

May 21, 2020 Board Meeting / 11:30 AM – 1:00 PM

Agenda for the Board Meeting of the S3R3 Solutions Board of Directors

As per the Governor's Proclamation 20-28, this meeting will be held using an online meeting service.

Instructions on how to join the call are as follows:

Call [+1 509-931-1324](tel:+15099311324) and use Conference ID: 716 912 081#

For a complete packet of materials please go to S3R3Solutions.com

Welcome and Introductions

Public Comment/Courtesy of the Floor

Action Items

Action Item No. 01: Consent Agenda

Approval of Minutes for the April Regular Board Meeting

Approval of the March 11 – April 10, 2020 Financials

Action Item No. 02: Approval of Transaction Impact Fee Letter to Spokane city council from the S3R3 Solutions Board

Project Updates, Presentations and Briefings

1. Stormwater Study Update – Stormwater Utility Feasibility

Other Business

1. Unfinished Business
2. New Business

Board Member Items

Executive Session

An Executive Session may be called during the meeting. The purpose must be announced and is limited by RCW 42.30.110. Examples include: (1) to discuss with legal counsel litigation, potential litigation and/or legal risks (RCW 42.30.110(1)(i)); (2) to consider the acquisition of real estate by lease or purchase when public knowledge regarding such consideration would cause a likelihood of increased price (RCW 42.30.110(1)(b)); and (3) to consider the minimum price at which real estate will be offered for sale or lease when public knowledge regarding such consideration would cause a likelihood of decreased price (final action selling or leasing public property shall be taken in a meeting open to the public)(RCW 42.30.110(1)(c)).

Adjourn



Action Item No: 052120-01
Consent Agenda

Board Meeting Date: May 21, 2020

Subject: Approval of Minutes
Approval of Financials

Background:

April 16, 2020 Board Meeting Minutes and Financials for period April 11 to May 10, 2020

Recommendation:

Recommendation is for the S3R3 Solutions board to approve the meeting minutes for the regular Board Meeting held on April 16, 2020 and Financials for period April 11 – May 10, 2020.

Submitted By:

Todd M Coleman, Executive Director

Date Action Taken: _____

Motion By: _____

Seconded By: _____

Action Taken: (Approved) (Rejected) (Deferred to: _____)

Approved as modified: _____

April 16, 2020

11:30 AM – 1:00 PM, scheduled time

Minutes - Regular Meeting (held via teleconference due to Governor's Proclamation 20-28)

Attendance

S3R3 Solutions Members present via teleconference: Greg Birchell, William Butler, Wes Crago, Al French, Gerry Gemmill, Larry Krauter

S3R3 Solutions Members absent: Breean Beggs

S3R3 Solutions Staff physically present: Todd Coleman; Executive Director, Sueann Herkel; Executive Assistant

S3R3 Solutions Staff present via teleconference: Taud Hume; Legal Counsel

S3R3 Solutions Staff absent: None

Guests present via teleconference: Tom Tillford, Bill White and two guests we could only identify by call in number: (509) 879-4555 and (509) 951-4920.

Meeting called to order 11:35 am

Welcome and Introductions:

Prior to the Board Chair joining the virtual meeting, Board Vice Chair Bill Butler conducted roll call of Board, quorum present. Meeting then turned over to Board Chair Al French.

Public Comment/Courtesy of the Floor:

Tom Tillford wanted to thank S3R3 Solutions (S3R3) for accomplishing something that is of great benefit to the community, bringing together government agencies that are critical to the development of the West Plains.

Action Items Numbers 1-7

Board Chair Al French requested comment on all Action Items, hearing none, he moved for approval of all items as presented in the agenda. Board Treasurer Larry Krauter so motioned, Board Member Wes Crago seconded, motion passed unanimously.

Project Updates, Presentations and Briefings:

First Quarter Financial and Budget Review for 2020 – Executive Director Todd Coleman gave a brief overview specifically mentioning adjustments to project construction schedules and the addition of new developments since the budget was presented to the Board. A significant revision in the 2020 budget is the shift of matching funds for the transload from 2020 and 2021 to 2021 and 2022. The board discussed setting up a reserve fund for S3R3 Solutions. The Board will discuss the appropriate reserve fund amount further during the 2021 budgeting process. Given the proposed budget revisions and the review by the Board Treasurer Larry Krauter, Board Chair called for a motion to approve. Board Vice Chair Bill Butler so motioned, Board Member Wes Crago seconded, motion passed unanimously.

Other Business:

1. **Unfinished Business**
None
2. **New Business**
None

Board Member Items:

None

At 12:00 PM the April 16, 2020 Meeting was adjourned.

West Plains Airport Area PDA

BALANCE SHEET DETAIL

As of May 10, 2020

DATE	NAME	MEMO/DESCRIPTION	DEBIT	CREDIT	AMOUNT	BALANCE
ASSETS						
1111000 BUSINESS CHECKING (6532)						
Beginning Balance						
04/15/2020	MRSC Rosters	April2020 - refund of MRSC course that was not held due to COVID19	\$125.00		125.00	336,887.05
04/15/2020	WA Employment Security Department	Tax Payment for Period: 01/01/2020-03/31/2020		\$141.20	-141.20	336,870.85
04/15/2020	WA Employment Security Department	Tax Payment for Period: 01/01/2020-03/31/2020		\$709.90	-709.90	336,160.95
04/16/2020	Anastasi Moore & Martin	Accounting Services - March - Inv 96897		\$593.78	-593.78	335,567.17
04/16/2020	Anastasi Moore & Martin	Accounting Services - February - Inv 96007		\$255.80	-255.80	335,311.37
04/16/2020	Osborne Consulting Incorporated	Stormwater Invoice 5087 work performed March 2020 - Phase 2		\$62,568.11	-62,568.11	272,743.26
04/20/2020	Todd Coleman	Pay Period: 04/01/2020-04/15/2020		\$3,824.94	-3,824.94	268,918.32
04/20/2020	Sunshine Disposal	April 2020 - Garbage disposal for April 2020		\$73.56	-73.56	268,844.76
04/20/2020	Washington DRS	April 2020 PERS for Todd Coleman and Sueann Herkel		\$1,886.96	-1,886.96	266,957.80
04/20/2020	Verizon	April 2020 - Cell phone for Executive Director		\$110.03	-110.03	266,847.77
04/20/2020	Todd Coleman	Pay Period: 04/01/2020-04/15/2020		\$1,500.00	-1,500.00	265,347.77
04/20/2020	Sueann K. Herkel	Pay Period: 04/01/2020-04/15/2020		\$1,692.41	-1,692.41	263,655.36
04/20/2020	Intuit	April 2020 - processing of April 2020 first pay period		\$43.02	-43.02	263,612.34
04/21/2020	International Economic Development Council	April 2020 - Online attendance for Economic Development Finance course for ED - course is June 3-5		\$615.00	-615.00	262,997.34
04/21/2020	City of Spokane*	April 2020 - Sales Tax New Construction, City of Spokane	\$60,645.39		60,645.39	323,642.73
04/22/2020	Association of Washington Cities	April 2020 - health coverage for ED for May 2020		\$1,936.95	-1,936.95	321,705.78
04/23/2020	Houdini Interactive, LLC	April 2020 - web hosting through Houdini Interactive		\$360.00	-360.00	321,345.78
04/27/2020	Colman Engineering	Ag Energy Project - Invoice 20033473		\$500.00	-500.00	320,845.78
04/27/2020	Inirinium	April 2020 - IT services for May 2020		\$671.00	-671.00	320,174.78
04/27/2020	TD&H Engineering	March 2020 Professional Fees		\$610.00	-610.00	319,564.78
04/27/2020	Parsons Burnett Bjordal Hume LLP	March legal fees		\$1,718.75	-1,718.75	317,846.03
04/28/2020	Avista	April 2020 - Avista - Natural gas charge from Mar 6 - Apr 6 2020		\$30.79	-30.79	317,815.24
04/28/2020	Spokane International Airport	April 2020 - Rent for month of May 2020		\$1,178.67	-1,178.67	316,636.57
04/28/2020	Spokane International Airport	April 2020 - Electricity fee from March 2020		\$185.50	-185.50	316,451.07
04/30/2020	WA Labor & Industries	Tax Payment for Period: 01/01/2020-03/31/2020		\$100.80	-100.80	316,350.27
04/30/2020	STCU	April 2020 - STCU - interest earned in checking account	\$61.34		61.34	316,411.61
05/01/2020	Washington State Dept of L & I	May 2020 - L&I for Q1 - 2020 Original charge was for \$101.62 but we had a credit of \$38.29		\$63.36	-63.36	316,348.25
05/04/2020				\$0.60	-0.60	316,347.65
05/04/2020		May 2020 - West Plains Chamber of Commerce - rent/utilities for May 2020	\$650.00		650.00	316,997.65
05/04/2020	Ptera	May 2020 - Ptera - internet and office phone for the month of May 2020		\$309.00	-309.00	316,688.65
05/05/2020	Todd Coleman	Pay Period: 04/16/2020-04/30/2020 PTO accrued as of 04.30.2020 is 106.66		\$1,500.00	-1,500.00	315,188.65
05/05/2020	Todd Coleman	Pay Period: 04/16/2020-04/30/2020 PTO accrued as of 04.30.2020 is 106.66		\$3,824.93	-3,824.93	311,363.72
05/05/2020	Sueann K. Herkel	Pay Period: 04/16/2020-04/30/2020		\$1,679.61	-1,679.61	309,684.11
05/05/2020				\$200,000.00	-200,000.00	109,684.11
05/05/2020	QuickBooks Team	May 2020 - QuickBooks - payroll processing fee for May 4 - Jun 2 2020		\$43.56	-43.56	109,640.55
05/06/2020	The Salvation Army	May 2020 - Salvation Army - Given in honor of Gerry Gemmill's father, Gerald Gemmill		\$75.00	-75.00	109,565.55
05/06/2020	Colman Engineering	Ag Energy Project - Invoice 20043430		\$82.00	-82.00	109,483.55
05/06/2020	Wells Fargo	Lease payment for Canon copier/printer. Payment covers 4/20/20 - 5/19/20		\$245.89	-245.89	109,237.66
05/07/2020	US Post Office	May 6, 2020 - USPS - Contract sent to T) Engineers		\$2.80	-2.80	109,234.86
05/08/2020	Washington DRS	May 2020 - Washington State DRS- PERS for April payroll period 2		\$1,886.96	-1,886.96	107,347.90
05/08/2020	IRS	Tax Payment for Period: 04/01/2020-04/30/2020		\$4,673.76	-4,673.76	102,674.14
Total for 1111000 BUSINESS CHECKING (6532)					\$ -234,212.91	
1111001 Business Savings (0374)						
Beginning Balance						
04/30/2020	STCU	April 2020 - STCU - interest earned in savings account	\$1.14		1.14	9,276.11
05/05/2020			\$200,000.00		200,000.00	209,277.25
Total for 1111001 Business Savings (0374)					\$200,001.14	
1114000 Spokane County Investment Pool						
Beginning Balance						
04/30/2020	Spokane County	010-235/D02 WPPDA SALES TAX	\$49,562.23		49,562.23	1,122,924.01
04/30/2020	Spokane County	April SCIP Interest	\$1,950.09		1,950.09	1,174,436.33
04/30/2020	Spokane County	April ACIP MGT.		\$29.86	-29.86	1,174,406.47
04/30/2020	Spokane County	010-235/D02 WPPDA SALES TAX	\$155,083.41		155,083.41	1,329,489.88
Total for 1114000 Spokane County Investment Pool					\$206,565.87	
1880130 Fixed Asset Printer						
Beginning Balance						
Total for 1880130 Fixed Asset Printer						2,713.10
1880140 Cable System						
Beginning Balance						
Total for 1880140 Cable System						3,658.22
TOTAL ASSETS					\$172,354.10	\$1,647,812.59
LIABILITIES AND EQUITY						
Liabilities						
Direct Deposit Payable						
04/20/2020	Todd Coleman	Direct Deposit	\$3,824.94		-3,824.94	-3,824.94
04/20/2020	Sueann K. Herkel	Direct Deposit	\$1,692.41		-1,692.41	-5,517.35
04/20/2020	Todd Coleman	Pay Period: 04/01/2020-04/15/2020		\$3,824.94	3,824.94	-1,692.41
04/20/2020	Todd Coleman	Direct Deposit 2		\$1,500.00	-1,500.00	-192.41
04/20/2020	Sueann K. Herkel	Pay Period: 04/01/2020-04/15/2020		\$1,692.41	-1,692.41	1,500.00
04/20/2020	Todd Coleman	Direct Deposit	\$1,500.00		-1,500.00	0.00
05/05/2020	Todd Coleman	Direct Deposit	\$3,824.93		-3,824.93	-3,824.93
05/05/2020	Sueann K. Herkel	Pay Period: 04/16/2020-04/30/2020		\$1,679.61	-1,679.61	-2,145.32
05/05/2020	Todd Coleman	Direct Deposit	\$1,500.00		-1,500.00	-3,645.32
05/05/2020	Todd Coleman	Direct Deposit 2		\$1,500.00	1,500.00	-2,145.32
05/05/2020	Todd Coleman	Pay Period: 04/16/2020-04/30/2020 PTO accrued as of 04.30.2020 is 106.66		\$3,824.93	3,824.93	1,679.61
05/05/2020	Sueann K. Herkel	Direct Deposit	\$1,679.61		-1,679.61	0.00
Total for Direct Deposit Payable					\$0.00	
Employee Payroll Taxes Payable						
Beginning Balance						
						140.58

West Plains Airport Area PDA

BALANCE SHEET DETAIL

As of May 10, 2020

DATE	NAME	MEMO/DESCRIPTION	DEBIT	CREDIT	AMOUNT	BALANCE
04/20/2020	Sueann K. Herkel	PFML Employee		\$2.44	2.44	143.02
04/20/2020	Todd Coleman	PFML Employee		\$9.12	9.12	152.14
05/05/2020	Todd Coleman	PFML Employee		\$9.12	9.12	161.26
05/05/2020	Sueann K. Herkel	PFML Employee		\$2.44	2.44	163.70
Total for Employee Payroll Taxes Payable						\$23.12
Employer Payroll Taxes Payable						
Beginning Balance						
04/15/2020	WA Employment Security Department	WA Paid Family and Medical Leave Tax	\$141.20		-141.20	3,926.99
04/15/2020	WA Employment Security Department	WA SUI Employer		\$0.02	0.02	3,785.81
04/15/2020	WA Employment Security Department	WA SUI Employer	\$709.90		-709.90	3,075.91
04/20/2020	Sueann K. Herkel	Federal Taxes (941/944)		\$406.84	406.84	3,482.75
04/20/2020	Sueann K. Herkel	WA SUI Employer		\$119.00	119.00	3,601.75
04/20/2020	Sueann K. Herkel	WA Paid Family and Medical Leave Tax		\$5.25	5.25	3,607.00
04/20/2020	Todd Coleman	Federal Taxes (941/944)		\$1,930.03	1,930.03	5,537.03
04/20/2020	Todd Coleman	WA Paid Family and Medical Leave Tax		\$18.37	18.37	5,555.40
04/30/2020	WA Labor & Industries	WA Workers Compensation	\$100.80		-100.80	5,454.60
05/05/2020	Sueann K. Herkel	WA SUI Employer		\$119.01	119.01	5,573.61
05/05/2020	Sueann K. Herkel	Federal Taxes (941/944)		\$406.84	406.84	5,980.45
05/05/2020	Sueann K. Herkel	WA Paid Family and Medical Leave Tax		\$5.25	5.25	5,985.70
05/05/2020	Todd Coleman	Federal Taxes (941/944)		\$1,930.05	1,930.05	7,915.75
05/05/2020	Todd Coleman	WA Paid Family and Medical Leave Tax		\$18.37	18.37	7,934.12
05/05/2020	Sueann K. Herkel	WA Workers Compensation		\$33.60	33.60	7,967.72
05/08/2020	IRS	Federal Taxes (941/944)	\$4,673.76		-4,673.76	3,293.96
Total for Employer Payroll Taxes Payable						\$-633.03
PERS Payable						
Beginning Balance						
04/20/2020	Todd Coleman	PERS				1,886.96
04/20/2020	Sueann K. Herkel	PERS - Company Contribution		\$553.99	553.99	2,440.95
04/20/2020	Todd Coleman	PERS - Company Contribution		\$267.09	267.09	2,708.04
04/20/2020	Sueann K. Herkel	PERS		\$901.81	901.81	3,609.85
05/05/2020	Todd Coleman	PERS		\$164.07	164.07	3,773.92
05/05/2020	Todd Coleman	PERS - Company Contribution		\$901.81	901.81	4,675.73
05/05/2020	Sueann K. Herkel	PERS		\$164.07	164.07	4,839.80
05/05/2020	Todd Coleman	PERS		\$553.99	553.99	5,393.79
05/05/2020	Sueann K. Herkel	PERS - Company Contribution		\$267.09	267.09	5,660.88
Total for PERS Payable						\$3,773.92
Total Liabilities						\$3,164.01
Equity						\$9,118.54
Retained Earnings						
Net Income					\$1,542,005.40	\$1,542,005.40
Total Equity					\$96,688.65	\$96,688.65
Total Liabilities and Equity					\$1,638,694.05	\$1,638,694.05
					\$1,641,858.06	\$1,647,812.59

Action Item No: 052120-02

Board Meeting Date: May 21, 2020

Subject: Approve a Letter to Spokane City Council on Transportation Impact Fee Ordinance 17D.075

Background:

In November 2019 the City of Spokane updated its Transportation Impact Fee ordinance by providing an exemption for specific types of developments within the City's targeted investment areas (e.g. the boundaries of the three Public Development Authorities). The intent was for the exemption to be applied to industrial, warehouse and freight movement, hotels and motels, office and residential uses to incentivize job growth and economic prosperity. *See* SMC 17D.75.060(A). In addition to the specific SMC definitions for development types, the ordinance included an additional requirement for City Council approval. *See* SMC 17D.075.060(B). S3R3 has been marketing this incentive to recruit businesses to the West Plains, which has resulted in significant interest, including several such businesses currently in the pre-application process with the City of Spokane. Part of the incentive for these businesses to locate in the West Plains was the positive effect of this exemption. However, on April 20, 2020 the City Council placed a six-month moratorium on Transportation Impact Fee waivers in order to study and revise the ordinance to provide more detailed criteria for the granting of such waivers.

This letter will respectfully request the Spokane City Council take the following steps to support the PDA's endeavor to attract new business and development to the targeted investment area by making the following changes to SMC 17D.075.060:

- 1) Delete the last line of Section 17D.075.060(B) as follows:

B. Request for the exemptions set forth in subsection A of this Section 17D.075.060 shall be submitted to the Department on such forms as the Director may provide. The Director shall make a threshold determination whether the particular development activity described in the request for an exemption falls within the parameters of SMC 17D.075.060(A) and whether funds are available. ~~If so, the Director shall provide a recommendation to the City Council concerning the request for an exemption, which Council may grant or deny in an open public meeting.~~

There is no requirement under RCW 82.02 for a City's legislative body to hold a vote on a traffic impact fee exemption. Moreover, because Section 17D.075.060(A) clearly and specifically defines which development types by SMC are eligible to receive the exemption (and we trust that the language added as a result of the City's moratorium will only make the existing ordinance language even more objective in this regard), this provision can be administered by the Director, which will clear up existing uncertainty for the PDAs' ability to utilize this incentive when attracting new development.

- 2) At a minimum, retain the impact fee exemption categories of manufacturing and production facilities, industrial services, warehouse and freight movement and office uses.
- 3) Allow developments meeting the provisions of Section 17D.075.060(A) to apply for the exemption after the moratorium has been lifted, even if they receive their permits during the moratorium. Specifically, allow the current business at the stage of pre-application with the City to have access to this incentive.
- 4) Lift the moratorium as soon as possible so the PDAs can utilize this important tool to recruit development to the target incentive areas creating jobs and economic prosperity.

The letter will be signed by only those Board Members voting affirmatively.

Recommendation:

Recommendation is for the S3R3 Solutions Board to approve and sign the attached letter to the Spokane City Council requesting the actions stated above.

Submitted By:

Todd M Coleman, Executive Director

Date Action Taken: _____

Motion By: _____

Seconded By: _____

Action Taken: (Approved) (Rejected) (Deferred to: _____)

Approved as modified: _____



May 21, 2020

Breean Beggs, President of City Council
Spokane City Council
808 W Spokane Falls Blvd
Spokane, WA 99201

Dear City Council President Beggs and Members of the City Council:

In November 2019 the City of Spokane updated its Transportation Impact Fee ordinance by providing an exemption for specific types of developments within the City's targeted investment areas (e.g. the boundaries of the three Public Development Authorities). The intent was for the exemption to be applied to industrial, warehouse and freight movement, hotels and motels, office and residential uses to incentivize job growth and economic prosperity. See SMC 17D.75.060(A). In addition to the specific SMC definitions for development types, the ordinance included an additional requirement for City Council approval. See SMC 17D.075.060(B). S3R3 has been marketing this incentive to recruit businesses to the West Plains, which has resulted in significant interest, including several such businesses currently in the pre-application process with the City of Spokane. Part of the incentive for these businesses to locate in the West Plains was the positive effect of this exemption. However, on April 20, 2020 the City Council placed a six-month moratorium on Transportation Impact Fee waivers in order to study and revise the ordinance to provide more detailed criteria for the granting of such waivers.

As such, the S3R3 Board is respectfully requesting that the Spokane City Council take the following steps to support the PDAs in their endeavor to attract new business and development to the targeted investment areas by making the following changes to SMC 17D.075.060:

- 1) Delete the last line of Section 17D.075.060(B) as follows:
 - B. Request for the exemptions set forth in subsection A of this Section 17D.075.060 shall be submitted to the Department on such forms as the Director may provide. The Director shall make a threshold determination whether the particular development activity described in the request for an exemption falls within the parameters of SMC 17D.075.060(A) and whether funds are available. ~~If so, the Director shall provide a recommendation to the City Council concerning the request for an exemption, which Council may grant or deny in an open public meeting.~~



There is no requirement under RCW 82.02 for a City's legislative body to hold a vote on a traffic impact fee exemption. Moreover, because Section 17D.075.060(A) clearly and specifically defines which development types by SMC are eligible to receive the exemption (and we trust that the language added as a result of the City's moratorium will only make the existing ordinance language even more objective in this regard), this provision can be administered by the Director, which will clear up existing uncertainty for the PDAs' ability to utilize this incentive when attracting new development.

- 2) At a minimum, retain the impact fee exemption categories of manufacturing and production facilities, industrial services, warehouse and freight movement and office uses.
- 3) Allow developments meeting the provisions of Section 17D.075.060(A) to apply for the exemption after the moratorium has been lifted, even if they receive their permits during the moratorium. Specifically, allow the current business at the stage of pre-application with the City to have access to this incentive.
- 4) Lift the moratorium as soon as possible so the PDAs can utilize this important tool to recruit development to the target incentive areas creating jobs and economic prosperity.

Thank you for your time and consideration. The S3R3 Solutions Board appreciates your partnership to bring economic prosperity to the Spokane region. If you have any questions, please feel free to contact our Executive Director Todd Coleman at (509)607-6556.

Sincerely,
S3R3 Solutions Board of Directors

Chair, Al French

Vice Chair, Bill Butler

Treasurer, Larry Krauter

Secretary, Greg Birchell

Board Member, Gerry Gemmill

Board Member, Wes Crago

Board Member, Breean Beggs



S3R3
SOLUTIONS

Spokane Municipal Code

Search

[Home](#) [Title 17D](#) [Chapter 17D.075](#) [Section 17D.075.060](#)

Highlight Word

[Title 17D City-wide Standards](#)

[Chapter 17D.075 Transportation Impact Fees](#)

[Section 17D.075.060 Exemptions](#)

- A. The City Council finds that development of (i) manufacturing and production facilities (see SMC 17C.190.320), (ii) industrial service (see SMC 17C.190.310), (iii) warehouse and freight movement (see SMC 17C.190.340), (iv) hotels and motels, (v) office uses (see SMC 17C.190.250), and (vi) residential household living uses (see SMC 17C.190.110) within the boundaries of the Northeast Public Development Authority and the West Plains/Airport Area Public Development Authority may, in the appropriate circumstances, have broad public purposes and therefore may be exempted from the payment of impact fees within the process provided by this section.
- B. Requests for the exemptions set forth in subsection A of this Section 17D.075.060 shall be submitted to the Department on such forms as the Director may provide. The Director shall make a threshold determination whether the particular development activity described in the request for an exemption falls within the parameters of SMC 17D.075.060(A) and whether funds are available. If so, the Director shall provide a recommendation to the City Council concerning the request for an exemption, which Council may grant or deny in an open public meeting.
- C. The impact fee for an exempt development shall be calculated as provided for in this Chapter and paid with public funds other than the impact fee account. Such payment may be made by including such amount(s) in the public share of system improvements undertaken within the applicable service area.
- D. On an annual basis, simultaneous with the report required under Section 17D.075.100, the Director shall provide a report to the council regarding the exemptions approved under this Section and the status of public funds available to pay the impact fees that would have otherwise been paid by the exempted development activity.

Date Passed: Monday, September 16, 2019

Effective Date: Saturday, November 2, 2019

ORD C35811 Section 3

WHERE
BUSINESS
INTERSECTS.

7106 W Will D Alton Lane
STE. 103
Spokane, WA 99224

509.607.6556
info@s3r3solutions.com
www.s3r3solutions.com