews #**Cross Ref #****Submitting Dept**

NEIGHBORHOOD SERVICES

Contact Name/Phone

CENDY ORTIZ 993-4545

Project #**Contact E-Mail**

CORTIZ@SPOKANECITY.COM

Bid #**Agenda Item Type**

Contract Item

Requisition #

2022 BUDGET

Agenda Item Name

MLK COMMUNITY CENTER OPERATIONS AMENDMENT

Agenda Wording

The Office of Neighborhood Services would like to extend the operations contract for the MLK Community Center and reflect the change in operations funding for OPR 2017-0711.

Summary (Background)

MLK Family Outreach Center has operated the MLK Community Center since January 2018. The initial term of the contract was from 2018-2021, with the option to extend for two terms, each term being 3 years, with the contract not exceeding 10 years. With the initial contract coming to an end this calendar year, ONS would like to extend the operations contract for another 3 years. The term for this amendment is January 1, 2022 through December 31, 2024. Per the contract language, funding will decrease

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ \$292,500 (2022)

0350-57110-75500-54201-99999

Expense \$ \$264,150 (2023)

0350-57110-75500-54201-99999

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

DAVIS, KIRSTIN

Study Session\Other

11/22 PIES

Division Director

DAVIS, KIRSTIN

Council Sponsor

CP Beggs

Finance

ORLOB, KIMBERLY

Distribution List**Legal**

PICCOLO, MIKE

Ccortright@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

cortiz@spokanecity.org

Additional Approvals**Purchasing****NEIGHBORHOOD,
HOUSING & HUMAN
SERVICES**

DAVIS, KIRSTIN

Briefing Paper

Finance and Administration Committee

Division & Department:	Neighborhood & Business Services – My Spokane
Subject:	MLK Community Center Operations Amendment
Date:	November 11, 2021
Author (email & phone):	Cendy Ortiz, cortiz@spokanecity.org , (509) 625-6147 (Mobile (509) 993-4545))
City Council Sponsor:	
Executive Sponsor:	Carly Cortright
Committee(s) Impacted:	Public Infrastructure, Environment, and Sustainability Committee
Type of Agenda item:	<input type="checkbox"/> <input type="checkbox"/>
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	Strategic Plan, Budget
Strategic Initiative:	Public Safety and Community Health; Urban Experience
Deadline:	December 1, 2021
Outcome: (deliverables, delivery duties, milestones to meet)	The Office of Neighborhood Services would like to extend the operations contract for the MLK Community Center and reflect the change in operations funding for OPR 2017-0711.

Background/History: MLK Family Outreach Center has operated the MLK Community Center since January 2018. The initial term of the contract was from 2018-2021, with the option to extend for two terms, each term being 3 years, with the contract not exceeding 10 years. With the initial contract coming to an end this calendar year, ONS would like to extend the operations contract for another 3 years. The term for this amendment is January 1, 2022 through December 31, 2024.

Per the contract language, funding will decrease 10% every subsequent year for the term of the contract, plus the \$9,000 annual increase per City Council's budget laid out starting in 2021. Funding will be as follows in this amendment:

January 1, 2022- December 31, 2022	\$292,500
January 2, 2023- December 31, 2023	\$264,150

We memorialized another 10% decrease for 2024 but left the exact amount open ended so that we can reflect any changes to the funding when we get closer to 2024.

Executive Summary:

- This is to extend the operations contract for the MLK Community Center, operated by Martin Luther King Jr. Family Outreach
- Initial operations contract was from January 1, 2018 – December 31, 2021, with the option to extend for two additional three (3) year terms, not exceeding 10 years.
- This amendment will extend the operations contract for an additional term starting January 1, 2022- December 31, 2024
- This amendment will also reflect the 10% decrease of annual funding in the next term of the contract extension, but also reflects the additional \$9,000 per year increase as set by City Council.
- Funding is provided for 2022 and 2023, but 2024 has been left open ended to reflect the appropriate funding at that time.

Budget Impact:

Approved in current year budget? X Yes ☐ No

Annual/Reoccurring expenditure? X Yes ☐ No

If new, specify funding source: 0350-57110-75500-54201-99999

Other budget impacts: (revenue generating, match requirements, etc.): N/A

Operations Impact:

Consistent with current operations/policy? X Yes ☐ No

Requires change in current operations/policy? ☐ Yes X No

Specify changes required: N/A

Known challenges/barriers: None



City of Spokane

**CONTRACT EXTENSION
AND AMENDMENT NO 4**

**Title: Martin Luther King Jr. Center Operating
at East Central Community Center**

This Contract Amendment/Extension is made and entered into by and between the **CITY OF SPOKANE** (hereinafter "City"), a Washington municipal corporation, and the **MARTIN LUTHER KING Jr. FAMILY OUTREACH CENTER**, a 501(C)(3) non-profit corporation, whose address is 500 South Stone Street, Spokane, Washington 99202, (hereinafter "MLK"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the Martin Luther King Jr. Family Outreach Center provides broad-based community services to the local neighborhood and serves as an integral part of the City of Spokane's safety net for our citizens; and

WHEREAS, the original contract between the parties provided for an initial four-year term from January 1, 2018 through December 31, 2021 with the option of two (2) three(3) year extensions based upon the parties' mutual agreement; and

WHEREAS, the original contract provided for specific annual funding amounts for the first four years and future annual funding amounts to be determined pursuant to the contract; and

WHEREAS, the parties desire to extend the contract term for an additional three years and to amend the funding amount for years 2022 and 2023.

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

1. CONTRACT DOCUMENTS.

The Contract, approved by the City Council on October 16, 2017 and by MLK on November 10, 2017, 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 TERM.

This Contract Amendment/Extension shall become effective on January 1, 2022 and shall run through December 31, 2024.

3. AMENDMENT.

The original Contract is hereby amended as follows:

10. OPERATING FEE. The City shall pay the following amounts as operating fees during the term of the contract:

\$350,000.00 January 1, 2018 – December 31, 2018

\$350,000.00 January 1, 2019 – December 31, 2019

\$350,000.00 January 1, 2020 – December 31, 2020

\$315,000.00 January 1, 2021 – December 31, 2021

\$292,500.00 January 1, 2022 - December 31, 2022

\$264,150.00 January 1, 2023 - December 31, 2023

A. ((Beginning 2021 funding will decrease by 10% for the subsequent three (3) years (2021-2023).)) Funding for 2024 shall be decreased by 10% from the 2023 funding amount. Funding after 2024 is subject to contract renewal and negotiation.

B. Payments will be provided to MLK on a monthly basis. The parties reserve the option to mutually agree to adjust payments to a quarterly basis at a later date.

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

**MARTIN LUTHER KING JR.
FAMILY OUTREACH CENTER**

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

21-206

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

12/06/2021

Date Rec'd

11/22/2021

Clerk's File #

OPR 2017-0284

Renews #**Submitting Dept**

FINANCE, TREASURY & ADMIN

Cross Ref #**Contact Name/Phone**

JACOB HENSLEY X6074

Project #**Contact E-Mail**

JAHENSLEY@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Contract Item

Requisition #**Agenda Item Name**

0410 - CONTRACT RENEWAL FOR US BANK

Agenda Wording

This contract renewal exercises the City's option to the extend current Master Services Agreement with US Bank (OPR 2017-0284) by another 5 years, beginning January 1, 2022 and ending December 31, 2026.

Summary (Background)

The City issued a comprehensive RFP for banking services in July 2016. The contract ran 5 years-from Jan 01, 2017 thru Dec 31, 2021. The contract may be renewed by mutual agreement for one, 5-year extension.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 1,000,000.00

99999

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

MURRAY, MICHELLE

Study Session\Other

PIES 11-22-2021

Division Director

WALLACE, TONYA

Council Sponsor

CM Wilkerson

Finance

MURRAY, MICHELLE

Distribution List**Legal**

ODLE, MARI

bwilkerson@spokanecity.org;
mcarlos@spokanecity.org**For the Mayor**

ORMSBY, MICHAEL

twallace@spokanecity.org;
jahensley@spokanecity.org**Additional Approvals**mmurray@spokanecity.org;
ddaniels@spokanecity.org**Purchasing**

ablain@spokanecity.org

Briefing Paper

FINANCE COMMITTEE

Division & Department:	Finance, Treasury and Administration
Subject:	Contract Renewal for US Bank
Date:	11/22/2021
Contact (email & phone):	jahensley@spokanecity.org ; 625-6074 (Jake Hensley, Treasury Manager)
City Council Sponsor:	CM Wilkerson
Executive Sponsor:	Tonya Wallace
Committee(s) Impacted:	Finance Committee
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	
Strategic Initiative:	
Deadline:	December 31, 2021
Outcome: (deliverables, delivery duties, milestones to meet)	Finalize 5 year contract renewal with US Bank.
Background/History: <ul style="list-style-type: none"> The City issued a comprehensive RFP for banking services in July 2016. The contract ran 5 years-from Jan 01, 2017 thru Dec 31, 2021. The contract may be renewed by mutual agreement for one, 5-year extension. 	
Executive Summary: This contract renewal exercises the City's option to the extend current Master Services Agreement with US Bank (OPR 2017-0284) by another 5 years, beginning January 1, 2022 and ending December 31, 2026. As US Bank was the apparent successful bidder of the 2016 Request for Proposal and is our incumbent bank, extending the contract will ensure seamless continuity of operations for all users and departments. This contract shall not exceed \$1 million annually, unless prior approval is obtained by City Council.	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Annual/Reoccurring expenditure? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A If new, specify funding source: Other budget impacts: revenue generating	
Operations Impact: Consistent with current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A Specify changes required: n/a Known challenges/barriers: n/a	



City of Spokane
CONTRACT RENEWAL
Title: CITY BANKING SERVICES

This Contract Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **U.S. BANK NATIONAL ASSOCIATION**, whose address is 428 West Riverside Avenue, Spokane, Washington 99201 as ("Company"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties entered into a Contract wherein the Company agreed to perform Banking Services for the City; and

WHEREAS, the initial contract provided for one (1) additional five-year renewal term.

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

1. CONTRACT DOCUMENTS.

The original Contract, dated May 17, 2017 and June 9, 2017, any previous amendments, renewals and / or extensions / 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 Renewal shall become effective on January 1, 2022 and shall run through December 31, 2026.

3. PAYMENT/COMPENSATION.

The City shall pay pricing pursuant to the attached pro forma at an estimated annual cost not to exceed **ONE MILLION AND 00/100 DOLLARS (1,000,000.00)**, and applicable sales tax, for everything furnished and done under this Contract Renewal. This is the maximum amount to be paid under this Renewal, and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Contract and this Renewal document. The Parties do not intend for the Contractor to continue to provide Services under this Renewal without compensation when the total compensation amount is reached.

4. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Renewal by having legally-binding representatives affix their signatures below.

U.S. BANK NATIONAL ASSOCIATION

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:

Certificate of Debarment

Pricing Pro Forma

21-199

**CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION**

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Name of Subrecipient / Contractor / Consultant (Type or Print)	<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Program Title (Type or Print)
<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Name of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Signature
<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Title of Certifying Official (Type or Print)	<div style="border-bottom: 1px solid black; height: 1.2em; margin-bottom: 5px;"></div> Date (Type or Print)



Account Analysis & Billing
CITY OF SPOKANE

Consolidated Analysis Summary

Lead Account Number	
Earnings Credit Rate	0.37%
Negative Collected Rate	7.25%
Current Month Multiplier	3,243.24
Settlement Frequency	Monthly

Balance Summary

Average Collected Balance = 11,437,911.00

Settlement Analysis

Collected Balance Available for Earnings Credit Services = 11,437,911.00

Earnings Credit @ 0.37% 3,526.69

Earnings Credit Based Service Charges - 29,081.89

Current Month Surplus/(Deficit) Position = (25,555.20)

Net Service Charges \$ 25,555.20

AFP	Service	Volume	Unit Price	Total Price	Collected Balance Required
Depository Services					
010000	Account Maintenance	28	\$ 4.00	\$ 112.00	\$ 363,243
010101	Paper Credits	370	\$ 0.15	\$ 55.50	\$ 180,000
010101	Electronic Credits	1,531	\$ 0.10	\$ 153.10	\$ 496,541
010100	Paper Debits	54	\$ 0.05	\$ 2.70	\$ 8,757
010100	Electronic Debits	496	\$ 0.04	\$ 19.84	\$ 64,346
010102	Combined Transactions/Items	4,276	\$ 0.00	\$ -	
150101	Reject Checks Paid				
150101	For First 50 Per Acct	3	\$ 0.00	\$ -	
150101	For Over 50 Per Acct		\$ 0.60	\$ -	
100224	Deposited Item	1,549	\$ 0.03	\$ 46.47	\$ 150,714
100230	Rejected Preencoded Dep Item		\$ 0.30		
100400	Returned Deposited Items	12	\$ 1.00	\$ 12.00	\$ 38,919
100405	Returned Item Special Instruc				
100405	For First 1	1	\$ 10.00	\$ 10.00	\$ 32,432
100405	For Over 1	15	\$ 5.00	\$ 75.00	\$ 243,243
100402	Redeposited Returned Item	9	\$ 0.75	\$ 6.75	\$ 21,892
100411	Returned Item Fax Notification		\$ 0.00		
100411	Returned Item Dup Advice Faxed		\$ 0.00		
100401	Returned Item Image Copies		\$ 0.00		
100403	Returned Item Image Viewed	13	\$ 0.10	\$ 1.30	\$ 4,216
000230	Deposit Coverage	12,372	\$ 0.129	\$ 1,595.99	\$ 5,176,177
010320	Snapshot Statement/Copy		\$ 10.00		
010310	Paper Statement Fee	2	\$ 5.00	\$ 10.00	\$ 32,432



Proforma Account Analysis

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Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>
						<u>Price</u>	<u>Balance</u>
							<u>Required</u>
010307	Truncated Online DDA Statement	28	\$	0.00	\$	-	
150240	Check Filter Monthly Maint	2	\$	10.00	\$	20.00	\$ 64,865
010600	Account Inquiry		\$	0.00			
159999	Fax Fee		\$	0.40			
151342	Copy of Check/Deposit Ticket	1	\$	6.00	\$	6.00	\$ 19,459
	Subtotal Depository Services				\$	2,126.65	\$ 6,897,237
Account Reconciliation Services							
150030	Full/Positive Pay Maint		\$	0.00			
150030	For First 1 Per Acct	2	\$	20.00	\$	40.00	\$ 129,730
150030	Each Additional Reconciliation per Cycle Over 1 Per Acct		\$	15.00	\$	-	
150120	Full/Positive Pay - per Item	740	\$	0.04	\$	29.60	\$ 96,000
150030	SP Positive Pay Only Maint	3	\$	20.00	\$	60.00	\$ 194,595
150120	SP Pos Pay Only - per Item	36	\$	0.02	\$	0.72	\$ 2,335
150322	SP Checks Returned	1	\$	25.00	\$	25.00	\$ 81,081
151352	SP Pos Pay Image Retrieval	33	\$	0.00	\$	-	
20020B	SP Issue/Cancel Input	35	\$	0.25	\$	8.75	\$ 28,378
150310	SP Positive Pay Exceptions	2	\$	1.00	\$	2.00	\$ 6,486
20020B	SP Issue Mnt Upload - per File		\$	0.00			
20020B	For First 6 Per Acct	6	\$	5.00	\$	30.00	\$ 97,297
20020B	For Over 6 Per Acct	12	\$	5.00	\$	60.00	\$ 194,595
159999	SP Issue Mnt Confirm-per File	23	\$	1.00	\$	23.00	\$ 74,595
200100	SP ARP Recon Report-per Item	1,691	\$	0.025	\$	42.28	\$ 137,108
200306	SP ARP Recon Reports Maint	2	\$	10.00	\$	20.00	\$ 64,865
151200	Recon Printing / Mailing Fee		\$	15.00			
200306	SP ARP Daily Outstanding Maint	2	\$	10.00	\$	20.00	\$ 64,865
200306	SP ARP Daily Outstanding Item	12,937	\$	0.02	\$	258.74	\$ 839,157
200201	Transmission Input	23	\$	15.00	\$	70.00	\$ 227,027
200301	ARP Transmission Output	38	\$	5.00	\$	190.00	\$ 616,216
200301	ARP Transmission - per Item	740	\$	0.015	\$	11.10	\$ 36,000
209999	ARP Special Transm Format	2	\$	0.00	\$	-	
150100	Daily Paid List Maint	2	\$	45.00	\$	90.00	\$ 291,892
150100	Daily Paid List Items	740	\$	0.015	\$	11.10	\$ 36,000
150122	Payee Positive Pay Maintenance	3	\$	0.00	\$	-	
151022	Payee Positive Pay-per Item	773	\$	0.02	\$	15.46	\$ 50,141
150122	SP Payee Pos Pay Exceptions	22	\$	2.00	\$	44.00	\$ 142,703
SUBD9999	Subtotal Account Reconciliation Services				\$	1,051.75	\$ 3,411,065
E-PAYMENT/EBILL SERVICES							
310420	Total EPay Recurring Payments						
310420	If 1 - 1000 Per Acct		\$	0.60	\$	-	
310420	If 1001 - 10000 Per Acct		\$	0.45	\$	-	
310420	If 10001 - 50000 Per Acct	12,527	\$	0.35	\$	4,384.45	\$ 14,219,838
310420	If 50001 - 100000 Per Acct		\$	0.25	\$	-	
310420	If 100001 - 250000 Per Acct		\$	0.21	\$	-	
310420	If Over 250000 Per Acct		\$	0.19	\$	-	
310000	EPay Monthly Maint-Web-No Load		\$	0.00			

November 2021



Proforma Account Analysis

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Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>	<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>	<u>Balance</u>
					<u>Price</u>		<u>Required</u>
310000	For First 1		\$	100.00			
310000	For Over 1		\$	50.00			
310000	EPay Monthly Maint-IVR+Web		\$	0.00			
310000	For First 1	1	\$	200.00	\$ 200.00	\$	648,649
310000	For Over 1		\$	200.00	\$ -		
310420	EPay Web+admin Pymt-Non-Recur		\$	0.00			
310420	If 1 - 1000		\$	0.45	\$ -		
310420	If 1001 - 10000		\$	0.35	\$ -		
310420	If 10001 - 50000	23,363	\$	0.25	\$ 5,840.75	\$	18,942,973
310420	If 50001 - 100000		\$	0.20	\$ -		
310420	If 100001 - 250000		\$	0.16	\$ -		
310420	If Over 250000		\$	0.19	\$ -		
310420	EPay IVR Initiated Payments						
310420	If 1 - 1000		\$	0.95	\$ -		
310420	If 1001 - 10000	4,448	\$	0.75	\$ 3,336.00	\$	10,819,459
310420	If 10001 - 50000		\$	0.45	\$ -		
310420	If 50001 - 100000		\$	0.30	\$ -		
310420	If 100001 - 250000		\$	0.26	\$ -		
310420	If Over 250000		\$	0.20	\$ -		
310420	EPay IVR Minutes	20,110	\$	0.13	\$ 2,614.30	\$	8,478,811
310600	IVR+Web Test Ap Impl PostProd		\$	0.00			
310000	IVR + Web Test Monthly Maint	2	\$	175.00	\$ 350.00	\$	1,135,135
310420	File Transmission Support	2	\$	100.00	\$ 200.00	\$	648,649
Subtotal E-PAYMENT/EBILL SERVICES					\$ 16,925.50	\$	54,893,514
SinglePoint							
400272	Sp Current Day Per Acct		\$	0.00			
400272	For First 1	1	\$	7.00	\$ 7.00	\$	22,703
400272	For Over 1	22	\$	5.00	\$ 110.00	\$	356,757
400272	Sp Current Day Per Item	6,715	\$	0.02	\$ 134.30	\$	435,568
409999	SP Current Day ACH Addenda	1	\$	30.00	\$ 30.00	\$	97,297
400272	Sp Previous Day Per Acct		\$	0.00			
400272	For First 1	1	\$	7.00	\$ 7.00	\$	22,703
400272	For Over 1	22	\$	5.00	\$ 110.00	\$	356,757
400272	Sp Previous Day Per Item	8,311	\$	0.02	\$ 166.22	\$	539,092
010407	Account Analysis Report TXT		\$	0.00			
010407	For First 1		\$	1.00			
010407	For Over 1		\$	0.00			
010307	Monthly DDA Statement TXT		\$	1.00			
409999	Monthly DDA Statement PDF	30	\$	1.00	\$ 30.00	\$	97,297
250720	ACH Return and NOC Report	2	\$	0.00	\$ -		
250720	ACH Return and NOC Report		\$	0.00			
250720	For First 1	1	\$	2.00	\$ 2.00	\$	6,486
250720	For Over 1	1	\$	1.00	\$ 1.00	\$	3,243
250720	ACH Received Item Report		\$	5.00			
300225	EDI Remittance Report	11	\$	0.00	\$ -		
401020	SP Token Monthly Maintenance	8	\$	0.00	\$ -		
400810	SP User Add/Modify/Delete		\$	0.00			

November 2021



Proforma Account Analysis

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Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>	<u>Balance</u>
						<u>Price</u>		<u>Required</u>
400810	SP Account Add/Modify/Delete		\$		0.00			
400110	Previous Day Xmit Mo Maint		\$		0.00			
400110	For First 1	1	\$	5.00	\$	5.00	\$	16,216
400110	For Over 1	20	\$	5.00	\$	100.00	\$	324,324
400110	Prev Day Xmit-per Transmit	20	\$	2.00	\$	40.00	\$	129,730
400232	Previous Day Xmit-per Item	8,928	\$	0.02	\$	178.56	\$	579,114
400110	Current Day Xmit Mo Maint		\$		0.00			
400110	For First 1	1	\$	5.00	\$	5.00	\$	16,216
400110	For Over 1	20	\$	5.00	\$	100.00	\$	324,324
400110	Current Day Xmit-per Xmit	20	\$	5.00	\$	100.00	\$	324,324
400110	Current Day Xmit-per Item	6,527	\$	0.02	\$	130.54	\$	423,373
409999	SP Book Transfer Mo Maint		\$		0.00			
409999	For First 1	1	\$	5.00	\$	5.00	\$	16,216
409999	For Over 1	15	\$	0.00	\$	-		
409999	SP Book Transfer-per Transfer	2	\$	0.00	\$	-		
999999	SP Cash Vault Mo Maintenance	1	\$	0.00	\$	-		
150410	SP Stop Payments Mo Maint		\$		0.00			
150410	For First 1	1	\$	10.00	\$	10.00	\$	32,432
150410	For Over 1	3	\$	0.00	\$	-		
150410	SP Stop Payments-per Stop		\$		0.00			
150410	For First 10 Per Acct		\$		8.00			
150410	For Over 10 Per Acct		\$		8.00			
250000	SP ACH Origination Mo Maint		\$		0.00			
250000	For First 1	1	\$	42.00	\$	42.00	\$	136,216
250000	For Over 1		\$		0.00	-		
250000	SP ACH Origination Rec Email	1	\$	0.10	\$	0.10	\$	324
250611	SP ACH Adjustment Mo Maint	1	\$	0.00	\$	-		
350000	SP Wires Monthly Maintenance		\$		0.00			
350000	SP Wires Monthly Maintenance	1	\$	7.00	\$	7.00	\$	22,703
350000	SP Wires Monthly Maintenance	5	\$	0.00	\$	-		
150030	SP Positive Pay Monthly Maint	5	\$	0.00	\$	-		
200201	SP Issue Maint Mo Maintenance		\$		0.00			
200201	For First 1	1	\$	0.00	\$	-		
200201	For Over 1	4	\$	0.00	\$	-		
151350	SP Image Access Mo Maint	28	\$	7.00	\$	196.00	\$	635,676
409999	SP External Message Mo Maint		\$		0.00			
409999	For First 1	1	\$	0.00	\$	-		
409999	For Over 1	13	\$	5.00	\$	65.00	\$	210,811
409999	SP External User Message Sent	647	\$	0.00	\$	-		
409999	SP External User Task Sent	199	\$	0.00	\$	-		
Subtotal SinglePoint					\$	1,581.72	\$	5,129,903
Wire Transfers								
350000	Wire Monthly Maint Voice-Pin	1	\$	2.00	\$	2.00	\$	6,486
350300	Incoming Fedwire		\$		3.50			
350123	Internal Wire Credit	13	\$	2.00	\$	26.00	\$	84,324
350300	Incoming Fedwire Ctp	5	\$	0.00	\$	-		
350540	Cancelled Outgoing Wire		\$		2.00			

November 2021



Proforma Account Analysis

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Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>	<u>Balance</u>
						<u>Price</u>		<u>Required</u>
350520	Drawdown Request Outbound		\$		2.00			
350100	SP Fedwire Repetitive		\$		2.00			
350104	SP Fedwire Non-Repetitive		\$		2.00			
350700	SP Intl USD Repetitive		\$		20.00			
350700	SP Intl USD Non-Repetitive		\$		20.00			
350120	SP Internal	9	\$		7.00	\$	63.00	\$ 204,324
350412	Wire Advice Mail		\$		0.00			
	Subtotal Wire Transfers				\$		91.00	\$ 295,135
	Zero Balance Accounts							
010020	ZBA Lead	2	\$		5.00	\$	10.00	\$ 32,432
010021	ZBA Subsidiary	17	\$		2.00	\$	34.00	\$ 110,270
	Subtotal Zero Balance Accounts				\$		44.00	\$ 142,703
	Controlled Disbursements							
150000	Controlled Disb - Fixed	2	\$		0.00	\$	-	
150110	Controlled Disb - per Item	740	\$		0.05	\$	75.00 ¹	\$ 243,243
	Subtotal Controlled Disbursements				\$		75.00	\$ 243,243
	Image Services							
151351	SP Cks Pd per item Stored	793	\$		0.035	\$	27.76	\$ 90,016
151351	Dep Itms Img per Item Stored	17,271	\$		0.035	\$	604.49	\$ 1,960,492
151350	Image Archive Monthly Maint		\$		10.00			
151353	Image Archive - per CD-ROM		\$		5.00			
151352	SP Short Term Imgs Retrieved		\$		0.00			
	Subtotal Image Services				\$		632.24	\$ 2,050,508
	Lockbox							
100214	Lockbox Deposited Item		\$		0.015			
	Subtotal Lockbox				\$		-	
	ACH Services							
250000	ACH Monthly Maintenance	3	\$		35.00	\$	35.00 ¹	\$ 113,514
250120	ACH Originated Addenda Item	124	\$		0.01	\$	1.24 ¹	\$ 4,022
250501	ACH Process Run	25	\$		2.00	\$	50.00	\$ 162,162
250102	ACH Orig Transit Item		\$		0.00			
250102	If 1 - 10000 Per Acct	6,352	\$		0.02	\$	127.04	\$ 412,022
250102	If Over 10000 Per Acct		\$		0.02	\$	-	
250102	Same Day ACH Orig Transit Item		\$		0.50			
250102	ACH Originated On-US Item		\$		0.00			
250102	If 1 - 10000 Per Acct	322	\$		0.02	\$	6.44	\$ 20,886
250102	If Over 10000 Per Acct		\$		0.02	\$	-	
259999	ACH File Confirmation Fax		\$		1.00			
259999	ACH File Confirmation Email	43	\$		0.50	\$	21.50	\$ 69,730

November 2021



Proforma Account Analysis

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Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>	<u>Balance</u>
						<u>Price</u>	<u>Required</u>	
250202	ACH Received Item	276	\$	0.07	\$	19.32 ¹	\$	62,659
250102	E-Pay/eBill ACH Fed Item							
250102	If 1 - 10000	7,313	\$	0.15	\$	1,096.95	\$	3,557,676
250102	If Over 10000		\$	0.13	\$	-		
250102	E-Pay/eBill Service On-Us Item							
250102	If 1 - 10000	648	\$	0.15	\$	97.20	\$	315,243
250102	If Over 10000		\$	0.13	\$	-		
250302	E-Pay/eBill Service ACH Return	56	\$	5.00	\$	280.00	\$	908,108
251070	E-Pay/eBill Service NOC Item	2	\$	4.00	\$	8.00	\$	25,946
251050	ACH Block Mthly Maint-per Acct.	4	\$	10.00	\$	40.00	\$	129,730
251050	ACH Filter Mthly Maint	2	\$	10.00	\$	20.00	\$	64,865
250300	Unauth ACH Return - per Item		\$	8.00				
250302	ACH Return-per Item	4	\$	1.50	\$	6.00	\$	19,459
251070	ACH Notification of Change	1	\$	1.00	\$	1.00	\$	3,243
250401	ACH Return/NOC Faxed		\$	0.00				
250670	ACH Return/NOC Transmit Items	58	\$	1.75	\$	101.50	\$	329,189
250640	ACH Item Adjustment Request		\$	30.00				
250641	ACH Batch Adjustment Request		\$	17.00				
250642	ACH File Adjustment Request		\$	17.00				
259999	SDA Special Processing		\$	175.00				
250102	SP ACH On-US Item	7	\$	0.02	\$	0.14	\$	454
250102	SP ACH Transit Item	4	\$	0.02	\$	0.08	\$	259
250102	SinglePoint SDA Transit Item		\$	0.50				
250505	SP ACH Process Run	3	\$	2.00	\$	6.00	\$	19,459
251000	UPIC Monthly Maintenance	2	\$	12.00	\$	24.00	\$	77,838
250302	SP ACH Rtn Item		\$	1.50				
251070	SP ACH NOC Item		\$	1.00				
300010	ACH Remittance Monthly Maint		\$	0.00				
300010	For First 1	1	\$	42.00	\$	42.00	\$	136,216
300010	For Over 1	10	\$	32.00	\$	320.00	\$	1,037,838
300229	ACH Remittance-per IR Report	51	\$	0.00	\$	-		
250302	E-Pay/eBill ACH Unauth Return	1	\$	6.00	\$	6.00	\$	19,459
Subtotal ACH Services					\$	2,309.41	\$	7,489,978
Branch Coin/Currency Services								
10001Z	Cash Deposited-per \$100		\$	0.04				
100011	Coin Deposited-per Roll		\$	0.14				
100014	Fed Ready Coin Dep-per Bag		\$	1.00				
100000	Branch Deposit Processing Fee		\$	1.25				
109999	Night Dep Processing-per Dep		\$	1.25				
100501	Cash Deposit Adjustment Fee		\$	7.00				
10004A	Currency Ordered-per Strap		\$	0.65				
100048	Loose Currency Ordered/\$100		\$	0.10				
100044	Coin Rolls Ordered-per Roll		\$	0.08				
100040	Standard Chng Order-per Order		\$	0.00				
Subtotal Branch Coin/Currency Services					\$	-		

November 2021



Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>
						<u>Price</u>	<u>Balance</u>
							<u>Required</u>
CVS Coin/Currency							
100114	Cash Dep-per \$100	2,333	\$	0.05	\$	116.65	\$ 378,324
100100	Cash Vault Deposit	326	\$	0.15	\$	48.90	\$ 158,595
100113	Coin Bag Deposited	112	\$	2.00	\$	224.00	\$ 726,486
100111	Loose Coin Deposit	19	\$	10.00	\$	190.00	\$ 616,216
100501	Cash Dep Adjustment	2	\$	0.00	\$	-	
100144	Individual Coin Roll	235	\$	0.08	\$	18.80	\$ 60,973
100146	Box Coin Ordered		\$	4.75			
10014A	Curr Order per Strap	35	\$	0.30	\$	10.50	\$ 34,054
100141	Std Cash Orders		\$	0.30			
100141	Non Std Cash Orders	13	\$	0.30	\$	3.90	\$ 12,649
100143	Late Cash Order		\$	15.00			
109999	Mailed Receipts		\$	0.00			
	Subtotal CVS Coin/Currency				\$	612.75	\$ 1,987,297
VantagePoint							
40005Z	VP Monthly Maint - per Acct		\$	0.00			
40005Z	For First 1	1	\$	0.00	\$	-	
40005Z	For Over 1		\$	0.00	\$	-	
410000	Data Normalization - per Item	10,801	\$	0.00	\$	-	
	Subtotal VantagePoint				\$	-	
Electronic Deposit Services							
101311	Image Cash Letter Item - On-Us	1,551	\$	0.06	\$	93.06	\$ 301,816
101310	Image Cash Letter Item-Transit		\$	0.12	\$	-	
101310	If 1 - 10000 Per Acct		\$	0.10	\$	1,405.00	\$ 4,556,757
101310	If 10001 - 25000 Per Acct	14,050	\$	0.09	\$	-	
101310	If 25001 - 100000 Per Acct		\$	0.07	\$	-	
101310	If Over 100000 Per Acct		\$				
010101	Image Cash Letter Deposit Fee	21	\$	1.50	\$	31.50	\$ 102,162
100230	Admin Return/Rejected Item	3	\$	9.90	\$	29.70	\$ 96,324
101324	Image Cash Letter Transmission						
101324	For First 1	1	\$	205.00	\$	205.00	\$ 664,865
101324	For Over 1		\$	0.00	\$	-	
101300	ICL Monthly Maintenance						
101300	For First 1	1	\$	250.00	\$	250.00	\$ 810,811
101300	For Over 1		\$ 50.00		\$	-	
	Subtotal Electronic Deposit				\$	2,014.26	\$ 6,532,735
E-Lockbox							
310104	E-LOCKBOX Maintenance		\$	0.00			
310104	For First 1	1	\$	75.00	\$	75.00	\$ 243,243
310104	For Over 1		\$	50.00	\$	-	
250202	ELBX Electronic Pymt RB Item						
250202	If 1 - 4999 Per Acct		\$	0.21	\$	-	
250202	If 5000 - 9999 Per Acct		\$	0.16	\$	-	



Account Analysis & Billing

<u>AFP</u>	<u>Service</u>	<u>Volume</u>		<u>Unit</u>	<u>Price</u>	<u>Total</u>	<u>Collected</u>
						<u>Price</u>	<u>Balance</u>
							<u>Required</u>
250202	If 10000 - 24999 Per Acct	10,733	\$	0.14	\$	1,502.62	\$ 4,873,362
250202	If 25000 - 49999 Per Acct		\$	0.12	\$	-	
250202	If 50000 - 99999 Per Acct		\$	0.09	\$	-	
250202	If Over 99999 Per Acct		\$	0.06	\$	-	
310113	ELBX Data Trans Out /billerID	20	\$	2.00	\$	40.00	\$ 129,730
310112	E-LOCKBOX Transl Payment	10,801	\$	0.00	\$	-	
	Subtotal E-Lockbox				\$	1,617.62	\$ 5,246,335
	International Banking						
100310	Canadian (CAD) Check Deposited		\$	0.06			
	Subtotal International Banking				\$	-	
	Miscellaneous Charges						
000371	Invoice Fee	1	\$	0.00	\$	-	
	Subtotal Miscellaneous Charges				\$	-	
	Total Service Charges				\$	29,081.89	\$ 94,319,653
	One Time and Annual Charges						
310600	EPay Web Setup-1St App		\$	1,000.00			
310600	EPay IVR Setup-1St App		\$	1,000.00			
	Total One Time and Annual Service Charges				\$	-	

Prices quoted in this proposal are only for those Treasury Management Services requested by the customer. Additional Treasury Management Services will be separately priced at the time of customer's request. Prices quoted are valid for 60 days following customer's receipt, after which they will be subject to change by U.S. Bank. All prices are subject to change, at any time and at Bank's sole discretion, due to changes in business conditions, volumes, quality of work provided by the customer and normal pricing change cycles.

Notwithstanding anything contained herein to the contrary, all Treasury Management Services provided to customer are subject to U.S. Bank's Services Terms and Conditions, as the same may be amended from time to time.

Branch Cash services availability is subject to change based on client processing requirements and branch capacity. Pricing for Branch Cash Services is subject to change when non-standard processing is requested.

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

12/06/2021

Date Rec'd

11/10/2021

Clerk's File #

OPR 2021-0788

Renews #**Cross Ref #****Submitting Dept**

WASTEWATER MANAGEMENT

Contact Name/Phone

KRISTEN ZIMMER 625-6573

Project #**Contact E-Mail**

KZIMMER@SPOKANECITY.ORG

Bid #

4100-354-2019

Agenda Item Type

Contract Item

Requisition #

RE 19973

Agenda Item Name

4330 STORMWATER MEDIA SERVICES

Agenda Wording

Contract with Rogue Heart Media (Spokane, WA) for Stormwater media services not to exceed \$75,000.00 annually including tax.

Summary (Background)

In 2019, Stormwater media services were incorporated into the Water department's existing contract with Rogue Heart Media. The need for these services specifically for Stormwater has grown over the years to the point that an individual contract is needed to support the department's needs. This contract will be valid for a two-year term with no renewal options.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 75,000.00

4330-43354-35148-54201-99999

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

LOWDON, MICHAEL

Study Session\Other

PIES 11/22/2021

Division Director

FEIST, MARLENE

Council Sponsor

PRESIDENT BEGGS

Finance

ALBIN-MOORE, ANGELA

Distribution List**Legal**

ODLE, MARI

Megan Kennedy - megan@rogueheartmedia.com

For the Mayor

ORMSBY, MICHAEL

rgennett@spokanecity.org

Additional Approvals

mlowdon@spokanecity.org

Purchasing

PRINCE, THEA

jgeorge@spokanecity.org

sjohnson@spokanecity.org

seweraccounting@spokanecity.org

Briefing Paper

Public Infrastructure, Environment, and Sustainability Committee

Division & Department:	Public Works, 4100 Water & Hydroelectric Services & 4310 Wastewater Maintenance
Subject:	Media Services Contracts for Water & Stormwater Stewardship
Date:	22 November 2021
Author (email & phone):	Kristen Zimmer, kzimmer@spokanecity.org , x6573
City Council Sponsor:	Council President Breean Beggs
Executive Sponsor:	Marlene Feist, Director – Public Works
Committee(s) Impacted:	PIES
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	Funding for this contract is available in the Water & Hydroelectric Services and Wastewater Maintenance department budgets.
Strategic Initiative:	Innovative Infrastructure, Safe & Healthy
Deadline:	The existing contract expired October 15, 2021.
Outcome: (deliverables, delivery duties, milestones to meet)	Renewal of this contract will continue existing media services for the Water Stewardship program and Stormwater permit requirements.
<p>Background/History: <i>Informal Request for Proposals #4100-354-2019 was issued in February of 2019 to more than 90 firms. Two proposals were received: the evaluation committee correspondingly recommended award to Rogue Heart Media after thorough evaluation and reference checking. In light of the new components added to the Public Education and Outreach section of the 2019-2024 Eastern Washington Phase II Municipal Stormwater Permit, the 2019 renewal incorporated stormwater education into the existing services deployed for the water conservation program to ensure consistent design, representation, and value messaging.</i></p> <p><i>Renewals were built into the existing contract up to a total term of five years. This represents the third such renewal at mutual consent for a final two-year term.</i></p>	
<p>Executive Summary:</p> <ul style="list-style-type: none"> • <i>Renewal of OPR 2019-0238 with Rogue Heart Media, Inc. (Spokane, WA) for media services</i> • <i>Renewal for Water not to exceed \$100,000.00 annually (including tax)</i> • <i>Contract for Wastewater not to exceed \$75,000.00 annually (including tax)</i> • <i>No renewal options remain</i> 	
<p>Budget Impact:</p> <p>Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Annual/Reoccurring expenditure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If new, specify funding source: N/A</p> <p>Other budget impacts: N/A</p>	
<p>Operations Impact:</p> <p>Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Specify changes required: N/A</p> <p>Known challenges/barriers: None</p>	



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

10/18/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER North Town Insurance 5727 N Division St Spokane, WA 99208	CONTACT NAME: Joe Armand PHONE (A/C, No. Ext): (509)483-3030 FAX (A/C, No): (509)413-0900 E-MAIL ADDRESS: joseph@northtowninsurance.com
INSURED Rogue Heart Media SPC. 2916 N Monroe St Spokane, WA 99205	INSURER(S) AFFORDING COVERAGE INSURER A: Ohio Security Insurance Company 24082 INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:


COVERAGES**CERTIFICATE NUMBER:** 95954673-29357**REVISION NUMBER:** 5

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	Y		BZS63806299	09/21/2021	09/21/2022	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 15,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 5,000,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y / N	N / A	BZS63806299	09/21/2021	09/21/2022	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Media, Video, and Photography operations.**CERTIFICATE HOLDER****CANCELLATION**

City of Spokane 808 W Spokane Falls Blvd Spokane, WA 99201	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE  (JJA)
---	--

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**License Information:**[New search](#) [Back to results](#)

Entity name: ROGUE HEART MEDIA SPC

Business name: ROGUE HEART MEDIA INC.

Entity type: [Profit Corporation](#)

UBI #: 603-396-687

Business ID: 001

Location ID: 0001

Location: Active

Location address: 2916 N MONROE ST
SPOKANE WA 99205-3359

Mailing address: 2916 N MONROE ST
SPOKANE WA 99205-3359

Excise tax and reseller permit status: [Click here](#)

Secretary of State status: [Click here](#)

Endorsements

Endorsements held at this location	License #	Count	Details	Status	Expiration date	First issuance date
Spokane General Business				Active	Mar-31-2022	Nov-04-2014

Governing People*May include governing people not registered with Secretary of State*

Governing people	Title
SCHUYLER KENNEDY, MEGAN	



City of Spokane
PERSONAL SERVICES AGREEMENT
Title: MEDIA SERVICES FOR
STORMWATER STEWARDSHIP

This Agreement is made and entered into by and between the **City of Spokane** as ("City"), a Washington municipal corporation, and **Rogue Heart Media**, whose address is 2916 North Monroe Street, Spokane, Washington 99205 as ("Company"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the purpose of this Agreement is to hire Company to provide media production and management for the Stormwater Stewardship Program; and

WHEREAS, the Firm was selected through an Informal Request for Proposals #4100-354-2019 issued by the City.

NOW, THEREFORE, in consideration of the terms, conditions, covenants and performance of the Scope of Work contained herein, the City and Firm mutually agree as follows:

1. TERM OF AGREEMENT.

The term of this Agreement begins on October 16, 2021, and shall run through October 15, 2023, unless amended by written agreement or terminated earlier under the provisions. There are no renewals or extensions available for this agreement.

2. TIME OF BEGINNING AND COMPLETION.

The Company shall begin the work outlined in the "Scope of Work" ("Work") on the beginning date, above. The City will acknowledge in writing when the Work is complete. Time limits established under this Agreement shall not be extended because of delays for which the Company is responsible, but may be extended by the City, in writing, for the City's convenience or conditions beyond the Company's control.

3. SCOPE OF WORK.

The General Scope of Work for this Agreement is generally described as follows:

Media services for Stormwater Stewardship including, but not necessarily limited to, social media management, campaign content development (photography, video, and design), and digital radio advertising.

The Work is subject to City review and approval. The Company shall confer with the City periodically, and prepare and present information and materials (e.g. detailed outline of completed Work) requested by the City to determine the adequacy of the Work or Firm's progress.

4. COMPENSATION / PAYMENT.

Total annual compensation for Company's services under this Agreement shall not exceed **SEVENTY-FIVE THOUSAND AND NO/100 DOLLARS (\$75,000.00)**, per year, including tax, unless modified by a written amendment to this Agreement.

The Company shall submit its applications for payment to Wastewater Management, Administration Office, 909 East Sprague Avenue, Spokane, Washington 99202. **Payment will be made via direct deposit/ACH** within thirty (30) days after receipt of the Company's application except as provided by state law. If the City objects to all or any portion of the invoice, it shall notify the Company and reserves the right to only pay that portion of the invoice not in dispute. In that event, the parties shall immediately make every effort to settle the disputed amount.

5. TAXES, FEES AND LICENSES.

- A. Company shall pay and maintain in current status, all necessary licenses, fees, assessments, permit charges, etc. necessary to conduct the work included under this Agreement. It is the Company's sole responsibility to monitor and determine changes or the enactment of any subsequent requirements for said fees, assessments, or changes and to immediately comply.
- B. The cost of any permits, licenses, fees, etc. arising as a result of the projects included in this Agreement shall be included in the project budgets.

6. CITY OF SPOKANE BUSINESS LICENSE.

Section 8.01.070 of the Spokane Municipal Code states that no person may engage in business with the City without first having obtained a valid annual business registration. The Company shall be responsible for contacting the State of Washington Business License Services at www.dor.wa.gov or 360-705-6741 to obtain a business registration. If the Company does not believe it is required to obtain a business registration, it may contact the City's Taxes and Licenses Division at (509) 625-6070 to request an exemption status determination.

Subcontractor: Subcontractor expenses will be reimbursed at the actual cost incurred and may not include a markup. Copies of all Subcontractor invoices that are rebilled to the City are required.

7. SOCIAL EQUITY REQUIREMENTS / NON-DISCRIMINATION.

No individual shall be excluded from participation in, denied the benefit of, subjected to discrimination under, or denied employment in the administration of or in connection with this Agreement because of age, sex, race, color, religion, creed, marital status, familial status, sexual orientation including gender expression or gender identity, national origin, honorably discharged veteran or military status, the presence of any sensory, mental or physical disability, or use of a service animal by a person with disabilities. The Firm agrees to comply with, and to require that all subcontractors comply with, federal, state and local nondiscrimination laws, including but not limited to: the Civil Rights Act of 1964, the Rehabilitation Act of 1973, the Age Discrimination in Employment Act, and the American's With Disabilities Act, to the extent those laws are applicable.

8. INDEMNIFICATION.

The Company shall defend, indemnify, and hold the City and its officers and employees harmless from all claims, demands, or suits at law or equity asserted by third parties for bodily injury (including death) and/or property damage which arise from the Firm's negligence or willful misconduct under this Agreement, including attorneys' fees and litigation costs; provided that nothing herein shall require the Company to indemnify the City against and hold harmless the City from claims, demands or suits based solely upon the negligence of the City, its agents, officers, and employees. If a claim or suit is caused by or results from the concurrent negligence of the Company's agents or employees and the City, its agents, officers and employees, this indemnity provision shall be valid and enforceable to the extent of the negligence of the Company, its agents or employees. The Company specifically assumes liability and agrees to defend, indemnify, and hold the City harmless for actions brought by the Company's own employees against the City and, solely for the purpose of this indemnification and defense, the Company specifically waives any immunity under the Washington State industrial insurance law, or Title 51 RCW. The Company recognizes that this waiver was specifically entered into pursuant to the provisions of RCW 4.24.115 and was the subject of mutual negotiation. The indemnity and agreement to defend and hold the City harmless provided for in this section shall survive any termination or expiration of this agreement.

9. INSURANCE.

During the period of the Agreement, the Company shall maintain in force at its own expense, each insurance noted below with companies or through sources approved by the State Insurance Commissioner pursuant to RCW 48:

A. **Worker's Compensation Insurance** in compliance with RCW 51.12.020, which requires subject employers to provide workers' compensation coverage for all their subject workers and Employer's Liability Insurance in the amount of \$1,000,000;

B. **General Liability Insurance** on an occurrence basis, with a combined single limit of not less than \$1,000,000 each occurrence for bodily injury and property damage. It shall include contractual liability coverage for the indemnity provided under this agreement. It shall provide that the City, its officers and employees are additional insureds but only with respect to the Company's services to be provided under this Agreement;

i. Acceptable **supplementary Umbrella insurance** coverage combined with Company's General Liability insurance policy must be a minimum of \$1,000,000, in order to meet the insurance coverage limits required in this Agreement; and

There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without sixty (60) days written notice from the Company or its insurer(s) to the City. As evidence of the insurance coverage(s) required by this Agreement, the Company shall furnish acceptable Certificates Of Insurance (COI) to the City at the time it returns this signed Agreement. The certificate shall specify the City of Spokane as "Additional Insured" specifically for Company's services under this Agreement, as well as all of the parties who are additional insureds, and include applicable policy endorsements, the sixty (60) day cancellation clause, and the deduction or retention level. The Company shall be financially responsible for all pertinent deductibles, self-insured retentions, and/or self-insurance.

10. DEBARMENT AND SUSPENSION.

The Company has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

11. AUDIT.

The Company and its sub-contractor shall maintain for a minimum of three (3) years following final payment all records related to its performance of the Agreement. The Company and its sub-contractors shall provide access to authorized City representatives, at reasonable times and in a reasonable manner to inspect and copy any such record. In the event of conflict between this provision and related auditing provisions required under federal law applicable to the Agreement, the federal law shall prevail.

12. KEY PERSONS.

The Company shall not transfer or reassign any individual designated in this Agreement as essential to the Work, nor shall those key persons, or employees of Company identified as to be involved in the Project Work be replaced, removed or withdrawn from the Work without the express written consent of the City, which shall not be unreasonably withheld. If any such individual leaves the Company's employment, the Company shall present to the City one or more individuals with greater or equal qualifications as a replacement, subject to the City's approval, which shall not be unreasonably withheld. The City's approval does not release the Company from its obligations under this Agreement.

13. ASSIGNMENT AND SUBCONTRACTING.

The Company shall not assign or subcontract its obligations under this Agreement without the City's written consent, which may be granted or withheld in the City's sole discretion. Any subcontract made by the Company shall incorporate by reference this Agreement, except as otherwise provided. The Company shall ensure that all subcontractors comply with the obligations and requirements of the subcontract. The City's consent to any assignment or subcontract does not release the Company from liability or any obligation within this Agreement, whether before or after City consent, assignment or subcontract.

14. TERMINATION.

Either party may terminate this Agreement, with or without cause, by ten (10) days written notice to the other party. In the event of such termination, the City shall pay the Company for all work previously authorized and performed prior to the termination date.

15. STANDARD OF PERFORMANCE.

The standard of performance applicable to Company's services will be the degree of skill and diligence normally employed by companies performing the same or similar services at the time the services under this Agreement are performed.

16. OWNERSHIP AND USE OF RECORDS AND DOCUMENTS.

Original documents, drawings, designs, reports, or any other records developed or created under this Agreement shall belong to and become the property of the City. All records submitted by the City to the Company shall be safeguarded by the Company. The Company shall make such data, documents and files available to the City upon the City's request. If the City's use of the

Company's records or data is not related to this project, it shall be without liability or legal exposure to the Company.

Under Washington State Law (reference RCW Chapter 42.56, the *Public Records Act* [PRA]) all materials received or created by the City of Spokane are **public records** and are available to the public for viewing via the City Clerk's Records (online) or a valid Public Records Request (PRR).

17. ANTI KICK-BACK.

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

18. MISCELLANEOUS PROVISIONS.

- A. **Amendments/Modifications:** This Agreement may be modified by the City in writing when necessary, and no modification or Amendment of this Agreement shall be effective unless signed by an authorized representative of each of the parties hereto.
- B. The Company, at no expense to the City, shall comply with all laws of the United States and Washington, the Charter and ordinances of the City of Spokane; and rules, regulations, orders and directives of their administrative agencies and officers. Without limiting the generality of this paragraph, the Company shall comply with the requirements of this Section.
- C. This Agreement shall be construed and interpreted under the laws of Washington. The venue of any action brought shall be in a court of competent jurisdiction, located in Spokane County, Washington.
- D. **Captions:** The titles of sections or subsections are for convenience only and do not define or limit the contents.
- E. **Severability:** If any term or provision is determined by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall not be affected, and each term and provision shall be valid and enforceable to the fullest extent permitted by law.
- F. **Waiver:** No covenant, term or condition or the breach shall be deemed waived, except by written consent of the party against whom the waiver is claimed, and any waiver of the breach of any covenant, term or condition shall not be deemed a waiver of any preceding or succeeding breach of the same or any other covenant, term or condition. Neither the acceptance by the City of any performance by the Company after the time the same shall have become due nor payment to the Company for any portion of the Work shall constitute a waiver by the City of the breach or default of any covenant, term or condition unless otherwise expressly agreed to by the City in writing.
- G. **Entire Agreement:** This document along with any exhibits and all attachments, and subsequently issued addenda, comprises the entire agreement between the City and the Firm. If conflict occurs between Agreement documents and applicable laws, codes, ordinances or regulations, the most stringent or legally binding requirement shall govern and be considered a part of this Agreement to afford the City the maximum benefits.
- H. **No personal liability:** No officer, agent or authorized employee of the City shall be personally responsible for any liability arising under this Agreement, whether expressed or implied, nor for any statement or representation made or in any connection with this Agreement.

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 Agreement by having legally-binding representatives affix their signatures below.

ROGUE HEART MEDIA, INC.

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Approved as to form:

Assistant City Attorney

Attest:

City Clerk

Attachments that are part of this Agreement:

Exhibit A – Certificate Regarding Debarment

21-230

EXHIBIT A

CERTIFICATION REGARDING DEBARMENT, SUSPENSION, INELIGIBILITY AND VOLUNTARY EXCLUSION

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. The terms covered transaction, debarred, suspended, ineligible, lower tier covered transaction, person, primary covered transaction, principal, and voluntarily excluded, as used in this exhibit, have the meanings set out in the Definitions and Coverage sections of the rules implementing Executive Order 12549. The undersigned may contact the City for assistance in obtaining a copy of these regulations.
 5. I understand that a false statement of this certification may be grounds for termination of the contract.

<hr/> Name of Subrecipient / Contractor / Consultant (Type or Print)	<hr/> Program Title (Type or Print)
<hr/> Name of Certifying Official (Type or Print)	<hr/> Signature
<hr/> Title of Certifying Official (Type or Print)	<hr/> Date (Type or Print)

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

12/06/2021

Date Rec'd

11/10/2021

Clerk's File #

OPR 2019-0238

Renews #**Cross Ref #****Submitting Dept**

WATER & HYDROELECTRIC SERVICES

Contact Name/Phone

KRISTEN ZIMMER 625-6573

Project #**Contact E-Mail**

KZIMMER@SPOKANECITY.ORG

Bid #

4100-354-2019

Agenda Item Type

Contract Item

Requisition #

RE 19967

Agenda Item Name

4100 WATER STEWARDSHIP MEDIA SERVICES

Agenda Wording

Renewal of existing contract with Rogue Heart Media (Spokane, WA) for Water Stewardship Media Services not to exceed \$100,000.00 annually including tax.

Summary (Background)

IRFP #4100-354-2019 for media services was issued in February 2019 to more than 90 firms. Two proposals were received and the project's evaluation committee recommended award to Rogue Heart. Renewal options were included up to a total term of five years; this is the final renewal for a two-year term.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 100,000.00

4100-42415-34148-54201-99999

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

SEARL, LOREN

Study Session\Other

PIES 11/22/2021

Division Director

TWOHIG, KYLE

Council Sponsor

PRESIDENT BEGGS

Finance

ALBIN-MOORE, ANGELA

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Purchasing

PRINCE, THEA

wateraccounting@spokanecity.org

Briefing Paper

Public Infrastructure, Environment, and Sustainability Committee

Division & Department:	Public Works, 4100 Water & Hydroelectric Services & 4310 Wastewater Maintenance
Subject:	Media Services Contracts for Water & Stormwater Stewardship
Date:	22 November 2021
Author (email & phone):	Kristen Zimmer, kzimmer@spokanecity.org , x6573
City Council Sponsor:	Council President Breean Beggs
Executive Sponsor:	Marlene Feist, Director – Public Works
Committee(s) Impacted:	PIES
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	Funding for this contract is available in the Water & Hydroelectric Services and Wastewater Maintenance department budgets.
Strategic Initiative:	Innovative Infrastructure, Safe & Healthy
Deadline:	The existing contract expired October 15, 2021.
Outcome: (deliverables, delivery duties, milestones to meet)	Renewal of this contract will continue existing media services for the Water Stewardship program and Stormwater permit requirements.
<p>Background/History: <i>Informal Request for Proposals #4100-354-2019 was issued in February of 2019 to more than 90 firms. Two proposals were received: the evaluation committee correspondingly recommended award to Rogue Heart Media after thorough evaluation and reference checking. In light of the new components added to the Public Education and Outreach section of the 2019-2024 Eastern Washington Phase II Municipal Stormwater Permit, the 2019 renewal incorporated stormwater education into the existing services deployed for the water conservation program to ensure consistent design, representation, and value messaging.</i></p> <p><i>Renewals were built into the existing contract up to a total term of five years. This represents the third such renewal at mutual consent for a final two-year term.</i></p>	
<p>Executive Summary:</p> <ul style="list-style-type: none"> <i>Renewal of OPR 2019-0238 with Rogue Heart Media, Inc. (Spokane, WA) for media services</i> <i>Renewal for Water not to exceed \$100,000.00 annually (including tax)</i> <i>Contract for Wastewater not to exceed \$75,000.00 annually (including tax)</i> <i>No renewal options remain</i> 	
<p>Budget Impact:</p> <p>Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Annual/Reoccurring expenditure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If new, specify funding source: N/A</p> <p>Other budget impacts: N/A</p>	
<p>Operations Impact:</p> <p>Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Specify changes required: N/A</p> <p>Known challenges/barriers: None</p>	



City of Spokane
CONTRACT RENEWAL
Title: WATER STEWARDSHIP MEDIA SERVICES

This Contract Renewal is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **ROGUE HEART MEDIA, INC.**, whose address is 2916 North Monroe Street, Spokane, Washington 99205 as ("Company"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the parties entered into a Contract wherein the Company agreed to provide for the City Media Production and Management for Water Stewardship Program; and

WHEREAS, the initial contract provided for four additional one-year renewals, the City now seeks to renew for a single, two-year renewal for the balance of the available term.

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

1. CONTRACT DOCUMENTS.

The original Contract, dated March 25, 2019, any previous amendments, renewals and / or extensions / 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 Renewal shall become effective on October 16, 2021 and shall end October 15, 2023.

3. COMPENSATION.

The City shall pay an estimated maximum annual cost not to exceed **ONE HUNDRED THOUSAND AND 00/100 DOLLARS (\$100,000.00)** including tax, for everything furnished and done under this Contract Renewal. This is the maximum amount to be paid under this Renewal and shall not be exceeded without the prior written authorization of the City, memorialized with the same formality as the original Contract and this Renewal document.

4. DEBARMENT AND SUSPENSION.

The Company has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

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 Renewal by having legally-binding representatives affix their signatures below.

ROGUE HEART MEDIA, INC.

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments that are part of this Agreement:

Certificate of Debarment

21-202

ATTACHMENT A

**CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION**

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certified, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

<hr/> Name of Subrecipient / Contractor / Consultant (Type or Print)	<hr/> Program Title (Type or Print)
<hr/> Name of Certifying Official (Type or Print)	<hr/> Signature
<hr/> Title of Certifying Official (Type or Print)	<hr/> Date (Type or Print)



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

10/18/2021

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER North Town Insurance 5727 N Division St Spokane, WA 99208	CONTACT NAME: Joe Armand PHONE (A/C, No. Ext): (509)483-3030 FAX (A/C, No): (509)413-0900 E-MAIL ADDRESS: joseph@northtowninsurance.com
INSURED Rogue Heart Media SPC. 2916 N Monroe St Spokane, WA 99205	INSURER(S) AFFORDING COVERAGE INSURER A: Ohio Security Insurance Company 24082 INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:


COVERAGES**CERTIFICATE NUMBER:** 95954673-29357**REVISION NUMBER:** 5

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	Y		BZS63806299	09/21/2021	09/21/2022	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 15,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 5,000,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y / N <input type="checkbox"/> N / A		BZS63806299	09/21/2021	09/21/2022	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Media, Video, and Photography operations.**CERTIFICATE HOLDER****CANCELLATION**

City of Spokane 808 W Spokane Falls Blvd Spokane, WA 99201	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE  (JJA)
---	--

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**License Information:**[New search](#) [Back to results](#)

Entity name: ROGUE HEART MEDIA SPC

Business name: ROGUE HEART MEDIA INC.

Entity type: [Profit Corporation](#)

UBI #: 603-396-687

Business ID: 001

Location ID: 0001

Location: Active

Location address: 2916 N MONROE ST
SPOKANE WA 99205-3359

Mailing address: 2916 N MONROE ST
SPOKANE WA 99205-3359

Excise tax and reseller permit status: [Click here](#)

Secretary of State status: [Click here](#)

Endorsements

Endorsements held at this location	License #	Count	Details	Status	Expiration date	First issuance date
Spokane General Business				Active	Mar-31-2022	Nov-04-2014

Governing People*May include governing people not registered with Secretary of State*

Governing people	Title
SCHUYLER KENNEDY, MEGAN	

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

12/06/2021

Date Rec'd

11/23/2021

Clerk's File #

OPR 2021-0792

Renews #**Submitting Dept**PLANNING & ECONOMIC
DEVELOPMENT**Cross Ref #****Contact Name/Phone**COLIN QUINN- 6256804
HURST**Project #****Contact E-Mail**

CQUINNHRST@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Contract Item

Requisition #**Agenda Item Name**CONSULTANT CONTRACT FOR CENTER & CORRIDOR CODE AND DESIGN
GUIDELINE UPDATE**Agenda Wording**

This is a consultant contract for approval following an RFQ to assist in the Center & Corridor development code and design standard update.

Summary (Background)

This project will update the 2001 development code and design standards for designated Centers & Corridors citywide to emphasize Transit-Oriented Development (TOD). The new code and design standards will be applied in a focus area long the North Monroe corridor.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Expense \$ 125,000

0650-30210-58620-54201-99999

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

MEULER, LOUIS

Study Session\Other

PIES, 11/22/21

Division Director

BLACK, TIRRELL

Council Sponsor

Lori Kinnear

Finance

ALBIN-MOORE, ANGELA

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sbishop@spokanecity.org

cquinnhurst@spokanecity.org

Briefing Paper

Public Infrastructure, Environment, & Sustainability Committee

Division & Department:	Comm & Econ Division, Planning & Economic Development Dept.
Subject:	Consultant Contract for Center & Corridor Design Guideline and Code Update Project
Date:	November 9, 2021
Author (email & phone):	Kara Mowery Frashefski, 625-6146, kmoweryfrashefski@spokanecity.org
City Council Sponsor:	Lori Kinnear
Executive Sponsor:	Louis Meuler, Interim Planning Director
Committee(s) Impacted:	Public Infrastructure, Environment, & Sustainability
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	<p>This project updates the base 2001 Center and Corridor development code and design standards. This will include an update to the allowed housing types & densities, revised parking standards and transition standards from “Core” zones into adjacent lower intensity zones. The Monroe Corridor will be the first application area of these revised codes, including the portion of Monroe south of Indiana that has yet to have focused Center Planning.</p> <p>Transit Oriented Development (TOD) zones will be created as necessary to implement Comprehensive Plan TOD policies.</p> <p>The update closely aligns with many Comprehensive Plan goals and policies including: Chapter 3, Land Use: LU 1: Citywide Land Use, LU 3: Efficient Land Use, LU 4: Transportation, LU 4.6: Transit-Supported Development, and LU 5: Development Character</p>
Strategic Initiative:	Urban Experience – Grow Targeted Areas
Deadline:	Contract approval by end of 2021.
Outcome: (deliverables, delivery duties, milestones to meet)	<ul style="list-style-type: none"> Update of the Centers & Corridors development code and design standards citywide with emphasis on Transit-Oriented Development.
Background/History: <ul style="list-style-type: none"> The focus of this project is to update the 2001 development code and design standards for designated Centers & Corridors citywide to emphasize Transit-Oriented Development (TOD). The new code and design standards will be applied along the North Monroe corridor. 	
Executive Summary: <ul style="list-style-type: none"> Planning Services will bring forward a consultant contract after selection from an RFQ to assist in the Center & Corridor development code and design standard update. 	
Budget Impact: Approved in current year budget? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Annual/Reoccurring expenditure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If new, specify funding source: Other budget impacts: (revenue generating, match requirements, etc.)	
Operations Impact: Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Specify changes required: N/A Known challenges/barriers: N/A	



City of Spokane

CONSULTANT AGREEMENT

**Title: CENTER AND CORRIDOR
DEVELOPMENT CODE AND DESIGN
GUIDELINES UPDATE STUDY**

This Consultant Agreement is made and entered into by and between the **CITY OF SPOKANE** as ("City"), a Washington municipal corporation, and **MAKERS ARCHITECTURE AND URBAN DESIGN**, whose address is 500 Union Street, Suite 700, Seattle, Washington 98101, as ("Consultant"), individually hereafter referenced as a "party", and together as the "parties".

WHEREAS, the purpose of this Agreement is to conduct the Center and Corridor Development Code and Design Guidelines Update Study; and

WHEREAS, the Consultant was selected through Informal Request for Qualifications No. 5519-21.

-- NOW, THEREFORE, in consideration of the terms, conditions, covenants and performance of the Scope of Work contained herein, the City and Consultant mutually agree as follows:

1. TERM OF AGREEMENT.

The term of this Agreement begins on December 15, 2021, and ends on December 31, 2023, unless amended by written agreement or terminated earlier under the provisions.

2. TIME OF BEGINNING AND COMPLETION.

The Consultant shall begin the work outlined in the "Scope of Work" ("Work"), on the beginning date, above. The City will acknowledge in writing when the Work is complete. Time limits established under this Agreement shall not be extended because of delays for which the Consultant is responsible, but may be extended by the City, in writing, for the City's convenience or conditions beyond the Consultant's control.

3. SCOPE OF WORK.

The General Scope of Work for this Agreement is described in Exhibit B, which is attached to and made a part of this Agreement. In the event of a conflict or discrepancy in the contract documents, the City Agreement controls.

The Work is subject to City review and approval. The Consultant shall confer with the City periodically, and prepare and present information and materials (e.g. detailed outline of

completed Work) requested by the City to determine the adequacy of the Work or Consultant's progress.

4. COMPENSATION.

Compensation under this time and materials Agreement shall be made in accordance with the Fee Proposal attached as Exhibit D and shall not exceed **ONE HUNDRED TWENTY-FIVE THOUSAND AND NO/100 DOLLARS (\$125,000.00)**, including applicable tax, unless modified by a written amendment to this Agreement. This is the maximum amount to be paid under this Agreement for the work described in Section 3 above, and shall not be exceeded without the prior written authorization of the City in the form of an executed amendment to this Agreement.

5. PAYMENT.

The Company shall submit its applications for payment to City of Spokane Planning Department, 808 West Spokane Falls Boulevard, Third Floor, Spokane, Washington 99201. **Payment will be made via direct deposit/ACH** within thirty (30) days after receipt of the Company's application except as provided by state law. If the City objects to all or any portion of the invoice, it shall notify the Company and pay that portion of the invoice not in dispute. In that event, the parties shall immediately make every effort to settle the disputed amount.

6. REIMBURSABLES

The reimbursables under this Agreement are to be included, and considered part of the maximum amount not to exceed (above), and require the Consultant's submittal of appropriate documentation and actual itemized receipts, the following limitations apply.

- A. City will reimburse the Consultant at actual cost for expenditures that are pre-approved by the City in writing and are necessary and directly applicable to the work required by this Contract provided that similar direct project costs related to the contracts of other clients are consistently accounted for in a like manner. Such direct project costs may not be charged as part of overhead expenses or include a markup. Other direct charges may include, but are not limited to the following types of items: travel, printing, cell phone, supplies, materials, computer charges, and fees of subconsultants.
- B. The billing for third party direct expenses specifically identifiable with this project shall be an itemized listing of the charges supported by copies of the original bills, invoices, expense accounts, subconsultant paid invoices, and other supporting documents used by the Consultant to generate invoice(s) to the City. The original supporting documents shall be available to the City for inspection upon request. All charges must be necessary for the services provided under this Contract.
- C. The City will reimburse the actual cost for travel expenses incurred as evidenced by copies of receipts (excluding meals) supporting such travel expenses, and in accordance with the City of Spokane Travel Policy, details of which can be provided upon request.
- D. **Airfare:** Airfare will be reimbursed at the actual cost of the airline ticket. The City will reimburse for Economy or Coach Fare only. Receipts detailing each airfare are required.
- E. **Meals:** Meals will be reimbursed at the Federal Per Diem daily meal rate for the city in which the work is performed. *Receipts are not required as documentation.* The invoice shall state "the meals are being billed at the Federal Per Diem daily meal rate", and shall detail how many of each meal is being billed (e.g. the number of

breakfasts, lunches, and dinners). The City will not reimburse for alcohol at any time.

- F. **Lodging:** Lodging will be reimbursed at actual cost incurred up to a maximum of the published General Services Administration (GSA) Index for the city in which the work is performed (*the current maximum allowed reimbursement amount can be provided upon request*). Receipts detailing each day / night lodging are required. The City will not reimburse for ancillary expenses charged to the room (e.g. movies, laundry, mini bar, refreshment center, fitness center, sundry items, etc.)
- G. **Vehicle mileage:** Vehicle mileage will be reimbursed at the Federal Internal Revenue Service Standard Business Mileage Rate in affect at the time the mileage expense is incurred. Please note: payment for mileage for long distances traveled will not be more than an equivalent trip round-trip airfare of a common carrier for a coach or economy class ticket.
- H. **Rental Car:** Rental car expenses will be reimbursed at the actual cost of the rental. Rental car receipts are required for all rental car expenses. The City will reimburse for a standard car of a mid-size class or less. The City will not reimburse for ancillary expenses charged to the car rental (e.g. GPS unit).
- I. **Miscellaneous Travel** (e.g. parking, rental car gas, taxi, shuttle, toll fees, ferry fees, etc.): Miscellaneous travel expenses will be reimbursed at the actual cost incurred. Receipts are required for each expense of \$10.00 or more.
- J. **Miscellaneous other business expenses** (e.g. printing, photo development, binding): Other miscellaneous business expenses will be reimbursed at the actual cost incurred and may not include a markup. Receipts are required for all miscellaneous expenses that are billed.

Subconsultant: Subconsultant expenses will be reimbursed at the actual cost incurred and a four percent (4%) markup. Copies of all Subconsultant invoices that are rebilled to the City are required

7. TAXES, FEES AND LICENSES.

- A. Consultant shall pay and maintain in current status, all necessary licenses, fees, assessments, permit charges, etc. necessary to conduct the work included under this Agreement. It is the Consultant's sole responsibility to monitor and determine changes or the enactment of any subsequent requirements for said fees, assessments, or changes and to immediately comply.
- B. Where required by state statute, ordinance or regulation, Consultant shall pay and maintain in current status all taxes necessary for performance. Consultant shall not charge the City for federal excise taxes. The City will furnish Consultant an exemption certificate where appropriate.
- C. The Director of Finance and Administrative Services may withhold payment pending satisfactory resolution of unpaid taxes and fees due the City.
- D. The cost of any permits, licenses, fees, etc. arising as a result of the projects included in this Agreement shall be included in the project budgets.

8. CITY OF SPOKANE BUSINESS LICENSE.

Section 8.01.070 of the Spokane Municipal Code states that no person may engage in business with the City without first having obtained a valid annual business registration. The Consultant shall be responsible for contacting the State of Washington Business License Services at www.dor.wa.gov or 360-705-6741 to obtain a business registration. If

the Contractor does not believe it is required to obtain a business registration, it may contact the City's Taxes and Licenses Division at (509) 625-6070 to request an exemption status determination.

9. SOCIAL EQUITY REQUIREMENTS.

No individual shall be excluded from participation in, denied the benefit of, subjected to discrimination under, or denied employment in the administration of or in connection with this Agreement because of age, sex, race, color, religion, creed, marital status, familial status, sexual orientation including gender expression or gender identity, national origin, honorably discharged veteran or military status, the presence of any sensory, mental or physical disability, or use of a service animal by a person with disabilities. Consultant agrees to comply with, and to require that all subcontractors comply with, Section 504 of the Rehabilitation Act of 1973 and the Americans with Disabilities Act, as applicable to the Consultant. Consultant shall seek inclusion of woman and minority business for subcontracting. A woman or minority business is one that self-identifies to be at least 51% owned by a woman and/or minority. Such firms do not have to be certified by the State of Washington.

10. INDEMNIFICATION.

The Consultant shall defend, indemnify, and hold the City and its officers and employees harmless from all claims, demands, or suits at law or equity asserted by third parties for bodily injury (including death) and/or property damage which arise from the Consultant's negligence or willful misconduct under this Agreement, including attorneys' fees and litigation costs; provided that nothing herein shall require a Consultant to indemnify the City against and hold harmless the City from claims, demands or suits based solely upon the negligence of the City, its agents, officers, and employees. If a claim or suit is caused by or results from the concurrent negligence of the Consultant's agents or employees and the City, its agents, officers and employees, this indemnity provision shall be valid and enforceable to the extent of the negligence of the Consultant, its agents or employees. The Consultant specifically assumes liability and agrees to defend, indemnify, and hold the City harmless for actions brought by the Consultant's own employees against the City and, solely for the purpose of this indemnification and defense, the Consultant specifically waives any immunity under the Washington State industrial insurance law, or Title 51 RCW. The Consultant recognizes that this waiver was specifically entered into pursuant to the provisions of RCW 4.24.115 and was the subject of mutual negotiation. The indemnity and agreement to defend and hold the City harmless provided for in this section shall survive any termination or expiration of this agreement.

11. INSURANCE.

During the period of the Agreement, the Consultant shall maintain in force at its own expense, each insurance noted below with companies or through sources approved by the State Insurance Commissioner pursuant to Title 48 RCW;

A. Worker's Compensation Insurance in compliance with RCW 51.12.020, which requires subject employers to provide workers' compensation coverage for all their subject workers and Employer's Liability Insurance in the amount of \$1,000,000;

B. General Liability Insurance on an occurrence basis, with a combined single limit of not less than \$1,000,000 each occurrence for bodily injury and property damage. It shall

include contractual liability coverage for the indemnity provided under this agreement. It shall provide that the City, its officers and employees are additional insureds but only with respect to the Consultant's services to be provided under this Agreement; and

C. Automobile Liability Insurance with a combined single limit, or the equivalent of not less than \$1,000,000 each accident for bodily injury and property damage, including coverage for owned, hired and non-owned vehicles.

D. Professional Liability Insurance with a combined single limit of not less than \$1,000,000 each claim, incident or occurrence. This is to cover damages caused by the error, omission, or negligent acts related to the professional services to be provided under this Agreement. The coverage must remain in effect for at least two (2) years after the Agreement is completed.

There shall be no cancellation, material change, reduction of limits or intent not to renew the insurance coverage(s) without forty-five (45) days written notice from the Consultant or its insurer(s) to the City. As evidence of the insurance coverage(s) required by this Agreement, the Consultant shall furnish acceptable Certificates of Insurance (COI) to the City at the time it returns this signed Agreement. The certificate shall specify the City of Spokane as "Additional Insured" specifically for Consultant's services under this Agreement, as well as all of the parties who are additional insureds, and include applicable policy endorsements, the forty-five (45) day cancellation clause, and the deduction or retention level. The Consultant shall be financially responsible for all pertinent deductibles, self-insured retentions, and/or self-insurance.

12. DEBARMENT AND SUSPENSION.

The Contractor has provided its certification that it is in compliance with and shall not contract with individuals or organizations which are debarred, suspended, or otherwise excluded from or ineligible from participation in Federal Assistance Programs under Executive Order 12549 and "Debarment and Suspension", codified at 29 CFR part 98.

13. AUDIT.

Upon request, the Consultant shall permit the City and any other governmental agency ("Agency") involved in the funding of the Work to inspect and audit all pertinent books and records. This includes work of the Consultant, any subconsultant, or any other person or entity that performed connected or related Work. Such books and records shall be made available upon reasonable notice of a request by the City, including up to three (3) years after final payment or release of withheld amounts. Such inspection and audit shall occur in Spokane County, Washington, or other reasonable locations mutually agreed to by the parties. The Consultant shall permit the City to copy such books and records at its own expense. The Consultant shall ensure that inspection, audit and copying rights of the City is a condition of any subcontract, agreement or other arrangement under which any other persons or entity may perform Work under this Agreement.

14. INDEPENDENT CONSULTANT.

A. The Consultant is an independent Consultant. This Agreement does not intend the Consultant to act as a City employee. The City has neither direct nor immediate control over the Consultant nor the right to control the manner or means by which the Consultant works. Neither the Consultant nor any Consultant employee shall be an

employee of the City. This Agreement prohibits the Consultant to act as an agent or legal representative of the City. The Consultant is not granted express or implied rights or authority to assume or create any obligation or responsibility for or in the name of the City, or to bind the City. The City is not liable for or obligated to pay sick leave, vacation pay, or any other benefit of employment, nor to pay social security or other tax that may arise from employment. The Consultant shall pay all income and other taxes as due. The Consultant may perform work for other parties; the City is not the exclusive user of the services that the Consultant provides.

- B. If the City needs the Consultant to Work on City premises and/or with City equipment, the City may provide the necessary premises and equipment. Such premises and equipment are exclusively for the Work and not to be used for any other purpose.
- C. If the Consultant works on the City premises using City equipment, the Consultant remains an independent Consultant and not a City employee. The Consultant will notify the City Project Manager if s/he or any other Workers are within ninety (90) days of a consecutive 36-month placement on City property. If the City determines using City premises or equipment is unnecessary to complete the Work, the Consultant will be required to work from its own office space or in the field. The City may negotiate a reduction in Consultant fees or charge a rental fee based on the actual costs to the City, for City premises or equipment.

15. KEY PERSONS.

The Consultant shall not transfer or reassign any individual designated in this Agreement as essential to the Work, nor shall those key persons, or employees of Consultant identified as to be involved in the Project Work be replaced, removed or withdrawn from the Work without the express written consent of the City, which shall not be unreasonably withheld. If any such individual leaves the Consultant's employment, the Consultant shall present to the City one or more individuals with greater or equal qualifications as a replacement, subject to the City's approval, which shall not be unreasonably withheld. The City's approval does not release the Consultant from its obligations under this Agreement.

16. ASSIGNMENT AND SUBCONTRACTING.

The Consultant shall not assign or subcontract its obligations under this Agreement without the City's written consent, which may be granted or withheld in the City's sole discretion. Any subcontract made by the Consultant shall incorporate by reference this Agreement, except as otherwise provided. The Consultant shall require that all subconsultants comply with the obligations and requirements of the subcontract. The City's consent to any assignment or subcontract does not release the consultant from liability or any obligation within this Agreement, whether before or after City consent, assignment or subcontract.

17. CITY ETHICS CODE.

- A. Consultant shall promptly notify the City in writing of any person expected to be a Consultant Worker (including any Consultant employee, subconsultant, principal, or owner) and was a former City officer or employee within the past twelve (12) months.
- B. Consultant shall ensure compliance with the City Ethics Code by any Consultant Worker when the Work or matter related to the Work is performed by a Consultant Worker who has been a City officer or employee within the past two (2) years.
- C. Consultant shall not directly or indirectly offer anything of value (such as retainers, loans, entertainment, favors, gifts, tickets, trips, favors, bonuses, donations, special discounts, work or meals) to any City employee, volunteer or official that is intended, or

may appear to a reasonable person to be intended, to obtain or give special consideration to the Consultant. Promotional items worth less than \$25 may be distributed by the Consultant to a City employee if the Consultant uses the items as routine and standard promotional materials. Any violation of this provision may cause termination of this Agreement. Nothing in this Agreement prohibits donations to campaigns for election to City office, so long as the donation is disclosed as required by the election campaign disclosure laws of the City and of the State.

18. NO CONFLICT OF INTEREST.

Consultant confirms that the Consultant or workers have no business interest or a close family relationship with any City officer or employee who was or will be involved in the consultant selection, negotiation, drafting, signing, administration or evaluation of the Consultant's work. As used in this Section, the term Consultant includes any worker of the Consultant who was, is, or will be, involved in negotiation, drafting, signing, administration or performance of the Agreement. The term "close family relationship" refers to: spouse or domestic partner, any dependent parent, parent-in-law, child, son-in-law, daughter-in-law; or any parent, parent in-law, sibling, uncle, aunt, cousin, niece or nephew residing in the household of a City officer or employee described above.

19. ERRORS AND OMISSIONS, CORRECTIONS.

Consultant is responsible for professional quality, technical accuracy, and the coordination of all designs, drawings, specifications, and other services furnished by or on the behalf of the Consultant under this Agreement in the delivery of a final work product. The standard of care applicable to Consultant's services will be the degree of skill and diligence normally employed by professional engineers or Consultants performing the same or similar services at the time said services are performed. The Final Work Product is defined as a stamped, signed work product. Consultant, without additional compensation, shall correct or revise errors or mistakes in designs, drawings, specifications, and/or other consultant services immediately upon notification by the City. The obligation provided for in this Section regarding acts or omissions resulting from this Agreement survives Agreement termination or expiration.

20. INTELLECTUAL PROPERTY RIGHTS.

- A. Copyrights. The Consultant shall retain the copyright (including the right of reuse) to all materials and documents prepared by the Consultant for the Work, whether or not the Work is completed. The Consultant grants to the City a non-exclusive, irrevocable, unlimited, royalty-free license to use copy and distribute every document and all the materials prepared by the Consultant for the City under this Agreement. If requested by the City, a copy of all drawings, prints, plans, field notes, reports, documents, files, input materials, output materials, the media upon which they are located (including cards, tapes, discs, and other storage facilities), software program or packages (including source code or codes, object codes, upgrades, revisions, modifications, and any related materials) and/or any other related documents or materials developed solely for and paid for by the City to perform the Work, shall be promptly delivered to the City.
- B. Patents: The Consultant assigns to the City all rights in any invention, improvement, or discovery, with all related information, including but not limited to designs, specifications, data, patent rights and findings developed with the performance of the Agreement or any subcontract. Notwithstanding the above, the Consultant does not convey to the City, nor does the City obtain, any right to any document or material utilized by the

Consultant created or produced separate from the Agreement or was pre-existing material (not already owned by the City), provided that the Consultant has identified in writing such material as pre-existing prior to commencement of the Work. If pre-existing materials are incorporated in the work, the Consultant grants the City an irrevocable, non-exclusive right and/or license to use, execute, reproduce, display and transfer the pre-existing material, but only as an inseparable part of the work.

- C. The City may make and retain copies of such documents for its information and reference with their use on the project. The Consultant does not represent or warrant that such documents are suitable for reuse by the City or others, on extensions of the project or on any other project, and the City releases the Consultant from liability for any unauthorized reuse of such documents.

21. CONFIDENTIALITY/PUBLIC RECORDS.

Notwithstanding anything to the contrary, City will maintain the confidentiality of Company's materials and information only to the extent that is legally allowed in the State of Washington. City is bound by the State Public Records Act, RCW Ch. 42.56. That law presumptively makes all records in the possession of the City public records which are freely available upon request by anyone. In the event that City gets a valid public records request for Company's materials or information and the City determines there are exemptions only the Company can assert, City will endeavor to give Company notice. Company will be required to go to Court to get an injunction preventing the release of the requested records. In the event that Company does not get a timely injunction preventing the release of the records, the City will comply with the Public Records Act and release the records.

22. DISPUTES.

Any dispute or misunderstanding that may arise under this Agreement, concerning the Consultant's performance, shall first be through negotiations, if possible, between the Consultant's Project Manager and the City's Project Manager. It shall be referred to the Director and the Consultant's senior executive(s). If such officials do not agree upon a decision within a reasonable period of time, either party may decline or discontinue such discussions and may then pursue the legal means to resolve such disputes, including but not limited to mediation, arbitration and/or alternative dispute resolution processes. Nothing in this dispute process shall mitigate the rights of the City to terminate the Agreement. Notwithstanding all of the above, if the City believes in good faith that some portion of the Work has not been completed satisfactorily, the City may require the Consultant to correct such work prior to the City payment. The City will provide to the Consultant an explanation of the concern and the remedy that the City expects. The City may withhold from any payment otherwise due, an amount that the City in good faith finds to be under dispute, or if the Consultant provides no sufficient remedy, the City may retain the amount equal to the cost to the City for otherwise correcting or remedying the work not properly completed. Waiver of any of these rights is not deemed a future waiver of any such right or remedy available at law, contract or equity.

23. TERMINATION.

- A. For Cause: The City or Consultant may terminate the Agreement if the other party is in material breach of this Agreement, and such breach has not been corrected to the other party's reasonable satisfaction in a timely manner. Notice of termination under this

Section shall be given by the party terminating this Agreement to the other, not fewer than sixty (60) business days prior to the effective date of termination.

- B. For Reasons Beyond Control of Parties: Either party may terminate this Agreement without recourse by the other where performance is rendered impossible or impracticable for reasons beyond such party's reasonable control, such as, but not limited to, an act of nature, war or warlike operation, civil commotion, riot, labor dispute including strike, walkout or lockout, except labor disputes involving the Consultant's own employees, sabotage, or superior governmental regulation or control. Notice of termination under this Section shall be given by the party terminating this Agreement to the other, not fewer than sixty (60) business days prior to the effective date of termination.
- C. For Convenience: Either party may terminate this Agreement without cause, upon sixty (60) days written notice to the other party.
- D. Actions upon Termination: if termination occurs not the fault of the Consultant, the Consultant shall be paid for the services properly performed prior to the actual termination date, with any reimbursable expenses then due, but such compensation shall not exceed the maximum compensation to be paid under the Agreement. The Consultant agrees this payment shall fully and adequately compensate the Consultant and all subconsultants for all profits, costs, expenses, losses, liabilities, damages, taxes and charges of any kind (whether foreseen or unforeseen) attributable to the termination of this Agreement.
- E. Upon termination, the Consultant shall provide the City with the most current design documents, contract documents, writings and other products the Consultant has produced to termination, along with copies of all project-related correspondence and similar items. The City shall have the same rights to use these materials as if termination had not occurred; provided however, that the City shall indemnify and hold the Consultant harmless from any claims, losses, or damages to the extent caused by modifications made by the City to the Consultant's work product.

24. EXPANSION FOR NEW WORK.

This Agreement scope may be expanded for new work. Any expansion for New Work (work not specified within the original Scope of Work Section of this Agreement, and/or not specified in the original RFP as intended work for the Agreement) must comply with all the following limitations and requirements: (a) the New Work is not reasonable to solicit separately; (b) the New Work is for reasonable purpose; (c) the New Work was not reasonably known either the City or Consultant at time of contract or else was mentioned as a possibility in the solicitation (such as future phases of work, or a change in law); (d) the New Work is not significant enough to be reasonably regarded as an independent body of work; (e) the New Work would not have attracted a different field of competition; and (f) the change does not vary the essential identified or main purposes of the Agreement. The City may make exceptions for immaterial changes, emergency or sole source conditions, or other situations required in City opinion. Certain changes are not New Work subject to these limitations, such as additional phases of Work anticipated at the time of solicitation, time extensions, Work Orders issued on an On-Call contract, and similar. New Work must be mutually agreed and issued by the City through written Addenda. New Work performed before an authorizing Amendment may not be eligible for payment.

25. MISCELLANEOUS PROVISIONS.

- A. Amendments: No modification of this Agreement shall be effective unless in writing and signed by an authorized representative of each of the parties hereto.
- B. Binding Agreement: This Agreement shall not be binding until signed by both parties. The provisions, covenants and conditions in this Agreement shall bind the parties, their legal heirs, representatives, successors and assigns.
- C. Americans with Disabilities Act (ADA): Specific attention by the designer is required in association with the Americans with Disabilities Act (ADA) 42 U.S.C. 12101-12213 and 47 U.S.C. 225 and 611, its requirements, regulations, standards and guidelines, which were updated in 2010 and are effective and mandatory for all State and local government facilities and places of public accommodation for construction projects including alteration of existing facilities, as of March 15, 2012. The City advises that the requirements for accessibility under the ADA, may contain provisions that differ substantively from accessibility provisions in applicable State and City codes, and if the provisions of the ADA impose a greater or equal protection for the rights of individuals with disabilities or individuals associated with them than the adopted local codes, the ADA prevail unless approval for an exception is obtained by a formal documented process. Where local codes provide exceptions from accessibility requirements that differ from the ADA Standards; such exceptions may not be permitted for publicly owned facilities subject to Title II requirements unless the same exception exists in the Title II regulations. It is the responsibility of the designer to determine the code provisions.
- D. The Consultant, at no expense to the City, shall comply with all laws of the United States and Washington, the Charter and ordinances of the City of Spokane; and rules, regulations, orders and directives of their administrative agencies and officers. Without limiting the generality of this paragraph, the Consultant shall comply with the requirements of this Section.
- E. This Agreement shall be construed and interpreted under the laws of Washington. The venue of any action brought shall be in the Superior Court of Spokane County.
- F. Remedies Cumulative: Rights under this Agreement are cumulative and nonexclusive of any other remedy of law or in equity.
- G. Captions: The titles of sections or subsections are for convenience only and do not define or limit the contents.
- H. Severability: If any term or provision is determined by a court of competent jurisdiction to be invalid or unenforceable, the remainder of this Agreement shall not be affected, and each term and provision shall be valid and enforceable to the fullest extent permitted by law.
- I. Waiver: No covenant, term or condition or the breach shall be deemed waived, except by written consent of the party against whom the waiver is claimed, and any waiver of the breach of any covenant, term or condition shall not be deemed a waiver of any preceding or succeeding breach of the same or any other covenant, term of condition. Neither the acceptance by the City of any performance by the Consultant after the time the same shall have become due nor payment to the Consultant for any portion of the Work shall constitute a waiver by the City of the breach or default of any covenant, term or condition unless otherwise expressly agreed to by the City in writing.
- J. Additional Provisions: This Agreement may be modified by additional terms and conditions ("Special Conditions") which shall be attached to this Agreement as an exhibit. The parties agree that the Special Conditions shall supplement the terms and conditions of the Agreement, and in the event of ambiguity or conflict with the terms and conditions of the Agreement, these Special Conditions shall govern.

- K. Entire Agreement: This document along with any exhibits and all attachments, and subsequently issued addenda, comprises the entire agreement between the City and the Consultant. If conflict occurs between contract documents and applicable laws, codes, ordinances or regulations, the most stringent or legally binding requirement shall govern and be considered a part of this contract to afford the City the maximum benefits.
- L. Negotiated Agreement: The parties acknowledge this is a negotiated agreement, that they have had this Agreement reviewed by their respective legal counsel, and that the terms and conditions of this Agreement are not to be construed against any party on the basis of such party's draftsmanship.
- M. No personal liability: No officer, agent or authorized employee of the City shall be personally responsible for any liability arising under this Contract, whether expressed or implied, nor for any statement or representation made or in any connection with this Agreement.

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 Agreement by having legally-binding representatives affix their signatures below.

OSBORN CONSULTING, INC.

CITY OF SPOKANE

By _____
Signature Date

By _____
Signature Date

Type or Print Name

Type or Print Name

Title

Title

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Attachments: Exhibit A – Certificate Regarding Debarment
Exhibit B – Scope of Work
Exhibit C – Consultant's October 25, 2021 Proposal
Exhibit D – Fee Schedule

21-234

EXHIBIT A

**CERTIFICATION REGARDING DEBARMENT, SUSPENSION,
INELIGIBILITY AND VOLUNTARY EXCLUSION**

1. The undersigned (i.e., signatory for the Subrecipient / Contractor / Consultant) certifies, to the best of its knowledge and belief, that it and its principals:
 - a. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any federal department or agency;
 - b. Have not within a three-year period preceding this contract been convicted or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (federal, state, or local) transaction or contract under a public transaction; violation of federal or state antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, tax evasion, receiving stolen property, making false claims, or obstruction of justice;
 - c. Are not presently indicted or otherwise criminally or civilly charged by a government entity (federal, state, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and,
 - d. Have not within a three-year period preceding this contract had one or more public transactions (federal, state, or local) terminated for cause or default.
2. The undersigned agrees by signing this contract that it shall not knowingly enter into any lower tier covered transaction with a person who is debarred, suspended, declared ineligible, or voluntarily excluded from participation in this covered transaction.
3. The undersigned further agrees by signing this contract that it will include the following clause, without modification, in all lower tier covered transactions and in all solicitations for lower tier covered transactions:

Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion – Lower Tier Covered Transactions

1. The lower tier contractor certifies, by signing this contract that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.
 2. Where the lower tier contractor is unable to certify to any of the statements in this contract, such contractor shall attach an explanation to this contract.
4. I understand that a false statement of this certification may be grounds for termination of the contract.

_____ Name of Subrecipient / Contractor / Consultant (Type or Print)	_____ Program Title (Type or Print)
_____ Name of Certifying Official (Type or Print)	_____ Signature
_____ Title of Certifying Official (Type or Print)	_____ Date (Type or Print)

EXHIBIT B

Exhibit B: Scope of Work

Center and Corridor Design Guideline and Code Update Study

A consultant team led by MAKERS architecture and urban design, LLP (“Consultant”) will assist the City in writing Center & Corridor Development Code and Design Guideline Updates to support Transit-Oriented Development. This update will support the Comprehensive Plan’s fundamental strategy for Spokane’s physical, economic, and social growth via the “Centers and Corridors” growth strategy, directing growth to specific mixed-use centers (neighborhood, district, and employment) and corridors in the City. This project will seek to apply the code and design guideline updates to a specific example area within the City, the designated Center area located on North Monroe Street.

The code updates will address, but are not limited to, building height, density, setbacks, location of parking, and open space. Design guidelines should address items such as horizontal and vertical articulation, windows, entrances, varied use of materials, vehicular access, etc.

Task 1 - Develop Scope of Services:

The Consultant will:

- Conduct a remote internal project kickoff meeting with City staff to develop and detail project objectives, timelines, protocols, and product deliverables.
- Consultant products: Memo with a summary of the discussion and a detailed final scope of services document.

Task 2 - Initial Review and Analysis:

The Consultant will:

- Conduct an assessment of the physical details of the areas surrounding the North Monroe Center, as well as the Spokane Municipal Code (Unified Development Code), and the City of Spokane Comprehensive Plan, and other applicable existing studies, plans, and applicable regulations.
- Review City’s TOD Framework study recommended outcomes for input into code update project.
- Consultant product: Memo summarizing conclusions derived from the initial review and analysis, and detailing early potential / expected final products for Comp Plan implementing policy or Land Use map categories (if needed), number and types of Core Zones including transition zones if needed, draft codes, and design standards following current Unified Development Code format.

Task 3- Concept Development – Regulatory Recommendations:

The Consultant will:

- Carry out additional data collection and analysis as necessary to inform draft code and design guideline updates that support Transit-Oriented Development within Center & Corridor areas.
- Develop transit-supportive Land Use Plan and Development Code changes and other recommendations, addressing building types, block frontage standards, site development, density, transitions between existing land uses and zoning types, parking, building types, multi-modal site accessibility, and design guidelines / standards.
- Participate in three to five public presentations to the Spokane Plan Commission and Spokane City Council to provide information and updates relating to this project.

- Consultant product: Presentation document, in Powerpoint or PDF format, detailing how conclusions from initial review and analysis informed the development of initial concepts for Land Use Plan and Development Code changes, associated design guidelines, and related regulatory recommendations.

Task 4- Drafting and Refining Focus Area Framework:

The Consultant will:

- Completion of draft code and design guideline changes and other recommendations for the North Monroe Center focus area which identify specific attributes and provide direction for future development in an electronic form. This deliverable will demonstrate how the corridor-level planning and development framework would apply within a single focus area.
- The proposed changes shall be consistent with and help implement the goals and objectives of the Spokane Municipal Code, Comprehensive Plan and other City plans and policies of the City of Spokane.
- Consultant product: Memo, in Word and PDF format, describing and illustrating how recommended policy, code and regulatory changes would apply in the North Monroe focus area. Illustrate recommendations with graphics and map-based figures to clearly convey the application of these changes within the North Monroe focus area.

Task 5 - Communication and Public Outreach Plan:

The Consultant will:

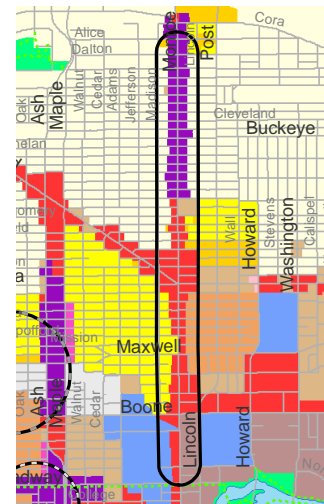
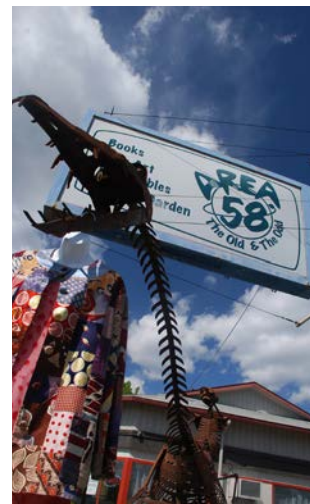
- Develop a communication and public outreach plan with the goal of informing the project study. Adjacent (and impacted) property owners and businesses, as well as nearby neighborhoods and elected officials will be engaged during the process. The plan will be a living document that is updated throughout the duration of the project.
- The plan will detail strategies tailored to each stakeholder/community group, with touchpoints at key stages of the project.
- The Consultant will revisit our outreach plan throughout the process to confirm the outreach is on track and adjust as needed to ensure project buy-in from the community and stakeholders.
- The Consultant will attend up to four public meetings for the project as part of the outreach effort for the public meetings and will prepare a project concept drawing for the city project website.
- Consultant products:
 - Memo, in Word and PDF format, detailing the strategies and timeline for engaging stakeholders and technical agency partners throughout the study process.
 - Presentation documents, in Powerpoint or PDF format, for public meetings.
 - Project concept drawing in PDF format.

Task 6 - Final Public Review Process:

The Consultant will:

- Partner in a virtual public meeting and a virtual final presentation to the City Plan Commission of the initial draft.
- Carry out up to two rounds of revisions that may become necessary. The Consultant will be responsible for consolidating them into a series of action items for revisions or responses.
- Consultant products:
 - Presentation document, in Powerpoint or PDF format, for delivery of public meeting and Plan Commission presentations.
 - Draft and final report, in Word and PDF format, detailing proposed regulatory changes and North Monroe focus area framework.

EXHIBIT C



Center and Corridor Design Guideline and Code Update Study

October 25, 2021

Prepared for:
City of Spokane

Prepared by:
MAKERS architecture and urban design
SCJ Alliance
Leland Consulting Group
Toole Design

LETTER OF SUBMITTAL

The page features a series of five horizontal stripes below the title bar. From top to bottom, the colors are light blue, white, orange, white, and red.

make (māk) vb **1** to bring into being by shaping or altering **2** to form in the mind, a judgement or plan **3** to put together by combining parts **4** to build, construct, formulate, devise, create **5** to prepare for use; arrange **6** to cause to happen

October 25, 2021

Connie Wahl
City of Spokane – Purchasing Department
808 W. Spokane Falls Blvd.
Spokane, WA 99201

Connie Wahl and the members of the Selection Committee,

Our team is pleased to submit our qualifications for the City of Spokane “Center and Corridor Design Guideline and Code Update Study.” We enjoyed working with City of Spokane staff, community members, and public officials on the North Bank Subarea Plan and South University District Subarea Plan and implementing zoning regulations and look forward to the chance of collaborating again.

We’ve pulled together an excellent consultant team with the following firms (with legal statuses noted):

- **MAKERS architecture and urban design**, limited liability partnership – Prime firm. Project management, urban design, code analysis, and graphics.
- **SCJ Alliance**, Washington-registered corporation – Subconsultant firm. Transit-oriented development, public engagement, and zoning.
- **Leland Consulting Group**, Oregon-registered Sub S corporation – Subconsultant firm. Real estate strategy and market analysis.
- **Toole Design**, limited liability partnership – Subconsultant firm. Strategic resource for transportation planning.

MAKERS’ team brings very strong familiarity with the physical, regulatory, economic, environmental, social, and political context of Spokane’s Centers and Corridors (notably North Monroe Street). MAKERS also brings extensive experience and demonstrated success in crafting user-friendly zoning codes that implement local goals and policies. Collectively, the firm has completed close to 100 sets of zoning codes and design standards for cities and counties covering the full range of land use contexts. Numerous such projects have won regional and state awards. More importantly, our projects have been successful in meeting community objectives in terms of land use, design, and code usability and predictability.

No current or former employees from the City of Spokane are employed by or on our firms’ governing boards as of the date of this statement nor during the previous twelve months. We will comply with all terms and conditions set forth in the Informal Request for Qualifications, unless otherwise agreed by the City.

make (māk) vb 1 to bring into being by shaping or altering 2 to form in the mind, a judgement or plan 3 to put together by combining parts 4 to build, construct, formulate, devise, create 5 to prepare for use; arrange 6 to cause to happen

In the course of previous Spokane work and in responding to the iRFQ, we are familiar with the Spokane Comprehensive Plan, zoning code, and other recent planning documents. Our submittal herein includes both our technical proposal and management proposal as required in the iRFQ. Again, we are particularly excited about this effort and we look forward to hearing from you.

Yours sincerely,



Bob Bengford, AICP
Partner

(206) 602-1234
bobb@makersarch.com

500 Union Street, Suite 700
Seattle, WA 98101
(principal place of business)

Bob Bengford is authorized to legally bind MAKERS and the consultant team to a contractual relationship. He is the individual with whom contract will be written and will sign the contract through the DocuSign process.

TECHNICAL PROPOSAL

Four horizontal bars of equal width are stacked vertically. From top to bottom, the colors are light blue, white, orange, and red.

PROJECT UNDERSTANDING & APPROACH

MAKERS' team brings a very strong understanding of the physical, regulatory, economic, environmental, social, and political context of Spokane's Centers and Corridors – notably the designated Center area located on North Monroe Street:

- MAKERS and Bill Grimes (Studio Cascade) submitted proposals and interviewed for the 2012 North Monroe Corridor Revitalization Project, ready to work with the neighborhoods on the corridor to align land use and transportation planning. The City eventually decided to jump straight to designing and constructing the three-lane section north of Northwest Boulevard.
- SCJ's Bill and Alicia are based in Spokane, and they each have a long history of planning in the area. Bill has been consulting in Spokane since 1996, and Alicia spent several years working with the City and its neighborhoods before joining SCJ.
- MAKERS' 2019 work in the North Bank area bordered the North Monroe Corridor. As a part of the project, Bob Bengford conducted an extensive regulatory audit that analyzed the Comprehensive Plan, area zoning district provisions, block frontage standards, design standards, and off-street parking standards. Bob undertook a similar assessment for his work on University District zoning provisions.



Photo of the North Monroe corridor in 2012, prior to the three-lane configuration improvements



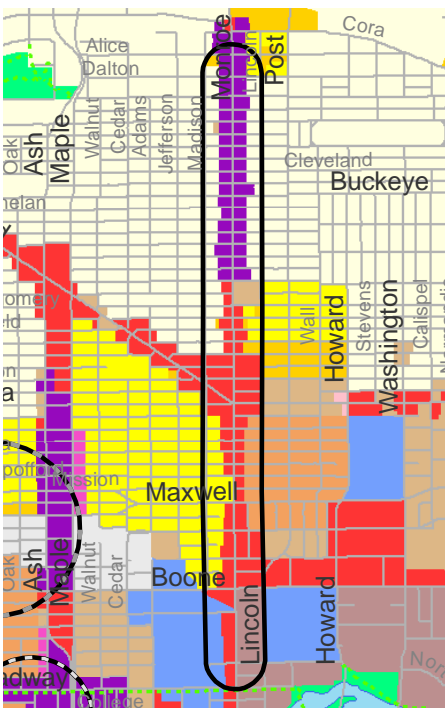
PROJECT ASSUMPTIONS & QUESTIONS

In MAKERS' team discussions in crafting this proposal, three issues came up that are worth noting here:

Extending Monroe's road diet configuration southward? Though we have discussed the possibility of extending those improvements in past conversations with staff, we are assuming that there are no concrete near-term plans to extend the improvements through the full CC2 zone.

Corridor and/or Center? While we understand that the City would like to update provisions for all designated Centers and Corridors, the iRFQ states that "this project will seek to apply the code and design guideline updates to a specific example area within the City, the designated Center area located on North Monroe Street." Our question is: Is it a Center or a Corridor? Our planning assumption is that its linear form means that it is a corridor. Elsewhere on the map, circles designate "centers." While the distinction may seem esoteric, the context for planning is distinctly different. Existing text in the Comprehensive Plan doesn't address the issue clearly. But in terms of efforts and products of this project, particularly for North Monroe Street, is there a definable center warranting adjustments to the zoning parameters and design provisions? Or should the examination focus on the more linear attributes of an arterial corridor, with activity nodes based on transit stops?

Adjustment to major zoning parameters? Based on the iRFQ language, we are assuming that the City may be open to adjusting key zoning parameters, including height and FAR limits and permitted uses. For this reason, we felt Leland's inclusion to the team is critical to assess the feasibility of options that we feel will be very important to this effort. Whether these parameters are adjusted based on the particular corridor, center, or zone is another question.



KEYS TO SUCCESS

Based on our understanding of the context and task list in the iRFQ, below are keys to the success of this project:

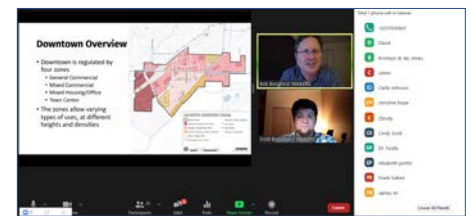
Collaboration with staff. The iRFQ clearly states that staff may take on a substantial share of the work to help preserve project resources. MAKERS and SCJ both like these types of projects, as we often play roles as extension of staff for a variety of cities. It will be important to set a clear division of labor out the outset. Other key collaborative elements include setting and maintaining a good project schedule, communication (early and often) with the Planning Commission and City Council, and holding recurring check-in-meetings. We also tend to make a practice of sending rough preliminary concepts to the project manager well in advance of internal deadlines, to obtain early feedback, make efficient use of resources, and ensure we're on the same track.

Strategic and effective public and stakeholder engagement.

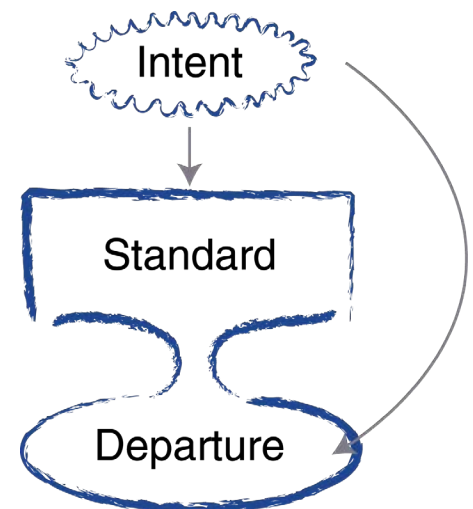
This will involve two tracks: One to involve the broader community and include the North Monroe Business District group, other adjacent neighborhood councils, and neighborhood residents on both sides of the corridor to listen to concerns and objectives, communicate project progress, and provide feedback on concepts and draft materials. The second track involves the development community to make sure the zoning and design standards actually make sense and are realistic enough to entice new investment. The iRFQ emphasizes that such engagement will be remote, which both MAKERS and SCJ have become highly proficient at.

Simplifying the code to provide BOTH certainty and flexibility.

MAKERS has long crafted design provisions that maintain a balance of certainty and flexibility that suits each community. This includes clear minimum standards which offer a high level of predictability for all participants. We integrate flexibility by emphasizing a toolbox approach, where there are choices in how the applicant can meet the minimum standards. We craft the toolbox so the minimum can still meet community design objectives, while including choices that minimize cost and maximize options. Second, we often advocate for departures that provide an avenue to vary from key (not all) standards, provided they meet specified intent statements and other specific approval criteria. Whereas the existing design guidelines for Centers and Corridors have a variant of this approach with the provisions for Requirements (R), Presumptions (P), and Considerations, we feel that our simplified approach is both easier to use and more predictable.

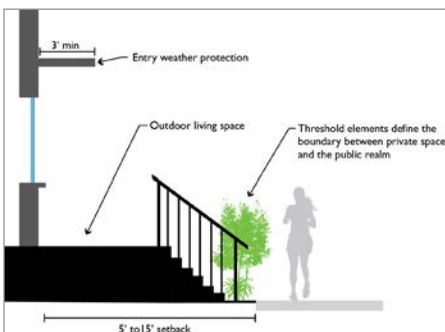


MAKERS started the Covington Downtown Form-Based Code project just as the COVID-19 pandemic hit, and to meet public health requirements we seamlessly transitioned to all-remote engagement for stakeholder interviews, surveys, and public meetings. Our first online workshop drew more than 60 attendees which exceeded staff's expectations, and results from the two live surveys were instrumental in setting the direction of the code.

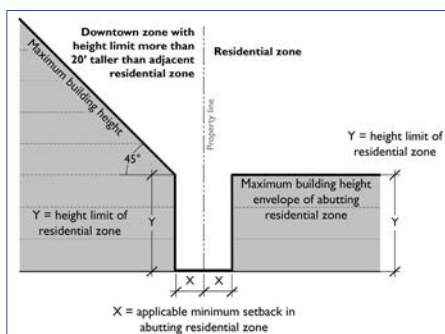




One of several MAKERS/Leland proforma's for Bozeman's North 7th Avenue corridor.



Example standards for ground level residential block frontages.



Example zone edge standards.

Calibrating the code with market realities AND design objectives.

LCG will conduct a financial analysis of development prospects that looks at how code or policy changes impact development prospects for a variety of development types along the Monroe Corridor. This work will involve market research and interviews with key stakeholders in the development community to understand the core barriers to development, identify potential solutions, and calibrate the analysis. LCG's analysis will show what development types are feasible under current conditions and what interventions might help improve development feasibility for other types. LCG collaborated with MAKERS and Bill Grimes (with Studio Cascade) on a similar effort for Bozeman's North 7th Avenue corridor (see Spotlight Bozeman on page 10).

Strengthening/updating the block frontage standards. MAKERS has long championed a relatively simple framework of block frontage standards to help shape development to reinforce desirable current forms and/or promote a transition towards a more pedestrian-friendly form over time. This approach recognizes that every block is different, and that some frontages warrant a very strict approach, while maximum flexibility is warranted on other blocks. Our auditing work for North Bank and the University District illustrated that significant changes in the current "complete streets" and design standard provisions were needed to meet new community form objectives for those areas. The design standards approach for North Monroe treats the whole corridor the same and the provisions for building location, parking location, and façade transparency all warrant review and refinement. Also, the design provisions for ground floor residential allowances along North Monroe Street and the approaches to the side street frontages should also be examined and discussed.

Addressing site and zone edges. Most of the North Monroe Street lots border RSF and RTF zones, which are largely characterized by detached single family homes and a height limit of 35 feet. Even if height limit increases aren't considered for the CC2 zone, zone edge treatments, particularly in this case where no alleys are present, are important for the health and stability of the neighborhood. MAKERS has cautiously crafted treatments that balanced privacy and minimized shade/shadow impacts from taller buildings with provisions that allow generous use of corridor lots for mid-rise construction. Most recently, MAKERS has crafted unique zone edge provisions that achieve this balance in Bozeman, Mountlake Terrace, and Bothell's Canyon Park.

Creating a regulatory framework that is both adaptable and adoptable.

Unless we are completely updating and replacing an existing code, we understand that we most often need to craft regulations that meet the community's land use and design objectives AND can successfully be integrated into the existing regulatory framework. With this "case study" arrangement, it will be essential for the new framework to be adaptable to the other Centers and Corridors, and adoptable from a functional and political standpoint. We've successfully accomplished such objectives in numerous projects, including the recent Mountlake Terrace Town Center Zoning & Design Guidelines (Chapters 19.50 and 19.123), Bothell's Canyon Park Subarea Regulations (Chapter 12.48), and for Wenatchee's housing code updates (Chapters 10.46, 10.47, and several other chapters.

Spotlight: Bozeman's Midtown Revitalization

Team members Bob Bengford and Bill Grimes, together with Leland Consulting, collaborated on a plan and implementing zoning and design provisions for Bozeman's North 7th Avenue corridor (Midtown). As the first phase of the city's unified development code update, the team conducted a multi-day design charrette to explore, craft, and present concept to revitalize this underutilized corridor, which functions at the northern gateway into the city. MAKERS and Leland collaborated on pro forma case studies of several small and large sites along the corridor to

determine feasibility of more pedestrian-oriented development types at a variety of scales appropriate to the corridor. The zoning changes and new code were adopted in 2018, and per frequent discussions with City staff, have proved to be very effective with significant development activity occurring both along the corridor and citywide.

MANAGEMENT PROPOSAL

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CONSULTANT TEAM MANAGMENT

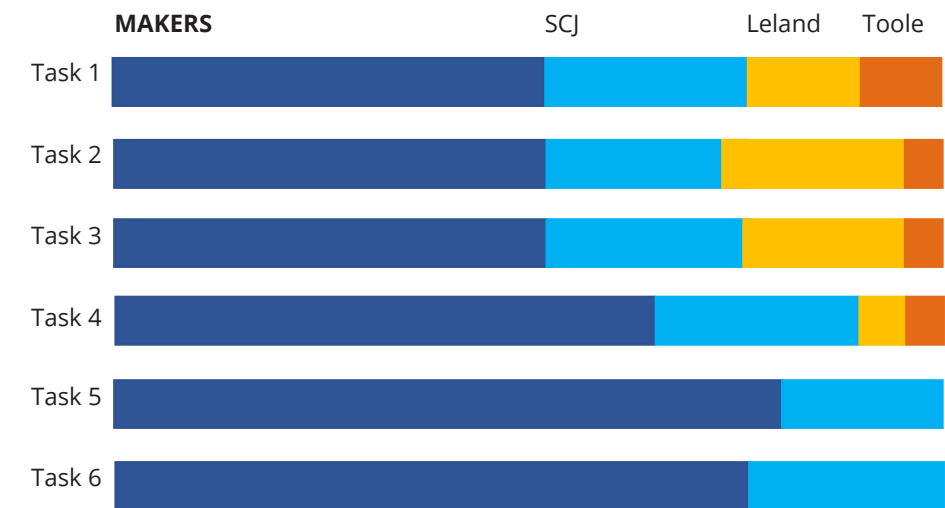
As the prime consultant, MAKERS will manage the project team, firm-level assignments and responsibilities, and allocation of project resources. The individual firms will be responsible for staff assignments and responsibilities within their firms. These duties and expectations will be communicated by regular project check-in meetings, emails, and phone/video calls.

Our firms and staff members have collaborated on similar projects many times, and therefore we are nimble and ready for curveballs. We will proactively respond to issues and scope changes by communicating directly with the City's project manager and identifying possible courses of action.

The consultant staff identified in the organization chart to the right and on the following pages will perform the assigned work, and any substitutions will undergo approval by the City.

LEVEL OF EFFORT

The chart below indicates the estimated level of effort by each firm in carrying out the six tasks identified in the iRFQ.



CITY OF SPOKANE

MAKERS

- Bob Bengford**
Partner in Charge
- Scott Bonjukian**
Lead Planner
- Yifan Xing**
Graphic Designer

SUBCONSULTANTS

SCJ ALLIANCE

- William Grimes**
TOD Lead
- Alicia Ayars**
Public Engagement
- Rachel Granrath**
Zoning Development

LELAND

- Brian Vanneman**
Real Estate Strategist
- Sam Brookham**
Lead Market Analyst

TOOLE DESIGN

- Amalia Leighton Cody**
Transportation Lead

PROJECT TEAM

MAKERS



STRATEGIC

MAKERS delivers client-specific solutions that address priorities and align with values.



PRACTICAL

MAKERS' actionable products concisely address functional, environmental, financial, and political conditions.



INNOVATIVE

MAKERS is known for our creative approach to facilitating collaborative processes and solving complex problems.

MAKERS architecture and urban design, LLP (MAKERS) is a planning and community design firm located in Seattle, Washington. We have assisted communities in making and implementing wise decisions about their futures since our founding in 1972. With a staff of 30 professionals, MAKERS offers a full range of planning and urban design expertise including community planning, street and public realm design, urban center planning, and design guideline development. Because of our broad experience, MAKERS excels at translating policy objectives into visions that can be implemented through development regulations, capital improvements, and public-private partnerships.

Our comprehensive plans, zoning regulations, and other products (including many award-winning projects) have been instrumental for numerous communities to achieve their livability, sustainability, economic development, and design objectives. Our plans and codes have proven their effectiveness, as we provide more than just a “pretty picture” and work directly with market experts and stakeholders to ensure our plans are both inspiring and realistic.

MAKERS is especially skilled at:

- Providing clarity around and building momentum and support for a community-based vision.
- Developing strategies for transformation based on current and future market conditions.
- Using urban design as a problem-solving tool.

We pride ourselves on bringing consensus to projects that involve many different stakeholders, both public and private. MAKERS is a Washington state certified women's business enterprise (WBE) and disadvantaged business enterprise (DBE).

BOB BENGFORD, AICP

As partner-in-charge and project manager, Bob will have prime responsibility and authority for the work of the entire consultant team. He's become intimately familiar with Spokane's physical, planning, and regulatory context with his recent work in the North Bank and University District.

He is passionate about helping communities craft plans, zoning, and design provisions that implement their land use and community design goals and objectives. Bob manages a variety of complex projects including comprehensive plans, community design guidelines and development regulations, downtown urban design plans, neighborhood plans, and joint land use studies.

Bob has become a national expert in crafting regulations and design provisions to meet community objectives, completing over 65 regulatory/design guideline projects with MAKERS. This includes the full spectrum of community and development types, including dense urban downtowns, historic communities, auto-oriented commercial corridors, established neighborhoods, and rural communities.

Bob's background as a planner for several cities and counties, including Bonner County, Idaho (1995-1997), has provided him with a solid foundation and understanding of how development regulations work (and often don't work). This experience has been helpful in collaborating with staff, public officials, the development community, and community members in identifying critical issues, brainstorming solutions, illustrating the benefits and drawbacks of various options, and ultimately crafting user-friendly documents that help communities achieve their design and development goals.

Bob has led multiple conference sessions on many types of regulatory issues and is a frequent contributor to the Municipal Research Service Center's Insight Blog ([click here](#)). Bob also chairs Washington APA's Community Planning Assistance Team program ([click here](#)), and helped initiate and leads Washington APA's Great Places Program.



Title: Partner

Duty: Project Manager

Current Availability: 25%

Spokane Project Availability: 20%



Bob working in Waxhaw, North Carolina on a unified code development update in collaboration with Bill Grimes.



SCOTT BONJUKIAN, AICP

Scott is an urban designer committed to helping communities solve complex and interconnected problems, including housing affordability, climate change adaptation, and multimodal mobility. With a background in architecture and public sector planning, he brings a deep toolbox and open mind to every MAKERS project.

His key role in this project will include code analysis, draft development, and project management. Scott specializes in site plan concepts and review, online public engagement, and technical topics such as parking and lighting. Recent work with Bob has included design standards and development regulations for the communities of Anacortes, Covington, Issaquah, Port Orchard, Wenatchee, Carnation, and Mountlake Terrace.

Scott has presented at several local, state, and national conferences on a variety of planning topics, including updates to the Washington State Environmental Policy Act. Prior to MAKERS, Scott worked at the City of Port Orchard on comprehensive planning and downtown zoning updates.

Title: Associate 2 - Planner/Urban Designer

Duty: Urban Designer

Current Availability: 35%

Spokane Project Availability: 20%



YIFAN XING, LEED AP, WELL AP, SITES AP

Yifan is an urban designer with an interdisciplinary background in architecture and urban design, and has practiced as an architectural designer and urban designer for architecture and urban planning firms such as GMP, CADG, HKS and SWA. On the Spokane project Yifan will assist with developing a consistent graphic style and project branding, site development case studies, and new visualizations and 3D graphics.

Title: Urban Designer

Duty: Graphic Designer

Current Availability: 25%

Spokane Project Availability: 15%



Yifan has been leading the visualizations for the Renton Transit-Oriented Development Subarea Plan



SCJ ALLIANCE

SCJ Alliance (SCJ) is a multi-disciplinary consultancy based in the Pacific Northwest. With more than 130 employees—planners, landscape architects, civil engineers, transportation designers, environmental experts, and information technology specialists—we offer a wide and deep inventory of talented personnel. We are dedicated to working collaboratively with our clients to uncover creative approaches to planning strategy, community engagement, and design opportunities. Our staff is diverse, and the single common element among us is our personal commitment to finding creative, customized, compelling, and achievable solutions. We successfully build rapport at the outset by listening deeply to our client communities and approach each assignment with open minds, authentic curiosity, and talent. We've carefully selected our team for this project based on skill, related experience, and, most of all, passion for what we'll do.

SCJ knows that the challenges facing local government are increasingly complex and interconnected, and complicated by limited resources and time. Our strength is in not only our recognition of these issues, but in our first-hand experience working as staff in small and mid-sized cities throughout the region. We have broad expertise in the preparation of land use regulations and code updates, and seek innovative but practical answers to development proposals. We are committed to partnering with you, anticipating your needs, and achieving your community objectives.

SCJ is proud to be a 100% employee-owned corporation registered in the State of Washington.

WILLIAM GRIMES, AICP

Bill has more than 30 years of planning, design, and public engagement experience, working on transportation plans and projects, zoning, critical areas ordinances, regional design frameworks, and development master plans. Some of his more notable projects have involved neighborhood, district, and downtown master plans, plans for private development and innovative implementation measures such as tax-increment financing, transfer of development rights programs, and public transportation benefit areas. Throughout his career, Bill has committed to transparent process, active and informed community dialogue, and application of creative, pragmatic, and effective design strategies that consider multiple perspectives and priorities.



Title: Principal

Duty: TOD Lead

Current Availability: 15%

Spokane Project Availability: 15%



ALICIA AYARS

Public engagement is about connecting people to the things that matter most to them about a place. Alicia brings an enthusiasm for connecting and engaging people on projects and topics they care most about.

Alicia has worked with a variety of communities in Central and Eastern Washington leading long-range planning projects like Comprehensive Plans, environmental and development code updates, and downtown subarea and revitalization plans. She also has experience with policy development and action planning. Alicia began her career in the public sector developing skills in community engagement, customer service, budget management, and served as project manager for many city initiatives. Planning processes facilitated by Alicia will draw on the power of collaboration and community. With a desire to provide engaging and quality work, Alicia values planning that positively impacts people and their community.

Title: Strategic Advancement Manager

Duty: Public Engagement and Policy Development

Current Availability: 30%

Spokane Project Availability: 30%



RACHEL GRANRATH, AICP

Rachel is a strong believer in placemaking and assisting clients to realize their potential and vision through the public planning process. She specializes in facilitating and managing complex groups and interests to achieve a comprehensive planning effort. Her skills include development and plan review, downtown planning, economic development, community engagement, long-range planning, redevelopment and infill, grant writing, and floodplain management.

Title: Senior Planner

Duty: Zoning Development

Current Availability: 10%

Spokane Project Availability: 10%

Drawing from her experience in rural and urban communities, she excels in developing strategies, visual tools, urban design, and guiding a community from start to finish through an inclusive planning process. She takes great pride in her work and always strives to meet the needs and goals of the community.

LELAND CONSULTING GROUP



Leland Consulting Group (LCG)

is a team of strategic advisors providing expertise in market and financial analysis; the land use aspects of corridor and transit planning; economic development; public-private partnerships; and other areas. During 30+ years in business, LCG has helped to plan and implement progressive development throughout the Pacific Northwest, recognizing that special and economically vibrant places result not just from one factor, but from the combination of quality design, supportive markets, developer capacity, and financial strength. We balance rigorous analysis with candid advice to deliver strategies that our public and private clients use to enhance their communities and create lasting value.

BRIAN VANNEMAN

Brian Vanneman is a real estate development advisor and urban planner who works with public agencies and private developers to create great urban places. Brian's passion is for mixed-use destinations that blend adaptive reuse with ground-up development, missing middle housing communities, and transit-oriented development—places where people can meet, work, recreate, and thrive. In support of these and other projects, Brian assists public agencies and private developers to envision new uses for underutilized property, conduct market and financial analysis, build partnerships among diverse parties, and take action that makes better places possible.



Title: Principal

Duty: Real Estate Development Strategist

Current Availability: 20%

Spokane Project Availability: 25%

SAM BROOKHAM

Sam Brookham is an innovative and technically astute urban planner, real estate strategist, and project manager with a passion for sustainability. He believes in taking a holistic and equitable approach to planning and economic development by pursuing vision-driven economic objectives that are based on tailored, quantitative, market-based analysis and targeted engagement. At Leland Consulting Group, Sam conducts economic, market, and fiscal analyses and develops strategies that enable clients to make informed decisions about public investments in land use, transportation, and economic development projects.



Title: Associate

Duty: Lead Market Analyst

Current Availability: 20%

Spokane Project Availability: 35%



TOOLE DESIGN

Jennifer Toole founded Toole Design in 2003 with a mission to create dynamic communities where walking, biking, and using transit are possible for people of all ages and abilities. Since then, she has assembled a talented group of planners, engineers, urban designers, and landscape architects who share her passion for producing the highest quality work as well as her commitment to improving community health and quality of life. Founded in Maryland, the company now has 18 offices and over 200 employees across the country.

At Toole Design, we know that access to transit service is a foundational component of a safe, sustainable transportation system. Our staff have conducted extensive studies on the multimodal issues common to many U.S. transit corridors, such as bicycle and pedestrian crossings at transit corridors, bicycle, and pedestrian access to transit (including first-/last-mile access and bicycle parking), the integration of transit and bike corridors (including shared bike/bus lanes), bicycle parking volume and design, wayfinding for station access, and bus stop location and design. We have assisted in the planning of new BRT systems to ensure that bicycle and pedestrian access and circulation are incorporated from the outset (and in turn leveraged as crucial tools for reaching ridership goals); we have experience co-locating bikeshare with transit; and we have developed innovative designs for separated bike lanes and transit stops.



AMALIA LEIGHTON CODY, PE, AICP

Amalia is a civil engineer and planner who brings significant experience in planning and designing infrastructure projects in Washington State. Amalia has partnered with municipal agencies and their stakeholders to manage transportation and parks projects that emphasize mobility, social equity, and community enhancement. Amalia brings extensive experience working on Comprehensive Plans, Subarea Plans, Corridor Studies, and Station Area Plans. Her expertise lies at the nexus of land use and transportation and utility infrastructure needs for various development scenarios. Amalia understands the importance of the interface between the adjacent buildings and the public rights-of-way.

Title: Seattle Office Director

Duty: Transportation and
Infrastructure Lead

Current Availability: 25%

Spokane Project Availability: 25%

PROJECT EXPERIENCE

MARYSVILLE DOWNTOWN MASTER PLAN

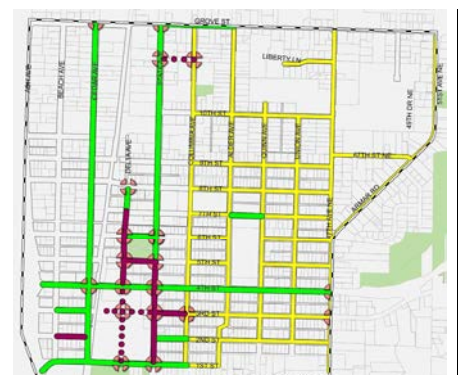
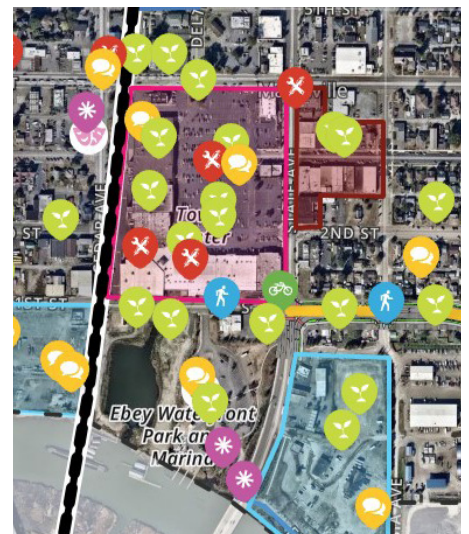
MAKERS was hired in 2020 by the City of Marysville to update its Downtown Master Plan (originally developed by MAKERS in 2009) and implement new zoning and design regulations. The new plan and code, adopted unanimously by City Council in September 2021, build on the successful implementation of infrastructure projects recommended in the original plan, including a new City Hall/civic center complex in the heart of downtown, improvements in an adjacent park to create a town center open space, stormwater and street improvements, creation of a new waterfront park, and a road bypass to reduce congestion caused by railroad traffic.

The updated plan and implementing “form-based” code effectively reinforces existing assets, targets near term objectives, and allows for gradual, long-term changes that will create a more livable and economically resilient downtown at Marysville’s heart. The code was crafted as a consolidated chapter in the zoning code and includes:

- Refined zoning map with all new districts, integrating former single family districts now referred to as “Middle Housing 1 and 2”
- Simplified use and density/dimensional provisions crafted to implement the plan
- Strategic reductions in minimum parking requirements
- Through-block connection standards and design options that apply to key locations
- Enhanced block frontage standards that reinforce core storefront blocks and integrate strategic flexibility
- Updated site planning standards that address side/rear yard design treatment, usable internal open space, service elements, and site lighting
- Updated building design standards that include clear provisions for building articulation/massing, detailing, and materials

Contract Period:
2020-2021

Contact:
Chris Holland
Planning Manager
360-363-8207
cholland@marysvillewa.gov



MOUNTLAKE TERRACE SUBAREA PLAN AND TOWN CENTER ZONING AND DESIGN STANDARDS

Anticipating a light rail station by 2023 and a new government campus in its Town Center, Mountlake Terrace hired MAKERS to help formulate a subarea plan and development regulations to encourage modern, mixed-use development. The area is currently characterized by post-war single-family lots and sparse commercial activity, but the community was open to change to accommodate its share of growth and to leverage incoming high-capacity transit connections.

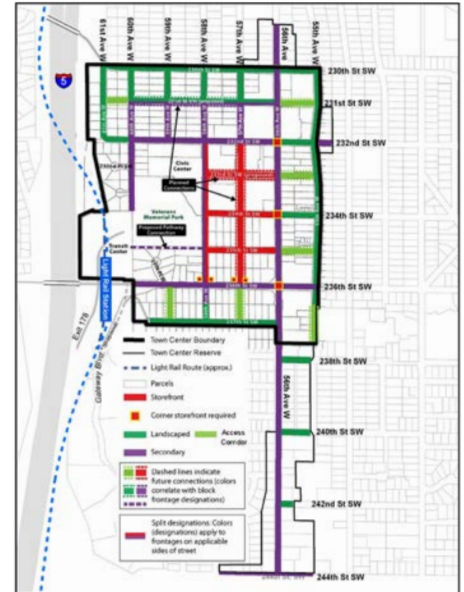
Working with City staff, other consultant team members, steering committee members, public officials, and community members, MAKERS helped refine the Town Center's vision statement, craft goals and policies, simplified zoning provisions, and new form-based design standards.

The previous Town Center planning area had six zones and multiple sub-zones for building types and heights, and challenging upper-level building setbacks. This complex setup effectively discouraged development. Under the new code, the Town Center is consolidated into three zones, including a minimum height of four-stories and a maximum height of 12-stories. Other key elements of the new zoning and design standards:

- New street and pathway extensions to break up large blocks
- Updated streetscape design standards for various street types
- Block frontage designations and standards to create a centralized "main street" and reinforce the desired form of street frontages
- Site and building design standards to enhance the character and livability of new developments consistent with the Town Center vision.

Contract Period:
2018-2019

Contact:
Stephen Clifton
Assistant City Manager
(425) 744-6209
sclifton@ci.mlt.wa.us



Contract Period:

2015-2018

Contact:

Heather Trautman
Principal Planner
(509) 244-2552
htrautman@cawh.org



AIRWAY HEIGHTS PLANNING SUITE

SCJ has worked for the City of Airway Heights on multiple projects, (2016 - present) including a US 2 corridor plan, a comprehensive plan update, and a public art strategy. Another of our projects is the Industrial Subarea Plan which looked at a comprehensive industrial development strategy, master planning more than four square miles of industrial land to accommodate a wide variety of aviation-related and manufacturing uses. The project also included a full infrastructure analysis, preparing an infrastructure phasing plan and long-range capital projects budget to bring the area online in development phases. Working with a number of agency partners, SCJ completed the project within budget and in time to inform budgeting decisions for the City, Spokane Airport, the City of Spokane, and the Washington Department of Transportation (WSDOT).

Contract Period:

2019-2021

Contact:

Mike Frizzell
Public Works Director
(509) 935-8311
mfrizzell@cityofchewelah.com



CHEWELAH DOWNTOWN AND HOUSING SUBAREA PLAN

The Downtown & Housing Subarea Plan was identified as a community priority and area of study after completing the City's Comprehensive Plan Update. The implementation of the project was realized when the city was awarded state housing grant funding from E2SHB 1923.

The study was focused on two primary areas. The first was the downtown area on Main Street and Park Street. The downtown portion of the plan analyzed land use trends, studied the differences between the main street district and the highway corridor development, and produced code provisions for the downtown overlay zone. Zoning overlay provisions improved parking, enhancements for future downtown development, identified pedestrian amenities and improvements, and connected the Chewelah Walking Trail to downtown. The second area of study was residential development in the downtown and the medium-density residential zoning district surrounding the downtown within the subarea boundaries.

The plan resulted in an action strategy that included new code provisions for the downtown and housing, alignment of the Chewelah Walking Trail, improving the Civic Center as the city hub, and a transition space from the residential areas to the downtown main street.

RESUMES

The image features a large, solid blue horizontal band across the middle. Below this band are four thin, parallel horizontal stripes in light blue, white, orange, and red, stacked from top to bottom.



Bob Bengford AICP

PARTNER

Bob Bengford is a certified planner with over 25 years of planning and urban design experience including work in several states. Bob has become a national leader in crafting form-based zoning and design provisions to meet community objectives, completing over 65-such projects at MAKERS. This includes a full spectrum of community and development types, from dense urban downtowns, historic neighborhoods, diverse communities, post-war commercial/industrial centers, and auto-oriented commercial corridors. Bob has been collaborating with communities on such projects long enough to see a range of developments occur under his codes. These results have offered great lessons in techniques that work, and in design review where adjustments can be made. His experience, enthusiasm, and communication skills have been instrumental in resolving conflicts and achieving consensus on design solutions in a wide variety of contexts.

EXPERIENCE

MAKERS, 24 years
Other, 4 years

EDUCATION

Bachelor of Science,
City and Regional Planning,
Cal Poly San Luis Obispo,
1992

PROFESSIONAL

American Institute of
Certified Planners (AICP),
1999

Commercial Real Estate
Certificate, University of
Washington Extension, 2004

Community Planning
Assistance Team Chair,
Washington APA,
2014-Present

Great Places Program
Founder/Committee Member,
Washington APA,
2017-Present

DESIGN GUIDELINES + DEVELOPMENT REGULATIONS

- » Marysville Downtown Form-Based Code, Marysville, WA
- » University District Code Updates, Spokane, WA
- » Mountlake Terrace Town Center Code, Mountlake Terrace, WA
- » Ridgefield Housing Code and Design Standards, Ridgefield, WA
- » Covington Downtown Form-Based Code, Covington, WA
- » Canyon Park Subarea Code and Design Standards, Bothell, WA
- » Wenatchee Sign Code, Wenatchee, WA
- » Freeland Form-Based Code, Island County, WA
- » Tukwila South Multifamily Design Guidelines, Tukwila, WA
- » Anacortes Unified Development Code, Anacortes, WA
- » Downtown Woodinville Illustrated Guide, Woodinville, WA
- » Carnation High Density Housing Regulations, Carnation, WA
- » Wenatchee Housing Code, Wenatchee, WA
- » Mt Vernon Design Standards, Mt Vernon, WA
- » Blaine Downtown Design Standards, Blaine, WA
- » Mercer Island Town Center Regulations, Mercer Island, WA
- » Tacoma Design Review Project, Tacoma, WA
- » Ellensburg Citywide Code Update and Energy Efficiency Strategy, Ellensburg, WA
- » Lacey Sign Code, Lacey, WA
- » Bozeman Unified Development Code, Bozeman, MT

COMMUNITY PLANNING

- » Housing Action Plan and Housing Element Guidebooks, Washington State Department of Commerce
- » Housing Action Plans - Federal Way, Seatac, and Puyallup, WA
- » Moses Lake Comprehensive Plan, Moses Lake, WA
- » Coconino Joint Land Use Study, Coconino County, AZ
- » Naval Base Kitsap/Naval Magazine Indian Island Joint Land Use Study, Kitsap County, WA
- » SUBASE New London Joint Land Use Study, New London, CT
- » Anacortes Comprehensive Plan, Anacortes, WA
- » Woodinville Comprehensive Plan, Woodinville, WA
- » Sammamish Town Center Plan, Sammamish, WA



Scott Bonjukian AICP

ASSOCIATE 1 - PLANNER / URBAN DESIGNER

With an education in both architecture and urban planning, Scott is uniquely suited to work on a wide range of comprehensive planning and urban design projects in all types of communities. Prior to MAKERS he worked in the public sector contributing to land use and transportation planning. He is familiar with best sustainability practices and helps clients prepare for 21st century challenges and opportunities. Scott supports MAKERS' urban design and facility planning projects with stakeholder engagement and public outreach, GIS mapping, policy research, site planning, and writing and editing.

EXPERIENCE

MAKERS, 5 years
Other, 3 years

EDUCATION

Master of Urban
Planning, Urban Design
Specialization, University of
Washington, 2015

B.S. in Architectural
Studies, Washington State
University, 2013

PROFESSIONAL

American Institute of
Certified Planners, 2019,
#31497

City of Port Orchard
Design Review Board

FAA Part 107
Remote Pilot Certificate

URBAN DESIGN AND DEVELOPMENT REGULATIONS

- » Downtown Form-Based Code, Covington, WA
- » Housing Code Updates, Ridgefield, WA
- » Tukwila South Residential Design Guidelines, Segale Properties, Tukwila, WA
- » Ruby Creek Neighborhood Planning Assistance, Port Orchard, WA
- » View Sensitive Overlay Analysis, Tacoma, WA
- » Wenatchee Sign Code, Wenatchee, WA
- » Interbay Public Development Advisory Committee (National Guard relocation), Seattle, WA
- » Development Regulations Update, Issaquah, WA
- » Development Regulations Update, Anacortes, WA
- » Town Center Subarea Plan, Mountlake Terrace, WA
- » High Density Development Regulations, Carnation, WA
- » Commercial and Multifamily Design Standards, Port Orchard, WA

FACILITY PLANS

- » Port of Toledo Strategic Business Plan & Capital Investment Plan, Toledo, OR
- » Maintenance and Operations Center Master Plan, Redmond, WA
- » Facilities Strategic Management Plan, Redmond, WA
- » NOAA Fisheries Miami Lab Replacement Feasibility Study, Miami, FL

COMMUNITY PLANNING

- » Joint Base Lewis-McChord Military Influence Area Overlay and Lighting Study, Lakewood, WA
- » Housing Affordability and Livability Agenda Public Engagement, Seattle, WA
- » 2016 Comprehensive Plan, Port Orchard, WA (prior to MAKERS)

PUBLICATIONS AND PRESENTATIONS

- » "Parking Pushups: Reform for Right-Size Parking", Planning Association of Washington (2019)
- » "SEPA: Effects on Sustainable Growth", Washington Planning Conference (2019)
- » "Planning with Grassroots Media", National Planning Conference (2015)

VOLUNTEER WORK

- » Co-Chair, Community Campaign to Lid Interstate 5 (nonprofit), Seattle, WA
- » Member, Freeway Park Capital Improvements Advisory Board, Seattle, WA



Yifan Xing

LEED AP, WELL AP, SITES AP

URBAN DESIGNER

Yifan is an urban designer who excels in environmental research and design within built environments. He has an interdisciplinary background in architecture and urban design, and has practiced as an architectural designer and urban designer for architecture and urban planning firms such as GMP, CADG, HKS and SWA, where he contributed in design and research on sustainable community development, urban waterfront revitalization, hazard mitigation planning, and post-industrial facilities renovation. He has specific interest and professional insights in urban design projects within waterfront areas.

EXPERIENCE

MAKERS, 1 year
Other, 2 years

EDUCATION

Master of Urban Design,
University of Texas at
Austin, Austin, TX, 2020

Master of Architecture,
Southeast University,
Nanjing, Jiangsu, China,
2018

Bachelor of Architecture,
China University of Mining
and Technology, Xuzhou,
Jiangsu, China, 2015

PROFESSIONAL

LEED Accredited
Professional

WELL Accredited
Professional

SITES Accredited
Professional

URBAN DESIGN AND PLANNING

- » Rainier/Grady Junction Subarea Plan, Renton, WA, USA
- » LA County - Los Padrinos Master Plan, Downey, CA, USA
- » Municipal Operations Sites Master Plan, Tempe, AZ, USA
- » Ambaum Corridor and Boulevard Park Planning and Land Use Study, Burien, WA, USA
- » Downtown Houston Warehouse District Revitalization Plan, Houston, TX, USA (prior to MAKERS)
- » Ecological Restoration and Renovation Plan for Samuell Farm, Dallas, TX, USA (prior to MAKERS)
- » East Archipelago_ Future Development Strategy for East Austin Expansion, Austin, TX, USA (prior to MAKERS)
- » Revitalization Strategies_Policies and Processes for Transformation in the Saint John Neighborhood, Austin, TX, USA (prior to MAKERS)
- » 5000 Feddan New Cairo Capital Garden Masterplan, Cairo, Egypt (prior to MAKERS)
- » Urban Renewal in Beijing Wangfujing Avenue, Beijing, China (prior to MAKERS)

ARCHITECTURE

- » Edgewater Creek Bridge Replacement Project, Everett, WA
- » Deutsches Hafenmuseum, Hamburg, Germany (prior to MAKERS)
- » Pukou Police College Planning and Architecture Design, Nanjing, China (prior to MAKERS)
- » Zhonghe Headquarters Office Design, Shanghai, China (prior to MAKERS)
- » Luzhou Culture Center Planning and Architecture Design, Luzhou, China (prior to MAKERS)
- » new College Center Planning and Architecture Design in Xi'an Jiaotong University, Xi'an, China (prior to MAKERS)
- » Pukou Youth Creative Center Headquarters Office Design, Nanjing, China (prior to MAKERS)
- » Mingfa Medical Center Planning and Architecture Design, Nanjing, China (prior to MAKERS)
- » Liuhe Culture Center Planning and Architecture Design, Nanjing, China (prior to MAKERS)



William Grimes, AICP

Principal-in-Charge/TOD lead

Bill has more than 30 years of planning, design, and public engagement experience, working on transportation plans and projects, zoning, critical areas ordinances, regional design frameworks, and development master plans. Some of his more notable projects have involved neighborhood, district, and downtown master plans, plans for private development and innovative implementation measures such as tax-increment financing, transfer of development rights programs, and public transportation benefit areas. Throughout his career, Bill has committed to transparent process, active and informed community dialogue, and application of creative, pragmatic, and effective design strategies that consider multiple perspectives and priorities.

Education

MURP, Urban and Regional Planning, California State Polytechnic University-Pomona

BS, Administrative Studies, University of California-Riverside

Licenses/Registrations

American Institute of Certified Planners #8848

Memberships

American Planning Association (APA)

Experience

30 years

Current Availability

15%

Availability for this project

15%

Relevant Experience

♦ Lincoln Heights District Center Plan – Spokane, WA

Bill led meeting facilitation, team coordination and development of the plan supporting long-term growth and transformation of the Lincoln Heights District Center. Recommendations included land use, urban design, streetscape, transit and other implementation strategies. The plan identified specific strategies in response to neighborhood hopes and developer objectives, outlining incremental actions to facilitate reinvestment and enhance non-motorized transportation opportunities.

♦ Depot District Subarea Plan – Lacey, WA

Bill led the subarea plan process to shape and facilitate development in Lacey's historic core. A multi-day studio was the focus of this process, located in the heart of the study area and open to participants of all backgrounds and interests. The team developed land use scenarios, tested them with community participants and developed a series of development and transportation system concepts during the studio's run. The preferred land use scenario emerging from the studio became the basis for the plan, generating a series of economic strategic recommendations and setting the stage for new development to occur.

♦ Port Angeles Downtown Waterfront Redevelopment – Port Angeles, WA

Bill, as Principal in Charge/Project Manager, led community visioning, design, and construction phases of this project, taking it from an abstract concept based on community conversation to a brand-new downtown waterfront and community beach in the span of four years. The project unified the community in a new direction for its downtown waterfront and ferry landing, interweaving the Olympic Discovery Trail, a comprehensive wayfinding project and a restored community beach into a new civic landscape.

♦ Manhattan Village Subarea Plan and Transfer of Developments Rights Program – Normandy Park, WA

Under a grant from the US Department of Ecology and the State, Bill led the reinvention of the Manhattan Village shopping center and vicinity into a receiving area for King County's transfer of development rights program. The project included economic modeling to assess "willingness to pay" and the translation of that model into a physical development master plan that ultimately won community support. The City then hired Bill to prepare updates to its comprehensive plan, development regulations and design guidelines to implement the project, and resolve other issues the community was facing.

William Grimes, AICP

Principal-in-Charge/TOD lead

Projects with MAKERS, Leland Consulting Group, or Toole

- ♦ Growth Policy Update – Helena, MT (**MAKERS**)
- ♦ North 7th Avenue Corridor Plan/Zoning Update – Bozeman, MT (**MAKERS/Leland**)
- ♦ Unified Development Ordinance Update and Implementation Strategy – Waxhaw, NC (**MAKERS**)
- ♦ Comprehensive Plan & Zoning Ordinance – Post Falls, ID (**MAKERS**)
- ♦ Lincoln Heights District Center Plan – Spokane, WA (**Leland**)
- ♦ Manhattan Village Subarea Plan and TDR program – Normandy Park, WA (**Leland**)
- ♦ Depot District Subarea Plan – Lacey, WA (**Leland/Toole**)
- ♦ Industrial subarea plan – Airway Heights, WA (**Leland**)
- ♦ Arch Bridge/Bolton neighborhood plan – West Linn, OR (**Leland**)

Additional Project Experience

- ♦ SRTC, North Division Corridor Plan – Spokane, WA
- ♦ Downtown Renaissance Plan Update – Fayetteville, NC
- ♦ Airway Heights Downtown Plan – Airway Heights, WA
- ♦ Chewelah Downtown Plan – Chewelah, WA
- ♦ Newcastle Downtown Plan – Newcastle, WA
- ♦ East Billings Urban Renewal Plan – Billings, MT
- ♦ North Foothills Redevelopment Plan – Spokane, WA
- ♦ Downtown Plan – Council Bluffs, IA



Education

BA, Urban and Regional Planning,
Eastern Washington University

Memberships

American Planning Association
(APA)

Experience

8 years

Current Availability

30%

Availability for this project

30%

Alicia Ayars

Public Engagement and Policy Development

Public engagement is about connecting people to the things that matter most to them about a place. Alicia brings an enthusiasm for connecting and engaging people on projects and topics they care most about.

Alicia has worked with a variety of communities in Central and Eastern Washington leading long-range planning projects like Comprehensive Plans, environmental and development code updates, and downtown subarea and revitalization plans. She also has experience with policy development and action planning. Alicia began her career in the public sector developing skills in community engagement, customer service, budget management, and served as project manager for many city initiatives. Planning processes facilitated by Alicia will draw on the power of collaboration and community. With a desire to provide engaging and quality work, Alicia values planning that positively impacts people and their community.

Relevant Experience

- ◆ **Industrial Subarea Plan – Airway Heights, WA**

Alicia served as project manager for the Industrial Subarea (ISA) Plan for the City of Airway Heights. The city was awarded funding from the Community Economic Revitalization Board (CERB) to conduct the ISA Plan and feasibility study which analyzed approximately 300 acres of industrial lands on the south end of the city. Alicia provided public engagement, policy development, and addressed land use and public infrastructure within the subarea boundary. .

- ◆ **Downtown and Housing Subarea Plan – Chewelah, WA**

Alicia serves as the current and long-range planner for the City of Chewelah, managing all incoming permit review as well as their large planning studies. The Downtown and Housing Subarea Plan was identified as a community priority and area of study after completing the City's Comprehensive Plan Update. Alicia managed the grant funding, created and implemented the public engagement strategy, and led the project from start to finish. The plan resulted in an action strategy that included new code provisions for the downtown and housing, alignment of the Chewelah Walking Trail, improving the Civic Center as the city hub, and transition space from the residential areas to the downtown main street

Additional Project Experience

- ◆ Regional Transportation Plan – Tri-County Economic Development District, WA
- ◆ Central Business District Plan – Airway Heights, WA
- ◆ Public Art Plan – Airway Heights, WA
- ◆ On-Call, Critical Areas, Zoning, and Comprehensive Planning Services – Chewelah, WA
- ◆ On-Call Planning Services – Quincy, WA
- ◆ On-Call Planning Services – Moses Lake, WA
- ◆ On-Call Planning Services – Ritzville, WA
- ◆ Critical Areas Ordinance – Ritzville, WA
- ◆ Development Code Update – Millwood, WA
- ◆ Grant Administrator – Airway Heights and Chewelah, WA
- ◆ Mayor's Housing Quality Task Force – Spokane, WA



Education

MA, Urban and Regional Planning,
Eastern Washington University

BS, Architecture, Roger Williams
University

Licenses/Registrations

American Institute of Certified
Planners #33291

Memberships

American Planning Association
(APA)

Experience

12 years

Current Availability

10%

Availability for this project

10%

Rachel Granrath, AICP

Zoning Development

Rachel is a strong believer in placemaking and assisting clients to realize their potential and vision through the public planning process. She specializes in facilitating and managing complex groups and interests to achieve a comprehensive planning effort. Her skills include development and plan review, downtown planning, economic development, community engagement, long-range planning, redevelopment and infill, grant writing, and floodplain management. Drawing from her experience in rural and urban communities, she excels in developing strategies, visual tools, urban design, and guiding a community from start to finish through an inclusive planning process. She takes great pride in her work and always strives to meet the needs and goals of the community..

Relevant Experience

- ♦ **Zoning, Subdivision, Building, and Stormwater Code Amendment – Cherry Hills Village, CO**

The City adopted a Code Modernization project to amend and streamline the Zoning, Subdivision, Building, and Stormwater Codes which Rachel managed during her time at the City. Her role included working with consultants facilitating meetings, subcommittee discussions and input, and presenting to Planning and Zoning Commission and City Council.

- ♦ **Downtown Revitalization Strategic Plan – Airway Heights, WA**

This planning effort focused on downtown revitalization to establish a strong economic center as well as provide housing options, particularly in the downtown area. Rachel managed virtual outreach and engagement due to COVID- 19 measures which included virtual workshops, a visual preference survey, stakeholder interviews, two-day virtual studio, and online engagement materials. The final plan provides a clear community vision, priorities, and implementation actions.

- ♦ **Elizabeth Downtown Strategic Plan 2015 – Elizabeth, CO**

The Downtown Strategic Plan was a planning update to the Department of Local Affairs (DOLA) Main Street study. As the Town's Community Development Director, Rachel oversaw the public outreach, public input, visioning, and development of the Downtown Strategic Plan. The Plan was adopted in 2015 and secured Elizabeth's placement as a Candidate of the Colorado Main Street Program.

Additional Project Experience

- ♦ Zoning Code Amendment and Planned Development – Quincy, WA
- ♦ Development Regulations Update – Medical Lake, WA
- ♦ Airway Heights Commercial Zoning Amendment – Airway Heights, WA
- ♦ Comprehensive Plan, Development Regulations and Critical Areas Ordinance Update – Newport, WA
- ♦ Comprehensive Plan and Critical Areas Ordinance – Chewelah, WA
- ♦ Community Revitalization Plan – Bridgeport, WA
- ♦ On-Call Planning – Development & Permit Review – Moses Lake, WA
- ♦ On-Call Planning – Development & Permit Review – Medical Lake, WA
- ♦ On-Call Planning – Development & Permit Review – Cle Elum, WA



BRIAN VANNEMAN

Brian Vanneman is a real estate development advisor and urban planner who works with public agencies and private developers to create great urban places. Brian's passion is for mixed-use destinations that blend adaptive reuse with ground-up development, missing middle housing communities, and transit-oriented development—places where people can meet, work, recreate, and thrive. In support of these and other projects, Brian assists public agencies and private developers to envision new uses for underutilized property, conduct market and financial analysis, build partnerships among diverse parties, and take action that makes better places possible.

Education

- Master of Urban and Regional Planning, Graduate Certificate of Real Estate Development, Portland State University
- Bachelor of Arts, History and Journalism, University of Oregon, Clark Honors College

Presentations and Public Speaking Experience

- Oregon Economic Development Association Conference
- American Council of Engineering Companies (ACEC)
- Urbanism Next Conference
- Association of Washington Cities Conference
- Rail~Volution Conference
- Urban planning and architecture classes, Portland State University and University of Oregon

Professional Memberships

- Urban Land Institute (ULI) and ULI NEXT
- Urbanism Next, National Conference Steering Committee
- The Street Trust, Portland, Oregon

Representative Project Experience

- Lincoln Heights Neighborhood – District Center Plan, Spokane, WA
- Regional Growth Area Subarea Plan, University Place, WA
- Real Estate Asset Management Advisory Services, Spokane, WA
- Regional Transportation Vision, Spokane, WA
- Schoolhouse District Development Strategy, Woodinville, WA
- Development Advisory Services, Post Falls, ID
- Waterfront Master Plan and Development Strategy, Port of Vancouver, WA
- Martin Way Corridor Study, Lacey, WA
- Mill Creek Boulevard Subarea Plan, Mill Creek, WA
- Affordable Housing Development Advisory Services, Hood River, OR
- Midtown Corridor Strategy, Bozeman, MT
- Main Avenue Redesign Project, Twin Falls, ID
- Transit Center TOD Study, Wilsonville, OR
- Bellevue-Wilburton Grand Connection Study, Bellevue, WA
- Affordable Housing Incentives Analysis, Boise, ID
- Riverfront Master Plan and Preliminary Development Strategy, Eugene, OR



SAM BROOKHAM

Sam Brookham is an innovative and technically astute urban planner, real estate strategist, and project manager with a passion for sustainability. He believes in taking a holistic and equitable approach to planning and economic development by pursuing vision-driven economic objectives that are based on tailored, quantitative, market-based analysis and targeted engagement. At Leland Consulting Group, Sam conducts economic, market, and fiscal analyses and develops strategies that enable clients to make informed decisions about public investments in land use, transportation, and economic development projects.

Education

- Bachelor of Science, Urban Planning, University of Utah
- Bachelor of Science, Environmental and Sustainability Studies, University of Utah

Skills and Expertise

- Technical: GIS, SketchUp, and Adobe Creative Suite
- Research and Analysis: land use, demographic, real estate, and economic development
- Public Speaking and Facilitation: public meetings, task forces, roundtables, and focus groups

Publications

Author, with Lisa Cintron and Carlos Rodrigues: "A Guide to the Future: Repurposing Stranded Assets and Revitalizing Our Communities," June 2016

Professional Memberships

American Planning Association

Representative Project Experience

- West Plains Transportation Network Plan, Spokane, WA
- West Plains Connection, Spokane/Airway Heights, WA
- Metropolitan Transportation (MTP) Update, Spokane, WA
- US 195/Interstate 90 Study, Spokane, WA
- West Plains Transportation Management Plan, Spokane, WA
- South Redmond US-97 Plan, Redmond, OR
- Schoolhouse District Development Strategy, Woodinville, WA
- Mead-Mt. Spokane (US 2), Spokane, WA
- Midtown Action Plan, Bozeman, MT
- Martin Way Corridor Study, Lacey, WA
- Transit-Oriented Development Study, Ogden, UT
- Mill Creek Boulevard Subarea Plan, Mill Creek, WA
- Industrial Subarea Plan, Airway Heights, WA
- Redwood Road Corridor Study, Salt Lake City to South Jordan, UT
- Downtown Civic Core Vision and Action Plan, Renton, WA
- Regional Growth Area Subarea Plan, University Place, WA



AMALIA LEIGHTON CODY, PE, AICP

TRANSPORTATION AND INFRASTRUCTURE LEAD

PROFESSIONAL HIGHLIGHTS

Years of Experience: 19

Toole Design: 2017-Present

MIG/SvR: 2002-2017

EDUCATION / CERTIFICATION

Bachelor of Science,
Civil Engineering,
University of Washington: 2002

Professional Engineer: CA, WA

American Institute of
Certified Planners

APPOINTMENTS / AFFILIATIONS

Seattle Planning Commission,
2007-2016, Chair 2014- 2016

Seattle Design Commission
2018 - Present

American Planning Association

Institute of Transportation
Engineers

Urban Land Institute

Bridge Program Trainer, Seattle
Works, Public Boards and
Commissions, 2007-2015

American Planners Association
Ten Big Ideas Initiative

Amalia is a civil engineer and planner who brings significant experience in planning and designing infrastructure projects in Washington State. Amalia has partnered with municipal agencies and their stakeholders to manage transportation and parks projects that emphasize mobility, social equity, and community enhancement. Amalia brings extensive experience working on Comprehensive Plans, SubArea Plans, Corridor Studies, and Station Area Plans. Her expertise lies at the nexus of land use and transportation and utility infrastructure needs for various development scenarios. Amalia understands the importance of the interface between the adjacent buildings and the public rights-of-way. Amalia has provided Comprehensive Plan, Municipal Code Revisions, and/or Design Guideline expertise for the following communities: Bellevue, Redmond, Seattle, Fife, Marysville, SeaTac, Des Moines, Covington, Snoqualmie, Burien, and Portland, OR.

SELECTED PROJECT EXPERIENCE

Bellevue Complete Streets Transportation Design Manual, Bellevue, WA

Toole Design prepared the narrative and graphics for a Bellevue Transportation Design Manual update that will include Complete Streets, Vision Zero, multimodal Level of Service, and neighborhood greenways policies and design concepts.

Streets Illustrated: Seattle Rights-of-way Improvement Manual Update, Seattle, WA

Toole Design assisted the City of Seattle in an update to the Seattle Right-of-Way Improvement Manual (ROWIM). Written and graphic content for the ROWIM included street typologies, green stormwater infrastructure approaches, public space management, interim design strategies, and construction coordination, among other topics. Toole Design was responsible for drafting the protected bike lane guidance and graphics providing details for accessible parking design, facility widths, separation criteria, pedestrian crossings, and intersection approach design. Amalia focused on ADA and the integration of green stormwater infrastructure into the streetscape.

Accessible Mt. Baker Design Services, Seattle, WA

Toole Design lead the non-motorized planning and design for this at key bus and light rail transit node in Southeast Seattle. Amalia assisted with the preliminary review of the design of pedestrian and bicycle access and facilities.

Spokane Neighborhood Greenways, Spokane, WA

Toole Design is providing outreach support and design services to evaluate two neighborhood greenway corridors north of Kendall Yards on N Chestnut Street and N Elm Street. The team is recommending intersection treatments including signage and pavement marking to make the corridor more predictable for all users.

EXHIBIT D

Exhibit D – Fee Schedule

Compensation to CONTRACTOR for satisfactory performance of the work under this contract shall be billed at the hourly rates listed below and the total compensation shall not exceed One Hundred Twenty-Five Thousand Dollars (\$125,000) including all travel and per diem expenses.

Individual	\$ Hourly Rate
MAKERS – Prime Contractor	
Bob Bengford, Partner	220
Scott Bonjukian, Associate 2	135
Yifan Xing, Urban Designer	105
Subcontractor – SCJ Alliance	
William Grimes, Principal	195
Alicia Ayars, Strategic Advancement Manager	150
Rachel Granrath, Senior Planner	155
Subcontractor – Leland Consulting Group	
Brian Vanneman, Principal	200
Sam Brookham, Associate	140
Subcontractor – Toole Design	
Amalia Leighton Cody, Seattle Office Director	212

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

12/06/2021

Date Rec'd

11/22/2021

Clerk's File #

ORD C36152

Renews #**Cross Ref #****Submitting Dept**

MANAGEMENT & BUDGET

Contact Name/Phone

PAUL INGIOSI X6061

Project #**Contact E-Mail**

PINGIOSI@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Special Budget Ordinance

Requisition #**Agenda Item Name**

0410 - SBO FOR YEAR-END FOR FIRE/EMS FUND

Agenda Wording

SBO to increase the expenditure appropriation levels for the Fire/EMS Fund by \$5 million to be funded from the City's Contingency Reserve account.

Summary (Background)

Management and Budget staff compared 2021 budget appropriation versus actual expenditures at the fund level through October 2021. Funds that were projected to exceed their budgeted amounts by year-end, based on prior year spending patterns, were identified. Staff reached out to the accounting team members responsible for those identified funds to compare projections and solicit feedback.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Revenue \$ 5,000,000.00

99999

Expense \$ 5,000,000.00

99999

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

WALLACE, TONYA

Study Session\Other

PIES 11-22-2021

Division Director

WALLACE, TONYA

Council Sponsor

CM Wilkerson

Finance

MURRAY, MICHELLE

Distribution List**Legal**

PICCOLO, MIKE

bwilkerson@spokanecity.org;
mcarlos@spokanecity.org**For the Mayor**

ORMSBY, MICHAEL

twallace@spokanecity.org; pingiosi@spokanecity.org

Additional Approvalskschmitt@spokanecity.org;
ddaniels@spokanecity.org**Purchasing**

ablain@spokanecity.org

**MANAGEMENT &
BUDGET**

WALLACE, TONYA

Briefing Paper

Public Infrastructure, Environment, and Sustainability Committee

Division & Department:	Finance – Accounting
Subject:	SBO for Fire/EMS Fund Year-End Appropriation Authority
Date:	11/22/21
Contact (email & phone):	Paul Ingiosi (pingiosi@spokanecity.org / 509-625-6061)
City Council Sponsor:	Council Member Wilkerson
Executive Sponsor:	Tonya Wallace
Committee(s) Impacted:	Finance and Administration Committee
Type of Agenda item:	<input type="checkbox"/> Consent <input checked="" type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment: (link agenda item to guiding document – i.e., Master Plan, Budget, Comp Plan, Policy, Charter, Strategic Plan)	Budget
Strategic Initiative:	
Deadline:	
Outcome: (deliverables, delivery duties, milestones to meet)	SBO to Adjust Fire/EMS Fund Year-End Appropriation Authority
Background/History: <p>Management and Budget staff compared 2021 budget appropriation versus actual expenditures at the fund level through October 2021. Funds that were projected to exceed their budgeted amounts by year-end, based on prior year spending patterns, were identified. Staff reached out to the accounting team members responsible for those identified funds to compare projections and solicit feedback.</p> <p>Of the 21 funds identified as potentially exceeding their budget authority, staff recommends increasing the expenditure appropriation levels for four funds. Three funds were included in a Special Budget Ordinance (SBO); this SBO is for the fourth, the Fire/EMS Fund.</p>	
Executive Summary: <p>Staff recommends increasing the expenditure appropriation levels for the Fire/EMS Fund by \$5 million to be funded from the City's Contingency Reserve account.</p>	
Budget Impact: <p>Approved in current year budget? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A</p> <p>Annual/Reoccurring expenditure? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A</p> <p>If new, specify funding source:</p> <p>Other budget impacts:</p>	
Operations Impact: <p>Consistent with current operations/policy? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A</p> <p>Requires change in current operations/policy? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A</p> <p>Specify changes required:</p> <p>Known challenges/barriers:</p>	

ORDINANCE NO C36152

An ordinance amending Ordinance No. C-35971, passed by the City Council December 14, 2020, and entitled, "An ordinance adopting the Annual Budget of the City of Spokane for 2021, making appropriations to the various funds of the City of Spokane government for the fiscal year ending December 31, 2021, and providing it shall take effect immediately upon passage," and declaring an emergency.

WHEREAS, subsequent to the adoption of the 2021 budget Ordinance No. C-35971, as above entitled, and which passed the City Council December 14, 2020, it is necessary to make changes in the appropriations of various funds, which changes could not have been anticipated or known at the time of making such budget ordinance; and

WHEREAS, this ordinance has been on file in the City Clerk's Office for five days; - Now, Therefore,

The City of Spokane does ordain:

Section 1. That in the budget of the General Fund, and the budget annexed thereto with reference to the General Fund, the following changes be made:

- 1) Increase appropriation by \$5,000,000
 - a. \$5,000,000 of the increased appropriation in the Allocations department is provided solely for a transfer-out to the Emergency Medical Services Fund.
 - b. The \$5,000,000 represents an allocation from the City's Contingency Reserve account.

Section 2. That in the budget of the Emergency Medical Services Fund, and the budget annexed thereto with reference to the Emergency Medical Services Fund, the following changes be made:

- 1) Increase revenue by \$5,000,000.
 - a. \$5,000,000 of the increased revenue is a transfer in from the General Fund.
- 2) Increase appropriation by \$5,000,000
 - a. \$5,000,000 of the increased appropriation is provided solely for personnel and operational costs incurred during 2021.

Section 3. It is, therefore, by the City Council declared that an urgency and emergency exists for making the changes set forth herein, such urgency and emergency arising from the need to provide additional expenditure authority to the Emergency Medical Services Fund and because of such need, an urgency and emergency exists for the passage of this ordinance, and also, because the same makes an appropriation, it shall take effect and be in force immediately upon its passage.

Passed the City Council _____

Council President

Attest: _____
City Clerk

Approved as to form: _____
Assistant City Attorney

Mayor

Date

Effective Date

Memo

To: Tonya Wallace, CFO
From: Paul Ingiosi, Director of Management and Budget
Kevin Schmitt, Accounting Manager – Public Safety
Cc: Michelle Murray, Director of Accounting
Date: November 17, 2021
Re: Fire/EMS Fund 2021 Year-End

The Emergency Medical Services (EMS) Fund is on pace to exceed its expenditure authority before year-end based on current projections. After 10 months of current year actual expenditures, the fund is projected to incur up to \$62.5 million in expenditures by the close of 2021 against a current expense budget of approximately \$57.5 million. Staff calculates the EMS Fund will need to increase their budget authority by approximately \$5 million along with an infusion of revenue in the same amount as there are currently no operating reserves in the EMS Fund.

RECOMMENDATION

Staff recommends a \$5 million appropriation from the City's Contingency Reserve account in the General Fund transferred to the EMS Fund. Initial projections show expenditures more than budget by approximately \$2.7 million. There are three accounting periods left in 2021, assuming uniform-overtime is spent at the same amount as the last three accounting periods of 2020 that could add another \$1 million in expense. There is additional uncertainty surrounding uniform-overtime and staffing needs related to the retirements and resignations effective in early November. What we know so far is sick time usage spiked in August, September, and October, following announcement of the state vaccine mandate for healthcare workers and before implementation, that doubled the number of days taken in any given month even during the early months of the pandemic and continued an upward trend that began in April. Any actual impacts related to implementation of the vaccine mandate have not yet been realized in the accounting data. However, assuming an additional \$1 million over the last three periods based on historical data brings the potential total overage to approximately \$4.7 million. Transferring \$5 million to the EMS Fund should ensure solvency through the rest of the current year and any funds not needed may be transferred back to the General Fund's Contingency Reserve account.

BACKGROUND

Of the seven major expense categories, the EMS Fund is projected to finish over the current appropriation limit in four: salaries & wages, personnel benefits, other services & charges, and interfund payment for services. Salaries & wages includes base wages as well as uniform-overtime.

Since the beginning of the COVID-19 pandemic, uniform-overtime costs in the EMS Fund have increased dramatically over historical amounts. From January 2018 through February 2020, the EMS Fund averaged approximately \$232,000 per period (there are 13 periods – 12 regular and 1 year-end) or \$3 million annually. Beginning March 2020 through October 2021, the fund has averaged approximately \$576,000 per period, topping \$6 million in 2020. At the current pace, it is estimated that uniform-overtime could total approximately \$8.2 million for 2021.

Staff continues to work to identify the root cause of the exponential growth in uniform-overtime expenditures. However, initial research as to the primary drivers of the growing overtime costs appears to be caused by pre-vaccine mandate vacancies and leave utilization. The growth in overtime costs, assumed to be from pre-vaccine mandate vacancies and leave utilization, coupled with the 2021 priority funding policy change for vacant positions, results in the current funding situation of the EMS Fund.

Budgeted Positions Impact - The Spokane Fire Department (SFD) averaged 27 vacant uniformed positions during 2020. Of those vacancies, 25 were budgeted in the EMS Fund and the remaining 2 were budgeted in the Public Safety Personnel and Crime Reduction Fund (Public Safety Personnel Fund). Having the vacant positions in the EMS Fund allowed position savings to cover most of the uniform-overtime costs incurred during 2020. The number of SFD vacant uniform positions switched from 31:4 (EMS Fund: Public Safety Personnel Fund) in January 2021 to 6:30 (EMS Fund: Public Safety Personnel Fund) by February 2021. The loss of the budgeted vacancies in the EMS Fund meant SFD could no longer count on the budget savings to cover increased uniform-overtime costs for 2021. Through the first 10 months of this year, the EMS Fund averaged 10 vacant uniform positions while the Public Safety Personnel Fund averaged 20 vacancies. The financial impact to the EMS Fund is approximately \$2.3 million.

Vacancies - Uniform vacancies incrementally increased from 2020 to 2021, caused by resignations, retirements, and the inability to have a timely recruiting academy due to continued COVID-19 conditions. The next recruiting academy is scheduled for February 2022. While outside the scope of this request, it may be warranted to review the application of overtime among the existing ranks of firefighters. An initial staff review of overtime utilization showed the most significant overtime was paid to the higher-ranking officers. Comparing 2019 to 2021 YTD, those groups have seen increases in actual overtime dollars of 118 percent (Fire Equipment Operators), 208 percent (Fire Lieutenants), 28 percent (Firefighters), and 120 percent (Fire Captains).

Leave Utilization – During 2021, the Fire Department experienced increases in leave utilization and required backfilling to maintain required staffing levels. Initial staff analysis through October 2021 of sick leave only, reflected 278 FTEs in the EMS Fund utilizing sick leave that totaled approximately 45,000 hours. This compares to all of 2020 in which 292 FTEs in the EMS Fund utilized 35,000 hours of sick leave. Further detailed analysis is warranted of all leave time.

FUNDING ALTERNATIVES

Staff looked at alternative funding sources to cover the potential \$5 million gap and focused on two potential areas: Public Safety Personnel Fund and the American Rescue Plan Fund.

Expenditures from the Public Safety Personnel Fund may only be for Spokane Police Department personnel, Spokane Fire Department personnel, and crime reduction programs. The main revenue source for the fund is the property tax levy levied for the purpose of hiring additional police and fire personnel and funding crime reduction programs. As the majority of the costs incurred in the EMS Fund leading to the increased expenditures are neither hiring nor crime reduction related, staff determined a transfer from the fund to be not appropriate.

While the federal American Rescue Plan (ARP) Act dollars may be spent on public health, negative economic impacts, services to disproportionately impacted communities, premium pay, infrastructure, revenue replacement, and administration, the City Council has established through Resolution No. 2021-0045 their four main focus areas for City ARP funds: replenish, reach out, resiliency, and relief. It is unclear if increased expenditures in the EMS Fund due to uniform-overtime costs, vacancies, or supply-chain issue would fit into one of those categories. Also, as of the date of this memo a formal process to request City ARP funds has not been established.

ATTACHMENTS

Attached are two worksheets, the first a projection of EMS Fund expenditures through the rest of 2021 based on historical spending rates and estimated uniform-overtime usage over the final three periods of the year (November, December, Period 13). The second worksheet is a snapshot of Fire Sick Leave usage comparing 2020 to 2021.

Fire/EMS Sick Leave Taken Data

2020 vs 2021

Prepared November 11, 2021

	Data Year					
	Count of Dates		Paid Hours		Total Count of Dates	Total Paid Hours
Date	2020	2021	2020	2021		
Jan	290	281	3,172	3,163	571	6,334
Feb	354	265	3,798	2,943	619	6,741
Mar	323	294	3,478	3,261	617	6,739
Apr	225	375	2,441	4,204	600	6,645
May	214	338	2,343	3,838	552	6,181
Jun	299	344	3,291	3,883	643	7,173
Jul	295	371	3,327	4,216	666	7,543
Aug	239	538	2,648	6,040	777	8,687
Sep	199	568	2,151	6,257	767	8,409
Oct	282	652	3,074	7,544	934	10,617
Nov	238	150	2,544	1,681	388	4,225
Dec	256		2,692		256	2,692
Grand Total	3,214	4,176	34,957	47,028	7,390	81,986

Unique FTEs 292 278

Fire/EMS Fund EXPENDITURES										1970	
			/----- Current Monthly -----/								
	2018	2019	2020	2021	vs. Prior Yr	YTD	Budget YTD	Over/(Under) YTD Budget	YTD % Variance		
JAN	2,157,847	2,264,702	3,569,782	3,630,287	60,505	3,630,287	3,693,391	(63,104)	-1.71%		3,630,287 2021 Actual
FEB	4,294,745	4,603,180	4,280,701	4,635,765	355,064	8,266,053	8,122,318	143,735	1.77%		4,635,765 2021 Actual
MAR	5,349,169	5,798,572	4,112,040	4,407,543	295,503	12,673,596	12,376,744	296,852	2.40%		4,407,543 2021 Actual
APR	4,102,636	4,251,972	4,059,225	4,505,501	446,277	17,179,097	16,576,526	602,571	3.64%		4,505,501 2021 Actual
MAY	4,563,998	4,593,388	4,237,390	5,026,659	789,269	22,205,756	20,960,642	1,245,114	5.94%		5,026,659 2021 Actual
JUN	4,154,977	4,281,163	4,030,368	4,585,712	555,345	26,791,468	25,130,568	1,660,901	6.61%		4,585,712 2021 Actual
JUL	4,445,977	4,532,354	5,989,480	6,487,015	497,535	33,278,483	31,327,442	1,951,041	6.23%		6,487,015 2021 Actual
AUG	6,334,903	6,601,731	4,552,195	5,296,303	744,107	38,574,786	36,037,265	2,537,521	7.04%		5,296,303 2021 Actual
SEP	4,329,080	4,225,509	4,484,939	4,802,749	317,809	43,377,535	40,677,502	2,700,033	6.64%		4,802,749 2021 Actual
OCT	4,306,035	4,154,895	4,381,285	4,557,031	175,746	47,934,565	45,210,495	2,724,070	6.03%		4,557,031 2021 Actual
NOV	4,705,231	4,701,924	4,799,306		(4,799,306)	47,934,565	50,175,985	(2,241,420)	-4.47%		5,715,490 est
DEC	4,240,381	4,314,854	6,303,701		(6,303,701)	47,934,565	56,697,962	(8,763,396)	-15.46%		7,271,976 est
Pd 13	2,288,590	2,261,095	770,415		(770,415)	47,934,565	57,495,053	(9,560,488)	-16.63%		1,547,091 est
Totals	55,273,567	56,585,340	55,570,827	47,934,565	(7,636,261)						62,469,123
					2020 Actual	55,570,827					
					2021 Budget	57,495,053					

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

12/06/2021

Date Rec'd

11/23/2021

Clerk's File #

RES 2021-0099

Renews #**Cross Ref #****Submitting Dept**

CITY COUNCIL

Contact Name/Phone

BREEAN BEGGS 625-6254

Project #**Contact E-Mail**

BBEGGS@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Resolutions

Requisition #**Agenda Item Name**

0320 - ADOPTING THE CITY OF SPOKANE'S 2022 STATE LEGISLATIVE AGENDA

Agenda Wording

A resolution adopting the City of Spokane's state legislative agenda for the 2022 state legislative session.

Summary (Background)

Under the Spokane Municipal Code, "any legislative agenda to be advocated for by the City of Spokane at the state or federal level shall be adopted and may be amended by resolution of the City Council, after consultation with the Mayor, as the official legislative agenda of the City of Spokane." The City Council consults with its contract lobbyists, state legislators, administration staff and interested stakeholders in formulating its legislative agendas.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Neutral \$

#

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

ALLERS, HANNAHLEE

Study Session\Other

PIES Comm., 11/22/2021

Division Director**Council Sponsor**

CP Beggs

Finance**Distribution List****Legal**

epoulsen@spokanecity.org

For the Mayor

ORMSBY, MICHAEL

lgardner@spokanecity.org

Additional Approvals**Purchasing**

RESOLUTION NO. 2021-0099

A Resolution adopting the City of Spokane's legislative agenda for the upcoming 2022 state legislative session.

WHEREAS, "Any legislative agenda to be advocated for by the City of Spokane at the state or federal level shall be adopted and may be amended by resolution of the City Council, after consultation with the Mayor, as the official legislative agenda of the City of Spokane" (SMC 02.03.030); and

WHEREAS, the City Council has consulted with its contract lobbyists, state legislators, administration staff and interested stakeholders to form the attached list of priorities for the upcoming state legislative session(s); and

WHEREAS, the attached legislative agenda shall guide the City of Spokane's efforts at the state level for the 2022 regular legislative session and any special session(s) that may be held.

NOW, THEREFORE, BE IT RESOLVED that the Spokane City Council hereby adopts its City of Spokane 2022 State Legislative Agenda, as specified in Attachment A to this Resolution.

PASSED by the City Council this ____ day of _____, 2021.

City Clerk

Approved as to form:

Assistant City Attorney

Tier 1 Legislative Priorities

Updated 11/15/21

Smart Justice

Improve public safety, reduce recidivism, and lower criminal justice costs by establishing a program that enables the Spokane region to use Accelerated Rehabilitation and Community Safety (ARCS) diversion services in lieu of incarceration for felony property crimes adjudicated by Spokane County and misdemeanor drug crimes adjudicated by the City of Spokane.

Background: Diversion services are a proven alternative to traditional court and correctional processing that substantially lowers re-offense rates. These services also provide significant savings to taxpayers by reducing the number of incarcerated prisoners as well as avoided costs from individuals successfully completing the program and not re-offending. The Washington Supreme Court's "Blake" decision struck down the state statute that made possession of controlled substances a class C felony, removing state criminal penalties for possession and making them misdemeanors, which places new burdens on municipal courts.

Traffic Safety

Safeguard pedestrians, bicyclists, and drivers by permitting the City of Spokane to expand the use of automated traffic safety cameras near schools and parks. Dedicate revenue from infractions to fund traffic calming measures that will help reduce speed and enhance the street environment for non-motorists.

Background: The Legislature authorizes the use of automated traffic safety cameras for limited pilot projects in specific jurisdictions. The cameras may only take pictures of the vehicle and license plate while the infraction is occurring; the photos must not reveal the face of the driver or passengers, and cities and counties must install cameras to minimize the impact of the camera flash on drivers. Automated traffic infractions are processed in the same manner as parking infractions.

Affordable Housing

- Expand housing opportunities by allowing the City of Spokane to use revenue it collects from existing tax increment financing (TIF) areas to help pay for land acquisition and construction of affordable housing.
- Support legislation to allow land banking, which enables local governments to develop a public entity focused solely on converting distressed properties into productive use according to local community goals.

ATTACHMENT A

- Grant authority for the Washington State Department of Transportation to lease its vacant properties for the purpose of building affordable homes and to use lease proceeds for property maintenance expenses.

Background: Existing TIF law enables cities and counties to finance public improvements using certain local tax revenues within defined “revitalization areas,” Spokane already collects this revenue however a technical correction is needed so it can be used for land acquisition and construction of affordable housing. Landbanking for vacant, abandoned, and tax-delinquent properties, and leasing of government-owned properties such as WSDOT’s vacant land along E. 3rd Ave. adjacent to I-90, provide additional opportunities to make housing more attainable for all.

Transportation Funding

- Approve a robust new-revenue Transportation Budget to fund the backlog of repairs for roads, highways, and bridges, invest in maintenance and preservation, improve public transit and bike-pedestrian mobility, promote vehicle electrification, and accelerate construction of the North Spokane Corridor.
- Provide cities with additional transportation funding opportunities that support safe streets, equity, sustainability, and connecting communities.

Background: In the 2021 legislative session, lawmakers came close to agreement on a nearly \$18 billion funding package to address statewide transportation needs but were not able to finalize negotiations before adjourning. Reaching agreement on expanded, equitable transportation funding mechanisms and priorities in the 2022 session is essential to improve our state, regional and local transportation systems, create new jobs and economic activity, and maximize opportunities from federal infrastructure funding.

Capital Budget

- Create a stand-alone Municipal Court Diversion Bed facility that supports the City’s Smart Justice initiative to address increased misdemeanor drug-related crime cases in a more cost-effective manner.
- Refurbish and modernize the former Hillyard Library to create a dual-purpose community center, with a behavioral health program operated by the MultiCare Behavioral Health Network and an incubator for local cultural groups.
- Secure funding to complete the Carl Maxey Center’s transformation from a neglected 1920s building into an African American focused Cultural Center that will be a gathering place for the community, as well as a business and

ATTACHMENT A

technical hub for the East Central neighborhood in Spokane's East-Central neighborhood.

- Improve playground equipment and other facilities at Northeast Spokane's historic Minnehaha Park, a 39-acre public park located at Euclid Avenue and Havana.
- Establish a downtown Spokane Intake and Referral Center to help people who are experiencing homelessness secure housing, mental and behavioral health treatment, food security, job assistance and other critical services needed for recovery.
- Install suicide-prevention barriers on Spokane's Monroe Street Bridge in response to the well-documented increase in mental health crises and proven effectiveness of barriers in stopping suicide attempts.

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

11/29/2021

Date Rec'd

11/17/2021

Clerk's File #

ORD C36151

Renews #**Submitting Dept**

CITY COUNCIL

Cross Ref #**Contact Name/Phone**

BREEAN BEGGS 625-6254

Project #**Contact E-Mail**

BBEGGS@SPOKANECITY.ORG

Bid #**Agenda Item Type**

First Reading Ordinance

Requisition #**Agenda Item Name**

0320 - UPDATING BUSINESS IMPROVEMENT DISTRICT AUTHORIZING ORDINANCE

Agenda Wording

An ordinance updating the sections of the Spokane Municipal Code which authorize the downtown parking and business improvement district, set terms for the operation of the district, provide for termination of the BID, and other related matters.

Summary (Background)

This ordinance accomplishes a periodic set of updates to the framework for the downtown parking and business improvement area, as required by RCW 35.87A.100. The ordinance amends sections 04.31.020, 04.31.030, 04.31.040, 04.31.080, 04.31.090 and 04.31.140 of the Spokane Municipal Code.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Neutral \$

#

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

ALLERS, HANNAHLEE

Study Session\Other

FA Comm., 9/20/2021

Division Director**Council Sponsor**CP Beggs, CM Kinnear,
CM Stratton**Finance****Distribution List****Legal****For the Mayor**

ORMSBY, MICHAEL

Additional Approvals**Purchasing**

ORDINANCE NO. C36151

An ordinance updating the framework for the Downtown Parking and Business Improvement Area; amending SMC sections 4.31.020, 4.31.030, 4.31.040, 4.31.080, 4.31.090 and 4.31.140.

NOW, THEREFORE, the City of Spokane does ordain:

Section 1. That section 04.31.020 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.020 BID Boundaries

A. The BID shall be within the boundaries described below and as shown on the map attached as Appendix A, which is incorporated herein by reference:

Beginning at the intersection of N Washington St and W North River Dr, thence east along W North River Dr to N Division St, thence south to the intersection of W Spokane Falls Blvd and N Division St, thence west along W Spokane Falls Blvd to N Browne St, thence south to W Sprague Ave, to N Bernard St, thence south to W 1st Ave, thence west to S Washington St, thence south to the Railroad, thence west along the railroad to S Walnut St, thence north to W Riverside Ave, thence northeast to the southwestern corner of lot 15 block 4 of the Glover's Addition, thence north to W Main Ave, thence east to a point 294 feet west of the intersection of N Monroe St and W Main Ave, thence north for a distance of 187.8 feet, thence east for a distance of 115.6 feet, thence north to the Spokane River, thence northeast to N Monroe St, thence north to a point 222.3 feet north of the intersection of N Monroe St and W Summit Parkway, thence west to the western boundary of parcel 35183.0095, thence north to the Broadway-College Alley, thence east a distance of 50.1 feet, thence north to W Broadway Ave, thence east to N Monroe St, thence north to W Mallon Ave, thence east to N Howard St, thence northwest for a distance of 85.6 feet, thence east to the southwest corner of Lot 28 Block 8 of the Keystone Addition, thence north to W Cataldo Ave, thence east for a distance of 294.5 feet, thence south to the northern boundary of parcel 35181.0032, thence east to the northeast corner of said parcel, thence south to the southeast corner of said parcel, thence north to the intersection of N Washington St and W North River Dr.

The above description will hereafter be referred to as the "business improvement district" or "BID." Businesses, as described in RCW 35.87A.020, real properties (including improvement thereon), multifamily residential, mixed-use projects, hotels, motels, government property and parking lots available to the public which are occupied for a fee located within the BID shall be subject to special assessments as authorized by RCW 35.87A.010.

- B. The boundaries of the BID may be adjusted from time to time by the City Council, in accordance with and in compliance with the provisions of RCW 35.87A.075.

Section 2. That section 04.31.030 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.030 BID Programs

- A. The revenues from the special assessments authorized by RCW 35.87A.010 and levied under SMC 4.31.040 shall be used for the following purposes:

1. Security Ambassador Program.
2. The City shall use, or cause to be used, BID assessment revenues to fund a uniformed security patrol (the “security ambassadors”) in the BID for the purpose of assisting and providing information to citizens, local employees, visitors and the City police department. BID assessment revenues shall be used to provide the security ambassadors with customer service training designed to help local community members and visitors locate social services, businesses, attractions, and governmental services and to support individuals in locating appropriate social services.
3. Marketing and Promotional Programs.
4. The City shall use, or cause to be used, BID assessment revenues to fund marketing and promotional programs that:
 - a. seek to improve the overall image of the City’s downtown business district;
 - b. recruit new businesses;
 - c. retain presently established businesses;
 - d. promote the BID as a place to visit, shop and enjoy goods, services and activities; and/or
 - e. support safe, convenient and efficient use of public transportation in the BID, including but not limited to support of commuter trip reduction programs and programs designed to improve air quality.

Such marketing and promotional programs may include collaborative promotional strategies, market research and media contact.

3. **Parking and Transportation Programs.** The City shall use, or cause to be used, BID assessment revenues to fund parking and transportation programs that:
 - a. promote retail trade;
 - b. provide or encourage a parking validation program (including free or discounted parking);

- c. provide or encourage maintenance, development and construction of parking facilities that support business and multifamily residential projects within the BID;
 - d. provide or encourage parking alternatives that facilitate retail activities (such as a free or reduced-price ride program); and/or
 - e. advocate the interests of BID businesses and multifamily residential projects for regional transportation solutions; and/or
 - f. reduce the negative impacts of poverty, homelessness and mental health issues within the BID.
4. Maintenance Services.
 The City shall use, or cause to be used, BID assessment revenues to fund maintenance services, including but not limited to (~~((sidewalk cleaning and sweeping, trash and debris removal from the sidewalk and trash receptacles, and removal of graffiti from public places and private improvements open to the public.))~~) hire, supervise, and manage a work crew that will be responsible: (i) for removing graffiti, (ii) sweeping and power washing sidewalks, and shoveling crosswalks, (iii) cleaning tree wells, exteriors of trash containers, all programed alleys and the first 25 feet of remaining alleys, (iv) keeping the railway viaducts clean and clear of obstruction to the extent reasonably feasible, (v) and any other general cleanup work. Any maintenance program so implemented shall have the goal of (~~((maintaining the appearance of the common areas within the BID as clean and inviting places to visit and conduct business.))~~) promoting a superior level of cleanliness within the BID.
5. Special Events.
 The City shall use, or cause to be used, BID assessment revenues to fund the sponsorship and promotion of special events within the BID that attract residents and visitors to BID.
6. Economic Development Support.
 The BID may use or make available information derived from its assessment records to support efforts to attract jobs and investment in the BID as follows:
- a. Statistical, aggregated information that does not identify any ratepayer; (~~and~~)
 - b. Any other business or property information only with the permission of the ratepayer(s) to whom it pertains(~~((:))~~); and
 - c. The establishment of "councils" for the purpose of planning and focusing on strategic initiatives and professional development, which initiatives may include, but not be limited to, growing locally owned, minority owned and smaller businesses within the BID, retail management concepts and marketing strategies, business retention and

recruitment, development of downtown housing and creation of neighborhood services that support downtown living.

All economic development activities will consider the under-served and historically marginalized individuals and groups.

7. Urban Design and Planning

The City shall use, or cause to be used, BID assessment revenues to fund design assistance for selected urban design and planning issues such as:

- a. the establishment of a positive unifying theme for the BID;
- b. the design and use of aesthetically pleasing screening devices around parking and vacant lots and crime prevention through environmental design;
- c. street level storefront facades in selected areas;
- d. landscaping to provide a pleasant pedestrian environment;
and
- e. infrastructure and access planning.

All design plans shall be reviewed by and coordinated with relevant City departments and shall be consistent with all applicable plans and ordinances adopted by the City Council.

- B. The security ambassador program and common area maintenance services described above shall be supplemental to existing street maintenance, refuse and police services, and are not intended to displace any services regularly provided by the City. Special assessment revenues may also be used for additional purposes consistent with RCW 35.87A.010 as determined by the city council.

Section 3. That section 04.31.040 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.040 Levy of Special Assessments

- A. To finance the programs set forth in SMC 4.31.030, there shall be levied and collected an annual special assessment upon the “businesses” and “multifamily residential or mixed-use” projects, as defined in RCW 35.87A.020(3) (including real property improvements thereon) as set forth on the special assessment formula for the BID, which shall be adopted annually by ordinance and incorporated by this reference as if fully set forth herein.
- B. For purposes of levying and collecting special assessments within the BID, the BID will be divided into four zones (the boundaries of which are set forth in Appendix A hereto and incorporated herein by this reference). Within each such zone, the City will levy and collect special assessments

at different rates based on whether the entity being assessed is a tenant (and, if so, the type of tenant) or a property owner, and whether the property to which such assessment applies is a governmentally-owned park. The City will levy and collect special assessments on an annual basis within the BID.

- C. The rates at which special assessment within the BID will be imposed for each calendar year ((2019)) are set forth in Appendix B hereto (which is incorporated herein by reference and which shall be annually adopted as amended as part of the ordinance approving and confirming the assessment roll). The city council finds that the benefit to the property owners, businesses and multifamily residential or mixed-use projects subject to the special assessment is a special benefit which would not otherwise accrue, but for the activities, programs and services carried out with the funds provided by the special assessments authorized pursuant to this chapter.
- D. Subsequent increases in the amounts of the special assessments for all flat-fee assessments at a minimum will be adjusted based on the increase, if any, of the Consumer Price Index of the U.S. City Average for all urban consumers (CPI-U). The percentage increase in the minimum assessment formula shall be computed as follows:

$$[(\text{Ending CPI-U} - \text{Beginning CPI-U}) \div \text{Beginning CPI-U}] \times 100 = \text{Percentage Increase}$$

- E. Any change in the assessment rate shall only be made by ordinance and as authorized in RCW 35.87A.130 through RCW 35.87A.140, including notice and hearing requirements. ~~((No increase shall occur in the assessment rate unless recommended by the))~~The ratepayer advisory board shall be consulted at least one month prior to providing notice of any proposed changes to the assessment rate.

Section 4. That section 04.31.080 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.080 Ratepayer Advisory Board

- A. Pursuant to RCW 35.87A.110, there is hereby created a nineteen-member BID advisory board, to be known as the “Ratepayer Advisory Board.” The ratepayer advisory board shall not exceed a membership of nineteen persons, who, if they are ratepayers, are in good standing either residing within the BID, owning property, or operating a “business” or “multifamily residential or mixed-use” projects in the BID. “Persons in good standing” are those ratepayers who are not more than sixty days delinquent on any BID assessment unless the ratepayer has appealed the BID assessment

and is in the appeal process, in which case the ratepayer retains his or her “in good standing” status through completion of the appeal process.

B. Board positions are designated by geography, business, and property type to ensure that the BID's interests are well represented and served. To the extent individuals are willing to serve, Ratepayer Advisory Board positions consist of:

1. six individuals from zones one through four, with at least one individual from each zone;
2. one individual from a retail business within the BID occupying more than twenty thousand square feet;
3. one individual from a retail business located within the BID occupying less than twenty thousand square feet;
4. the Superintendent of School District 81 or his/her designee;
5. four individuals representing professional service businesses located within the BID, including such as legal services, accounting, and architecture;
6. one individual from a non-profit organization which is either located within, or provides services inside, the BID;
7. one individual from a small business located within the BID with up to twenty-five employees;
8. one individual from a business located within the BID with more than twenty-five employees;
9. two individuals who reside within the BID area; and
10. one appointee from the City Council.

The program manager shall provide administrative staff to the ratepayer advisory board.

C. Each member of the ratepayer advisory board will be elected by businesses and property owners within the BID for a term of two years from the date of election (unless such member is appointed by the ratepayer advisory board to fulfill the remaining unexpired term of a prior member).

1. A subcommittee of ratepayer advisory board members will receive nomination applications for open ratepayer advisory board positions and will confirm which candidates are eligible and willing to stand for election. The subcommittee may also recruit potential candidates. More than one candidate may run for each open position.
2. New ratepayer advisory board members will be elected by a majority vote of ratepayers in good standing who attend the annual meeting. After January 1, 2023, rate payers may vote electronically regardless of whether they attend the annual meeting.
3. The initial ratepayer advisory board shall consist of the ratepayer advisory board for the City's previous PBIA that was created pursuant to Ordinance C32438. All subsequent Board elections shall be pursuant to the ratepayer advisory board's bylaws.
4. The city council hereby approves through the adoption of this chapter the revised "Bylaws of the Downtown Spokane Business Improvement District" which are attached to the ordinance codified in this section (ORD C32923 and Recodification Ordinance C33995) as Appendix C. Subsequent proposed amendments shall be brought before City Council for approval on or before November 25th of each year in which the amendments are proposed. The bylaws shall conform to the provisions of this chapter.

D. The ratepayer advisory board shall:

1. establish and maintain a database which includes a list and classification of all ratepayers and their electronic contact information to the extent reasonably possible;
2. represent the interests of ratepayers by developing projects, programs, and budgets; proposing assessments; monitoring service delivery; and planning for the future of the BID; and
3. make determinations regarding ratepayer disputes as provided in SMC 04.31.120, including, as appropriate, the adjustment of assessment rates, methods, classification, special benefits, and all matters reasonably related thereto. For the purpose of considering ratepayer disputes, the ratepayer advisory board may act through a committee comprised of ratepayer advisory board members.
4. make recommendations to the program manager on matters relating to the BID budget, expenditures, and programs for the purpose of monitoring the contract to administer the BID.

Section 5. That section 04.31.090 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.090 Contract for Program Management

A. Pursuant to RCW 35.87A.110, the City Council may solicit for and enter into an agreement with an appropriate business association for the purpose of administering and operating the annual BID programs through a contract with the City of Spokane as “program manager.” The program manager will not be terminated unless:

~~((A-))~~1. a petition is presented to the city council signed by ratepayers paying a majority of the BID assessments requests termination and after a public hearing the city council votes to terminate the contract;

~~((B-))~~2. the city council fails to impose special assessments;

~~((C-))~~3. pursuant to the program manager contract; or

~~((D-))~~4. the BID is disestablished in accordance with RCW 35.87A.180.

B. The program manager shall provide quarterly progress reports to the City no later than 30 days following the end of each calendar quarter i.e.: March 31, June 30, September 30, and December 31 of each year covered by the program management agreement. In addition, the program manager shall provide to the City an independent audit report of expenditures within 180 days after the end of each of the program manager’s fiscal years and within 180 days after the termination of the program management agreement.

Section 6. That section 04.31.140 of the Spokane Municipal Code is amended to read as follows:

Section 04.31.140 Renewal – Termination

A. To promote continuity in services being provided by the Downtown PBIA, and to enhance the special benefits supporting the special assessments in the PBIA, the City ~~((will not terminate the PBIA or repeal chapter 4.31 SMC before December 31, 2021))~~ may only terminate the PBIA or repeal chapter 4.31 SMC by taking legislative action by July 1st to effectuate the termination or repeal for the subsequent year. If the Council does not take such legislative action by July 1st, the PBIA shall continue through the subsequent year.

~~((B. — No later than July 1, 2021, the city council shall either extend the date upon which the PBIA can be terminated or commence proceedings to terminate the PBIA.))~~

PASSED by the City Council on _____, 2021.

Council President

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Mayor

Date

Effective Date

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

11/8/2021

Date Rec'd

10/27/2021

Clerk's File #

FIN 2021-0001

Renews #**Cross Ref #**

OPR 2021-0666

Submitting Dept

FINANCE, TREASURY & ADMIN

Contact Name/Phone

PAUL INGIOSI 509-625-6061

Project #**Contact E-Mail**

PINGIOSI@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Hearings

Requisition #**Agenda Item Name**

0410 - BUDGET HEARINGS

Agenda Wording

Hearings for review of the 2022 Proposed Budget beginning Monday, November 8, 2021 and continuing thereafter at the regular Council meetings through December 6, 2021.

Summary (Background)

As part of the annual budget process, the City Council will hold public hearings on the 2022 Proposed Budget for the City of Spokane. Public testimony is welcome on all sections of the budget at each hearing. The first hearing will be held on November 8, 2021, and are currently scheduled to continue each Monday through December 6, 2021. The City Council may continue the hearing day-to-day up to the 25th day prior to the beginning of the next fiscal year.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Select \$

#

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

INGIOSI, PAUL

Study Session\OtherFinance & Administration
Committee - 10/18/21**Division Director**

MURRAY, MICHELLE

Council Sponsor

Council President Beggs

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MURRAY, MICHELLE

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

12/06/2021

Date Rec'd

11/11/2021

Clerk's File #

ORD C36153

Renews #**Cross Ref #****Submitting Dept**PLANNING & ECONOMIC
DEVELOPMENT**Contact Name/Phone**

AMANDA BECK 6414

Project #**Contact E-Mail**

ABECK@SPOKANECITY.ORG

Bid #**Agenda Item Type**

Final Reading Ordinance

Requisition #**Agenda Item Name**ORDINANCE APPROVING AND CONFIRMING THE 2022 ASSESSMENTS FOR THE
DT BID**Agenda Wording**

An ordinance approving and confirming the 2022 assessments and assessment roll for the Downtown Spokane Parking and Business Improvement Area, prepared under Ordinance C32923, as codified and amended in chapter 4.31C SMC.

Summary (Background)

The City Council approved Resolution 2021-0080 which gave notice that the City Council would hold a public hearing on the 2022 Assessment Roll for the Downtown Spokane Parking and Business Improvement Area (PBIA). The Assessment Roll reflecting the assessments levied upon property owners located with the PBIA are on file in the Office of the City Clerk.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact**Budget Account**

Neutral \$

#

Select \$

#

Select \$

#

Select \$

#

Approvals**Council Notifications****Dept Head**

MEULER, LOUIS

Study Session\Other10/18/21 Finance and
Administration
Committee**Division Director**

MACDONALD, STEVEN

Council Sponsor

CM Lori Kinnear

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ORDINANCE NO C36153

AN ORDINANCE APPROVING AND CONFIRMING THE 2022 ASSESSMENTS AND ASSESSMENT ROLL FOR THE DOWNTOWN SPOKANE PARKING AND BUSINESS IMPROVEMENT AREA, PREPARED UNDER ORDINANCE C-32923 AS CODIFIED AND AMENDED IN CHAPTER 4.31 SMC.

WHEREAS, the Spokane City Council on September 27, 2021 passed Resolution 2021-0080, which provided notice and set a date for hearing on the assessments to be levied under the above identified ordinance; and

WHEREAS, pursuant to Resolution No. 2021-0080, a public hearing was held on December 6, 2021 to take public testimony regarding the assessments and assessment roll for the Downtown Spokane Parking and Business Improvement Area; and

WHEREAS, the assessment roles have been on file in the Office of the City Clerk for public review and inspection; and

WHEREAS, the City Council, through this ordinance, intends to levy assessments in the Downtown Spokane Business Improvement District to provide programs and services, which will specifically benefit the businesses and properties in the District; and

THE CITY OF SPOKANE DOES ORDAIN:

Section 1. The 2022 assessments and the assessment roll of the Downtown Spokane Parking and Business Improvement Area, established under Ordinance C-32923, as codified and amended in Chapter 4.31 SMC, are hereby approved and confirmed. The assessments and assessment roll are attached hereto, available in the Office of the City Clerk and City Treasurer.

Section 2. Each of the businesses, as described in RCW 35.87A.020, lots, tracts, and parcels of land and other property, including improvements thereon, multi-family residential, mixed-use projects (as described in RCW 35.87A.020 (3), hotels, motels, government, and others, shown upon said rolls are hereby declared to be specially benefited by the programs authorized in Ordinance C-32923, as amended, in at least the amount levied against the same. The method of assessment is based upon the Special Assessment Formula in Appendix A.

Section 3. Pursuant to SMC 4.31.100, the projects, programs, activities and budget for the 2022 Downtown Parking and Business Improvement Area as presented to the City Council are hereby approved and may be revised by the City Council pursuant to a subsequent motion.

Section 4. The City Clerk is hereby directed to certify and transmit the assessment roll to the City Treasurer for collection, pursuant to City Ordinance and state law.

Section 5. That the assessments shown in the roll on file in the Office of the City Clerk may be paid in two installments with the first half of the assessment due and payable on the 31st day of January, 2022, and the second half of the assessment due and payable on the 31st day of July, 2022. Prior to the due date, ratepayers shall be sent a bill stating the amount of the assessment due and payable. If the assessment is not paid within thirty (30) days after its due date, a delinquency charge shall be added in the amount of ten percent (10%) of the assessment, not to exceed one hundred dollars (\$100) in addition to the processing fee. All assessments, or part thereof, shall also bear interest at the rate of twelve percent (12%) per annum, or part thereof, of delinquency. Within thirty (30) days of the due date(s), the City Treasurer or his/her designee shall send a late notice of the unpaid assessment including the assessment of appropriate interest, penalty and fees. Interest, penalties and other fees will be collected on any unpaid balance or portions thereof from the date the account became due.

Any ratepayer, aggrieved by the amount of an assessment or delinquency charge, shall request, within sixty (60) days of the assessment or charge, a meeting and/or hearing before the Ratepayer Board, and, if not satisfied with the decision of the Ratepayer Board, appeal within ten (10) days from the date of the decision, the matter de novo, to the City's Hearing Examiner, in the manner provided for in the City's Municipal Code. Failure to request a hearing shall result in a waiver of the right to challenge the assessment.

Section 6. This ordinance shall take effect and be in full force from and after the date of its passage.

PASSED by the City Council on _____.

Council President

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Mayor

Date

Effective Date

Briefing Paper

Finance and Administration Committee

Division & Department:	Community and Economic Development — Planning Services
Subject:	2022 Downtown Business Improvement District Assessment Ordinance
Date:	October 4, 2021
Author (email & phone):	Amanda Beck; abeck@spokanecity.org ; x6414
City Council Sponsor:	CM Kinnear
Executive Sponsor:	
Committee(s) Impacted:	Finance and Administration, Urban Experience
Type of Agenda item:	<input type="checkbox"/> Consent <input checked="" type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment:	Spokane Downtown Plan, Comprehensive Plan Chapter 7.
Strategic Initiative:	Urban Experience – Downtown Health, Sustainable Resources – Standardize Financial Policies.
Deadline:	<p>November 5, 2021 – Draft Assessment Roll will be made available for public viewing at the City Clerk’s office.</p> <p>December 6, 2021 – An assessment formula for the BID must be adopted annually; RES 2021-0080 set the Assessment Roll Hearing date.</p> <p>January 31, 2021 – The next due date for payment of assessments per Chapter 4.31 SMC.</p>
Outcome:	On December 6, 2021, Council will hold an annual assessment hearing and take action on an ordinance approving and confirming the 2022 Downtown BID Assessment Roll. Additionally, Downtown Spokane Partnership, the contracted manager of the BID, will present the BID management plan and budget for the upcoming year.

Background and History:

The Downtown Spokane business improvement district (commonly known as the Downtown BID, formally as the Downtown Parking and Business Improvement Area) was established in 1995 to provide a variety of programs and services in the downtown district, including security ambassadors, marketing and promotions, parking and transportation programs, maintenance services, special events, and economic development support. The Downtown Spokane Partnership (DSP) administers and operates these programs through a contract with the City of Spokane. The BID collects an annual assessment from business and property owners within the district to provide funding for programs and services.

The City recently renewed a contract with the DSP to continue as the BID manager (OPR 2021-0636), through which the DSP will be the BID manager through December 31, 2026.

Chapter 4.31 SMC sets forth the annual process for assessing and collecting assessments from ratepayers within the district. The annual process includes the following steps:

- City Council sets an assessment roll hearing date by resolution;
- City staff and the BID manager prepare the annual assessment roll based on tax assessment information from the Spokane County Assessor’s Office and formulas established in Chapter 4.31 SMC;
- City staff provide mailed notice to property owners and businesses identified on the assessment roll at least fifteen days prior to the hearing;
- The City Council approves an assessment roll at the hearing;
- City staff carry out billing and collection of annual assessment payments.

Executive Summary:

The Downtown Business Improvement District (BID) collects an annual assessment from business and property owners within the district to provide funding for these programs and services. The Assessment Roll is prepared annually by staff from the City and the BID manager, based on formulas established in Chapter 4.31 SMC. The proposed ordinance approves and confirms the 2020 Downtown BID Assessment Roll, allowing for billing and collecting payment of annual assessments from ratepayers within the BID.

Budget Impact:

Approved in current year budget? ☐ Yes ☐ No ☒ N/A

Annual/Reoccurring expenditure? ☐ Yes ☐ No ☒ N/A

Other budget impacts: Generates revenue in the form of an annual assessment within the BID; this assessment contributes the majority of the annual operating budget for the Downtown BID.

Operations Impact:

Consistent with current operations/policy? ☒ Yes ☐ No ☐ N/A

Requires change in current operations/policy? ☐ Yes ☒ No ☐ N/A

Specify changes required: N/A

Known challenges/barriers: None

Attachment: Draft Ordinance Approving and Confirming the 2022 Assessments and Assessment Roll for the Downtown Spokane Parking and Business Improvement Area.

ORDINANCE NO. C - _____

AN ORDINANCE APPROVING AND CONFIRMING THE 2022 ASSESSMENTS AND ASSESSMENT ROLL FOR THE DOWNTOWN SPOKANE PARKING AND BUSINESS IMPROVEMENT AREA, PREPARED UNDER ORDINANCE C-32923 AS CODIFIED AND AMENDED IN CHAPTER 4.31 SMC.

WHEREAS, the Spokane City Council on September 27, 2021 passed Resolution 2021 – 0080, which provided notice and set a date for hearing on the assessments to be levied under the above identified ordinance; and

WHEREAS, pursuant to Resolution No. 2021 – 0080, a public hearing was held on December 6, 2021 to take public testimony regarding the assessments and assessment roll for the Downtown Spokane Parking and Business Improvement Area; and

WHEREAS, the assessment roles have been on file in the Office of the City Clerk for public review and inspection; and

WHEREAS, the City Council, through this ordinance, intends to levy assessments in the Downtown Spokane Business Improvement District to provide programs and services, which will specifically benefit the businesses and properties in the District; and

THE CITY OF SPOKANE DOES ORDAIN:

Section 1. The 2022 assessments and the assessment roll of the Downtown Spokane Parking and Business Improvement Area, established under Ordinance C-32923, as codified and amended in Chapter 4.31 SMC, are hereby approved and confirmed. The assessments and assessment roll are attached hereto, available in the Office of the City Clerk and City Treasurer.

Section 2. Each of the businesses, as described in RCW 35.87A.020, lots, tracts, and parcels of land and other property, including improvements thereon, multi-family residential, mixed-use projects (as described in RCW 35.87A.020 (3), hotels, motels, government, and others, shown upon said rolls are hereby declared to be specially benefited by the programs authorized in Ordinance C-32923, as amended, in at least the amount levied against the same. The method of assessment is based upon the Special Assessment Formula in Appendix A.

Section 3. Pursuant to SMC 4.31.100, the projects, programs, activities and budget for the 2022 Downtown Parking and Business Improvement Area as presented to the City Council are hereby approved and may be revised by the City Council pursuant to a subsequent motion.

Section 4. The City Clerk is hereby directed to certify and transmit the assessment roll to the City Treasurer for collection, pursuant to City Ordinance and state law.

Section 5. That the assessments shown in the roll on file in the Office of the City Clerk may be paid in two installments with the first half of the assessment due and payable on the 31st day of January, 2022, and the second half of the assessment due and payable on the 31st day of July, 2022. Prior to the due date, ratepayers shall be sent a bill stating the amount of the assessment due and payable. If the assessment is not paid within thirty (30) days after its due date, a delinquency charge shall be added in the amount of ten percent (10%) of the assessment, not to exceed one hundred dollars (\$100) in addition to the processing fee. All assessments, or part thereof, shall also bear interest at the rate of twelve percent (12%) per annum, or part thereof, of delinquency. Within thirty (30) days of the due date(s), the City Treasurer or his/her designee shall send a late notice of the unpaid assessment including the assessment of appropriate interest, penalty and fees. Interest, penalties and other fees will be collected on any unpaid balance or portions thereof from the date the account became due.

Any ratepayer, aggrieved by the amount of an assessment or delinquency charge, shall request, within sixty (60) days of the assessment or charge, a meeting and/or hearing before the Ratepayer Board, and, if not satisfied with the decision of the Ratepayer Board, appeal within ten (10) days from the date of the decision, the matter de novo, to the City's Hearing Examiner, in the manner provided for in the City's Municipal Code. Failure to request a hearing shall result in a waiver of the right to challenge the assessment.

Section 6. This ordinance shall take effect and be in full force from and after the date of its passage.

PASSED by the City Council on _____.

Council President

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Mayor

Date

Effective Date

DRAFT

**DOWNTOWN SPOKANE
BUSINESS IMPROVEMENT DISTRICT
Special Assessment Matrix**

I. TENANT ASSESSMENT FORMULA

All tenant assessments are based upon square footage of space per lease except where noted. *There is an annual minimum assessment of \$110.00 per tenant.*

Type of Tenant	Zone 1	Zone 2	Zone 3	Zone 4*
Retail Tenants -Ground floor and skywalk	\$0.30	\$0.17	\$0.14	-0-
Office Tenants -Ground floor and skywalk	\$0.17	\$0.16	\$0.13	-0-
Office and Retail Tenants -Upper floors and basement	\$0.13	\$0.12	\$0.11	-0-
Manufacturing Tenants	\$0.13	\$0.12	\$0.11	-0-
Commercial Parking -per space assessment	\$4.08	\$3.39	\$2.72	-0-
Commercial Theaters -per seat assessment	\$3.39	\$2.58	\$2.18	-0-
Apartments -per unit assessment	\$5.44	\$4.75	\$4.08	-0-

Combined Tenant/Owner	Zone 1	Zone 2	Zone 3	Zone4
Hotels and Motels	\$27.17	\$27.17	\$27.17	-0-

II. PROPERTY OWNER ASSESSMENT FORMULA

Property owner assessments are based upon current values for land plus improvements, no exemptions, and are calculated at a rate per \$1,000 of total assessed value. Each property including its tenants shall be assessed under both the tenant and property owner formulas. *There is an annual minimum assessment of \$110.00 per property parcel.*

Type of Owner	Zone 1	Zone 2	Zone 3	Zone4
Private Property	\$1.10	\$1.10	\$0.70	-0-
Government	\$0.80	\$0.80	\$0.60	-0-
Residential/Condominiums -per unit assessment	\$0.60 up to a max of \$215	\$0.60 up to a max of \$215	\$0.40 up to a max of \$215	-0-
Public Facilities District	\$0.31	\$0.31	\$0.31	-0-

III. GOVERNMENT PARK PROPERTY ASSESSMENT FORMULA

Type	Zone 4*
Public Parks	\$162.98 per acre

IV. GENERAL EXEMPTIONS

The following will be exempt from special assessments:

1. Organizations and property owners recognized under Section 501(c)(3) of the Internal Revenue Code as a tax exempt non-profit charitable organization;
2. Government agencies exempt from taxation pursuant to state or federal law;
3. Organizations conducting business in the BID less than 30 days per year.

V. TENANT EXEMPTIONS

The following tenants will be exempt from special assessments:

1. Businesses in the district less than 30 days per year.

ASSESSMENT GUIDELINES

Chapter 4.31 of the Spokane Municipal Code (SMC), as originally adopted in Ordinance No. C-32923 and as subsequently amended by the City Council, provides for the levy of special assessments upon businesses and properties within the area designated as the Downtown Business Improvement District (BID). The Ratepayer Advisory Board of Directors submits to City Council an annual BID Management Plan including a proposed budget and special assessment matrix. In early December, City Council holds a public hearing to hear all protests and receives evidence for or against the proposed action.

The following guidelines are provided as a supplement to the assessment matrix:

- Assessment rates are annual and are based upon gross leasable space (including storage) except where noted. If a ratepayer elects to pay the assessment in two installments there will be a \$10.00 service charge levied on each installment.
- A pro-rated assessment shall be available to tenant ratepayers upon request.
 - The pro-rated assessment shall be based on a full month, i.e. If a ratepayer leaves the district March 15th they will be invoiced for three full months.
 - A pro-rated assessment shall be available only to tenant ratepayers who move out of the district. When a tenant moves within the district, that tenant will be responsible for the assessment based on their previous location until the change is made for the next year's assessment roll.
- A pro-rated assessment shall be available to property owners upon request.
 - If the property is sold during the first half of the calendar year (Jan-Jun) the owner will be responsible for the first half assessment only.
 - If the property is sold during the second half of the calendar year (Jul-Dec) the owner will be responsible for the full year's assessment.
- Assessments are based upon four "benefit zones", each of which pays a different level of assessment based upon the services it receives.
- A minimum assessment of \$110.00 is levied for each tenant and/or property parcel.
- The following will be exempt from assessment: Organizations and property owners recognized under Section 501 (c)(3) of the Internal Revenue Code as a tax exempt non-profit charitable organization; Governmental agencies exempt from taxation pursuant to State and Federal law, and organizations conducting business in the BID less than 30 days per year.
- No historic tax credit or other exemptions that would decrease the assessed value of land or improvements will be used to calculate the annual property assessment.
- The Downtown Spokane Partnership office should be contacted immediately to discuss any situations not covered in the above guidelines.
- Manufacturing businesses should have their businesses classified, and assessments applied, consistent with other uses in the District. Business classifications (i.e., office/manufacturing) should not be prorated for a single business operation. Per Section 4, Part E, "if multiple activities or uses are undertaken in a single business space, the predominant activity or usage shall determine the business classification. The predominant usage is that use that has the greatest proportional square footage of a building compared to other uses.

DISPUTES

The majority of assessment questions are quickly resolved by the billing agency or the Downtown Spokane Partnership office. If a satisfactory conclusion is not reached, a ratepayer aggrieved by the amount of an assessment or delinquency charge, shall request, **within sixty (60) days of the assessment or charge**, a hearing before the Ratepayer Advisory Board. An Assessment Resolution Policy, which fully outlines the appeal process, is available from the Downtown Spokane Partnership office.

SPECIAL ASSESSMENTS

The City of Spokane will levy a special assessment on each business, organization, building and a property within the area by applying an assessment rate according to the current assessment formula approved by City Council.

Assessment Rate Increases

Proposals with regards to assessment rate changes (including minimums, maximums, exemptions and increases) are all subject to approval by City Council per RCW 35.87A.

Subsequent increases of the amount of the special assessments for all flat-fee assessments will be adjusted based on the increase, if any, of the Consumer Price Index of the U.S. City Average for all urban consumers (CPI-U). The percentage increase in the assessment formula shall be computed as follows:

$$\frac{[(\text{Ending CPI-U} - \text{Beginning CPI-U}) \div \text{Beginning CPI-U}] \times 100}{1} = \text{Percentage Increase}$$

$$\frac{[(\text{September Present Year} - \text{September Previous Year}) \div \text{September Previous Year}] \times 100}{1} = \text{Percentage Increase}$$

Assessment Policies

1. Hotels and motels will be assessed for both property and tenancy at one rate per number of rooms.
2. All parking that is open and accessible to the public, including hotel lots and garages, for which a fee is charged shall be assessed on the same basis as commercial parking. For purposes of this assessment, commercial parking is defined as a parking space that is open and accessible to the public for which a charge is assessed for the privilege of parking a vehicle in the parking space for a set period of time.
3. Public parks will be assessed for both property and tenancy at one rate per number of acres.
4. A minimum assessment of one hundred and ten dollars (\$110.00) will be applied to every business or property parcel within the boundaries.
5. Square footage will be combined for office or retail tenants occupying multiple spaces in one building.

Appendix B

Downtown Spokane Improvement District 2022 Tenant Assessment Roll



ID #	Zone	Business Name	Business Address		Type	Units	Assessment
12	2	ALSC Architects	203 N Washington St	#400	Office Upper	14707	\$ 1,764.84
14	3C	Umpqua Bank	111 W North River Dr	#206	Office Upper	5009	\$ 550.99
17	2	Ampco Parking	Spokane Falls Blvd & Stevens St		Commercial Parking	151	\$ 511.89
18	3B	Diamond Parking	311 W Main Ave		Commercial Parking	101	\$ 274.72
20	2	KPFF Engineering	421 W Riverside Ave	#902	Office Upper	1218	\$ 146.16
25	3B	Express Employment Professionals	331 W Main Ave		Office Upper	276	\$ 110.00
25	3B	Express Employment Professionals	331 W Main Ave		Office Ground	1200	\$ 156.00
29	2	Auntie's Bookstore	402 W Main Ave	#1st Flr	Retail Ground	8159	\$ 1,387.03
30	3A	Automotive Jobber Supply	125 S Walnut St		Retail Ground	900	\$ 126.00
30	3A	Automotive Jobber Supply	125 S Walnut St		Office Ground	16000	\$ 2,080.00
38	2	BDO USA LLP	601 W Riverside Ave	#900	Office Upper	9446	\$ 1,133.52
40	1	Hi-Tek Nails	707 W Main Ave	#B7	Retail Skywalk	1921	\$ 576.30
41	2	Nudo	818 W Sprague Ave		Retail Ground	1887	\$ 320.79
43	3C	Queen of Sheba	621 W Mallon Ave	#426	Retail Ground	1009	\$ 141.26
44	3A	Occam Video Solutions LLC	107 S Cedar St		Retail Ground	2100	\$ 294.00
55	3C	A&A Construction	621 W Mallon Ave	#509	Office Upper	2257	\$ 248.27
57	2	Daily Grind Downtown	421 W Riverside Ave	#207	Retail Skywalk	840	\$ 142.80
59	2	Nectar Catering and Events	120 N Stevens St		Retail Basement	2700	\$ 324.00
59	2	Nectar Catering and Events	120 N Stevens St		Retail Ground	2700	\$ 459.00
61	3A	Buena Vista Apts	11 S Cedar St		Apartments	41	\$ 167.28
63	1	Anthropologie	885 W Main Ave		Retail Ground	12000	\$ 3,600.00
64	3B	NW Investment Advisors	9 S Washington St	#210	Office Upper	1400	\$ 154.00
68	2	First Interstate Bank	421 W Riverside Ave	#1100	Office Upper	21366	\$ 2,563.92
70	2	Steven A. Meek Architects	421 W Riverside Ave	#412	Office Upper	2430	\$ 291.60
73	2	Levy Law Firm PLLC	421 W Riverside Ave	#381	Office Upper	305	\$ 110.00
77	3B	Therapy Group	9 S Washington St	#420	Office Upper	980	\$ 110.00
78	2	Pacific Source	601 W Riverside Ave	#120	Office Ground	2420	\$ 387.20
83	2	Rainbow Connection Daycare	621 W Sprague Ave		Office Ground	6128	\$ 980.48
91	2	Satellite Diner and Lounge	425 W Sprague Ave		Retail Ground	4400	\$ 748.00
92	2	Spokane City Ramp LLC	430 W 1st Ave		Commercial Parking	225	\$ 762.75
96	3C	Clinkerdagger	621 W Mallon Ave	#404	Retail Ground	8262	\$ 1,156.68
99	2	MW Consulting Engineers	601 W 1st Ave	#1300	Office Upper	9242	\$ 1,109.04
100	1	Coeur d'Alene Plaza Apartments	228 N Howard St	#300	Apartments	64	\$ 348.16
101	1	Washington Trust Bank Home Loans	601 W Main Ave	#1400	Office Upper	12059	\$ 1,567.67
102	3B	Lions Lair	205 W Riverside Ave		Retail Ground	1400	\$ 196.00
107	1	Nicholas Knapton PS	221 N Wall St	#644	Office Upper	961	\$ 124.93

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109	2	New York Life Insurance	601 W Riverside Ave	#1600	Office Upper	10308	\$ 1,236.96
114	2	Jacobs	999 W Riverside Ave	#500	Office Upper	6222	\$ 746.64
115	2	Terra Blanca Winery	926 W Sprague Ave	#100	Retail Ground	1737	\$ 295.29
116	3A	Cowles Publishing Co	1103 W Sprague Ave		Office Ground	9715	\$ 1,262.95
117	2	Cowles Publishing Co - Parking	1010 W Sprague Ave		Commercial Parking	276	\$ 935.64
118	3C	AristaPoint	621 W Mallon Ave	#301	Retail Upper	1279	\$ 140.69
123	3C	Clinkerdagger	621 W Mallon Ave	#401	Retail Ground	707	\$ 110.00
126	3B	Cruz Custom Boots	209 W Main Ave		Retail Ground	120	\$ 110.00
129	1	Alliant Insurance Services	818 W Riverside Ave	#650	Office Upper	9844	\$ 1,279.72
130	1	Knapton Development LLC	530 W Main Ave	#301	Office Upper	5000	\$ 650.00
133	1	RBC Wealth Management	601 W Main Ave	#1215	Office Upper	5290	\$ 687.70
136	2	Action Coach	421 W Riverside Ave	#1015	Office Upper	714	\$ 110.00
137	3B	Dania Furniture	319 W Riverside Ave		Retail Ground	55000	\$ 7,700.00
138	1	Wheatland Bank	222 N Wall St	#300	Office Upper	11714	\$ 1,522.82
149	3C	WIPFLI LLP	201 W North River Dr	#400	Office Upper	10080	\$ 1,108.80
152	1	Delay, Curran, Thompson & Pontarolo	601 W Main Ave	#1212	Office Upper	2936	\$ 381.68
155	2	GVD Commercial Properties	909 W 1st Ave	#B	Office Upper	2000	\$ 240.00
158	3C	Diamond Parking	621 W Mallon Ave		Commercial Parking	211	\$ 573.92
159	3B	Diamond Parking 2220	235 W Spokane Falls Blvd		Commercial Parking	190	\$ 516.80
160	3A	NAC Architecture - Parking	1208 W Sprague Ave		Commercial Parking	42	\$ 114.24
161	2	Steamplant Parking	126 S Post St		Commercial Parking	150	\$ 508.50
164	3C	Diamond Parking	709/711 N Lincoln St		Commercial Parking	130	\$ 353.60
169	1	Purgatory Craft Beer & Whiskey	524 W Main Ave		Retail Ground	2048	\$ 614.40
170	1	Travelers Property Casualty	707 W Main Ave	#703	Office Upper	3094	\$ 402.22
172	1	Johnson's Custom Jewelry Inc.	516 W Riverside Ave		Retail Ground	3400	\$ 1,020.00
173	2	Domini Sandwiches Inc	703 W Sprague Ave		Retail Ground	1852	\$ 314.84
175	2	State of Washington	10 N Post St	#445	Exempt	1509	\$ -
177	2	Gregory J Workland	421 W Riverside Ave	#673	Office Upper	451	\$ 110.00
178	2	Donald Trail Architect	123 S Wall St		Office Ground	350	\$ 110.00
179	2	Johnson Law Firm	421 W Riverside Ave	#216	Office Upper	2400	\$ 288.00
180	2	Spokane Hoopfest Association	421 W Riverside Ave	#115	Office Ground	2695	\$ 431.20
182	2	Roan Associates Inc	121 S Wall St		Office Upper	3435	\$ 412.20
184	2	Murraysmith Inc	421 W Riverside Ave	#762	Office Upper	2589	\$ 310.68
185	2	Lilac City Law PLLC	421 W Riverside Ave	#730	Office Upper	2793	\$ 335.16
190	2	Renegade By MonteScarlatto	822 W Sprague Ave		Retail Ground	1543	\$ 262.31
192	2	Commerce Architects	421 W Riverside Ave	#524	Office Upper	2311	\$ 277.32
193	2	Rushall, Reital & Randall	421 W Riverside Ave	#864	Office Upper	378	\$ 110.00
194	3C	Dresden Apartments	707 N Monroe St		Apartments	28	\$ 114.24

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195	2	Patrick Downey Attorney at Law	421 W Riverside Ave	#275B	Office Upper	190	\$	110.00
196	2	Madeleine's	415 W Main Ave	#103	Retail Ground	3046	\$	517.82
202	3B	STCU - Investment Services	9 S Washington St	#105	Office Ground	900	\$	117.00
203	3A	Myrtle Apartments	1214 W Sprague Ave		Apartments	18	\$	110.00
206	3C	Cedar Coffee	701 N Monroe St		Retail Ground	1208	\$	169.12
210	2	The Mango Tree	401 W Main Ave		Retail Ground	5400	\$	918.00
212	3B	Anastasi Moore & Martin LLC	9 S Washington St	#600	Office Upper	8600	\$	946.00
214	2	Ericksons Eyes	421 W Riverside Ave	#770	Office Upper	1293	\$	155.16
215	2	Cameron Sutherland, PLLC	421 W Riverside Ave	#660	Office Upper	1212	\$	145.44
217	2	Southwell & O'Rourke PS	421 W Riverside Ave	#960	Office Upper	3081	\$	369.72
220	2	Feltman Ewing PS	421 W Riverside Ave	#1600	Office Upper	10438	\$	1,252.56
221	2	Europa Restaurant & Bakery	125 S Wall St		Retail Ground	4006	\$	681.02
223	1	Evans, Craven & Lackie PS	818 W Riverside Ave	#250	Office Upper	9613	\$	1,249.69
225	3A	WS Property Management - Parking	1218 W Sprague Ave		Commercial Parking	25	\$	110.00
228	3B	The Eye Care Team	126 N Washington St	#A	Retail Ground	4500	\$	630.00
230	3B	Bohrnsen Stocker Smith Luciani Adamson PLLC	312 W Sprague Ave		Office Upper	712	\$	110.00
234	2	INHS	601 W 1st Ave	#900	Exempt	4852	\$	-
236	2	Paulsen Center Management / West & Wheeler	421 W Riverside Ave	#204	Office Skywalk	1421	\$	227.36
240	3A	4 Degrees Real Estate	1209 W 1st Ave		Office Ground	3600	\$	468.00
244	2	Fernwell Executive Suites	505 W Riverside Ave	#500	Office Upper	7987	\$	958.44
245	2	Hughes & Nelson	505 W Riverside Ave	#600	Office Upper	822	\$	110.00
248	3C	McGann Corp (Arby's)	201 W North River Dr	#360	Office Upper	1228	\$	135.08
250	3A	Rocket Bakery	1325 W 1st Ave	#101	Retail Ground	2500	\$	350.00
251	3A	Dellwo Roberts & Scanlon PS	1124 W Riverside Ave	#310	Office Upper	1870	\$	205.70
260	1	Loran Graham Company	601 W Main Ave	#1015	Office Upper	1215	\$	157.95
261	2	Spokane Symphony/Fox Theatre	1005 W Sprague Ave		Exempt	5000	\$	-
265	3B	Riverfront Park Travel Apartments	218 N Bernard St		Apartments	27	\$	110.16
266	2	Craft3	10 N Post St	#305	Office Upper	2500	\$	300.00
275	1	Northwest Equity Solutions Inc	221 N Wall St	#615	Office Upper	1006	\$	130.78
277	3B	Glen Dow Hair Academy	309 W Riverside Ave		Retail Ground	7151	\$	1,001.14
281	3C	Golden Rule Brake Service	625 N Monroe St		Retail Ground	1856	\$	259.84
282	3C	Turner, Stoeve & Gagliardi PS	201 W North River Dr	#190	Office Ground	2431	\$	316.03
283	3C	Centennial Hotel	303 W North River Dr		Hotels & Motels	402	\$	10,922.34
286	2	Goodyear Shoe Repair	414 W Sprague Ave		Retail Ground	840	\$	142.80
289	2	Slightly Charred Wood Fired Pizza	816 W Sprague Ave		Retail Ground	2000	\$	340.00
291	2	Terrence Dunne CPA	421 W Riverside Ave	#610	Office Upper	1279	\$	153.48
292	1	Goodale & Barbieri Company	818 W Riverside Ave	#300	Office Upper	5827	\$	757.51
295	2	Chicken-N-Mo: Southern Style Cookin'	414 1/2 W Sprague Ave		Retail Ground	789	\$	134.13

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297	3A	Carnegie Nail Design	1317 W 1st Ave		Retail Ground	501	\$	110.00
299	2	Mikes Mobile Shoe Shine	421 W Riverside Ave	#203	Retail Skywalk	322	\$	110.00
301	2	Echo Boutique	1033 W 1st Ave		Retail Ground	1940	\$	329.80
305	2	Lee's Frame Shoppe	501 W Sprague Ave		Retail Ground	2000	\$	340.00
308	2	Dressed by Eva	2 N Post St		Retail Ground	572	\$	110.00
312	3B	High Nooner	237 W Riverside Ave		Retail Ground	2500	\$	350.00
314	3C	The Kitchen Engine	621 W Mallon Ave	#419	Retail Upper	1088	\$	119.68
330	2	First Interstate Bank	421 W Riverside Ave	#113	Retail Ground	16672	\$	2,834.24
334	3A	Integrus Architecture	10 S Cedar St		Office Upper	7510	\$	826.10
334	3A	Integrus Architecture	10 S Cedar St		Office Ground	8333	\$	1,083.29
336	2	Northwest Open Access Network	422 W Riverside Ave	#408	Office Upper	10960	\$	1,315.20
342	2	Legacy Capital Management Inc	421 W Riverside Ave	#330	Office Upper	884	\$	110.00
346	3B	CMC Tire Inc	9 S Washington St	#301	Office Upper	2937	\$	323.07
347	2	Daley Management	421 W Riverside Ave	#470	Office Upper	700	\$	110.00
352	3B	Jensen Distribution Services	314 W Riverside Ave		Office Ground	17000	\$	2,210.00
355	2	Jimmy Z's Gastropub & Red Room Lounge	521 W Sprague Ave		Retail Ground	5639	\$	958.63
364	2	Hotel Lusso	808 W Sprague Ave		Hotels & Motels	48	\$	1,304.16
374	3C	Kelly Services Inc.	201 W North River Dr	#210	Office Upper	1451	\$	159.61
376	2	Kershaw's Inc.	119 S Howard St		Office Upper	10000	\$	1,200.00
376	2	Kershaw's Inc.	119 S Howard St		Office Ground	10000	\$	1,600.00
378	1	Kiemle & Hagood Company	601 W Main Ave	#400	Office Upper	12059	\$	1,567.67
381	2	United Tile	421 W Riverside Ave	#300	Office Upper	934	\$	112.08
382	2	Charles T Conrad PS	421 W Riverside Ave	#725	Office Upper	927	\$	111.24
384	2	Lucky's Irish Pub	408 W Sprague Ave		Retail Ground	1250	\$	212.50
387	3A	Break Through Inc	1124 W Riverside Ave	#200	Office Upper	1462	\$	160.82
393	2	CliftonLarsonAllen LLP	601 W Riverside Ave	#700	Office Upper	16200	\$	1,944.00
396	3C	Indy's Barbershop	711 N Monroe St		Retail Ground	1200	\$	168.00
400	2	State Rep. Marcus Ricelli	421 W Riverside Ave	#317	Exempt	370	\$	-
401	3B	Italian Kitchen	113 N Bernard St		Retail Ground	2200	\$	308.00
403	2	Lukins & Annis Law Offices	717 W Sprague Ave	#1600	Office Upper	11560	\$	1,387.20
412	1	Rocket Bakery	207 N Wall St		Retail Ground	250	\$	110.00
415	2	Yuppy Puppy	830 W Sprague Ave		Retail Ground	1895	\$	322.15
416	3C	Marguerite's Nail Boutique	621 W Mallon Ave	#417	Retail Ground	610	\$	110.00
419	2	Essential Massage LLC	421 W Riverside Ave	#711	Office Upper	690	\$	110.00
426	2	24 Taps	825 W Riverside Ave		Retail Ground	4775	\$	811.75
427	2	Moss Adams LLP	601 W Riverside Ave	#1800	Office Upper	15157	\$	1,818.84
428	3C	Mercer Global Advisors Inc	201 W North River Dr	#380	Office Upper	2812	\$	309.32
435	3B	Lutheran Community Services Northwest	1 N Browne St		Exempt	1800	\$	-

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437	1	CollinsWoerman	502 W Riverside Ave	#200	Office Upper	2815	\$	365.95
447	2	Transcend Executive Group	905 W Riverside Ave	#311	Office Upper	2187	\$	262.44
450	3C	Metro Eclectic	604 N Monroe St		Retail Ground	9000	\$	1,260.00
451	1	Umpqua Bank	707 W Main Ave	#A2	Retail Ground	2856	\$	856.80
452	3C	Boom Creative	621 W Mallon Ave	#603	Office Upper	1156	\$	127.16
453	3B	Jumping Jackalope Axe Throwing	226 W Riverside Ave		Retail Ground	3500	\$	490.00
454	3A	Motion Auto Supply	120 S Cedar St		Retail Ground	1500	\$	210.00
463	2	Scratch Restaurant and Lounge	1007 W 1st Ave		Retail Ground	1200	\$	204.00
465	3B	Maracas Mexican Grill	245 W Spokane Falls Blvd		Office Upper	2000	\$	220.00
465	3B	Maracas Mexican Grill	245 W Spokane Falls Blvd		Retail Ground	7200	\$	1,008.00
469	3A	Edwidge Apartments	1227 W Riverside Dr		Apartments	15	\$	110.00
473	2	Roundhill's Barbershop	429 W 1st Ave		Retail Ground	800	\$	136.00
475	2	Family Impact Network	905 W Riverside Ave	#208	Exempt	2387	\$	-
477	3B	West Riverside Apartments	221 W Riverside Ave		Apartments	24	\$	110.00
478	2	New Madison Apartments	1029 W 1st Ave		Apartments	68	\$	323.00
479	1	Hill International	818 W Riverside Ave	#400	Office Upper	3680	\$	478.40
480	2	Cochinito Taqueria	10 N Post St	#14	Retail Ground	4780	\$	812.60
482	1	Nordstrom	828 W Main Ave		Retail Upper	43000	\$	5,590.00
482	1	Nordstrom	828 W Main Ave		Retail Ground	43000	\$	12,900.00
482	1	Nordstrom	828 W Main Ave		Retail Skywalk	43000	\$	12,900.00
490	2	Prime Mobility & Strength LLC	7 S Howard St	#200	Office Upper	3393	\$	407.16
494	3A	NAC Architecture	1203 W Riverside Dr		Office Ground	2685	\$	349.05
494	3A	NAC Architecture	1203 W Riverside Dr		Office Upper	6704	\$	737.44
496	1	O'Doherty's Irish Grille	525 W Spokane Falls Blvd		Retail Ground	4000	\$	1,200.00
500	1	Tavolata	221 N Wall St	#112	Retail Ground	8676	\$	2,602.80
506	3B	Spokane Comedy Club	315 W Sprague Ave		Retail Ground	6000	\$	840.00
510	2	Crave	401 W Riverside Ave	#101	Retail Ground	1965	\$	334.05
515	3C	IFIOC	621 W Mallon Ave	#600	Office Upper	3578	\$	393.58
517	2	Ignitium	601 W Riverside Ave	#1700	Office Upper	6322	\$	758.64
518	2	Paine Hamblen LLP	717 W Sprague Ave	#1200	Office Upper	7297	\$	875.64
523	3B	Park Tower Apartments	217 W Spokane Falls Blvd		Apartments	185	\$	754.80
524	1	Parkade Inc	511 W Main Ave		Commercial Parking	944	\$	3,851.52
525	1	Parkrite #1	Main Ave & Stevens St		Commercial Parking	144	\$	587.52
527	3A	Pass Word Inc	1303 W 1st Ave	#200	Office Upper	3000	\$	330.00
530	1	Rite-Aid Drugs, Inc.	112 N Howard St	#115	Retail Ground	18821	\$	5,646.30
531	1	ESDI Corp	707 W Main Ave	#B1	Office Skywalk	13326	\$	2,265.42
533	3C	Evergreen Elder Law	621 W Mallon Ave	#306	Office Upper	2497	\$	274.67
535	1	T-Mobile	707 W Main Ave	#A4	Retail Ground	2070	\$	621.00

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537	2	Hahn Law	421 W Riverside Ave	#717	Office Upper	791	\$ 110.00
540	1	Womer & Associates	221 N Wall St	#600	Office Upper	7655	\$ 995.15
543	2	Mane Self / Courtney Roark	10 N Post St	#110	Retail Ground	600	\$ 110.00
545	3B	Signia Capital	9 S Washington St	#520	Office Upper	325	\$ 110.00
546	2	Northwest Pain Care	421 W Riverside Ave	#900	Office Upper	7184	\$ 862.08
549	3C	Century 21	101 W North River Dr		Retail Ground	9234	\$ 1,292.76
554	2	UBS Financial Services	601 W Riverside Ave	#1200	Office Upper	9681	\$ 1,161.72
556	3C	Teleport Vintage + Co	917 W Broadway Ave		Retail Ground	289	\$ 110.00
557	2	PM Jacoy	402 W Sprague Ave		Retail Ground	2000	\$ 340.00
559	3C	The Kitchen Engine	621 W Mallon Ave	#416	Retail Upper	6694	\$ 736.34
560	2	Lee & Hayes PLLC	601 W Riverside Ave	#1400	Office Upper	15855	\$ 1,902.60
564	1	RiskLens	601 W Main Ave	#910	Office Upper	2366	\$ 307.58
571	2	Ellen M. Hendrick PLLC	905 W Riverside Ave	#601	Office Upper	1131	\$ 135.72
572	2	Randall Danskin PS	601 W Riverside Ave	#1500	Office Upper	13287	\$ 1,594.44
578	2	Greater Spokane Incorporated	801 W Riverside Ave	#200	Office Upper	8200	\$ 984.00
582	2	Richards, Merrill & Peterson Inc	422 W Riverside Ave	#101	Office Ground	4433	\$ 709.28
583	2	Rick Singer Photography	415 1/2 W Main Ave		Retail Upper	5600	\$ 672.00
586	3C	Iron & Gold Tattoo	705 N Monroe St		Retail Ground	1482	\$ 207.48
587	3C	Birds in the Coast LLC	709 N Monroe St		Retail Ground	1254	\$ 175.56
590	3A	Riverfalls Tower Apartments	1224 W Riverside Ave		Apartments	99	\$ 403.92
591	1	Riverpark Square Parking Garage	814 W Main Ave		Commercial Parking	1350	\$ 5,508.00
592	2	Anchored Art	421 W Riverside Ave	#108A	Retail Ground	2757	\$ 468.69
594	3C	Vista Title & Escrow	201 W North River Dr	#305	Office Upper	2711	\$ 298.21
595	2	Sharp Appraisal	421 W Riverside Ave	#1009	Office Upper	1111	\$ 133.32
596	2	Hayward Law	905 W Riverside Ave	#505	Office Upper	248	\$ 110.00
597	1	Alliant Insurance Services	818 W Riverside Ave	#700	Office Upper	11064	\$ 1,438.32
601	2	Neato Burrito	827 W 1st Ave	#100	Retail Ground	2255	\$ 383.35
604	3C	Law Offices of D.C. Cronin	724 N Monroe St		Office Ground	2000	\$ 260.00
608	2	Coffman Engineers	10 N Post St	#601	Office Upper	3929	\$ 471.48
610	2	Crouse Erickson	422 W Riverside Ave	#820	Office Upper	2438	\$ 292.56
611	1	Sous Vide LLC (Spokanewich/Tios Taqueria)	707 W Main Ave	#B12	Retail Upper	1380	\$ 179.40
613	3A	San Marco Apartments	1229 W Riverside Dr		Apartments	40	\$ 163.20
615	2	Macauley & Associates LLC	421 W Riverside Ave	#1030	Office Upper	1970	\$ 236.40
619	2	Law Office of Heather Hoover PLLC	421 W Riverside Ave	#812	Office Upper	1029	\$ 123.48
620	2	Bank of America	601 W Riverside Ave		Office Ground	48404	\$ 7,744.64
624	1	Washington Trust Bank	601 W Main Ave	#1300	Office Upper	12059	\$ 1,567.67
626	2	Marken Law Group	905 W Riverside Ave	#603	Office Upper	265	\$ 110.00
629	3A	Grand Coulee Apartments	106 S Cedar St		Apartments	20	\$ 110.00

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Downtown Spokane Improvement District 2022 Tenant Assessment Roll



635	2	The Monterey Café	9 N Washington St		Retail Ground	800	\$	136.00
639	2	Ulrich Investment Consultants	421 W Riverside Ave	#972	Office Upper	1291	\$	154.92
642	3A	Method Juice Café	1309 W 1st Ave	#101	Retail Ground	1000	\$	140.00
643	3A	Parkview West Apartments	1309 W 1st Ave		Apartments	51	\$	208.08
644	2	Chair Six Financial Planning PLLC	905 W Riverside Ave	#201	Office Upper	563	\$	110.00
646	2	Spokane Reporting Service	421 W Riverside Ave	#1010	Office Upper	940	\$	112.80
650	2	Leland Curtis Co	9 S Howard St		Retail Ground	680	\$	115.60
651	2	Prime Real Estate Group	417 W 1st Ave #1A		Office Ground	1300	\$	208.00
652	2	Whispering Falls Massage	417 W 1st Ave #1B		Retail Ground	3415	\$	580.55
653	3A	Regeneration Point	1319 W 1st Ave		Retail Ground	1850	\$	259.00
654	1	Blissful Blends	530 W Main Ave	#201	Retail Upper	2220	\$	288.60
656	3B	Metropolitan Apartments	111 N Bernard St		Apartments	31	\$	126.48
658	3B	Standard Printworks	256 W Riverside Ave		Office Ground	5000	\$	650.00
661	2	Pure Salon & Spa	423 W 1st Ave	#100	Retail Ground	790	\$	134.30
664	1	GreyStar	510 W Riverside Ave	#200	Office Upper	2647	\$	344.11
670	1	Homestreet Bank	818 W Riverside Ave	#120	Retail Ground	3400	\$	1,020.00
672	1	Soulful Soups and Spirits	117 N Howard St	#100	Retail Ground	1200	\$	360.00
677	3B	Suki Yaki Inn Japanese Restaurant	119 N Bernard St		Retail Ground	4400	\$	616.00
679	1	Lola Soaps (EBP Group)	808 W Main Ave	#209	Retail Upper	1458	\$	189.54
681	2	Steam Plant Hotel	123 S Post St		Hotels & Motels	44	\$	1,195.48
685	3B	Hale Lofts	227 W Riverside Ave		Apartments	12	\$	110.00
689	3A	Bird's Eye Tattoo	1325 W 1st Ave	#316	Retail Upper	235	\$	110.00
692	2	The Missing Piece Tattoo Lounge	410 W Sprague Ave		Retail Ground	1250	\$	212.50
695	3B	The Onion Bar & Grill	302 W Riverside Ave		Retail Ground	4500	\$	630.00
696	2	Conlin, Maloney & Miller	421 W Riverside Ave	#911	Office Upper	1152	\$	138.24
697	2	Wells Fargo Corporate Properties	601 W 1st Ave	#800	Office Upper	9205	\$	1,104.60
698	3C	Tobacco World	621 W Mallon Ave	#406	Retail Ground	757	\$	110.00
700	2	Hotel Ruby	901 W 1st Ave		Hotels & Motels	36	\$	978.12
702	1	GenPrime	502 W Riverside Ave	#101	Office Ground	10143	\$	1,724.31
703	2	Michael Building Apartments	826 W Sprague Ave		Apartments	18	\$	110.00
706	1	Crafted Beauty (RMB Holdings)	510 W Riverside Ave	#100	Retail Ground	5434	\$	1,630.20
708	2	Brews Brothers Espresso Lounge	734 W Sprague Ave		Retail Ground	1026	\$	174.42
709	3A	Studio One Hair & Body Salon	1311 W Sprague Ave		Retail Ground	1500	\$	210.00
723	1	KSB Litigations PS	510 W Riverside Ave	#300	Office Upper	4536	\$	589.68
724	2	US Bank of Washington	422 W Riverside Ave	#100	Office Ground	17718	\$	2,834.88
728	1	CenturyLink	601 W Main Ave	#500	Office Upper	5147	\$	669.11
729	1	Wells St. John	601 W Main Ave	#600	Office Upper	6957	\$	904.41
731	3C	Varela & Associates	601 W Mallon Ave	#A	Office Ground	1350	\$	175.50

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733	2	Vic B. Linden & Sons Sign Advertising Inc	122 S Lincoln St		Manufacturing	3201	\$ 384.12
734	2	Teachers Insurance and Annuity Association of America	601 W Riverside Ave	#940	Office Upper	4001	\$ 480.12
736	1	JP Morgan Chase Bank	601 W Main Ave	#100	Office Ground	6408	\$ 1,089.36
742	2	Physicians Insurance Group	421 W Riverside Ave	#1400	Office Upper	3000	\$ 360.00
743	2	Washington Trust Bank	717 W Sprague Ave	#104	Office Ground	573	\$ 110.00
743	2	Washington Trust Bank	717 W Sprague Ave	#S010-S045	Office Upper	1254	\$ 150.48
743	2	Washington Trust Bank	717 W Sprague Ave	#101	Office Ground	3917	\$ 626.72
743	2	Washington Trust Bank	717 W Sprague Ave	#100	Retail Ground	4379	\$ 744.43
743	2	Washington Trust Bank	717 W Sprague Ave	#102	Office Ground	7128	\$ 1,140.48
743	2	Washington Trust Bank	717 W Sprague Ave	#110	Office Ground	8069	\$ 1,291.04
743	2	Washington Trust Bank	717 W Sprague Ave	#109	Office Ground	10440	\$ 1,670.40
745	3C	Waddell & Reed	201 W North River Dr	#500	Office Upper	2136	\$ 234.96
747	3B	Blink Lash Boutique	310 W 1st Ave		Retail Ground	1000	\$ 140.00
748	3A	Brick West Brewing Co	1318 W 1st Ave		Retail Ground	6600	\$ 924.00
749	3A	Watts 1903	1318 W 1st Ave	#2	Retail Ground	3000	\$ 420.00
751	3A	WS Property Management	1325 W 1st Ave	#300	Office Upper	388	\$ 110.00
754	2	Ridpath Club Apartments	515 W Sprague Ave		Apartments	206	\$ 978.50
758	1	RenCorp Realty	502 W Riverside Ave	#103	Office Ground	2413	\$ 410.21
761	2	Collabra Technology	505 W Riverside Ave	#300	Office Upper	6410	\$ 769.20
764	2	Winston & Cashatt PS	601 W Riverside Ave	#1900	Office Upper	3862	\$ 463.44
766	2	Witherspoon Kelley	422 W Riverside Ave	#1100	Office Upper	10967	\$ 1,316.04
770	2	Innovia Foundation	421 W Riverside Ave	#606	Exempt	3083	\$ -
771	2	Joseph L. Schmitz	422 W Riverside Ave	#1407	Office Upper	2613	\$ 313.56
773	3C	Wonders of the World	621 W Mallon Ave	#412	Retail Ground	3035	\$ 424.90
775	1	Witherspoon, Brajcich & McPhee	601 W Main Ave	#714	Office Upper	7568	\$ 983.84
777	2	People's Waffle	15 S Howard St		Retail Ground	1754	\$ 298.18
778	2	Emma Rue's	15 S Howard St		Retail Ground	1754	\$ 298.18
1156	1	Wheatland Bank	222 N Wall St	#101	Office Ground	2743	\$ 466.31
1161	2	Diamond Parking	416 W Riverside Ave		Commercial Parking	33	\$ 111.87
1162	2	Diamond Parking	331 W Riverside Ave		Commercial Parking	119	\$ 403.41
1163	2	Diamond Parking	422 W Sprague Ave		Commercial Parking	25	\$ 110.00
1165	2	Mootsy's Tavern	406 W Sprague Ave		Retail Ground	1436	\$ 244.12
1166	1	Dunn & Black PS	111 N Post St	#300	Office Upper	8595	\$ 1,117.35
1170	3C	XS Wholesale Jewelers	621 W Mallon Ave	#307	Retail Ground	1296	\$ 181.44
1171	3C	Glover Mansion	621 W Mallon Ave	#308	Retail Ground	878	\$ 122.92
1180	2	Cutting Edge Communications	422 W Riverside Ave	#1508/1509	Office Upper	447	\$ 110.00
1190	1	Mizuna Restaurant & Wine Bar	214 N Howard St		Retail Ground	4000	\$ 1,200.00
1192	3B	Decorum	126 N Washington St	#B	Retail Ground	3500	\$ 490.00

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1194	2	Joe's Mini Market	701 W Riverside Ave	#D	Retail Ground	772	\$	131.24
1198	1	Edwards Lalone Travel	502 W Riverside Ave	#203	Retail Skywalk	950	\$	285.00
1199	1	Carhartt	530 W Main Ave		Retail Ground	3600	\$	1,080.00
1202	3A	The Bike Hub	1403 W 1st Ave		Retail Ground	2600	\$	364.00
1204	1	Spokane Exercise Equipment	511 W Main Ave		Retail Ground	8800	\$	2,640.00
1209	2	Subway	701 W Riverside Ave	#A1	Retail Ground	820	\$	139.40
1212	2	Brews Brothers Espresso Lounge	601 W 1st Ave		Retail Ground	1000	\$	170.00
1213	2	Wells Fargo Corporate Properties	601 W 1st Ave	#100	Retail Ground	4631	\$	787.27
1218	3C	Senator Guitars	618 N Monroe St		Retail Ground	1225	\$	171.50
1220	1	Urban Outfitters #1026	702 W Main Ave	#100	Retail Ground	5088	\$	1,526.40
1223	2	Bruttles Gourmet Candy	828 W Sprague Ave		Retail Ground	1362	\$	231.54
1227	1	Smith Co.	530 W Main Ave	#202	Office Upper	1900	\$	247.00
1231	1	Atticus Coffee and Gifts	222 N Howard St		Retail Ground	2950	\$	885.00
1232	3A	Andy's Bar	1401 W 1st Ave		Retail Ground	1100	\$	154.00
1233	3A	The Bike Hub	1405 W 1st Ave		Retail Ground	4077	\$	570.78
1235	1	Pho City	112 N Howard St		Retail Ground	1008	\$	302.40
1236	2	Lilac City Lofts	415 W Sprague Ave		Hotels & Motels	4	\$	110.00
1250	1	Lifestance Behavioral Health	221 N Wall St	#202	Office Upper	5342	\$	694.46
1272	1	Art Jacobs Designer Scarf Collection	601 W Main Ave	#202	Retail Upper	605	\$	110.00
1277	2	Argia North America / Group Argia	422 W Riverside Ave	#324	Office Upper	702	\$	110.00
1282	2	Verizon Communications	422 W Riverside Ave	#615	Office Upper	1234	\$	148.08
1285	2	Tierpoint	422 W Riverside Ave	#816	Office Upper	429	\$	110.00
1290	2	Neutron LLC	422 W Riverside Ave	#1401	Office Upper	988	\$	118.56
1292	2	CenturyLink	422 W Riverside Ave	#1503	Office Upper	662	\$	110.00
1293	2	Light Speed Networks	422 W Riverside Ave	#328	Office Upper	435	\$	110.00
1294	2	Verizon Wireless Corp Office	422 W Riverside Ave	#1513	Office Upper	564	\$	110.00
1299	2	Stone Creek Insurance Agency Inc	421 W Riverside Ave	#1555	Office Upper	1561	\$	187.32
1301	2	Paulsen Business Center (USPS)	421 W Riverside Ave	#103	Office Ground	653	\$	110.00
1304	2	Teneff Jewelery	421 W Riverside Ave	#280	Office Skywalk	2635	\$	421.60
1307	2	Evergreen Business Capital	421 W Riverside Ave	#461	Office Upper	1382	\$	165.84
1310	2	HSSA of Spokane County	421 W Riverside Ave	#661	Office Upper	610	\$	110.00
1312	2	Neil Humphries Law Office	421 W Riverside Ave	#704	Office Upper	1064	\$	127.68
1314	2	Jonathan Springstead	421 W Riverside Ave	#670	Office Upper	637	\$	110.00
1316	2	Patrick Kirby Attorney at Law PS	421 W Riverside Ave	#802	Office Upper	1057	\$	126.84
1317	2	Kauffman & Associates	421 W Riverside Ave	#450	Office Upper	2622	\$	314.64
1318	2	Sodemann Documents Services Inc	421 W Riverside Ave	#868	Office Upper	1290	\$	154.80
1320	2	Gobel Law Office PLLC	421 W Riverside Ave	#908	Office Upper	1439	\$	172.68
1321	2	Stevens Clay PS	421 W Riverside Ave	#1575	Office Upper	3736	\$	448.32

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1329	2	Premier 1031	421 W Riverside Ave	#407	Office Upper	467	\$	110.00
1330	2	NCM Franchising LLC	421 W Riverside Ave	#460	Office Upper	497	\$	110.00
1332	2	Shaw Contract	421 W Riverside Ave	#468	Office Upper	708	\$	110.00
1336	2	Brad Williams PS	421 W Riverside Ave	#512	Office Upper	658	\$	110.00
1341	2	Roginski & Strine	421 W Riverside Ave	#516	Office Upper	964	\$	115.68
1342	2	Anchored Art	421 W Riverside Ave	#702	Retail Upper	877	\$	110.00
1343	2	Cynthia Schwartz PS	421 W Riverside Ave	#720	Office Upper	1246	\$	149.52
1344	2	ReachBio Research Labs	421 W Riverside Ave	#763	Office Upper	867	\$	110.00
1348	2	Casey Law Office PS	421 W Riverside Ave	#308	Office Upper	1035	\$	124.20
1349	2	McAloon Law PLLC	421 W Riverside Ave	#515	Office Upper	1164	\$	139.68
1352	2	Rey-Bear McLaughlin LLP	421 W Riverside Ave	#1004	Office Upper	638	\$	110.00
1353	2	Vorpahl Wing Securities	421 W Riverside Ave	#1020	Office Upper	4110	\$	493.20
1356	2	Diamond Parking Services LLC	421 W Riverside Ave	#1250	Office Upper	2979	\$	357.48
1367	2	Wellness Therapies LLC	421 W Riverside Ave	#602	Office Upper	639	\$	110.00
1370	2	Kindnss	522 W 1st Ave		Office Upper	1385	\$	166.20
1375	1	Fellowship Financial Planning	502 W Riverside Ave	#201	Office Upper	1891	\$	245.83
1377	2	Johnson Law Firm	421 W Riverside Ave	#220	Office Upper	3452	\$	414.24
1381	3C	Comcast Spotlight	621 W Mallon Ave	#200	Office Upper	5743	\$	631.73
1384	3C	Steven Schneider PS	621 W Mallon Ave	#505	Office Upper	504	\$	110.00
1408	1	Spokane Youth for Christ	601 W Main Ave	#1017	Exempt	1693	\$	-
1410	1	RBC Wealth Management	601 W Main Ave	#1214	Office Upper	3296	\$	428.48
1412	2	Counseling Centers of Spokane	422 W Riverside Ave	#518	Office Upper	4654	\$	558.48
1413	2	James Spurgetis	422 W Riverside Ave	#620	Office Upper	3425	\$	411.00
1418	2	Richter Wimberley PS	422 W Riverside Ave	#1300	Office Upper	4204	\$	504.48
1424	2	Schoedel & Schoedel CPA's PLLC	422 W Riverside Ave	#1420	Office Upper	4752	\$	570.24
1426	2	Redstone Group - Conference Room B	601 W Riverside Ave	#206	Office Upper	536	\$	110.00
1429	2	Allstate	601 W Riverside Ave	#130	Office Ground	1355	\$	216.80
1446	2	Wells Fargo Corporate Properties	601 W 1st Ave	#700	Office Upper	9205	\$	1,104.60
1448	2	Clearwater Paper Corp	601 W Riverside Ave	#1000	Office Upper	15856	\$	1,902.72
1451	1	Kutak Rock LLP	510 W Riverside Ave	#800	Office Upper	4536	\$	589.68
1492	3B	Homeowners Association Services	9 S Washington St	#518	Office Upper	1400	\$	154.00
1493	3B	Palindrome Capital Management	9 S Washington St	#515	Office Upper	2500	\$	275.00
1498	2	The Lo-Key Café	903 W Riverside Ave	#102	Retail Ground	978	\$	166.26
1500	2	Community Frameworks	905 W Riverside Ave	#103	Exempt	2715	\$	-
1502	2	Horizon Housing Alliance	905 W Riverside Ave	#202	Office Upper	483	\$	110.00
1503	2	Wisesol Pacific	905 W Riverside Ave	#316	Office Upper	400	\$	110.00
1506	2	Amber Fino Photography	905 W Riverside Ave	#401	Office Upper	590	\$	110.00
1507	2	Vexing Media LLC	905 W Riverside Ave	#416	Office Upper	892	\$	110.00

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1508	2	Best Law, PLLC	905 W Riverside Ave	#409	Office Upper	2577	\$ 309.24
1509	2	Lifelong Inc	905 W Riverside Ave	#501	Office Upper	1044	\$ 125.28
1511	2	Design West Architects	905 W Riverside Ave	#605	Office Upper	2527	\$ 303.24
1512	2	Payne Properties & Development	905 W Riverside Ave	#503	Office Upper	240	\$ 110.00
1519	1	Caliber Home Loans Inc	818 W Riverside Ave	#520	Office Upper	2870	\$ 373.10
1521	1	Stephen Dashiell PS	818 W Riverside Ave	#560	Office Upper	384	\$ 110.00
1522	1	Craig Clifford	818 W Riverside Ave	#660	Office Upper	1160	\$ 150.80
1523	2	Wooden City Spokane	819 W Riverside Ave		Retail Ground	8000	\$ 1,360.00
1525	1	McDonald-Miller Facility	818 W Riverside Ave	#415	Office Upper	901	\$ 117.13
1526	1	Premier Partners Wealth Management	818 W Riverside Ave	#425	Office Upper	1426	\$ 185.38
1529	3C	HomeBridge	201 W North River Dr	#600	Office Upper	10711	\$ 1,178.21
1531	3C	Corvel Healthcare Corp	201 W North River Dr	#375	Office Upper	923	\$ 110.00
1535	2	The Wave Island Sports Grill & Sushi Bar	523 W 1st Ave		Retail Ground	4872	\$ 828.24
1536	2	Redstone Group - Amenity Room	601 W Riverside Ave	#204	Office Upper	1326	\$ 159.12
1540	3B	Sweet Frostings (Office)	9 S Washington St	#522	Office Upper	550	\$ 110.00
1541	2	Transblue Spokane	427 W Main Ave	#300	Office Upper	3000	\$ 360.00
1542	2	Dr. Matt Bahr - Gonzaga University	125 S Stevens St	#300	Office Upper	5000	\$ 600.00
1543	2	Serenity Insurance	125 S Stevens St	#400	Office Upper	5000	\$ 600.00
1544	2	Serenity Insurance	125 S Stevens St	#500	Office Upper	5000	\$ 600.00
1754	2	Tamarack Public House	912 W Sprague Ave		Retail Ground	3800	\$ 646.00
1758	2	The Woodshop LLC	122 S Monroe St	#C	Office Ground	1714	\$ 274.24
1762	2	Columbia Bank	505 W Riverside Ave	#450	Office Upper	4144	\$ 497.28
1767	2	Wellness Therapies LLC	421 W Riverside Ave	#614	Office Upper	1956	\$ 234.72
1770	2	DA Davidson	601 W Riverside Ave	#800	Office Upper	11834	\$ 1,420.08
1777	2	Uncle's Games	404 W Main Ave	#102	Retail Ground	1802	\$ 306.34
1778	2	Gander & Ryegrass	404 W Main Ave	#104	Retail Ground	2762	\$ 469.54
1779	2	Liberty Building Office	203 N Washington St	#202	Office Upper	485	\$ 110.00
1781	2	Pottery Place Plus	203 N Washington St	#1st Flr	Retail Ground	1490	\$ 253.30
1789	1	Jimmy John's Gourmet Sandwiches	601 W Main Ave	#102	Retail Ground	1550	\$ 465.00
1793	1	First Choice Health Network	221 N Wall St	#310	Office Upper	5935	\$ 771.55
1796	1	Fusion Architecture PLLC	221 N Wall St	#345	Office Upper	1062	\$ 138.06
1801	1	Intermountain Consulting	221 N Wall St	#611	Office Upper	287	\$ 110.00
1803	2	Petunia & Loomis	421 W Riverside Ave	#102	Retail Ground	1331	\$ 226.27
1805	2	Daily Grind Downtown (Office)	421 W Riverside Ave	#260	Office Upper	423	\$ 110.00
1806	2	Gilbert Law Firm PS	421 W Riverside Ave	#353	Office Upper	1892	\$ 227.04
1812	2	Sodemann Documents Services Inc	421 W Riverside Ave	#866	Office Upper	762	\$ 110.00
1817	1	Numerica Credit Union	502 W Riverside Ave	#100	Office Ground	2815	\$ 478.55
1833	1	Apple Inc	710 W Main Ave	#123	Retail Ground	7059	\$ 2,117.70

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1834	1	Umpqua Bank	707 W Main Ave	#502	Office Upper	2687	\$	349.31
1838	3B	Medical Consultants Network	9 S Washington St	#315	Office Upper	2600	\$	286.00
1839	1	Boo Radley's	232 N Howard St		Retail Ground	1673	\$	501.90
1842	1	Steelhead Bar & Grille	218 N Howard St		Retail Ground	2800	\$	840.00
1843	2	The Compass Room & Rooftop	421 W Riverside Ave	#1700	Office Upper	2320	\$	278.40
1844	2	Pistole Lifestyle & Skate	523 W Sprague Ave		Retail Ground	1090	\$	185.30
1845	2	Chronicle Building Apartments	926 W Sprague Ave		Apartments	40	\$	190.00
1847	3A	Parks Medical Corporation	1325 W 1st Ave	#306	Office Upper	2494	\$	274.34
1848	3C	Mayken	621 W Mallon Ave	#507	Office Upper	1366	\$	150.26
1849	1	Salon Nouveau	224 N Howard St		Retail Ground	2200	\$	660.00
1860	3A	Kieley Fox LMP	1325 W 1st Ave	#309	Office Upper	170	\$	110.00
1862	3A	Roberts Freebourn PLLC	1325 W 1st Ave	#304	Office Upper	1780	\$	195.80
1864	3A	Darin Winkler	1325 W 1st Ave	#318	Office Upper	330	\$	110.00
1868	3C	Spokane Regional Sports Commission	201 W North River Dr	#130	Office Ground	2876	\$	373.88
1869	3C	180 Chiropractic Wellness LLC	201 W North River Dr	#170	Retail Ground	949	\$	132.86
1871	2	Precision Construction Services	905 W Riverside Ave	#204	Office Upper	442	\$	110.00
1875	3C	Kayleen Michelle Photography & Design	921 W Broadway Ave	#204	Office Upper	500	\$	110.00
1876	3C	Gregory S Morrison Attorney	921 W Broadway Ave	#302	Office Upper	350	\$	110.00
1877	3C	McGarry Law Office	921 W Broadway Ave	#205B	Office Upper	350	\$	110.00
1878	3C	Law Offices of Christian J Phelps	921 W Broadway Ave	#201	Office Upper	498	\$	110.00
1880	3B	Gamers Arcade Bar	321 W Sprague Ave		Retail Ground	1094	\$	153.16
1883	3C	Mark R Iverson PS	921 W Broadway Ave	#305	Office Upper	1150	\$	126.50
1892	3C	USA - Army Recruiting Office	111 W North River Dr	#202	Exempt	1748	\$	-
1902	1	RiskLens	601 W Main Ave	#917	Office Upper	4929	\$	640.77
1904	2	Robert Half	601 W Riverside Ave	#960	Office Upper	2336	\$	280.32
1906	2	Career Path Services	10 N Post St	#200	Exempt	6301	\$	-
1907	2	Fusion Business Finance, Inc	10 N Post St	#214	Office Upper	750	\$	110.00
1921	2	Downtown Spokane Partnership	10 N Post St	#400	Office Upper	4021	\$	482.52
1931	2	Coffman Engineers	10 N Post St	#500	Office Upper	14296	\$	1,715.52
1939	2	Congresswoman Cathy McMorris	10 N Post St	#625	Exempt	2200	\$	-
1943	2	National Alliance on Mental Illness (NAMI Spokane)	10 N Post St	#638	Exempt	337	\$	-
1944	2	Robert E Johnson Designs	10 N Post St	#646	Office Upper	180	\$	110.00
1946	2	Federal Defenders of Eastern Washington & Idaho	10 N Post St	#700	Exempt	11612	\$	-
1947	3B	STCU Hutton Branch	9 S Washington St	#101	Retail Ground	2300	\$	322.00
1949	3B	Spokane Counseling LLC	9 S Washington St	#310	Office Upper	1479	\$	162.69
1988	1	Davis' Watch-Clock-Jewelry Repair	511 W Main Ave	#203	Retail Skywalk	545	\$	163.50
1993	2	Echo Annex	1025 W 1st Ave		Retail Ground	715	\$	121.55
1997	2	Black Realty Management / Black Commercial	801 W Riverside Ave	#300	Office Upper	8200	\$	984.00

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1998	2	Black Realty Management	801 W Riverside Ave	#510	Office Upper	1909	\$ 229.08
2002	2	Sushi.com	430 W Main Ave		Retail Ground	4700	\$ 799.00
2030	1	Travelers Property Casualty	707 W Main Ave	#300	Office Upper	40000	\$ 5,200.00
2034	3C	Center for Reproductive Health	201 W North River Dr	#100	Office Ground	5557	\$ 722.41
2036	3A	Bonded Adjustment Co	1229 W 1st Ave		Retail Ground	4306	\$ 602.84
2039	2	Markam Group Inc PS	421 W Riverside Ave	#1060	Office Upper	3131	\$ 375.72
2041	2	Morgan Stanley	717 W Sprague Ave	#500	Office Upper	11048	\$ 1,325.76
2060	3B	Doubletree by Hilton Hotel	322 N Spokane Falls Ct		Hotels & Motels	367	\$ 9,971.39
2062	3B	Doubletree by Hilton Hotel - Parking	334 W Spokane Falls Blvd		Commercial Parking	285	\$ 775.20
2063	3B	Public Facilities District - Parking	334 W Spokane Falls Blvd		Commercial Parking	139	\$ 378.08
2070	2	Thai On First	411 W 1st Ave		Retail Ground	2250	\$ 382.50
2076	2	Spokane Pride	422 W Riverside Ave	#628	Office Upper	634	\$ 110.00
2077	2	Hutton Settlement Admin Office	422 W Riverside Ave	#931	Exempt	877	\$ -
2078	2	Counseling Centers of Spokane	422 W Riverside Ave	#500	Office Upper	1270	\$ 152.40
2091	1	Allen Fischer PLLC	510 W Riverside Ave	#600	Office Upper	4535	\$ 589.55
2101	3C	On Broadway Salon & Spa	915 W Broadway Ave		Retail Ground	3000	\$ 420.00
2109	3C	Alexander York - The Salon & Barbershop	628 N Monroe St		Retail Ground	1000	\$ 140.00
2110	2	Litho Art Printers Inc	118 S Lincoln St		Manufacturing	7000	\$ 840.00
2112	2	Washington Trust Bank	601 W 1st Ave	#1200	Office Upper	9205	\$ 1,104.60
2115	2	Engage	601 W 1st Ave	#600	Office Upper	9205	\$ 1,104.60
2135	2	Visionary Communications Inc	118 N Stevens St		Office Ground	647	\$ 110.00
2135	2	Visionary Communications Inc	118 N Stevens St		Office Basement	2007	\$ 240.84
2135	2	Visionary Communications Inc	118 N Stevens St		Office Upper	4027	\$ 483.24
2145	2	Bliss Hair Studio	421 W Riverside Ave	#106	Retail Ground	1139	\$ 193.63
2146	2	Landau Associates Inc	10 N Post St	#218	Office Upper	1519	\$ 182.28
2148	1	Ridler Piano Bar	718 W Riverside Ave		Retail Ground	3152	\$ 945.60
2149	1	Downtown Spokane Police Precinct	111 N Wall St	#100	Exempt	7968	\$ -
2151	3C	Shawn O'Donnell's American Grill	719 N Monroe St		Retail Ground	7110	\$ 995.40
2152	1	Bruchi's	707 W Main Ave	#A1	Retail Ground	1803	\$ 540.90
2154	1	International Raw Materials Ltd	221 N Wall St	#320	Office Upper	3450	\$ 448.50
2156	2	Garland Resale Boutique	11 S Howard St		Retail Ground	1208	\$ 205.36
2160	2	Tony Roslund Photography + Motion	421 W Riverside Ave	#105	Retail Ground	1600	\$ 272.00
2161	1	Starbuck's Coffee, #3269	721 W Main Ave		Retail Ground	1680	\$ 504.00
2166	3C	North by Northwest Productions	903 W Broadway Ave		Office Ground	3000	\$ 390.00
2168	3C	Canopy Credit Union	601 W Mallon Ave		Office Ground	12828	\$ 1,667.64
2179	2	Wiley's Downtown Bistro	115 N Washington St	#1st Flr	Retail Ground	2158	\$ 366.86
2180	1	Chico's	808 W Main Ave	#101	Retail Ground	3729	\$ 1,118.70
2182	1	Ben Bridge Jeweler	808 W Main Ave	#103	Retail Ground	1475	\$ 442.50

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2184	1	Cosmic Cowboy Grill	822 W Main Ave	#109	Retail Ground	4091	\$ 1,227.30
2185	1	Williams-Sonoma	818 W Main Ave	#110	Retail Ground	4699	\$ 1,409.70
2186	1	Rocky Mountain Chocolate Factory	808 W Main Ave	#147	Retail Ground	345	\$ 110.00
2187	1	Bath & Body Works	808 W Main Ave	#203	Retail Skywalk	2400	\$ 720.00
2188	1	GAP/Gap Kids	808 W Main Ave	#231	Retail Skywalk	8790	\$ 2,637.00
2189	1	AMC Theatres Riverpark Square 20	808 W Main Ave	#334	Theaters	1586	\$ 5,376.54
2190	1	Anderson & Co	814 W Main Ave	#111	Retail Ground	3835	\$ 1,150.50
2193	2	Inland Mortgage	910 W Sprague Ave		Office Ground	4000	\$ 640.00
2194	2	Griffiths, Dreher & Evans PS CPAs	906 W Sprague Ave		Office Ground	4000	\$ 640.00
2202	2	Dry Fly Distilling	1021 W Riverside Ave		Manufacturing	16390	\$ 1,966.80
2203	1	Red Robin Gourmet Burgers and Brews	725 W Main Ave		Retail Ground	8632	\$ 2,589.60
2204	1	Umpqua Bank	707 W Main Ave	#500	Office Upper	12738	\$ 1,655.94
2205	1	Umpqua Bank	707 W Main Ave	#600	Office Upper	24140	\$ 3,138.20
2216	2	Advanced Business Solutions	421 W Riverside Ave	#904	Office Upper	704	\$ 110.00
2217	2	Spokane Regional Transportation Council (SRTC)	421 W Riverside Ave	#500	Exempt	4200	\$ -
2221	2	Richter Wimberley PS	422 W Riverside Ave	#308	Office Upper	382	\$ 110.00
2222	2	Zayo Bandwidth NW	422 W Riverside Ave	#317	Office Upper	396	\$ 110.00
2223	2	Cutting Edge Communications	422 W Riverside Ave	#516	Office Upper	1380	\$ 165.60
2227	1	Graham, Lundberg, Peschel	601 W Main Ave	#814	Office Upper	1059	\$ 137.67
2228	1	Lincoln Parking Garage	818 W Riverside Ave		Commercial Parking	260	\$ 1,060.80
2229	2	Brooklyn Deli & Lounge	1001 W 1st Ave		Retail Ground	3900	\$ 663.00
3781	1	Sephora	808 W Main Ave	#233	Retail Skywalk	3788	\$ 1,136.40
3793	1	Go Wireless (Verizon)	808 W Main Ave	#212	Retail Skywalk	2891	\$ 867.30
3794	1	Banana Republic	722 W Main Ave	#115	Retail Ground	6519	\$ 1,955.70
3795	1	Twigs Bistro & Martini Bar	808 W Main Ave	#322	Retail Skywalk	6563	\$ 1,968.90
3796	1	Pottery Barn	718 W Main Ave	#119	Retail Ground	9625	\$ 2,887.50
3797	1	The North Face	714 W Main Ave	#121	Retail Ground	7381	\$ 2,214.30
3803	3B	Central Parking	220 W Main Ave		Commercial Parking	52	\$ 141.44
3805	3B	Diamond Parking	247 W Main Ave		Commercial Parking	48	\$ 130.56
3806	2	Ampco Parking	418 W Main Ave		Commercial Parking	60	\$ 203.40
3808	2	Diamond Parking	Sprague Ave & Washington St		Commercial Parking	121	\$ 410.19
3810	3B	STCU - Parking	333 W Sprague Ave		Commercial Parking	100	\$ 272.00
3811	2	Berserk Bar	125 S Stevens St	#100	Retail Ground	2400	\$ 408.00
3812	2	Barnett Properties	923 W 1st Ave		Commercial Parking	50	\$ 169.50
3813	2	Design for the PPL	125 S Stevens St	2nd Flr	Office Upper	5000	\$ 600.00
3823	3B	Chili's Bar & Grill	207 W Spokane Falls Blvd		Retail Ground	5417	\$ 758.38
3824	2	HartCrowser	505 W Riverside Ave	#205	Office Upper	1449	\$ 173.88
3825	3A	IRE LLC	108 S Cedar St		Retail Ground	523	\$ 110.00

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3830	2	Konica Minolta Business Solutions USA	601 W Riverside Ave	#431	Office Upper	1938	\$	232.56
3834	2	CenturyLink	422 W Riverside Ave	#1510	Office Upper	215	\$	110.00
3838	2	Family Community Services	422 W Riverside Ave	#330	Office Upper	240	\$	110.00
3839	2	Zayo Bandwidth NW	422 W Riverside Ave	#325	Office Upper	1565	\$	187.80
3840	2	Zayo Bandwidth NW	422 W Riverside Ave	#326	Office Upper	781	\$	110.00
3841	2	MCI Worldcom	422 W Riverside Ave	#1415	Office Upper	1334	\$	160.08
3842	2	Aviat Inc	422 W Riverside Ave	#1414	Office Upper	400	\$	110.00
3844	3B	FedEx Office Print & Ship Center	259 W Spokane Falls Blvd		Retail Ground	4953	\$	693.42
3847	2	Greg Thomas Consulting	905 W Riverside Ave	#407	Office Upper	434	\$	110.00
3849	2	Michael J Delay PS	10 N Post St	#301	Office Upper	811	\$	110.00
3850	2	Standard Insurance Co	10 N Post St	#309	Office Upper	1590	\$	190.80
3878	2	Locust Cider & Brewing	421 W Main Ave	#100	Retail Ground	3727	\$	633.59
3880	1	Indaba Coffee Roasters	518 W Riverside Ave		Retail Ground	1200	\$	360.00
3882	2	Mystery Lofts	820 W Sprague Ave		Apartments	4	\$	110.00
4108	1	Travelers Property Casualty	707 W Main Ave	#700	Office Upper	20424	\$	2,655.12
4109	1	Fan Suite	808 W Main Ave	#301	Retail Upper	1060	\$	137.80
4110	1	Panda Express	808 W Main Ave	#FC-4	Retail Upper	798	\$	110.00
4111	1	Aveda	808 W Main Ave	#211	Retail Skywalk	1000	\$	300.00
4113	1	Whim Wine Bar	808 W Main Ave	#108	Retail Ground	2452	\$	735.60
4116	2	Whistle Punk	122 S Monroe St	#A	Retail Ground	1226	\$	208.42
4127	2	Greater Spokane Incorporated	801 W Riverside Ave	#100	Office Ground	8200	\$	1,312.00
4129	2	Clearwater Paper Corp	601 W Riverside Ave	#1100	Office Upper	15856	\$	1,902.72
4133	1	Alliant Insurance Services	818 W Riverside Ave	#800	Office Upper	11064	\$	1,438.32
4134	1	White House Black Market	808 W Main Ave	#104	Retail Ground	3200	\$	960.00
4137	1	Thomas Hammer Coffee	601 W Main Ave	#101	Retail Ground	1333	\$	399.90
4138	2	Helix Tasting Room	824 W Sprague Ave		Retail Ground	800	\$	136.00
4141	3C	NWC Investments	621 W Mallon Ave	#609	Retail Upper	838	\$	110.00
4142	3B	WA Federation of State Employees	225 W Main Ave	#100	Office Ground	3000	\$	390.00
4143	3B	Hawkins Edwards	225 W Main Ave	#200	Office Upper	3000	\$	330.00
4144	3B	McNeice Wheeler, Attorneys	221 W Main Ave	#100	Retail Ground	3000	\$	420.00
4145	3B	Waymaker Wealth Advisors	221 W Main Ave	#200	Office Upper	3000	\$	330.00
4183	3A	KHQ Inc	1201 W Sprague Ave		Office Upper	21329	\$	2,346.19
4183	3A	KHQ Inc	1201 W Sprague Ave		Office Ground	34245	\$	4,451.85
4185	3A	Cowles Publishing Parking Garage	1102 W Sprague Ave		Commercial Parking	210	\$	571.20
4186	3C	Oxford Suites Downtown	115 W North River Dr		Hotels & Motels	125	\$	3,396.25
4189	2	Black Realty Management / Black Commercial	801 W Riverside Ave	#400	Office Upper	5200	\$	624.00
4198	3B	Seven2 and 14Four	244 W Main Ave		Office Upper	9000	\$	990.00
4198	3B	Seven2 and 14Four	244 W Main Ave		Office Ground	9000	\$	1,170.00

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4199	2	Pettibone Events	827 W 1st Ave	#205	Office Upper	288	\$	110.00
4202	2	Spokane Pain Relief	827 W 1st Ave	#311	Office Upper	250	\$	110.00
4209	2	Trek Architecture	122 S Monroe St	#201	Office Upper	1943	\$	233.16
4210	3C	A&A Construction	621 W Mallon Ave	#607	Office Upper	838	\$	110.00
4214	2	Heritage Bar & Kitchen	122 S Monroe St		Retail Ground	1380	\$	234.60
4220	2	The Jewel Box Salon	827 W 1st Ave	#101	Retail Ground	1200	\$	204.00
4221	2	Davenport Historic Hotel	10 S Post St		Hotels & Motels	284	\$	7,716.28
4223	2	Gilded Unicorn	110 S Monroe St		Retail Ground	2100	\$	357.00
4229	2	LPL Financial	111 S Post St	#2295	Office Upper	560	\$	110.00
4246	1	Leland's Barbershop	808 W Main Ave	#243	Retail Upper	680	\$	110.00
4251	3A	Fringe & Fray	1325 W 1st Ave	#102	Retail Ground	1800	\$	252.00
4253	2	Memories By Design	827 W 1st Ave	#301	Office Upper	1900	\$	228.00
4255	2	Risken Hair Design	827 W 1st Ave	#308	Retail Upper	522	\$	110.00
4256	2	Big Show Mobile	827 W 1st Ave	#309	Office Upper	297	\$	110.00
4257	2	Counter Balance Coaching	827 W 1st Ave	#315	Office Upper	588	\$	110.00
4258	2	Jonathan Potter	827 W 1st Ave	#317	Office Upper	270	\$	110.00
4259	1	Connect Wireless (AT&T)	808 W Main Ave	#307	Retail Upper	1827	\$	237.51
4284	2	Svennungsen Law Office	905 W Riverside Ave	#504	Office Upper	445	\$	110.00
4286	2	Ace Furniture / Bolton Bradford LLC	905 W Riverside Ave	#203	Office Upper	195	\$	110.00
4291	2	Shop Around the Corner	10 N Post St	#102	Retail Ground	1353	\$	230.01
4301	2	Specialty Training	421 W Riverside Ave	#252	Retail Upper	4578	\$	549.36
4306	2	Fairway Independent Mortgage	421 W Riverside Ave	#319	Office Upper	2300	\$	276.00
4308	2	DiNenna & Associates	421 W Riverside Ave	#400	Office Upper	1861	\$	223.32
4311	2	Cougar Crest Estate Winery	8 N Post St	#6	Retail Ground	1260	\$	214.20
4348	1	Velvet Hammer	707 W Main Ave	#A3	Retail Ground	1654	\$	496.20
4349	3C	Cashmere	621 W Mallon Ave	#303/304	Retail Upper	1851	\$	203.61
4350	3C	Chateau Rive	621 W Mallon Ave	#100	Retail Ground	5215	\$	730.10
4352	2	Owen Vanderbrug	421 W Riverside Ave	#416B	Office Upper	921	\$	110.52
4354	2	Gerl & Whitten and Action Legal	421 W Riverside Ave	#503	Office Upper	872	\$	110.00
4355	2	Law Office of Jacqueline Porter	421 W Riverside Ave	#709	Office Upper	1514	\$	181.68
4360	3C	T's Lounge	703 N Monroe St	#A	Retail Ground	970	\$	135.80
4367	2	Metro PCS (HK Telecom Inc)	701 W Riverside Ave	#C	Retail Ground	682	\$	115.94
4368	1	Banner Bank	802 W Riverside Ave	#100	Retail Ground	14633	\$	4,389.90
4369	1	Associated Press	818 W Riverside Ave	#500	Office Upper	6627	\$	861.51
4371	1	Lovesac	808 W Main Ave	#216	Retail Upper	1783	\$	231.79
4372	1	Subway	808 W Main Ave	#FC-2	Retail Upper	636	\$	110.00
4373	1	J Jill	808 W Main Ave	#107	Retail Ground	3000	\$	900.00
4379	1	Lincoln Barber Shop	601 W Main Ave	#209	Retail Skywalk	663	\$	198.90

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4391	2	PUD Dist #1 of Pend Oreille County	422 W Riverside Ave	#1511	Office Upper	150	\$	110.00
4392	2	Schoedel & Schoedel CPA's PLLC	422 W Riverside Ave	#1524	Office Upper	1012	\$	121.44
4395	2	Every Woman Can	827 W 1st Ave	#320	Exempt	500	\$	-
4396	2	Skinworks	827 W 1st Ave	#310	Retail Upper	258	\$	110.00
4397	2	The BIG TABLE	827 W 1st Ave	#425	Exempt	2115	\$	-
4399	3A	DMC Properties	1325 W 1st Ave	#210	Office Upper	1173	\$	129.03
4402	3C	Sayre Sayre & Fossum	201 W North River Dr	#460	Office Upper	2989	\$	328.79
4403	3C	Farmers Insurance Exchange	201 W North River Dr	#450	Office Upper	3286	\$	361.46
4404	2	Two Winey Bitches	107 S Madison St		Retail Ground	1893	\$	321.81
4406	1	Oil & Vinegar	808 W Main Ave	#201	Retail Upper	1193	\$	155.09
4408	2	Johnson & Waldo (Satori Dance)	122 S Monroe St	#D	Retail Ground	1685	\$	286.45
4411	3B	Washington Policy Center	9 S Washington St	#212	Office Upper	800	\$	110.00
4415	1	Bistango Martini Lounge	108 N Post St		Retail Ground	996	\$	298.80
4417	3B	Imortel Spa and Agility Massage	227 W Riverside Ave	#A	Retail Ground	1200	\$	168.00
4422	2	Montvale Hotel	1005 W 1st Ave		Hotels & Motels	36	\$	978.12
4423	1	Ben & Jerry's Scoop Shop	808 W Main Ave	#FC-10	Retail Upper	326	\$	110.00
4424	3C	Edward D. Jones & Co LP	201 W North River Dr	#440	Office Upper	991	\$	110.00
4428	3A	Trackside Studio Ceramic Art Gallery	115 S Adams St	#B	Retail Ground	800	\$	112.00
4429	3A	Julie Elaine	115 S Adams St	#6	Retail Ground	750	\$	110.00
4431	3B	Sweet Frostings	9 S Washington St	#111/115	Retail Ground	3674	\$	514.36
4433	3B	Spokane Coin Exchange	108 N Washington St	#102	Retail Ground	732	\$	110.00
4435	3B	Court Appointed Special Advocate Partners	108 N Washington St	#200	Exempt	4100	\$	-
4436	1	STCU Downtown Branch	207 N Wall St	#101	Office Upper	1650	\$	214.50
4436	1	STCU Downtown Branch	207 N Wall St	#101	Retail Skywalk	750	\$	225.00
4443	3B	The House of Pop	227 W Riverside Ave	#C	Retail Ground	732	\$	110.00
4446	2	The District Bar	916 W 1st Ave		Retail Ground	5775	\$	981.75
4447	3B	Sherwood Apartments	123 N Bernard St		Apartments	33	\$	134.64
4450	1	Pendleton	808 W Main Ave	#218	Retail Skywalk	4000	\$	1,200.00
4451	3C	Anthony's Homeport at Spokane Falls	510 N Lincoln St		Retail Upper	2038	\$	224.18
4451	3C	Anthony's Homeport at Spokane Falls	510 N Lincoln St		Retail Ground	8632	\$	1,208.48
4455	2	Aimee Hauer LMP	827 W 1st Ave	#414	Office Upper	250	\$	110.00
4463	1	Polka Dot Pottery	808 W Main Ave	#225	Retail Skywalk	1768	\$	530.40
4465	1	Tea's Co	808 W Main Ave	#222	Retail Upper	344	\$	110.00
4469	2	State of Washington	10 N Post St	#446	Exempt	185	\$	-
4475	3B	Lutheran Community Services Northwest	210 W Sprague Ave		Exempt	22393	\$	-
4478	1	Miso Fresh Asian	808 W Main Ave	#FC-6	Retail Upper	571	\$	110.00
4479	3C	Assured Home Health	111 W North River Dr	#204	Office Upper	4490	\$	493.90
4492	2	Noel Communications Inc	422 W Riverside Ave	#1504	Office Upper	1088	\$	130.56

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4493	2	Witherspoon Kelley	422 W Riverside Ave	#1534	Office Upper	519	\$ 110.00
4494	2	Zayo Bandwidth NW	422 W Riverside Ave	#616	Office Upper	506	\$ 110.00
4501	2	Selkirk Pharma	827 W 1st Ave	#401	Office Upper	3365	\$ 403.80
4503	2	Global Distribution	827 W 1st Ave	#416	Retail Upper	873	\$ 110.00
4505	2	Mike Volz, House Republican	827 W 1st Ave	#423	Exempt	335	\$ -
4506	3A	7 Storms Advertising	1325 W 1st Ave	#206	Office Upper	606	\$ 110.00
4509	3A	Chris Bradley	1325 W 1st Ave	#216	Office Upper	243	\$ 110.00
4510	3A	Erika Klossner Counseling	1325 W 1st Ave	#218	Office Upper	245	\$ 110.00
4511	3A	Associates for Health and Wellness	1325 W 1st Ave	#226	Office Upper	1375	\$ 151.25
4515	1	Lululemon	707 W Main Ave	#A6	Retail Ground	3812	\$ 1,143.60
4517	3C	Stifel, Nicolaus & Company Inc	201 W North River Dr	#200	Office Upper	13265	\$ 1,459.15
4518	3C	Imperial PFS	201 W North River Dr	#301	Office Upper	2396	\$ 263.56
4520	3C	Ford & Sweeney Support Services	201 W North River Dr	#505	Office Upper	6822	\$ 750.42
4521	2	Specialty Training	421 W Riverside Ave	#254	Retail Upper	1251	\$ 150.12
4522	2	Parke Gordon LLC	421 W Riverside Ave	#256	Office Upper	800	\$ 110.00
4529	3B	Inspire Insurance	308 W 1st Ave	#210	Office Upper	150	\$ 110.00
4531	3B	Inter-Tribal Beauty	308 W 1st Ave	#203	Office Upper	100	\$ 110.00
4532	3B	Tod Russell Construction	308 W 1st Ave	#309	Office Upper	200	\$ 110.00
4533	2	Philip Murphy - PLM Investment Advisors	421 W Riverside Ave	#1046	Office Upper	299	\$ 110.00
4541	2	Maud Artistry	920 W 1st Ave		Retail Ground	980	\$ 166.60
4542	2	General Services Administration	801 W Riverside Ave	#444	Exempt	3000	\$ -
4543	2	JT Tech Inc.	905 W Riverside Ave	#408	Office Upper	505	\$ 110.00
4545	1	Armitage & Thompson PLLC	220 W Main Ave		Office Ground	1531	\$ 260.27
4546	3B	Lord Stanley's	108 N Washington St	#101	Retail Ground	2317	\$ 324.38
4549	3B	Leftbank Wine Bar	108 N Washington St	#105	Retail Ground	1113	\$ 155.82
4550	3C	Christy Branson, Artist	626 N Monroe St		Retail Ground	1225	\$ 171.50
4552	3B	SDS Realty	108 N Washington St	#500	Office Upper	3048	\$ 335.28
4553	3B	Eowen S Rosentrater Law Office	108 N Washington St	#302	Office Upper	1776	\$ 195.36
4554	3B	Kirkpatrick & Startzel PS	108 N Washington St	#201	Office Upper	3890	\$ 427.90
4555	3B	Great House Design	108 N Washington St	#403	Office Upper	500	\$ 110.00
4556	3B	Dermatherapie Skin Spa	108 N Washington St	#202	Retail Upper	1185	\$ 130.35
4561	3C	Moss Immigration Law	628 1/2 N Monroe St	#201B	Office Upper	550	\$ 110.00
4563	3C	John Rovtar Design Studio	921 W Broadway Ave	#203	Office Upper	750	\$ 110.00
4564	3C	Law Offices of Cynthia Jordan	921 W Broadway Ave	#205A	Office Upper	500	\$ 110.00
4567	3C	Law Offices of Peter March	921 W Broadway Ave	#201	Office Upper	498	\$ 110.00
4570	1	Francesca's Collections, Inc	808 W Main Ave	#245	Retail Skywalk	1208	\$ 362.40
4573	3B	A&A Construction & Development	108 N Washington St	#603	Office Upper	11390	\$ 1,252.90
4575	3B	MSI Engineers Inc	108 N Washington St	#505	Office Upper	3240	\$ 356.40

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4576	3B	Depth Psychology Services	108 N Washington St	#408	Office Upper	434	\$ 110.00
4587	2	The Knitting Factory	919 W Sprague Ave		Retail Ground	6573	\$ 1,117.41
4593	2	Metropolitan Apartments	908 W 1st Ave		Apartments	18	\$ 110.00
4599	2	Western United Life Assurance Company - Parking	926 W 1st Ave		Commercial Parking	60	\$ 203.40
4603	2	Office of Chapter 13 Trustee	801 W Riverside Ave	#515	Office Upper	3724	\$ 446.88
4604	2	Overland Wellness	421 W Riverside Ave	#335	Office Upper	1000	\$ 120.00
4605	2	Wood Insurance Network Group	421 W Riverside Ave	#668	Office Upper	338	\$ 110.00
4607	2	ZBA Architecture P.S.	421 W Riverside Ave	#860	Office Upper	2611	\$ 313.32
4609	2	Law Offices of Maris Baltins	7 S Howard St	#220	Office Upper	1807	\$ 216.84
4610	2	House of Healing PLLC	7 S Howard St	#210	Retail Upper	2228	\$ 267.36
4612	2	Robert Rowley PS	7 S Howard St	#218	Office Upper	697	\$ 110.00
4614	2	Spokane Legal Copy	7 S Howard St	#224	Office Upper	741	\$ 110.00
4617	2	Curt Chambers, MSW / John O'Neill, LICSW	7 S Howard St	#428	Office Upper	698	\$ 110.00
4618	2	KSBN Radio	7 S Howard St	#430	Office Upper	484	\$ 110.00
4619	3B	Lutheran Community Services Northwest	9 N Browne St		Exempt	2500	\$ -
4620	3B	TMI Salon	15 N Howard St		Retail Ground	500	\$ 110.00
4623	2	Star Touch Broadband Services	422 W Riverside Ave	#1521	Office Upper	317	\$ 110.00
4624	2	Northwest Access Services	422 W Riverside Ave	#1520	Office Upper	285	\$ 110.00
4627	2	Witherspoon Kelley	422 W Riverside Ave	#1532	Office Upper	296	\$ 110.00
4630	2	Gore Electric	827 W 1st Ave	#314	Office Upper	260	\$ 110.00
4631	2	Tempus Cellars	8 N Post St	#8	Retail Ground	1344	\$ 228.48
4636	3B	Mountain Lakes Brewing Company	201 W Riverside Ave		Retail Ground	1400	\$ 196.00
4638	3B	nyne Bar & Bistro	232 W Sprague Ave		Retail Ground	4293	\$ 601.02
4640	1	Mac Daddy's	808 W Main Ave	#FC-3	Retail Upper	973	\$ 126.49
4641	1	Umpqua Bank	707 W Main Ave	#450	Office Upper	21227	\$ 2,759.51
4648	2	Law Office of Julie Watts PLLC	505 W Riverside Ave	#210	Office Upper	2031	\$ 243.72
4649	2	Washington Trust Bank	601 W 1st Ave	#1102	Office Upper	6136	\$ 736.32
4655	1	MUV Fitness	809 W Main Ave	#212	Retail Skywalk	20390	\$ 6,117.00
4659	2	Weathers & Associates Consulting	105 S Madison St		Office Ground	1976	\$ 316.16
4662	3C	HoHo Teriyaki Chicken	621 W Mallon Ave	#305	Retail Ground	678	\$ 110.00
4665	3C	Armstrong and O'Brien Therapy	621 W Mallon Ave	#503	Office Upper	389	\$ 110.00
4668	2	Counter Column Accounting	827 W 1st Ave	#420	Office Upper	588	\$ 110.00
4669	3B	DH Communications	315 W Riverside Ave	#200	Office Upper	5484	\$ 603.24
4670	1	P.F. Chang's China Bistro	801 W Main Ave		Retail Ground	8133	\$ 2,439.90
4671	2	Sodemann Documents Services Inc	421 W Riverside Ave	#975	Office Upper	1484	\$ 178.08
4676	2	Department of Services for the Blind	421 W Riverside Ave	#830	Exempt	2840	\$ -
4678	1	Travelers Property Casualty	707 W Main Ave	#702	Office Upper	4308	\$ 560.04
4680	3B	Shawn Newman	108 N Washington St	#419	Retail Upper	1185	\$ 130.35

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4688	1	Engel & Volkers Spokane	808 W Main Ave	#229	Retail Upper	920	\$ 119.60
4689	1	Egnyte	530 W Main Ave	#204/#304	Office Upper	8551	\$ 1,111.63
4692	2	Olin Bittner PsyD	905 W Riverside Ave	#506	Office Upper	508	\$ 110.00
4694	1	Lumen	601 W Main Ave	#200	Office Upper	2485	\$ 323.05
4703	2	Engage	601 W 1st Ave	#400	Office Upper	9008	\$ 1,080.96
4704	2	Engage	601 W 1st Ave	#500	Office Upper	9205	\$ 1,104.60
4780	2	The Marjorie Apartments	107 S Howard St		Apartments	50	\$ 237.50
4783	1	Piskel Yahne Kovarik PLLC	522 W Riverside Ave	#700	Office Upper	4525	\$ 588.25
4789	3A	Better Directions Counseling	1124 W Riverside Ave	#LL2	Office Upper	1475	\$ 162.25
4792	2	RW Baird	601 W Riverside Ave	#1710	Office Upper	3758	\$ 450.96
4793	2	ABM Parking	601 W Riverside Ave	#420	Office Upper	1267	\$ 152.04
4794	2	Role Play at the Olson Agency	601 W Riverside Ave	#850	Office Upper	2236	\$ 268.32
4800	2	Columbia Bank	505 W Riverside Ave	#100	Retail Ground	6888	\$ 1,170.96
4802	2	Galloway Architecture	905 W Riverside Ave	#212	Office Upper	646	\$ 110.00
4803	2	AT&T	905 W Riverside Ave	#214A	Office Upper	386	\$ 110.00
4805	2	Longwall Security	905 W Riverside Ave	#302	Office Upper	488	\$ 110.00
4806	2	Jonathan Ryan PsyD	905 W Riverside Ave	#303	Office Upper	195	\$ 110.00
4807	2	Hyperology	905 W Riverside Ave	#304	Office Upper	445	\$ 110.00
4809	2	Michael Love Law Firm PLLC	905 W Riverside Ave	#404	Office Upper	1151	\$ 138.12
4811	3B	cues	108 N Washington St	#104	Retail Ground	880	\$ 123.20
4813	3B	1 Stop Media	108 N Washington St	#414	Office Upper	760	\$ 110.00
4815	3B	Threshold Fitness	108 N Washington St	#B10	Retail Basement	1300	\$ 143.00
4816	1	Empirical Wealth Management	818 W Riverside Ave	#450	Office Upper	1604	\$ 208.52
4820	1	Sushi Sakai	818 W Riverside Ave	#A	Retail Ground	4040	\$ 1,212.00
4821	1	Longbow Financial	818 W Riverside Ave	#200	Office Upper	1181	\$ 153.53
4825	1	Body By Michelle	221 N Wall St	#220	Retail Upper	3403	\$ 442.39
4835	3B	The House of Pop	227 W Riverside Ave	#B	Retail Ground	1200	\$ 168.00
4837	2	Alchemy Hair Labs	827 W 1st Ave	#422	Retail Upper	284	\$ 110.00
4838	2	Voya - Karla Greer	827 W 1st Ave	#322	Office Upper	250	\$ 110.00
4839	2	AIA Spokane	827 W 1st Ave	#323	Office Upper	342	\$ 110.00
4841	2	Clearwater Seed LLC	827 W 1st Ave	#325	Office Upper	1887	\$ 226.44
4842	2	Rain Lounge	1009 W 1st Ave		Retail Ground	2280	\$ 387.60
4873	1	WEB Properties Inc	522 W Riverside Ave	#420	Office Upper	1504	\$ 195.52
4878	1	Paukert and Troppmann	522 W Riverside Ave	#560	Office Upper	4524	\$ 588.12
4958	1	Etter, McMahon, Lamberson, Van Wert & Oreskovich PC	618 W Riverside Ave	#210	Office Upper	7751	\$ 1,007.63
4959	1	Foster Pepper PLLC	618 W Riverside Ave	#300	Office Upper	15370	\$ 1,998.10
4962	2	Richards, Merrill & Peterson Inc	422 W Riverside Ave	#1314	Office Upper	906	\$ 110.00
5033	1	MOD Pizza	707 W Main Ave	#A12	Retail Ground	2376	\$ 712.80

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5034	2	Western United Life Assurance Company	929 W Sprague Ave		Office Basement	4950	\$ 594.00
5034	2	Western United Life Assurance Company	929 W Sprague Ave		Office Upper	10878	\$ 1,305.36
5034	2	Western United Life Assurance Company	929 W Sprague Ave		Office Ground	8824	\$ 1,411.84
5035	2	Law Office of Stacie Bain	421 W Riverside Ave	#618	Office Upper	510	\$ 110.00
5038	2	Potlatch Corporation	601 W 1st Ave	#1500	Office Upper	9205	\$ 1,104.60
5039	2	Potlatch Corporation	601 W 1st Ave	#1101	Office Upper	3069	\$ 368.28
5048	1	The Melting Pot	707 W Main Ave	#C1	Retail Skywalk	5610	\$ 1,683.00
5049	2	Senator Patty Murray Office	10 N Post St	#600	Exempt	820	\$ -
5050	2	Lakeside Capital Group	717 W Sprague Ave	#800	Office Upper	7062	\$ 847.44
5054	3B	Shasta Hankins Makeup Artist	201 W Riverside Ave	#301	Retail Upper	1053	\$ 115.83
5058	3B	Law Office of Grant Riva	308 W 1st Ave	#207	Office Upper	150	\$ 110.00
5059	3B	The Muscle Lab	308 W 1st Ave	#206	Office Upper	150	\$ 110.00
5061	3B	Blitz Beauty	308 W 1st Ave	#211	Retail Upper	200	\$ 110.00
5065	2	Brock Law Firm	111 S Post St	#2275	Office Upper	1883	\$ 225.96
5066	2	Merriman Wealth Management	111 S Post St	#2250	Office Upper	1326	\$ 159.12
5067	2	Brock Law Firm	111 S Post St	#2280	Office Upper	1883	\$ 225.96
5068	2	Forster Financial	111 S Post St	#2285	Office Upper	1066	\$ 127.92
5069	2	Altmeyer Financial Group	111 S Post St	#2240	Office Upper	1240	\$ 148.80
5071	3A	Lithia Downtown Body & Paint	119 S Jefferson St		Manufacturing	27000	\$ 2,970.00
5072	3A	Pacific Pak	124 S Jefferson St		Manufacturing	21677	\$ 2,384.47
5074	2	Davidson, Backman, Medeiros PLLC & Resolvency LLC	601 W Riverside Ave	#1550	Office Upper	2569	\$ 308.28
5076	3A	Kavadias CPA	1124 W Riverside Ave	#215	Office Upper	1050	\$ 115.50
5077	3C	Merry Armstrong	621 W Mallon Ave	#501	Office Upper	381	\$ 110.00
5078	3C	Aspen Personnel	621 W Mallon Ave	#601	Office Upper	1546	\$ 170.06
5080	3C	Zigler Family Law PLLC	201 W North River Dr	#502	Office Upper	1031	\$ 113.41
5081	3C	Kirlan Venture Capital	201 W North River Dr	#515	Office Upper	1130	\$ 124.30
5082	3C	Psychiatric Clinic of Spokane PS	201 W North River Dr	#520	Office Upper	3518	\$ 386.98
5085	3C	HomeStreet Bank	201 W North River Dr	#620	Office Upper	2170	\$ 238.70
5101	3B	Ruins	225 W Riverside Ave	#A	Retail Ground	2080	\$ 291.20
5103	3B	Hunt	225 W Riverside Ave	#C	Retail Basement	1860	\$ 204.60
5106	2	Redstone Group - Conference Room A	601 W Riverside Ave	#260	Office Upper	2364	\$ 283.68
5107	2	Reidt Pharmacy Corporation	601 W Riverside Ave	#140	Retail Ground	2245	\$ 381.65
5108	2	Elite Training & Wellness	601 W Riverside Ave	#B2	Retail Basement	2054	\$ 246.48
5109	1	SRM Development LLC	111 N Post St	#200	Office Upper	7839	\$ 1,019.07
5122	2	Crouse Erickson	422 W Riverside Ave	#920	Office Upper	3082	\$ 369.84
5123	1	High Tide Lobster Bar	502 W Riverside Ave	#204	Retail Upper	356	\$ 110.00
5128	3B	SpaBlue in the City	216 N Bernard St		Retail Ground	1789	\$ 250.46
5133	3A	John T McCarthy LLC	1124 W Riverside Ave	#305	Office Upper	520	\$ 110.00

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5140	1	Registered Agents Inc	522 W Riverside Ave	#300	Office Upper	4524	\$	588.12
5141	2	Elzey Starry LLC	111 S Post St	#2270	Office Upper	1172	\$	140.64
5146	2	J-U-B Engineers Inc.	422 W Riverside Ave	#304	Office Upper	3997	\$	479.64
5148	3A	Lucky Leaf Co	1111 W 1st Ave	#A	Retail Ground	1844	\$	258.16
5149	3A	Lucky Leaf Supply	1111 W 1st Ave	#B	Retail Ground	1000	\$	140.00
5155	2	Viren and Associates Inc	111 S Post St	#2260	Office Upper	1974	\$	236.88
5168	1	Method Juice Café	718 W Riverside Ave	#A	Retail Ground	796	\$	238.80
5170	2	Colormatics	1011 W Railroad Ave	#100	Retail Ground	1629	\$	276.93
5174	1	HMA CPA, PS	510 W Riverside Ave	#400	Office Upper	4536	\$	589.68
5178	2	Architecture All Forms	827 W 1st Ave	#415	Office Upper	290	\$	110.00
5179	3A	Golden Handle Project	111 S Cedar St		Retail Ground	900	\$	126.00
5209	1	Umpqua Bank	111 N Wall St	(Skywalk)	Office Skywalk	18500	\$	3,145.00
5219	1	Chapter & Verse	111 N Post St	#400	Office Upper	7042	\$	915.46
5232	2	Willet Counseling	905 W Riverside Ave	#214	Office Upper	265	\$	110.00
5237	2	Law Office of Barrett J Scudder PS	827 W 1st Ave	#318	Office Upper	290	\$	110.00
5241	1	Mercer Health & Benefits	601 W Main Ave	#810	Office Upper	3519	\$	457.47
5276	3A	Lee Law Office PS	1124 W Riverside Ave	#300	Office Upper	1181	\$	129.91
5277	3B	Josefine's Salon Concepts LLC	312 W 1st Ave		Retail Ground	1100	\$	154.00
5280	2	Shell Energy North America - Oil Company	601 W 1st Ave	#1700	Office Upper	8505	\$	1,020.60
5282	3B	SmartRecruiters	108 N Washington St	#203	Office Upper	3256	\$	358.16
5284	3A	Life Lab	1325 W 1st Ave	#314	Office Upper	303	\$	110.00
5285	3A	Jamie Seiler LMP	1325 W 1st Ave	#200	Retail Upper	1094	\$	120.34
5286	3A	Travis Thams	1325 W 1st Ave	#201A	Office Upper	116	\$	110.00
5289	1	Charles Schwab	818 W Riverside Ave	#150	Office Ground	3718	\$	632.06
5290	1	Spokane Symphony Administrative Offices	818 W Riverside Ave	#MEZ	Exempt	2632	\$	-
5291	2	The Advisors Insurance Agency	601 W Riverside Ave	#230	Office Upper	856	\$	110.00
5301	1	Wild Dawgs	102 N Howard St		Retail Ground	550	\$	165.00
5302	2	Douglas Eden, PS	717 W Sprague Ave	#1500	Office Upper	11130	\$	1,335.60
5304	2	Washington Trust Bank	717 W Sprague Ave	#1166	Office Upper	3701	\$	444.12
5306	1	Registered Agents Inc	522 W Riverside Ave	#800	Office Upper	4524	\$	588.12
5308	3C	T's Lounge	703 N Monroe St	#B	Retail Ground	430	\$	110.00
5311	2	Lakeside Capital Group	717 W Sprague Ave	#1101	Office Upper	3222	\$	386.64
5316	3B	Eric L Smith	108 N Washington St	#406	Office Upper	411	\$	110.00
5319	1	Brow Arc	808 W Main Ave	#303	Retail Upper	2260	\$	293.80
5320	2	Northwest Open Access Network	422 W Riverside Ave	#503	Office Upper	720	\$	110.00
5326	3C	Adoption Services of Spokane	921 W Broadway Ave	#304	Office Upper	850	\$	110.00
5329	1	Kutak Rock LLP	510 W Riverside Ave	#700	Office Upper	4536	\$	589.68
5331	3A	Little Bird Psychotherapy	1325 W 1st Ave	#202	Office Upper	535	\$	110.00

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5335	2	PEER Spokane	425 W 1st Ave		Exempt	1271	\$ -
5336	2	Embers of Empowerment	421 W Riverside Ave	#312	Office Upper	624	\$ 110.00
5337	2	PEER Spokane	427 W 1st Ave		Exempt	2951	\$ -
5339	1	Lumen High School	718 W Riverside Ave	#200	Exempt	6861	\$ -
5340	3B	Zuri Skin Spa	201 W Riverside Ave	#202	Retail Upper	1200	\$ 132.00
5342	3B	Ifong Chen Photography	201 W Riverside Ave	#201	Retail Upper	1200	\$ 132.00
5343	3B	Infinity Fitness	201 W Riverside Ave	#203	Retail Upper	1400	\$ 154.00
5344	3B	Allie Hannah Photography	201 W Riverside Ave	#201	Retail Upper	1180	\$ 129.80
5345	1	GLP Personal Injury Attorneys	601 W Main Ave	#305	Office Upper	3474	\$ 451.62
5346	1	Witherspoon, Brajcich & McPhee	601 W Main Ave	#712	Office Upper	931	\$ 121.03
5350	1	Capital Insurance Group	601 W Main Ave	#501	Office Upper	6247	\$ 812.11
5351	2	Mr. Tux	904 W 1st Ave		Retail Ground	3568	\$ 606.56
5352	3C	Country Financial	201 W North River Dr	#605	Office Upper	4446	\$ 489.06
5353	1	Glow Children Early Learning Center	718 W Riverside Ave	#300	Exempt	6861	\$ -
5356	1	Piskel Yahne Kovarik PLLC	522 W Riverside Ave	#410	Office Upper	3020	\$ 392.60
5359	2	Witherspoon Kelley	422 W Riverside Ave	#1000	Office Upper	10967	\$ 1,316.04
5361	2	Davenport Tower	111 S Post St		Hotels & Motels	328	\$ 8,911.76
5363	3B	Dan Murphy Advisors	9 S Washington St	#211	Office Upper	700	\$ 110.00
5364	3B	GLR Engineers PLLC	9 S Washington St	#213	Office Upper	1926	\$ 211.86
5368	3B	STCU - Commercial Lending	9 S Washington St	#700	Office Upper	8600	\$ 946.00
5370	3A	Lindsey Paxton Law Office	1325 W 1st Ave	#201B	Office Upper	314	\$ 110.00
5371	3A	Roche Accounting	1325 W 1st Ave	#201C	Office Upper	214	\$ 110.00
5374	2	Clearwater Paper Corp	601 W Riverside Ave	#1210	Office Upper	6175	\$ 741.00
5375	2	AON Service Corporation	601 W Riverside Ave	#1620	Office Upper	5590	\$ 670.80
5418	3C	Axtell Law Office PLLC	621 W Mallon Ave	#608	Office Upper	960	\$ 110.00
5421	2	Spokane Real Estate Professionals	203 N Washington St	#204	Office Upper	1666	\$ 199.92
5425	2	Floyd & Kane PLLC	421 W Riverside Ave	#665	Office Upper	1965	\$ 235.80
5427	2	Liberty Business Center	203 N Washington St	#200	Office Upper	3222	\$ 386.64
5434	3B	First Interstate Center for Arts	334 W Spokane Falls Blvd		Exempt	0	\$ -
5441	2	Thomas Hammer Coffee	717 W Sprague Ave		Retail Ground	270	\$ 110.00
5442	1	Athleta	808 W Main Ave	#235	Retail Skywalk	3744	\$ 1,123.20
5443	3B	Albert Building Apartments	237 W Riverside Ave		Apartments	4	\$ 110.00
5449	2	Vanity Makeup and Skin	421 W Riverside Ave	#820	Office Upper	1360	\$ 163.20
5450	2	Arnold Financial Group	421 W Riverside Ave	#970	Office Upper	892	\$ 110.00
5451	3C	Edward D. Jones & Co	111 W North River Dr	#201	Office Ground	1544	\$ 200.72
5452	2	The Fix	404 W Main Ave	#Mezzanine	Retail Upper	380	\$ 110.00
5453	2	MMEC	1 N Monroe St	#200	Office Ground	3639	\$ 582.24
5480	3A	Riverside Place	1110 W Riverside Ave		Retail Upper	21200	\$ 2,332.00

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5480	3A	Riverside Place	1110 W Riverside Ave		Retail Upper	21200	\$ 2,332.00
5480	3A	Riverside Place	1110 W Riverside Ave		Retail Ground	21200	\$ 2,968.00
5481	2	Jaazz Salon	421 W Main Ave	#102	Retail Ground	2629	\$ 446.93
5482	2	Wanderlust Delicato	421 W Main Ave	#103	Retail Ground	2485	\$ 422.45
5483	1	Whiz Kids	808 W Main Ave	#320	Retail Upper	4375	\$ 568.75
5484	2	Coffman Engineers	10 N Post St	#422	Office Upper	3554	\$ 426.48
5485	1	WSU Athletics	618 W Riverside Ave	#102	Retail Ground	5635	\$ 1,690.50
5490	2	Regus	601 W 1st Ave	#1400	Office Upper	9205	\$ 1,104.60
5493	1	Lumen High School	718 W Riverside Ave	#B	Exempt	1689	\$ -
5495	3B	Davenport Grand Hotel	333 W Spokane Falls Blvd		Hotels & Motels	716	\$ 19,453.72
5496	2	Star Financial	421 W Riverside Ave	#340	Office Upper	1100	\$ 132.00
5498	2	Barrister Winery Tasting Room	203 N Washington St	#100	Retail Ground	480	\$ 110.00
5499	2	Lavish Salon	1021 W 1st Ave		Retail Ground	1857	\$ 315.69
5500	2	Pyrotek Inc	705 W 1st Ave		Office Ground	13402	\$ 2,144.32
5500	2	Pyrotek Inc	705 W 1st Ave		Office Upper	40206	\$ 4,824.72
5501	3B	Davenport Grand Hotel Parking Garage	334 W Main Ave	#1	Commercial Parking	570	\$ 1,550.40
5502	2	The Volstead Act	12 N Post St		Retail Ground	1215	\$ 206.55
5503	3B	Public Facilities District - Parking	334 W Main Ave	#2	Commercial Parking	356	\$ 968.32
5504	2	The Wolff Company	717 W Sprague Ave	#802	Office Upper	3861	\$ 463.32
5505	3A	Roberts Freebourn PLLC	1325 W 1st Ave	#303	Office Upper	2497	\$ 274.67
5507	2	Incrediburger and Eggs	909 W 1st Ave	#A	Retail Ground	3000	\$ 510.00
5508	2	Sweet Peaks Ice Cream	415 W Main Ave	#101	Retail Ground	942	\$ 160.14
5510	1	Spokane Public Library	906 W Main Ave		Exempt	48000	\$ -
5512	2	Eide Bailly LLP	999 W Riverside Ave	#200	Office Upper	16726	\$ 2,007.12
5514	2	Montvale Event Center	1017 W 1st Ave		Retail Upper	3378	\$ 405.36
5514	2	Montvale Event Center	1017 W 1st Ave		Retail Upper	5878	\$ 705.36
5514	2	Montvale Event Center	1017 W 1st Ave		Retail Ground	5241	\$ 890.97
5515	3B	Pinot's Palette	319 W Sprague Ave		Retail Ground	3750	\$ 525.00
5518	2	Cowles Publishing - Editorial	999 W Riverside Ave	#400	Office Upper	16521	\$ 1,982.52
5521	3C	Workpointe	921 W Broadway Ave	#101	Office Upper	2500	\$ 275.00
5522	3C	Farrell Law Office	921 W Broadway Ave	#301	Office Upper	850	\$ 110.00
5524	2	Northwest Planning Inc	1 N Monroe St	#202	Office Upper	1467	\$ 176.04
5525	2	Cowles Company - Corporate	999 W Riverside Ave	#600	Office Upper	9538	\$ 1,144.56
5526	2	Scorebook Live	999 W Riverside Ave	#700	Office Upper	5000	\$ 600.00
5527	2	Cowles Publishing - Circulation & Advertising	999 W Riverside Ave	#510	Office Upper	4500	\$ 540.00
5528	2	Northwest Farmer Stockman	999 W Riverside Ave	#6th Flr	Office Upper	3222	\$ 386.64
5529	2	Centennial Real Estate Investments	999 W Riverside Ave	#6th Flr	Office Upper	7394	\$ 887.28
5530	2	Commerce Architects	421 W Riverside Ave	#519	Office Upper	3127	\$ 375.24

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5531	1	GESA Credit Union	618 W Riverside Ave	#101	Retail Ground	7592	\$ 2,277.60
5532	3B	Cease & Desist Book Club	108 N Washington St	#100	Retail Ground	1180	\$ 165.20
5533	1	Free People	865 W Main Ave		Retail Ground	4504	\$ 1,351.20
5535	2	One Tree Hard Cider	111 S Madison St		Retail Ground	2250	\$ 382.50
5538	2	Anfisa LLC	1024 W Railroad Alley		Retail Ground	1810	\$ 307.70
5540	2	Durkin's Liquor Bar	415 W Main Ave	#102	Retail Ground	3818	\$ 649.06
5550	2	Law Office of Robert Crick LLC	421 W Riverside Ave	#507	Office Upper	364	\$ 110.00
5551	2	BLRB Architects	421 W Riverside Ave	#511	Office Upper	376	\$ 110.00
5570	3A	Double It Up Espresso	1119 W 1st Ave		Retail Ground	500	\$ 110.00
5571	3A	Spokane Ballet Studio	112 S Adams St		Retail Ground	3000	\$ 420.00
5572	3A	Black Horsemen Tattoo	1115 W 1st Ave		Retail Ground	1000	\$ 140.00
5573	3A	Summerfield Management	1124 W Riverside Ave	#325	Office Upper	1000	\$ 110.00
5577	2	West Coast Entertainment	421 W Main Ave	#200	Office Upper	3262	\$ 391.44
5578	3B	The Bickett Apartments	225 W Riverside Ave		Apartments	8	\$ 110.00
5581	3B	The Space	201 W Riverside Ave	#302	Retail Upper	900	\$ 110.00
5582	2	Eide Bailly LLP	999 W Riverside Ave	#101	Office Ground	7510	\$ 1,201.60
5585	3C	Spokane Sports and Physical Therapy	111 W North River Dr	#203	Office Ground	2512	\$ 326.56
5586	3C	Lilac Insurance Group	621 W Mallon Ave	#601A	Office Upper	900	\$ 110.00
5587	2	Mark Whittaker CPA	120 N Stevens St	#200	Office Upper	2250	\$ 270.00
5589	2	Purpose Financial Advisors	421 W Riverside Ave	#1450	Office Upper	800	\$ 110.00
5590	2	AHBL Engineers	827 W 1st Ave	#220	Office Upper	3216	\$ 385.92
5591	2	Ciseaux Salon	827 W 1st Ave	#207	Retail Upper	288	\$ 110.00
5592	2	Grace Media Films	827 W 1st Ave	#212	Office Upper	299	\$ 110.00
5593	2	Austin's Live Fire Barbecue	421 W Main Ave	#104	Retail Ground	2776	\$ 471.92
5596	2	Maplewood Software	421 W Main Ave	#201	Office Upper	5485	\$ 658.20
5597	2	1st Ave Coffee	1011 W 1st Ave		Retail Ground	3000	\$ 510.00
5598	3B	With Love, Heather	201 W Riverside Ave	#303	Retail Upper	900	\$ 110.00
5600	2	Begona Coffee	601 W Riverside Ave	#A	Retail Skywalk	300	\$ 110.00
5601	1	Urban Outfitters #1026	702 W Main Ave	#200	Retail Upper	4011	\$ 521.43
5602	1	River Park Square Management	809 W Main Ave	#100	Office Ground	5448	\$ 926.16
5603	1	Lush Cosmetics	875 W Main Ave		Retail Ground	1912	\$ 573.60
5604	3B	Revive Esthetics	108 N Washington St	#202	Retail Upper	1000	\$ 110.00
5607	1	Powers Stromberg Pension Consulting	111 N Post St	#201	Office Upper	1745	\$ 226.85
5612	2	Winston & Cashatt PS	601 W Riverside Ave	#2000	Office Upper	12814	\$ 1,537.68
5613	2	Lee & Hayes PLLC	601 W Riverside Ave	#1300	Office Upper	11275	\$ 1,353.00
5615	2	22 Rooms LLC	1011 W 1st Ave	#B	Retail Ground	2085	\$ 354.45
5616	2	Revival Tea Company	415 W Main Ave	#100	Retail Basement	1800	\$ 216.00
5619	2	Nina Cherie Couture	827 W 1st Ave	#109/#118	Retail Ground	777	\$ 132.09

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Downtown Spokane Improvement District 2022 Tenant Assessment Roll



5620	2	Breeze Kenny	601 W Riverside Ave	#B2	Retail Basement	2054	\$ 246.48
5621	2	Intentional Hypnosis LLC	827 W 1st Ave	#203	Retail Upper	288	\$ 110.00
5631	1	312 Productions	510 W Riverside Ave	#500	Office Upper	4536	\$ 589.68
5632	3A	River City Brewing	121 S Cedar St		Retail Ground	3204	\$ 448.56
5633	3C	NW Cryobank	201 W North River Dr	#110	Office Ground	3851	\$ 500.63
5634	2	Lush Salon	122 S Monroe St	#202	Retail Upper	1470	\$ 176.40
5639	2	Very Good Software	905 W Riverside Ave	#305	Office Upper	240	\$ 110.00
5645	1	Umpqua Bank	707 W Main Ave	#550	Office Upper	12395	\$ 1,611.35
5647	1	Travelers Property Casualty	707 W Main Ave	#400	Office Upper	11942	\$ 1,552.46
5660	3C	Clinkerdagger	621 W Mallon Ave	#201	Retail Ground	407	\$ 110.00
5664	3B	House Representative Jeff Holy	9 S Washington St	#302	Exempt	500	\$ -
5666	3B	Mass Mutual	9 S Washington St	#415	Office Upper	3346	\$ 368.06
5673	3C	Vista Title & Escrow	201 W North River Dr	#205	Office Upper	8500	\$ 935.00
5686	1	Willamette Valley Bank	110 N Post St		Retail Ground	6000	\$ 1,800.00
5698	2	Gold Reserve Inc	999 W Riverside Ave	#401	Office Upper	5100	\$ 612.00
5699	2	Cowles Publishing - Accounting	999 W Riverside Ave	#6th Flr	Office Upper	3222	\$ 386.64
5709	1	M Apartments	612 W Main Ave	3rd-10th Flrs	Apartments	114	\$ 620.16
5710	1	Nike Factory Store - Spokane	618 W Main Ave	#103	Retail Ground	12186	\$ 3,655.80
5714	2	Zayo Bandwidth NW	422 W Riverside Ave	#1501	Office Upper	975	\$ 117.00
5718	2	Hutton Settlement	422 W Riverside Ave	#618	Exempt	136	\$ -
5721	2	Witherspoon Kelley	422 W Riverside Ave	#900	Office Upper	3053	\$ 366.36
5725	2	US Bank of Washington	422 W Riverside Ave	#101B	Retail Ground	6294	\$ 1,069.98
5726	2	US Bank of Washington	422 W Riverside Ave	#200	Office Upper	14940	\$ 1,792.80
5727	2	US Bank of Washington	422 W Riverside Ave	#1200	Office Upper	11973	\$ 1,436.76
5732	1	Wheatland Bank	222 N Wall St	#100	Retail Ground	3852	\$ 1,155.60
5734	2	Paine Hamblen LLP	717 W Sprague Ave	#1400	Office Upper	11130	\$ 1,335.60
5736	2	Washington Trust Bank	717 W Sprague Ave	#200	Office Upper	323	\$ 110.00
5737	2	Washington Trust Bank	717 W Sprague Ave	#400	Office Upper	2289	\$ 274.68
5738	2	Washington Trust Bank	717 W Sprague Ave	#600	Office Upper	11255	\$ 1,350.60
5739	2	Washington Trust Bank	717 W Sprague Ave	#700	Office Upper	11130	\$ 1,335.60
5740	2	Washington Trust Bank	717 W Sprague Ave	#900	Office Upper	10308	\$ 1,236.96
5741	2	Washington Trust Bank	717 W Sprague Ave	#1000	Office Upper	10202	\$ 1,224.24
5742	2	Washington Trust Bank	717 W Sprague Ave	#1100	Office Upper	7412	\$ 889.44
5744	2	Bennett, Bigelow & Leedom PS	717 W Sprague Ave	#1202	Office Upper	4088	\$ 490.56
5745	2	Potlatch Corporation	601 W 1st Ave	#1600	Office Upper	9205	\$ 1,104.60
5749	2	Friends of the Bing / Bing Crosby Theater	901 W Sprague Ave		Exempt	756	\$ -
5752	2	Davenport Hotel Parking Garage	813 W 1st Ave		Commercial Parking	700	\$ 2,373.00
5754	2	Bank of America Parking Garage	601 W Riverside Ave		Commercial Parking	392	\$ 1,328.88

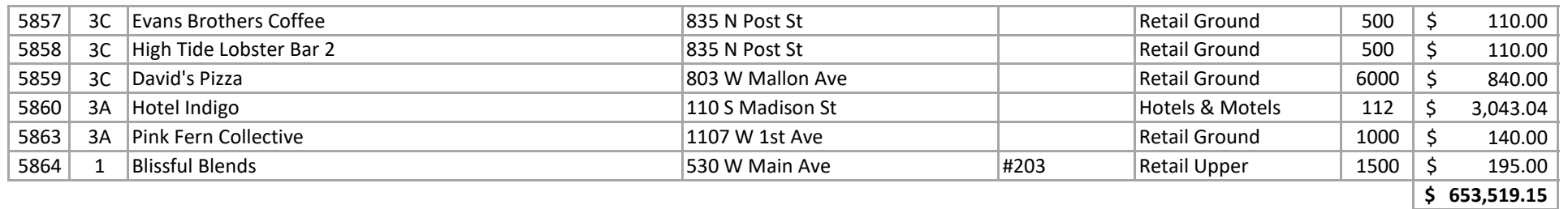
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Downtown Spokane Improvement District 2022 Tenant Assessment Roll



5756	3B	Kung Fu Vapes	303 W Main Ave		Retail Ground	940	\$	131.60
5762	2	Core 4 Collective	125 S Stevens St	#103	Retail Upper	1000	\$	120.00
5764	2	Law Offices of J. Scott Miller	115 N Washington St	#201	Office Upper	1175	\$	141.00
5767	3A	Empire Health Foundation Philanthropy Center	1020 W Riverside Ave		Exempt	7900	\$	-
5768	3A	The Spokane Club	1002 W Riverside Ave		Office Ground	43160	\$	5,610.80
5770	3A	Cathedral of Our Lady of Lourdes	1115 W Riverside Ave		Exempt	26992	\$	-
5772	3A	Kolva-Sullivan Gallery	115 S Adams St	#A	Retail Ground	654	\$	110.00
5773	1	Arevo Health LLC	518 W Riverside Ave	#225	Office Ground	200	\$	110.00
5774	1	Gantry Inc	518 W Riverside Ave	#205	Office Upper	300	\$	110.00
5775	3C	Thompson Insurance & Financial Services	893 W Mallon Ave		Office Ground	725	\$	110.00
5776	2	Will Green	421 W Riverside Ave	#772	Office Upper	435	\$	110.00
5777	2	INHS	601 W 1st Ave	#901	Exempt	2009	\$	-
5778	3C	Bosco	835 N Post St		Retail Ground	500	\$	110.00
5780	3C	Diamond Parking - Wonder Parking Garage	835 N Post St		Commercial Parking	396	\$	1,077.12
5782	2	Smith + Malek	601 W Riverside Ave	#1320	Office Upper	3606	\$	432.72
5799	2	Kristin Lukey	827 W 1st Ave	#411	Office Upper	288	\$	110.00
5800	2	Curate the Firm	905 W Riverside Ave	#312	Office Upper	2187	\$	262.44
5802	3C	Guardian Mortgage	835 N Post St	#202	Office Upper	3229	\$	355.19
5803	3B	STCU - Administration	9 S Washington St	#401	Office Upper	1250	\$	137.50
5804	3B	Anastasi Moore & Martin LLC	9 S Washington St	#405	Office Upper	1650	\$	181.50
5805	3C	HUB International	835 N Post St	#250A	Office Upper	1947	\$	214.17
5821	1	From Here	808 W Main Ave	#251	Retail Upper	4178	\$	543.14
5823	1	Flatstick Pub Spokane	618 W Main Ave	#101	Retail Ground	9971	\$	2,991.30
5830	2	Washington Trust Bank	601 W 1st Ave	#300	Office Upper	9443	\$	1,133.16
5831	2	Providence Foundation	601 W 1st Ave	#200	Exempt	7104	\$	-
5842	1	Morning Star Foundation	510 W Riverside Ave	#201	Exempt	2245	\$	-
5844	3C	Parametrix	835 N Post St	#201	Office Upper	8151	\$	896.61
5845	3C	HDR Engineering	835 N Post St	#101	Office Ground	10354	\$	1,346.02
5846	3C	A Place for Rover	835 N Post St	#301	Office Upper	18566	\$	2,042.26
5847	3C	Ten Capital Wealth Advisors	835 N Post St	#102	Office Ground	12049	\$	1,566.37
5848	3C	HUB International	835 N Post St	#203	Office Upper	14540	\$	1,599.40
5849	3C	S&J Engines	817 N Lincoln St		Office Ground	10000	\$	1,300.00
5850	3C	Trends Real Estate	804 N Monroe St		Office Ground	2000	\$	260.00
5851	3C	Diamond Parking Services LLC	967 W Mallon Ave		Commercial Parking	31	\$	110.00
5852	3C	Diamond Parking Services LLC	908 W Broadway Ave		Commercial Parking	51	\$	138.72
5854	2	Kartchner Engineering	101 S Stevens St	#201	Office Upper	2000	\$	240.00
5855	3B	Chili's Bar & Grill - Parking	207 W Spokane Falls Blvd		Commercial Parking	50	\$	136.00
5856	3A	KHQ Inc - Parking	1201 W Sprague Ave		Commercial Parking	78	\$	212.16

Downtown Spokane Improvement District 2022 Tenant Assessment Roll



Appendix B

Downtown Spokane Improvement District 2022 Property Assessment Roll



Parcel #	Zone	Owner Name	Property Address	Type	County Land Value	County Structure Value	Total Value	CPTED Rebate	Assessment
25241.0101	3A	INTEGRUS PARTNERSHIP	10 S Cedar St	Private Property	\$ 1,147,840	\$ 1,513,700	\$ 2,661,540	\$ -	\$ 1,863.08
25241.1201	3A	GRAND COULEE BUILDING LLC	106 S Cedar St	Private Property	\$ 234,580	\$ 4,069,900	\$ 4,304,480	\$ -	\$ 3,013.14
25241.1202	3A	PARTS WHOLESALERS, INC.	1405 W 1st Ave	Private Property	\$ 87,850	\$ -	\$ 87,850	\$ -	\$ 110.00
25241.1203	3A	PARTS WHOLESALERS, INC.	1411 W 1st Ave	Private Property	\$ 109,900	\$ -	\$ 109,900	\$ -	\$ 110.00
25241.1204	3A	PARTS WHOLESALERS, INC.	1423 W 1st Ave	Private Property	\$ 219,800	\$ 295,600	\$ 515,400	\$ -	\$ 360.78
25241.1205	3A	PARTS WHOLESALERS INC	120 S Cedar St	Private Property	\$ 409,500	\$ 578,300	\$ 987,800	\$ -	\$ 691.46
35181.0003	3C	FED CRED UN	601 W Mallon Ave	Private Property	\$ 661,300	\$ 2,026,500	\$ 2,687,800	\$ -	\$ 1,881.46
35181.0032	4	CITY OF SPOKANE	832 N Howard St	Public Parks	2.64	0	2.64	\$ -	\$ 430.27
35181.0042	3C	BUSINESS BUILDING LLC	607 W Mallon Ave	Private Property	\$ 248,640	\$ -	\$ 248,640	\$ -	\$ 174.05
35182.4304	3C	WONDER SPOKANE LLC	835 N Post St	Private Property	\$ 526,000	\$ 19,631,100	\$ 20,157,100	\$ -	\$ 14,109.97
35182.4305	3C	WONDER SPOKANE LLC	803 W Mallon Ave	Private Property	\$ 132,600	\$ 803,900	\$ 936,500	\$ -	\$ 655.55
35182.4401	3C	RAS PROPERTIES LLC	815 N Lincoln St	Private Property	\$ 144,000	\$ 385,500	\$ 529,500	\$ -	\$ 370.65
35182.4405	3C	TEN TALENTS LLC	802 N Monroe St	Private Property	\$ 180,000	\$ 1,835,700	\$ 2,015,700	\$ -	\$ 1,410.99
35182.4406	3C	HUNTER, MIKAYLA/KYLE	912 W Broadway Ave	Private Property	\$ 108,000	\$ 4,300	\$ 112,300	\$ -	\$ 110.00
35182.4407	3C	BURLEY-CROWE, ISABEL	902 W Broadway Ave	Private Property	\$ 36,000	\$ 1,300	\$ 37,300	\$ -	\$ 110.00
35182.4408	3C	BURLEY-CROWE, ISABEL	904 W Broadway Ave	Private Property	\$ 36,000	\$ 1,300	\$ 37,300	\$ -	\$ 110.00
35182.4410	3C	CITY OF SPOKANE	824 N Monroe St	Government	\$ 172,800	\$ 997,800	\$ 1,170,600	\$ -	\$ 702.36
35182.4901	3	JONES, WILLIAM G & ANN T	820 N Post St #101	Residential	\$ 122,580	\$ 726,300	\$ 848,880	\$ -	\$ 215.00
35182.4902	3	MUNCH, JAMES & VICTORIA	820 N Post St #102	Residential	\$ 140,540	\$ 898,900	\$ 1,039,440	\$ -	\$ 215.00
35182.4903	3	SWARTZ , LARRY & DEBRA	820 N Post St #103	Residential	\$ 142,020	\$ 965,700	\$ 1,107,720	\$ -	\$ 215.00
35182.4904	3	BRETT, ROBERT & CATHLEEN	820 N Post St #104	Residential	\$ 108,950	\$ 772,700	\$ 881,650	\$ -	\$ 215.00
35182.4905	3	EHRENBERG, THOMAS & LINDA	820 N Post St #105	Residential	\$ 144,990	\$ 984,600	\$ 1,129,590	\$ -	\$ 215.00
35182.4906	3	MONSON, DONALD & DEANNA M	820 N Post St #106	Residential	\$ 142,020	\$ 966,300	\$ 1,108,320	\$ -	\$ 215.00
35182.4907	3	LILLIE, GERALD & REGINA	820 N Post St #201	Residential	\$ 121,100	\$ 879,700	\$ 1,000,800	\$ -	\$ 215.00
35182.4908	3	VAUGHN, CYRUS & JANET	820 N Post St #202	Residential	\$ 282,560	\$ 1,918,900	\$ 2,201,460	\$ -	\$ 215.00
35182.4910	3	CUNNINGHAM, DARCY S/EDWARDS, MARK W	820 N Post St #204	Residential	\$ 108,950	\$ 817,000	\$ 925,950	\$ -	\$ 215.00
35182.4911	3	STONE, BRYAN & CHERYL	820 N Post St #205	Residential	\$ 144,990	\$ 1,041,300	\$ 1,186,290	\$ -	\$ 215.00
35182.4912	3	UMBDENSTOCK, RICHARD J & BARBARA J	820 N Post St #206	Residential	\$ 140,540	\$ 1,016,400	\$ 1,156,940	\$ -	\$ 215.00
35182.4913	3	STANDAL, JEFFERY A & PATRICIA M	820 N Post St #301	Residential	\$ 121,640	\$ 883,000	\$ 1,004,640	\$ -	\$ 215.00
35182.4914	3	DAVEY, THOMAS & DENISE	820 N Post St #302	Residential	\$ 140,540	\$ 1,002,200	\$ 1,142,740	\$ -	\$ 215.00
35182.4915	3	HENNEBERRY, MICHAEL O & CATHRYN A	820 N Post St #303	Residential	\$ 142,020	\$ 1,021,300	\$ 1,163,320	\$ -	\$ 215.00
35182.4916	3	TVEDTEN, CLIFF	820 N Post St #304	Residential	\$ 108,950	\$ 1,102,600	\$ 1,211,550	\$ -	\$ 215.00
35182.4917	3	SHERIDAN LIVING TRUST	820 N Post St #305 3E	Residential	\$ 144,990	\$ 1,041,300	\$ 1,186,290	\$ -	\$ 215.00
35182.4918	3	WAYSON REVOCABLE LIVING TRUST	820 N Post St #306	Residential	\$ 140,540	\$ 1,016,400	\$ 1,156,940	\$ -	\$ 215.00
35182.4919	3	BLOOM, HELGA	820 N Post St #401	Residential	\$ 121,640	\$ 931,500	\$ 1,053,140	\$ -	\$ 215.00
35182.4920	3	PUGEL, MATTHEW S & DELIGHT E	820 N Post St #402	Residential	\$ 140,540	\$ 1,067,300	\$ 1,207,840	\$ -	\$ 215.00
35182.4921	3	NUGENT MARITAL TRUST	820 N Post St #403	Residential	\$ 142,020	\$ 1,076,900	\$ 1,218,920	\$ -	\$ 215.00
35182.4922	3	WILLIAMS FAMILY TRUST, HOWARD L	820 N Post St #404	Residential	\$ 108,950	\$ 861,300	\$ 970,250	\$ -	\$ 215.00
35182.4923	3	SHEEHAN, JAMES L/ALBERTS, MARY A	820 N Post St #405	Residential	\$ 144,990	\$ 1,536,600	\$ 1,681,590	\$ -	\$ 215.00
35182.4924	3	HALBICH, FRANK & ANITA	820 N Post St #406	Residential	\$ 140,540	\$ 1,066,600	\$ 1,207,140	\$ -	\$ 215.00
35182.4925	3	LAWSON WILLIAM J & CAROL K	820 N Post St #501	Residential	\$ 172,260	\$ 1,432,600	\$ 1,604,860	\$ -	\$ 215.00
35182.4926	3	GUMP, TIMOTHY K & REBECCA L	820 N Post St #502	Residential	\$ 172,260	\$ 1,282,300	\$ 1,454,560	\$ -	\$ 215.00

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Downtown Spokane Improvement District

2022 Property Assessment Roll



35182.4927	3	LILL, DAVID J & NANCY M	820 N Post St #503	Residential	\$ 173,210	\$ 1,290,200	\$ 1,463,410	\$ -	\$ 215.00
35182.4928	3	MURPHY FAMILY TRUST	820 N Post St #504	Residential	\$ 205,340	\$ 1,503,100	\$ 1,708,440	\$ -	\$ 215.00
35182.4929	3	DAVIES, RICH & KIRSTIN	820 N Post St #601	Residential	\$ 220,860	\$ 1,604,300	\$ 1,825,160	\$ -	\$ 215.00
35182.4930	3	BRETT 1989 REV TRUST	820 N Post St #602	Residential	\$ 223,290	\$ 1,619,700	\$ 1,842,990	\$ -	\$ 215.00
35182.4931	3	BARBIERI, DONALD/SMITH, SHARON	820 N Post St #603	Residential	\$ 252,450	\$ 1,588,900	\$ 1,841,350	\$ -	\$ 215.00
35182.4932	3	ROBINSON III, FREDERICK D	820 N Post St #604 6D	Residential	\$ 248,130	\$ 1,784,100	\$ 2,032,230	\$ -	\$ 215.00
35183.0003	3	MAD ANTHONY'S INC	520 N Lincoln St	Private Property	\$ 2,606,250	\$ 533,800	\$ 3,140,050	\$ -	\$ 2,198.04
35183.0021	3	FALLS LLC	829 W Broadway Ave	Private Property	\$ 3,336,320	\$ -	\$ 3,336,320	\$ -	\$ 2,335.42
35183.0023	3	LOW FAMILY TRUST	625 N Monroe St	Private Property	\$ 170,630	\$ 73,700	\$ 244,330	\$ -	\$ 171.03
35183.0036	1	CITY OF SPOKANE (LIBRARY)	906 W Main Ave	Exempt	\$ 3,484,650	\$ 6,332,300	\$ 9,816,950	\$ -	\$ -
35183.0065	4	CITY OF SPOKANE	730 N Post St	Public Parks	0.33	0	0.33	\$ -	\$ 110.00
35183.0092	3	SPOKANE CLUB	1002 W Main Ave	Private Property	\$ 1,559,170	\$ 883,100	\$ 2,442,270	\$ -	\$ 1,709.59
35183.0095	3	SCHMELZER, ALLEN D & JERI ANN	609 N Monroe St	Private Property	\$ 426,550	\$ -	\$ 426,550	\$ -	\$ 298.59
35183.0301	1	WALL STREET LLC	221 N Wall St	Private Property	\$ 1,495,880	\$ 4,190,700	\$ 6,120,880	\$ -	\$ 6,732.97
35183.0308	1	ROBERTS/BOTZ/SCHOEDEL/ETAL	708 W Main Ave #300	Private Property	\$ 534,230	\$ 491,000	\$ 1,025,230	\$ -	\$ 1,127.75
35183.0310	1	702 LLC	207 N Wall St	Private Property	\$ 158,480	\$ 1,324,000	\$ 2,249,780	\$ -	\$ 2,474.76
35183.0311	1	702 LLC	702 W Main Ave	Private Property	\$ 140,700	\$ -	\$ 140,700	\$ -	\$ 154.77
35183.0320	1	RIVERPARK SQUARE LLC	777 W Main Ave	Private Property	\$ -	\$ 10,530,800	\$ 10,530,800	\$ -	\$ 11,583.88
35183.0321	1	RIVER PARK SQUARE LLC	808 W Main Ave	Private Property	\$ -	\$ 31,872,700	\$ 31,872,700	\$ -	\$ 35,059.97
35183.0322	1	RIVER PARK SQUARE LLC	825 W Spokane Falls Blvd	Private Property	\$ -	\$ 12,134,500	\$ 12,134,500	\$ -	\$ 13,347.95
35183.0324	1	RIVER PARK SQUARE, LLC	808 W Main Ave	Private Property	\$ 11,617,580	\$ -	\$ 11,617,580	\$ -	\$ 12,779.34
35183.0325	1	RIVER PARK SQUARE LLC	706 W Main Ave	Private Property	\$ 363,300	\$ 998,700	\$ 1,362,000	\$ -	\$ 1,498.20
35183.0405	1	MZB LLC	110 N Post St	Private Property	\$ 264,600	\$ 709,300	\$ 973,900	\$ -	\$ 1,071.29
35183.0406	1	GVD COMMERCIAL PROPERTIES INC	726 W Riverside Ave	Private Property	\$ 641,250	\$ 1,378,600	\$ 2,558,950	\$ -	\$ 2,814.85
35183.0407	1	HRUSKA PROPERTIES LLC	718 W Riverside Ave	Private Property	\$ 599,700	\$ 1,401,400	\$ 2,447,200	\$ -	\$ 2,691.92
35183.0408	1	ALEXANDER GOODS DEPOT, LLC	710 W Riverside Ave	Private Property	\$ 1,498,880	\$ 5,231,200	\$ 7,433,980	\$ -	\$ 8,177.38
35183.0507	2	PEYTON CHELAN LLC	10 N Post St	Private Property	\$ 1,140,900	\$ 5,839,600	\$ 6,980,500	\$ -	\$ 7,678.55
35183.0508	2	SPOKANE TRANSIT AUTHORITY	9 N Wall St	Government	\$ 2,644,350	\$ 8,857,100	\$ 11,501,450	\$ -	\$ 9,201.16
35183.0607	2	HARE & GRIFFITHS LLC	825 W Riverside Ave	Private Property	\$ 438,750	\$ 475,400	\$ 914,150	\$ -	\$ 1,005.57
35183.0608	2	DIAMOND PARKING INC	822 W Sprague Ave	Private Property	\$ 450,000	\$ 3,182,500	\$ 3,632,500	\$ -	\$ 3,995.75
35183.0609	2	MYSTERY BUILDING LLC	816 W Sprague Ave	Private Property	\$ 225,000	\$ 418,000	\$ 643,000	\$ -	\$ 707.30
35183.0614	2	HOTEL LUSSO LLC	1 N Post St	Exempt	\$ 495,000	\$ 2,109,500	\$ 2,604,500	\$ -	\$ -
35183.0615	2	RIVERSIDE AND POST LLC	801 W Riverside Ave	Private Property	\$ 1,519,880	\$ 2,864,500	\$ 4,384,380	\$ -	\$ 4,822.82
35183.0616	2	GENESEE BLOCK LLC	821 W Riverside Ave	Private Property	\$ 292,500	\$ 653,100	\$ 945,600	\$ -	\$ 1,040.16
35183.0705	1	LINCOLN PLAZA LLC	818 W Riverside Ave	Private Property	\$ 2,142,450	\$ 9,975,300	\$ 12,117,750	\$ -	\$ 13,329.53
35183.0708	1	GRANT BUILDING LLC	802 W Riverside Ave	Private Property	\$ 1,075,650	\$ 3,956,800	\$ 5,032,450	\$ -	\$ 5,535.70
35183.0901	2	BULLCO CO	901 W Riverside Ave	Private Property	\$ 585,000	\$ 1,748,800	\$ 2,333,800	\$ -	\$ 2,567.18
35183.0904	2	COWLES REAL ESTATE COMPANY	999 W Riverside Ave	Private Property	\$ 414,700	\$ 3,331,300	\$ 3,746,000	\$ -	\$ 4,120.60
35183.0905	2	COWLES REAL ESTATE CO	928 W Sprague Ave	Private Property	\$ 450,000	\$ 6,254,400	\$ 6,704,400	\$ -	\$ 7,374.84
35183.0906	2	COWLES REAL ESTATE COMPANY	914 W Sprague Ave	Private Property	\$ 337,500	\$ 19,200	\$ 356,700	\$ -	\$ 392.37
35183.0907	2	HARE & GRIFFITHS	912 W Sprague Ave	Private Property	\$ 112,500	\$ 282,200	\$ 394,700	\$ -	\$ 434.17
35183.0908	2	HARE & GRIFFITHS LLC	908 W Sprague Ave	Private Property	\$ 450,000	\$ 282,100	\$ 732,100	\$ -	\$ 805.31
35183.0909	2	COWLES REAL ESTATE COMPANY	925 W Riverside Ave	Private Property	\$ 913,580	\$ 8,531,400	\$ 9,444,980	\$ -	\$ 10,389.48
35183.1014	2	COWLES REAL ESTATE COMPANY	1023 W Riverside Ave	Private Property	\$ 547,500	\$ 449,200	\$ 996,700	\$ -	\$ 1,096.37

Appendix B

Downtown Spokane Improvement District

2022 Property Assessment Roll



35183.1017	2	COWLES REAL ESTATE COMPANY	1 N Monroe St	Private Property	\$ 2,498,730	\$ 12,474,200	\$ 15,127,130	\$ -	\$ 16,639.84
35183.1101	3	CATHEDRAL OF OUR LADY OF LOURDES-SPOKANE	1115 W Riverside Ave	Exempt	\$ 1,456,000	\$ 3,340,300	\$ 4,796,300	\$ -	\$ -
35183.1106	3	CATHEDRAL OF OUR LADY OF LOURDES-SPOKANE	15 N Madison St	Exempt	\$ 100,000	\$ 397,600	\$ 497,600	\$ -	\$ -
35183.1109	3	NEW CATHEDRAL PLAZA LLC	1120 W Sprague Ave	Exempt	\$ 562,500	\$ 12,301,500	\$ 12,864,000	\$ -	\$ -
35183.1110	3	COWLES REAL ESTATE CO	1102 W Sprague Ave	Private Property	\$ 462,500	\$ 1,256,500	\$ 1,719,000	\$ -	\$ 1,203.30
35183.1204	3	WELLS, JULIE W/WATTS, DEBRA B/BARRETT, DOUGLAS	1218 W Sprague Ave	Private Property	\$ 125,000	\$ 1,800	\$ 126,800	\$ -	\$ 110.00
35183.1205	3	C&I PROPERTIES LLC	1227 W Riverside Ave	Private Property	\$ 118,500	\$ 850,100	\$ 968,600	\$ -	\$ 678.02
35183.1206	3	WELLS, JULIE W/WATTS, DEBRA B/BARRETT, DOUGLAS	1222 W Sprague Ave	Private Property	\$ 100,000	\$ 1,400	\$ 101,400	\$ -	\$ 110.00
35183.1207	3	SAN MARCO APARTMENTS	1230 W Sprague Ave	Private Property	\$ 450,980	\$ 1,949,320	\$ 2,400,300	\$ -	\$ 1,680.21
35183.1208	3	MYRTLE 21 LLC	1214 W Sprague Ave	Private Property	\$ 137,500	\$ 1,076,500	\$ 1,214,000	\$ -	\$ 849.80
35183.1211	3	NEBLETT, JOSHUA & SARAH	1219 W Riverside Ave	Residential	\$ 62,650	\$ 1,116,400	\$ 1,325,950	\$ -	\$ 215.00
35183.1212	3	1221 W RIVERSIDE LLC	1221 W Riverside Ave	Residential	\$ 62,650	\$ 617,100	\$ 679,750	\$ -	\$ 215.00
35183.1213	3	ANDERSON, RONALD	1223 W Riverside Ave	Residential	\$ 62,650	\$ 880,800	\$ 943,450	\$ -	\$ 215.00
35183.1214	3	FLEMING, KARL N & SUZANNE W	1225 W Riverside Ave	Residential	\$ 62,650	\$ 740,600	\$ 803,250	\$ -	\$ 215.00
35183.1215	3	DIXON, HAL R & VICKI M	1209 W Riverside Ave	Residential	\$ 62,650	\$ 481,300	\$ 543,950	\$ -	\$ 215.00
35183.1216	3	WOODWARD, SHAWN & MICHELLE	1211 W Riverside Ave	Residential	\$ 62,650	\$ 408,000	\$ 470,650	\$ -	\$ 188.26
35183.1217	3	NOSBAUM, LEROY & BRENDA	1215 W Riverside Ave	Residential	\$ 62,650	\$ 742,600	\$ 805,250	\$ -	\$ 215.00
35183.1224	3	1203 PROPERTIES LLP	1203 W Riverside Ave	Private Property	\$ 219,200	\$ 2,071,900	\$ 2,291,100	\$ -	\$ 1,603.77
35183.1225	3	1203 PROPERTIES LLP	1202 W Sprague Ave	Private Property	\$ 242,500	\$ 3,500	\$ 246,000	\$ -	\$ 172.20
35183.1301	3	MILFORDS BUILDING LLC	719 N Monroe St	Private Property	\$ 270,000	\$ 671,800	\$ 941,800	\$ -	\$ 659.26
35183.1303	3	PEAK HOMES, LLC	701 N Monroe St	Private Property	\$ 420,000	\$ 1,196,000	\$ 1,616,000	\$ -	\$ 1,131.20
35183.1404	3	921 WEST BROADWAY LLC	921 W Broadway Ave	Private Property	\$ 144,000	\$ 445,100	\$ 589,100	\$ -	\$ 412.37
35183.1405	3	PIONEER HUMAN SERVICES	925 W Broadway Ave	Private Property	\$ 288,000	\$ 1,663,700	\$ 1,951,700	\$ -	\$ 1,366.19
35183.1406	3	LAWRENCE B STONE PROPERTIES #711 LLC	711 N Lincoln St	Private Property	\$ 180,000	\$ 75,700	\$ 255,700	\$ -	\$ 178.99
35183.1408	3	DIAMOND PARKING INC	714 N Monroe St	Private Property	\$ 144,000	\$ 1,700	\$ 145,700	\$ -	\$ 110.00
35183.1409	3	SHOFAR ENTERPRISES LLC	712 N Monroe St	Private Property	\$ 120,000	\$ 76,400	\$ 196,400	\$ -	\$ 137.48
35183.1410	3	TEC INVESTMENTS LLC	706 N Monroe St	Private Property	\$ 222,000	\$ 276,900	\$ 498,900	\$ -	\$ 349.23
35183.1411	3	HES PROPERTIES, LLC	628 N Monroe St	Private Property	\$ 162,000	\$ 344,900	\$ 506,900	\$ -	\$ 354.83
35183.1414	3	DIAMOND PARKING INC.	605 N Lincoln St	Private Property	\$ 306,000	\$ 12,100	\$ 318,100	\$ -	\$ 222.67
35183.1418	3	DIAMOND PARKING INC.	Address Unknown	Private Property	\$ 162,000	\$ 6,400	\$ 168,400	\$ -	\$ 117.88
35183.1422	3	CITY OF SPOKANE	514 N Monroe St	Government	\$ 126,000	\$ -	\$ 126,000	\$ -	\$ 110.00
35183.1423	3	CITY OF SPOKANE	504 N Monroe St	Government	\$ 180,000	\$ -	\$ 180,000	\$ -	\$ 110.00
35183.1427	3	GARRAS, BILLY J	601 N Lincoln St	Private Property	\$ 216,000	\$ -	\$ 216,000	\$ -	\$ 151.20
35183.1428	3	DIAMOND PARKING INC.	610 N Monroe St	Private Property	\$ 297,000	\$ 10,200	\$ 307,200	\$ -	\$ 215.04
35183.1429	3	LAWRENCE B STONE PROPERTIES #711 LLC	Address Unknown	Private Property	\$ 180,000	\$ -	\$ 180,000	\$ -	\$ 126.00
35183.1431	3	MAD ANTHONYS INC	625 N Lincoln St	Private Property	\$ 450,000	\$ -	\$ 450,000	\$ -	\$ 315.00
35183.1432	3	LAWRENCE B STONE PROPERTIES #901 LLC	901 W Broadway Ave	Private Property	\$ 216,000	\$ 1,453,100	\$ 1,669,100	\$ -	\$ 1,168.37
35183.1433	3	LAWRENCE B STONE PROPERTIES #901 LLC	909 W Broadway Ave	Private Property	\$ 216,000	\$ 9,600	\$ 225,600	\$ -	\$ 157.92
35183.1434	3	CITY OF SPOKANE	517 N Lincoln St	Government	\$ 900,000	\$ -	\$ 900,000	\$ -	\$ 540.00
35183.1435	3	CITY OF SPOKANE	521 N Lincoln St	Government	\$ 18,000	\$ -	\$ 18,000	\$ -	\$ 110.00
35183.1436	3	GARRAS, BILLY J	602 N Monroe St	Private Property	\$ 468,000	\$ 191,300	\$ 659,300	\$ -	\$ 461.51
35183.1437	3	CITY OF SPOKANE	519 N Lincoln St	Government	\$ 252,000	\$ -	\$ 252,000	\$ -	\$ 151.20
35183.1438	3	NORTH FALLS LLC	618 N Monroe St	Private Property	\$ 405,120	\$ 120,300	\$ 525,420	\$ -	\$ 367.79
35183.1439	3	ISLAND OFFICE PLAZA	915 W Broadway Ave	Private Property	\$ 216,000	\$ 348,300	\$ 564,300	\$ -	\$ 395.01

Appendix B

Downtown Spokane Improvement District

2022 Property Assessment Roll



35183.1501	1	CITY OF SPOKANE	808 W Spokane Falls Blvd	Government	\$ 2,329,000	\$ 17,908,900	\$ 20,237,900	\$ -	\$ 16,190.32
35183.1511	1	CITY OF SPOKANE	321 N Post St	Government	\$ 2,369,970	\$ 764,800	\$ 3,134,770	\$ -	\$ 2,507.82
35183.1512	1	CITY OF SPOKANE	930 W Spokane Falls Blvd	Government	\$ 2,577,420	\$ -	\$ 2,577,420	\$ -	\$ 2,061.94
35183.1513	1	CITY OF SPOKANE	930 W Spokane Falls Blvd	Government	\$ 13,340	\$ -	\$ 13,340	\$ -	\$ 110.00
35183.2207	3	MH2C INVESTMENTS, LLC	1225 W Main Ave	Private Property	\$ 45,000	\$ 700	\$ 45,700	\$ -	\$ 110.00
35183.2208	3	MH2C INVESTMENTS, LLC	1229 W Main Ave	Private Property	\$ 45,000	\$ 700	\$ 45,700	\$ -	\$ 110.00
35183.2209	3	MH2C INVESTMENTS, LLC	1227 W Main Ave	Private Property	\$ 52,310	\$ 800	\$ 53,110	\$ -	\$ 110.00
35183.2210	3	MH2C INVESTMENTS, LLC	1213 W Main Ave	Private Property	\$ 101,120	\$ 1,600	\$ 102,720	\$ -	\$ 110.00
35183.2211	3	MH2C INVESTMENTS, LLC	1223 W Main Ave	Private Property	\$ 119,950	\$ 1,800	\$ 121,750	\$ -	\$ 110.00
35183.2212	3	MH2C INVESTMENTS, LLC	1209 W Main Ave	Private Property	\$ 194,900	\$ 3,000	\$ 197,900	\$ -	\$ 138.53
35183.2222	3	MH2C INVESTMENTS, LLC	1212 W Riverside Ave	Private Property	\$ 214,880	\$ 2,600	\$ 217,480	\$ -	\$ 152.24
35183.2223	3	MH2C INVESTMENTS, LLC	1208 W Riverside Ave	Private Property	\$ 212,630	\$ 2,600	\$ 215,230	\$ -	\$ 150.66
35183.2224	3	MH2C INVESTMENTS, LLC	Unknown	Private Property	\$ 162,000	\$ 2,400	\$ 164,400	\$ -	\$ 115.08
35183.2225	3	WARRENS WORLD LLC	0 Address Unknown S	Private Property	\$ 118,000	\$ -	\$ 118,000	\$ -	\$ 110.00
35183.2229	3	MH2C INVESTMENTS, LLC	1110 W Riverside Ave	Private Property	\$ 577,350	\$ 439,200	\$ 1,016,550	\$ -	\$ 711.59
35183.2230	3	PHILANTHROPY CENTER LLC	1020 W Riverside Ave	Exempt	\$ 173,860	\$ 683,700	\$ 857,560	\$ -	\$ -
35183.2231	3	SPOKANE CITY CLUB	1002 W Riverside Ave	Private Property	\$ 333,290	\$ 1,979,500	\$ 2,312,790	\$ -	\$ 1,618.95
35183.2233	3	MH2C INVESTMENTS, LLC	1220 W Riverside Ave	Private Property	\$ 179,890	\$ 2,000	\$ 181,890	\$ -	\$ 127.32
35183.2234	3	RIVERFALLS TOWER DEVELOPMENT CO	1224 W Riverside Ave	Private Property	\$ 787,950	\$ 11,746,450	\$ 12,534,400	\$ -	\$ 8,774.08
35183.2235	3	WARRENS WORLD LLC	112 N Wright St	Private Property	\$ 14,180	\$ -	\$ 14,180	\$ -	\$ 110.00
35183.2236	3	WEST 1124 RIVERSIDE LLC	1204 W Riverside Ave	Private Property	\$ 664,430	\$ 104,000	\$ 873,530	\$ -	\$ 611.47
35183.2238	3	WEST 1124 RIVERSIDE LLC	1124 W Riverside Ave	Private Property	\$ 412,200	\$ 3,916,300	\$ 4,328,500	\$ -	\$ 3,029.95
35183.2239	3	WEST 1116 RIVERSIDE AVE LLC	1116 W Riverside Ave	Private Property	\$ 360,000	\$ 3,044,900	\$ 3,404,900	\$ -	\$ 2,383.43
35183.2241	3	WARRENS WORLD LLC	124 N Wright St	Private Property	\$ 522,770	\$ -	\$ 522,770	\$ -	\$ 365.94
35183.2243	3	WARRENS WORLD LLC	0 Unknown	Private Property	\$ 307,780	\$ -	\$ 307,780	\$ -	\$ 215.45
35183.2308	2	USA	904 W Riverside Ave	Exempt	\$ 2,481,830	\$ 7,724,300	\$ 10,206,130	\$ -	\$ -
35183.2309	2	USA	922 W Riverside Ave	Exempt	\$ 3,960,380	\$ 18,669,800	\$ 22,630,180	\$ -	\$ -
35183.2501	1	CPC DEVELOPMENT COMPANY	825 W Main Ave #A	Private Property	\$ 849,620	\$ 450,300	\$ 1,299,920	\$ -	\$ 1,429.91
35183.2502	1	CPC DEVELOPMENT COMPANY	825 W Main Ave	Private Property	\$ 849,620	\$ 915,800	\$ 1,765,420	\$ -	\$ 1,941.96
35183.2503	1	CPC DEVELOPMENT COMPANY	825 W Main Ave	Private Property	\$ 849,620	\$ 1,882,700	\$ 2,732,320	\$ -	\$ 3,005.55
35183.2601	1	MICIAC, RONALD & DEBORAH	809 W Main Ave #201	Residential	\$ 37,580	\$ 745,100	\$ 782,680	\$ -	\$ 215.00
35183.2602	1	KENNEDY, CARRIE & RYAN	809 W Main Ave #202	Residential	\$ 38,850	\$ 792,400	\$ 1,464,250	\$ -	\$ 215.00
35183.2603	1	OVERSTREET, RONALD & AUDREY	809 W Main Ave #203	Residential	\$ 36,600	\$ 733,400	\$ 770,000	\$ -	\$ 215.00
35183.2604	1	BRANNON, JEFFREY G & TONI M	809 W Main Ave #204	Residential	\$ 41,330	\$ 891,200	\$ 932,530	\$ -	\$ 215.00
35183.2605	1	LEE, JOHN & JANELLE L	809 W Main Ave #205	Residential	\$ 43,500	\$ 953,500	\$ 997,000	\$ -	\$ 215.00
35183.2606	1	JACKSON LIVING TRUST, STEPHEN AND LODI	809 W Main Ave #206	Residential	\$ 39,000	\$ 951,100	\$ 990,100	\$ -	\$ 215.00
35183.2607	1	NGS TRUST	809 W Main Ave #301	Residential	\$ 47,630	\$ 745,800	\$ 1,828,630	\$ -	\$ 215.00
35183.2608	1	PRUSSACK, CHARLES & SUSAN	809 W Main Ave #302	Residential	\$ 45,680	\$ 544,700	\$ 590,380	\$ -	\$ 215.00
35183.2609	1	&KLOTH, INC	809 W Main Ave #303	Residential	\$ 44,180	\$ 796,200	\$ 840,380	\$ -	\$ 215.00
35183.2610	1	SELECT CREDIT AND LEASING LLC	809 W Main Ave #304	Residential	\$ 39,750	\$ 951,600	\$ 991,350	\$ -	\$ 215.00
35183.2611	1	REDMOND, PAUL & BARBARA	809 W Main Ave #305-6	Residential	\$ 54,080	\$ 938,400	\$ 992,480	\$ -	\$ 215.00
35183.2612	1	THOMAS, JEFFREY P & REGINA K	809 W Main Ave #307	Residential	\$ 27,000	\$ 589,600	\$ 616,600	\$ -	\$ 215.00
35183.2613	1	KAYA, HAKAN & HULYA	809 W Main Ave #308	Residential	\$ 39,380	\$ 822,100	\$ 861,480	\$ -	\$ 215.00
35183.2614	1	BLAKE, KRISTIANNE & JOHN	809 W Main Ave #309	Residential	\$ 36,150	\$ 670,700	\$ 706,850	\$ -	\$ 215.00

Appendix B

Downtown Spokane Improvement District

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35183.2615	1	ELSE, AUSTIN & SHANNON	809 W Main Ave #310	Residential	\$ 34,430	\$ 716,000	\$ 750,430	\$ -	\$ 215.00
35183.2616	1	WANG, LIHUA	809 W Main Ave #311	Residential	\$ 45,080	\$ 482,400	\$ 939,180	\$ -	\$ 215.00
35183.2617	1	THOMAS JR, TED & NOREEN	809 W Main Ave #312	Residential	\$ 52,280	\$ 1,006,800	\$ 1,059,080	\$ -	\$ 215.00
35183.2618	1	JOHNSON, JACK	809 W Main Ave #313	Residential	\$ 52,050	\$ 1,033,000	\$ 1,085,050	\$ -	\$ 215.00
35183.2619	1	JOHN & RITA SANTILLANES LLC	809 W Main Ave #314	Residential	\$ 49,500	\$ 953,600	\$ 1,003,100	\$ -	\$ 215.00
35183.2620	1	ROSS, JACQUELINE	809 W Main Ave #315	Residential	\$ 45,450	\$ 1,848,400	\$ 1,893,850	\$ -	\$ 215.00
35183.3301	1	FLT CRESCENT LLC	719 W Main Ave #1	Private Property	\$ 234,980	\$ 2,280,300	\$ 2,515,280	\$ -	\$ 2,766.81
35183.3302	1	FPA CRESCENT ASSOCIATES	719 W Main Ave #2	Private Property	\$ 252,680	\$ 2,372,300	\$ 2,624,980	\$ -	\$ 2,887.48
35183.3303	1	FPA CRESCENT ASSOCIATES	719 W Main Ave #3	Private Property	\$ 1,728,830	\$ 19,593,400	\$ 21,322,230	\$ -	\$ 23,454.45
35184.0001	3	SPOKANE PUBLIC FACILITIES DISTRICT	334 W Spokane Falls Blvd	PFD	\$ 10,548,530	\$ 23,808,900	\$ 34,357,430	\$ -	\$ 10,650.80
35184.0002	3	SPOKANE PUBLIC FACILITIES DISTRICT	Unknown	PFD	\$ 986,600	\$ -	\$ 986,600	\$ -	\$ 305.85
35184.0025	3	CENTENNIAL LLC	201 W North River Dr	Private Property	\$ 1,173,980	\$ 21,100	\$ 1,195,080	\$ -	\$ 836.56
35184.0026	3	AVISTA CORPORATION	Vacant Land	Private Property	\$ 104,340	\$ -	\$ 104,340	\$ -	\$ 110.00
35184.0027	3	AVISTA CORPORATION	Vacant Land	Private Property	\$ 420,100	\$ -	\$ 420,100	\$ -	\$ 294.07
35184.0065	3	CITY OF SPOKANE	Address Unknown	Government	\$ 2,281,620	\$ -	\$ 2,281,620	\$ -	\$ 1,368.97
35184.0069	4	CITY OF SPOKANE	507 N Howard St	Public Parks	0.82	0	0.82	\$ -	\$ 133.64
35184.0083	3	SPOKANE PUBLIC FACILITIES DISTRICT	332 N Spokane Falls Ct	PFD	\$ 1,725,100	\$ -	\$ 1,725,100	\$ -	\$ 534.78
35184.0088	3	ICP SPOKANE II LLC	201 W North River Dr	Private Property	\$ 1,916,630	\$ 11,201,700	\$ 13,118,330	\$ -	\$ 9,182.83
35184.0091	3	RIVEREDGE LLC	101 W North River Dr	Private Property	\$ 1,501,550	\$ 1,569,300	\$ 3,070,850	\$ -	\$ 2,149.60
35184.0092	3	BANEY MARITAL TRUST	115 W North River Dr	Exempt	\$ 1,402,800	\$ 5,109,700	\$ 6,512,500	\$ -	\$ -
35184.0093	3	DR SPOKANE CITY CENTER LLC	322 N Spokane Falls Ct	Exempt	\$ 3,585,120	\$ 12,664,000	\$ 16,249,120	\$ -	\$ -
35184.0407	3	SPOKANE PUBLIC FACILITIES DISTRICT	Address Unknown	PFD	\$ 415,510	\$ -	\$ 415,510	\$ -	\$ 128.81
35184.0605	3	T&A PROPERTY HOLDINGS LLC	220 W Main Ave	Private Property	\$ 426,000	\$ 1,011,100	\$ 1,437,100	\$ -	\$ 1,005.97
35184.0606	3	WINTER, BRIAN L & BRUCE L	231 W Spokane Falls Blvd	Private Property	\$ 284,000	\$ 2,600	\$ 286,600	\$ -	\$ 200.62
35184.0614	3	FOUNDRY UNITED LLC	244 W Main Ave	Private Property	\$ 323,760	\$ 2,068,000	\$ 2,391,760	\$ 750.43	\$ 923.80
35184.0615	3	WINTER, BRIAN L & BRUCE L	241 E Trent Ave	Private Property	\$ 124,000	\$ 1,100	\$ 125,100	\$ -	\$ 110.00
35184.0616	3	WINTER, BRIAN L & BRUCE	236 W Main Ave	Private Property	\$ 160,000	\$ 1,400	\$ 161,400	\$ -	\$ 112.98
35184.0617	3	WINTER, BRIAN L & BRUCE L	232 W Main Ave	Private Property	\$ 284,000	\$ 2,600	\$ 286,600	\$ -	\$ 200.62
35184.0618	3	WINTER, BRIAN L & BRUCE L	228 W Main Ave	Private Property	\$ 284,000	\$ 2,600	\$ 286,600	\$ -	\$ 200.62
35184.0620	3	WINTER, BRIAN L & BRUCE L	224 W Main Ave	Private Property	\$ 142,000	\$ 1,300	\$ 143,300	\$ -	\$ 110.00
35184.0624	3	WINTER, BRIAN L & BRUCE L	237 W Spokane Falls Blvd	Private Property	\$ 284,000	\$ 2,600	\$ 286,600	\$ -	\$ 200.62
35184.0627	3	PARK TOWER SENIOR HOUSING LLP	217 W Spokane Falls Blvd	Exempt	\$ 1,136,000	\$ 11,414,200	\$ 12,550,200	\$ -	\$ -
35184.0628	3	SPOKANE SCHOOL DISTRICT #81	200 N Bernard St	Government	\$ 647,520	\$ 7,682,900	\$ 8,330,420	\$ -	\$ 4,998.25
35184.0629	3	SPOPRO LLC	245 W Spokane Falls Blvd	Private Property	\$ 323,760	\$ 397,600	\$ 721,360	\$ -	\$ 504.95
35184.0631	3	WESTERN MINE SERVICES, INC	223 N Brown St	Private Property	\$ 567,960	\$ 436,900	\$ 1,004,860	\$ -	\$ 703.40
35184.0632	3	WESTERN MINE SERVICES, INC	216 W Main Ave	Private Property	\$ 852,000	\$ 23,400	\$ 875,400	\$ -	\$ 612.78
35184.0633	3	FRUCI FAMILY, LLC	259 W Spokane Falls Blvd	Private Property	\$ 647,520	\$ 1,071,580	\$ 3,227,220	\$ -	\$ 2,259.05
35184.0801	3	301 MAIN AVE LLC	301 W Main Ave	Private Property	\$ 284,000	\$ 1,469,700	\$ 1,753,700	\$ -	\$ 1,227.59
35184.0802	3	JRD PARKING LLC	307 W Main Ave	Private Property	\$ 284,000	\$ 6,100	\$ 290,100	\$ -	\$ 203.07
35184.0803	3	COLONIAL CITY	111 N Bernard St	Private Property	\$ 282,880	\$ 1,173,600	\$ 1,456,480	\$ -	\$ 1,019.54
35184.0804	3	JENSEN REAL ESTATE INVESTORS, INC	310 W Riverside Ave	Private Property	\$ 345,560	\$ 24,800	\$ 370,360	\$ -	\$ 259.25
35184.0903	3	ALBISU, CRUZ	209 W Main Ave	Private Property	\$ 284,000	\$ 19,600	\$ 303,600	\$ -	\$ 212.52
35184.0904	3	ALBISU, CRUZ	215 W Main Ave	Private Property	\$ 284,000	\$ 10,400	\$ 294,400	\$ -	\$ 206.08
35184.0908	3	WOODHEAD PROPERTIES LLC	239 W Main Ave	Private Property	\$ 284,000	\$ 507,900	\$ 791,900	\$ -	\$ 554.33

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35184.0911	3	DAVIS TERRA FIRMA LLC	256 W Riverside Ave	Private Property	\$ 607,760	\$ 26,200	\$ 633,960	\$ -	\$ 443.77
35184.0919	3	LI, GANG/SHAO, JIN	230 W Riverside Ave	Private Property	\$ 568,000	\$ 506,500	\$ 1,074,500	\$ -	\$ 752.15
35184.0920	3	221 WEST MAIN OFFICE BUILDING LLC	221 W Main Ave	Private Property	\$ 426,000	\$ 358,500	\$ 784,500	\$ -	\$ 549.15
35184.0921	3	WEST MAIN OFFICE BUILDING LLC	225 W Main Ave	Private Property	\$ 426,000	\$ 358,500	\$ 784,500	\$ -	\$ 549.15
35184.0922	3	SCHMIDT 245 MAIN LLC	245 W Main Ave	Private Property	\$ 363,520	\$ 1,132,900	\$ 1,496,420	\$ -	\$ 1,047.49
35184.0923	3	SPOKANE SCHOOL DISTRICT #81	247 W Main Ave	Government	\$ 610,000	\$ 5,500	\$ 615,500	\$ -	\$ 369.30
35184.0925	3	UNIVERSITY DISTRICT PUBLIC DEVELOPMENT AUTHORITY	207 W Main Ave	Exempt	\$ 284,000	\$ -	\$ 284,000	\$ -	\$ -
35184.0926	3	UNIVERSITY DISTRICT PUBLIC DEVELOPMENT AUTHORITY	201 W Main Ave	Exempt	\$ 284,000	\$ 281,700	\$ 565,700	\$ -	\$ -
35184.0927	3	RIVERSIDE AND BROWNE INVESTMENT LLC	206 W Riverside Ave	Private Property	\$ 568,000	\$ -	\$ 568,000	\$ -	\$ 397.60
35184.0928	3	RIVERSIDE AND BROWNE INVESTMENT LLC	206 W Riverside Ave	Private Property	\$ 568,000	\$ -	\$ 568,000	\$ -	\$ 397.60
35184.1201	3	201 RIVERSIDE LLC	201 W Riverside Ave	Private Property	\$ 171,000	\$ 467,300	\$ 638,300	\$ -	\$ 446.81
35184.1202	3	ALGER BRISTOL & LOT 82, LLC	203 W Riverside Ave	Private Property	\$ 95,000	\$ 900	\$ 95,900	\$ -	\$ 110.00
35184.1203	3	ALGER BRISTOL & LOT 82 LLC	210 W Sprague Ave	Private Property	\$ 336,000	\$ 807,100	\$ 1,143,100	\$ -	\$ 800.17
35184.1204	3	ALGER BRISTOL & LOT 82 LLC	209 W Riverside Ave	Private Property	\$ 114,000	\$ 1,000	\$ 115,000	\$ -	\$ 110.00
35184.1205	3	ALGER BRISTOL & LOT 82 LLC	211 W Riverside Ave	Private Property	\$ 358,000	\$ 3,200	\$ 361,200	\$ -	\$ 252.84
35184.1206	3	ALGER BRISTOL & LOT 82, LLC	215 W Riverside Ave	Private Property	\$ 358,000	\$ 3,200	\$ 361,200	\$ -	\$ 252.84
35184.1207	3	STUDIO 24 LLC	221 W Riverside Ave	Private Property	\$ 180,000	\$ 882,100	\$ 1,062,100	\$ -	\$ 743.47
35184.1208	3	ALGER BRISTOL & LOT 82, LLC	224 W Sprague Ave	Private Property	\$ 178,000	\$ 1,300	\$ 179,300	\$ -	\$ 125.51
35184.1210	3	BEAR & HALE, LLC	232 W Sprague Ave	Private Property	\$ 358,000	\$ 529,200	\$ 887,200	\$ -	\$ 621.04
35184.1211	3	DIAMOND PARKING INC.	237 W Riverside Ave	Private Property	\$ 108,000	\$ 315,400	\$ 423,400	\$ -	\$ 296.38
35184.1212	3	WOLFE, JASON D	236 W Sprague Ave	Private Property	\$ 396,240	\$ 1,700,000	\$ 2,096,240	\$ -	\$ 1,467.37
35184.1213	3	JRD PARKING LLC	239 W Riverside Ave	Private Property	\$ 286,520	\$ 2,600	\$ 289,120	\$ -	\$ 202.38
35184.1214	3	JRD PARKING LLC	8 N Bernard St	Private Property	\$ 791,200	\$ 7,100	\$ 798,300	\$ -	\$ 558.81
35184.1215	3	BICKETT LLC	227 W Riverside Ave	Private Property	\$ 161,760	\$ 763,600	\$ 925,360	\$ -	\$ 647.75
35184.1216	3	RICHMOND & BICKETT LLC	228 W Sprague Ave	Private Property	\$ 198,920	\$ 342,300	\$ 541,220	\$ -	\$ 378.85
35184.1302	3	GB DOW INVESTMENTS LLC	301 W Riverside Ave	Private Property	\$ 200,000	\$ 2,300	\$ 202,300	\$ -	\$ 141.61
35184.1307	3	GB DOW INVESTMENTS LLC	311 W Riverside Ave	Private Property	\$ 256,000	\$ 697,000	\$ 953,000	\$ -	\$ 667.10
35184.1802	1	WRAIGHT LLC	223 N Howard St	Private Property	\$ 799,050	\$ 1,499,000	\$ 2,298,050	\$ -	\$ 2,527.86
35184.1806	1	I O O F	618 W Main Ave	Private Property	\$ 794,400	\$ 16,244,700	\$ 17,039,100	\$ -	\$ 18,743.01
35184.1807	1	600 MAIN INC	608 W Main Ave	Private Property	\$ 1,208,700	\$ 27,291,800	\$ 28,500,500	\$ -	\$ 31,350.55
35184.1808	1	WHEATLAND BANK	222 N Wall St	Private Property	\$ 1,204,130	\$ 3,925,100	\$ 5,129,230	\$ -	\$ 5,642.15
35184.1903	1	SPOKANE 73	228 N Howard St	Private Property	\$ 651,500	\$ 2,825,100	\$ 3,476,600	\$ -	\$ 3,824.26
35184.1904	1	HOWARD PARTNERS LLC/GERRYS TREE & NURSERY INC	218 N Howard St	Private Property	\$ 468,980	\$ 228,100	\$ 697,080	\$ -	\$ 766.79
35184.1905	1	SPOKANE FALLS PROPERTY LLC	206 N Howard St	Private Property	\$ 884,390	\$ 1,846,800	\$ 2,731,190	\$ -	\$ 3,004.31
35184.1906	1	SPOKANE FALLS PROPERTY LLC	520 W Main Ave	Private Property	\$ 884,390	\$ 526,300	\$ 1,410,690	\$ -	\$ 1,551.76
35184.1907	1	SPOKANE FALLS PARKING LLC	508 W Main Ave	Private Property	\$ 1,179,170	\$ 8,600	\$ 1,187,770	\$ -	\$ 1,306.55
35184.1908	1	SPOKANE FALLS PARKING LLC	503 W Spokane Falls Blvd	Private Property	\$ 1,553,360	\$ 21,100	\$ 1,574,460	\$ -	\$ 1,731.91
35184.2001	2	PAC OPERATING CO	217 N Washington St	Private Property	\$ 244,400	\$ 4,900	\$ 249,300	\$ -	\$ 274.23
35184.2002	2	JOHN HEIBER JR FAMILY LLC	405 E Trent Ave	Private Property	\$ 733,210	\$ 14,800	\$ 748,010	\$ -	\$ 822.81
35184.2003	2	JOHN HEIBER JR FAMILY LLC	413 W Spokane Falls Blvd	Private Property	\$ 488,750	\$ 9,900	\$ 498,650	\$ -	\$ 548.52
35184.2004	2	PAC OPERATING CO	419 W Spokane Falls Blvd	Private Property	\$ 243,810	\$ 4,900	\$ 248,710	\$ -	\$ 273.58
35184.2005	2	PAC OPERATING CO	423 W Spokane Falls Blvd	Private Property	\$ 561,600	\$ 11,400	\$ 573,000	\$ -	\$ 630.30
35184.2006	2	PAC OPERATING CO	218 N Stevens St	Private Property	\$ 172,100	\$ 2,800	\$ 174,900	\$ -	\$ 192.39
35184.2007	2	PAC OPERATING CO	430 W Main Ave	Private Property	\$ 259,200	\$ 125,800	\$ 385,000	\$ -	\$ 423.50

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35184.2008	2	JOHN HEIBER JR FAMILY LLC	208 N Stevens St	Private Property	\$ 381,480	\$ 7,000	\$ 388,480	\$ -	\$ 427.33
35184.2009	2	PAC OPERATING CO	426 W Main Ave	Private Property	\$ 173,640	\$ 2,700	\$ 176,340	\$ -	\$ 193.97
35184.2010	2	PAC OPERATING CO	420 W Main Ave	Private Property	\$ 198,360	\$ 3,100	\$ 201,460	\$ -	\$ 221.61
35184.2011	2	PAC OPERATING CO	Address Unknown	Exempt	\$ 780	\$ -	\$ 780	\$ -	\$ -
35184.2012	2	PAC OPERATING CO	418 W Main Ave	Private Property	\$ 633,300	\$ 10,800	\$ 644,100	\$ -	\$ 708.51
35184.2013	2	LIBERTY BUILDING LLC	404 W Main Ave	Private Property	\$ 1,067,760	\$ 5,125,800	\$ 6,193,560	\$ -	\$ 6,812.92
35184.2114	3	CONVENTION CENTER HOTEL LLC	333 W Spokane Falls Blvd	Exempt	\$ 4,450,440	\$ 35,387,600	\$ 39,838,040	\$ -	\$ -
35184.2201	3	JENSEN REAL ESTATE INVESTORS, INC	317 W Main Ave	Private Property	\$ 372,160	\$ 4,200	\$ 376,360	\$ -	\$ 263.45
35184.2202	3	DIAMOND PARKING INC	319 W Main Ave	Private Property	\$ 341,240	\$ 3,800	\$ 345,040	\$ -	\$ 241.53
35184.2203	3	DIAMOND PARKING	329 W Main Ave	Private Property	\$ 341,320	\$ 3,800	\$ 345,120	\$ -	\$ 241.58
35184.2204	3	ZH INVESTMENTS	331 W Main Ave	Private Property	\$ 170,680	\$ 170,500	\$ 341,180	\$ -	\$ 238.83
35184.2205	3	KELLOGG, RICHARD E & SUSAN E	126 N Washington St	Private Property	\$ 350,120	\$ 452,800	\$ 802,920	\$ -	\$ 562.04
35184.2206	3	DIAMOND PARKING	116 N Washington St	Private Property	\$ 162,000	\$ 1,800	\$ 163,800	\$ -	\$ 114.66
35184.2207	3	LEGION LLC	108 N Washington St	Private Property	\$ 341,440	\$ 4,483,000	\$ 4,824,440	\$ -	\$ 3,377.11
35184.2208	3	LEGION LLC	332 W Riverside Ave	Private Property	\$ 170,680	\$ 4,700	\$ 175,380	\$ -	\$ 122.77
35184.2209	3	LEGION LLC	334 W Riverside Ave	Private Property	\$ 170,680	\$ 4,700	\$ 175,380	\$ -	\$ 122.77
35184.2210	3	ROBERTS/BOTZ/SCHOEDEL/ETAL	324 W Riverside Ave	Private Property	\$ 341,320	\$ 8,700	\$ 350,020	\$ -	\$ 245.01
35184.2211	3	JENSEN REAL ESTATE INVESTORS, INC	320 W Riverside Ave	Private Property	\$ 341,240	\$ 579,400	\$ 920,640	\$ -	\$ 644.45
35184.2212	3	JENSEN REAL ESTATE INVESTORS, INC	314 W Riverside Ave	Private Property	\$ 391,280	\$ 717,400	\$ 1,108,680	\$ -	\$ 776.08
35184.2301	2	405 MAIN LLC	405 W Main Ave	Private Property	\$ 324,420	\$ 403,800	\$ 728,220	\$ -	\$ 801.04
35184.2302	2	SPOKANE JOCKEY CLUB PARTNERS LLC	115 N Washington St	Private Property	\$ 204,300	\$ 937,300	\$ 1,141,600	\$ -	\$ 1,255.76
35184.2303	2	407 WEST MAIN LLC	407 W Main Ave	Private Property	\$ 256,560	\$ 198,800	\$ 455,360	\$ -	\$ 500.90
35184.2308	2	WILSON COMMERCIAL PROPERTIES LLC	427 W Main Ave	Private Property	\$ 180,300	\$ 1,091,200	\$ 1,271,500	\$ -	\$ 1,398.65
35184.2309	2	BESPIN HOLDINGS LLC	118 N Stevens St	Private Property	\$ 165,620	\$ 1,003,600	\$ 1,169,220	\$ -	\$ 1,286.14
35184.2310	2	BURLESON ROAD INVESTMENTS LLC	422 W Riverside Ave	Private Property	\$ 926,710	\$ 18,246,300	\$ 19,173,010	\$ -	\$ 21,090.31
35184.2311	2	BURLESON ROAD INVESTMENTS LLC	416 W Riverside Ave	Private Property	\$ 463,000	\$ 74,500	\$ 537,500	\$ -	\$ 591.25
35184.2315	2	BURLESON ROAD INVESTMENTS LLC	428 W Riverside Ave	Private Property	\$ 1,389,120	\$ 103,900	\$ 1,493,020	\$ -	\$ 1,642.32
35184.2317	2	PBB INVESTMENTS LLC	421 W Main Ave	Private Property	\$ 864,420	\$ 1,136,700	\$ 2,001,120	\$ -	\$ 2,201.23
35184.2407	1	JIM WANTS A NORMAL COMPANY NAME LLC	522 W Riverside Ave	Private Property	\$ 884,260	\$ 2,635,800	\$ 3,520,060	\$ -	\$ 3,872.07
35184.2408	1	518 W RIVERSIDE PARTNERS LLC	518 W Riverside Ave	Private Property	\$ 294,710	\$ 903,000	\$ 1,197,710	\$ -	\$ 1,317.48
35184.2409	1	SAPPHIRE 50 LLC	516 W Riverside Ave	Private Property	\$ 294,650	\$ 340,000	\$ 634,650	\$ -	\$ 698.12
35184.2412	1	GT MUKILTEO LLC	511 W Main Ave	Private Property	\$ 176,800	\$ -	\$ 176,800	\$ -	\$ 194.48
35184.2413	1	1953 BOX LLC	502 W Riverside Ave	Private Property	\$ 565,960	\$ 666,600	\$ 1,232,560	\$ -	\$ 1,355.82
35184.2414	1	SURE WOULD LLC/1953 BOX LLC	112 N Howard St	Private Property	\$ 78,330	\$ -	\$ 78,330	\$ -	\$ 110.00
35184.2415	1	SURE WOULD LLC	508 W Riverside Ave	Private Property	\$ 828,750	\$ 2,230,900	\$ 4,171,750	\$ -	\$ 4,588.93
35184.2416	1	GT MUKILTEO LLC	511 W Main Ave	Private Property	\$ 3,142,490	\$ 3,418,100	\$ 7,070,990	\$ -	\$ 7,778.09
35184.2501	1	MPL HOLDINGS, LLC	117 N Howard St	Private Property	\$ 89,700	\$ 514,900	\$ 604,600	\$ -	\$ 665.06
35184.2511	1	WALL CHELAN LLC	120 N Wall St	Private Property	\$ 351,900	\$ 361,000	\$ 3,525,800	\$ -	\$ 3,878.38
35184.2513	1	STG MAIN LLC	601 W Main Ave Chase	Private Property	\$ 1,437,980	\$ 15,897,100	\$ 17,335,080	\$ -	\$ 19,068.59
35184.2514	1	BKWSPokane LLC	618 W Riverside Ave	Private Property	\$ 1,895,850	\$ 4,871,800	\$ 6,767,650	\$ -	\$ 7,444.42
35184.2620	2	REDSTONE SPOKANE I LLC	601 W Riverside Ave	Private Property	\$ 3,562,330	\$ 40,439,500	\$ 44,001,830	\$ -	\$ 48,402.01
35184.2701	2	FERNWELL ASSOCIATES INC	501 W Riverside Ave	Private Property	\$ 586,500	\$ 3,254,900	\$ 3,841,400	\$ -	\$ 4,225.54
35184.2703	2	JJM PROPERTIES	509 W Riverside Ave	Private Property	\$ 392,280	\$ 8,900	\$ 401,180	\$ -	\$ 441.30
35184.2705	2	JJM PROPERTIES	516 W Sprague Ave	Private Property	\$ 155,740	\$ 3,700	\$ 159,440	\$ -	\$ 175.38

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35184.2706	2	RIVERSIDE CENTRE LLC	518 W Sprague Ave	Private Property	\$ 1,026,870	\$ 24,600	\$ 1,051,470	\$ -	\$ 1,156.62
35184.2707	2	RIVERSIDE CENTRE LLC	2 N Howard St	Private Property	\$ 350,090	\$ 8,900	\$ 358,990	\$ -	\$ 394.89
35184.2708	2	JJM PROPERTIES	502 W Sprague Ave	Private Property	\$ 639,150	\$ 15,600	\$ 654,750	\$ -	\$ 720.23
35184.2709	2	JJM PROPERTIES	514 W Sprague Ave	Private Property	\$ 139,040	\$ 3,300	\$ 142,340	\$ -	\$ 156.57
35184.2710	1	JJM PROPERTIES	517 W Riverside Ave	Private Property	\$ 195,720	\$ 4,400	\$ 200,120	\$ -	\$ 220.13
35184.2802	2	ARMSTRONG BUILDING CONF REV TRUST	402 W Sprague Ave	Private Property	\$ 736,670	\$ 664,200	\$ 1,400,870	\$ -	\$ 1,540.96
35184.2803	2	OLD NAT BK TRUST	416 W Sprague Ave	Private Property	\$ 263,780	\$ 4,900	\$ 268,680	\$ -	\$ 295.55
35184.2805	2	DIAMOND PARK INC	422 W Sprague Ave	Private Property	\$ 395,890	\$ 16,700	\$ 412,590	\$ -	\$ 453.85
35184.2806	2	DIAMOND PLAZA LLC	421 W Riverside Ave	Private Property	\$ 1,847,600	\$ 10,370,100	\$ 12,217,700	\$ -	\$ 13,439.47
35184.2903	3	ERLING EIDE REV TRUST	319 W Riverside Ave	Private Property	\$ 429,760	\$ 1,386,400	\$ 1,816,160	\$ -	\$ 1,271.31
35184.2904	3	MORIARTY, MARION	326 W Sprague Ave	Private Property	\$ 429,840	\$ 3,900	\$ 433,740	\$ -	\$ 303.62
35184.2905	3	331-335 W RIVERSIDE AVE LLC	331 W Riverside Ave	Private Property	\$ 216,000	\$ 1,900	\$ 217,900	\$ -	\$ 152.53
35184.2906	3	JOEL & JON DIAMOND LLC	330 W Sprague Ave	Private Property	\$ 213,920	\$ 1,900	\$ 215,820	\$ -	\$ 151.07
35184.2907	3	DIAMOND PARK INC	4 N Washington St	Private Property	\$ 430,000	\$ 3,900	\$ 433,900	\$ -	\$ 303.73
35184.2910	3	MORGAN BUILDING LLC	315 W Riverside Ave #001	Exempt	\$ 100	\$ -	\$ 100	\$ -	\$ -
35184.2911	3	WOO CREW LLC	315 W Riverside Ave #100	Residential	\$ 75,440	\$ 681,700	\$ 757,140	\$ -	\$ 215.00
35184.2912	3	BDH MORGAN PARTNERS LLC	315 W Riverside Ave #200	Residential	\$ 81,160	\$ 680,900	\$ 762,060	\$ -	\$ 215.00
35184.2913	3	312 MORGAN BUILDING LLC	315 W Riverside Ave #2-312	Residential	\$ 34,480	\$ 283,900	\$ 318,380	\$ -	\$ 127.35
35184.2914	3	HATTIE MAE LLC	315 W Riverside Ave #2-316	Residential	\$ 16,920	\$ 139,600	\$ 156,520	\$ -	\$ 110.00
35184.2917	3	PIGOTT, JOHN & RENEE	315 W Riverside Ave #406	Residential	\$ 21,720	\$ 318,100	\$ 339,820	\$ -	\$ 135.93
35184.2918	3	ENGSTROM, KARIN	315 W Riverside Ave #407	Residential	\$ 17,000	\$ 276,900	\$ 293,900	\$ -	\$ 117.56
35184.2919	3	BLAND, LETICIA	315 W Riverside Ave #501	Residential	\$ 16,480	\$ 252,000	\$ 268,480	\$ -	\$ 110.00
35184.2920	3	OVERYBAY, SHANNON R DARRELL M	315 W Riverside Ave #502	Residential	\$ 23,280	\$ 325,600	\$ 348,880	\$ -	\$ 139.55
35184.2921	3	KOESTER, JESSE R	315 W Riverside Ave #503	Residential	\$ 19,000	\$ 264,900	\$ 283,900	\$ -	\$ 113.56
35184.2922	3	COX, KEVIN	315 W Riverside Ave #504	Residential	\$ 20,400	\$ 279,600	\$ 300,000	\$ -	\$ 120.00
35184.2923	3	OAKS & KC LLC	315 W Riverside Ave #505	Residential	\$ 16,320	\$ 236,300	\$ 252,620	\$ -	\$ 110.00
35184.2924	3	HEMINGWAY, LINDA K	315 W Riverside Ave #506	Residential	\$ 23,640	\$ 329,000	\$ 352,640	\$ -	\$ 141.06
35184.2925	3	EMRY, CONNIE	315 W Riverside Ave #507	Residential	\$ 17,320	\$ 262,100	\$ 279,420	\$ -	\$ 111.77
35184.2926	3	JORDAN, BRUCE G & TAMA A	315 W Riverside Ave #601	Residential	\$ 30,000	\$ 439,400	\$ 469,400	\$ -	\$ 187.76
35184.2927	3	KOEMPEL-THOMAS, BEATRICE	315 W Riverside Ave #602	Residential	\$ 12,920	\$ 230,900	\$ 243,820	\$ -	\$ 110.00
35184.2928	3	KOEMPEL-THOMAS, BEATRICE	315 W Riverside Ave #603	Residential	\$ 16,480	\$ 249,300	\$ 265,780	\$ -	\$ 110.00
35184.2929	3	JONES LIVING TRUST	315 W Riverside Ave #604	Residential	\$ 20,480	\$ 283,000	\$ 303,480	\$ -	\$ 121.39
35184.2930	3	KLAMPER, ERIC	315 W Riverside Ave #605	Residential	\$ 19,080	\$ 264,400	\$ 283,480	\$ -	\$ 113.39
35184.2931	3	WENDLING, LYLE R & KATHLEEN A	315 W Riverside Ave #606	Residential	\$ 19,560	\$ 270,500	\$ 290,060	\$ -	\$ 116.02
35184.2932	3	DAHL, MICHELLE	315 W Riverside Ave #607	Residential	\$ 17,320	\$ 247,100	\$ 264,420	\$ -	\$ 110.00
35184.2934	3	STALWICK, JENNIFER A & MARK W	315 W Riverside Ave #301	Residential	\$ 15,080	\$ 256,900	\$ 271,980	\$ -	\$ 110.00
35184.2935	3	MCKENZIE, THOMAS & SHANNON	315 W Riverside Ave #302	Residential	\$ 23,720	\$ 342,400	\$ 366,120	\$ -	\$ 146.45
35184.2936	3	PAULSEN, LYNN	315 W Riverside Ave #303	Residential	\$ 19,880	\$ 287,000	\$ 306,880	\$ -	\$ 122.75
35184.2937	3	ZAPPONE, LYNDAS	315 W Riverside Ave #304	Residential	\$ 22,400	\$ 323,800	\$ 346,200	\$ -	\$ 138.48
35184.2938	3	REICHERSAMER, KALE	315 W Riverside Ave #305	Residential	\$ 16,680	\$ 268,000	\$ 284,680	\$ -	\$ 113.87
35184.2939	3	ANDERSON, JULIE/DEMAKIS, GEORGE	315 W Riverside Ave #306	Residential	\$ 22,800	\$ 337,500	\$ 360,300	\$ -	\$ 144.12
35184.2940	3	LAWSON, BARRY/ADKINSON, HEATHER	315 W Riverside Ave #307	Residential	\$ 15,080	\$ 243,100	\$ 258,180	\$ -	\$ 110.00
35184.2941	3	HARPER, JAMES W	315 W Riverside Ave #401	Residential	\$ 16,760	\$ 250,000	\$ 266,760	\$ -	\$ 110.00
35184.2942	3	ROSEMAN-HANAUER, ANDREW	315 W Riverside Ave #402	Residential	\$ 23,640	\$ 295,300	\$ 318,940	\$ -	\$ 127.58

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35184.2943	3	HAY, THEODORE & KATHLEEN	315 W Riverside Ave #403	Residential	\$ 19,320	\$ 278,500	\$ 297,820	\$ -	\$ 119.13
35184.2944	3	MILLER, TODD R/PINEDA, ROWENA E	315 W Riverside Ave #404	Residential	\$ 22,400	\$ 323,100	\$ 345,500	\$ -	\$ 138.20
35184.2945	3	AHERN/ROBINSON LLC	315 W Riverside Ave #405	Residential	\$ 17,160	\$ 256,900	\$ 274,060	\$ -	\$ 110.00
35184.2946	3	JOHN, JARROD	315 W Riverside Ave #101	Residential	\$ 52,720	\$ 360,800	\$ 413,520	\$ -	\$ 165.41
35184.2947	3	RFI GROUP LLC	315 W Riverside Ave #102	Residential	\$ 22,400	\$ 225,800	\$ 248,200	\$ -	\$ 110.00
35184.3001	3	SPOKANE PUBLIC FACILITIES DISTRICT	Unknown	PFD	\$ 3,018,700	\$ 2,852,600	\$ 5,871,300	\$ -	\$ 1,820.10
35184.3002	3	DR SPOKANE CITY CENTER LLC	Unknown	Private Property	\$ 3,018,700	\$ 5,886,100	\$ 8,904,800	\$ -	\$ 6,233.36
35184.3003	3	SPOKANE PUBLIC FACILITIES DISTRICT	40 W Spokane Falls Blvd	PFD	\$ 3,018,750	\$ 58,842,300	\$ 61,861,050	\$ -	\$ 19,176.93
35184.3101	3	DELANEY GROUP LLC	242 W Riverside Ave #1	Exempt	\$ 121,840	\$ 328,500	\$ 450,340	\$ -	\$ -
35184.3102	3	DELANEY GROUP LLC	242 W Riverside Ave #2	Exempt	\$ 121,840	\$ 324,300	\$ 446,140	\$ -	\$ -
35184.3103	3	DELANEY GROUP LLC	242 W Riverside Ave #3	Exempt	\$ 121,840	\$ 323,700	\$ 445,540	\$ -	\$ -
35184.3104	3	DELANEY GROUP LLC	242 W Riverside Ave #4	Exempt	\$ 121,840	\$ 324,000	\$ 445,840	\$ -	\$ -
35184.3105	3	DELANEY GROUP LLC	242 W Riverside Ave #5	Exempt	\$ 121,840	\$ 323,400	\$ 445,240	\$ -	\$ -
35184.3106	3	DELANEY GROUP LLC	242 W Riverside Ave #6	Exempt	\$ 121,840	\$ 323,400	\$ 445,240	\$ -	\$ -
35184.3107	3	DELANEY GROUP LLC	242 W Riverside Ave #7	Exempt	\$ 121,000	\$ 323,300	\$ 444,300	\$ -	\$ -
35184.3201	2	THE 415 MAIN PROJECT LLC	415 W Main Ave #CU B	Private Property	\$ 82,300	\$ 42,700	\$ 125,000	\$ -	\$ 137.50
35184.3202	2	THE 415 MAIN PROJECT LLC	415 W Main Ave #CU 100	Private Property	\$ 38,450	\$ 118,600	\$ 157,050	\$ -	\$ 172.76
35184.3203	2	THE 415 MAIN PROJECT LLC	415 W Main Ave #CU 101	Private Property	\$ 87,840	\$ 205,300	\$ 293,140	\$ -	\$ 322.45
35184.3204	2	THE 415 MAIN PROJECT LLC	415 W Main Ave #CU 102	Private Property	\$ 124,300	\$ 175,500	\$ 299,800	\$ -	\$ 329.78
35184.3205	2	415 LOFTS LLC	415 W Main Ave #CU 200	Private Property	\$ 126,280	\$ 164,600	\$ 290,880	\$ -	\$ 319.97
35184.3206	2	415 LOFTS LLC	415 W Main Ave #CU 300	Private Property	\$ 120,800	\$ 134,600	\$ 255,400	\$ -	\$ 280.94
35184.3301	3	CONVENTION CENTER HOTEL LLC	334 W Main Ave #1	Private Property	\$ -	\$ 2,999,500	\$ 2,999,500	\$ -	\$ 2,099.65
35184.3302	3	SPOKANE PUBLIC FACILITIES DISTRICT	334 W Main Ave #2	PFD	\$ 3,033,200	\$ 2,179,100	\$ 5,212,300	\$ -	\$ 1,615.81
35185.0024	3	CENTENNIAL LLC	303 W North River Dr	Exempt	\$ 6,006,680	\$ 9,497,100	\$ 15,503,780	\$ -	\$ -
35185.0041	4	CITY OF SPOKANE	610 W Spokane Falls Blvd	Public Parks	42.7	0	42.7	\$ -	\$ 6,959.25
35185.0076	4	CITY OF SPOKANE	0 Address Unknown	Public Parks	2.2	0	2.2	\$ -	\$ 358.56
35185.0077	4	CITY OF SPOKANE	809 N Washington St	Public Parks	4.3	0	4.3	\$ -	\$ 700.81
35185.4901	3	MORCA INVESTMENTS CO	621 W Mallon Ave #101	Private Property	\$ 111,180	\$ 456,200	\$ 567,380	\$ -	\$ 397.17
35185.4908	3	O'BRIEN, TIMOTHY & RANDI K	621 W Mallon Ave #503	Private Property	\$ 9,050	\$ 41,700	\$ 50,750	\$ -	\$ 110.00
35185.4909	3	LKG PROPERTIES	621 W Mallon Ave #505	Private Property	\$ 11,780	\$ 53,400	\$ 65,180	\$ -	\$ 110.00
35185.4910	3	MAYKEN SPOKANE LLC	621 W Mallon Ave #507	Private Property	\$ 8,910	\$ 38,100	\$ 47,010	\$ -	\$ 110.00
35185.4911	3	WJL LLC	621 W Mallon Ave #509	Private Property	\$ 52,430	\$ 178,500	\$ 230,930	\$ -	\$ 161.65
35185.4912	3	MAYKEN SPOKANE LLC	621 W Mallon Ave #515	Private Property	\$ 12,650	\$ 54,000	\$ 66,650	\$ -	\$ 110.00
35185.4913	3	JACKSON, CASEY	621 W Mallon Ave #600	Private Property	\$ 83,160	\$ 126,400	\$ 209,560	\$ -	\$ 146.69
35185.4914	3	HARLAND, BRADLEY D & JODI L	621 W Mallon Ave #601	Private Property	\$ 20,970	\$ 83,800	\$ 104,770	\$ -	\$ 110.00
35185.4915	3	DOWNTOWNDIGS LLC	621 W Mallon Ave #603	Private Property	\$ 26,870	\$ 198,200	\$ 225,070	\$ -	\$ 157.55
35185.4916	3	HARLAND, BRADLEY D & JODI L	621 W Mallon Ave #606	Private Property	\$ 14,940	\$ 63,500	\$ 78,440	\$ -	\$ 110.00
35185.4917	3	KELLEY, DON L / PHILLIPS, JERYL - JTWROS	621 W Mallon Ave #607	Private Property	\$ 25,850	\$ 107,600	\$ 133,450	\$ -	\$ 110.00
35185.4918	3	AXTELL LAW OFFICE PLLC	621 W Mallon Ave #608	Private Property	\$ 22,260	\$ 138,900	\$ 161,160	\$ -	\$ 112.81
35185.4919	3	SAIZ REAL ESTATE LLC	621 W Mallon Ave #609	Private Property	\$ 9,920	\$ 40,000	\$ 49,920	\$ -	\$ 110.00
35185.4920	3	SAIZ REAL ESTATE LLC	621 W Mallon Ave #610	Private Property	\$ 9,480	\$ 39,000	\$ 48,480	\$ -	\$ 110.00
35185.4921	3	FLOUR MILL BLDG CONDO ASSOC	621 W Mallon Ave #21	Private Property	\$ -	\$ 27,400	\$ 27,400	\$ -	\$ 110.00
35185.4923	3	MORCA INVESTMENTS CO	621 W Mallon Ave #100	Private Property	\$ 10,050	\$ 47,500	\$ 57,550	\$ -	\$ 110.00
35185.4924	3	OFFICE SPACE LLC	621 W Mallon Ave #501	Private Property	\$ 3,890	\$ 24,500	\$ 28,390	\$ -	\$ 110.00

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35185.4925	3	OFFICE SPACE LLC	621 W Mallon Ave #502	Private Property	\$ 5,030	\$ 29,500	\$ 34,530	\$ -	\$ 110.00
35185.4926	3	MAYKEN SPOKANE LLC	621 W Mallon Ave #514	Private Property	\$ 10,340	\$ 46,600	\$ 56,940	\$ -	\$ 110.00
35185.4927	3	MORCA INVESTMENTS CO	621 W Mallon Ave #102	Private Property	\$ -	\$ 49,100	\$ 49,100	\$ -	\$ 110.00
35185.4928	3	MORCA INVESTMENTS CO	621 W Mallon Ave #234	Private Property	\$ 987,650	\$ 4,372,200	\$ 5,359,850	\$ -	\$ 3,751.90
35191.1907	2	HOWSER, MARTIN/KENNETH (REDSTONE SPOKANE I LLC)	607 W Sprague Ave	Private Property	\$ 253,440	\$ -	\$ 253,440	\$ -	\$ 278.78
35191.2001	2	SYMONS BLOCK LLC	9 S Howard St	Private Property	\$ 1,007,500	\$ 1,879,500	\$ 2,887,000	\$ -	\$ 3,175.70
35191.2005	2	FOREMAN, REBECCA	501 W Sprague Ave #A	Private Property	\$ 115,960	\$ 47,100	\$ 163,060	\$ -	\$ 179.37
35191.2006	2	FOREMAN, REBECCA	501 W Sprague Ave #B	Private Property	\$ 140,990	\$ 57,200	\$ 198,190	\$ -	\$ 218.01
35191.2007	2	FOREMAN, REBECCA	501 W Sprague Ave #C	Private Property	\$ 142,810	\$ 58,000	\$ 200,810	\$ -	\$ 220.89
35191.2008	2	FOREMAN, REBECCA	501 W Sprague Ave #D	Private Property	\$ 114,530	\$ 46,500	\$ 161,030	\$ -	\$ 177.13
35191.2009	2	FOREMAN, REBECCA	501 W Sprague Ave	Exempt	\$ -	\$ 5,000	\$ 5,000	\$ -	\$ -
35191.2101	2	B & H ENTERPRISES LLC NUMBER 1	425 W Sprague Ave	Private Property	\$ 615,000	\$ 221,200	\$ 836,200	\$ -	\$ 919.82
35191.2102	2	B & H ENTERPRISES LLC NUMBER 1	415 W Sprague Ave	Private Property	\$ 240,000	\$ 586,800	\$ 826,800	\$ -	\$ 909.48
35191.2103	2	B & H ENTERPRISES LLC NUMBER 1	418 W 1st Ave	Private Property	\$ 75,000	\$ 129,200	\$ 204,200	\$ -	\$ 224.62
35191.2104	2	DIAMOND PARKING INC	401 W Sprague Ave	Private Property	\$ 930,000	\$ 8,300	\$ 938,300	\$ -	\$ 1,032.13
35191.2202	3	SPOKANE TEACHERS CREDIT UNION	333 W Sprague Ave	Private Property	\$ 465,000	\$ 492,700	\$ 957,700	\$ -	\$ 670.39
35191.2203	3	SDS WENATCHEE, LLC	319 W Sprague Ave	Private Property	\$ 116,250	\$ 156,700	\$ 272,950	\$ -	\$ 191.07
35191.2205	3	SDS WENATCHEE LLC	315 W Sprague Ave	Private Property	\$ 185,640	\$ 163,900	\$ 349,540	\$ -	\$ 244.68
35191.2207	3	DIAMOND FAMILY INVESTMENT	309 W Sprague Ave	Private Property	\$ 120,000	\$ 1,400	\$ 121,400	\$ -	\$ 110.00
35191.2208	3	LORRAINE LLC	308 W 1st Ave	Private Property	\$ 112,500	\$ 950,500	\$ 1,063,000	\$ -	\$ 744.10
35191.2211	3	SPOKANE TEACHERS CREDIT UNION	314 W 1st Ave	Private Property	\$ 279,360	\$ 3,400	\$ 282,760	\$ -	\$ 197.93
35191.2212	3	SPOKANE PARKING LOT LLC	303 W Sprague Ave	Private Property	\$ 327,210	\$ 3,900	\$ 331,110	\$ -	\$ 231.78
35191.2301	2	STEWART BUILDING LLC	427 W 1st Ave	Private Property	\$ 118,040	\$ 319,800	\$ 437,840	\$ -	\$ 481.62
35191.2302	2	HOLLANDIA PROPERTIES LLC	101 S Stevens St	Private Property	\$ 120,600	\$ 722,400	\$ 843,000	\$ -	\$ 927.30
35191.2305	2	CHALARDSOONTORNVATEE, LAIYAWAN/SALANYAPORN	411 W 1st Ave	Private Property	\$ 204,680	\$ 665,600	\$ 870,280	\$ -	\$ 957.31
35191.2310	2	BULLOCK PROPERTY MANAGEMENT LLC	423 W 1st Ave #100	Residential	\$ 17,800	\$ 152,300	\$ 170,100	\$ -	\$ 110.00
35191.2311	2	VEDADI, LAND LLC	423 W 1st Ave #110	Residential	\$ 41,760	\$ 257,300	\$ 299,060	\$ -	\$ 179.44
35191.2312	2	MOUND HARDWARE	423 W 1st Ave #210	Residential	\$ 13,320	\$ 51,800	\$ 65,120	\$ -	\$ 110.00
35191.2313	2	MOUND HARDWARE	423 W 1st Ave #220	Residential	\$ 27,560	\$ 107,500	\$ 135,060	\$ -	\$ 110.00
35191.2314	2	MOUND HARDWARE	423 W 1st Ave #230	Residential	\$ 13,000	\$ 50,600	\$ 63,600	\$ -	\$ 110.00
35191.2315	2	MOUND HARDWARE	423 W 1st Ave #240	Residential	\$ 23,360	\$ 91,000	\$ 114,360	\$ -	\$ 110.00
35191.2316	2	DAVIES, APRIL	423 W 1st Ave #B1	Residential	\$ 6,760	\$ 43,800	\$ 50,560	\$ -	\$ 110.00
35191.2317	2	DAVIES, APRIL	423 W 1st Ave #B2	Residential	\$ 6,320	\$ 40,800	\$ 47,120	\$ -	\$ 110.00
35191.2318	2	417 W FIRST LLC	417 W 1st Ave #1A	Residential	\$ 31,440	\$ 128,200	\$ 159,640	\$ -	\$ 110.00
35191.2319	2	BARRIENTOS, ALEJANDRO	417 W 1st Ave #1B	Residential	\$ 33,320	\$ 309,300	\$ 342,620	\$ -	\$ 205.57
35191.2320	2	REYKDAL, ZACHARY V	417 W 1st Ave #1C	Residential	\$ 15,080	\$ 263,500	\$ 278,580	\$ -	\$ 167.15
35191.2321	2	HITCHCOCK, ROBYN	417 W 1st Ave #1D	Residential	\$ 18,000	\$ 356,000	\$ 374,000	\$ -	\$ 215.00
35191.2322	2	KRUSTANGEL, TOM/NASSAR, SAM	417 W 1st Ave #250	Residential	\$ 44,080	\$ 173,100	\$ 217,180	\$ -	\$ 130.31
35191.2323	2	MOUND HARDWARE	417 W 1st Ave #2A	Residential	\$ 22,480	\$ 88,300	\$ 110,780	\$ -	\$ 110.00
35191.2324	2	MOUND HARDWARE	417 W 1st Ave #2B	Residential	\$ 15,480	\$ 60,800	\$ 76,280	\$ -	\$ 110.00
35191.2325	2	ATCHISON, RON & JANET	417 W 1st Ave #3A	Residential	\$ 15,000	\$ 160,000	\$ 175,000	\$ -	\$ 110.00
35191.2326	2	MOUND HARDWARE	417 W 1st Ave #3B	Residential	\$ 16,840	\$ 65,400	\$ 82,240	\$ -	\$ 110.00
35191.2327	2	PETERSON, PETER	417 W 1st Ave #3C	Residential	\$ 20,920	\$ 206,100	\$ 227,020	\$ -	\$ 136.21
35191.2328	2	MOUND HARDWARE	417 W 1st Ave #3D	Residential	\$ 18,480	\$ 72,500	\$ 90,980	\$ -	\$ 110.00

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35191.2329	2	MOUND HARDWARE	417 W 1st Ave #3E	Residential	\$ 17,680	\$ 69,400	\$ 87,080	\$ -	\$ 110.00
35191.2331	2	ELSOM, SAM E & FRANCES J	423 W 1st Ave #120	Residential	\$ 25,560	\$ 270,700	\$ 296,260	\$ -	\$ 177.76
35191.2340	2	PLAN B OFFICE LLC	401 W 1st Ave #A	Residential	\$ 25,700	\$ 375,900	\$ 401,600	\$ -	\$ 215.00
35191.2341	2	PLAN B OFFICE LLC	401 W 1st Ave #B	Residential	\$ 25,700	\$ 388,400	\$ 414,100	\$ -	\$ 215.00
35191.2342	2	EAKINS, LARON & CAMI	401 W 1st Ave #1	Residential	\$ 41,120	\$ 360,000	\$ 401,120	\$ -	\$ 215.00
35191.2343	2	ROUNTREE, STEPHEN & BRENDA	401 W 1st Ave #2	Residential	\$ 41,120	\$ 322,100	\$ 363,220	\$ -	\$ 215.00
35191.2344	2	PETOSA, JOHN & KRISTIN	401 W 1st Ave #3	Residential	\$ 41,120	\$ 548,000	\$ 589,120	\$ -	\$ 215.00
35191.2345	2	POTTER, JUDITH	401 W 1st Ave #4	Residential	\$ 41,120	\$ 340,700	\$ 381,820	\$ -	\$ 215.00
35191.2346	2	LUCAS, PETER M/CHASE, MARCIE	401 W 1st Ave #5	Residential	\$ 41,120	\$ 385,800	\$ 426,920	\$ -	\$ 215.00
35191.2347	2	WESTERHAUS, TIMOTHY P	401 W 1st Ave #6	Residential	\$ 41,120	\$ 322,100	\$ 363,220	\$ -	\$ 215.00
35191.2348	2	MCANALLY, PAUL & KATHRYN	401 W 1st Ave #7	Residential	\$ 41,120	\$ 186,100	\$ 227,220	\$ -	\$ 136.33
35191.2401	2	BLACK ENTERPRISES	107 S Howard St	Private Property	\$ 585,360	\$ 1,359,600	\$ 5,681,160	\$ -	\$ 6,249.28
35191.2403	2	WASHINGTON TRUST BANK	501 W 1st Ave	Private Property	\$ 1,144,320	\$ 865,600	\$ 2,009,920	\$ -	\$ 2,210.91
35191.2505	2	WASHINGTON TRUST BANK	Unknown	Private Property	\$ 488,200	\$ 3,531,300	\$ 4,019,500	\$ -	\$ 4,421.45
35191.2506	2	WASHINGTON TRUST BANK	601 W 1st Ave	Private Property	\$ 660,500	\$ 20,275,600	\$ 20,936,100	\$ -	\$ 23,029.71
35191.5511	2	EVERGREEN PARKING & WAREHOUSE LLC	119 S Stevens St	Private Property	\$ 464,100	\$ 674,600	\$ 1,138,700	\$ -	\$ 1,252.57
35191.5521	2	KEMESA, LLC	119 S Howard St	Private Property	\$ 235,580	\$ 698,900	\$ 934,480	\$ -	\$ 1,027.93
35191.5523	2	WASHINGTON TRUST BANK	124 S Stevens St	Private Property	\$ 291,550	\$ 4,200	\$ 295,750	\$ -	\$ 325.33
35191.5524	2	WASHINGTON TRUST BANK	118 S Stevens St	Private Property	\$ 216,550	\$ 3,100	\$ 219,650	\$ -	\$ 241.62
35191.5525	2	ONE TWO THREE WALL LLC	121 S Wall St	Private Property	\$ 126,150	\$ 171,800	\$ 297,950	\$ -	\$ 327.75
35191.5526	2	1TWO3 WALL STREET LLC	123 S Wall St	Private Property	\$ 215,580	\$ 714,300	\$ 929,880	\$ -	\$ 1,022.87
35191.6201	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #B1	Private Property	\$ 16,880	\$ 64,200	\$ 81,080	\$ -	\$ 110.00
35191.6202	3	2B PROPERTIES LLC	9 S Washington Ave #101	Private Property	\$ 15,280	\$ 317,700	\$ 332,980	\$ -	\$ 233.09
35191.6203	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #105	Private Property	\$ 4,480	\$ 56,900	\$ 61,380	\$ -	\$ 110.00
35191.6204	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #107	Private Property	\$ 3,320	\$ 36,200	\$ 39,520	\$ -	\$ 110.00
35191.6205	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #111	Private Property	\$ 9,960	\$ 108,600	\$ 118,560	\$ -	\$ 110.00
35191.6206	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #115	Private Property	\$ 14,560	\$ 159,300	\$ 173,860	\$ -	\$ 121.70
35191.6207	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #120	Private Property	\$ 3,200	\$ 35,400	\$ 38,600	\$ -	\$ 110.00
35191.6208	3	2B PROPERTIES LLC	9 S Washington Ave #121	Private Property	\$ 2,560	\$ 28,600	\$ 31,160	\$ -	\$ 110.00
35191.6209	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #200	Private Property	\$ 65,800	\$ 754,600	\$ 820,400	\$ -	\$ 574.28
35191.6210	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #300	Private Property	\$ 65,800	\$ 754,600	\$ 820,400	\$ -	\$ 574.28
35191.6211	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #400	Private Property	\$ 65,800	\$ 686,000	\$ 751,800	\$ -	\$ 526.26
35191.6212	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #500	Private Property	\$ 65,800	\$ 686,000	\$ 751,800	\$ -	\$ 526.26
35191.6213	3	AM & M HOLDING CO, LLC	9 S Washington Ave #600	Private Property	\$ 65,800	\$ 837,400	\$ 903,200	\$ -	\$ 632.24
35191.6214	3	SPOKANE TEACHERS CREDIT UNION	9 S Washington Ave #700	Private Property	\$ 65,800	\$ 840,400	\$ 906,200	\$ -	\$ 634.34
35191.7001	2	RIDPATH CLUB APARTMENTS LLC	502 W 1st Ave #1	Private Property	\$ 17,200	\$ 57,000	\$ 74,200	\$ -	\$ 110.00
35191.7002	2	RIDPATH CLUB APARTMENTS LLC	502 W 1st Ave #2	Private Property	\$ 232,600	\$ 769,000	\$ 1,001,600	\$ -	\$ 1,101.76
35191.7003	2	RIDPATH CLUB APARTMENTS LLC	502 W 1st Ave #3	Private Property	\$ 12,600	\$ 41,600	\$ 54,200	\$ -	\$ 110.00
35191.7004	2	RIDPATH CLUB APARTMENTS LLC	502 W 1st Ave #4	Private Property	\$ 3,500	\$ 11,500	\$ 15,000	\$ -	\$ 110.00
35191.7005	2	RIDPATH CLUB APARTMENTS LLC	502 W 1st Ave #5	Private Property	\$ 9,320	\$ 100	\$ 9,420	\$ -	\$ 110.00
35191.7101	2	CAO, VAN T & LE, TRANG T	514 W 1st Ave #1	Private Property	\$ 10,880	\$ 55,300	\$ 66,180	\$ -	\$ 110.00
35191.7102	2	CAO, VAN T & LE, TRANG T	514 W 1st Ave #2	Private Property	\$ 9,640	\$ 51,100	\$ 60,740	\$ -	\$ 110.00
35191.7103	2	RIDPATH CLUB APARTMENTS LLC	514 W 1st Ave #3	Private Property	\$ 4,080	\$ 13,000	\$ 17,080	\$ -	\$ 110.00
35191.7104	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #4	Private Property	\$ 9,440	\$ 188,700	\$ 198,140	\$ -	\$ 217.95

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35191.7105	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #5	Private Property	\$ 4,280	\$ 101,300	\$ 105,580	\$ -	\$ 116.14
35191.7106	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #6	Private Property	\$ 4,040	\$ 95,400	\$ 99,440	\$ -	\$ 110.00
35191.7107	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #7	Private Property	\$ 5,560	\$ 131,400	\$ 136,960	\$ -	\$ 150.66
35191.7108	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #8	Private Property	\$ 5,560	\$ 131,400	\$ 136,960	\$ -	\$ 150.66
35191.7109	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #9	Private Property	\$ 2,920	\$ 68,900	\$ 71,820	\$ -	\$ 110.00
35191.7110	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #10	Private Property	\$ 7,880	\$ 518,000	\$ 525,880	\$ -	\$ 578.47
35191.7111	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #11	Exempt	\$ 100	\$ -	\$ 100	\$ -	\$ -
35191.7112	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #12	Exempt	\$ 100	\$ -	\$ 100	\$ -	\$ -
35191.7113	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #13	Exempt	\$ 100	\$ -	\$ 100	\$ -	\$ -
35191.7114	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #14	Private Property	\$ 4,360	\$ 85,700	\$ 90,060	\$ -	\$ 110.00
35191.7115	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #15	Private Property	\$ 19,560	\$ 245,800	\$ 291,560	\$ -	\$ 320.72
35191.7116	2	RIDPATH PENTHOUSE LLC	514 W 1st Ave #16	Private Property	\$ 6,400	\$ 100	\$ 6,500	\$ -	\$ 110.00
35191.7117	2	RIDPATH CLUB APARTMENTS LLC	514 W 1st Ave #17	Exempt	\$ 480	\$ 100	\$ 580	\$ -	\$ -
35191.7120	2	RIDPATH CLUB APARTMENTS LLC	514 W 1st Ave #18	Private Property	\$ 497,200	\$ 4,695,200	\$ 5,192,400	\$ -	\$ 5,711.64
35191.7121	2	RIDPATH CLUB APARTMENTS LLC	514 W 1st Ave #19	Private Property	\$ 28,520	\$ 105,400	\$ 133,920	\$ -	\$ 147.31
35192.0101	3	BUENA VISTA SPOKANE LLC	5 S Cedar St	Private Property	\$ 155,000	\$ 1,101,800	\$ 1,256,800	\$ -	\$ 879.76
35192.0102	3	BUENA VISTA SPOKANE LLC	11 S Cedar St	Private Property	\$ 155,000	\$ 1,001,000	\$ 1,156,000	\$ -	\$ 809.20
35192.0107	3	CITY OF SPOKANE	10 S Adams St	Private Property	\$ 620,000	\$ -	\$ 620,000	\$ -	\$ 434.00
35192.0112	3	WATTS PROJECT LLC	1318 W 1st Ave	Private Property	\$ 620,000	\$ 926,300	\$ 1,546,300	\$ -	\$ 1,082.41
35192.0205	3	KHQ INC	1201 W Sprague Ave	Private Property	\$ -	\$ 4,792,600	\$ 4,792,600	\$ -	\$ 3,354.82
35192.0206	3	COWLES PUBLISHING CO	1201 W Sprague Ave	Private Property	\$ 930,000	\$ -	\$ 930,000	\$ -	\$ 651.00
35192.0301	3	COWLES PUBLISHING CO	1125 W Sprague Ave	Private Property	\$ 465,000	\$ 10,000	\$ 475,000	\$ -	\$ 332.50
35192.0302	3	COWLES PUBLISHING CO	1103 W Sprague Ave	Private Property	\$ 232,500	\$ 130,100	\$ 362,600	\$ -	\$ 253.82
35192.0303	3	COWLES PUBLISHING CO	1108 W 1st Ave	Private Property	\$ 232,500	\$ 5,100	\$ 237,600	\$ -	\$ 166.32
35192.0401	2	NEW FOX THEATER LLC	1025 W Sprague Ave	Exempt	\$ 232,500	\$ 4,100	\$ 236,600	\$ -	\$ -
35192.0404	2	NEW FOX THEATER LLC	1001 W Sprague Ave	Exempt	\$ 1,162,500	\$ 3,284,600	\$ 4,447,100	\$ -	\$ -
35192.0507	2	GVD COMMERCIAL PROPERTIES INC	901 W Sprague Ave	Private Property	\$ 297,500	\$ 593,000	\$ 890,500	\$ -	\$ 979.55
35192.0508	2	WESTERN UNITED LIFE ASSURANCE COMPANY	902 W 1st Ave	Private Property	\$ 245,000	\$ 969,000	\$ 1,214,000	\$ -	\$ 1,335.40
35192.0509	2	WESTERN UNITED LIFE ASSURANCE COMPANY	929 W Sprague Ave	Private Property	\$ 1,085,000	\$ 4,070,500	\$ 5,155,500	\$ -	\$ 5,671.05
35192.0603	2	DAVENPORT 2000 LLC	10 S Post St	Exempt	\$ 2,325,000	\$ 18,858,900	\$ 21,183,900	\$ -	\$ -
35192.0708	2	WASH TRUST BANK	717 W Sprague Ave	Private Property	\$ 2,172,650	\$ 17,487,800	\$ 19,660,450	\$ -	\$ 21,626.50
35192.0803	2	PYROTEK INC	705 W 1st Ave	Private Property	\$ 681,680	\$ 4,125,400	\$ 4,807,080	\$ -	\$ 5,287.79
35192.0804	2	DAVENPORT TOWER LLC	111 S Post St	Exempt	\$ 1,056,040	\$ 19,367,100	\$ 20,423,140	\$ -	\$ -
35192.0901	2	SPS INN, L.P.	827 W 1st Ave #315	Private Property	\$ 465,480	\$ 1,492,000	\$ 1,957,480	\$ -	\$ 2,153.23
35192.0902	2	SPS INN, L.P.	819 W 1st Ave	Private Property	\$ 155,160	\$ -	\$ 155,160	\$ -	\$ 170.68
35192.0903	2	SPS INN, L.P.	817 W 1st Ave	Private Property	\$ 387,760	\$ 9,100	\$ 396,860	\$ -	\$ 436.55
35192.0907	2	DAVENPORT 2000 LLC	813 W 1st Ave	Private Property	\$ 853,000	\$ 2,778,900	\$ 3,631,900	\$ -	\$ 3,995.09
35192.1001	2	BARNETT PROPERTY INVESTMENTS, LLC	927 W 1st Ave	Private Property	\$ 194,200	\$ 2,800	\$ 197,000	\$ -	\$ 216.70
35192.1002	2	BARNETT PROPERTY INVESTMENTS, LLC	923 W 1st Ave	Private Property	\$ 194,180	\$ 19,800	\$ 213,980	\$ -	\$ 235.38
35192.1003	2	BARNETT PROPERTY INVESTMENTS, LLC	917 W 1st Ave	Private Property	\$ 194,150	\$ 264,600	\$ 458,750	\$ -	\$ 504.63
35192.1004	2	BARNETT PROPERTY INVESTMENTS, LLC	911 W 1st Ave	Private Property	\$ 194,130	\$ 222,300	\$ 416,430	\$ -	\$ 458.07
35192.1005	2	GVD COMMERCIAL PROPERTIES INC	909 W 1st Ave	Private Property	\$ 97,050	\$ 891,300	\$ 988,350	\$ -	\$ 1,087.19
35192.1006	2	GVD COMMERCIAL PROPERTIES INC	901 W 1st Ave	Exempt	\$ 291,080	\$ 769,100	\$ 1,060,180	\$ -	\$ -
35192.1101	2	NEW MADISON LLC	1021 W 1st Ave	Private Property	\$ 388,900	\$ 3,739,500	\$ 4,128,400	\$ -	\$ 4,541.24

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35192.1102	2	GVD PARTNERS LP	1017 W 1st Ave	Private Property	\$ 194,400	\$ 537,600	\$ 732,000	\$ -	\$ 805.20
35192.1103	2	GVD PARTNERS LP	1011 W 1st Ave	Private Property	\$ 194,380	\$ 949,800	\$ 2,597,280	\$ -	\$ 2,857.01
35192.1104	2	GVD HOSPITALITY MANAGEMENT SERVICES	1001 W 1st Ave	Exempt	\$ 388,650	\$ 1,417,500	\$ 1,806,150	\$ -	\$ -
35192.1201	3	WEST END LOFTS LLC	115 S Jefferson St	Private Property	\$ 194,680	\$ 784,000	\$ 978,680	\$ -	\$ 685.08
35192.1202	3	WEST END LOFTS LLC	1121 W 1st Ave	Private Property	\$ 194,650	\$ 756,400	\$ 951,050	\$ -	\$ 665.74
35192.1204	3	HOS AND BOZ LLC	110 S Madison St	Exempt	\$ 389,130	\$ 7,557,100	\$ 7,946,230	\$ -	\$ -
35192.1209	3	1111 WEST 1ST LLC	1111 W 1st Ave	Private Property	\$ 300,000	\$ 1,547,800	\$ 1,847,800	\$ -	\$ 1,293.46
35192.1210	3	HOS AND BOZ LLC	1118 W Railroad Ave	Private Property	\$ 89,230	\$ 1,300	\$ 90,530	\$ -	\$ 110.00
35192.1301	3	LOLO CHELAN LLC	1229 W 1st Ave	Private Property	\$ 194,930	\$ 1,257,800	\$ 1,452,730	\$ -	\$ 1,016.91
35192.1302	3	MIKALSON, JOFREDA H	1223 W 1st Ave	Private Property	\$ 194,900	\$ 3,200	\$ 198,100	\$ -	\$ 138.67
35192.1303	3	MIKALSON, JOFREDA H	1217 W 1st Ave	Private Property	\$ 194,880	\$ 267,200	\$ 462,080	\$ -	\$ 323.46
35192.1304	3	TI INV LLC	1209 W 1st Ave	Private Property	\$ 389,650	\$ 424,400	\$ 814,050	\$ -	\$ 569.84
35192.1305	3	SPOKANE HOUSING AUTHORITY	108 S Jefferson St	Exempt	\$ 194,780	\$ 2,515,320	\$ 2,710,100	\$ -	\$ -
35192.1401	3	ELDRIDGE BUILDING LLC	1319 W 1st Ave	Private Property	\$ 415,300	\$ 1,340,900	\$ 1,756,200	\$ -	\$ 1,229.34
35192.1426	3	ELDRIDGE BUILDING LLC	1313 W 1st Ave	Private Property	\$ 212,100	\$ 6,000	\$ 218,100	\$ -	\$ 152.67
35192.1427	3	1ST AVENUE CHELAN LLC	1307 W 1st Ave	Private Property	\$ 448,550	\$ 8,819,000	\$ 9,267,550	\$ -	\$ 6,487.29
35192.5302	2	GVD COMMERCIAL PROPERTIES INC	123 S Post St	Exempt	\$ 455,650	\$ 1,379,600	\$ 1,835,250	\$ -	\$ -
35192.5322	2	CHANDLER BUILDINGS LLC	118 S Lincoln St	Private Property	\$ 182,980	\$ 177,400	\$ 360,380	\$ -	\$ 396.42
35192.5323	2	LINDEN, N B & S A & C J	122 S Lincoln St	Private Property	\$ 87,280	\$ 40,200	\$ 127,480	\$ -	\$ 140.23
35192.5324	2	121 MONROE LLC	121 S Monroe St	Private Property	\$ 545,490	\$ 27,200	\$ 572,690	\$ -	\$ 629.96
35192.5327	3	PACIFIC PAK	124 S Jefferson St	Private Property	\$ 77,000	\$ 81,200	\$ 158,200	\$ -	\$ 110.74
35192.5328	3	PACIFIC PAK	1204 W Railroad Ave	Private Property	\$ 77,000	\$ 56,200	\$ 133,200	\$ -	\$ 110.00
35192.5329	3	PACIFIC PAK	124 S Jefferson St	Private Property	\$ 77,000	\$ 67,600	\$ 144,600	\$ -	\$ 110.00
35192.5330	2	TWIN STACKS INC	121 S Lincoln St	Private Property	\$ 398,630	\$ 12,300	\$ 410,930	\$ -	\$ 452.02
35192.5331	2	TWIN STACKS INC	126 S Post St	Private Property	\$ 399,750	\$ 12,300	\$ 412,050	\$ -	\$ 453.26
35192.5333	3	BARTON PROPERTIES, LLC	119 S Jefferson St	Private Property	\$ 641,200	\$ 366,900	\$ 1,008,100	\$ -	\$ 705.67
35192.5336	2	124 S WALL STREET PROJECT LLC	124 S Wall St	Private Property	\$ 294,600	\$ 1,614,600	\$ 1,909,200	\$ -	\$ 2,100.12
35192.5337	3	ELDRIDGE BUILDING LLC	121 S Cedar St	Private Property	\$ 282,500	\$ 4,100	\$ 286,600	\$ -	\$ 200.62
35192.5338	3	REES, JENIFER & DAVID	1221 W Railroad Alley #1	Residential	\$ 11,970	\$ 378,400	\$ 390,370	\$ -	\$ 156.15
35192.5339	3	BLUME, DARRIN T	1221 W Railroad Alley #2	Residential	\$ 11,970	\$ 237,600	\$ 249,570	\$ -	\$ 110.00
35192.5340	3	HATLEY, TOBBY W/ HATLEY, F W & J L	1221 W Railroad Alley #3	Residential	\$ 11,970	\$ 249,200	\$ 261,170	\$ -	\$ 110.00
35192.5341	3	ELLINGSEN, RICHARD & MICHELLE	1221 W Railroad Alley #4	Residential	\$ 11,970	\$ 561,500	\$ 573,470	\$ -	\$ 215.00
35192.5342	3	SCOGGINS, ROBERT & MAREN	1221 W Railroad Alley #5	Residential	\$ 11,970	\$ 306,700	\$ 318,670	\$ -	\$ 127.47
35192.5343	3	CASSIDA, BRENDAN W	1221 W Railroad Alley #6	Residential	\$ 11,970	\$ 259,200	\$ 271,170	\$ -	\$ 110.00
35192.5344	3	BOARDMAN, MARY LYNN	1221 W Railroad Alley #7	Residential	\$ 11,970	\$ 189,600	\$ 201,570	\$ -	\$ 110.00
35192.5345	3	WATERBURY, KIM M	1221 W Railroad Alley #8	Residential	\$ 11,970	\$ 306,100	\$ 318,070	\$ -	\$ 127.23
35192.5346	3	SWENEY, MORGAN	1221 W Railroad Alley #9	Residential	\$ 11,970	\$ 413,100	\$ 425,070	\$ -	\$ 170.03
35192.5347	3	DAVIS, PAUL M & LESLIE S	1221 W Railroad Alley #10	Residential	\$ 11,970	\$ 604,400	\$ 616,370	\$ -	\$ 215.00
35192.5348	3	DEARDEN, BRYAN & MICHELLE	1221 W Railroad Alley #11	Residential	\$ 11,970	\$ 212,300	\$ 224,270	\$ -	\$ 110.00
35192.5350	2	GVD PARTNERS LP	121 S Madison St	Private Property	\$ 159,450	\$ 9,000	\$ 168,450	\$ -	\$ 185.30
35192.5354	2	ELECTRIC & RAILSIDE LLC	122 S Monroe St	Private Property	\$ 200,300	\$ 844,600	\$ 1,044,900	\$ -	\$ 1,149.39
35192.5355	2	GVD PARTNERS LP	1020 W Railroad Ave	Private Property	\$ 175,480	\$ 10,600	\$ 186,080	\$ -	\$ 204.69
35192.5357	2	ELECTRIC & RAILSIDE LLC	1012 W Railroad Ave	Private Property	\$ 129,200	\$ 522,800	\$ 652,000	\$ -	\$ 717.20
35192.5358	3	1ST AVENUE CHELAN LLC	116 S Adams St	Private Property	\$ 391,550	\$ 28,800	\$ 420,350	\$ -	\$ 294.25

Appendix B

Downtown Spokane Improvement District

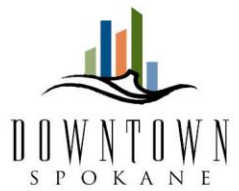
2022 Property Assessment Roll



35192.5901	3	KOLVA, HARRY J / SULLIVAN PATRICIA J	115 S Adams St #201	Residential	\$ 18,760	\$ 267,900	\$ 286,660	\$ -	\$ 114.66
35192.5902	3	KOLVA-SULLIVAN LLC	115 S Adams St #202	Residential	\$ 18,760	\$ 113,900	\$ 132,660	\$ -	\$ 110.00
35192.5903	3	STEWART JR, JAMES	115 S Adams St #203	Residential	\$ 18,760	\$ 333,700	\$ 352,460	\$ -	\$ 140.98
35192.5904	3	KOLVA-SULLIVAN LLC	115 S Adams St #204	Residential	\$ 18,760	\$ 178,500	\$ 197,260	\$ -	\$ 110.00
35192.5905	3	ARCHIE BRAY FOUNDATION	115 S Adams St #5	Residential	\$ 18,760	\$ 137,600	\$ 156,360	\$ -	\$ 110.00
35192.5906	3	KOLVA-SULLIVAN LLC	115 S Adams St #6	Residential	\$ 18,760	\$ 107,600	\$ 126,360	\$ -	\$ 110.00
35192.5907	3	KOLVA-SULLIVAN LLC	115 S Adams St #A	Residential	\$ 14,600	\$ 29,900	\$ 44,500	\$ -	\$ 110.00
35192.5908	3	KOLVA-SULLIVAN LLC	115 S Adams St #B	Residential	\$ 14,600	\$ 39,700	\$ 54,300	\$ -	\$ 110.00
35192.6001	2	SIDLES, KEN & MICHELLE	1016 W Railroad Ave #101	Residential	\$ 12,030	\$ 111,700	\$ 123,730	\$ -	\$ 110.00
35192.6002	2	HOWARD, MARK A	1016 W Railroad Ave #201	Residential	\$ 8,680	\$ 274,400	\$ 283,080	\$ -	\$ 169.85
35192.6003	2	LONGMEIER, BRUCE	1016 W Railroad Ave #202	Residential	\$ 8,680	\$ 306,300	\$ 314,980	\$ -	\$ 188.99
35192.6004	2	KANALLY, JARED	1016 W Railroad Ave #203	Residential	\$ 8,680	\$ 219,200	\$ 227,880	\$ -	\$ 136.73
35192.6005	2	BRADLEY, ROBERT & KATHRYN	1016 W Railroad Ave #204	Residential	\$ 8,680	\$ 302,300	\$ 310,980	\$ -	\$ 186.59
35192.6006	2	FENSTER, TRUDI KAY & LARRY LEE	1016 W Railroad Ave #301	Residential	\$ 8,680	\$ 199,000	\$ 207,680	\$ -	\$ 124.61
35192.6007	2	WHITACRE, MICHAEL	1016 W Railroad Ave #302	Residential	\$ 8,680	\$ 242,800	\$ 251,480	\$ -	\$ 150.89
35192.6008	2	STEWART, JESSICA	1016 W Railroad Ave #303	Residential	\$ 8,680	\$ 191,700	\$ 200,380	\$ -	\$ 120.23
35192.6009	2	SIDLES, KEN & MICHELLE	1016 W Railroad Ave #304	Residential	\$ 8,680	\$ 239,800	\$ 248,480	\$ -	\$ 149.09
35192.6010	2	LOCKETT, MACK	1016 W Railroad Ave #401	Residential	\$ 8,680	\$ 190,000	\$ 198,680	\$ -	\$ 119.21
35192.6011	2	STEELE, JEFF & CAROLINE	1016 W Railroad Ave #402	Residential	\$ 8,680	\$ 241,200	\$ 249,880	\$ -	\$ 149.93
35192.6012	2	HORNOR, SARA	1016 W Railroad Ave #403	Residential	\$ 8,680	\$ 190,400	\$ 199,080	\$ -	\$ 119.45
35192.6013	2	SHIROMA, PAUL	1016 W Railroad Ave #404	Residential	\$ 8,680	\$ 245,500	\$ 254,180	\$ -	\$ 152.51
35192.6014	2	BENJAMIN, MILBRATH REVOCABLE LIVING TRUST	1016 W Railroad Ave #501	Residential	\$ 8,680	\$ 392,600	\$ 401,280	\$ -	\$ 215.00
35192.6015	2	BENJAMIN, MILBRATH REVOCABLE LIVING TRUST	1016 W Railroad Ave #502	Residential	\$ 8,680	\$ 397,200	\$ 405,880	\$ -	\$ 215.00
								\$ 750.43	\$ 833,848.83

2022 BID MANAGEMENT PLAN

PRIORITIES FOR FOSTERING A STRONG ECONOMIC RECOVERY AND A ROBUST DOWNTOWN COMMUNITY



Core Principles

Honesty	Fairness	Inclusivity
Respectfulness	Excellence	Exceptional customer service
Efficiency	Dedication	Collaboration
Equity	Responsiveness	Public safety

2022 ORGANIZATIONAL PRIORITIES

A. Management

- Expand efforts for reducing criminal and nuisance behaviors for purposes of advancing the mission for the creation of a safe, vital and livable downtown
- Adopt strategic plan and continue implementation of DEI priorities
- Initiate communications and clean and safe services south of the RR viaduct
- Launch robust annualized ratepayer survey to gauge effectiveness and priorities
- Continue delivering unqualified audit opinions

B. Financial Stewardship

- Sustain sound financial cash management with ongoing and one-time plans
- Maintain financial liquidity, solvency, and compliance with GAAP, RCW 35.87A.010 and Spokane Municipal Code 04.31.030
- Continue to exercise sound and flexible expense management practices to protect three-month risk reserve and ensure operating within our means at all times
- Solidify grant opportunities for capital items not included 2022 budget
- Develop an Assessment Matrix Fee analysis for possible updates in fees for fiscal year 2023 or 2024

C. Safe and Welcoming

- Enhance process for Clean and Ambassador crews to track and report all observed criminal behavior
- Enhance mobility with additional vehicle and e-bike patrol program
- Develop *Hospitality* portion of Ambassador role with community and visitor engagement
- Return community service and provide information on “hot spotters” to Community Court
- Maintain and expand on coordinated procedures and communications with SPD
- Expand CPTED Program
- Expand on existing ambassador training for onboarding, social work, motivational interviewing, and DEI
- Launch “Social Outreach Ambassador” pilot program
- Renew “Family Reunification” and “Give Real Change” campaigns
- Reinvigorate downtown safety stakeholder meetings
- Work with City partners to institute “good neighbor agreement” for downtown nonprofits and housing providers.
- Complete uniform update

D. Clean and beautiful

- Continue “broken windows” approach to litter, graffiti and encouragement of private property maintenance in the BID and within the BNSF viaducts
- Maintain optimal staffing levels

- Expand onboarding and safety training for Clean Team members
- Maintain and increase coordination with City Code Enforcement for enhanced viaduct cleaning and graffiti removal initiatives
- Re-deploy sidewalk cleaning program
- Submit ARPA grant request to re-launch hanging planter program, expand decorative trees and holiday theming, and alley placemaking/activation
- Preserve, enhance and plant new trees in coordination with the City Arborist

E. BID Expansion (*estimated by City legal to begin July 1, 2022)

- Hire and train budgeted positions
- Enhance mobility to allow for quicker and broader coverage capabilities
- Work with City Waste Management to enhance and secure public and private receptacles and to improve BID staff trash disposal
- Conduct analysis of expansion operations support space needs and options
- Develop & implement DSP new ratepayer introduction process
- Form BID expansion task force or working group
- Work with stakeholders to develop comprehensive and holistic approach to camping
- Conduct zone wide CPTED assessment and work with Council to address gaps and capital needs

F. Economic Development

- Develop and promote vital back-to-work initiative
- Request ARPA funding for wayfinding and placemaking initiatives
- Strive for pre-pandemic visitor levels through use of marketing, events and placemaking
- Expand on the use of Advantage Spokane site to showcase downtown for recruitment of new businesses and residential development
- Emphasize uses and access to river and advance Zipline project
- Position DSP as the go-to resource for news, data and information about downtown

G. Diversity and Accessibility

- Establish a minority and women owned business council
- Pursue incentives and grants for new and existing businesses
- Deepen relationships with cultural organizations and associations
- Showcase and celebrate existing diverse businesses and activities
- Provide education internally and externally to improve understanding and diversify talent in the core

H. Transportation

- Monitor transportation projects and initiatives and increase awareness of downtown accessibility; promote greater use of transportation options
- Facilitate communications and support commerce during Riverside grind and overlay
- Strengthen validation programs
- Continue implementing key elements of Parking Study including parking add-backs and angled parking in select neighborhoods
- Increase long-term parking stock for residential and workforce population
- Regain growth lost due to Covid of rebranded STA "Shuttle Park" program



Agenda Sheet for City Council Meeting of:

12/06/2021

Date Rec'd

11/15/2021

Clerk's File #

ORD C36154

Renews #

Submitting Dept

PLANNING & ECONOMIC DEVELOPMENT

Cross Ref #

Contact

KARA MOWERY- 625-6146

Project #

Contact E-Mail

KMOWERYFRASHEFSKI@SPOKANECITY.ORG

Bid #

Agenda Item Type

Final Reading Ordinance

Requisition

Agenda Item Name

0650-ORDINANCE APPROVING AND CONFIRMING THE 2022 ASSESSMENTS FOR

Agenda Wording

An ordinance approving and confirming the 2022 assessments and assessment roll for the East Sprague Parking and Business Improvement Area, prepared under Ordinance C-35377, as codified and amended in chapter 4.31C SMC.

Summary (Background)

The City Council approved Resolution No. 2021-0081 which gave notice that the City Council would hold a public hearing on the 2022 Assessment Roll for the East Sprague Parking and Business Improvement Area (PBIA). The Assessment Roll reflecting the assessments levied upon property owners located with the PBIA are on file in the Office of the City Clerk.

Lease? NO

Grant related? NO

Public Works? NO

Fiscal Impact

Budget Account

Neutral \$

#

Select \$

#

Select \$

#

Select \$

#

Approvals

Council Notifications

Dept Head

MEULER, LOUIS

Study Session\Other

10/18/21 Finance and

Division Director

MACDONALD, STEVEN

Council Sponsor

CM Lori Kinnear

Finance

ORLOB, KIMBERLY

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mpiccolo@spokanecity.org



Continuation of Wording, Summary, Budget, and Distribution

Agenda Wording

Summary (Background)

Fiscal Impact

Select \$

Select \$

Budget Account

#

#

Distribution List

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ghankhal@downtownspokane.net

Briefing Paper

Finance and Administration Committee

Division & Department:	Community and Economic Development — Planning Services
Subject:	2022 East Sprague Business Improvement District (BID) Assessment Process
Date:	October 4, 2021
Author (email & phone):	Kara Mowery Frashfski; kmoweryfrashfski@spokanecity.org ; x6146
City Council Sponsor:	CM Kinnear
Executive Sponsor:	
Committee(s) Impacted:	Finance and Administration
Type of Agenda item:	<input checked="" type="checkbox"/> Consent <input type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
Alignment:	Comprehensive Plan Chapter 7 Sprague Targeted Investment Pilot (TIP)
Strategic Initiative:	Invest in key neighborhoods and business centers, especially PDAs and small businesses
Deadline:	<p>November 5, 2021 – Draft Assessment Roll will be made available for public viewing at the City Clerk’s office.</p> <p>December 6, 2021 – An assessment formula for the BID must be adopted annually; RES 2021-0080 set the Assessment Roll Hearing date.</p> <p>January 31, 2021 – The next due date for payment of assessments per Chapter 4.31 SMC.</p>
Outcome:	On December 6, 2021, Council will hold an annual assessment hearing and take action on an ordinance approving and confirming the 2022 East Sprague BID Assessment Roll. Additionally, East Sprague Business Association, the contracted manager of the BID, will present the BID management plan and budget for the upcoming year.
Background and History: <ul style="list-style-type: none"> <i>The East Sprague business improvement district (BID) was established in 2016 to provide a variety of programs and services in the East Sprague/Sprague Union business district, including cleaning and greening, neighborhood beautification, district branding and marketing, safety and security, and administration. The BID collects an annual assessment from property owners within the district to provide funding for these programs and services.</i> <i>East Sprague Business Association (ESBA) administers and operates these programs through a contract with the City of Spokane.</i> <i>Chapter 4.31C SMC sets forth the annual process for assessing and collecting assessments from ratepayers within the district. In summary, the annual process includes the following steps:</i> <ul style="list-style-type: none"> <i>City Council sets an assessment roll hearing date by resolution;</i> <i>Staff from the City and the BID manager prepare the annual assessment roll based on tax assessment information from the Spokane County Assessor’s Office and formulas established in Chapter 4.31C SMC;</i> <i>City staff provide mailed notice to property owners and businesses identified on the assessment roll at least fifteen days prior to the hearing;</i> <i>The City Council approves an assessment roll at the hearing;</i> <i>City staff carry out billing and collection of annual assessment payments.</i> 	

Executive Summary:

The East Sprague Business Improvement District (BID) collects an annual assessment from property owners within the district to provide funding for these programs and services. The Assessment Roll is prepared annually by staff from the City and the BID manager, based on formulas set forth in Chapter 4.31C SMC. The proposed ordinance approves and confirms the 2022 East Sprague BID Assessment Roll, allowing for billing and collecting payment of annual assessments from ratepayers within the BID.

Budget Impact:

Approved in current year budget? ☐ Yes ☐ No ☒ N/A

Annual/Reoccurring expenditure? ☐ Yes ☐ No ☒ N/A

Other budget impacts: Generates revenue in the form of an annual assessment within the BID; this assessment contributes the majority of the annual operating budget for the Downtown BID.

Operations Impact:

Consistent with current operations/policy? ☒ Yes ☐ No ☐ N/A

Requires change in current operations/policy? ☐ Yes ☒ No ☐ N/A

Specify changes required: N/A

Known challenges/barriers: None

Attachment: Draft Ordinance Approving and Confirming the 2022 Assessments and Assessment Roll for the East Sprague Parking and Business Improvement Area.

ORDINANCE NO C36154

AN ORDINANCE APPROVING AND CONFIRMING THE 2022 ASSESSMENTS AND ASSESSMENT ROLL FOR THE EAST SPRAGUE PARKING AND BUSINESS IMPROVEMENT AREA, PREPARED UNDER ORDINANCE C-35377 AS CODIFIED AND AMENDED IN CHAPTER 4.31C SMC.

WHEREAS, the Spokane City Council on September 27, 2021 passed Resolution 2021 – 0081, which provided notice and set a date for hearing on the assessments to be levied under the above identified ordinance; and

WHEREAS, pursuant to Resolution No. 2021 – 0081, a public hearing was held on December 6, 2021 to take public testimony regarding the assessments and assessment roll for the East Sprague Parking and Business Improvement Area; and

WHEREAS, the assessment roles have been on file in the Office of the City Clerk for public review and inspection; and

WHEREAS, the City Council, through this ordinance, intends to levy assessments in the East Sprague Business Improvement District to provide programs and services, which will specifically benefit the businesses and properties in the District; and

THE CITY OF SPOKANE DOES ORDAIN:

Section 1. The 2022 assessments and the assessment roll of the East Sprague Parking and Business Improvement Area, established under Ordinance C-35377, as codified and amended in Chapter 4.31C SMC, are hereby approved and confirmed. The assessments and assessment roll are attached hereto, available in the Office of the City Clerk and City Treasurer.

Section 2. Each of the businesses, as described in RCW 35.87A.020, lots, tracts, and parcels of land and other property, including improvements thereon, multi-family residential, mixed-use projects (as described in RCW 35.87A.020 (3), hotels, motels, government, and others, shown upon said rolls are hereby declared to be specially benefited by the programs authorized in Ordinance C-35377, as amended, in at least the amount levied against the same. The method of assessment is based upon the Special Assessment Formula in Appendix A.

Section 3. Pursuant to SMC 4.31C.100, the projects, programs, activities and budget for the 2022 East Sprague Parking and Business Improvement Area as presented to the City Council are hereby approved and may be revised by the City Council pursuant to a subsequent motion.

Section 4. The City Clerk is hereby directed to certify and transmit the assessment roll to the City Treasurer for collection, pursuant to City Ordinance and state law.

Section 5. That the assessments shown in the roll on file in the Office of the City Clerk may be paid in two installments with the first half of the assessment due and payable on the 31st day of January, 2022, and the second half of the assessment due and payable on the 31st day of July, 2022. Prior to the due date, ratepayers shall be sent a bill stating the amount of the assessment due and payable. If the assessment is not paid within thirty (30) days after its due date, a delinquency charge shall be added in the amount of ten percent (10%) of the assessment, not to exceed one hundred dollars (\$100) in addition to the processing fee. All assessments, or part thereof, shall also bear interest at the rate of twelve percent (12%) per annum, or part thereof, of delinquency. Within thirty (30) days of the due date(s), the City Treasurer or his/her designee shall send a late notice of the unpaid assessment including the assessment of appropriate interest, penalty and fees. Interest, penalties and other fees will be collected on any unpaid balance or portions thereof from the date the account became due.

Any ratepayer, aggrieved by the amount of an assessment or delinquency charge, shall request, within sixty (60) days of the assessment or charge, a meeting and/or hearing before the Ratepayer Board, and, if not satisfied with the decision of the Ratepayer Board, appeal within ten (10) days from the date of the decision, the matter de novo, to the City's Hearing Examiner, in the manner provided for in the City's Municipal Code. Failure to request a hearing shall result in a waiver of the right to challenge the assessment.

Section 6. This ordinance shall take effect and be in full force from and after the date of its passage.

PASSED by the City Council on _____.

Council President

Attest:

Approved as to form:

City Clerk

Assistant City Attorney

Mayor

Date

Effective Date

APPENDIX A – 2022

EAST SPRAGUE BUSINESS IMPROVEMENT DISTRICT Special Assessment Matrix

Estimated Annual Revenue	% Assessment based on Land Square Footage (LSF)		% Assessment based on Taxable Assessed Value (TAV)	Total Parcels
\$69,269.47	75%		25%	245
Benefit Area by Zone	Minimums	Maximums	Rate per LSF	Rate per \$1,000 TAV
Center and Corridor (Commercial)	\$200	\$1,000	2.9 cents	60 cents
General Commercial	\$100	\$500	1.5 cents	30 cents
Industrial	\$50	\$250	0.7 cents	15 cents

2022 represents the seventh assessment year for the East Sprague BID. As per section 4.31C.040.C.3 of the Spokane Municipal Code, for subsequent years the assessment will continue on a three-year cycle as provided by SMC 4.31C.040.C.2. As the seventh year represents the first year of the three-year cycle, to account for inflation and maintain the equivalent buying power, the assessment rate on LSF will be increased by an Inflationary Factor, which is equal to the percentage change in CPI for All Urban Consumers (CPI-U): West Region since the first assessment year. The TAV rate will remain the same.

The CPI increase for All Urban Consumers (CPI-U): West Region between June 2016 and June 2021 was 16.10 percent. Therefore, the base year LSF Rates (2016) were increased by 16.10 percent for 2022 assessment year.

East Sprague Business Improvement District
2022 Property Assessment Roll

Parcel #	Zone	Business Name	Business Address	Area	Assessment
35163.2901	3	BREESNEE JR, JAMES M	134 N NAPA ST	Industrial	\$50.00
35163.2902	3	BREESNEE JR, JAMES M	130 N NAPA ST	Industrial	\$76.06
35163.2903	3	CK VENTURES, LLC	126 N NAPA ST	Industrial	\$50.00
35163.2904	3	CK VENTURES, LLC	122 N NAPA ST	Industrial	\$76.74
35163.2907	3	CHAN, JOHNATHAN	108 N NAPA ST	Industrial	\$54.15
35163.2908	3	CHAN, JOHNATHAN	102 N NAPA ST	Industrial	\$50.00
35163.2912	3	GARBER, DAYLE & DESIREE	111 N CRESTLINE ST	Industrial	\$69.95
35163.2913	3	FAUSETT, EMILY ANN & HARLEY	115 N CRESTLINE ST	Industrial	\$61.93
35163.2914	3	PALMER, J / MANCINI-PALMER, E / PALMER K	119 N CRESTLINE ST	Industrial	\$63.93
35163.2915	3	QUIGLEY INVESTMENT COMPANY	125 N CRESTLINE ST	Industrial	\$91.50
35163.2916	3	QUIGLEY INVESTMENT COMPANY	129 N CRESTLINE ST	Industrial	\$98.62
35163.2917	3	GARBER, DEL R	116 N NAPA ST	Industrial	\$127.76
35163.2919	3	CYCLONE SALES & SERVICE LTD	2025 E RIVERSIDE AVE	Industrial	\$116.29
35163.3001	3	MCKINLEY SCHOOL LLC	120 N MAGNOLIA ST	Industrial	\$250.00
35163.3101	3	DEXTER BEAN HOLDINGS LLC	130 N PITTSBURG ST	Industrial	\$50.00
35163.3106	3	TORMINO'S PROPERTIES LLC	114 N PITTSBURG ST	Industrial	\$67.59
35163.3107	3	VEGA PARTNERS LLC	108 N PITTSBURG ST	Industrial	\$50.00
35163.3108	3	VEGA PARTNERS LLC	1805 E RIVERSIDE AVE	Industrial	\$50.00
35163.3118	3	CMC PROPERTY INVESTMENTS	1817 E RIVERSIDE AVE	Industrial	\$50.00
35163.3120	3	DEXTER BEAN HOLDINGS LLC	115 N MAGNOLIA ST	Industrial	\$250.00
35163.3121	3	STANDAL INVESTMENTS LLC	126 N PITTSBURG ST	Industrial	\$212.30
35163.3201	3	MADELIA LLC	134 N MADELIA ST	Industrial	\$79.45
35163.3202	3	MADELIA LLC	130 N MADELIA ST	Industrial	\$95.94
35163.3203	3	CARONE LLC	126 N MADELIA ST	Industrial	\$50.00
35163.3204	3	CARONE LLC	122 N MADELIA ST	Industrial	\$66.11
35163.3205	3	CARONE LLC	118 N MADELIA ST	Industrial	\$50.00
35163.3206	3	RIGG, RICKY A & QIN Z	114 N MADELIA ST	Industrial	\$51.45
35163.3207	3	RIGG, RICKY A & QIN Z	108 N MADELIA ST	Industrial	\$50.00
35163.3208	3	MADELIA PROPERTIES	102 N MADELIA ST	Industrial	\$69.38
35163.3210	3	RIGG, RICKY A & QIN Z	1723 E RIVERSIDE AVE	Industrial	\$71.32
35163.3211	3	RIGG, RICKY A & QIN Z	107 N PITTSBURG ST	Industrial	\$50.00
35163.3212	3	RIGG, RICKY A & QIN Z	113 N PITTSBURG ST	Industrial	\$50.00
35163.3213	3	RIGG, RICKY A & QIN Z	115 N PITTSBURG ST	Industrial	\$50.00
35163.3214	3	PARX LLC	121 N PITTSBURG ST	Industrial	\$50.00
35163.3215	3	PARKLANE LLC	125 N PITTSBURG ST	Industrial	\$50.00
35163.3218	3	MCCALL, JAMES C & MARILYN B	129 N PITTSBURG ST	Industrial	\$163.18
35163.3301	3	BANNER FURNACE & FUEL INC	122 N HELENA ST	Industrial	\$250.00
35163.3302	3	MCLAUGHLIN, JERRY D	120 N HELENA ST	Industrial	\$50.00
35163.3303	3	TORMINO SASH & GLASS	102 N HELENA ST	Industrial	\$50.00
35163.3304	3	TORMINO SASH & GLASS	101 N MADELIA ST	Industrial	\$62.16
35163.3305	3	TORMINO SASH & GLASS	105 N MADELIA ST	Industrial	\$95.54
35163.3306	3	MCLAUGHLIN, JERRY D	129 N MADELIA ST	Industrial	\$77.34
35163.3602	1	BRIDGESTONE AMERICAS HOLDING, INC	Unassigned Address	Corridor	\$328.65
35163.3603	1	ROBERT ATWOOD INVESTMENTS LLC	1407 E SPRAGUE AVE	Corridor	\$463.04
35163.3604	1	BRIDGESTONE AMERICAS HOLDING, INC	1402 E RIVERSIDE AVE	Corridor	\$434.38
35163.3605	1	BRIDGESTONE AMERICAS HOLDING, INC	25 N HOGAN ST	Corridor	\$1,000.00
35163.3701	1	GTG INVESTMENTS LLC	1504 E RIVERSIDE AVE	Corridor	\$200.00
35163.3702	1	LASAC INVESTMENTS, LLC	1508 E RIVERSIDE AVE	Corridor	\$200.00
35163.3703	1	WYATT INVESTMENTS LLC	1514 E RIVERSIDE AVE	Corridor	\$332.19
35163.3704	1	EAST SPOKANE AVENUE LLC	1520 E RIVERSIDE AVE	Corridor	\$200.00
35163.3705	1	BARDEN, JEFFERY & JENNIFER	1524 E RIVERSIDE AVE	Corridor	\$237.21
35163.3706	1	TORMINO, JOHN J K	1528 E RIVERSIDE AVE	Corridor	\$200.00
35163.3707	1	ORCUTT, JAMES A & JODIE A	1521 E SPRAGUE AVE	Corridor	\$468.19
35163.3708	1	EAST SPOKANE AVENUE LLC	1517 E SPRAGUE AVE	Corridor	\$400.47
35163.3709	1	FAKE FROWNS LLC	1511 E SPRAGUE AVE	Corridor	\$329.43
35163.3710	1	LASAC INVESTMENTS, LLC	1507 E SPRAGUE AVE	Corridor	\$761.59
35163.3804	1	KALASTAR HOLDINGS, INC	1618 E Riverside Ave	Corridor	\$206.67
35163.3805	1	KALASTAR HOLDINGS, INC	1624 E RIVERSIDE AVE	Corridor	\$200.00
35163.3806	1	KALASTAR HOLDINGS, INC	1628 E RIVERSIDE AVE	Corridor	\$200.00
35163.3811	1	ROSS PRINTING CO	1611 E SPRAGUE AVE	Corridor	\$1,000.00
35163.3901	1	HANLEY, JAMES & SUSAN	1702 E RIVERSIDE AVE	Corridor	\$276.85
35163.3902	1	ACME ELECTRONICS SERVICES INC	1706 E RIVERSIDE AVE	Corridor	\$200.95
35163.3904	1	RIVERSIDE DEVELOPMENT LLC	1722 E RIVERSIDE AVE	Corridor	\$385.54

35163.3905	1	RIVERSIDE DEVELOPMENT LLC	1729 E SPRAGUE AVE	Corridor	\$210.61
35163.3906	1	HANLEY, JAMES & SUSAN	1727 E SPRAGUE AVE	Corridor	\$313.81
35163.3907	1	ACME ELECTRONICS SERVICE INC	1717 E SPRAGUE AVE	Corridor	\$358.87
35163.3908	1	HANLEY, JAMES & SUSAN	1715 E SPRAGUE AVE	Corridor	\$428.59
35163.3909	1	HANLEY, JAMES L & SUSAN M	1709 E SPRAGUE AVE	Corridor	\$210.61
35163.3910	1	ABC LOCKSMITH	1701 E SPRAGUE AVE	Corridor	\$224.41
35163.3913	1	RIVERSIDE DEVELOPMENT LLC	1712 E RIVERSIDE AVE	Corridor	\$487.24
35163.4001	1	ROGERS, CHARLES BOYD TRUSTEE	1802 E RIVERSIDE AVE	Corridor	\$200.00
35163.4002	1	ROGERS, CHARLES BOYD TRUSTEE	16 N PITTSBURG ST	Corridor	\$200.00
35163.4003	1	ROGERS, CHARLES BOYD TRUSTEE	1808 E RIVERSIDE AVE	Corridor	\$200.00
35163.4004	1	ROGERS, CHARLES BOYD TRUSTEE	1812 E RIVERSIDE AVE	Corridor	\$216.03
35163.4005	1	ROGERS, CHARLES BOYD TRUSTEE	1818 E RIVERSIDE AVE	Corridor	\$200.00
35163.4008	1	D & R SCHWARTZ HOLDINGS, LLC	15 N MAGNOLIA ST	Corridor	\$200.00
35163.4009	1	D & R SCHWARTZ HOLDINGS, LLC	1821 E SPRAGUE AVE	Corridor	\$517.99
35163.4010	1	RJ PANSIE LLC	1817 E SPRAGUE AVE	Corridor	\$268.17
35163.4011	1	MCLENDON, BILL	1811 E SPRAGUE AVE	Corridor	\$301.47
35163.4014	1	TYSON, GERALD R & PORNSUVAN	1801 E SPRAGUE AVE	Corridor	\$527.11
35163.4101	1	RANTZOW, CARL & ROSELIE	1902 E RIVERSIDE AVE	Corridor	\$200.00
35163.4102	1	RANTZOW, CARL	1910 E RIVERSIDE AVE	Corridor	\$263.67
35163.4103	1	RANTZOW, CARL	1912 E RIVERSIDE AVE	Corridor	\$200.00
35163.4104	1	RANTZOW, CARL & ROSELIE	1918 E RIVERSIDE AVE	Corridor	\$214.53
35163.4105	1	RANTZOW JR, CAROL O & ROSELIE S	1924 E RIVERSIDE AVE	Corridor	\$200.00
35163.4106	1	S & M PROPERTIES LLC	21 N NAPA ST	Corridor	\$217.42
35163.4107	1	S & M PROPERTIES LLC	15 N NAPA ST	Corridor	\$200.00
35163.4108	1	SDS 9TEEN SPRAGUE DEVELOPMENT LLC	Unassigned Address	Corridor	\$200.00
35163.4109	1	SDS 9TEEN SPRAGUE DEVELOPMENT LLC	1919 E SPRAGUE AVE	Corridor	\$410.55
35163.4110	1	SANDERS, LAQUAN	1911 E SPRAGUE AVE	Corridor	\$483.91
35163.4111	1	CCRC LLC	1907 E SPRAGUE AVE	Corridor	\$535.75
35163.4207	1	HALL, DANA H	13 N CRESTLINE ST	Corridor	\$200.00
35163.4208	1	HALL, DANA H	2027 E SPRAGUE AVE	Corridor	\$200.00
35163.4209	1	FROELICH JR, WALTER & AUTUMN G	2019 E SPRAGUE AVE	Corridor	\$394.09
35163.4210	1	FROELICH JR, WALTER A & AUTUMN G	2003 E SPRAGUE AVE	Corridor	\$442.21
35163.4213	1	FROELICH JR, WALTER A & AUTUMN G	20 N NAPA ST	Corridor	\$366.21
35163.4214	1	INLAND NORTHWEST INVESTMENTS, LLC	2008 E RIVERSIDE AVE	Corridor	\$200.00
35163.4215	1	LEES GROUP LLC	2018 E RIVERSIDE AVE	Corridor	\$1,000.00
35164.2501	1	CITY OF SPOKANE	2504 E RIVERSIDE AVE	Corridor	\$200.00
35164.2502	1	CITY OF SPOKANE	2508 E RIVERSIDE AVE	Corridor	\$200.00
35164.2503	1	TORMINO, JOHN K	2512 E RIVERSIDE AVE	Corridor	\$255.45
35164.2504	1	GROSS, DAVID	2518 E RIVERSIDE AVE	Corridor	\$267.93
35164.2505	1	CUNNINGHAM, HOWARD E & MARY E	2524 E RIVERSIDE AVE	Corridor	\$216.09
35164.2506	1	CUNNINGHAM, HOWARD E	2528 E RIVERSIDE AVE	Corridor	\$248.55
35164.2507	1	SCHULER, GORDON	2529 E SPRAGUE AVE	Corridor	\$205.23
35164.2508	1	JACOBS, CYNTHIA	2523 E SPRAGUE AVE	Corridor	\$263.91
35164.2509	1	SPRAGUE E 2515 LLC	2515 E SPRAGUE AVE	Corridor	\$458.71
35164.2510	1	INLAND NORTHWEST INVESTMENTS, LLC	2503 E SPRAGUE AVE	Corridor	\$452.29
35164.2601	1	GILLES FAMILY TRUST	20 N ALTAMONT ST	Corridor	\$200.00
35164.2602	1	CITY OF SPOKANE	2408 E RIVERSIDE AVE	Corridor	\$200.00
35164.2603	1	CITY OF SPOKANE	2410 E RIVERSIDE AVE	Corridor	\$200.00
35164.2604	1	CITY OF SPOKANE	2418 E RIVERSIDE AVE	Corridor	\$200.00
35164.2607	1	MARNEY FAMILY VENTURES LLC	2429 E SPRAGUE AVE	Corridor	\$274.41
35164.2608	1	WAITING, GREGORY C	2423 E SPRAGUE AVE	Corridor	\$237.57
35164.2609	1	CHIU, VAN	2417 E SPRAGUE AVE	Corridor	\$200.00
35164.2610	1	CHIU, VAN	2411 E SPRAGUE AVE	Corridor	\$203.43
35164.2611	1	GILLES FAMILY TRUST	2407 E SPRAGUE AVE	Corridor	\$200.00
35164.2612	1	GILLES FAMILY TRUST	2401 E SPRAGUE AVE	Corridor	\$359.78
35164.2615	1	CITY OF SPOKANE	2424 E RIVERSIDE AVE	Corridor	\$560.89
35164.2705	1	OAKLEY, LARRY ALLEN	2328 E RIVERSIDE AVE	Corridor	\$200.00
35164.2710	1	PARK, WALAYA P & SIANOUXAY SITHAMMALAT	2307 E SPRAGUE AVE	Corridor	\$226.47
35164.2712	1	CAST-A, LLC	2329 E SPRAGUE AVE	Corridor	\$577.33
35164.2713	1	CAST-A LLC	24 N STONE ST	Corridor	\$719.23
35164.2801	1	CHARON, EDGAR M & RACHEL D	2204 E RIVERSIDE AVE	Corridor	\$469.33
35164.2802	1	RIVERSIDE PARTNERS GROUP LLC	2214 E RIVERSIDE AVE	Corridor	\$394.29
35164.2803	1	RIVERSIDE PARTNERS GROUP LLC	2220 E RIVERSIDE AVE	Corridor	\$200.00
35164.2804	1	ROBERT & GEORGIA I TOMBARI LLC	2224 E RIVERSIDE AVE	Corridor	\$244.95
35164.2805	1	ROBERT & GEORGIA I TOMBARI LLC	2226 E RIVERSIDE AVE	Corridor	\$256.17
35164.2809	1	GREEN TURTLE INVESTMENTS, LLC	2217 E SPRAGUE AVE	Corridor	\$200.00
35164.2810	1	GREEN TURTLE INVESTMENTS, LLC	2213 E SPRAGUE AVE	Corridor	\$200.00
35164.2811	1	GREEN TURTLE INVESTMENTS, LLC	2211 E Sprague Ave	Corridor	\$405.33
35164.2812	1	NHUT, HAI HO & DIEM, CHAU BUI	2201 E SPRAGUE AVE	Corridor	\$282.39
35164.2813	1	KSA LLC	2223 E SPRAGUE AVE	Corridor	\$723.97

35164.2901	1	CITY OF SPOKANE	2102 E RIVERSIDE AVE	Corridor	\$200.00
35164.2902	1	CITY OF SPOKANE	2106 E RIVERSIDE AVE	Corridor	\$200.00
35164.2903	1	CITY OF SPOKANE	2108 E RIVERSIDE AVE	Corridor	\$200.00
35164.2904	1	CITY OF SPOKANE	2110 E RIVERSIDE AVE	Corridor	\$200.00
35164.2905	1	CITY OF SPOKANE	2118 E RIVERSIDE AVE	Corridor	\$200.00
35164.2906	1	CITY OF SPOKANE	2124 E RIVERSIDE AVE	Corridor	\$200.00
35164.2907	1	CITY OF SPOKANE	19 N LEE ST	Corridor	\$200.00
35164.2908	1	MINOR, W E & N G	2125 E SPRAGUE AVE	Corridor	\$730.93
35164.2909	1	HALL, DANA H	2101 E SPRAGUE AVE	Corridor	\$654.85
35174.0543	3	CITY OF SPOKANE	Unassigned Address	Industrial	\$50.00
35174.0545	3	LINDAHL FAMILY LLC #5	Unassigned Address	Industrial	\$50.00
35174.0546	3	ADM TRANSPORTATION CO	1211 E SPRAGUE AVE	Industrial	\$250.00
35174.0549	3	SPOKANE TOMORROW, LLC	1327 E SPRAGUE AVE	Industrial	\$50.00
35174.0551	3	SPOKANE TOMORROW, LLC	1325 E SPRAGUE AVE	Industrial	\$123.28
35174.0552	3	BEL AIR MOTEL, LLC	1303 E SPRAGUE AVE	Industrial	\$85.83
35174.0553	3	BEL AIR MOTEL, LLC	1311 E SPRAGUE AVE	Industrial	\$50.00
35201.3201	2	N M SULLIVAN, LLC	1324 E SPRAGUE AVE	General Commercial	\$141.64
35201.3202	2	N M SULLIVAN, LLC	1318 E SPRAGUE AVE	General Commercial	\$165.49
35201.3203	2	FABEL, RICHARD	1306 E SPRAGUE AVE	General Commercial	\$100.60
35201.3204	2	UNION GOSPEL MISSION ASSOC OF SPOKANE	1234 E SPRAGUE AVE	General Commercial	\$344.70
35201.3205	2	P & J PROPERTIES, L.L.C.	1226 E SPRAGUE AVE	General Commercial	\$100.00
35201.3206	2	P & J PROPERTIES, L.L.C.	1220 E SPRAGUE AVE	General Commercial	\$100.00
35201.3207	2	P & J PROPERTIES, L.L.C.	1218 E SPRAGUE AVE	General Commercial	\$100.00
35201.3208	2	P & J PROPERTIES, L.L.C.	1214 E SPRAGUE AVE	General Commercial	\$179.77
35201.3209	2	P & J PROPERTIES, L.L.C.	1202 E SPRAGUE AVE	General Commercial	\$349.51
35201.3303	2	CITY OF SPOKANE	1020 E SPRAGUE AVE	General Commercial	\$124.64
35201.3304	3	SAMCA, LLC	1118 E SPRAGUE AVE	Industrial	\$173.28
35201.3305	3	SAMCA, LLC	1107 E 1ST AVE	Industrial	\$138.99
35201.3420	3	RDO ENTERPRISES LLC	1120 E 1ST AVE	Industrial	\$250.00
35201.3506	3	J G FOX INC	1310 E 1ST AVE	Industrial	\$52.51
35201.3508	3	SWANBY, VICTOR S	1302 E 1ST AVE	Industrial	\$54.31
35201.3509	3	SWANBY, VICTOR S	1220 E 1ST AVE	Industrial	\$190.77
35201.3511	3	SWANBY, VICTOR S	1208 E 1ST AVE	Industrial	\$56.04
35201.3512	3	RHOADS, JEFFERY LEE	1202 E 1ST AVE	Industrial	\$74.71
35211.0106	1	SPOKANE MENTAL HEALTH ASSOC	2113 E 1ST AVE	Corridor	\$200.00
35211.0107	1	SPOKANE MENTAL HEALTH ASSOC	2117 E 1ST AVE	Corridor	\$673.59
35211.0108	1	SPOKANE MENTAL HEALTH ASSOC	2118 E SPRAGUE AVE	Corridor	\$1,000.00
35211.0201	1	LKB PROPERTIES LLC	2202 E SPRAGUE AVE	Corridor	\$417.16
35211.0208	1	LKB PROPERTIES LLC	2203 E 1ST AVE	Corridor	\$228.25
35211.0209	1	VANESSA BEHAN CRISIS NURSERY	2230 E SPRAGUE AVE	Corridor	\$1,000.00
35211.0301	1	VANESSA BEHAN	2302 E SPRAGUE AVE	Corridor	\$1,000.00
35211.0302	1	VANESSA BEHAN	2330 E SPRAGUE AVE	Corridor	\$466.43
35211.0309	1	BOZARTH, BRENT & MELISSA	2301 E 1ST AVE	Corridor	\$227.98
35211.0401	1	RLC GROUP, INC	5 S ALTAMONT ST	Corridor	\$238.35
35211.0402	1	RLC GROUP, INC	11 S ALTAMONT ST	Corridor	\$200.00
35211.0407	1	RLC GROUP LLC	2429 E 1ST AVE	Corridor	\$219.61
35211.0408	1	RLC GROUP LLC	2421 E 1ST AVE	Corridor	\$219.61
35211.0411	1	NAEGELI ENTERPRISES, LLC	25 S ALTAMONT ST	Corridor	\$667.97
35211.0412	1	RLC GROUP, INC	2410 E SPRAGUE AVE	Corridor	\$1,000.00
35211.0503	1	WOODHEAD REVOCABLE TRUST	2512 E SPRAGUE AVE	Corridor	\$325.96
35211.0504	1	CONDON, BILL & MARISA	2516 E SPRAGUE AVE	Corridor	\$325.78
35211.0505	1	CONDONS CORNER, LLC	2516 E SPRAGUE AVE	Corridor	\$476.33
35211.0509	1	WOODHEAD REVOCABLE TRUST	2511 E 1ST AVE	Corridor	\$227.98
35211.0510	1	RLC GROUP LLC	2501 E 1ST AVE	Corridor	\$444.83
35211.0511	1	JAVA ASSOCIATES LLC	2502 E SPRAGUE AVE	Corridor	\$623.21
35212.0101	1	DULLANTY, RICHARD C/ KENNEDY, KAY M/	1602 E SPRAGUE AVE	Corridor	\$1,000.00
35212.0105	1	PIERRE, JESSICA	1617 E 1ST AVE	Corridor	\$200.00
35212.0106	1	PIERRE, JESSICA	1611 E 1ST AVE	Corridor	\$235.72
35212.0108	1	ROSS PRINTING CO	1603 E 1ST AVE	Corridor	\$216.10
35212.0201	1	1 SOUTH MADELIA LLC	1 S MADELIA ST	Corridor	\$1,000.00
35212.0202	1	SPRAGUE PROJECT LLC	1716 E SPRAGUE AVE	Corridor	\$220.48
35212.0203	1	COON, DEAN H	1720 E SPRAGUE AVE	Corridor	\$200.00
35212.0204	1	JDSC HOLDINGS LLC	1718 E SPRAGUE AVE	Corridor	\$222.94
35212.0205	1	1724 SPRAGUE LLC	1722 E SPRAGUE AVE	Corridor	\$1,000.00
35212.0206	1	1724 SPRAGUE LLC	1729 E 1ST AVE	Corridor	\$214.90
35212.0207	1	1724 SPRAGUE LLC	1723 E 1ST AVE	Corridor	\$214.90
35212.0211	1	1 SOUTH MADELIA LLC	51 S MADELIA ST	Corridor	\$1,000.00
35212.0301	1	S AND M HOLDINGS-SPRAGUE LLC	1802 E SPRAGUE AVE	Corridor	\$441.07
35212.0304	1	GILLES FAMILY TRUST, ROBERT A	1812 E SPRAGUE AVE	Corridor	\$243.67
35212.0305	1	GILLES FAMILY TRUST, ROBERT A	1818 E SPRAGUE AVE	Corridor	\$345.61

35212.0306	1	GILLES FAMILY TRUST, ROBERT A	1822 E SPRAGUE AVE	Corridor	\$300.85
35212.0307	1	AA MAGNOLIA INVESTMENTS LLC	1826 E SPRAGUE AVE	Corridor	\$556.57
35212.0313	1	S AND M HOLDINGS-SPRAGUE LLC	1805 E 1ST AVE	Corridor	\$200.00
35212.0314	1	S AND M HOLDINGS-SPRAGUE LLC	19 S PITTSBURG ST	Corridor	\$200.00
35212.0315	1	S & M HOLDINGS-SPRAGUE, LLC	0	Corridor	\$200.00
35212.0316	1	GILLES FAMILY TRUST, ROBERT A	1806 E SPRAGUE AVE	Corridor	\$200.00
35212.0317	1	GILLES FAMILY TRUST, ROBERT A	1810 E SPRAGUE AVE	Corridor	\$200.00
35212.0403	1	WEST SPANGLE LLC	1914 E SPRAGUE AVE	Corridor	\$361.84
35212.0404	1	CMA HOLDINGS LLC	1912 E SPRAGUE AVE	Corridor	\$226.96
35212.0405	1	SMITH, KATHERINE I	1916 E SPRAGUE AVE	Corridor	\$298.51
35212.0406	1	MACKLEMORE ON SPRAGUE LLC	1924 E SPRAGUE AVE	Corridor	\$239.53
35212.0407	1	MACKLEMORE ON SPRAGUE LLC	1926 E SPRAGUE AVE	Corridor	\$279.17
35212.0408	1	MACKLEMORE ON SPRAGUE LLC	14 S NAPA ST	Corridor	\$200.00
35212.0409	1	JOHNSON, MARK L & SHARON E	1927 E 1ST AVE	Corridor	\$295.51
35212.0412	1	CITY OF SPOKANE	1913 E 1ST AVE	Corridor	\$218.23
35212.0413	1	CITY OF SPOKANE	1903 E 1ST AVE	Corridor	\$609.41
35212.0415	1	CHRISTIAN HERALD FELLOWSHIP	1906 E SPRAGUE AVE	Corridor	\$285.55
35212.0416	1	TRUTH MINISTRIES OF SPOKANE	1910 E SPRAGUE AVE	Corridor	\$307.75
35212.0501	1	OVERHAUSER, DAN J	2002 E SPRAGUE AVE	Corridor	\$315.43
35212.0502	1	BLALOCK, ALAN R & STPHANIE K	2008 E SPRAGUE AVE	Corridor	\$281.05
35212.0503	1	PILASTRO LLC	2012 E SPRAGUE AVE	Corridor	\$369.91
35212.0504	1	SDS TWENTY16 LLC	2016 E SPRAGUE AVE	Corridor	\$288.79
35212.0505	1	CHIU, PHONG	2022 E SPRAGUE AVE	Corridor	\$562.97
35212.0506	1	KEYSTONE UNLIMITED	2021 E 1ST AVE	Corridor	\$737.57
35212.0509	1	DECKER, WILLIAM E	2007 E 1ST AVE	Corridor	\$227.98
35212.0602	1	COMMUNITY MENTAL HEALTH CTR	2107 E 1ST AVE	Corridor	\$214.47
35212.0603	1	SPO COMM MENTAL HEALTH	2103 E 1ST AVE	Corridor	\$270.14
35212.1901	1	CLS COMMERCIAL, LLC	1528 E SPRAGUE AVE	Corridor	\$318.82
35212.1902	1	CLS COMMERCIAL, LLC	1522 E SPRAGUE AVE	Corridor	\$262.86
35212.1903	1	CLS COMMERCIAL, LLC	1518 E SPRAGUE AVE	Corridor	\$200.00
35212.1904	1	1514 SPRAGUE LLC	1514 E SPRAGUE AVE	Corridor	\$288.36
35212.1905	1	1514 SPRAGUE LLC	1508 E SPRAGUE AVE	Corridor	\$200.00
35212.1906	1	ALVAREZ, RAINBOW JADE & SKYE BERGHAN-	1504 E SPRAGUE AVE	Corridor	\$200.00
35212.1907	1	SPRAGUE 1500 LLC	1502 S E SPRAGUE AVE	Corridor	\$396.74
35212.1914	1	BOWMAN, ROBERT J	1411 E 1ST AVE	Corridor	\$200.00
35212.1916	2	CRANDALL, LANE & PAMELA M	1423 E 1ST AVE	General Commercial	\$103.33
35212.1917	2	CRANDALL, GARY L & PAMELA M	1427 E 1ST AVE	General Commercial	\$100.00
35212.1918	2	ALVAREZ, RAINBOW JADE & SKYE BERGHAN-	1501 E 1ST AVE	General Commercial	\$105.55
35212.1919	2	ALVAREZ, JADE	1507 E 1ST AVE	General Commercial	\$103.33
35212.1922	2	CES LLC	1521 E 1ST AVE	General Commercial	\$103.33
35212.4806	1	INLAND EMPIRE RESIDENTIAL RESOURCES	0 .UNKNOWN	Corridor	\$1,000.00
35215.0616	1	SPOKANE MENTAL HEALTH ASSOC	2100 E SPRAGUE AVE	Corridor	\$887.88
Count 245			Total		<u>\$69,269.47</u>