



City of Leavenworth

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MEETING LINKS VIA ZOOM CONFERENCING September 8, 2026

Study Session Begins at 5:30 PM
Legislative Meeting Begins at 7:00 PM

Join Zoom Meeting

<https://zoom.us/j/93233531598?pwd=FisDVjslD1eaedJZ8wPfKdHHBFvRG6.1>

Meeting ID: 932 3353 1598
Passcode: 821270

All Meetings allow for the same dial by your location option using the number listed below:

(253) 215-8782

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LEAVENWORTH CITY COUNCIL AGENDA
Leavenworth City Hall – Council Chambers
September 8, 2026 | 7:00 PM

Call to Order
Pledge of Allegiance
Roll Call

Consent Agenda

1. Approval of Agenda
2. Approval of the July 28, 2026 Study Session and Legislative Meeting Minutes
3. Approval of the August 11, 2026 Study Session and Legislative Meeting Minutes
4. 2026 Claims EFT & Checks 72585-72725 = \$1,396,458.05
5. August 2026 Payroll \$582,824.95
6. Set Public Hearing for Ad Valorem (Property) Tax on October 27, 2026 @ 7:00 PM
7. Final Contract Voucher – Central Washington Asphalt
8. **Presentation:** CVCH Community Partner Presentation
9. **Presentation:** Chief Administrative Officer – Current Year & Preliminary Budget Review

Comments from the Public on Items Not on the Agenda

Resolutions, Ordinances, Orders, and Other Business

10. **Action:** Resolution 14-2026 – Approval of the Upper Valley Community Center Steering Committee Charter
11. **Action:** Resolution 15-2026 – Approval of the Roundabout Gateway Art Project Steering Committee Charter
12. **Action:** Supplemental Agreement No. 2 – ARC Architects – Public Works Campus Relocation Study Project
13. **Action:** Memorandum of Agreement for Implementation of the Icicle/Peshastin Irrigation District Conservation Strategy
14. **Action:** Approval of Water Connection for 8120 Icicle Road
15. **Action:** Alpenglow Village 3 – Phase 1& 2: Bill of Sale
16. **Action:** Autumn Strasse Deed and Dedication For Public Right of Way, Bill of Sale, Easement For Water Service, Water Meter, and Associated Appurtenances, Utility Easement, and Temporary Construction Easement
17. **Action:** Bid Award – Alley Storm Drainage Improvement Project
18. **Action:** Work Order Authorization – 2026 On-Call Public Works Construction Services Contract – Commercial Street Sewer Main Repair Project

Council/Staff Reports

EXECUTIVE SESSION: RCW 42.30.110 (1)(i) Pending and Threatened Litigation – 30 minutes with no Action to Follow

Information Items & Future Considerations

19. July 2026 Finance Report
20. July 2026 Public Works Dept. Report
21. July 2026 Planning Commission Minutes
22. July 2026 Design Review Board Minutes
23. July 2026 Housing Advisory Committee Minutes

Adjournment

Upcoming City Meetings

***In Council Chambers unless noted otherwise**

Parks & Public Works Committee Meeting
(City Hall 2nd Floor Conference Room)
September 8th @ 4:15 PM
Design Review Board Meeting
September 9 @ 3:00 PM
PRSA Board Meeting
September 10th @ 3:00 PM
Parking Advisory Committee Meeting
September 17th @ 4:00 PM

(Next Ordinance is 1725 – Next Resolution is 16-2026)

CONSENT AGENDA ITEMS

1. City Council Meeting Agenda:

The following item is included under **TAB 1**.

2. Approval of the July 28, 2026 Study Session and Legislative Meeting Minutes

The following item is included under **TAB 2**.

3. Approval of the August 11, 2026 Study Session and Legislative Meeting Minutes

The following item is included under **TAB 3**.

4. 2026 Claims

The following items are included under **TAB 4**.

5. August 2026 Payroll

The following item is included under **TAB 5**.

6. Set Public Hearing for Ad Valorem (Property) Tax on October 27, 2026 @ 7:00 PM

There are no items included under **TAB 6**.

7. Final Contract Voucher – 2026 Parking Lot Improvements Project - Central Washington Asphalt

The City Council is being asked to consider accepting the 2026 Parking Lot Improvements project, as is recommended by City staff. Central Washington Asphalt began work on the project on March 30, 2026 with a contract total of \$407,165.65. The project reached physical completion on June 1, 2026 with a final contract total of \$433,131.02. There was one change order for unforeseen demolition and preparation in the Enchantments, Blewett, and Freund parking lots.

The following item is included under **TAB 7**.

- Final Contract Voucher – Central Washington Asphalt

PROCLAMATIONS/PRESENTATIONS/PUBLIC HEARINGS

8. CVCH Community Partner Presentation

Manuel Navarro, CEO of Columbia Valley Community Health (CVCH) is providing the City Council with a yearly update.

The following items are included under **TAB 8**.

- Presentation Slides

9. Chief Administrative Officer Presentation: Current Year & Preliminary Budget Review

Matthew “Selby”, City Administrator, is providing the City Council with a current year biennium budget update and preview of the 2027-28 budget, focusing on the City’s highest cost center: personnel.

The following items are included under **TAB 9**.

- Presentation Slides

SUPPLEMENTAL COUNCIL AGENDA

10. Resolution 14-2026 – Approval of the Upper Valley Community Center Steering Committee Charter

The City Council is being asked to approve Resolution 14-2026, to adopt the Upper Valley Community Center (UVCC) Steering Committee Charter. The Committee will assist with project coordination and development of a combined indoor aquatic center, public library, and community center at the site of the Osborn Elementary School. This charter serves as the Committee's founding framework and formally establishes the Committee's scope of authority and responsibilities, membership structure, and meeting process.

The draft UVCC Steering Committee Charter was reviewed and discussed by the City Council during the Study Session held on July 28, 2026. City Council provided no feedback, and the draft has been updated to correct minor typographical errors. Upon adoption by the City Council, the Charter will be published, and City staff will begin accepting applications for Committee membership.

The following items are included under **TAB 10**.

- Resolution 14-2026
- **MOTION:** *The Leavenworth City Council moves to approve Resolution 14-2026 – Approval of the Upper Valley Community Center Steering Committee Charter.*

11. Resolution 15-2026 – Approval of the Roundabout Gateway Art Project Steering Committee Charter

The City Council is being asked to approve Resolution 15-2026, which adopts the Gateway Art Project Steering Committee Charter. The Steering Committee will assist with artist selection and development of the Gateway Art Project, located within the roundabout at the intersection of Highway 2 and Icicle Road. This charter serves as the Committee's founding framework and formally establishes the Committee's scope of authority and responsibilities, membership structure, and meeting process.

The draft Gateway Art Project Steering Committee Charter was reviewed and discussed by the City Council during the Study Session held on July 28, 2026. City Council provided no feedback, and the draft has been updated to correct minor typographical errors. Upon adoption by the City Council, the Charter will be published, and City staff will begin accepting applications for Committee membership.

The following item is included under **TAB 11**.

- Resolution 15-2026
- **MOTION:** *The Leavenworth City Council moves to approve Resolution 15-2026 – Approval of the Roundabout Gateway Art Installation Project Steering Committee Charter.*

12. Supplemental Agreement No. 2 – ARC Architects – Public Works Campus Relocation Study Project

The City Council is being asked to authorize the Mayor to execute Supplemental Agreement No. 2 with ARC Architects to expand the Public Works Adaptive Reuse Study, increase the total contract amount by

\$67,952, and extend the agreement through June 30, 2027. The City has \$67,855 in remaining grant funding from the Washington State Department of Ecology to support this work.

The supplemental scope includes:

- Evaluating the recently acquired property at 1451 US Highway 2 (Car Wash).
- Updating Public Works space, parking, storage, maintenance, and operational needs.
- Identifying space needs for Upper Valley Mend.
- Coordinating site planning with the proposed Wastewater Treatment Plant expansion.
- Preparing up to three phased adaptive reuse and development concepts.
- Refining the City's preferred concept.
- Preparing phased construction cost estimates.

In 2022, ARC Architects completed the Public Works & City Hall Facility Condition Assessment & Space Needs Report, which evaluated existing conditions and future space needs for City facilities. Since completion of that report, the City acquired the property located at 1451 US Highway 2, known as the Car Wash property. The City would now like to evaluate the property's potential to accommodate an expanded Public Works facility, planned improvements to the Wastewater Treatment Plant, and space for Upper Valley Mend.

Supplemental Agreement No. 2 would authorize ARC Architects and its consultants, DCW Cost Management and SCJ Alliance, to update the earlier space-needs analysis and develop preliminary options for the adaptive reuse and phased development of the property.

The following items are included under **TAB 12**.

- Supplemental Agreement No. 2 – ARC Architects
 - **MOTION:** *The Leavenworth City Council moves to approve and authorize the Mayor to sign Supplemental Agreement No. 2 for a total not to exceed contract cost of \$117,952.*

13. Memorandum of Agreement for Implementation of the Icicle/Peshastin Irrigation District Conservation Strategy

In August, the Mayor met with members of the Icicle/Peshastin Irrigation District, Chelan County and the Department of Ecology about water rights and the potential of converting some of IPID's water savings to domestic use. The Mayor is requesting the Council approve and authorize him to enter in a memorandum of agreement as outlined in the attachments.

The following items are included under **TAB 13**.

- DRAFT – Memorandum of Agreement for Implementation of the Icicle/Peshastin Irrigation District Conservation Strategy
- 2014 Leavenworth-County Water Reserve Interlocal Agreement
- 2023 Leavenworth-County Interlocal Agreement for Water Supply Planning Coordination
 - **MOTION:** *The Leavenworth City Council moves to approve and authorize the Mayor to sign a Memorandum of Agreement with the Icicle/Peshastin Irrigation District, Chelan County, Washington State Department of Ecology and Washington State Office of Columbia River to collaborate on water savings and conservation projects.*

14. Approval of Water Connection for 8120 Icicle Road

On July 14, 2026, staff received a water availability request for a water connection at 8120 Icicle Rd. Per LMC 14.14.100(H), water connections outside of the UGA are subject to City Council approval. The subject property is identified as Lot 3, Short Plat 2857. The short plat identifies the water source as a community system, with an easement dedicated to the City of Leavenworth for installation and maintenance of the water system. This easement is located within what is now known as Alpenhof Lane (a private road).

This was brought to the City Council on July 28, 2026. No motion was made; the Council asked City staff to obtain and provide additional information before a motion was put before the Council. In addition, Ordinance 1724 was adopted by the City Council on August 11, 2026, amending LMC 14.14.100.

The subject property was created via short plat 2857, a four lot short plat that was platted adjacent to another four lot short plat (SP2856). According to the historic short plat files, provided by Chelan County, the City acknowledged water availability to the eight platted lots, provided a new 8-inch main was installed with the proposed private drive/easement. As a condition of project approval, the line was installed and each lot was stubbed out for service.

The chart below summarizes the connection status of the eight (8) lots within this development. Six of the eight original lots within the development have connected to city services. The remaining two lots have been stubbed out for service but have not paid system development charges for connection to the City system.

Parcel	Old Address	New Address	TAP#	Meter #	Connection Date	Smart Meter Changeout	Meter Size	Reference Notes
241723210210.00	8104 Icicle Rd	105 Alpenhof Ln	919.00	21335178	unknown	10/20/2020	0.75	water reads go back to 2/6/2007
241723210180.00	8130 Icicle Rd	109 Alpenhof Ln	921.00	21335192	unknown	10/20/2020	0.75	water reads back to 2/6/2007
241723210100.00	8160 Icicle Rd	144 Alpenhof Ln	920.00	21335176	unknown	10/20/2020	0.75	notes go back to 2003, water reads go back to 2007
241723210130	8156 Icicle Rd	36 Alpenhof Ln	1342.00	21297082	unknown	10/20/2020	1"	water reads go back to 2007, notes go back to 2015
241723210120	8158 Icicle Rd	72 Alpenhof Ln	914.00	21335374	unknown	11/29/2020	0.75	water reads go back to 2018, notes go back to 2018
241723210135.00	8154 Icicle Rd	18 Alpenhof Ln	1347.00	21297083	unknown	10/20/2020	1"	notes go back to 2007, water reads go back to 12/1/2007
241723210220	8120 Icicle Rd	Unassigned						
241723210230.00	8118 Icicle Rd	Unassigned						

Note: One ERU equates to one $\frac{3}{4}$ " meter. Two of these eight connections are 1" meters.

Staff recommends approval of one connection to 8120 Icicle Road, in accordance with LMC 14.14.100, based on the following findings:

- The two short plats were legally created in 1996, with City acknowledgment of water availability for all eight lots within the development.
- The developer paid to install a new 8-inch main to serve the development and stubbed out each of the eight (8) lots for future meters.
- The city has authorized $\frac{3}{4}$ of the properties within the development to connect to City water.

As a reminder, per LMC 14.14.100, not more than a total of three equivalent residential units (ERU) per calendar year shall be granted for connections outside of the UGA, beginning the first of January of each year. No water connections falling under this requirement have been issued this year; any water connections outside the UGA authorized to date in 2026 were already approved and paid for, therefore they do not count towards the maximum of 3 ERUs for the Council's approval authority in the calendar year of 2026. If approved, a water connection for 8120 Icicle Road would be the first ERU authorized by the City Council for the 2026 calendar year.

The following items are included under **TAB 14**.

- Water availability request form
- Historical records related to water available for property

- **MOTION FOR APPROVAL:** *The Leavenworth City Council moves to approve and authorize a water connection for 8120 Icicle Rd.*
- **MOTION FOR DENIAL:** *The Leavenworth City Council moves to deny a water connection for 8120 Icicle Rd.*

15. Alpenglw Village 3 – Phase 1& 2: Bill of Sale

The Council is being asked to accept the improvements constructed in Alpenglw Village 3 Phase 1 & 2 within the right-of-way deeded and dedicated to the City on the final plat recorded with the Chelan County Auditor as AFN #2593112 on April 15, 2024. In general, the improvements include all water, sewer, stormwater, roadway, sidewalk, curb, gutter, multiuse path, and lighting improvements constructed within the deeded City right-of-way. Acceptance of this bill of sale transfers the ownership of all completed improvements to the City and begins a two (2) year warranty period for the improvements. City staff has reviewed the improvements and recommends acceptance.

The following items are included under **TAB 15.**

- Bill of Sale – Alpenglw Village 3 – Phase 1 & 2
- **MOTION:** *The Leavenworth City Council moves to accept the Bill of Sale for all improvements completed by the Alpenglw Village 3 – Phase 1 & 2 development within the previously deeded City right-of-way.*

16. Autumn Strasse Deed and Dedication For Public Right of Way, Bill of Sale, Easement For Water Service, Water Meter, and Associated Appurtenances, Utility Easement, and Temporary Construction Easement

The Council is being asked to accept multiple documents associated with Autumn Strasse roadway and utilities.

Deed and Dedication For Public Rights of Way: The Council is being asked to approve the Deed and Dedication For Public Right of Way to the City from three separate parcels. Two of these parcels are owned by WA Leavenworth Meadows LLC and one parcel is owned by the City of Leavenworth. Together, the property deeded from these three parcels will create City right-of-way along the full length of Autumn Strasse, from Chumstick Highway to Titus Road. The right-of-way width is a minimum of 60 feet in width but varies based on the right-of-way width necessary to build and maintain proposed retaining walls. The Development Agreement executed by the City and WA Leavenworth Meadows LLC on August 13, 2024 requires a \$300,000 maintenance bond to be in place until the construction of all structures on the Developer's Property is complete in order to address any damage caused by construction vehicular traffic accessing the Developer's Property, including but not limited to asphalt rutting, cracking, shoving, or settlement; concrete damage, cracking, or settlement. This maintenance bond will not be required; the construction of all apartment buildings is nearly complete. Heavy equipment will not be driven on Autumn Strasse for remaining construction activities.

Bill of Sale: The Council is being asked to accept the improvements constructed within Autumn Strasse proposed City right-of-way. In general, the improvements include all water, sewer, stormwater, roadway, sidewalk, curb, gutter, multiuse path, and lighting improvements constructed within the deeded City right-of-way. Acceptance of this bill of sale transfers the ownership of all completed improvements to the City. The Development Agreement executed by the City and WA Leavenworth Meadows LLC on August

13, 2024 requires a bond to be in place for two (2) years from the date the City Council accepts the bill of sale in order to warranty the improvements. City staff has reviewed the improvements and recommends acceptance.

Easement For Water Service, Water Meter, and Associated Appurtenances: The Council is being asked to accept an easement for the water service line, water meter, and all appurtenances associated with the water service to the Autumn Haus development. As is consistent with Leavenworth Municipal Code 13.04.160, all water meters, meter boxes, shutoff valves, and service lines and fittings between the water service tap and the point of delivery shall be the property of the City. For this development, the point of water delivery is at the water meter, which is located on property owned by WA Leavenworth Meadows LLC. This easement is required in order for the City to maintain access to the City's infrastructure.

Utility Easement: The Council is being asked to accept an easement for the utilities constructed on WA Leavenworth Meadows LLC property. This easement includes sanitary sewer lines, Chumstick Lift Station, water main, the Autumn Strasse pressure reducing valve station, and all associated appurtenances. This easement is required in order for the City to maintain access to the City's infrastructure.

Temporary Construction Easements: The Council is being asked to accept temporary construction easements from two (2) parcels owned by WA Leavenworth Meadows LLC. These temporary easements will grant the City access during the second phase of Autumn Strasse construction outside of the deeded City right-of-way.

The following items are included under **TAB 16**.

- Deed and Dedication For Public Right of Way: Portion of Parcel No. 241701550155 from City of Leavenworth
 - Deed and Dedication For Public Right of Way: Portion of Parcel No. 241701550135 from WA Leavenworth Meadows LLC
 - Deed and Dedication For Public Right of Way: Portion of Parcel No. 241701550143 from WA Leavenworth Meadows LLC
 - Bill of Sale
 - Easement For Water Service, Water Meter, and Associated Appurtenances
 - Utility Easement
 - Temporary Construction Easements: Portion of Parcel No. 241701550135 from WA Leavenworth Meadows LLC
 - Temporary Construction Easements: Portion of Parcel No. 241701550143 from WA Leavenworth Meadows LLC
-
- **MOTION:** *The Leavenworth City Council moves to accept the Deed and Dedication For Public Right of Way from two parcels owned by WA Leavenworth Meadows LLC and one parcel owned by the City of Leavenworth for the Autumn Strasse right-of-way.*
 - **MOTION:** *The Leavenworth City Council moves to accept the Bill of Sale for all improvements completed as part of the Autumn Strasse Utilities and Phase 1 Roadway Construction project.*
 - **MOTION:** *The Leavenworth City Council moves to accept the Easement For Water Service, Water Meter, and Associated Appurtenances, the Utility Easement, and the two (2) Temporary Construction Easements from WA Leavenworth Meadows LLC.*

17. Bid Award – Alley Storm Drainage Improvement Project

The City Council is being asked to consider awarding the Alley Storm Drainage Improvements Project. The project was advertised through the MRSC Small Works Roster on August 4, 2026, and bids were opened on August 18, 2026, at 2:00 p.m. One bid was received from J.M. Pacific Construction, Inc. in the amount of \$73,960.

This project aims to address ongoing drainage issues in the alley between and parallel to Front Street and Commercial Street, extending from the alley's intersection with 14th Street to approximately mid-block adjacent to the Community Cupboard. The project consists of constructing a stormwater collection and conveyance system near the alley's intersection with 14th Street that will tie into the existing stormwater system on 14th Street, adjusting an existing catch basin, and regrading the alley.

J.M. Pacific Construction was determined to be a responsible bidder and the submitted bid was deemed responsive. Staff recommends awarding the Alley Storm Drainage Improvements Project to J.M. Pacific Construction, Inc., in the amount of \$73,960. The project will be paid for using the City's Street fund.

The following items are included under **TAB 17**.

- Bid Tabulations
- **MOTION:** *The Leavenworth City Council moves to accept the construction bid and authorize the Mayor to execute a contract with J.M. Pacific Construction, Inc. for the Alley Storm Drainage Improvements project in the amount of \$73,960 including Washington State sales tax.*

18. Work Order Authorization – 2026 On-Call Public Works Construction Services Contract – Commercial Street Sewer Main Repair Project

The City Council is being asked to authorize a work order under the 2026 On-Call Public Works Construction Services contract with J.M. Pacific Construction, Inc. (J.M. Pacific) to complete sewer repair work. An approximately 12-inch-diameter rock obstructing a 15-inch sewer main was identified during sewer camera inspection work associated with the General Sewer Plan. This large rock is located just outside the Wastewater Treatment Plant property, near the intersection of Commercial Street and 14th Street. This main conveys wastewater to the City's Wastewater Treatment Plant and is critical to the continued operation of the facility.

To address this, bypass pumping will be set up to divert flows around this section of main, the existing sewer main will be cut, the rock and sewer main will be removed, and a new section of pipe will be installed. Once the repair begins, work is expected to continue 24 hours per day until completed. Construction is scheduled during a historically low-flow period to reduce operational risks and facilitate the required sewer bypass.

Utilizing the bid items in the on-call contract, J.M. Pacific provided a work order cost estimate of \$136,206.98 without Washington State Sales Tax (\$148,056.99 including Washington State Sales Tax). This work will be paid for by the City's Sewer fund. Please note that asphalt patching is planned to be completed separately later this year as part of the City-wide asphalt and concrete patching project.

The following item is included under **TAB 18**:

- Commercial Street Sewer Main Repair

- **MOTION:** *The Leavenworth City Council moves to authorize the Mayor to execute a work order with J.M. Pacific Construction, Inc. under the existing 2026 On-Call Public Works Construction Services contract for the Commercial Street Sewer Main Repair Project in the amount of \$148,056.99 including Washington State sales tax.*

INFORMATION ITEMS & FUTURE CONSIDERATIONS

19. July 2026 Finance Report

The following items are included under **TAB 19.**

20. July 2026 Public Works Dept. Report

The following items are included under **TAB 20.**

21. July 2026 Planning Commission Minutes

The following items are included under **TAB 21.**

22. July 2026 Design Review Board Minutes

The following items are included under **TAB 22.**

23. July 2026 Housing Advisory Committee Minutes

The following items are included under **TAB 23.**

LEAVENWORTH CITY COUNCIL STUDY SESSION MINUTES July 28, 2026

Mayor Florea called the July 28, 2026 Study Session to order at 5:35 PM.

Council Present: Mayor Carl J. Florea, Clint Strand, Anne Hessburg, Zeke Reister, Shane Thayer, Travis McMaster, Mike Bedard and Rob Eaton.

Council Absent: Rob Eaton.

Staff Present: Matthew "Selby", Chantell Steiner, Maggie Boles, Andi Zontek-Backstrum and Andrea Fischer.

1. Chelan Co. Regional Justice Center Interlocal Agreement Discussion

City Administrator Selby introduced the item by noting that Jeff Jones, business manager for the Regional Justice Center, had reached out several months prior regarding a proposed change to the City's jail contract. Chris Sharp, Director of the Chelan County Regional Justice Center, then addressed the Council directly, providing both background context and the specifics of the proposed 2027 contract.

Director Sharp explained that the jail operates as an enterprise fund under the Board of County Commissioners, separate from the Sheriff's Office since 2003, and that its budget runs approximately \$14 million annually. He provided an overview of significant operational changes since taking the helm, including an \$800,000 camera upgrade that led to a large reduction in assaults at the jail, the implementation of a body scanner and mail screener capable of detecting more than 20 types of drugs and a canine program, only the second of its kind in state jails, which continues to intercept contraband that other screening methods miss. He also described the installation of 68 medical sensors in single-occupancy cells, which monitor heart rate and breathing and alert staff to potential medical emergencies in real time, enabling faster intervention for overdose and detox events.

Director Sharp spoke candidly about the impact of the opioid crisis, noting that fentanyl, particularly in powder form, has become the most pressing challenge, as it is far harder to detect than pill form and is increasingly being found laced into other drugs. Current jail population runs between 130 and 160, well below the facility's 267-bed capacity, with the reduction attributable in part to treatment-focused court practices following COVID-19. He also acknowledged the success of a significant pay increase for corrections officers in 2025, which brought staffing to adequate levels for the first time during his tenure and reduced costly turnover.

Regarding the proposed contract changes, Director Sharp explained that the current payment model, which is based on a rolling three-year average of average daily population (ADP), created unpredictable billing and did not reflect actual usage. The new pilot model for 2027 sets a flat rate of \$213 per bed daily for the City of Leavenworth and other small cities, while Chelan County itself pays \$288 per bed daily. The County's higher rate was a deliberate decision by the Board of County Commissioners to allow smaller contract cities to phase up over time. Under the new model, the City would also no longer contribute to a shared capital improvement pool via a split-billing mechanism; instead, excess revenue from double-billing situations, where two jurisdictions share responsibility for a single inmate, will be directed to a capital fund on a quarterly basis.

Director Sharp illustrated the financial impact by noting that over the past three years, Leavenworth paid approximately \$202,000 under the old contract, while the same usage under the new \$213/day rate would have cost roughly \$145,000. Year-to-date for the current year, the City has paid \$36,000 under the old model compared to an estimated \$11,076 under the new one.

Director Sharp closed by inviting Councilmembers to tour the facility and expressing pride in the work of his corrections staff, emphasizing that despite the challenges of the opioid crisis, the jail's mortality rate since 1992 amounts to approximately 0.003% of all bookings.

The Council asked questions and discussed the information that was presented.

The Council expressed general support for the new, simpler contract structure.

2. Recycling Center Discussion

Administrator Selby presented an overview of the recycling center's history, current operations, and financial context, framing the discussion around a key operational change and a broader question about the City's ongoing role in recycling services.

The recycling center on 14th Street is a legacy of the period when the City directly serviced residential garbage collection. Since 2019, residential accounts have been handled by Waste Management, while the City continues to service commercial downtown and multifamily accounts. The recycling center itself had been operated under contract by Waste Loop, which also ran glass recycling funded through donations. Approximately one year ago, Waste Loop indicated it was stepping back from the Leavenworth operation to focus on its nonprofit, Eastside Rebuild. All remaining costs of the recycling center, which are estimated at more than \$50,000 annually, are paid for by the garbage enterprise fund, which is supported by commercial and multifamily accounts rather than by general tax revenue. Administrator Selby also noted that approximately one-third of recycling center users come from outside City limits, meaning the cost is effectively being subsidized by City account holders.

A community and business survey yielding 338 total responses was conducted, with results included in the Council packet. Administrator Selby highlighted that glass and cardboard are ranked as the highest-demand services, followed by yard waste, mixed recycling, and composting. Businesses indicated strong interest in glass recycling but noted the current limited operating hours (Wednesdays and Saturdays) made it logistically impossible to participate. Several commercial respondents indicated they would participate in curbside glass pickup if it were available.

He outlined several options for the Council:

- (A) close the center at the end of September when the Waste Loop contract expires
- (B) keep it open under a different funding source
- (C/D) maintain only glass and cardboard services
- (E) pilot a fee-based yard waste program; and others involving curbside glass collection or coordination with the County.

Administrator Selby noted that the tipping fee paid to Winton is indeed weight-based, though spatial constraints at the recycling center may complicate the installation of a drive-on scale.

The Council expressed strong support for continuing glass recycling, noting that the City is one of the very few glass recycling locations in Central Washington and that the service essentially pays for itself through donations. He added that the possibility of a curbside glass collection program was worth investigating, and that multiple local wineries had already expressed interest in a curbside glass pickup option.

The Council asked questions and discussed the information that was presented.

After discussion, the Council directed staff to: investigate the cost of a small scale for weight-based fee collection; explore cooperation with Chelan County on reopening “the Pit” on East Leavenworth Road as a yard waste drop-off site; research the feasibility and cost of a curbside glass recycling program; and prepare a more visual, comparative breakdown of all options for both commercial and residential accounts, including several new options generated during the meeting, for a future discussion. Administrator Selby confirmed he would return with additional data.

3. Upper Valley Community Center (UVCC) Steering Committee Charter/Roundabout Art Project Steering Committee Charter

Recreation and Tourism Manager Steven Rubinstein presented the proposed steering committee charters for both the Upper Valley Community Center and the Gateway Roundabout Art Project. He described both charters as guiding documents that would formalize committee structure and keep projects on track, noting that both initiatives have already generated significant community interest. The charters are intended to function similarly to bylaws, with a defined process for future amendments.

The Council briefly discussed the provision designating a Councilmember as committee chair and found it appropriate given that the committees are advisory in nature and the Council retains final decision-making authority. Regarding the appointment process, it was agreed that once the charters are adopted, applications would be solicited publicly, and the Councilmembers appointed to each committee would coordinate with staff to review and select members.

The Council asked questions and discussed the information that was presented with no changes to the charters proposed.

Study Session adjourned at 6:53 PM.

APPROVED

ATTEST

Carl Florea
Mayor

Andrea Fischer
City Clerk

LEAVENWORTH CITY COUNCIL MINUTES

July 28, 2026

Mayor Carl J. Florea called the July 28, 2026 Leavenworth City Council meeting to order at 7:05 PM. Councilmember Thayer led the City Council in the Pledge of Allegiance.

ROLL CALL

Council Present: Mayor Carl J. Florea, Clint Strand, Anne Hessburg, Zeke Reister, Shane Thayer, Travis McMaster and Mike Bedard.

Council Absent: Rob Eaton.

Staff Present: Matthew "Selby", Chantell Steiner, Maggie Boles, Andi Zontek-Backstrum and Andrea Fischer.

Councilmember Thayer moved to excuse Councilmember Eaton from the July 28, 2026 City Council meeting. The motion was seconded by Councilmember Hessburg and passed unanimously.

APPROVAL OF THE CONSENT AGENDA

Consent Agenda

1. Approval of Agenda
2. Approval of June 23, 2026 Study Session Minutes
3. Approval of June 23, 2026 Legislative Meeting Minutes
4. Approval of June 30, 2026 Council Retreat Minutes
5. 2026 Claims EFT & Checks 72441 - 72508 = \$337,855.49
6. Transportation Benefit District Mid-Year Funding Update and History

Prior to the motion, Councilmember Bedard asked to amend to the June 23, 2026 Study Session minutes as he was listed as attending, but was not at that meeting.

Councilmember Hessburg moved to approve the consent agenda as amended. The motion was seconded by Councilmember Thayer and passed unanimously.

COMMENTS FROM THE PUBLIC ON ITEMS NOT ON THE AGENDA

Jeff Odegard Harris of 9898 East Leavenworth Road addressed the Council regarding a persistent encampment under a bridge near his property. He described ongoing issues including littering, public sanitation violations, and bear attractants resulting from garbage accumulation on the hillside. It was noted that neighbors had organized a cleanup, only for the site to quickly deteriorate again. He expressed frustration that despite contacting multiple agencies, including the Chelan County Sheriff, the Washington State Patrol, Washington State Dept. of Transportation and the Department of Fish and Wildlife to no avail. He asked the Council to use any available contacts to help address the situation.

7. Public Safety Reports:

CORPORAL RANDY LAKE, LIAISON OFFICER

Chelan County Sheriff Corporal Randy Lake and Deputy Jerrod Biggar were not available to give the Sheriff public safety report.

DEPUTY CHIEF MIKE SMITH, FIRE DISTRICT #3

Chelan County Fire District 3 Deputy Chief Mike Smith provided the current fire report for the month of June 2026, including the calls for service that have taken place around the City of Leavenworth and surrounding areas, as well as the number of incidents and Fire Marshal Services for June. He reported on other items of interest and answered questions from the Council.

8. Presentation: Upper Valley MEND

Executive Director Kaylin Bettinger presented an overview of Upper Valley MEND's current programs and trends. She reported that the Community Cupboard food pantry serves the greatest number of individuals, approximately 3,300 per year, and that demand has climbed sharply since 2022 due to rising costs for housing, fuel, and groceries. The pantry operates six days a week using a shopping-point model, and the food supply is sourced through gleaning, grocery rescue partnerships with local stores, Community Action Council, food drives, and a purchasing budget of approximately \$100,000 annually. Ms. Bettinger emphasized the food pantry's need for expanded space and asked the Council to include MEND in the City's campus space planning process, noting that productive conversations with Public Works Director Andi Zontek-Backstrum had already begun. She also briefly described MEND's social services, financial assistance (approximately \$200,000 annually, primarily rent assistance), free health clinic, and housing portfolio of nearly 57 units and 37 of which were made possible with City support over the past four years. Das Thrift Haus was noted as generating approximately \$200,000 in net revenue annually to support the food pantry. Ms. Bettinger closed by noting that a strategic planning process is slated to begin in early 2027.

RESOLUTIONS, ORDINANCES, ORDERS AND OTHER BUSINESS

9. Approval of Water Connection for 8120 Icicle Road

The Council discussed the history of the plat, the presence of a City water main in the easement area, and whether neighboring lots in the same or adjacent short plats were already connected to the City system. Councilmembers expressed interest in gathering additional historical documentation, including records of existing connections and original plat agreements, before acting. No motion was made; the item will be presented again at a later date pending further research and anticipated code revisions.

10. Discussion: Community Development Parking Regulations

Community Development Director Maggie Boles presented proposed updates to parking requirements and the fee-in-lieu program in commercial zones, informed by a study conducted by TranspoGroup. The Council generally supported moving away from the existing parking exemption for development under 10,000 square feet downtown and instead requiring that any development triggering parking either

provide on-site stalls or pay into a dedicated parking fund. The Council stressed that fee-in-lieu revenue must be restricted to actual parking construction and not deposited into the general fund, which would be the case as parking is an enterprise fund that can only pay for parking improvements. There was consensus that the fee structure should reflect realistic costs, closer to the cost of a structured parking stall than a surface lot. The Council also supported refining the shared parking reduction credit concept for mixed-use developments and suggested that industrial parking requirements be broken out by use type. Staff indicated that the Planning Commission would be taking up the topic the following week and that Council feedback would guide that discussion.

11. Discussion: Code Revision to LMC 14.14.100 – Water Supply Standards

Director Zontek-Backstrum presented proposed revisions to LMC 14.14.100 aimed at clarifying the water connection approval process for properties outside the Urban Growth Area (UGA). The key proposed changes included: removing the City Administrator's authority to independently approve outside-UGA connections and consolidating all such authority with the City Council; establishing a one-year deadline from Council approval for the applicant to pay fees and complete the water connection permit; and establishing a separate one-year deadline from permit issuance for the physical connection to be made, with both timelines subject to a one-time extension upon demonstrated need. The existing annual limit of three ERUs was discussed at length. Several Councilmembers questioned the rationale for the number and suggested it may be more appropriate to rely on strong substantive criteria rather than a numerical cap. Councilmember Anne Hessburg advocated for specific, publicly legible hardship criteria so that applicants understand the standard. There was also discussion about whether properties platted before the city's 1996 GMA compliance date should be treated differently. The Council directed staff to refine the language—incorporating the discussion's feedback, leaving the three-ERU cap in place for now, and clarifying that the connections approved earlier in 2026 were fulfillments of prior commitments and should not count against the current year's limit. Staff indicated the goal was to bring a clean ordinance for adoption at the next regular meeting.

COUNCILMEMBER REPORTS

Councilmember Strand had no report.

Councilmember Hessburg attended the Link Transit Board meeting and the Chamber of Commerce contract meeting.

Councilmember Reister attended the Housing Advisory Committee meeting and the Downtown Steering Committee meeting.

Councilmember Thayer had no report.

Councilmember McMaster had no report.

Councilmember Bedard attended a meet & greet with a County Commissioner candidate, the Mosquito Control Board meeting, a zoom meeting with Inland Construction who is a low-income housing developer and the Downtown Steering Committee meeting.

MAYOR/ADMINISTRATION REPORTS

Mayor Florea the Council about the Mayor's Breakfast on August 5th at 8:30 AM at Kristall's Restaurant.

City Administrator Selby reported on the Parking Advisory Committee (PAC). Glen Peterson, who spoke to the Council about his parking garage idea, gave his presentation to the PAC.

He mentioned that a license plate reader (LPR) system is being prioritized to assist with parking enforcement, as manual plate scanning is not operationally feasible as a new residential zone was established and would require more frequent monitoring.

He attended the Chamber of Commerce Contract meeting stating it was a positive step forward.

He will be attending the Washington City/County Managers Association (WCMA) conference during the August 11th meeting and will be absent with the Mayor's blessing.

Finance Director Chantell Steiner stated that the Transportation Benefit District (TBD) report is in the Council packet and reminded the Council that we only have 5 more years before it will go before voters to be renewed for 10 additional years. The City has spent \$26 million dollars on transportation related projects in the past 16 years.

Community Development Director Maggie Boles stated the Planning Commission will be holding their public hearing on the 2026 Comprehensive Plan Update on August 5th.

Public Works Director Andi Zontek-Backstrum stated that she is working with Chelan County to have the correct staff notified of development in the UGA. The City has set up one email for the Chelan County to send and Director Zontek-Backstrum would forward to the appropriate department.

The Autumn Haus apartments have had re-occurring bear issues with their garbage cans, so the City of Leavenworth has allowed them to get their garbage picked up by Waste Management until the City has large bear resistant containers for their use.

The gabion wall on Commercial Street between 3rd and 8th Street was recently identified as having been damaged in the December 2025 storm. The repairs are being added to our Federal Emergency Management Agency (FEMA) processing and our insurance.

She informed the Council that Icicle Creek was flowing at 129 CFS with the City diverting 0.8% for water treatment.

She also disclosed a recurring and unidentified toxic load entering the Water Resource Recovery Facility (WRRF) that kills bacterial biology and degrades treatment performance. It has occurred three to four times since the December 2025 storm, most recently between Sunday noon and Monday morning.

INFORMATION ITEMS & FUTURE CONSIDERATIONS

12. June 2026 Finance Report

13. June 2026 Public Works Dept. Report

- 14.** June 2026 Planning Commission Minutes
- 15.** June 2026 Design Review Board Minutes
- 16.** May 2026 Parks & Public Works Committee Minutes
- 17.** May 2026 PRSA Minutes
- 18.** Thank You Letters for Leavenworth Funds
- 19.** Reminder: Mayor's Annual Breakfast at Kristall's – August 5, 2026 from 8:30-10:00 AM
- Reminder: Community Block Party – August 20, 2026 from 4:00-7:00 PM

ADJOURNMENT

Seeing no other business, Councilmember Hessburg moved to adjourn the July 28, 2026 meeting of the Leavenworth City Council. The motion was seconded by Councilmember Thayer and passed unanimously.

The meeting was adjourned at 9:14 PM.

APPROVED

Carl J. Florea
Mayor

ATTEST

Andrea Fischer
City Clerk

LEAVENWORTH CITY STUDY SESSION MINUTES
August 11, 2026

Mayor Florea called the August 11, 2026 Study Session to order at 5:32 PM.

Council Present: Mayor Carl J. Florea, Anne Hessburg, Zeke Reister, Shane Thayer, Mike Bedard and Rob Eaton.

Council Absent: Clint Strand and Travis McMaster.

Staff Present: Chantell Steiner, Maggie Boles, Andi Zontek-Backstrum and Andrea Fischer.

1. Chamber Report

Chamber of Commerce Director Troy Campbell reported that the recent weekend was significantly impacted by poor air quality, resulting in pedestrian traffic running at approximately 50% of normal levels. Despite reduced foot traffic, the Welcome Center saw a 90% increase in visitation from the previous year.

The Chamber has been actively countering negative media coverage by directing visitors to real-time data, webcam updates, and the travel advisory page, which recorded 131,000 unique views over 28 days. He noted that nearby Lake Chelan is experiencing severe impacts, while Leavenworth's diversified events calendar, including Oktoberfest and Christmastown, provides some resilience. He reported that booking windows are at a historic low of one to four weeks and that Oktoberfest ticket sales are approximately 2,000 behind last year's pace. The Chamber launched Episode 4 of its podcast, "Talking Schnitzel", focused on Leavenworth for families in every season. Director Campbell also noted that the Chamber has air purifiers available and offered them for use should the Block Party need to relocate indoors.

2. Community Block Party – Air Quality Contingency Planning

Executive Assistant Courtney Porter presented a contingency framework for the upcoming Community Block Party. Following discussion, Council consensus was that the event should proceed as planned outdoors at Osborn field so long as the Air Quality Index (AQI) remains below 150, consistent with the school district's threshold for outdoor activities. The Council agreed that individuals in sensitive groups would make their own personal decisions regarding attendance, and that event communications should encourage attendees to bring masks and other personal protective equipment. Staff will provide voluntary air respirators in accordance with Washington State Department of Labor and Industries guidelines for working in hazardous air quality conditions.

Plan B – Relocate Indoors

The Council determined that if the AQI is at or above 150 by 7:30 AM on the day of the event, the Block Party would be relocated to Cascade High School, utilizing the two gymnasiums for booths and activities and the outdoor courtyard for grilling. Staff acknowledged that relocating indoors would reduce the number of participating organizations from approximately 44 to 30–32. Air purifiers would be deployed to

maintain indoor air quality. Staff confirmed that all participants would receive both a Plan A and a Plan B packet in advance to allow for a smooth transition if needed. If the AQI climbs to 300 during the event while outdoors, staff would begin winding down City-provided food and entertainment, with individual booth participants making their own decisions about continuing.

Plan C – Cancel the Event

The Council determined there is no defined cancellation threshold, as the ability to move the event indoors with air purification eliminates the need for outright cancellation. It was noted that attendance would be naturally self-limited under extreme air quality conditions. Rescheduling was discussed but ruled out given the costs already expended and the compressed calendar. The Council will be taking respiratory training, and staff will provide voluntary air respirators in accordance with Washington State Department of Labor and Industries guidelines for working in hazardous air quality conditions.

3. Alley Level of Service Discussion

Public Works Director Andi Zontek-Backstrum presented the 2022 Residential Alley Study and facilitated an open discussion on the City's approach to alley maintenance. The Council consensus was clear that the City should take responsibility for maintaining its alleys rather than leaving them in a state of neglect. It was emphasized that all alleys should be maintained consistently regardless of location, noting that some are in very poor condition. Councilmembers acknowledged the connection between well-maintained alleys, emergency vehicle access and neighborhood character, and discussed the potential to encourage alley-accessed garages as a tool for improving neighborhood aesthetics and supporting increased residential density.

Discussion centered on the most pragmatic approach to improvement. The Council generally favored an incremental, annual budget allocation for alley maintenance rather than a large-scale capital program, drawing a parallel to the City's existing street and sidewalk improvement approach. Staff noted that the most significant long-term maintenance cost driver is the absence of stormwater infrastructure, though the Council acknowledged that not every alley necessarily requires a full stormwater system, some may be adequately addressed with periodic gravel application and regrading. Staff suggested establishing a dedicated annual budget line item, beginning with a figure in the range of \$100,000–\$150,000, and returning with a more refined recommendation for the 2027–2028 budget cycle.

The Council asked questions and discussed the information that was presented.

The Council supported this approach and encouraged staff to track progress and communicate publicly.

4. Code Revision to LMC 14.14.100 – Water Supply Standards Discussion

Director Zontek-Backstrum presented a working draft of amendments to LMC 14.14.100, to clarify procedures for reviewing water service requests outside the Urban Growth Area (UGA). She confirmed that a prior concern regarding the obligation to transfer water rights to Chelan County was found to be incorrect upon legal review, and no code change is required on that point.

The Council discussed several refinements to the draft language. It was recommended that the requirements for properties with an existing well with insufficient water supply (Subsection B) be made consistent with those for unsuccessful new well development, specifically, requiring applicants to demonstrate a second drilling attempt before seeking City water service. A similar approach was suggested for contaminated wells (Subsection C), encouraging applicants to explore relocating a well on their property before requesting City connection. The Council also discussed encouraging applicants to explore a shared well arrangement with neighboring properties as an additional step prior to requesting a City Equivalent Residential Unit (ERU) and asking staff to develop a comprehensive checklist of required attempts that applicants must satisfy before bringing a request to Council.

The Council agreed to remove the arbitrary limit of three outside-UGA water service connections per calendar year, as the more robust criteria being developed would serve as a sufficient limiting mechanism on its own. Discussion also touched on the need for a future trigger mechanism tied to water system capacity, to alert future staff and Council when connections are approaching a defined threshold. Staff suggested referencing existing Department of Health regulatory thresholds rather than codifying hard numbers. A future study session will be scheduled to continue refining the ordinance language prior to a public hearing.

5. Bed & Breakfast Moratorium Discussion

Community Development Director Maggie Boles provided an update on the six-month Bed & Breakfast (B&B) moratorium established by Ordinance 1722, noting that it is set to expire in October 2026.

She reported that using Office of Financial Management (OFM) housing data in place of total housing unit counts would result in a more accurate cap calculation, placing the allowable number of short-term rental units at approximately 36, compared to the current 30–31.

Regarding the issue of Accessory Dwelling Units (ADU) built using pre-approved plans being converted to B&Bs, Director Boles reported that the Planning Commission, at its August 5, 2026 meeting, declined to recommend restrictive language, expressing the view that a structure adds to the housing stock regardless of how it is ultimately used. Councilmembers disagreed with this conclusion, affirming that converting an ADU built with subsidized pre-approved plans into a B&B is contrary to the intent of the pre-approval program, which was designed to increase available housing. The Council directed that any property owner who converts a structure built with pre-approved plans into a B&B, regardless of which unit they occupy, should be required to pay back the savings received from the discounted plans and plan review fees, calculated at the current rate at the time of conversion rather than at the original permit date. This was viewed as both equitable and as a financial disincentive to conversion over time, as fees will continue to rise. Director Boles confirmed she has a clear direction and will prepare code language accordingly.

6. Council Updates/Suggestions for Future Agenda Items

No Council updates or future agenda items were discussed.

Study Session adjourned at 6:48 PM.

APPROVED

Carl Florea
Mayor

ATTEST

Andrea Fischer
City Clerk

DRAFT

LEAVENWORTH CITY COUNCIL MINUTES

August 11, 2026

Mayor Carl J. Florea called the August 11, 2026 Leavenworth City Council meeting to order at 7:00 PM. Councilmember Eaton led the City Council in the Pledge of Allegiance.

ROLL CALL

Council Present: Mayor Carl J. Florea, Anne Hessburg, Zeke Reister, Shane Thayer, Mike Bedard and Rob Eaton.

Council Absent: Clint Strand and Travis McMaster

Staff Present: Chantell Steiner, Maggie Boles, Andi Zontek-Backstrum and Andrea Fischer.

Councilmember Thayer moved to excuse Councilmembers Strand and McMaster from the August 11, 2026 City Council meeting. The motion was seconded by Councilmember Hessburg and passed unanimously.

APPROVAL OF THE CONSENT AGENDA

Consent Agenda

1. Approval of Agenda
2. Approval of the July 14, 2026 Study Session Minutes
3. Approval of the July 14, 2026 Legislative Meeting Minutes
4. 2026 Claims EFT & Checks 72509-72584 = \$1,888,918.06
5. July 2026 Payroll \$613,240.63
6. Set Public Hearing for Comprehensive Plan on September 22, 2026 @ 7:00 PM
7. Cancel the August 25, 2026 Study Session and City Council Meeting

Councilmember Hessburg moved to approve the consent agenda. The motion was seconded by Councilmember Bedard and passed unanimously.

COMMENTS FROM THE PUBLIC ON ITEMS NOT ON THE AGENDA

There were no comments made from the public.

RESOLUTIONS, ORDINANCES, ORDERS AND OTHER BUSINESS

8. Resolution 13-2026 – Finding Special Market Conditions of Mechanics Shop Truck and Authorizing Purchase of Mechanics Truck without Competitive Bidding

MOTION A: Councilmember Reister moved to approve Resolution 13-2026, Finding Special Market Conditions of Mechanics Shop Truck and Authorizing Purchase of Mechanics Truck without Competitive Bidding. The motion was seconded by Councilmember Thayer and passed unanimously.

MOTION B: Councilmember Thayer moved to authorize the Mayor to execute all documents associated with the purchase the Mechanics Shop Truck for an amount of \$152,488, not including Washington State sales tax, plus an additional \$2,500 for vehicle delivery from Pittsburgh, Pennsylvania. The motion was seconded by Councilmember Bedard and passed unanimously.

9. Ordinance 1724 – Code Revisions to LMC 14.14.100 Water Supply Standards

Councilmember Bedard moved to adopt Ordinance 1724 – Code Revisions to LMC 14.14.100 Water Supply Standards. The motion was seconded by Councilmember Hessburg and passed unanimously.

10. Authorization to Purchase Two Lawnmowers and Surplus Lawnmowers

MOTION A: Councilmember Hessburg moved to authorize the purchase of two 2026 Kubota ZD1211-3-60 riding mowers, one with a grass catcher hopper and one without, with a purchase price of \$26,090.71 and \$20,092.89, respectively, including Washington State sales tax. The motion was seconded by Councilmember Thayer and passed unanimously.

MOTION B: Councilmember Hessburg moved to authorize the sale/auction of the 2018 John Deere Z997R Diesel Riding Rotary Mower (VIN # 1TCZ997RAJD040859) and declare as surplus. The motion was seconded by Councilmember Bedard and passed unanimously.

MOTION C: Councilmember Thayer moved to authorize the sale/auction of the 2017 John Deere Z997R Diesel Riding Rotary Mower (VIN # 1TCZ997RVFD011738) and declare as surplus. The motion was seconded by Councilmember Hessburg and passed unanimously.

COUNCILMEMBER REPORTS

Councilmember Hessburg had no report.

Councilmember Reister attended Breakfast with the Mayor.

Councilmember Thayer had no report.

Councilmember Bedard attended Breakfast with the Mayor.

Councilmember Eaton had no report.

MAYOR/ADMINISTRATION REPORTS

Mayor Carl Florea attended the Tri-Commission Meeting which includes Chelan County Commissioners, Chelan County PUD and the Chelan-Douglas Port Authority. Discussion at that meeting centered on ongoing infrastructure challenges in Stehekin, particularly

difficulties working with the National Park Service on road rebuilding following significant flood damage. Mayor Florea also highlighted an exciting economic development announcement from the Port: beginning October 3rd, Alaska Airlines will launch a new midday flight route from Pangborn airport in Wenatchee to Portland, Oregon. He noted that Portland's connection options allow travelers to reach many destinations more easily.

Finance Director Chantell Steiner had no report.

Community Development Director Maggie Boles announced that the Planning Commission had their public hearing on the 2026 Comprehensive Plan update and mentioned Development Regulations will be coming soon.

Public Works Director Andi Zontek-Backstrum noted an agreement with Icicle Brewing will be coming for approval from the Council in September.

INFORMATION ITEMS & FUTURE CONSIDERATIONS

- 11.** June 2026 Public Works Dept. Report
- 12.** June 2026 Housing Advisory Committee Minutes
- 13.** June 2026 Parking Advisory Committee Minutes
- 14.** Reminder: Community Block Party – August 20, 2026 at Osborn Field from 4:00-7:00 PM

ADJOURNMENT

Seeing no other business, Councilmember Bedard moved to adjourn the August 11, 2026 meeting of the Leavenworth City Council. The motion was seconded by Councilmember Thayer and passed unanimously.

The meeting was adjourned at 7:23 PM.

APPROVED

ATTEST

Carl J. Florea
Mayor

Andrea Fischer
City Clerk

CHECK REGISTER

TAB 4

City Of Leavenworth

Time: 14:42:57 Date: 08/25/2026

08/26/2026 To: 08/26/2026

Page: 1

Trans	Date	Type	Acct #	Chk #	Claimant	Amount	Memo
5327	08/26/2026	Claims	10	72632	AWC	650.00	B. Bain & T. Cameron - IACC Conference Registration
					501 - 548 68 49 000 - General-Misc-Reg/Dues/Subsc	325.00	B. Bain
					501 - 548 68 49 000 - General-Misc-Reg/Dues/Subsc	325.00	T. Cameron
5328	08/26/2026	Claims	10	72633	Alumichem	16,827.44	WRRF - Chemicals; WRRF - Chemicals
					404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar	8,272.47	
					404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar	8,554.97	
5329	08/26/2026	Claims	10	72634	Anatek Labs, Inc.	409.00	WTP - Water Testing; WRRF - Water Testing; WTP - Water Testing; WRRF - Water Testing
					403 - 534 80 41 000 - Water Testing	93.00	
					403 - 534 80 41 000 - Water Testing	84.00	
					404 - 535 80 41 000 - Professional Services	72.00	
					404 - 535 80 41 000 - Professional Services	160.00	
5330	08/26/2026	Claims	10	72635	Apple Valley Pumping, Inc	3,770.00	Osborne - Portbale Rental; Train St North Rd; Recycle Center - Portable Rental; Boat Launch - Portable Rental; Boat Launch - Portable Rental; Boat Launch - Portable Rental; Icicle Bridge - Portable Re
					001 - 511 60 31 002 - Annual Block Party	375.00	
					402 - 537 80 47 000 - Utilities	135.00	
					402 - 537 80 47 000 - Utilities	160.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	400.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	500.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	400.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	500.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	500.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	500.00	
					104 - 557 30 31 001 - Op Supplies-Handwash/Port-a	500.00	
					104 - 557 30 47 002 - Utilities-Icicle Station	150.00	
					001 - 576 80 47 000 - Utilities	150.00	
5331	08/26/2026	Claims	10	72636	Ardurra Group, Inc.	24,267.49	Alley Drainage - July 01,2026 - July 31, 2026; General Engineering Services - July 01, 2026 - July 31, 2026; TIB Applications - July 01, 2026 - July 31, 2026; Blackbird Bridge - July 01, 2026 - July 3
					101 - 542 30 41 004 - Prosvs-Engineer On-Call	5,238.75	
					101 - 542 30 41 004 - Prosvs-Engineer On-Call	1,505.00	
					101 - 542 30 41 004 - Prosvs-Engineer On-Call	11,322.50	
					101 - 542 30 41 004 - Prosvs-Engineer On-Call	1,467.60	
					104 - 594 47 41 000 - Blackbird Island Bridge	1,147.78	
					101 - 595 10 40 030 - Blackbird Island Bridge	3,443.36	
					101 - 595 61 41 000 - Citywide ADA Inventory	142.50	
5332	08/26/2026	Claims	10	72637	BHC Consultants LLC	10,790.00	2026 Comp Plan Update - Services 06/23/2026 - 07/24/2026
					410 - 531 30 41 000 - Professional Services	71.86	
					403 - 534 80 41 003 - Prosvs-General	71.87	
					404 - 535 80 41 000 - Professional Services	71.87	
					415 - 542 65 41 009 - Prosvs-Comp Plan Support	215.60	
					101 - 543 10 41 000 - Prosvs-Comp Plan Support	485.10	
					104 - 557 30 41 008 - Prosvs-Comp Plan Tourism Sup	592.90	
					001 - 558 60 41 002 - Prosvs-Comp Plan&Dev Reg U	7,825.50	
					001 - 594 76 41 003 - City Parks Master Plan	1,455.30	
5333	08/26/2026	Claims	10	72638	Backflow Soutions, Inc	1,028.60	Backflow Management Quarterly Billing
					403 - 534 80 49 000 - Misc/Reg/Dues/Subscrip	1,028.60	
5334	08/26/2026	Claims	10	72639	Bear Signs LLC	457.74	Decals for City Vehicles

CHECK REGISTER

City Of Leavenworth

Time: 14:42:57 Date: 08/25/2026

08/26/2026 To: 08/26/2026

Page: 2

Trans	Date	Type	Acct #	Chk #	Claimant	Amount	Memo
			501 - 548 68 31 000 - Office&Operating Supplies			457.74	
5335	08/26/2026	Claims	10	72640	Big Belly Solar LLC	6,827.89	Smart Max Five Year Software - 08/04/2026 - 09/03/2026; Big Belly Lease - 08/04/2026 - 09/03/2026; Smart Max Five Year Software - 08/22/2026 - 09/21/2026
			104 - 557 30 47 000 - Utilities-Street Cans			406.98	
			104 - 557 30 47 000 - Utilities-Street Cans			503.73	
			104 - 557 30 47 000 - Utilities-Street Cans			127.18	
			104 - 591 37 70 000 - Lease-Bigbelly Trash Cans Dow			5,790.00	
5336	08/26/2026	Claims	10	72641	Butler Services LLC	21.72	Pool Net
			176 - 576 20 31 000 - Office&Operating Supplies			21.72	
5337	08/26/2026	Claims	10	72642	Cascade Quality Water	499.29	Various - July 2026
			001 - 518 30 31 000 - Facilities-Office&Op Supplies			182.61	City Hall - Water
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar			9.50	WRRF - Water
			415 - 542 65 31 001 - Office&Operating Supplies			42.85	Parking - Water
			501 - 548 68 31 000 - Office&Operating Supplies			150.14	Utility Shop - Water
			501 - 548 68 31 000 - Office&Operating Supplies			49.58	OPS Shop - Water
			001 - 576 80 31 000 - Office&Operating Supplies			64.61	Parks Building/Cemetery - Water
5338	08/26/2026	Claims	10	72643	Cashmere Mailing House, LLC	4,000.49	Block Party Mailers; Bearwise Postcard to City Residents
			001 - 511 60 31 002 - Annual Block Party			2,339.86	
			001 - 513 10 44 000 - Communications/PR/Ads			1,660.63	
5339	08/26/2026	Claims	10	72644	Chelan County PUD	39.90	Chumstick Lift Station
			404 - 535 80 47 000 - Utilities			39.90	
5340	08/26/2026	Claims	10	72645	Chelan County Treasurer	41,065.00	Dump Fees- 05/26/2026-06/27/2026; Dump Fees- 07/06/2026-07/31/2026
			402 - 537 80 40 004 - Dump Fees			21,318.00	
			402 - 537 80 40 004 - Dump Fees			19,747.00	
5341	08/26/2026	Claims	10	72646	Cintas Corporation Loc #607	4,062.96	Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Supplies; Mats & Suppli
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.79	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.79	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.79	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.79	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
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			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.78	City Hall - Supplies
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			12.79	City Hall - Supplies
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			193.49	
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			96.65	
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			45.69	WTP
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			38.36	WTP
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar			-216.20	WRRF Credit
			404 - 535 80 48 000 - Repairs&Maintenance			11.32	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.32	WRRF - Supplies

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			404 - 535 80 48 000 - Repairs&Maintenance			11.32	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.32	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.31	WRRF - Supplies
			404 - 535 80 48 000 - Repairs&Maintenance			11.32	WRRF - Supplies
			501 - 548 68 31 000 - Office&Operating Supplies			120.44	
			501 - 548 68 31 000 - Office&Operating Supplies			210.73	
			501 - 548 68 31 000 - Office&Operating Supplies			96.74	
			501 - 548 68 31 000 - Office&Operating Supplies			96.65	
			501 - 548 68 31 000 - Office&Operating Supplies			158.28	Utilities
			501 - 548 68 31 000 - Office&Operating Supplies			32.29	Utilities
			501 - 548 68 31 000 - Office&Operating Supplies			481.75	
			501 - 548 68 48 000 - Repairs&Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.56	Shop - Supplies - Supply WAR & Utility / Coveralls
			501 - 548 68 48 000 - Repairs&Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			110 - 575 48 48 000 - Repairs&Maintenance			304.37	Festhalle - Supplies
			110 - 575 48 48 000 - Repairs&Maintenance			304.37	Festhalle - Supplies
			110 - 575 48 48 000 - Repairs&Maintenance			304.09	Festhalle - Supplies
			110 - 575 48 48 000 - Repairs&Maintenance			304.09	Festhalle - Supplies
			176 - 576 20 31 000 - Office&Operating Supplies			96.74	
			001 - 576 80 31 000 - Office&Operating Supplies			43.38	Parks/Facilities
			001 - 576 80 31 000 - Office&Operating Supplies			-11.23	Facilities Credit
			001 - 576 80 31 000 - Office&Operating Supplies			64.69	Parks/Facilities
			001 - 576 80 48 000 - Repairs&Maintenance			14.14	Parks - Supplies
			001 - 576 80 48 000 - Repairs&Maintenance			14.14	Parks - Supplies
			001 - 576 80 48 000 - Repairs&Maintenance			14.14	Parks - Supplies
			001 - 576 80 48 000 - Repairs&Maintenance			14.13	Parks - Supplies

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					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.14	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.13	Parks - Supplies
					001 - 576 80 48 000 - Repairs&Maintenance	14.14	Parks - Supplies
5342	08/26/2026	Claims	10	72647	City Of Leavenworth	65.76	Lions Club Pad
					001 - 576 80 47 000 - Utilities	65.76	
5343	08/26/2026	Claims	10	72648	Confluence Health	411.00	Various
					404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar	137.00	J. High - CDL Exam
					501 - 548 68 31 000 - Office&Operating Supplies	137.00	G. Presler - CDL Exam
					501 - 548 68 31 000 - Office&Operating Supplies	137.00	B. Thompson - CDL Exam
5344	08/26/2026	Claims	10	72649	Consolidated Supply	19.29	#11 2011 Tymco Sweeper
					501 - 548 68 34 000 - Supp Purchased For Inventory	19.29	
5345	08/26/2026	Claims	10	72650	Construction Special Inspection Inc.	1,817.00	Water Main Connections and Upgrades Project
					403 - 594 34 62 063 - Cedar/Stafford/Center Water Iv	1,817.00	
5346	08/26/2026	Claims	10	72651	DVA Advertising & Public Relations	63,947.91	LAP - Advertising
					104 - 557 30 44 001 - Advertising-LAP	63,947.91	
5347	08/26/2026	Claims	10	72652	Dan's Food Market	32.88	Various
					403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt	4.99	WTP - Dawn Soap
					001 - 536 50 31 000 - Office&Operating Supplies	18.12	Cemetery - Water
					501 - 548 68 31 000 - Office&Operating Supplies	9.77	Shop - Wash Spray
5348	08/26/2026	Claims	10	72653	Dept of Ecology	7,363.50	WRRF - Water Quality Program General Permit - First Half Fiscal Year 7/1/26 - 6/30/27; Water Quality Program Industrial Stormwater- July 1, 2026 - June 30, 2027
					410 - 531 30 31 000 - Office&Operating Supplies	2,370.00	
					404 - 535 80 40 003 - NPDS Permit	4,993.50	
5349	08/26/2026	Claims	10	72654	Dept of Labor & Industries	585.70	Boiler/Pressure Vessel Inspection
					001 - 518 30 48 000 - Repairs&Maintenance City Hall	43.64	City Hall
					403 - 534 80 48 000 - Repairs&Maintenance	43.64	WTP
					404 - 535 80 48 000 - Repairs&Maintenance	77.44	WRRF
					415 - 542 65 48 001 - Repairs&Maintenance	43.64	Parking
					501 - 548 68 48 000 - Repairs&Maintenance	77.44	City Shop
					110 - 575 48 48 000 - Repairs&Maintenance	111.23	Festhalle
					176 - 576 20 48 000 - Repairs&Maintenance	77.44	Pool
					001 - 576 80 48 000 - Repairs&Maintenance	111.23	Parks
5350	08/26/2026	Claims	10	72655	Dept of Transportation	9,898.00	July 2026 - Fuel
					501 - 548 68 32 000 - Fuel Consumed	9,898.00	
5351	08/26/2026	Claims	10	72656	Dobbs Peterbilt - Moses Lake	521.20	#2 2011 Labrie Garbage Truck
					501 - 548 68 34 003 - SPFI-Cashmere 2011 Truck	521.20	
5352	08/26/2026	Claims	10	72657	Door-Tech Inc.	282.62	Parking - Door Repairs
					415 - 542 65 48 001 - Repairs&Maintenance	282.62	

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5353	08/26/2026	Claims	10	72658	EK Consulting	3,000.00	Utility Rate Guide
					410 - 531 30 42 000 - Comm-Phone/Postage/Fx	750.00	
					403 - 534 80 42 000 - Comm-Phone/Postage/Fx	750.00	
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	750.00	
					402 - 537 80 42 000 - Comm-Phone/Postage/Fx	750.00	
5354	08/26/2026	Claims	10	72659	FIG Title LLC	163.50	WWTP Phase 3 Priority 3 Improvements
					404 - 594 35 64 009 - WRRF-Phase III Capital Imp	163.50	
5355	08/26/2026	Claims	10	72660	Firefly Inc.	12,302.99	SonicWall Licensing Upgrade for COL-PWH; City Hall Staff Remote Charge; Microsoft 365 Apps & PC Managed Services - September 2026
					502 - 518 90 41 000 - Professional Services	1,726.24	
					502 - 518 90 41 000 - Professional Services	-210.00	
					502 - 518 90 41 000 - Professional Services	648.29	
					502 - 518 90 41 000 - Professional Services	10,138.46	
5356	08/26/2026	Claims	10	72661	Tongyunt Goller	659.13	Utility Payment Refund
					403 - 343 40 00 000 - Water Collections	-659.13	
5357	08/26/2026	Claims	10	72662	Grainger	1,441.76	Parks - Small Tools
					001 - 576 80 35 000 - Small Tools&Minor Equip	1,441.76	
5358	08/26/2026	Claims	10	72663	Graphics Unlimited	304.64	Parking Map Edits
					415 - 542 65 31 001 - Office&Operating Supplies	304.64	
5359	08/26/2026	Claims	10	72664	H.D. Fowler Company Inc.	7,461.72	Kamstrup Converter; Water Distribution Parts; Water Distribution Parts; Water Distribution Parts; Water Distribution Parts
					403 - 534 80 31 000 - Operating Supplies-Distribution	1,244.62	
					403 - 534 80 31 000 - Operating Supplies-Distribution	113.85	
					403 - 534 80 31 000 - Operating Supplies-Distribution	168.74	
					403 - 534 80 31 000 - Operating Supplies-Distribution	5,786.33	
					403 - 534 80 31 000 - Operating Supplies-Distribution	148.18	
5360	08/26/2026	Claims	10	72665	HDR Engineering, Inc.	5,043.75	2023 Comprehensive Rate Study for Water, Sewer, Stormwater, and Solid Waste; 2023 Comprehensive Rate Study for Water, Sewer, Stormwater, and Solid Waste
					403 - 594 34 41 002 - Utility Rate Study	4,325.00	
					403 - 594 34 41 002 - Utility Rate Study	718.75	
5361	08/26/2026	Claims	10	72666	Haglund's Trophies	80.12	Various Staff Nameplates
					001 - 513 10 31 000 - Office&Operating Supplies	13.35	K. Raftery - Name Plate
					501 - 548 68 31 000 - Office&Operating Supplies	26.71	B. Bain - Name Plate
					001 - 558 60 31 000 - Office&Operating Supplies	40.06	A. Worden - Name Tag and Name Plate
5362	08/26/2026	Claims	10	72667	ASSI Heritage Pool Supply Group	978.31	Pool - PH Sensor Cable; Pool - Supplies/ Chlorine Testing
					176 - 576 20 31 000 - Office&Operating Supplies	667.20	
					176 - 576 20 31 000 - Office&Operating Supplies	311.11	
5363	08/26/2026	Claims	10	72668	Home Depot Credit Svc	456.36	Various
					501 - 548 68 48 000 - Repairs&Maintenance	140.03	OP Shop - Window Screen - Repairs
					104 - 557 30 48 001 - Dntwn Floral Hanging Baskets	210.23	Downtown Hanging Baskets -Soil and Fertilizer
					104 - 557 30 48 001 - Dntwn Floral Hanging Baskets	106.10	Downtown Hanging Baskets -Plant Food and Funny Pipe

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5364	08/26/2026	Claims	10	72669	Emily Hyland	278.10	Nicholas Hyland - Lifegaurd Training
					176 - 576 20 49 000 - Misc-Reg/Dues/Subscrip	278.10	
5365	08/26/2026	Claims	10	72670	Gail Hyland	175.00	Hugh Hyland - Lifegaurd Training
					176 - 576 20 49 000 - Misc-Reg/Dues/Subscrip	175.00	
5366	08/26/2026	Claims	10	72671	IPro Building Services LLC	1,437.00	July Building Service
					001 - 518 30 41 001 - Prosvs-City Hall Janitorial(Cont	1,437.00	
5367	08/26/2026	Claims	10	72672	IronClad Co.	1,460.85	Brooms for Sweeper
					501 - 548 68 34 000 - Supp Purchased For Inventory	1,460.85	
5368	08/26/2026	Claims	10	72673	KCDA Purchasing Cooperative	5,581.49	City Supplies; City Supplies
					001 - 518 30 31 000 - Facilities-Office&Op Supplies	204.02	City Hall
					001 - 518 30 31 000 - Facilities-Office&Op Supplies	542.70	City Hall
					404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar	48.03	WRRF
					402 - 537 80 31 000 - Office&Operating Supplies	547.74	Garbage
					501 - 548 68 31 000 - Office&Operating Supplies	60.75	Shop
					110 - 575 48 31 000 - Office&Operating Supplies	507.48	Festhalle
					110 - 575 48 31 000 - Office&Operating Supplies	104.78	Festhalle
					001 - 576 80 31 000 - Office&Operating Supplies	2,126.21	Parks
					001 - 576 80 31 000 - Office&Operating Supplies	1,439.78	Parks
5369	08/26/2026	Claims	10	72674	Kenworth Sales Company, INC - Wenatchee	9,657.59	Various; #45 2021 Labrie Garbage Truck - Turbocharger Exhaust; #2 2011 Garbage Truck
					501 - 548 68 34 001 - SPFI-City 2021 Truck	9,913.03	#45 2021 Labrie Garbage Truck - Turbocharger
					501 - 548 68 34 001 - SPFI-City 2021 Truck	47.07	
					501 - 548 68 34 003 - SPFI-Cashmere 2011 Truck	-375.71	CREDIT - #2 2011 Garbage Truck
					501 - 548 68 34 003 - SPFI-Cashmere 2011 Truck	73.20	
5370	08/26/2026	Claims	10	72675	Masha Makarova	13.50	Refund Parking Payment
					415 - 362 30 00 015 - Parking Fees Lot 6(Glacier)	-13.50	
5371	08/26/2026	Claims	10	72676	Mid-American Research	158.97	Parks - Soap Dispenser
					104 - 557 30 31 000 - Operating Supplies-Restroom/	158.97	
5372	08/26/2026	Claims	10	72677	Napa Auto Parts	2,632.33	Various - July 2026
					403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt	80.96	WTP - Supplies
					403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt	49.31	WTP - Supplies
					403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt	94.88	WTP - Supplies
					403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt	19.67	WTP - Supplies
					404 - 535 80 35 000 - Small Tools&Minor Equip	51.32	WRRF - Small Tools
					501 - 548 68 34 000 - Supp Purchased For Inventory	341.59	#11 2025 Silverado 3500
					501 - 548 68 34 000 - Supp Purchased For Inventory	102.37	#36 Chevy Colorado
					501 - 548 68 34 000 - Supp Purchased For Inventory	7.04	#3 2016 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	155.91	#37 Gator
					501 - 548 68 34 000 - Supp Purchased For Inventory	20.95	#6 2015 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	156.94	#20 2010 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	115.59	#20 2010 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	75.76	#3 2016 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	13.04	#5 2019 F350
					501 - 548 68 34 000 - Supp Purchased For Inventory	1,206.29	#3 2016 F350
					501 - 548 68 34 001 - SPFI-City 2021 Truck	13.03	#45 2021 Peterbuilt/Labrie Truck
					501 - 548 68 34 001 - SPFI-City 2021 Truck	14.41	#45 2021 Peterbuilt/Labrie Truck
					001 - 576 80 31 000 - Office&Operating Supplies	50.14	Parks - Supplies
					001 - 576 80 31 000 - Office&Operating Supplies	12.78	Parks - Supplies

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			001 - 576 80 31 000 - Office&Operating Supplies			42.33	Parks - Supplies
			001 - 576 80 31 000 - Office&Operating Supplies			8.02	Parks - Supplies
5373	08/26/2026	Claims	10	72678	Neppel Electric & Controls, LLC	7,493.40	Crosswalk Lights
			101 - 542 30 48 000 - Repairs&Maintenance			7,493.40	
5374	08/26/2026	Claims	10	72679	Norco Inc.	543.86	Pool - Cylinder Rental
			176 - 576 20 31 000 - Office&Operating Supplies			543.86	
5375	08/26/2026	Claims	10	72680	North Central Laboratories	151.61	WRRF - Chemicals
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar			151.61	
5376	08/26/2026	Claims	10	72681	Northwest Playground Equipment, Inc.	3,315.76	Memorial Bench
			001 - 576 80 41 005 - Benches/Bikes/Etc From Donat			3,315.76	
5377	08/26/2026	Claims	10	72682	Oxarc Inc.	251.66	Shop - Propane Cylinder/Chemicals
			501 - 548 68 31 000 - Office&Operating Supplies			251.66	
5378	08/26/2026	Claims	10	72683	Pacific Security	9,013.37	Security - July 2026; Restroom Lockups - June 2026; Restroom Lockups - July 2026
			104 - 557 30 15 000 - Festival&Event Security			6,652.64	
			104 - 557 30 41 002 - Prosvs-Restroom Attendant			589.91	
			104 - 557 30 41 002 - Prosvs-Restroom Attendant			590.45	
			001 - 576 80 41 000 - Prosvs-Restroom Lockup			589.91	
			001 - 576 80 41 000 - Prosvs-Restroom Lockup			590.46	
5379	08/26/2026	Claims	10	72684	Park Loyalty	7,666.75	Parking - Monthly Subscription - July 2026
			415 - 542 65 41 004 - Prosvs-Parklync/Park Loyalty			7,666.75	
5380	08/26/2026	Claims	10	72685	Parklync	1,250.00	Parklync Permit Management Software Services - July 2026
			415 - 542 65 41 004 - Prosvs-Parklync/Park Loyalty			1,250.00	
5381	08/26/2026	Claims	10	72686	Parkmobile, LLC	3,926.10	End User Fees - July 2026
			415 - 542 65 40 011 - CC Processing Charges			3,926.10	
5382	08/26/2026	Claims	10	72687	Petty Cash	223.91	Petty Cash Reconciliation
			001 - 511 60 43 000 - Travel-Lodging/Meals/Mileage			58.00	7/28 Council Dinner Supplies
			415 - 542 65 31 001 - Office&Operating Supplies			3.64	Parking - Pen
			501 - 548 68 31 000 - Office&Operating Supplies			41.98	Utilities - Liquid IV
			501 - 548 68 31 000 - Office&Operating Supplies			3.44	PW BBQ Supplies
			501 - 548 68 43 000 - Travel-Lodging/Meals/Mileage			22.85	A. Chittim - Mileage Reimbursement
			501 - 548 68 43 000 - Travel-Lodging/Meals/Mileage			31.03	S. Cragun - Mileage Reimbursement
			176 - 576 20 31 000 - Office&Operating Supplies			20.99	Pool - Liquid IV
			001 - 576 80 31 000 - Office&Operating Supplies			41.98	Parks - Liquid IV
5383	08/26/2026	Claims	10	72688	Pipkin Inc.	356,121.64	Watermain Connection - Pay Estimate #2
			403 - 594 34 62 063 - Cedar/Stafford/Center Water Iv			306,972.84	
			101 - 595 30 63 007 - Residential Road/Street Const			49,148.80	
5384	08/26/2026	Claims	10	72689	Plumbco Inc	2,544.13	Festhalle - Repairs 2' Water Main
			110 - 575 48 48 000 - Repairs&Maintenance			2,544.13	
5385	08/26/2026	Claims	10	72690	Pointe Pest Control	879.00	Festhalle - 2 COMM QRTL General Pest; City of Leavenworth & Library General Pest; OPS Shop - 2 Comm QRTL General Pest; Parking - 2 Comm QRTL General Pest
			001 - 518 30 48 000 - Repairs&Maintenance City Hall			162.90	
			415 - 542 65 48 001 - Repairs&Maintenance			162.75	
			501 - 548 68 48 000 - Repairs&Maintenance			162.75	

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			110 - 575 48 48 000 - Repairs&Maintenance			390.60	
5386	08/26/2026	Claims	10	72691	Procom LLC	78.00	Pool Employee - Drug Testing
			176 - 576 20 31 000 - Office&Operating Supplies			78.00	
5387	08/26/2026	Claims	10	72692	Quadient Leasing USA, Inc.	313.51	Mail Machine Lease - 09/07/2026 - 12/06/2026
			502 - 518 90 45 000 - Operating Rentals&Leases			25.09	
			502 - 591 18 70 000 - Lease-Cityhall Mail Machine			288.42	
5388	08/26/2026	Claims	10	72693	RH2 Engineering, Inc.	34,877.28	Water Main Connections and Upgrades Services During Construction - July 26, 2026; Water Transmission Main Replacement - Well Site to Mill Street - July 26, 2026; Generator Procurement and Installation
			404 - 535 80 41 004 - Prosvs-Engineer On-Call			4,098.42	
			403 - 594 34 41 009 - Source Swap Feasibility(IWG Fl			94.30	
			403 - 594 34 41 013 - Water Main Trans-Wells To Icicl			933.32	
			403 - 594 34 41 016 - Generators Design/Eng			278.54	
			403 - 594 34 41 017 - Cedar/Stafford/Center Water M			11,538.01	
			404 - 594 35 41 001 - Sewer System Plan Update			17,934.69	
5389	08/26/2026	Claims	10	72694	Kara, A Raftery	409.73	Supply Run & Air Purifier for City Hall
			001 - 513 10 43 000 - Travel-Lodging/Meals/Mileage			25.35	
			502 - 518 90 34 000 - Office&Operating Supplies			384.38	
5390	08/26/2026	Claims	10	72695	Ringsrud Creative	801.67	Social Media Template
			001 - 513 10 41 001 - Prosvs Communications			801.67	
5391	08/26/2026	Claims	10	72696	Rockmount Research and Alloys	167.27	Shop - Supplies
			501 - 548 68 31 000 - Office&Operating Supplies			167.27	
5392	08/26/2026	Claims	10	72697	SWS Equipment	430.76	Bumper
			501 - 548 68 34 001 - SPFI-City 2021 Truck			143.59	#45 2021 Peterbuilt Labrie Garbage Truck
			501 - 548 68 34 002 - SPFI-City 2010 Truck			143.59	#1 2010 Labrie Garbage Truck
			501 - 548 68 34 003 - SPFI-Cashmere 2011 Truck			143.58	#2 2011 Labrie Garbage Truck
5393	08/26/2026	Claims	10	72698	Matthew Selby	422.80	WCMA Annual Conference
			001 - 513 10 43 000 - Travel-Lodging/Meals/Mileage			422.80	
5394	08/26/2026	Claims	10	72699	Sherwin-Williams	1,313.22	Street Striping; Street Striping
			101 - 542 30 48 000 - Repairs&Maintenance			55.83	
			101 - 542 30 48 000 - Repairs&Maintenance			732.10	
			415 - 542 65 48 001 - Repairs&Maintenance			37.23	
			415 - 542 65 48 001 - Repairs&Maintenance			488.06	
5395	08/26/2026	Claims	10	72700	Silicon Valley Bank	5,735.07	Connectivity - July 2026; Parking - Software Platform
			415 - 542 65 41 001 - Prosvs-Cleverciti/Arrive/SenSer			217.20	
			415 - 542 65 41 001 - Prosvs-Cleverciti/Arrive/SenSer			5,517.87	
5396	08/26/2026	Claims	10	72701	SmartSign	1,621.69	Front St Crosswalk Signage
			101 - 542 64 31 000 - Office&Operating Supplies			1,621.69	
5397	08/26/2026	Claims	10	72702	Stan's Merry Mart	43.60	WTP - Ice Block
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			43.60	
5398	08/26/2026	Claims	10	72703	Stericycle Inc.	722.16	City Hall Shred - July & August 2026
			502 - 518 90 41 000 - Professional Services			722.16	
5399	08/26/2026	Claims	10	72704	TAL Building Centers	2,320.13	Various - July 2026
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			16.50	WTP - Supplies
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			35.14	WTP - Supplies

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		403 - 534 80 48 000 - Repairs&Maintenance				57.10	WTP - Plumbing Repairs
		403 - 534 80 48 000 - Repairs&Maintenance				71.58	WTP - Plumbing Repairs
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				31.51	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				50.03	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				17.74	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				55.35	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				8.29	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				27.21	WRRF - Supplies
		404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar				30.97	WRRF - Supplies
		001 - 536 50 31 000 - Office&Operating Supplies				37.57	Cemetery - Supplies
		402 - 537 80 48 000 - Repairs&Maintenance				11.20	Dumpster - Repairs
		101 - 542 30 48 000 - Repairs&Maintenance				12.55	Street Striping
		101 - 542 30 48 000 - Repairs&Maintenance				5.39	Street Striping
		101 - 542 64 31 000 - Office&Operating Supplies				74.24	Streets Signs
		101 - 542 64 31 000 - Office&Operating Supplies				167.59	Streets- Concrete
		415 - 542 65 31 001 - Office&Operating Supplies				50.11	Parking - Supplies
		415 - 542 65 31 001 - Office&Operating Supplies				3.08	Parking - Supplies
		415 - 542 65 31 003 - Office&Operating-Street Signs				89.25	Parking - Street Signs
		415 - 542 65 48 001 - Repairs&Maintenance				66.35	Parking - Repairs
		501 - 548 68 31 000 - Office&Operating Supplies				29.68	Shop - Supplies
		501 - 548 68 31 000 - Office&Operating Supplies				27.46	Shop - Supplies
		501 - 548 68 34 000 - Supp Purchased For Inventory				29.89	#20 2010 F350
		501 - 548 68 34 000 - Supp Purchased For Inventory				54.89	#20 2010 F350
		501 - 548 68 34 000 - Supp Purchased For Inventory				52.72	#11 2011 Tymco Sweeper
		501 - 548 68 34 001 - SPFI-City 2021 Truck				16.13	#45 2021 Peterbuilt
		104 - 557 30 31 002 - RTM-Office/Operating Supplie:				2.01	River Recreation - Funnel
		104 - 557 30 48 000 - Repairs&Maintenance				85.20	Train Station - Repairs
		104 - 557 30 48 000 - Repairs&Maintenance				62.90	Train Station - Repairs
		001 - 559 30 31 000 - Office&Operating Supplies				12.84	K. Winston - Supplies
		110 - 575 48 48 000 - Repairs&Maintenance				26.91	Festhalle - Lighting Repairs
		110 - 575 48 48 000 - Repairs&Maintenance				38.68	Festhalle - Lighting Repairs
		110 - 575 48 48 000 - Repairs&Maintenance				77.17	Festhalle - Repairs
		110 - 575 48 48 000 - Repairs&Maintenance				17.65	Festhalle - Repairs
		110 - 575 48 48 000 - Repairs&Maintenance				82.14	Festhalle - HVAC Repairs
		110 - 575 48 48 000 - Repairs&Maintenance				95.88	Festhalle - Plumbing Repairs
		176 - 576 20 48 000 - Repairs&Maintenance				36.46	Pool - Repairs
		001 - 576 80 31 000 - Office&Operating Supplies				125.42	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				29.81	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				87.31	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				9.89	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				19.48	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				24.65	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				61.74	Parks - Supplies
		001 - 576 80 31 000 - Office&Operating Supplies				198.94	Parks - Supplies
		001 - 576 80 48 000 - Repairs&Maintenance				88.83	Parks - Hose Bib Repairs
		001 - 576 80 48 000 - Repairs&Maintenance				6.70	Parks - Repairs
		001 - 576 80 48 000 - Repairs&Maintenance				6.70	Parks - Repairs
		001 - 576 80 48 000 - Repairs&Maintenance				-6.70	Parks - Repairs
5400	08/26/2026	Claims	10	72705	TBMM LLC	3,980.00	Tree Triming Traffic Removal
		101 - 542 64 48 000 - Repairs&Maintenance				3,980.00	
5401	08/26/2026	Claims	10	72706	Tacoma Screw Products, Inc.	611.30	Shop - Supplies; #45 2021 Labrie Garbage Truck; Shop - Supplies
		501 - 548 68 31 000 - Office&Operating Supplies				332.65	
		501 - 548 68 31 000 - Office&Operating Supplies				265.75	

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			501 - 548 68 34 001 - SPFI-City 2021 Truck			12.90	
5402	08/26/2026	Claims	10	72707	The Medium Creative LLC	1,000.00	Design Pool Information Template
			176 - 576 20 44 000 - Advertising			1,000.00	
5403	08/26/2026	Claims	10	72708	Traffic Safety Supply Co., Inc.	549.52	Street Signs (Yield)
			101 - 542 64 31 000 - Office&Operating Supplies			549.52	
5404	08/26/2026	Claims	10	72709	Trupp HR, Inc	537.50	HR Consulting
			502 - 518 90 41 003 - Prosvs-HR Consulting			537.50	
5405	08/26/2026	Claims	10	72710	Tumwater Drilling & Pump	295.93	Streets- Repairs
			101 - 542 30 48 000 - Repairs&Maintenance			295.93	
5406	08/26/2026	Claims	10	72711	US Post Office	480.00	September Utility Billing Postage
			410 - 531 30 42 000 - Comm-Phone/Postage/Fx			14.40	
			403 - 534 80 42 000 - Comm-Phone/Postage/Fx			196.80	
			404 - 535 80 42 000 - Comm-Phone/Postage/Fx			168.00	
			402 - 537 80 42 000 - Comm-Phone/Postage/Fx			100.80	
5407	08/26/2026	Claims	10	72712	USA Bluebook	1,791.40	WRRF - Coloform Incubator Thermometer; WTP - Clorimeter; WTP - Supplies; WTP - Supplies
			403 - 534 80 31 000 - Operating Supplies-Distributi			1,101.13	
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			309.44	
			403 - 534 80 32 000 - Operating Supplies-Trtmnt Plnt			236.85	
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plar			143.98	
5408	08/26/2026	Claims	10	72713	USIC Receivables, LLC	1,498.11	Utility Locates - July 2026
			410 - 531 30 31 000 - Office&Operating Supplies			44.94	
			403 - 534 80 31 000 - Operating Supplies-Distributi			779.02	
			404 - 535 80 31 000 - Operating Supplies-Collection			674.15	
5409	08/26/2026	Claims	10	72714	Utilities Underground Location Center	72.28	Utility Locates - July 2026
			410 - 531 30 31 000 - Office&Operating Supplies			2.16	
			403 - 534 80 31 000 - Operating Supplies-Distributi			37.59	
			404 - 535 80 31 000 - Operating Supplies-Collection			32.53	
5410	08/26/2026	Claims	10	72715	Verizon Wireless	120.03	City Water Meters - July 2026
			403 - 534 80 42 000 - Comm-Phone/Postage/Fx			120.03	
5411	08/26/2026	Claims	10	72716	Ward Media	258.11	Ordinance 1724; Various
			502 - 518 90 44 000 - Advertising			38.43	
			502 - 518 90 44 000 - Advertising			43.50	Ordinance 1723
			001 - 558 60 44 000 - Advertising			96.43	Planning Commission
			001 - 558 60 44 000 - Advertising			79.75	Public Hearing
5412	08/26/2026	Claims	10	72717	Washington City/County Management Assoc.	435.20	M. Selby - WCMA 2026 Summer Conference
			001 - 513 10 49 000 - Misc-Reg/Dues/Subscrip			435.20	
5413	08/26/2026	Claims	10	72718	Washington State Patrol	44.00	Various Employee Background Check
			415 - 542 65 31 001 - Office&Operating Supplies			22.00	
			176 - 576 20 31 000 - Office&Operating Supplies			22.00	
5414	08/26/2026	Claims	10	72719	Waste Loop	1,716.00	Recycle Center Manager & Attendant Services - June & July 2026
			402 - 537 80 41 000 - Prosvs-Recycle Ctr Mgmt			748.00	
			402 - 537 80 41 001 - Prosvs-Recycle Attendant			968.00	

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5415	08/26/2026	Claims	10	72720	Greater Wenatchee Waste Management Of	4,540.60	Dump Fees/Street Sweeping Waste; 20 Yard Rolloff Recycle; Street Sweeping 20 Yard Special Waste
					402 - 537 80 40 004 - Dump Fees	2,965.27	Dump Fees
					402 - 537 80 41 002 - Recycle Dumpster Rental Fee	902.47	
					101 - 542 67 41 000 - Street Waste Dumpster	454.89	Street Sweeping Waste
					101 - 542 67 41 000 - Street Waste Dumpster	217.97	
5416	08/26/2026	Claims	10	72721	Wenatchee Petroleum Co.	237.89	Dyed Diesel
					501 - 548 68 32 000 - Fuel Consumed	237.89	
5417	08/26/2026	Claims	10	72722	Wenatchee Signs	1,098.03	Various; Parking - Sign Design
					415 - 542 65 31 002 - Office&Op-Parking Lot Signs	237.62	Parking - Fleet Parking Signs
					415 - 542 65 31 002 - Office&Op-Parking Lot Signs	751.41	
					176 - 576 20 31 000 - Office&Operating Supplies	109.00	Pool Signage
5418	08/26/2026	Claims	10	72723	Winton Manufacturing LLC	237.64	Various
					402 - 537 80 41 003 - Recycle Yard Waste Fees	125.65	Recycling Yard Waste Fees
					110 - 575 48 47 000 - Utility Services	111.99	Leavenworth Festhalle
5419	08/26/2026	Claims	10	72724	Communications Ziplly Fiber Northwest, LLC dba LocalTel	883.47	Various Internet - August 2026; Pool - Internet - July & August 2026; Mountain View Cemetary - Internet - August 2026; Festhalle - Internet - August 2026
					502 - 518 90 42 000 - Comm-Phone/Postage/Fx	66.95	City Hall
					403 - 534 80 42 000 - Comm-Phone/Postage/Fx	190.36	WTP
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	140.90	WRRF
					001 - 536 50 47 000 - Utilities	66.95	
					415 - 542 65 42 000 - Comm-Phone/Postage/Fx	38.28	Parking Internet
					501 - 548 68 42 000 - Comm-Phone/Postage/Fx	66.95	PW Bridge
					501 - 548 68 42 000 - Comm-Phone/Postage/Fx	38.28	PW Shop & Office
					110 - 575 48 47 000 - Utility Services	66.95	
					176 - 576 20 47 000 - Utilities	133.90	
					001 - 576 80 42 000 - Comm-Phone/Postage/Fx	73.95	Parks House Internet
5420	08/26/2026	Claims	10	72725	Ziplly Fiber	1,201.79	Various
					502 - 518 90 42 000 - Comm-Phone/Postage/Fx	421.74	
					403 - 534 80 42 000 - Comm-Phone/Postage/Fx	28.75	
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	58.97	
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	58.97	
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	103.49	
					104 - 557 30 44 001 - Advertising-LAP	66.58	
					110 - 575 48 42 000 - Comm-Phone/Postage/Fx	173.37	
					176 - 576 20 42 000 - Comm-Phone/Postage/Fx	116.09	
					001 - 576 80 42 000 - Comm-Phone/Postage/Fx	58.97	
					001 - 576 80 42 000 - Comm-Phone/Postage/Fx	57.43	
					001 - 576 80 42 000 - Comm-Phone/Postage/Fx	57.43	
					001 Current Expense	29,735.30	
					101 Streets	88,414.71	
					104 Lodging Tax	83,991.47	
					110 Leavenworth Civic Center	5,565.88	
					176 Community Swimming Pool	3,687.61	
					402 Garbage	48,479.13	
					403 Water	340,717.61	
					404 Sewer	47,119.19	
					410 Stormwater	3,253.36	
					415 Parking	21,430.55	

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		501 Equip Rental & Revolving Fund				29,950.40	
		502 Central Services				14,831.16	
							Claims: 717,176.37
		* Transaction Has Mixed Revenue And Expense Accounts				717,176.37	

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

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Finance Director

8/25/2026
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5318	08/25/2026	Claims	10	EFT	Dept of Revenue	66,488.17	July Combined Excise Tax
		410 - 343 10 00 001 - Stormwater Taps				-24.09	
		410 - 531 30 40 005 - Excise Tax-Dept Of Revenue				275.76	
		403 - 534 80 40 005 - Water-Excise Tax-Dept Revenue				639.27	
		403 - 534 80 40 005 - Water-Excise Tax-Dept Revenue				14,247.52	
		404 - 535 80 40 005 - Excise Tax-Dept Of Revenue				3,019.19	
		404 - 535 80 40 005 - Excise Tax-Dept Of Revenue				239.61	
		404 - 535 80 40 005 - Excise Tax-Dept Of Revenue				1,766.90	
		001 - 536 50 40 005 - External Taxes-Excise Tax				20.67	
		402 - 537 80 40 005 - Excise Tax-Dept Of Revenue				1,980.56	
		402 - 537 80 40 005 - Excise Tax-Dept Of Revenue				4,083.89	
		176 - 576 20 40 005 - External Tax-Sales-B&O Taxes				125.74	
		176 - 576 20 40 005 - External Tax-Sales-B&O Taxes				76.29	
		176 - 576 20 40 005 - External Tax-Sales-B&O Taxes				1,052.87	
		176 - 576 20 40 005 - External Tax-Sales-B&O Taxes				356.36	
		001 - 582 90 00 002 - Sales Tax				172.20	
		110 - 582 90 00 003 - Sales Tax Disbursements				428.67	
		110 - 582 90 00 003 - Sales Tax Disbursements				2.24	
		110 - 582 90 00 003 - Sales Tax Disbursements				30.89	
		110 - 582 90 00 003 - Sales Tax Disbursements				10.45	
		415 - 582 90 00 005 - External Taxes-Excise Tax				1,948.25	
		415 - 582 90 00 005 - External Taxes-Excise Tax				26,886.65	
		415 - 582 90 00 005 - External Taxes-Excise Tax				9,100.10	
		001 Current Expense				192.87	
		110 Leavenworth Civic Center				472.25	
		176 Community Swimming Pool				1,611.26	
		402 Garbage				6,064.45	
		403 Water				14,886.79	
		404 Sewer				5,025.70	
		410 Stormwater				299.85	
		415 Parking				37,935.00	
		* Transaction Has Mixed Revenue And Expense Accounts				66,488.17	Claims: 66,488.17

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I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

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Finance Director

8/25/2026

Date

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5091	08/19/2026	Claims	10	72627	Allegheny Ford Truck Sales Co.	155,518.00	2025 Ford F-600 TK (New)
					501 - 594 48 64 070 - Large Pickup/Utility Box/ Plow	155,518.00	
5092	08/19/2026	Claims	10	72628	Certified Folder Display Inc	2,247.27	LAP - Advertising
					104 - 557 30 44 001 - Advertising-LAP	2,247.27	
5093	08/19/2026	Claims	10	72629	Carl Florea	155.97	Various Committees/Trips in June/July 2026
					001 - 511 60 43 000 - Travel-Lodging/Meals/Mileage	64.98	July
					001 - 511 60 43 000 - Travel-Lodging/Meals/Mileage	90.99	June
5094	08/19/2026	Claims	10	72630	Ricoh USA Inc.	154.08	Lease City Hall Large Printer - 8/1/2026 - 10/31/2026
					502 - 518 90 45 000 - Operating Rentals & Leases	12.33	
					502 - 591 18 70 002 - Lease - Cityhall Large Printer	141.75	
5095	08/19/2026	Claims	10	72631	Verizon Wireless	3,006.48	City Smart Phones/Tablets - July 2026
					001 - 511 60 47 000 - Utilities/Phone	70.25	Mayor
					001 - 513 10 47 000 - Utilities/Phone	150.05	Executive
					403 - 534 80 42 000 - Comm-Phone/Postage/Fx	190.00	WTP
					404 - 535 80 42 000 - Comm-Phone/Postage/Fx	190.00	WRRF
					402 - 537 80 42 000 - Comm-Phone/Postage/Fx	76.25	Refuse
					415 - 542 65 31 001 - Office & Operating Supplies	504.00	Parking
					501 - 548 68 42 000 - Comm-Phone/Postage/Fx	663.45	PW
					104 - 557 30 47 003 - RTM - Phone/Postage/Fax	19.62	RTM
					001 - 558 60 31 000 - Office & Operating Supplies	230.01	Planning
					001 - 559 30 47 000 - Utilities/Phone	191.52	Community Development
					176 - 576 20 42 000 - Comm-Phone/Postage/Fx	232.89	Pool
					001 - 576 80 42 000 - Comm-Phone/Postage/Fx	488.44	Parks
					001 Current Expense	1,286.24	
					104 Lodging Tax	2,266.89	
					176 Community Swimming Pool	232.89	
					402 Garbage	76.25	
					403 Water	190.00	
					404 Sewer	190.00	
					415 Parking	504.00	
					501 Equip Rental & Revolving Fund	156,181.45	
					502 Central Services	154.08	
						161,081.80	Claims: 161,081.80

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I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

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4996	08/12/2026	Claims	10	72585	Anatek Labs, Inc.	626.00	WTP - Water Testing; WRRF - Water Testing; WTP - Water Testing; WRRF - Water Testing
					403 - 534 80 41 000 - Water Testing	62.00	
					403 - 534 80 41 000 - Water Testing	420.00	
					404 - 535 80 41 000 - Professional Services	72.00	
					404 - 535 80 41 000 - Professional Services	72.00	
4997	08/12/2026	Claims	10	72586	AnovaWorks	1,000.00	J. O'Brien - CDL/DOT Exam; Audiometric Testing Various
					403 - 534 80 49 000 - Misc/Reg/Dues/Subscriptions	66.67	WTP
					415 - 542 65 49 000 - Misc-Reg/Dues/Subscriptions	266.66	Parking
					501 - 548 68 31 000 - Office & Operating Supplies	200.00	
					501 - 548 68 49 000 - Misc-Reg/Dues/Subscriptions	66.67	Utilities
					001 - 576 80 49 000 - Misc-Reg/Dues/Subscriptions	400.00	Parks
4998	08/12/2026	Claims	10	72587	Ardurra Group, Inc.	44,773.37	Downtown Bollards - June 01, 2026 - June 30, 2026; General Engineering Services - June 01, 2026 - June 30, 2026; Alley Drainage - June 01, 2026 - June 30, 2026; Blackbird Bridge - June 01, 2026 - June;
					101 - 542 30 41 004 - ProSvs - Engineer On-Call	2,493.75	
					101 - 542 30 41 004 - ProSvs - Engineer On-Call	7,792.75	
					101 - 542 30 41 004 - ProSvs - Engineer On-Call	1,638.75	
					101 - 542 30 41 004 - ProSvs - Engineer On-Call	6,265.00	
					104 - 594 47 41 000 - Blackbird Island Bridge	6,200.41	
					104 - 594 76 65 010 - Downtown Highway 2 Bollards	1,781.50	
					101 - 595 10 40 030 - Blackbird Island Bridge	18,601.21	
4999	08/12/2026	Claims	10	72588	Big Belly Solar LLC	1,617.68	Smart Max Five Year Software - 07/22/2026 - 08/21/2026; Trash Hopper Lift Bin - 07/22/2026 - 08/21/2026
					104 - 557 30 47 000 - Utilities-Street Cans	127.18	
					104 - 557 30 47 000 - Utilities-Street Cans	1,490.50	
5000	08/12/2026	Claims	10	72589	Butler Services LLC	373.05	Pool - Chemicals; Pool - Chemical/Testing Supplies
					176 - 576 20 31 000 - Office & Operating Supplies	223.72	
					176 - 576 20 31 000 - Office & Operating Supplies	149.33	
5001	08/12/2026	Claims	10	72590	Cale America Inc.	3,730.15	Meters July 2026 / Text June 2026
					415 - 542 65 41 001 - ProSvs-Monthly PEMS Services	3,730.15	
5002	08/12/2026	Claims	10	72591	Catalyst HR & People Solutions, LLC	1,440.00	HR Consulting Services
					502 - 518 90 41 003 - Pro.Svs. HR Consulting	1,440.00	
5003	08/12/2026	Claims	10	72592	Central Washington Water Center Inc.	543.91	Pool - Chemicals
					176 - 576 20 31 000 - Office & Operating Supplies	543.91	
5004	08/12/2026	Claims	10	72593	Chelan County PUD	11,795.22	Various - July 2026
					001 - 518 30 47 000 - Utilities	179.88	City Hall Lights
					001 - 518 30 47 001 - Utilities - Osborn	114.35	Osborn School
					403 - 534 80 47 000 - Utilities	1,744.36	WTP / Pump Stations / Icicle Rd Reservoir
					403 - 534 80 47 000 - Utilities	186.83	WTP / Ski Hill Pump Station
					403 - 534 80 47 000 - Utilities	42.61	WTP / Ski Hill Reservoir (Top of Ski Hill Dr.)
					404 - 535 80 47 000 - Utilities	3,179.93	WWTP/ Pump Station
					404 - 535 80 47 000 - Utilities	8.16	SNAP
					001 - 536 50 47 000 - Utilities	23.46	Cemetery
					402 - 537 80 47 000 - Utilities	50.36	Recycle Center

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			101 - 542 63 47 000 - Utilities			59.55	Street Lights / Snow Melt
			101 - 542 63 47 000 - Utilities			29.13	Front St. / Grange Hall street light
			101 - 542 63 47 000 - Utilities			762.32	Street Lights / Hwy Snowflakes
			101 - 542 63 47 000 - Utilities			25.82	Price & Pine Street Lights
			101 - 542 63 47 000 - Utilities			54.98	Ward Strasse/Pinegrass Street Lights
			101 - 542 63 47 000 - Utilities			182.45	Street Lights
			415 - 542 65 47 000 - Utility Services			297.28	Glacier Parking Lot
			415 - 542 65 47 000 - Utility Services			79.22	Car Wash (1451 US Hwy 2)
			501 - 548 68 47 000 - Utilities			26.40	Car Wash (1451 US Hwy 2)
			501 - 548 68 47 000 - Utilities			104.05	PW Shop
			104 - 557 30 47 001 - Utilities-Restrooms			59.92	Parks House
			104 - 557 30 47 001 - Utilities-Restrooms			251.08	Front St. City Park
			104 - 557 30 47 001 - Utilities-Restrooms			105.60	9th Streetscape / 8th St. Bathrooms
			104 - 557 30 47 001 - Utilities-Restrooms			179.89	City Hall Lights
			104 - 557 30 47 002 - Utilities - Iccle Station			52.93	Iccle Train Station
			110 - 575 48 47 000 - Utility Services			654.84	Festhalle
			176 - 576 20 47 000 - Utilities			3,094.77	City Pool
			001 - 576 80 47 000 - Utilities			59.93	Parks House
			001 - 576 80 47 000 - Utilities			55.39	Lions Club Park
			001 - 576 80 47 000 - Utilities			129.73	Parks Bldg/Enchantment Park / Waterfront Park
5005	08/12/2026	Claims	10	72594	Chelan County Treasurer	10,460.19	Inmates Housed at CCRJC - August 2026; 2026 Prosecution Legal Services - Second Quarter - April 1, 2026 - June 30, 2026
			001 - 512 52 41 005 - Chel. Co. Prosecuting Svc.			4,350.00	
			001 - 521 10 41 004 - Chel. Co. Sheriff - Jail			6,110.19	
5006	08/12/2026	Claims	10	72595	Cintas Corporation Loc #607	99.87	Mats & Supplies
			001 - 518 30 48 000 - Repairs & Maintenance City Ha			12.79	City Hall - Supplies
			404 - 535 80 48 000 - Repairs & Maintenance			11.32	WRRF - Supplies
			501 - 548 68 48 000 - Repairs & Maintenance			61.62	Shop - Supplies - Supply WAR & Utility / Coveralls
			001 - 576 80 48 000 - Repairs & Maintenance			14.14	Parks - Supplies
5007	08/12/2026	Claims	10	72596	City Of Leavenworth	48,363.71	Utility Bills - July 2026
			001 - 518 30 47 000 - Utilities			509.44	City Hall Irrigation
			001 - 518 30 47 000 - Utilities			791.99	City Hall
			001 - 518 30 47 001 - Utilities - Osborn			140.89	Osborn School
			001 - 518 30 47 001 - Utilities - Osborn			822.56	Osborn School Irrigation
			403 - 534 80 47 000 - Utilities			67.42	Lift Station (Alpensee Strasse)
			404 - 535 80 47 000 - Utilities			1,942.24	Waste Water Treatment Plant
			001 - 536 50 47 000 - Utilities			2,617.40	Mountain View Cemetery IRR
			415 - 542 65 47 000 - Utility Services			348.20	Parking/Shop
			415 - 542 65 47 001 - Utility Services - Horseshoe La			148.01	1329 Highway 2 - Horseshoe Lake
			501 - 548 68 47 000 - Utilities			116.07	Parking/Shop
			501 - 548 68 47 000 - Utilities			241.39	Public Works Shop Wash Bay
			501 - 548 68 47 000 - Utilities			722.31	Public Works Shop
			501 - 548 68 47 000 - Utilities			208.75	Op Shop/ Parks Building
			104 - 557 30 47 000 - Utilities-Street Cans			23,680.00	Big Belly
			104 - 557 30 47 000 - Utilities-Street Cans			1,543.92	Front St. Park Restrooms
			104 - 557 30 47 000 - Utilities-Street Cans			2,932.44	32 Gallon Street Cans
			104 - 557 30 47 001 - Utilities-Restrooms			875.69	DOT Restrooms
			104 - 557 30 47 001 - Utilities-Restrooms			145.49	Lions Club Park Restrooms
			104 - 557 30 47 001 - Utilities-Restrooms			191.13	Front St. Streetscape
			104 - 557 30 47 001 - Utilities-Restrooms			247.16	808 Commercial St. Streetscape

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			104 - 557 30 47 001 - Utilities-Restrooms			85.68	845 Front St. Streetscape
			104 - 557 30 47 001 - Utilities-Restrooms			237.20	845 Commercial St. Streetscape
			104 - 557 30 47 001 - Utilities-Restrooms			358.38	Hwy. 2 Streetscape
			104 - 557 30 47 001 - Utilities-Restrooms			822.51	Commercial St. Restrooms
			104 - 557 30 47 001 - Utilities-Restrooms			429.76	Front Street Park Irrigation
			104 - 557 30 47 001 - Utilities-Restrooms			104.38	Op Shop/ Parks Building
			104 - 557 30 47 001 - Utilities-Restrooms			469.48	Waterfront Park Restrooms
			104 - 557 30 47 001 - Utilities-Restrooms			493.18	Waterfront Park Irrigation
			110 - 575 48 47 000 - Utility Services			1,196.19	Festhalle Building
			110 - 575 48 47 000 - Utility Services			123.07	Festhalle - Irrigation
			001 - 576 80 47 000 - Utilities			116.43	SE 10th St Irrigation
			001 - 576 80 47 000 - Utilities			109.79	Ornamental Bed
			001 - 576 80 47 000 - Utilities			145.50	Lions Club Park Restrooms
			001 - 576 80 47 000 - Utilities			408.52	Finchem Hill - Irrigation
			001 - 576 80 47 000 - Utilities			225.58	Triangle Park (Evans Street)
			001 - 576 80 47 000 - Utilities			245.50	Hwy. 2 Pool Sidewalk Streetscape
			001 - 576 80 47 000 - Utilities			1,197.02	Pool/Parking Lot Irrigation
			001 - 576 80 47 000 - Utilities			287.72	Parks House
			001 - 576 80 47 000 - Utilities			104.38	Op Shop/ Parks Building
			001 - 576 80 47 000 - Utilities			339.54	Enchantment Park - Restrooms
			001 - 576 80 47 000 - Utilities			2,571.40	Enchantment Park - Irrigation
5008	08/12/2026	Claims	10	72597	Enduris Washington	3,500.00	General Liability PRSA Board - September 1, 2026 - August 31, 2027
			176 - 576 20 46 000 - Insurance			3,500.00	
5009	08/12/2026	Claims	10	72598	Enterprise FM Trust	577.05	Various
			501 - 548 68 41 003 - ProSvs - Fleet Vehicles Acct Fee			507.05	Fleet Vehicles Monthly Fees - August 2026 (9 Vehicles)
			501 - 594 48 64 059 - Enterprise Fleet Rotations			70.00	2026 Chevy Silverado - Facilities License & Title
5010	08/12/2026	Claims	10	72599	Faith Lutheran Church	1,229.00	Immigration Justice/ Leavenworth Fund General Fund Grant
			001 - 571 23 49 000 - Leavenworth Fund - Youth/Sen			1,229.00	
5011	08/12/2026	Claims	10	72600	Grainger	10.91	WRRF - Supplies
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plnt			10.91	
5012	08/12/2026	Claims	10	72601	Gray & Osborne, Inc.	1,309.45	Leavenworth Meadows; Alpenglow Village 3 Phase 1 and 2 Review
			001 - 558 60 41 005 - Pro.Svs. Develop Review-Reimt			612.78	
			001 - 558 60 41 005 - Pro.Svs. Develop Review-Reimt			696.67	
5013	08/12/2026	Claims	10	72602	H.D. Fowler Company Inc.	297.69	Parks - Repairs; Parks - Repairs
			001 - 576 80 48 000 - Repairs & Maintenance			203.29	
			001 - 576 80 48 000 - Repairs & Maintenance			94.40	
5014	08/12/2026	Claims	10	72603	Hach Company Inc.	313.66	WRRF - Supplies
			404 - 535 80 32 000 - Operating Supplies-Trtmnt Plnt			313.66	
5015	08/12/2026	Claims	10	72604	ASSI Heritage Pool Supply Group	3,340.57	50 LBS Pulsar Plus Briquettes
			176 - 576 20 31 000 - Office & Operating Supplies			3,340.57	
5016	08/12/2026	Claims	10	72605	Icicle TV	30,410.00	LAP
			104 - 557 30 44 001 - Advertising-LAP			30,410.00	
5017	08/12/2026	Claims	10	72606	Icicle Valley Trout Unlimited	3,830.00	Blackbird Island Pond Fishing Access Rehabilitation/ Leavenworth Fund General Fund Grant
			001 - 571 23 49 000 - Leavenworth Fund - Youth/Sen			3,830.00	

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5018	08/12/2026	Claims	10	72607	KRCI LLC	233,123.69	Installation New Push Button Hand Dryers - Parking; 2025 On-Call Utility Repairs - Sidewalks; 2026 Front St. US2 Improvements
					101 - 542 61 48 000 - Repairs & Maintenance	12,760.50	
					415 - 542 65 48 001 - Repairs & Maintenance	2,291.46	
					104 - 594 76 63 021 - 2026 Front Street Short-Term I	218,071.73	
5019	08/12/2026	Claims	10	72608	Leavenworth Art Haus	400.00	Block Party - Face Painting
					001 - 511 60 31 000 - Office & Operating Supplies	400.00	
5020	08/12/2026	Claims	10	72609	Leavenworth Rotary Club	3,035.00	Americas 250th Birthday Celebration/Leavenworth Fund General Fund Grant
					001 - 571 23 49 000 - Leavenworth Fund - Youth/Sen	3,035.00	
5021	08/12/2026	Claims	10	72610	Local Planning	4,859.24	Festhalle Management - July 2026
					104 - 557 30 44 003 - Advertising-Festhalle	100.00	Social Media
					110 - 575 48 31 000 - Office & Operating Supplies	159.24	Festhalle Supplies - Stage Skirt
					110 - 575 48 41 000 - Managerial Services	4,300.00	Management Fee
					110 - 575 48 41 001 - Janitorial Services	300.00	Janitorial
5022	08/12/2026	Claims	10	72611	Amy McCoy	50.00	A. McCoy - Wellness Reimbursement
					502 - 518 90 31 000 - Wellness Committee Operating	50.00	
5023	08/12/2026	Claims	10	72612	Motor Mart	295.39	Festhalle - HVAC Repairs
					110 - 575 48 48 000 - Repairs & Maintenance	295.39	
5024	08/12/2026	Claims	10	72613	Norco Inc.	158.71	Pool - Cylinder Rental
					176 - 576 20 31 000 - Office & Operating Supplies	158.71	
5025	08/12/2026	Claims	10	72614	North Central Laboratories	279.26	WRRF - Chemicals
					404 - 535 80 32 000 - Operating Supplies-Trtmnt Plnt	279.26	
5026	08/12/2026	Claims	10	72615	Oxarc Inc.	215.71	Shop - Propane Cylinder/Chemicals
					501 - 548 68 31 000 - Office & Operating Supplies	215.71	
5027	08/12/2026	Claims	10	72616	Courtney Porter	1,182.79	Various
					001 - 511 60 31 003 - Community Engagement Night	97.91	CEN - Wagon
					001 - 511 60 43 000 - Travel-Lodging/Meals/Mileage	40.43	Mileage to Costco for Air Purifiers
					502 - 518 90 34 000 - Office & Operating Supplies	1,044.45	City Hall - Air Purifiers
5028	08/12/2026	Claims	10	72617	Sherpas IT	434.80	Website Hosting & Support - August 2026
					502 - 518 90 41 004 - Website Design-ProSvs	434.80	
5029	08/12/2026	Claims	10	72618	Silicon Valley Bank	5,735.07	Parking - Software Platform; Connectivity - June 2026
					415 - 542 65 41 001 - ProSvs-Monthly PEMS Services	5,517.87	
					415 - 542 65 41 001 - ProSvs-Monthly PEMS Services	217.20	
5030	08/12/2026	Claims	10	72619	Sinclair Broadcast Group	35.00	LAP
					104 - 557 30 44 001 - Advertising-LAP	35.00	
5031	08/12/2026	Claims	10	72620	Tacoma Screw Products, Inc.	285.49	Shop - Supplies
					501 - 548 68 31 000 - Office & Operating Supplies	285.49	
5032	08/12/2026	Claims	10	72621	Thompson Guildner & Associates Inc. P.S.	8,606.78	General Counsel - July 2026
					001 - 515 31 41 000 - City Attorney - Prosvs.	600.00	General Counsel
					001 - 515 31 41 009 - Legal - Community Developme	3,809.64	Community Development
					001 - 515 31 41 010 - Legal - Engineering/PW	1,195.20	Public Works
					001 - 515 31 41 011 - Legal - Contract Admin	282.00	Contract / Admin

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			001 - 515 31 41 017		- Legal - Personnel Related	94.76	Personnel
			001 - 515 31 41 027		- Legal - Housing Related	369.18	Housing
			001 - 515 31 41 031		- Legal - Records Requests	2,256.00	Records Requests
5033	08/12/2026	Claims	10	72622	Tumwater Drilling & Pump	169.48	Parks - Repairs
			001 - 576 80 48 000		- Repairs & Maintenance	169.48	
5034	08/12/2026	Claims	10	72623	U.S. Bank	497.67	Parking & Festhalle Bond Admin Fee; Water Rights Bond Admin Fee - Final
			403 - 592 34 89 000		- Other Debt Service Costs	147.67	
			104 - 592 75 89 000		- Other Debt Service Costs	350.00	
5035	08/12/2026	Claims	10	72624	Visa	10,121.74	Visa One - Various; Visa Two - Various; Visa Three - Various; Visa Four - Various; Visa Five - Parking Supplies; Visa Six - Pool Supplies; Visa Seven - Various
			001 - 511 60 31 002		- Annual Block Party	214.21	Community Block Party - Banners
			001 - 511 60 31 002		- Annual Block Party	52.08	Community Block Party - Flyers
			001 - 511 60 31 002		- Annual Block Party	42.32	Community Block Party Postcards
			001 - 511 60 31 002		- Annual Block Party	650.40	Bouncy House for Block Party
			001 - 511 60 43 000		- Travel-Lodging/Meals/Mileage	311.81	Council Retreat Dinner 6/30/26
			001 - 511 60 43 000		- Travel-Lodging/Meals/Mileage	77.83	Council Retreat Dinner 6/30/26
			001 - 511 60 43 000		- Travel-Lodging/Meals/Mileage	49.99	7/14 City Council Dinner
			001 - 511 60 43 000		- Travel-Lodging/Meals/Mileage	56.80	7/14 City Council Dinner
			001 - 511 60 43 000		- Travel-Lodging/Meals/Mileage	261.22	6/23 Council Dinner
			001 - 513 10 31 000		- Office & Operating Supplies	162.73	Comms External Storage for Photos
			001 - 513 10 31 000		- Office & Operating Supplies	2.99	Apple Storage - K. Raftery
			001 - 513 10 31 000		- Office & Operating Supplies	208.33	Admin - Branded Apparel
			001 - 513 10 49 000		- Misc-Reg/Dues/Subscriptions	53.12	K. Raftery - Cert Subscription for PR & Comms
			001 - 513 10 49 000		- Misc-Reg/Dues/Subscriptions	665.00	Selby - PIPTA Conference
			001 - 518 30 48 000		- Repairs & Maintenance City Ha	12.83	Festhalle & City Hall Elevator Renewals Processing Fee
			001 - 518 30 48 000		- Repairs & Maintenance City Ha	394.80	Festhalle & City Hall Elevator Renewals
			502 - 518 90 34 000		- Office & Operating Supplies	205.41	Bear Spray for City Personnel
			502 - 518 90 49 000		- Misc-Reg/Dues/Subscriptions	1.43	Doodle Poll License for Staff Tx fee
			502 - 518 90 49 000		- Misc-Reg/Dues/Subscriptions	143.22	Doodle Poll License for Staff
			502 - 518 90 49 000		- Misc-Reg/Dues/Subscriptions	327.88	Adobe Consolidated Accounts
			403 - 534 80 31 000		- Operating Supplies-Distribution	150.00	WTP- Replacement Valves for Chemical Delivery Pump
			403 - 534 80 32 000		- Operating Supplies-Trtmnt Plnt	16.16	WTP - Supplies
			403 - 534 80 35 000		- Small Tools & Minor Equipmen	216.11	WTP - FLIR Subscription for Tools
			403 - 534 80 48 000		- Repairs & Maintenance	60.00	WTP - Telemetry
			403 - 534 80 49 000		- Misc/Reg/Dues/Subscriptions	150.00	AWWA Registration Fees for C. Klanke
			404 - 535 80 32 000		- Operating Supplies-Trtmnt Plnt	42.60	WRRF - Water
			415 - 542 65 31 001		- Office & Operating Supplies	149.73	Parking - Library Dash Passes
			415 - 542 65 31 001		- Office & Operating Supplies	16.27	
			415 - 542 65 49 000		- Misc-Reg/Dues/Subscriptions	465.00	S. Lemons - PIPTA Conference
			415 - 542 65 49 000		- Misc-Reg/Dues/Subscriptions	465.00	S. Turner - PIPTA Conference
			501 - 548 68 31 000		- Office & Operating Supplies	32.60	Utilities - Soil Probe
			501 - 548 68 49 000		- Misc-Reg/Dues/Subscriptions	200.00	A. Chittim - Procurement Fundamentals Training
			501 - 548 68 49 000		- Misc-Reg/Dues/Subscriptions	200.00	S. Cragun - Procurement Fundamentals Training
			501 - 548 68 49 000		- Misc-Reg/Dues/Subscriptions	45.00	S. Cragun - On Demand Contracts Training
			501 - 548 68 49 000		- Misc-Reg/Dues/Subscriptions	173.76	T. Cameron - Backflow Training
			104 - 557 30 31 002		- RTM Office/Operating Supplies	98.07	S. Rubenstein - Branded Apparel

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			104 - 557 30 49 000 - RTM - Misc/Regs/Dues/Subscri			90.37	S. Rubinstein - Perplexity Subscription Cancel Fee
			104 - 557 30 49 000 - RTM - Misc/Regs/Dues/Subscri			93.36	R. Rubenstein - Smartsheet Subscription
			001 - 559 30 31 000 - Office & Operating Supplies			0.99	K. Winston - Apple Storage
			001 - 559 30 31 000 - Office & Operating Supplies			0.99	K. Winston - Apple Storage
			176 - 576 20 31 000 - Office & Operating Supplies			39.12	Pool - Swim Test Wristbands
			176 - 576 20 31 000 - Office & Operating Supplies			98.08	S. Rubenstein - Branded Apparel
			176 - 576 20 31 000 - Office & Operating Supplies			112.92	Pool Punch Cards
			176 - 576 20 31 000 - Office & Operating Supplies			585.70	
			176 - 576 20 44 000 - Advertising			12.32	Pool - Hiring Ad
			176 - 576 20 49 000 - Misc-Reg/Dues/Subscriptions			93.37	R. Rubenstein - Smartsheet Subscription
			001 - 576 80 31 000 - Office & Operating Supplies			182.42	Parks - Trail Signage
			001 - 576 80 31 000 - Office & Operating Supplies			900.16	Parks - Trail Signage
			001 - 576 80 31 000 - Office & Operating Supplies			1,062.46	Parks - Trail Signage
			001 - 576 80 31 000 - Office & Operating Supplies			26.25	Parks Trailer License Plate
			001 - 576 80 48 000 - Repairs & Maintenance			248.53	8th St. Restroom Repairs
			001 - 576 80 49 000 - Misc-Reg/Dues/Subscriptions			200.00	J. Schons - CPSI Exam
5036	08/12/2026	Claims	10	72625	Wenatchee Valley Humane Society	1,875.00	Animal Control Contract Installment - July 2026
			001 - 554 30 41 000 - Humane Society-Prosvs.			1,875.00	
5037	08/12/2026	Claims	10	72626	Wenatchee Valley Velo Club	9,560.00	Leavenworth Bike Fest/ Leavenworth Fund Lodging Tax Grant
			104 - 557 30 44 007 - Leavenworth Fund - Lodging S			9,560.00	
			001 Current Expense			48,812.52	
			101 Streets			50,666.21	
			104 Lodging Tax			301,673.94	
			110 Leavenworth Civic Center			7,028.73	
			176 Community Swimming Pool			11,952.52	
			402 Garbage			50.36	
			403 Water			3,329.83	
			404 Sewer			5,932.08	
			415 Parking			13,992.05	
			501 Equip Rental & Revolving Fund			3,476.87	
			502 Central Services			3,647.19	
						450,562.30	Claims:
						450,562.30	450,562.30

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I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

Signed

Date

Signed

Date

Signed

Date

Signed

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Finance Director



Date

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4891	08/04/2026	Claims	10	EFT	Xpress Solutions, Inc.	1,149.41	Original Invoice INV-XPRO38065
		001 - 514 20 31 000 - Office & Operating Supplies				229.88	
		410 - 531 30 42 000 - Communications-Phone/Postage				34.48	
		403 - 534 80 42 000 - Comm-Phone/Postage/Fx				356.32	
		404 - 535 80 42 000 - Comm-Phone/Postage/Fx				287.35	
		402 - 537 80 42 000 - Comm-Phone/Postage/Fx				241.38	
		001 Current Expense				229.88	
		402 Garbage				241.38	
		403 Water				356.32	
		404 Sewer				287.35	
		410 Stormwater				34.48	
						1,149.41	Claims: 1,149.41

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I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

Signed

Date

Signed

Date

Signed

Date

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Date

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Date

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Date

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Date



Finance Director

8/5/2026

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4767	08/05/2026	Payroll	10	EFT	Salvador Alvarez	2,333.13	July Payroll
4768	08/05/2026	Payroll	10	EFT	Ara P Arakelian	5,120.56	July Payroll
4769	08/05/2026	Payroll	10	EFT	Lynn M Armstrong	778.31	July Payroll
4770	08/05/2026	Payroll	10	EFT	Marc W Babiar	4,980.39	July Payroll
4771	08/05/2026	Payroll	10	EFT	Brantley Bain	4,358.99	July Payroll
4772	08/05/2026	Payroll	10	EFT	Celeste Y Barry	3,378.61	July Payroll
4773	08/05/2026	Payroll	10	EFT	Michael Bedard P	545.78	July Payroll
4774	08/05/2026	Payroll	10	EFT	Margaret R Boles	4,567.93	July Payroll
4775	08/05/2026	Payroll	10	EFT	Thomas R Bolin	3,859.78	July Payroll
4776	08/05/2026	Payroll	10	EFT	Adyson G Bradburn	1,867.34	July Payroll
4777	08/05/2026	Payroll	10	EFT	Kyle B Breaux	5,572.23	July Payroll
4778	08/05/2026	Payroll	10	EFT	Marvin Breshears	4,419.25	July Payroll
4779	08/05/2026	Payroll	10	EFT	Greta B Broom	1,339.66	July Payroll
4780	08/05/2026	Payroll	10	EFT	Tony R Cameron	4,254.75	July Payroll
4781	08/05/2026	Payroll	10	EFT	Henry J Carlton	430.14	July Payroll
4782	08/05/2026	Payroll	10	EFT	Amber D Chittim	4,595.98	July Payroll
4783	08/05/2026	Payroll	10	EFT	Trevor J Cline	1,200.27	July Payroll
4784	08/05/2026	Payroll	10	EFT	Douglas R Compau	2,229.25	July Payroll
4785	08/05/2026	Payroll	10	EFT	Noah R Copson	730.89	July Payroll
4786	08/05/2026	Payroll	10	EFT	Ramon Cortes	4,836.28	July Payroll
4787	08/05/2026	Payroll	10	EFT	Aaron J Cox	4,852.57	July Payroll
4788	08/05/2026	Payroll	10	EFT	Sue Z Cragun	3,483.17	July Payroll
4789	08/05/2026	Payroll	10	EFT	Johnathon M Cunningham	2,448.62	July Payroll
4790	08/05/2026	Payroll	10	EFT	Ayla L Decker	167.06	July Payroll
4791	08/05/2026	Payroll	10	EFT	Joe E Earll IV	3,030.97	July Payroll
4792	08/05/2026	Payroll	10	EFT	Robert Eaton	545.78	July Payroll
4793	08/05/2026	Payroll	10	EFT	Richard W Emmons	5,184.11	July Payroll
4794	08/05/2026	Payroll	10	EFT	Jackson T Fiano	215.06	July Payroll
4795	08/05/2026	Payroll	10	EFT	Andrea K Fischer	4,598.23	July Payroll
4796	08/05/2026	Payroll	10	EFT	Carl J Florea	1,619.26	July Payroll
4797	08/05/2026	Payroll	10	EFT	Colin N Forsyth	45.48	July Payroll
4798	08/05/2026	Payroll	10	EFT	Luis A Gonzalez	8,360.53	July Payroll
4799	08/05/2026	Payroll	10	EFT	Eve R.W. Gunter	1,100.90	July Payroll
4800	08/05/2026	Payroll	10	EFT	Khayias K Hamilton	987.99	July Payroll
4801	08/05/2026	Payroll	10	EFT	Ella J Henscheid	476.21	July Payroll
4802	08/05/2026	Payroll	10	EFT	Anne Hessburg	545.78	July Payroll
4803	08/05/2026	Payroll	10	EFT	James A High	5,179.86	July Payroll
4804	08/05/2026	Payroll	10	EFT	Hugh A Hyland Szwarc	2,261.29	July Payroll
4805	08/05/2026	Payroll	10	EFT	Nicholas F Hyland-Szwarc	1,792.18	July Payroll
4806	08/05/2026	Payroll	10	EFT	Elizabeth C Ising	1,727.09	July Payroll
4807	08/05/2026	Payroll	10	EFT	Soren A Ising	3,550.62	July Payroll
4808	08/05/2026	Payroll	10	EFT	George R Johnson	1,508.32	July Payroll
4809	08/05/2026	Payroll	10	EFT	Jerrid P Johnson	2,306.77	July Payroll
4810	08/05/2026	Payroll	10	EFT	Ryann J Johnson	2,190.90	July Payroll
4811	08/05/2026	Payroll	10	EFT	Chris P Klancke	4,930.49	July Payroll
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4813	08/05/2026	Payroll	10	EFT	Cooper J Krejci	809.04	July Payroll
4814	08/05/2026	Payroll	10	EFT	Benjamin L Larsen	2,555.42	July Payroll
4815	08/05/2026	Payroll	10	EFT	Kelley J Lemons	3,768.04	July Payroll
4816	08/05/2026	Payroll	10	EFT	Shannon M Lemons	5,194.04	July Payroll
4817	08/05/2026	Payroll	10	EFT	Kim M Levesque	1,106.03	July Payroll
4818	08/05/2026	Payroll	10	EFT	Ellen M Lindsay	3,710.61	July Payroll
4819	08/05/2026	Payroll	10	EFT	Todd A Lindsay	1,479.62	July Payroll
4820	08/05/2026	Payroll	10	EFT	Jose C Marquez	4,416.59	July Payroll
4821	08/05/2026	Payroll	10	EFT	Tristen Mathers	655.43	July Payroll
4822	08/05/2026	Payroll	10	EFT	Amy L McCoy	3,848.73	July Payroll

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Trans	Date	Type	Acct #	Chk #	Claimant	Amount	Memo
4823	08/05/2026	Payroll	10	EFT	Robert C McCurdy Jr	4,273.65	July Payroll
4824	08/05/2026	Payroll	10	EFT	Shirley S McLaughlin	2,525.78	July Payroll
4825	08/05/2026	Payroll	10	EFT	Tristan A McLeod	1,788.33	July Payroll
4826	08/05/2026	Payroll	10	EFT	Travis McMaster	545.78	July Payroll
4827	08/05/2026	Payroll	10	EFT	Nathan T Merry	2,403.24	July Payroll
4828	08/05/2026	Payroll	10	EFT	Alison C Miller	45.48	July Payroll
4829	08/05/2026	Payroll	10	EFT	Mary K Morse	45.48	July Payroll
4830	08/05/2026	Payroll	10	EFT	Abbey A Mott	2,570.37	July Payroll
4831	08/05/2026	Payroll	10	EFT	Henry L Mott	2,118.34	July Payroll
4832	08/05/2026	Payroll	10	EFT	Mollie R Mott	2,486.04	July Payroll
4833	08/05/2026	Payroll	10	EFT	Sophee C Mott	2,432.14	July Payroll
4834	08/05/2026	Payroll	10	EFT	Jason K O'Brien	3,375.61	July Payroll
4835	08/05/2026	Payroll	10	EFT	Vanessa R Ontiveros	2,876.64	July Payroll
4836	08/05/2026	Payroll	10	EFT	Alex C Pedack	2,382.93	July Payroll
4837	08/05/2026	Payroll	10	EFT	Lawson D Poltz	2,113.21	July Payroll
4838	08/05/2026	Payroll	10	EFT	Courtney A Porter	5,664.20	July Payroll
4839	08/05/2026	Payroll	10	EFT	Galen Presler	4,783.92	July Payroll
4840	08/05/2026	Payroll	10	EFT	Kara Raftery	7,746.06	July Payroll
4841	08/05/2026	Payroll	10	EFT	Zeke S Reister	525.78	July Payroll
4842	08/05/2026	Payroll	10	EFT	Austin J Reynolds	2,327.18	July Payroll
4843	08/05/2026	Payroll	10	EFT	Steven J Rubinstein	3,134.53	July Payroll
4844	08/05/2026	Payroll	10	EFT	John J Schons	6,024.98	July Payroll
4845	08/05/2026	Payroll	10	EFT	David M Scott	3,110.28	July Payroll
4846	08/05/2026	Payroll	10	EFT	Matthew Selby J	9,641.86	July Payroll
4847	08/05/2026	Payroll	10	EFT	Spencer J Smith	2,679.22	July Payroll
4848	08/05/2026	Payroll	10	EFT	Chantell Steiner	6,298.84	July Payroll
4849	08/05/2026	Payroll	10	EFT	Clinton L Strand	545.78	July Payroll
4850	08/05/2026	Payroll	10	EFT	Shane G Thayer	545.78	July Payroll
4851	08/05/2026	Payroll	10	EFT	Matthew B Thomason	5,073.02	July Payroll
4852	08/05/2026	Payroll	10	EFT	Brian A Thompson	2,707.88	July Payroll
4853	08/05/2026	Payroll	10	EFT	Stephanie L Turner	2,694.23	July Payroll
4854	08/05/2026	Payroll	10	EFT	Siiri L.C. Von Reis	2,163.97	July Payroll
4855	08/05/2026	Payroll	10	EFT	Beverly M Ward	3,794.92	July Payroll
4856	08/05/2026	Payroll	10	EFT	Ava G Week	573.50	July Payroll
4857	08/05/2026	Payroll	10	EFT	Jason A Williams	2,112.09	July Payroll
4858	08/05/2026	Payroll	10	EFT	Kristian L Winston	3,178.42	July Payroll
4859	08/05/2026	Payroll	10	EFT	Anne E Worden	4,539.56	July Payroll
4860	08/05/2026	Payroll	10	EFT	Jackson E Young	2,113.21	July Payroll
4861	08/05/2026	Payroll	10	EFT	Andrea L Zontek-Backstrum	3,522.71	July Payroll
4862	08/05/2026	Payroll	10	EFT	EAP AWC Employee Benefit Trust	90.63	Pay Cycle(s) 08/05/2026 To 08/05/2026 - AWC EAP
4863	08/05/2026	Payroll	10	EFT	Aflac	588.77	Pay Cycle(s) 08/05/2026 To 08/05/2026 - Aflac - Dental; Pay Cycle(s) 08/05/2026 To 08/05/2026 - Aflac - Accident; Pay Cycle(s) 08/05/2026 To 08/05/2026 - Aflac - Short Term Disability; Pay Cycle(s) 08
4864	08/05/2026	Payroll	10	EFT	Cashmere Valley Bank	103,820.79	941 Deposit for Pay Cycle(s) 08/05/2026 - 08/05/2026
4865	08/05/2026	Payroll	10	EFT	Dept of Retirement System	58,543.82	Pay Cycle(s) 08/05/2026 To 08/05/2026 - Deferred Comp -State; Pay Cycle(s) 08/05/2026 To 08/05/2026 - PERS 2; Pay Cycle(s) 08/05/2026 To 08/05/2026 - PERS 3; Pay Cycle(s) 08/05/2026 To 08/05/2026 - Ro

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Trans	Date	Type	Acct #	Chk #	Claimant	Amount	Memo
4866	08/05/2026	Payroll	10	EFT	HRA VEBA Trust	14,025.00	Pay Cycle(s) 08/05/2026 To 08/05/2026 - VEBA
4867	08/05/2026	Payroll	10	EFT	Washington State Support Registry	1,390.22	Pay Cycle(s) 08/05/2026 To 08/05/2026 - Child Support
4868	08/05/2026	Payroll	10	31796	Inland Empire Teamsters		Printed Double Sided
4869	08/05/2026	Payroll	10	31797	Local Union #760		Printed Double Sided
4871	08/05/2026	Payroll	10	31798	Inland Empire Teamsters	72,369.00	Pay Cycle(s) 08/05/2026 To 08/05/2026 - Health Insurance
4872	08/05/2026	Payroll	10	31799	Local Union #760	3,162.00	Pay Cycle(s) 08/05/2026 To 08/05/2026 - Union Dues
5237	08/19/2026	Payroll	10	EFT	Dept of Retirement System	92.26	April DCP was past due and another penalty was added. DRS was unable to reduce. Everything is resolved now
5139	08/20/2026	Payroll	10	EFT	Salvador Alvarez	1,483.00	August Draw
5140	08/20/2026	Payroll	10	EFT	Ara P Arakelian	1,200.00	August Draw
5141	08/20/2026	Payroll	10	EFT	Marc W Babiar	500.00	August Draw
5142	08/20/2026	Payroll	10	EFT	Brantley Bain	4,000.00	August Draw
5143	08/20/2026	Payroll	10	EFT	Margaret R Boles	3,810.00	August Draw
5144	08/20/2026	Payroll	10	EFT	Thomas R Bolin	1,300.00	August Draw
5145	08/20/2026	Payroll	10	EFT	Kyle B Breaux	1,200.00	August Draw
5146	08/20/2026	Payroll	10	EFT	Marvin Breshears	800.00	August Draw
5147	08/20/2026	Payroll	10	EFT	Sue Z Cragun	1,000.00	August Draw
5148	08/20/2026	Payroll	10	EFT	Johnathon M Cunningham	2,100.00	August Draw
5149	08/20/2026	Payroll	10	EFT	Joe E Earll IV	1,825.00	August Draw
5150	08/20/2026	Payroll	10	EFT	Richard W Emmons	1,100.00	August Draw
5151	08/20/2026	Payroll	10	EFT	Andrea K Fischer	500.00	August Draw
5152	08/20/2026	Payroll	10	EFT	George R Johnson	750.00	August Draw
5153	08/20/2026	Payroll	10	EFT	Jerrid P Johnson	1,400.00	August Draw
5154	08/20/2026	Payroll	10	EFT	Chris P Klancke	2,400.00	August Draw
5155	08/20/2026	Payroll	10	EFT	Benjamin L Larsen	1,000.00	August Draw
5156	08/20/2026	Payroll	10	EFT	Amy L McCoy	1,200.00	August Draw
5157	08/20/2026	Payroll	10	EFT	Robert C McCurdy Jr	700.00	August Draw
5158	08/20/2026	Payroll	10	EFT	Shirley S McLaughlin	2,600.00	August Draw
5159	08/20/2026	Payroll	10	EFT	Nathan T Merry	1,400.00	August Draw
5160	08/20/2026	Payroll	10	EFT	Jason K O'Brien	1,000.00	August Draw
5161	08/20/2026	Payroll	10	EFT	Vanessa R Ontiveros	1,700.00	August Draw
5162	08/20/2026	Payroll	10	EFT	Alex C Pedack	2,400.00	August Draw
5163	08/20/2026	Payroll	10	EFT	Austin J Reynolds	1,784.00	August Draw
5164	08/20/2026	Payroll	10	EFT	Steven J Rubinstein	3,000.00	August Draw
5165	08/20/2026	Payroll	10	EFT	John J Schons	650.00	August Draw
5166	08/20/2026	Payroll	10	EFT	David M Scott	1,500.00	August Draw
5167	08/20/2026	Payroll	10	EFT	Spencer J Smith	1,500.00	August Draw
5168	08/20/2026	Payroll	10	EFT	Chantell Steiner	1,500.00	August Draw
5169	08/20/2026	Payroll	10	EFT	Matthew B Thomason	800.00	August Draw
5170	08/20/2026	Payroll	10	EFT	Brian A Thompson	1,500.00	August Draw
5171	08/20/2026	Payroll	10	EFT	Stephanie L Turner	1,668.00	August Draw
5172	08/20/2026	Payroll	10	EFT	Beverly M Ward	400.00	August Draw
5173	08/20/2026	Payroll	10	EFT	Jason A Williams	2,100.00	August Draw
5174	08/20/2026	Payroll	10	EFT	Kristian L Winston	1,400.00	August Draw
5175	08/20/2026	Payroll	10	EFT	Andrea L Zontek-Backstrum	2,928.00	August Draw
5245	08/20/2026	Payroll	10	31800	Galen Presler	1,000.00	August Draw

001 Current Expense	166,954.04
101 Streets	53,715.14
104 Lodging Tax	58,193.01
176 Community Swimming Pool	68,801.83

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Trans	Date	Type	Acct #	Chk #	Claimant	Amount	Memo
		402 Garbage				29,524.53	
		403 Water				75,396.40	
		404 Sewer				57,712.58	
		410 Stormwater				3,697.28	
		415 Parking				55,535.18	
		501 Equip Rental & Revolving Fund				13,294.96	
						582,824.95	Payroll: 582,824.95

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Leavenworth, and that I am authorized to authenticate and certify to said claim.

Signed	Date
Signed	Date
Signed	Date
Signed	Date
Signed	Date
Signed	Date
Signed	Date
Finance Director	Date

FINAL CONTRACT VOUCHER CERTIFICATE

Project Name: 2026 Parking Lot Improvements
City Contract Number: 2025-010
Contractor Business Name: Central Washington Asphalt
Physical Completion Date: June 1, 2026
Final Project Total Amount: \$ 433,131.02

Contractor Certification

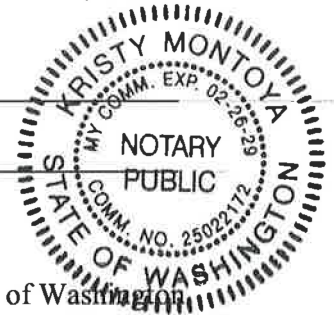
I, The undersigned, having first been duly sworn, certify that I am authorized to sign for the claimant; that in connection with the work performed and to the best of my knowledge no loan, gratuity or gift in any form whatsoever has been extended to any employee of the City of Leavenworth nor have I rented or purchased any equipment or materials from any employee of the City of Leavenworth; I further certify that the attached final estimate is a true and correct statement showing all the monies due me from the City of Leavenworth for work performed and materials furnished under this contract; that I have carefully examined said final estimate and understand the same and that I hereby release the City of Leavenworth from any and all claims of whatsoever nature which I may have, arising out of the performance of said contract, which are not set forth in said estimate.

Signature of Contractor's Authorized Official: Tyson Morris

Printed Contractor's Authorized Official Name: Tyson Morris

Subscribed and sworn to before me this 20th day of August, 2026

x [Signature] Notary Public in and for the State of Washington
residing at Benton City, WA



City of Leavenworth

City of Leavenworth hereby accepts the completed contract pursuant to the Contract provisions.

_____	<u>Carl J. Florea, Mayor</u>	<u>9/8/2026</u>
City Official Signature	Printed Name and Title	Date of Acceptance

Project Retention Period: _____

Destruction Date: _____



Partnering to achieve optimal health and wellness with compassion and respect for all.

Update to Leavenworth City Council

Local health access, community reach, and practical partnership opportunities

Manuel Navarro | Chief Executive Officer

City Governance Lens

The useful question is not “What is CVCH?” It is how health access conditions affect Leavenworth residents and city priorities.

1

ACCESS FOR RESIDENTS

Can families, workers, seniors, children, and uninsured residents reach affordable, timely care?

2

COMMUNITY STABILITY

Where do behavioral health, substance use, coverage, and family stress show up in schools, public spaces, and the workforce?

3

PARTNERSHIP OPPORTUNITIES

Where can communication, events, planning, and referral connections help residents reach care earlier?

City governance sets the conditions for health access: council decisions on housing, land use, communication, and partnerships shape whether Leavenworth residents reach care early.

CVCH serves as regional health infrastructure

2025 Uniform Data System snapshot

42,379

unique patients served

179,802

patient visits

25

service sites

500+

staff members

440 FTE

8%

patient growth

over prior year

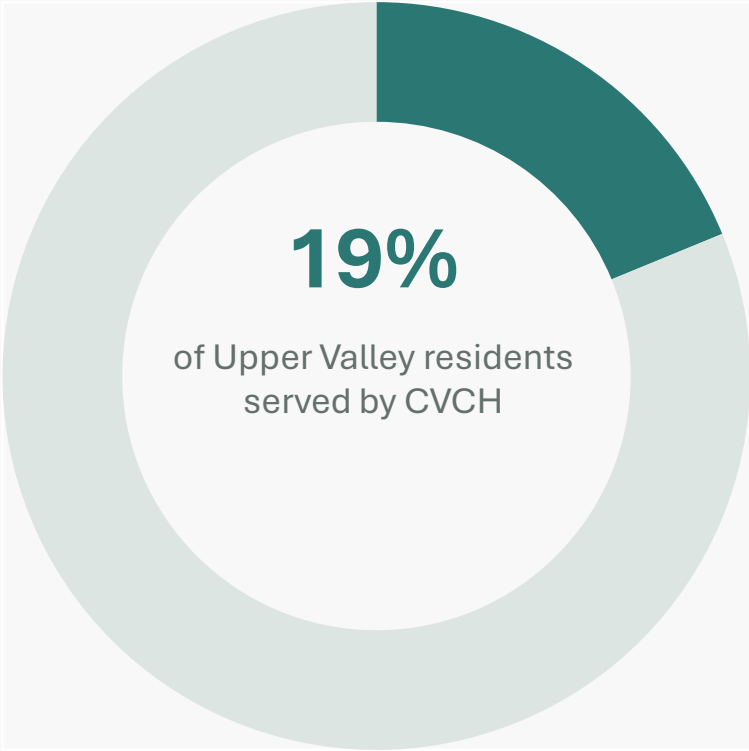
Clinical capacity

37 medical FTE
18 dental FTE
26 behavioral health FTE

Population served

26% migrant or seasonal agricultural workers
83% below 200% of the federal poverty level
15% uninsured • 43% Medicaid

Upper Valley: meaningful reach, with room to connect more residents



UPPER VALLEY HRSA ZTCA DATA

19,171 total population <i>2019–2023</i>	3,670 below 200% FPL	2,999 Medicaid residents
1,964 uninsured residents	3,603 CVCH patients	ZIP codes included Leavenworth • Peshastin Dryden • Cashmere • Monitor

CVCH patient reach within key groups

Low-income 98% | Medicaid 56% | Uninsured 41%

Note: HRSA ZTCA data combines five Upper Valley ZIP codes; it is not a Leavenworth-only estimate.

What residents receive is more than a medical visit

Primary care Prevention, diagnosis, treatment, chronic disease management

Behavioral health Mental health counseling, substance use treatment, referrals

Dental care Preventive and restorative oral health services

Pharmacy Prescription access and medication management

Enabling services Interpretation, transportation support, navigation, case management

The model



ACCESS

Affordable • Timely • Convenient



WHOLE PERSON

Physical • Mental • Social



UNDERSERVED

Reducing coverage and service barriers

This is why residents may experience CVCH as a connector to the health system, not simply as a clinic.

Why this belongs in a city conversation

Health access is often invisible when it is working. When it breaks down, the effects can surface across community systems.

FAMILIES

Coverage, affordability, language access, and transportation

EMPLOYERS

Reliable access to routine care and chronic disease support

SCHOOLS & YOUTH

Behavioral health connections and earlier support

PUBLIC SYSTEMS

Navigation before needs become more urgent and costly

Council takeaway

Treat healthcare access as part of community infrastructure and keep health partners involved early when local needs, events, transportation, housing, or youth concerns are being discussed.

Four practical ways the City and CVCH can work together

1

HELP COMMUNICATE

Share outreach events, Apple Health renewal support, mobile services, and enrollment resources.

2

SURFACE LOCAL NEEDS

Create a simple pathway for city staff and partners to flag recurring access barriers or emerging needs.

3

INVITE CVCH EARLY

Include CVCH when planning community events or discussing health access, youth, transportation, housing, or public safety.

4

CONNECT RESIDENTS EARLIER

Use city, school, community, and healthcare relationships to help residents find the right door before a crisis.

The earlier we understand what Leavenworth is seeing locally, the better we can align outreach, care, and partnerships.



Thank you

What I would ask the Council to remember

- Health access is community infrastructure.
- CVCH already serves a meaningful share of Upper Valley residents.
- Stronger local connections can help people reach care earlier.

Manuel Navarro, CEO
manuel.navarro@cvch.org
(509) 699-1372

TAB 9

2025–2026 Biennium Update and 2027–2028 Budget Preview

Preliminary Budget Presentation | September 8, 2026

Tonight's budget conversation

Progress

A focused recap of what departments delivered after the October 2025 mid-biennium presentation.

Current position

At July 31, 58.3% of the year had elapsed; adjusted revenues were 48.6% collected and expenditures were 36.2% spent.

Next biennium

The first preview centers on personnel: a \$7.79 million 2027 plan and three requested new FTEs.

Progress Since Last October

2025–2026 Biennium
Accomplishments



Administration

Built capacity and strengthened engagement

- **Civic engagement:** Launched the first Civics Academy and continued Community Engagement Nights and the annual Block Party.
- **Organizational capacity:** Formalized HR/communications and created the Recreation & Tourism Manager position.
- **Labor relations:** Implemented monthly labor-management meetings with Teamsters Local 760.
- **Customer communication:** Developed the utility-rate mini magazine, expanded FAQs and connected the document portal to the City website.
- **Recreation:** Opened the Howard Hopkins Memorial Pool on schedule and established consistent branding.
- **Readiness:** Completed Osborn asbestos abatement clearing the slate for a Community Center project and adopted employee generative-AI policies.

Finance

Protected fiscal capacity and modernized operations

- **Investment earnings:** Generated more than \$1 million year to date through the City's ladder investment strategy.
- **Liquidity:** Citywide cash increased from approximately \$26 million in January 2025 to \$30 million in July 2026.
- **Accountability:** Completed City and UVPRSA annual reports and audits with no findings.
- **Budget transparency:** Maintained quarterly ClearGov updates and supported the 2025–2026 budget process.
- **Fleet modernization:** Implemented Enterprise Fleet Management and completed a second vehicle-rotation cycle.
- **Capacity planning:** Updated the cost-allocation plan to reflect growth from 29 FTE in 2019 to more than 50 FTE in 2026.

Community Development

Modernized permitting and advanced long-range planning

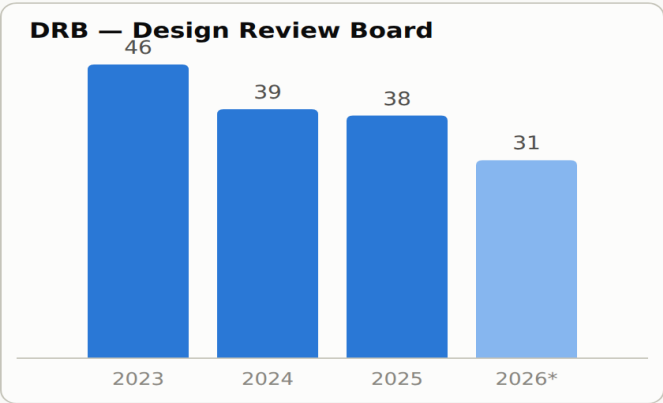
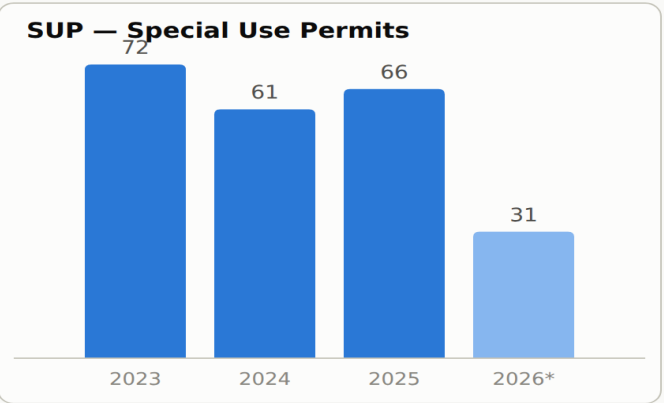
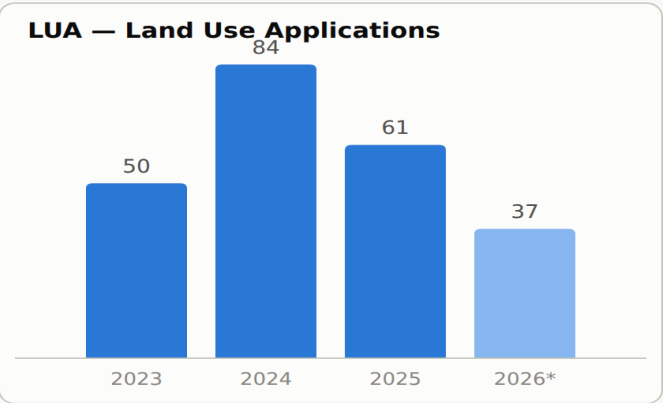
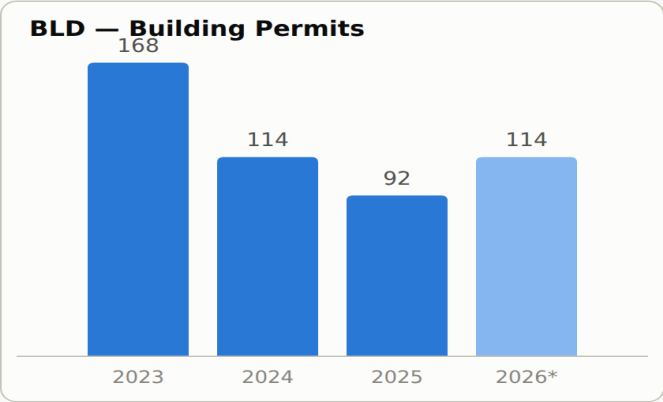
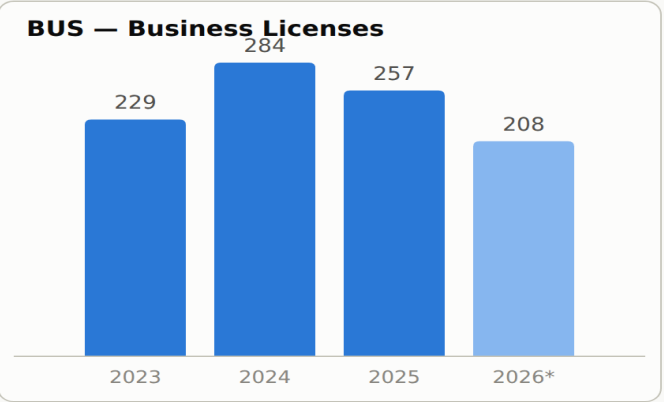
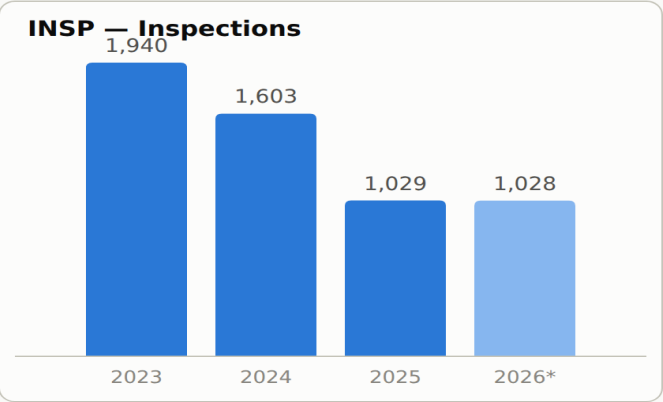
- **Comprehensive planning:** Advanced the 2026 Comprehensive Plan and Parks, Recreation & Open Space Plan.
- **Development regulations:** Progressed the 2026 regulations update and broader code cleanup.
- **Customer service:** Moved all permit types to online applications and documented internal procedures.
- **Coordination:** Improved interdepartmental communication and review processes.
- **Housing and development:** Advanced Autumn Haus, La Quinta and Beargrass Boulderling Gym toward completion.
- **Workload:** Completed more than 1,000 inspections through the reporting date in 2026.

City of Leavenworth — Permit Volume by Type

2023 – 2026, four-year comparison

2026 figures are year-to-date through August 28, 2026 (not a full calendar year) — shown in the lighter bar

■ 2023–2025 (full year) ■ 2026 (YTD)



Parking

Expanded customer tools and enforcement capability

- **Integrated technology:** Implemented a permit and motorist portal connected directly to enforcement.
- **LPR capability:** Advanced procurement of vehicle-mounted license-plate recognition technology; to be installed and implemented this fall
- **Parking access:** Added a downtown employee option and developed the PRSA local reduced-rate permit.
- **Validation:** Implemented parking validation in three lots.
- **Neighborhood management:** Advanced Residential Zone 5.
- **Asset stewardship:** Completed repairs and repaving in five parking lots and completed phase 1 of a garage feasibility study.

Public Works

Delivered infrastructure, reliability and readiness

- **Water reliability:** Completed water main upgrades on Icicle Road, Cedar, Poplar and Stafford and maintained peak production of 1.7–1.9 MGD.
- **Environmental performance:** Reduced wastewater effluent phosphorus and repaired critical treatment equipment.
- **Transportation:** Advanced Front Street, parking lot, alley, pavement and citywide stop-sign improvements.
- **Facilities and parks:** Completed safety, security, HVAC, electrical, restroom, trail, irrigation and landscaping improvements.
- **Workforce:** Expanded operator, cross-connection and park-safety certifications across divisions.
- **Project readiness:** Completed the Safety Action Plan, advanced grant applications and progressed FEMA reimbursement documentation.

2026 Budget Position

Budgeted Versus Actual Through
July



Through July, revenues are near halfway while expenditures lag

\$16.55 million in revenue

Adjusted revenue collected through July—48.6% of the \$34.08 million annual budget.

\$15.18 million in expenses

Adjusted expenditures through July—36.2% of the \$41.87 million annual budget.

58.3% of year elapsed

Revenues are closer to calendar pace than expenditures; capital-project and grant timing explains much of the difference.

Major funds show timing differences—not a structural imbalance

- **General Fund:** Revenue \$2.61M of \$4.95M (52.6%); expenditures \$3.07M of \$6.65M (46.2%).
- **Street Fund:** Revenue \$1.34M of \$2.73M (48.9%); expenditures \$1.18M of \$3.22M (36.7%).
- **Lodging Tax:** Revenue \$2.28M of \$4.60M (49.5%); expenditures \$2.61M of \$5.58M (46.7%).
- **Water:** Revenue \$2.65M of \$6.18M (42.9%); expenditures \$2.19M of \$6.72M (32.5%).
- **Sewer:** Revenue \$1.97M of \$6.23M (31.6%); expenditures \$1.90M of \$7.88M (24.1%).
- **Parking:** Revenue \$1.97M of \$3.89M (50.7%); expenditures \$1.49M of \$6.30M (23.6%).

Strong liquidity supports planned work, but reserves are committed

- **Cash position:** Approximately \$30 million was available citywide at the end of July.
- **Planned use:** Roughly \$8 million is associated with major projects expected to continue into the next biennium.
- **Capital timing:** Low expenditure percentages in Street, Water, Sewer and Parking largely reflect project schedules—not abandoned commitments.
- **Revenue timing:** Grant reimbursements, seasonal activity and enterprise billing cycles do not arrive evenly throughout the year.
- **Watch items:** Rafting revenue is materially below budget; some project grants and reimbursements remain outstanding.
- **Bottom line:** The City enters 2027–2028 with strong liquidity, but much of that capacity is already assigned to planned work.

2027–2028 Sneak Preview

Personnel Is the First Major
Budget Driver



Personnel costs rise before adding new positions

\$6.76 million

2026 original personnel budget.

\$7.40 million

2027 personnel cost before new positions—up approximately \$636,000, or 9.4%.

\$7.79 million

2027 personnel request including three new FTEs—up approximately \$1.03 million, or 15.2%.

Three new FTEs would add approximately \$390,000 in 2027

- **Parking Administrative Assistant:** \$107,393; funded entirely by the Parking Fund.
- **Public Works O&M Manager:** \$151,378; allocated across operating, utility, lodging-tax and equipment funds.
- **Staff Engineer I:** \$131,373; allocated primarily to Street, Water, Sewer, Garbage and Lodging Tax.
- **Combined annual cost:** \$390,143 in 2027, including wages and employer-paid benefits.
- **Purpose:** Add administrative capacity, strengthen operations management and expand in-house engineering delivery.

New positions account for 5.8 percentage points of personnel growth

- **Existing workforce growth:** +\$636,367, or 9.4%, compared with the 2026 original budget. Represents 3.05% COLA, step increases, longevity increases.
- **Three requested FTEs:** +\$390,143, equivalent to 5.8% of the 2026 personnel base.
- **Total 2027 increase:** +\$1,026,511, or 15.2%, bringing personnel to approximately \$7.79 million.
- **2028 planning estimate:** \$8.33 million, based on a preliminary 7% increase applied to the 2027 base. 2028 is dependent on the 2028-30 CBA.
- **Decision point:** Each position should be evaluated against workload, service expectations and the capacity of its funding sources.

Council direction will shape the preliminary budget

- **Confirm priorities:** Identify the services and capital commitments that should lead the 2027–2028 budget.
- **Review personnel:** Provide direction on the three requested FTEs and the associated service outcomes.
- **Reconcile requests:** Separate continuing costs, one-time purchases, project carryovers and transfers.
- **Refine revenues:** Update lodging tax, enterprise, parking, grant and investment assumptions.
- **Return to Council:** Present a balanced preliminary budget with fund impacts and policy choices clearly identified.

RESOLUTION NO. 14-2026

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEAVENWORTH, WASHINGTON,
ESTABLISHING THE UPPER VALLEY COMMUNITY CENTER STEERING COMMITTEE.**

WHEREAS, the City Council has identified the Upper Valley Community Center as a top priority and recognizes the value of community participation in its planning and development; and

WHEREAS, the City Council desires to establish a citizen advisory committee to provide community input and guidance regarding the Upper Valley Community Center; and

WHEREAS, the project overview includes a schematic design phase and public, council and design team engagement meetings with the Steering Committee to provide continuity throughout the process to help ensure established project concepts, goals and direction are maintained; and

WHEREAS, the function of the Upper Valley Community Center Steering Committee is to guide the project scope and design and assist with community engagement for the project; and

WHEREAS, the City has prepared a Steering Committee Charter outlining the purpose, primary functions, roles and responsibilities, membership guidelines, meeting schedule, and processes.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Leavenworth, Washington, as follows:

Section 1. That the Upper Valley Community Center Steering Committee is hereby established, and the Steering Committee Charter, attached hereto as **Exhibit A**, is approved to guide the purpose, structure and operation of the Committee.

Section 2. This resolution shall take effect immediately upon approval.

Passed by the City Council of the City of Leavenworth and approved by the Mayor this 8th day of September, 2026.

CITY OF LEAVENWORTH

By:

Carl J. Florea, Mayor

Attest:

Andrea Fischer, City Clerk

Upper Valley Community Center

Steering Committee Charter

Purpose

The Steering Committee provides strategic guidance to the Upper Valley Community Center (UVCC) project. It is designed to represent the interests of a diverse array of stakeholders, both internal and external, and to leverage a variety of members' backgrounds and skill sets to establish and maintain project direction.

Scope of Responsibilities

The primary function of the Upper Valley Community Center Steering Committee (Steering Committee) is to guide the project scope and design, assist with stakeholder coordination, participate in community outreach and fundraising efforts, and assist with prioritization and sequencing of deliverable project elements.

The Steering Committee provides a stabilizing influence, so project concept and direction are established and maintained in accordance with, and representative of, the needs of the residents of the Upper Valley. Members of the Steering Committee ensure project objectives are being adequately addressed and that the project remains on track. In practice, these responsibilities are carried out by performing the following functions (non-exhaustive):

- Monitoring and reviewing the project at regular Steering Committee meetings
- Assisting with the project when required
- Supervising project scope as emergent issues force changes to be considered, ensuring that scope aligns with the needs of key stakeholder groups.
- Resolving project conflicts and disputes, reconciling differences of opinion and approach
- Presenting project deliverables to the City Council for official approval and/or action

Scope of Authority

The Steering Committee serves in an advisory capacity to City staff, the Leavenworth City Council, and the Upper Valley Parks and Recreation Service Area Board (UVPRSA). While final decision-making authority lies with the City Council, the committee will provide input in a variety of ways, including but not limited to:

- Prioritizing project objectives and outcomes
- Vetting deliverables as identified in the project scope
- Ensuring that effort, expenditures, and changes are appropriate to stakeholder expectations
- Bridging connections with key external stakeholders

Membership

The Steering Committee may consist of, and will not be limited to, the following stakeholder members and roles:

Name/Stakeholder Group	Role
City Councilmember	Committee Chair
Recreation & Tourism Manager	Project Manager (non-voting)
City Councilmember	Member
Chelan PUD Resilience Consultant	Member (non-voting)
Aquatic Center Stakeholder	Member
Aquatic Center Stakeholder	Member
Library Stakeholder	Member
Library Stakeholder	Member
Leavenworth Resident	Member
Upper Valley Resident	Member
Peshastin Resident	Member
Stakeholder or Resident At-Large	Member
Stakeholder or Resident At-Large	Member

The Steering Committee shall be committed to fostering and maintaining a panel that is representative of the diverse needs and backgrounds of the entire Upper Valley community. If the Steering Committee determines that it is necessary to expand membership in the interest of furthering that commitment, it may formalize that recommendation to the City Council by a majority vote. The term of appointment for all members shall be for the duration of the project or until a member resigns, is removed by a majority vote of committee members, or is otherwise unable to continue in their commitment to the committee.

Selection criteria will include:

- Willing and able to commit to the necessary multi-year timeline
- Commitment to, and interest in the successful development of the UVCC, with said interest informed by a balanced community perspective
- Skills and experience related to previous work with community-based and/or planning projects, or a background in capital project delivery
- A reasonable assurance that the selected member does not have a financial interest related to the development and use of the property

City staff and Councilmembers will review, select, and appoint committee members.

Role of a Steering Committee Member

It is intended that the Steering Committee leverage the experiences, expertise, and insight of key individuals at organizations that have a stake in the successful development of UVCC. Steering Committee members are not directly responsible for managing project activities, and they will provide support and guidance for those who do.

Thus, individually, Steering Committee members should:

- Understand the strategic implications and outcomes of initiatives being pursued through project outputs
- Appreciate the significance of the project for stakeholders and represent their interests
- Be genuinely interested in the initiative and be an advocate for broad support for the outcomes being pursued
- Have a broad understanding of project management issues and the approach being adopted

In practice, this means they:

- Review the status of the individual project elements and the project as a whole
- Ensure the UVCC is tracking with the needs of the key stakeholders, the PRSA, and the City Council throughout the project lifecycle
- Help balance conflicting priorities and resources
- Provide guidance to the project team
- Consider ideas and issues raised internally and by the community
- Foster positive communication with the greater Upper Valley community regarding the project's progress and outcomes

Meeting Schedule and Process

The Steering Committee will meet monthly or as required to keep track of issues and the progress of the project. The Chair facilitates the Steering Committee meetings. The Steering Committee may make decisions regarding the need for additional committee organization, such as a Vice Chair to facilitate meetings in the absence of the Committee Chair, or a Secretary to take notes of the meeting to disseminate to Steering Committee members, the City Council, and the public. The quorum will be made up of the members present.

A written summary of discussion and comments from each meeting will be prepared by city staff, or by the Secretary, should the Steering Committee choose to appoint a member as such. Meeting minutes will describe highlights of the meeting, areas of agreement, disagreement, or decision, and recommendations or options. Meeting minutes will be circulated to the Steering Committee and project staff within two weeks of the meeting and made available on the city website.

When City Council, City project staff, or project staff request a recommendation from the Steering Committee as a body, the Steering Committee should aim for consensus by discussion. If a clear consensus cannot be reached by way of discussion, the Chair may call for a non-binding vote.

Conflict of Interest

The Steering Committee shall be bound by the policy set forth in [Leavenworth Municipal Code 2.24 CODE OF ETHICS](#), and individual members are expected to honor all the standards therein, including but not limited to [LMC 2.24.030A- Conflicts of Interest](#).

Review and Amendment

The Steering Committee may recommend amendments to this charter by way of majority vote. Authority to adopt recommended amendments lies with the City Council. This charter shall be subject to review every two years, or as directed by the City Council.

RESOLUTION NO. 15-2026

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEAVENWORTH,
WASHINGTON,**

WHEREAS, the City Council of the City of Leavenworth, Washington has identified the development of a Gateway Art Project, to be located within the roundabout at the intersection of U.S. Highway 2 and Icicle Road as a priority and recognizes the value of community participation in the planning and development of the project; and

WHEREAS, City Council recognizes the benefit of establishing a Gateway Art Project Steering Committee to provide input and guidance from a diverse group of internal and external representatives throughout the development of the project; and

WHEREAS, the members of the Steering Committee will play a critical role in guiding the project scope and design, assisting with stakeholder coordination, participating in community outreach and fundraising efforts, and assisting with prioritization and sequencing of project elements; and

WHEREAS, the City has prepared a Gateway Art Project Steering Committee Charter outlining the purpose, primary functions, roles and responsibilities, membership guidelines, meeting schedule, and processes.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Leavenworth, Washington, as follows:

Section 1. The Gateway Art Project Steering Committee is hereby established, and the Steering Committee Charter, attached hereto as **Exhibit A**, is approved to guide the purpose, structure and operation of the Committee.

Section 2. This resolution shall take effect immediately upon approval.

Passed by the City Council of the City of Leavenworth and approved by the Mayor this 8th day of September, 2026.

CITY OF LEAVENWORTH

By:

Carl J. Florea, Mayor

Attest:

Andrea Fischer, City Clerk

Steering Committee Charter

Gateway Art Project

Purpose and Vision

The Steering Committee will support City Staff in the development, selection, procurement, and installation of a permanent public artwork in the roundabout located at the intersection of Highway 2 and Icicle Road. This intersection represents one of the most significant geographical thresholds in Leavenworth, and the artwork selected will be the first impression of the city for countless motorists. While the Steering Committee will be responsible for developing the technical selection criteria, an installation of this magnitude should:

- Honor Leavenworth's identity as an Old World Bavarian alpine village and the community pride that has sustained that identity across generations
- Celebrate the natural landscape of the area surrounding Leavenworth
- Create a welcoming and memorable experience for all who travel through this intersection each year
- Reflect on the qualities of artistic excellence and long-term durability
- Echo Leavenworth's prioritization of cultural investment

Scope of Responsibilities

The primary function of the Gateway Art Project Steering Committee (Steering Committee) is to guide the project scope and design and assist with prioritization and sequencing of deliverable project elements. In practice, these responsibilities are carried out by performing the following functions (non-exhaustive):

- Developing and finalizing project design elements, including thematic guidance, site constraints, material requirements, and aesthetic choices rooted in Leavenworth's Bavarian theme and alpine identity
- Establishing artist eligibility criteria
- Developing and publishing the Request for Qualifications (RFQ) through appropriate channels, including the CaFÉ (Call for Entry) platform or comparable public art call systems
- Reviewing submissions and selecting finalists (recommended: 3–4 finalists), consistent with the two-phase selection process used in comparable projects
- Organizing finalist site visits and design presentation sessions
- Coordinating and hosting public input opportunities on finalist proposals
- Making a final commission recommendation to the City Council for approval
- Serving as the City's oversight body during the contract, fabrication, and installation phases, in coordination with the City's Project Manager and City Engineering Staff
- Ensuring ongoing documentation and a conservation/maintenance plan is established prior to final acceptance of the work

Scope of Authority

The Steering Committee serves in an advisory capacity to the City Staff and City Council. The Steering Committee is authorized to make the following decisions without requiring full City Council approval at each step:

- Selecting 3–4 finalists for Phase 2 design development

- Awarding finalist stipends (within pre-approved budget)
- Conducting and maintaining records of public input

The following actions require City Council approval:

- Final commission selection and authorization of the contract
- Modifications to the commissioned design after contract execution
- Any change orders that would alter the total contract's dollar amount
- Any agreements and/or memorandums of understanding with local agency partners (e.g., WSDOT)

Membership

The Steering Committee shall consist of the following voting members, and non-voting advisory members:

Title	Role
City Councilmember	Chair
Recreation & Tourism Manager	Project Manager (non-voting)
City Staff Engineer	Advisory (non-voting)
City Councilmember	Member
Leavenworth Design Review Board	Member
Local Artist/Arts Community Member	Member
Local Artist/Arts Community Member	Member
Representative of Chamber of Commerce	Member
Outdoor Recreation/Environmental Representative	Member
Community Member at Large	Member
Community Member at Large	Member
Community Member at Large	Member
Community Member at Large	Member

Recommendations for other non-voting advisory members include:

- A representative from the Washington State Department of Transportation (WSDOT)
- Professionals with a background or skillset pertaining to this project who the committee determines can provide meaningful guidance.

If the Steering Committee determines that it is necessary to expand membership, it may formalize that recommendation to the City Council by a majority vote. The term of appointment for all members shall be for the duration of the project or until a member resigns, is removed by a majority vote of committee members, or is otherwise unable to continue in their commitment to the committee.

Selection criteria will include:

- Willing and able to commit to the necessary multi-year timeline
- Commitment and interest in the successful development of the Gateway Art Project, informed by a balanced community perspective
- Skills and experience related to previous work with municipal or community-based art projects or cultural assets

- A reasonable assurance that the selected member does not have a financial interest related to the development of the project

City Staff and Councilmembers will review, select, and appoint committee members.

Role of a Steering Committee Member

It is intended that the Steering Committee leverage the experiences, expertise, and insight of key individuals that have a stake in the successful development of the Gateway Art Project. Steering Committee members are not directly responsible for managing project activities, and will provide support and guidance for those who do.

Thus, individually, Steering Committee members should:

- Understand the long-term impact this project has on the cultural identity of Leavenworth
- Appreciate the significance of the project for stakeholders and represent their interests
- Take a genuine interest in the project and its intended outcomes

In practice, this means they:

- Review the status of the individual project elements and the project as a whole
- Ensure the Gateway Art Project is tracking with the overall vision for the project.
- Help balance conflicting priorities and resources
- Provide guidance to the project team
- Consider ideas and issues raised internally and by the community
- Foster positive communication with the Leavenworth community regarding the project's progress and outcomes

Budget

All project activities will be conducted within the City Council approved budget of \$150,000.

Meeting Schedule and Process

The Steering Committee will meet monthly or as required to keep track of issues and the progress of the project. The Chair facilitates the Steering Committee meetings. The Steering Committee may make decisions regarding the need for additional committee organization, such as a Vice Chair to facilitate meetings in the absence of the Committee Chair, or a Secretary to take notes of the meeting to disseminate to Steering Committee members, the City Council, and the public. The quorum will be made up of the members present.

A written summary of discussion and comments from each meeting will be prepared by city staff, or by the Secretary, should the Steering Committee choose to appoint a member as such. Meeting minutes will describe highlights of the meeting, areas of agreement, disagreement, or decision, and recommendations or options. Meeting minutes will be circulated to the Steering Committee and project staff within two weeks of the meeting and made available on the city website.

When City Council, City Staff, or Project Staff request a recommendation from the Steering Committee as a body, the Steering Committee should aim for consensus by discussion. If a clear consensus cannot be reached by way of discussion, the Chair may call for a non-binding vote.

Conflict of Interest

The Steering Committee shall be bound by the policy set forth in [Leavenworth Municipal Code 2.24 CODE OF ETHICS](#), and individual members are expected to honor all the standards therein, including but not limited to [LMC 2.24.030A- Conflicts of Interest](#).

Review and Amendment

The Steering Committee may recommend amendments to this charter by way of majority vote. Authority to adopt recommended amendments lies with the City Council. This charter shall be subject to review every two years, or as directed by the City Council.

**SUPPLEMENTAL AGREEMENT NO. 2
TO
PROFESSIONAL SERVICES AGREEMENT
FOR
ARC ARCHITECTS, INC.**

This Supplemental Agreement No. 2 is made and entered into on the 8th day of September, 2026, between the City of Leavenworth, hereinafter called the "City" and ARC Architects, Inc., hereinafter called the "Consultant."

WITNESSETH THAT:

WHEREAS, the parties hereto have previously entered into an Agreement for **Public Works Relocation Study**, hereinafter called the "Project," said Agreement being dated March 20, 2025; and

WHEREAS, both parties desire to amend the Agreement to expand the scope of services to include an updated space-needs assessment, preliminary design concepts, and cost estimates; revise the total amount payable; and extend the term of the Agreement.

NOW THEREFORE, in consideration of the terms, conditions, covenants and performance contained herein or attached and incorporated, and made a part hereof, the parties hereto agree as follows:

1. Article II of the Original Agreement, "SCOPE OF SERVICES", shall be supplemented to include the Scope of Services as described in Exhibit A1, attached hereto and by this reference made part of this Supplemental Agreement No. 2.
2. Article IV of the Original Agreement, "OBLIGATIONS OF THE CITY", Paragraph IV.1 Payments, Section (a), the second sentence is amended to include the additional Consultant fee of **\$67,952** and shall read as follows: "In no event shall the compensation paid to Consultant under this Agreement exceed **\$117,952** without the written agreement of the Consultant and the City."

The total amount payable to the Consultant is summarized as follows:

Original Agreement	\$50,000
Supplemental Agreement No. 1	\$0
Supplemental Agreement No. 2	\$67,952
Grand Total	\$117,952

3. Article III, Section III.3 of the Original Agreement, Term. The completion date shall be

extended from December 31, 2026 to **June 30, 2027**.

4. Each and every provision of the Agreement for Professional Services is hereby ratified and shall remain in full force and effect, except as modified above.

IN WITNESS WHEREOF, the parties hereto have executed this SUPPLEMENTAL AGREEMENT NO. 2 as of the day and year first above written.

CITY OF LEAVENWORTH

ARC ARCHITECTS, INC.

By: _____
Carl J. Florea, Mayor

By: _____
Jeff Wandasiewicz, Principal, AIA

LEAVENWORTH PUBLIC WORKS ADAPTIVE REUSE STUDY (ATTACHMENT A)**OVERVIEW:**

An existing space needs, preliminary design concepts, and cost estimates for an expanded Public Works facility services facility at the City of Leavenworth Public Works' current site was captured in a 2022 Report by ARC Architects (PUBLIC WORKS & CITY HALL FACILITY CONDITION ASSESSMENT & SPACE NEEDS REPORT). The proposed adaptive reuse study will include updated space needs, preliminary design concepts, and cost estimates, which include:

- Property evaluation for the recently acquired 1451 US HWY 2 LEAVENWORTH, WA 98826 parcel
- Phase Construction, notably with the planned expansion of the Leavenworth Wastewater Treatment Plant
- Space needs for tenant space (Community Cupboard) in addition to Public Works
- Preliminary design concepts (up to 3 options)
- Preliminary cost estimate (preferred option)

In addition to ARC (Architect, Project Lead), our Design Team for this proposal includes the following consultants:

- DCW Cost Management - Cost Estimator
- SCJ - Civil Engineer

TASK 1: IMMERSION

ARC will develop project plan and schedule based on Owner input, and review all existing documents. Periodic virtual and/or in-person meetings and e-mail correspondence with the Owner are anticipated throughout.

TASK 2: SPACE NEEDS EVALUATION

ARC will update 2022 facility space needs for Public Works, and generate new space needs for Parking, corresponding with population service level increments from the present over the identified time period and include:

- Workload requirements - by department and facility including existing and proposed level-of-service (E/PLOS) standards. Staff and space needs - accounting for building and non-building solutions.
- Building requirements - including specialized facility requirements, functional relationships, and locational requirements
- Special area needs - including unique facility spaces such as computer rooms or environments, hearing or presentation rooms, public exhibition or reception areas, gymnasiums and swimming pools, utility laboratories, and the like.
- Supporting building or site improvements - including special equipment or material storage, maintenance shop, utility structures, parking, or loading areas.

ARC will generate space needs and adjacency diagrams for the City's tenant space (Community Cupboard) within the overall property for use in preliminary design concepts.

The City will provide space needs (site expansion delineation) for the planned expansion of the Wastewater Treatment Facility.

TASK 3: INITIAL DESIGN CONCEPTS

ARC will develop phased planning concepts that adaptively reuse and/or build new facilities at the proposed site. Each alternative scenario will include:

- Building plans - including conceptual level floor plans of new facilities.
- Site plans - including required improvements for workshops, equipment and material storage, staff parking and access, public parking.
- Conceptual 3D massing - preliminary building information modeling of the project site and proposed improvements.

ARC will review concepts with your department directors, facility managers, and officials.

TASK 4: CONCEPT DEVELOPMENT

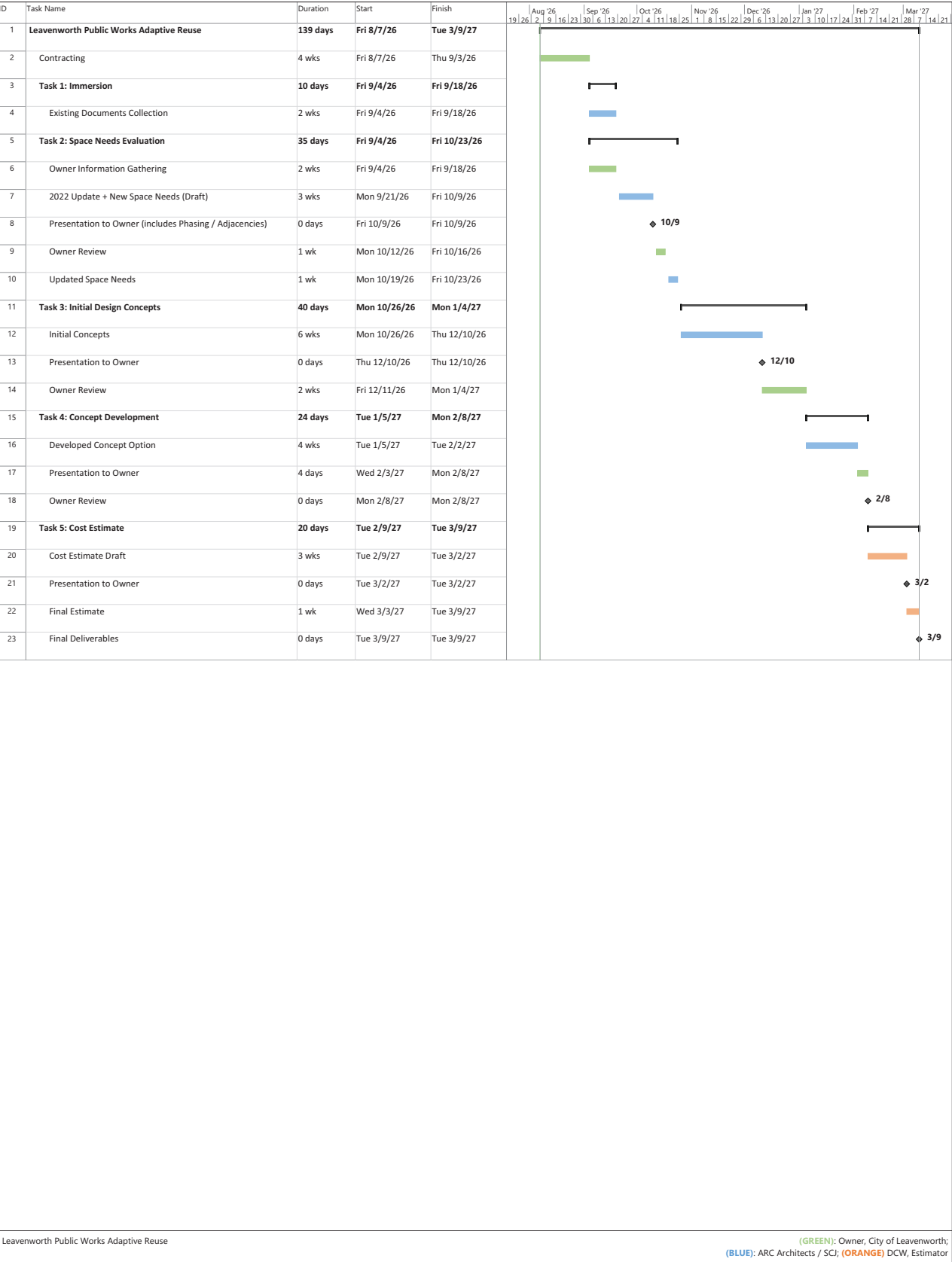
The City will select a preferred concept from Task 2 for ARC to develop and refine for Cost Estimate.

TASK 5: CONCEPT DEVELOPMENT

Prepare an opinion of probable construction costs for a complete construction cost estimate. The cost estimate will be prepared in Uniformat II component format. The cost estimate will be broken out into 3 phases of construction, with costs broken out for the identified tenant space.

Project Schedule

Preliminary



8/7/2026

Attn: Brantley Bain
City Engineer | Public Works
City of Leavenworth



Submitted via e-mail to bbain@cityofleavenworth.com

RE: Leavenworth Public Works Adaptive Reuse

Brantley:

ARC Architects is pleased to submit our proposal for the *City of Leavenworth Public Works Adaptive Reuse* project. In addition to ARC (Architect, Project Lead), our team for this proposal includes the following consultants: DCW Cost Management - Cost Estimator; SCJ - Civil.

Total team proposed fees for the scope of services outlined within this proposal is **\$67,952** including reimbursable expenses. ARC's standard billing rate schedule for 2026, standard reimbursable expenses, and itemized fee proposals are included in this document.

Project Understanding, Scope of Services, & Project Schedule

Per attached Scope of Services document (Attachment A), to be included in our Professional Services Agreement.

Thank you for considering ARC for this project. If you have any questions I can be reached at the contact information listed below.

Sincerely,

Jeff Wandasiewicz | Principal, AIA

C: (206) 383-7341

ARC Architects | Architecture Resource Collaborative

119 S Main St, Suite 200, Seattle, WA 98104-2579

wandasiewicz@arcarchitects.com

ARC Architects

Hourly Billing Rates Schedule 2026

All rates are reviewed annually each January

CLASSIFICATION	\$/HOUR
Consulting Principal	\$250
Managing Principal/Project Manager	\$235
Senior Project Manager	\$168
Architect /PM	\$150
Architect Designer	\$136
Staff Designer	\$128
Recent Graduate w/ Experience	\$115
Intern	\$100
Administration	\$115

ARC Architects

Standard Reimbursable Expenses

Reimbursable Expenses

Compensation for Reimbursable Expenses incurred by ARC Architects in connection with the Project shall be based on amounts invoiced to ARC Architects, plus ten percent (10%). The following list is not intended to be all inclusive but rather a list of the most common reimbursable expenses:

1. Fees paid for securing approval of authorities having jurisdiction over the Project
2. Reproductions and scanning services
3. Color & color plotting, small and large format
5. Couriers, postage and handling of documents
6. Parking, mileage and transportation expenses associated with the Project
7. Models, materials board, mock-ups and special samples requested by the Owner
9. Expense of additional insurance coverage or limits, including professional liability insurance, requested by the Owner in excess of that normally carried by the Architect and the Architect's consultants.

Leavenworth Public Works Adaptive Reuse
FEE PROPOSAL - Conceptual Planning & Estimation
8/7/2026

Conceptual Planning & Estimation	fee	overhead	amount	remarks
Architect	\$28,073	1	\$28,073	ARC Architects
Civil Engineer	\$28,800	1.1	\$31,680	SCJ
Cost Estimator	\$6,804	1.1	\$7,484	DCW
Estimated Expenses	\$650	1.1	\$715	(team)
			\$67,952	

Leavenworth Public Works Adaptive Reuse
FEE PROPOSAL - Conceptual Planning & Estimation
8/7/2026

ARC ARCHITECTS FEE PROPOSAL

Managing Principal/Project Manager (P)	\$235
Senior Project Manger (PM)	\$168
Staff Designer (SD)	\$128

Conceptual Planning & Estimation	P	PM	SD	remarks
Step 1 - Immersion	8		2	
Step 2 - Space Needs Evaluation	20		12	
Step 3 - Initial Design Concepts	12		48	
Step 4 - Concept Development	12		48	
Step 5 - Cost Estimate	7		1	
Hours	59	0	111	
Hourly Rate	\$235	\$168	\$128	
Subtotal Fee	\$13,865	\$0	\$14,208	
				\$28,073



Exhibit A
Scope of Work
Public Works Expansion Feasibility Study
Leavenworth, WA

Prepared For: Jeffrey Wandasiewicz
ARC Architects

Prepared By: Ryan Harmon, PE

Date Prepared: August 05, 2026

Introduction:

We are pleased to provide the following scope of work for civil engineering services for the City of Leavenworth's Public Works Expansion Feasibility Study.

Our understanding of the project is as follows: SCJ will assist ARC Architects and the consultant team with evaluating the phased expansion and redevelopment of the City's existing Public Works campus. Building upon the 2022 Facility Condition Assessment and Space Needs Study, the team will reassess the current site configuration and operational needs considering recent property acquisitions and anticipated encroachment from the adjacent Wastewater Treatment Facility.

SCJ will prepare conceptual site plans illustrating phased redevelopment alternatives that accommodate existing operations while incorporating the newly acquired property to the north. The concepts will evaluate site circulation, building placement, outdoor storage, access, utilities, stormwater infrastructure, grading, and potential right-of-way or roadway modifications necessary to support future campus expansion. We will also assess opportunities for associated site improvements and provide input on civil infrastructure constraints and opportunities that will inform future design phases.

SCJ will work collaboratively with ARC Architects, DCW Cost Management, and City staff throughout the study, providing technical input to support the development of preferred alternatives, project phasing, cost estimating, project team and City discussions, and final recommendations that will guide implementation of the City's long-term Public Works expansion strategy.

Phase 1 Existing Conditions Assessment

Task 1 Existing Conditions Review

SCJ will conduct a site visit with the consultant team and City staff to observe existing conditions, operational constraints, site circulation, and infrastructure. Information gathered during the site visit will be combined with a review of available mapping, previous studies, and utility information to evaluate existing site conditions and identify opportunities and constraints. We will review the following site items:

- ◆ Existing site circulation and access
- ◆ Adjacent roadways and rights-of-way
- ◆ Existing utilities
- ◆ Stormwater drainage and conveyance
- ◆ Existing grading and topography
- ◆ Property boundaries
- ◆ Existing infrastructure constraints associated with the adjacent Wastewater Treatment Facility
- ◆ General observations of operational needs, equipment storage, and site functionality

Understanding/Assumptions

- ◆ SCJ will attend one site visit with the City and consultant team.
- ◆ Existing conditions evaluations will be based on available GIS data, aerial imagery, previous studies (including the 2022 Facility Condition Assessment and Space Needs Report), publicly available utility information, and observations made during the site visit.
- ◆ No topographic survey, geotechnical investigation, environmental assessment, or utility potholing is included in this scope.
- ◆ Property boundary evaluation is approximate and will be based on available GIS, assessor and record information.
- ◆ Existing utility locations and available record information will be reviewed at a planning level will not be field verified. No verification of utility condition or capacity is included.
- ◆ The existing conditions assessment is intended to identify planning-level opportunities and constraints to inform conceptual site planning and is not intended to support final design.

Deliverables

- ◆ Site visit
- ◆ Existing conditions review
- ◆ Site visit summary
- ◆ Coordination, communication, and project management

Phase 2 Concept Development

Task 1 Conceptual Site Planning

SCJ will work collaboratively with ARC Architects and City staff to develop conceptual site plans illustrating phased redevelopment of the existing Public Works campus. Building upon the existing conditions assessment, the concepts will evaluate redevelopment alternatives that accommodate ongoing Public Works operations while incorporating the recently acquired property and addressing anticipated impacts associated with expansion of the adjacent Wastewater Treatment Facility.

Concept plans will evaluate the following planning elements:

- ◆ ARC Architects will lead building programming and architectural planning. The City will provide operational requirements, staffing information, equipment needs, and functional preferences for use by the consultant team.
- ◆ Site circulation for employees, visitors, maintenance vehicles, and service vehicles
- ◆ Fleet parking, equipment storage, and outdoor material storage areas
- ◆ Site access and internal circulation
- ◆ Grading feasibility
- ◆ Stormwater management considerations
- ◆ Utility infrastructure and service extensions
- ◆ Landscape buffers and site screening opportunities
- ◆ Potential roadway realignment, access modifications, and associated right-of-way considerations.
- ◆ Construction phasing necessary to maintain operations during redevelopment

SCJ will participate in project meetings with ARC Architects and City staff to review alternatives, receive feedback, and refine the concepts into a preferred site plan.

Understanding/Assumptions

- ◆ SCJ will prepare up to three conceptual site plan alternatives and one preferred concept.
- ◆ Concept plans will be planning-level exhibits intended to support feasibility evaluations and stakeholder discussions.
- ◆ Concepts will not include detailed engineering calculations or final design.
- ◆ Building layouts, architectural programming, and operational planning will be led by ARC Architects.
- ◆ Coordination, communication, and project management are included throughout this task.

Deliverables

- ◆ Up to three conceptual site plan alternatives
- ◆ Preferred conceptual site plan
- ◆ Concept exhibits for project meetings
- ◆ Coordination, communication, and project management

Phase 3 Civil Infrastructure Evaluation

Task 1 Civil Infrastructure Assessment

SCJ will evaluate the planning-level civil infrastructure improvements necessary to support the preferred site concept. This assessment will identify anticipated infrastructure needs, opportunities, and constraints associated with phased redevelopment of the campus.

The evaluation will include consideration of:

- ◆ Water system improvements
- ◆ Sanitary sewer service
- ◆ Stormwater conveyance and management
- ◆ Site grading considerations
- ◆ Utility extensions and relocations
- ◆ Site access improvements
- ◆ Adjacent roadway and right-of-way modifications
- ◆ General civil infrastructure necessary to support future redevelopment

SCJ will coordinate with ARC Architects throughout this task to ensure infrastructure recommendations support the preferred site layout and proposed project phasing.

Understanding/Assumptions

- ◆ Infrastructure evaluations will be planning-level and based on available information.
- ◆ No hydraulic modeling, utility capacity analysis, drainage calculations, or roadway design is included.
- ◆ Recommendations will identify infrastructure considerations requiring additional evaluation during future design phases.
- ◆ Coordination, communication, and project management are included throughout this task.

Deliverables

- ◆ Planning-level civil infrastructure assessment
- ◆ Civil engineering recommendations
- ◆ Coordination, communication, and project management

Phase 4 Cost Estimate Support

Task 1 Cost Estimate Coordination

SCJ will provide planning-level quantities, conceptual site information, and technical input to DCW Cost Management to support preparation of a conceptual construction cost estimate for the preferred alternative. SCJ will coordinate with ARC Architects and DCW to ensure the proposed civil improvements, project phasing, and associated assumptions are appropriately reflected in the estimate.

Understanding/Assumptions

- ◆ DCW Cost Management will prepare the conceptual construction cost estimate.
- ◆ SCJ will provide planning-level quantities and technical assumptions related to civil improvements only.
- ◆ SCJ will review the draft estimate for consistency with the preferred conceptual site plan.
- ◆ Coordination, communication, and project management are included throughout this task.

Deliverables

- ◆ Planning-level quantities and assumptions for civil improvements
- ◆ Review comments on draft conceptual cost estimate
- ◆ Coordination, communication, and project management

Phase 98 Additional Services

We understand that sometimes issues arise during a project that we need to work on quickly and are out of the project scope listed above. When things like that develop, we will discuss with you the estimated effort first and track the time and costs under this separate phase.

Phase 99 Expenses

Expenses will be charged on a time-and-materials basis and include items such as travel expenses, mileage, plan reproduction, copies, etc.

CONTRACT SUMMARY

(not to be exceeded without prior authorization)

Phase/Task	Description	Fee	Fee Method
Phase 1	Existing Conditions Assessment	\$7,100	Fixed Fee (Lump Sum)
Phase 2	Concept Development	\$11,500	Fixed Fee (Lump Sum)
Phase 3	Civil Infrastructure Assessment	\$5,900	Fixed Fee (Lump Sum)
Task 4	Cost Estimate Support	\$4,200	Fixed Fee (Lump Sum)
Phase 98	Additional Services	\$T&M	Time & Materials
Phase 99	Expenses	\$100	Estimated
	Total Estimated Fee	\$28,800	Estimated

END OF PROPOSAL



415 1st Ave, #9671
Seattle, WA 98109
220 NW 8th Ave
Portland, OR 97209

206 259 2990
www.dcwcost.com
WBE WOSB SCS

July 30, 2026

Jeff Wandasiewicz
ARC Architects
119 S Main St, Suite 200
Seattle, WA 98104

RE: Public Works Concept Study

FP-WA-2025-0029a
Add Service

Dear Jeff Wandasiewicz,

Thank you for inviting our team to submit a proposal for Cost Consulting services on this project.

My understanding of the scope of services to be provided is incorporated into the attached assumptions as detailed in Schedule 1. The proposed fees in Schedule 2 assume these terms & conditions will be in effect for the provision of our services, and we reserve the right to adjust our fee should these be changed, or should we be required to execute a different contract between us.

I look forward to the opportunity of assisting you on this particular project. If you have any questions regarding these fees or the scope of our services, please do not hesitate to contact me. If you are in agreement with the scope, fees, and contract terms, please sign as indicated, retain a copy, and return the signed copy.

Sincerely,

A handwritten signature in blue ink, appearing to read "Brian Thompson", is written over a light blue circular stamp.

Brian Thompson
CEO

SCHEDULE 1

DCW COST MANAGEMENT, LLC's Basic Services

Project Description:

We understand that the project comprises cost planning for the Public Works Concept Study located in Leavenworth, WA. The cost study scope of work includes costing the Concept design documents.

The intended design package consists of the relocation of a Public Works Center to a 3-acre parcel across the street. The City purchased the abutting property to the North and learned the Water Treatment Plant neighboring the property to the South will expand north into their land.

Construction is expected to start in the next 3-5years.

Detailed Scope of Work:

Task 1 Preferred Concept

- Prepare an opinion of probable construction costs during this stage including all elements as necessary for a complete cost estimate. The cost estimate will be prepared in Unifomat II component format.
 - The cost estimate will be broken out into 3 phases of construction. The City will have a tenant (Food Bank) within the property, and this cost will be broken out as well.
- Prepare a single revision to the opinion of probable construction cost after review and commentary by the team. Further revision requests are not included and may require additional fee.
- Up to two team and client meetings are included during this phase.
- Value Management and Reconciliation are not included in this task and will require an additional service.

Revisions:

Revisions are inclusive of redlines based solely on the narratives and drawings provided at the beginning of the contracted costing phase. Changes to the drawings made during the estimating process will not be incorporated into the current cost plan without prior discussion and additional fee. Acceptable revisions are minor corrections that expand upon the drawings and narratives provided at the initiation of the costing exercise.

Costing Schedule:

Our consultants require adequate time to complete their costing work, which can range between two to six weeks for draft development based on project size. It is highly recommended that you communicate with the DCW team prior to project delivery to ensure that we can work within your preferred timeline.

Value Management:

Value management is typically not included in our cost exercise unless specifically requested. We maintain specialty tools to support budget management and, upon request, are happy to produce the tools and provide this service.

Reconciliation:

Reconciliation is not assumed in our costing work unless explicitly requested. Reconciliation with Contractors based on the GC/CM or CM/GC delivery method can be incorporated at your request as an additional service.

SCHEDULE 2
Fee Schedule

Fee Breakdown

	HRS	RATE	SUM
Task 1	36	\$189	\$6,804.00
SUM Total	36		\$6,804.00

The services in the scope of work (Attachment 1) will be performed on an **Hourly Basis NTE (not to exceed)** the amount of **\$6,804**.

The fees are valid for ninety days from the date of this proposal. Should any of the above tasks be deleted from our scope of services, we reserve the right to adjust the above fees, to reflect possible resultant changes to the scope of the remaining service.

The fee assumes that drawings, specifications, and reports required for the performance of our work will be provided electronically, at no cost to DCW Cost Management, LLC. Should you require printed copies of our opinions of probable construction cost, this fee assumes that we will provide a maximum of six copies of each report.

(end of page)

SCHEDULE 3**DCW COST MANAGEMENT, LLC Current Hourly Rate Schedule**

All other services not detailed above, including additional estimates, further revisions to completed estimates, use of different estimating formats, additional meeting attendance, value engineering, reconciliation with cost estimates prepared by other parties beyond that specifically included above, or bidding and construction phase services will be considered additional services. Unless otherwise agreed prior to the work being carried out, our fees for any additional services will be based on time expended at our normal billing rates prevailing at the time the work is carried out. Currently, these hourly rates are:

	<u>Bill Rate</u>
Directors	\$210.00
Specialists	\$195.00 - \$185.00
Cost Estimators*	\$185.00 - \$175.00
Clerical	\$145.00
Deposition and Trial	Additional 50%

*Primary work performed by Cost Estimators

Confirmation of Agreement: This letter correctly sets out the scope and fees to be provided by DCW Cost Management, LLC for the proposed project.

DCW COST MANAGEMENT, LLC.

Client: ARC Architects

DATE: 7/30/2026

DATE: 8/7/2026

By: Brian Thompson

By: Jeff Wandasiewicz

Its: CEO

Its: Principal




**MEMORANDUM OF AGREEMENT FOR IMPLEMENTATION
OF THE ICICLE/PESHASTIN IRRIGATION DISTRICT
CONSERVATION STRATEGY**

This Agreement is made and entered into by and between the Icicle-Peshastin Irrigation District (IPID), Chelan County (County), City of Leavenworth (City), Washington State Department of Ecology (Ecology), and Washington State Office of Columbia River (OCR), jointly referred to as "Parties."

Recitals

Whereas, the Parties are members of the Icicle Workgroup (IWG) with a collaborative goal of implementing the Icicle Strategy;

Whereas, IPID has a need for reliable water supply for its members and conservation is a long-standing theme of increasing reliability in the Icicle subbasin;

Whereas, IPID has identified numerous conservation projects in its 2022 Conservation Plan update, and project updates after 2022;

Whereas, IPID is seeking funding support to implement conservation projects;

Whereas, IPID has identified that surplus irrigation water may exist that can be sold or leased to the County, Ecology, and the City in exchange for conservation project funding;

Whereas, the City and Ecology settled litigation regarding the City's water rights in 2023;

Whereas, that litigation settlement includes a commitment from OCR to help the City obtain 721 acre-feet of additional supply to meet long-term municipal growth;

Whereas, the County has a need for mitigation beyond that provided in the Icicle Reserve under WAC 173-545-090(1)(d)(iv) to meet long-term rural demand in the Icicle Subbasin;

Whereas, Guiding Principles of the Icicle Strategy include agricultural reliability, instream flow, habitat improvements, a sustainable Leavenworth National Fish Hatchery (LNFH), and protection of tribal and non-tribal harvest rights;

Whereas, agricultural reliability applies both to IPID members and interruptible water users in the Wenatchee Subbasin that could benefit from a leased water program for drought resiliency;

Whereas, conservation improvements by IPID will meaningfully meet Icicle Strategy Guiding Principles as well as Peshastin Creek flow recovery;

Whereas, OCR is the primary funder of the Icicle Strategy and has an interest in successful implementation of the Icicle Strategy;

Whereas, Chelan County and the City have also contributed funds and staff towards implementation of the Icicle Strategy.

Now, Therefore, in consideration of the foregoing recitals and the terms, conditions, covenants, and agreements set forth herein, the Parties agree as follows:

1. **Project Identification.** The Parties agree to collaborate on a suite of projects and associated water savings to implement the IPID Conservation Strategy.

2. Allocation. The Parties will collaborate on a division and schedule for IPID surplus water that meets Icicle Strategy and basin priorities.
3. Valuation and Funding. The Parties will develop a funding strategy for implementation of the IPID Conservation Strategy, and appropriate funding agreements to execute it.
4. Outreach. The Parties will collaborate on an outreach strategy including but not limited to Tribal consultation, IWG input, and public involvement.
5. Permitting. The Parties will collaborate on required permitting and agreements necessary to implement the IPID conservation strategy, including water right changes, new mitigated permits, trust water agreements, and metering and reporting, as appropriate.
6. Duration. This Agreement shall commence in upon execution of this agreement and shall continue in perpetuity, unless otherwise terminated as provided for herein.
7. Termination. Any Party may terminate this agreement by providing thirty (30) calendar days written notice to the other Parties.
8. Administration. The IPID Manager, City Mayor, County Natural Resources Director, and OCR Director shall administer this Agreement.
9. Cost and Fees. The Parties shall each bear their own costs and fees under this agreement, which may be replaced by funding commitment under the funding strategy outlined herein.
10. Third Party Benefits. The Parties hereto do not intend to confer on any third parties any benefits hereunder. Therefore, no third party may utilize any provision hereof as a third party beneficiary or otherwise.
11. Entire Agreement. The terms and conditions written herein constitute the entire understanding between the Parties. This Agreement shall not be modified or amended except in writing and executed by the Parties hereto.
12. Governing Law and Venue. This Agreement shall be construed and interpreted in accordance with the laws of the State of Washington, and the venue of any action brought hereunder shall be in the Superior Court for Chelan County.
13. Assignment. The rights, duties, and obligations of either party to this Agreement are non-assignable.

In Witness Whereof, the Parties hereto have caused this Agreement to be executed by their duly authorized representatives as of the date last signature below.

Icicle-Peshastin Irrigation District

Chelan County

City of Leavenworth

Office of Columbia River

WENATCHEE WATERSHED WATER RESERVE ALLOCATION

INTERLOCAL AGREEMENT

THIS INTERLOCAL AGREEMENT ("Agreement") is entered into this date between Chelan County ("County") and the City of Leavenworth ("City") pursuant to RCW 39.34.030.

Recitals

- A. County and City are working collaboratively in a number of forums in the Wenatchee watershed to develop and provide adequate domestic water supply for County and City residents.
- B. County, City, Alpine Water District, Peshastin Water District and the City of Cashmere have entered into an interlocal agreement and provided financial resources to support a coordinated cost reimbursement process with the WA Department of Ecology to facilitate water rights processing in the Wenatchee basin.
- C. The coordinated cost reimbursement process in the Wenatchee basin relies on the water reserve set aside in the Wenatchee instream flow rule (WAC 173-545-090) for domestic water supply.
- D. The Wenatchee basin water reserve is a finite quantity of domestic water supply that must be allocated and managed for the maximum public benefit possible
- E. County and City desire to identify domestic water supply quantities and responsibilities in the Leavenworth area in order to provide certainty for residents outside the Leavenworth urban growth area (UGA).

NOW, THEREFORE, in light of the foregoing Recitals, which are incorporated herein as part of the agreement, County and City agree as follows:

- 1. As part of the Wenatchee basin coordinated cost reimbursement process, County shall be allocated 0.75 cfs of the reserve quantity for exempt wells in the Wenatchee basin and City shall be allocated 1.074 cfs for City water supply needs, subject to final Ecology permit approvals. Additionally, any surplus quantity available after the County and City quantities are met shall be allocated evenly between the City and County.
- 2. In the non-urban growth areas within the Leavenworth area, domestic water supply needs shall be provided by exempt wells and debited

against County 0.75 cfs allocation unless a landowner can demonstrate hardship by LMC 14.14.100 Water supply standards. In the event that a landowner can demonstrate hardship, then the City may provide water to that landowner provided that the water is debited against the County allocation of 0.75 cfs of reserve quantity.

3. County shall establish a Wenatchee basin water conservation committee under the Wenatchee Watershed Planning Unit for the express purpose of identifying and implementing water conservation measures that would extend the life of the Wenatchee basin water reserve.
4. County and City shall continue their participation in the Icicle Work Group and work towards development of additional water supply projects and instream flow measures that could trigger the availability of additional water reserve in Icicle Creek.

APPROVED BY the City Council of the City of Leavenworth, Washington at an Open Public Meeting the 22 day of April, 2014.

BY: _____

CHERYL K FARIVAR

Chantell Steiner

ATTEST: CHANTELL STEINER

Dated at Wenatchee, WA, this 21st day of April, 2014,

Board of Chelan County Commissioners:

Doug England, Chair

Keith Goehner, Commissioner

Ron Walter, Commissioner

Attest:

Carlye Dunning, Clerk of the Board



Chelan County, City Of Leavenworth Interlocal Agreement
Water Supply Planning Coordination Agreement

This Interlocal Agreement ("Agreement") is entered into this date between Chelan County ("County") and the City of Leavenworth ("City"), collectively called "The Parties" pursuant to RCW 39.34.030.

WHEREAS the County and City entered into an Interlocal Agreement dated April 22, 2014 regarding coordination of water supply planning;

WHEREAS several of the tasks in the April 22, 2014 Interlocal Agreement have now occurred or have been subsumed by coordination efforts between the Parties under the Icicle Strategy, including the issuance of permits to the City under the Wenatchee Coordinated Cost-Reimbursement Program;

WHEREAS both Parties agreed the City shall be allocated 1.074 cfs and the County allocated 0.75 cfs from the Wenatchee River Instream Flow Rule reserve under WAC 173-545-090 and the Coordinated Cost-Reimbursement Program, the City has received a permit for its quantity in 2019, the permits issued by Ecology recognize that the County is actively managing its portion of the reserve;

WHEREAS new planning efforts are underway in both Parties' jurisdictions in the Icicle and Wenatchee Basin including coordinated water supply planning and development;

WHEREAS both parties have an interest in the potential joint acquisition of water rights that may be made available through the Icicle Strategy; and

WHEREAS planning numbers are available in each jurisdiction on which to base water allocation decisions, including allocation of 1,750 acre-feet per year (AFY) under the Icicle Strategy domestic Guiding Principle to the Parties.

NOW THEREFORE, the Parties agree as follows:

1. This Agreement replaces the April 22, 2014 Interlocal Agreement.
2. Both Parties desire to plan for buildout or at least 50 years of their respective jurisdictional growth needs.
3. The City seeks an additional 811 AFY to settle the litigation with the Department of Ecology over interpretations of its water right portfolio.
4. If 1,750 AFY is made available in a single year through the Icicle Strategy, the City will be eligible to receive up to 1,150 AFY in authority, and Chelan County will be eligible to receive up to 600 AFY.
5. If the 1,750 AFY of supply is made available incrementally over several years, then the Parties will evenly split such allocations each year up to their maximum authority identified in Provision 4.
 - a. Example Year 1: 500 AFY of the 1,750 AFY is made available. The City would receive 250 AFY towards its 1,150 acre-foot allocation, and the County would receive 250 AFY towards its 600 acre-foot allocation.

- Approved by the City Council of the City of Leavenworth, Washington at an Open Public Meeting on the 13th day of June, 2023.

Andrea K. Fischer
Attest:



AVAILABILITY FORM



City of Leavenworth

APPLICANT INFORMATION / INSTRUCTIONS

APPLICANT'S NAME: Alexandra Glover

PHONE: 509-630-1708

HOMEOWNER NAME: Heidi Forchener

PHONE: 509-670-8982

PROJECT NAME: Glover Residence

EMAIL: alexandra.marlene@hotmail.com

PHYSICAL ADDRESS: 8120 Icicle Rd. Leav. WA 98826

PARCEL NUMBER: 241723210220

TYPE OF CONNECTION: residential city water

IF ADU, HOW MANY SF: N/A

PURPOSE OF REQUEST: Property transfer + new build project

PROPERTY LOCATION* (CHECK ONE):

☐ INSIDE LEAVENWORTH CITY LIMITS

☐ OUTSIDE LEAVENWORTH CITY LIMITS, BUT INSIDE THE CITY'S URBAN GROWTH AREA

☒ OUTSIDE LEAVENWORTH CITY LIMITS AND OUTSIDE THE URBAN GROWTH AREA – **STOP****

**** If you have indicated that the property is outside of the City and UGA, you must provide the following with this request:**

1. Documentation that the lot was legally created prior to March 12, 1996, and at least two attempts to drill wells in different locations on parcels 5 acres or greater, or 1 attempt on parcels less than 5 acres, down to bedrock yielded no potable water, or
2. Documentation of a recorded plat or short plat where the City indicated that water would be available and the County approved the lot sizes and final plat based on the City's commitment to provide water, or
3. Documentation that the lot was legally created prior to March 12, 1996, and a written commitment to upgrade or install a new 8-inch water main or request for connection to an existing city approved substandard main that meets the requirements of WAC 246-290-230.

****A legible map of the property, showing the general location, including street frontage and nearest cross-street must be attached****

FOR DEPARTMENT USE ONLY

CITY FILE #WA 20 _____

COUNTY FILE # _____

DATE OF COMPLETED APPLICATION: _____ WATER SYSTEM: _____

WATER MAY BE AVAILABLE IF THE PROPERTY OWNER MEETS THE FOLLOWING CONDITIONS

Such listing is not intended to be an exhaustive list of all conditions which may be required in order to provide service. Other facts may be revealed during subsequent review which require new or changed conditions be met by the property owner prior to service. An application for connection is required to be approved by the City prior to connection to the City's water service:

Approval does not constitute or imply future mainline extension and/or connection to the City of Leavenworth water system. Permitting will be required at the time of development.

The conditions of water availability stated within this form expire within one (1) year of the water system purveyor's (City) signature date. A new water availability form shall be resubmitted after this date to confirm water availability.

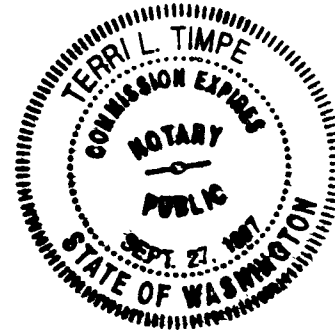
Parcel	Old Address	New Address	TAP#	Meter #	Connection Date	Smart Meter Changeout	Meter Size	Reference Notes
241723210210.00	8104 Icicle Rd	105 Alpenhof Ln	919.00	21335178	unknown	10/20/2020	0.75	water reads go back to 2/6/2007
241723210180.00	8130 Icicle Rd	109 Alpenhof Ln	921.00	21335192	unknown	10/20/2020	0.75	water reads back to 2/6/2007
241723210100.00	8160 Icicle Rd	144 Alpenhof Ln	920.00	21335176	unknown	10/20/2020	0.75	notes go back to 2003, water reads go back to 2007
241723210130	8156 Icicle Rd	36 Alpenhof Ln	1342.00	21297082	unknown	10/20/2020	1"	water reads go back to 2007,notes go back to 2015
241723210120	8158 Icicle Rd	72 Alpenhof Ln	914.00	21335374	unknown	11/29/2020	0.75	water reads go back to 2018, notes go back to 2018
241723210135.00	8154 Icicle Rd	18 Alpenhof Ln	1347.00	21297083	unknown	10/20/2020	1"	notes go back to 2007, water reads go back to 12/1/2007
241723210220	8120 Icicle Rd	Unassigned						
241723210230.00	8118 Icicle Rd	Unassigned						

T24 R17 S23

Sp 14/17

LEGEND

- FIND MON AS NOTED, TIED THIS SURVEY UNLESS OTHERWISE INDICATED
- SET 5/8" X 30" REBAR W/YELLOW PLASTIC CAP MARKED "WEINERT JCL L8 16231"
- ⊙ SET 5/8" REBAR IN THAT SURVEY RECORDED BK 13, PG. 1 OF SURVEYS IN MARCH OF 1981 (OUR JOB #1-81) ACCEPTED AS LOT CORNERS
- ⊙ FIRE HYDRANT

**CHELAN COUNTY SHORT PLAT NO. 2857****VINCE DAVENPORT**

A PORTION OF THE NE 1/4 OF THE NW 1/4 OF SEC. 23, T24N, R17E W.M.

NOTE RE: ROAD MAINTENANCE

THE ROAD MAINTENANCE AGREEMENT IS ON FILE WITH THE CHELAN COUNTY AUDITOR IN BK 1039 AT PG 1242 UNDER NO. 9503160055

EASEMENT DATA

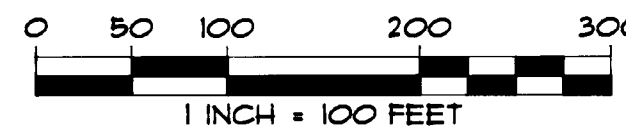
LINE	BEARING	DISTANCE
L1	N 89°29'14" E	20.00'
L2	N 23°15'39" E	47.29'
L3	N 00°03'16" W	25.00'
L4	S 49°23'08" E	40.00'

NOTE RE: SEPTIC SYSTEMS

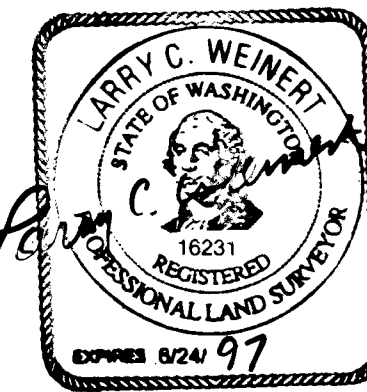
ALTERNATIVE SYSTEMS MAY BE REQUIRED FOR SEWAGE DISPOSAL SYSTEMS. NO DRAIN-FIELDS MAY BE PLACED WITHIN 100' OF THE IRRIGATION DITCH.

BASIS OF BEARINGS

THAT MARCH 1981 SURVEY AS FILED WITH THE CHELAN COUNTY AUDITOR'S OFFICE IN BK 13 AT PG 1 (OUR JOB #1-81)

GRAPHIC SCALE

14 5/8" IRON PIN IN MC
123'



6-28-96

ASSESSOR'S PARCEL NO(s). (original tract):

24-17-23-2-1-0115, 0100 & 0180

ORIGINAL TRACT OWNER - (name, address, phone):

OWNER VINCE DAVENPORT
ADDRESS 8054 ICICLE ROAD, LEAVENWORTH, WA 98826
PHONE (509) 548-5112
EXISTING ZONING HR WATER SOURCE COMM SYSTEM
NO. SHORT PLATTED LOTS FOUR SEWAGE SYSTEM SEPTIC/DPLD

NOTE IF FOUR LOT SHORT PLAT:

SHORT SUBDIVISION MAY NOT BE FURTHER SHORT SUBDIVIDED FOR A PERIOD OF FIVE (5) YEARS FROM THE DATE OF APPROVAL.

CONSENT AND WAIVER OF CLAIMS:

I(we), THE OWNER(S) OF ALL THE PROPERTY INVOLVED IN THIS SHORT SUBDIVISION, HEREBY CONSENT TO THE DIVISION OF THE LAND AS PROPOSED IN THIS APPLICATION, DEDICATING TO THE USE OF THE PUBLIC FOR-EVER ALL PUBLIC PROPERTY THERE IS SHOWN ON THE SHORT PLAT, & I(we) HEREBY GRANT A WAIVER BY MYSELF(OURSELVES) OF ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY WHICH MAY BE OCCASIONED TO THE ADJACENT LANDS BY THE ESTABLISHED CONSTRUCTION, DRAINAGE, & MAINTENANCE OF PUBLIC ROADS.

IN WITNESS WHEREOF, I(we) HAVE HERETO SET MY(our) SIGNATURE(S) THIS 8th DAY OF July, 1996

Vince Davenport *Donna Davenport*
Donna Davenport *Donna Davenport*

ACKNOWLEDGEMENT:

THIS IS TO CERTIFY THAT ON THE 8th DAY OF July, 1996, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, *Vince Davenport*, and *Donna Davenport*, TO ME KNOWN TO BE THE PERSON(S) WHO EXECUTED THE FOREGOING STATEMENT OF CONSENT AND WAIVER OF CLAIMS, AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR OWN FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE MENTIONED.

Terry L. Timpe

NOTARY PUBLIC IN AND FOR THE STATE OF Washington

RESIDING AT Leavenworth

CHELAN-DOUGLAS HEALTH DISTRICT:

ON-SITE INSPECTION OF THESE LOTS REVEAL PROBABLE SUITABLE PHYSICAL CONDITIONS FOR DOMESTIC WATER AND SEWAGE DISPOSAL. THE HEALTH DISTRICT HAS NOT REVIEWED THE LEGAL AVAILABILITY OF WATER TO THIS PLAT.

Allen Harts 7/23/96
DIRECTOR OF ENVIRONMENTAL HEALTH DATE

PLANNING DEPARTMENT:

Karen Ann Peck 7/25/96
ADMINISTRATOR DATE

PUBLIC WORKS DEPARTMENT:

John A. Zinn 7/12/96
DIRECTOR DATE

AUDITOR'S CERTIFICATE: #960260018 FEES 549

FILED FOR RECORD THIS 25th DAY OF July, 1996 AT 4:02 P.M. IN BOOK Sp 14 OF SHORT PLATS AT PAGE 17

AT THE REQUEST OF VINCE DAVENPORT
Shirley H. Brown *Ernest D. Chasler*
DEPUTY COUNTY AUDITOR

SURVEYOR'S CERTIFICATE:

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME, OR UNDER MY DIRECTION, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, AT THE REQUEST OF VINCE DAVENPORT
Larry C. Weinert S. 16231 6-28-96
SIGNATURE DATE

EQUIPMENT USED:

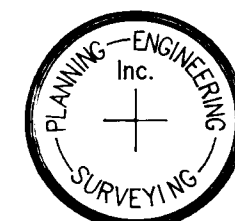
WILD TC-1010 THEODOLITE
LIETZ TRIBRACHS & GLASS

NOTE RE EASEMENTS:

CHELAN COUNTY WILL NOT MAINTAIN PRIVATE ROADS OR EASEMENTS WITHIN THIS PLAT.

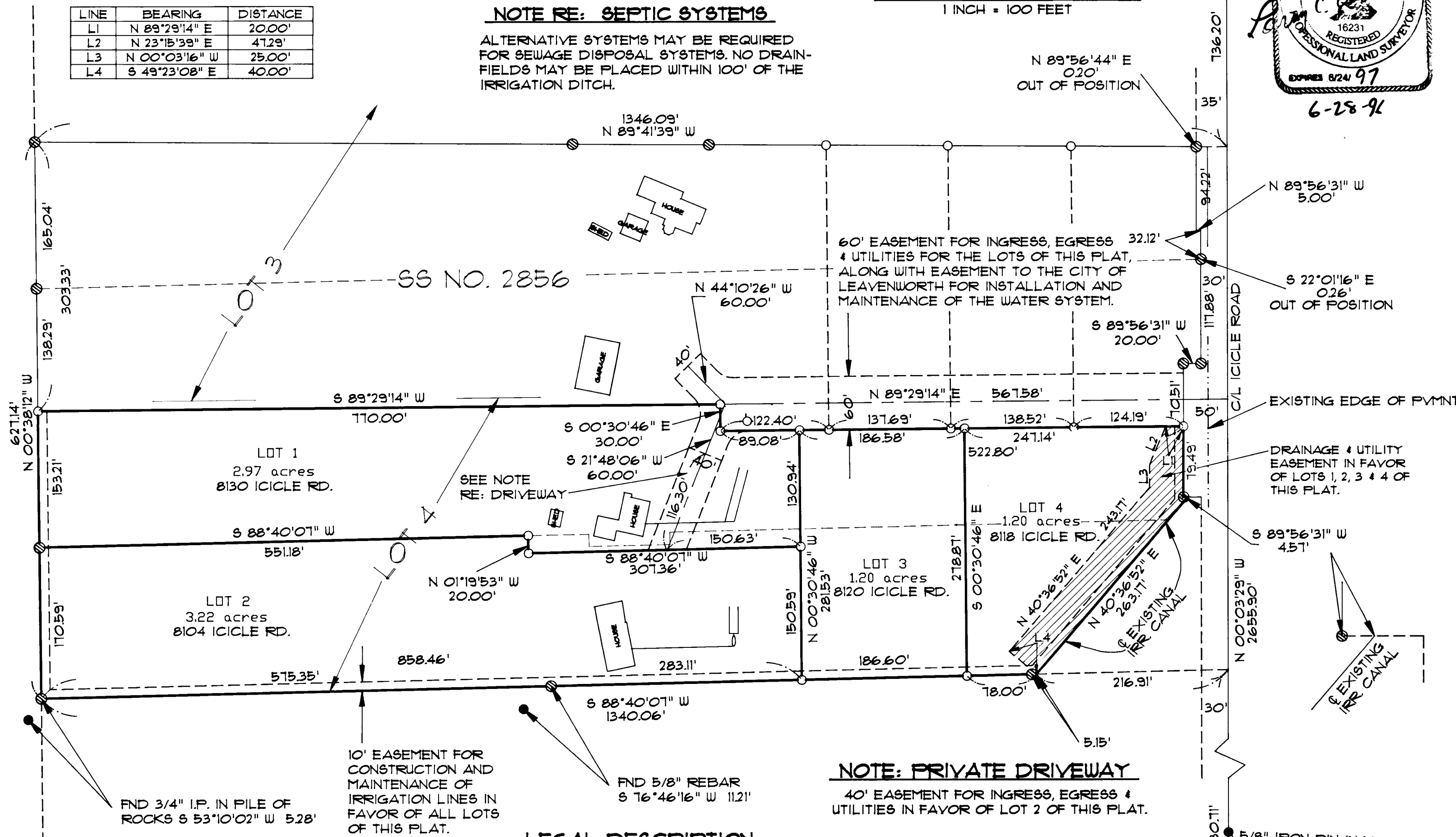
METHOD OF BALANCE:

THE COMPASS RULE OF CLOSURE.



WEINERT - JCL ASSOCIATES, INC.
894 HWY 2
LEAVENWORTH, WA 98826
(509) 548-5228

SHORT PLAT AFN 511546

**NOTE: PRIVATE DRIVEWAY**

40' EASEMENT FOR INGRESS, EGRESS & UTILITIES IN FAVOR OF LOT 2 OF THIS PLAT.

LEGAL DESCRIPTION

That portion of Lot 4 of the Drake Short Plat as filed with the Chelan County Auditor's Office in Book 726 at Page 1686 under #749460, lying in the Northeast 1/4 of the Northwest 1/4 of Section 23, T24N, R17E W.M. Chelan County, Washington, described as follows:

Commencing at the North 1/4 corner of the said Section 23, thence South 00°03'16" East along the North-South centerline of the said Section 23 a distance of 736.20 feet, thence North 89°41'39" West a distance of 35.00 feet to the Northeast corner of Parcel 3 of Short Plat #831 as filed with the Chelan County Auditor's Office in Book 788 at Pages 383-387 under #826839, thence continuing North 89°41'39" West along the North line of the said Parcel 3 a distance of 1311.09 feet to the Northwest corner of the said Parcel 3, thence South 00°38'12" East along the West line of the said Lot 3 and Lot 4 a distance of 303.33 feet to the "point of beginning", thence North 89°29'14" East a distance of 770.00 feet, thence South 00°30'46" East a distance of 30.00 feet, thence North 89°29'14" East a distance of 567.58 feet to the Westerly R/W line of Icicle Road, being 50.00 feet West of the road centerline, thence South 00°03'16" East along the said R/W a distance of 79.49 feet to an angle point on the said R/W, thence North 89°56'44" East along the said R/W a distance of 4.65 feet to an angle point, thence South 40°36'52" West along the centerline of an existing canal a distance of 263.17 feet to the Southeast corner of the said Lot 4, thence South 88°40'07" West along the South line of the said Lot 4 a distance of 1123.06 feet to the Southwest corner of the said Lot 4, thence North 00°38'12" West along the West line of the said Lot 4 a distance of 323.80 feet to the point of beginning and the end of this description.



PLANNING DEPARTMENT
CHELAN COUNTY

411 WASHINGTON STREET
WENATCHEE, WASHINGTON 98801

TELEPHONE 509/664-5225

Date Oct 7, 1993

SUBDIVISION/REZONE/CUP/VARIANCE

TO: City of Leavenworth

FROM: CHELAN COUNTY PLANNING DEPARTMENT

PROJECT: # SS2857 (D. Davenport) C.D.



The enclosed application has been filed with this office. Please complete this referral form and return with any comments you may have together with suggested modification prior to 10/18. FAILURE TO RESPOND SHALL BE CONSIDERED AS APPROVAL BY YOUR AGENCY.

Comments:

Please see attached sheet.

RECOMMENDED CONDITIONS:

Signature

Date October 12, 1993

City of Leavenworth

P.O. Box 287

Leavenworth, MA 98826

509/548-5275

FAX: 509/548-6429

Referral Comments for County Project #SS 2856 and #SS 2857.

City ordinance requires that new lots requesting city water service have frontage on a city water main. Accordingly, a 6" ductile iron water main, installed according to city specifications, will be required to be installed along the full length of the proposed private road with utility easement granted to the City. This main will provide water service to all lots proposed in the 2 short subdivisions. A fire hydrant in a location approved by the Fire Chief, capable of providing fire protection to the lots in these 2 short plats will be required. The applicant will be required to obtain a road crossing permit for installation of the water main from the Chelan County Public Works Department. A bond in the amount of 2-1/2 percent of the estimated cost for the water improvement installation shall be posted with the City to cover the cost of inspection by the City's inspector during installation of this water main. The water meters for the existing houses in this development area will need to be relocated and tapped off of the newly installed main. The corporation stops for the old taps to these houses will need to be exposed along the transmission main and disconnected, with the old service lines abandoned. The City also recommends that irrigation water rights for this property be segregated as a requirement of short subdivision approval. Irrigation water distribution lines should be required to each lot, with no cross connections between city water and irrigation water allowed. This dual system of irrigation and domestic water is a key component of the City's water conservation program.

mapped

SP 2850
7-26-96

LEGEND

- END MON AS NOTED, TIED THIS SURVEY UNLESS OTHERWISE INDICATED
- SET 5/8" X 30" REBAR W/YELLOW PLASTIC CAP MARKED "WEINERT JCL L616231"
- ⊗ SET 5/8" REBAR IN THAT SURVEY RECORDED BK 13, PG. 1 OF SURVEYS IN MARCH OF 1981 (OUR JOB #11-81) ACCEPTED AS LOT CORNERS.
- ⊕ FIRE HYDRANT

NOTE RE: SEPTIC SYSTEMS

ALTERNATIVE SYSTEMS MAY BE REQUIRED FOR SEWAGE DISPOSAL SYSTEMS. NO DRAIN-FIELDS MAY BE PLACED WITHIN 100' OF THE IRRIGATION DITCH.

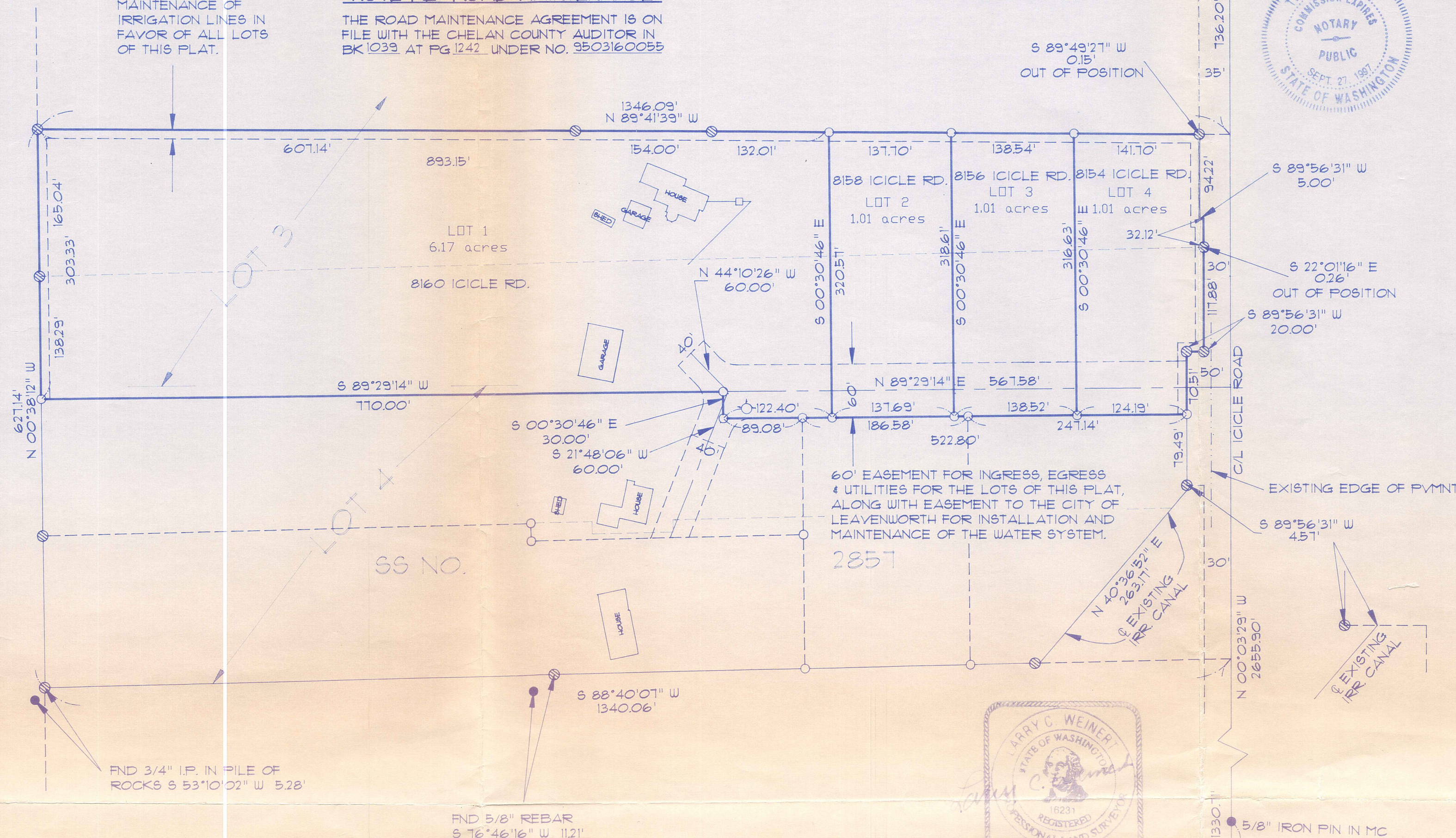
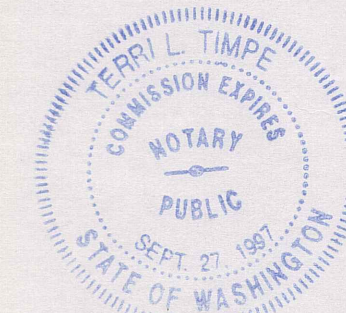
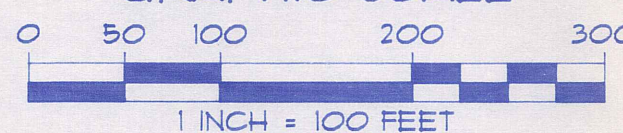
NOTE RE: ROAD MAINTENANCE

THE ROAD MAINTENANCE AGREEMENT IS ON FILE WITH THE CHELAN COUNTY AUDITOR IN BK 1033 AT PG 1242 UNDER NO. 9503160055

10' EASEMENT FOR CONSTRUCTION AND MAINTENANCE OF IRRIGATION LINES IN FAVOR OF ALL LOTS OF THIS PLAT.

BASIS OF BEARING
THAT MARCH 1981 SURVEY AS
FILED WITH THE CHELAN COUNTY
AUDITOR'S OFFICE IN BK 13 AT PG
7 (OUR JOB #11-81)

GRAPHIC SCALE



LEGAL DESCRIPTION

Lot 3 and a portion of Lot 4, of the Drake Short Plat as filed with the Chelan County Auditor's Office in Book 726 at Page 1686 under #749460, lying in the Northeast 1/4 of the Northwest 1/4 of Section 23, T24N, R17E W.M. Chelan County, Washington, described as follows:

Commencing at the North 1/4 corner of the said Section 23, thence South 00°03'16" East along the North-South centerline of the said Section 23 a distance of 736.20 feet, thence North 89°41'39" West a distance of 35.00 feet to the Northeast corner of Parcel 3 of Short Plat #831 as filed with the Chelan County Auditor in Book 788 at Pages 383-387 under #826839, being the "point of beginning", thence continuing North 89°41'39" West along the North line of the said Parcel 3 a distance of 1311.09 feet to the Northwest corner of the said Parcel 3, thence South 00°38'12" East along the West line of the said Lot 3 and Lot 4 a distance of 303.33 feet, thence North 89°29'14" East a distance of 770.00 feet, thence South 00°30'46" East a distance of 30.00 feet, thence North 89°29'14" East a distance of 567.58 feet to the Westerly R/W of Icicle Road, being 50.00 feet West of the road centerline, thence North 00°03'16" West along said R/W a distance of 10.51 feet to an angle point in said R/W, thence North 89°56'44" East along said R/W a distance of 20.00 feet to an angle point, thence North 00°03'16" West along the said R/W a distance of 150.00 feet to an angle point, thence South 89°56'44" West along the said R/W a distance of 5.00 feet to an angle point, thence North 00°03'16" West along the said R/W a distance of 94.22 feet to the point of beginning and the end of this description.

PLOT DATE: 06/28/96 - 10:26:45 am

CHELAN COUNTY SHORT PLAT NO. 2856

VINCE DAVENPORT

A PORTION OF THE NE 1/4 OF THE
NW 1/4 OF SEC. 23, T24N, R17E W.M.

ASSESSOR'S PARCEL NO(s). (original tract):

24-17-23-2-1-017B, 0100 & 0180

ORIGINAL TRACT OWNER - (name, address, phone):

OWNER VINCE DAVENPORT
ADDRESS 8054 ICICLE ROAD, LEAVENWORTH, WA 98826
PHONE (509) 548-5112
EXISTING ZONING HR WATER SOURCE COMM SYSTEM
NO. SHORT PLATTED LOTS FOUR SEWAGE SYSTEM SEPTIC/DFLD

NOTE IF FOUR LOT SHORT PLAT:

SHORT SUBDIVISION MAY NOT BE FURTHER SUBDIVIDED FOR A PERIOD OF FIVE (5) YEARS FROM THE DATE OF APPROVAL.

CONSENT AND WAIVER OF CLAIMS:

I(we), THE OWNER(S) OF ALL THE PROPERTY INVOLVED IN THIS SHORT SUBDIVISION, HEREBY CONSENT TO THE DIVISION OF THE LAND AS PROPOSED IN THIS APPLICATION, DEDICATING TO THE USE OF THE PUBLIC FOR EVER ALL PUBLIC PROPERTY THERE IS SHOWN ON THE SHORT PLAT, & I(we) HEREBY GRANT A WAIVER BY MYSELF(OURSELVES) OF ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENTAL AUTHORITY WHICH MAY BE OCCASIONED TO THE ADJACENT LANDS BY THE ESTABLISHED CONSTRUCTION, DRAINAGE, & MAINTENANCE OF PUBLIC ROADS.

IN WITNESS WHEREOF, I(we) HAVE HERETO SET MY(OUR) SIGNATURE(S) THIS 8th DAY OF July, 1996.

Vince Davenport *Jonita Davenport*
Vince Davenport Jonita Davenport

ACKNOWLEDGEMENT:

THIS IS TO CERTIFY THAT ON THE 8th DAY OF July, 1996, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, VINCE DAVENPORT, DOYLE & ANITA DAVENPORT, TO ME KNOWN TO BE THE PERSON(S) WHO EXECUTED THE FOREGOING STATEMENT OF CONSENT AND WAIVER OF CLAIMS, AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR OWN FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR LAST ABOVE MENTIONED.
Terry L. Timpe
NOTARY PUBLIC IN AND FOR THE STATE OF WA
RESIDING AT Leavenworth

CHELAN-DOUGLAS HEALTH DISTRICT:

ON-SITE INSPECTION OF THESE LOTS REVEAL PROBABLE SUITABLE PHYSICAL CONDITIONS FOR DOMESTIC WATER AND SEWAGE DISPOSAL. THE HEALTH DISTRICT HAS NOT REVIEWED THE LEGAL AVAILABILITY OF WATER TO THIS PLAT.

Allen Hunsler 7/23/96
DIRECTOR OF ENVIRONMENTAL HEALTH DATE

PLANNING DEPARTMENT:

Karen Ann Peck 7-25-96
ADMINISTRATOR DATE

PUBLIC WORKS DEPARTMENT:

Tom R. Lynn 7-12-96
DIRECTOR DATE

AUDITOR'S CERTIFICATE: _____ FEE: _____

FILED FOR RECORD THIS _____ DAY OF _____, 19____ AT _____
M. IN BOOK _____ OF SHORT PLATS AT PAGE _____
AT THE REQUEST OF VINCE DAVENPORT

DEPUTY _____ COUNTY AUDITOR _____

SURVEYOR'S CERTIFICATE:

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME, OR UNDER MY DIRECTION, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEYING ACT, AT THE REQUEST OF VINCE DAVENPORT
Larry C. Weinert L.S. 16231 6-28-96
SIGNATURE DATE

EQUIPMENT USED:

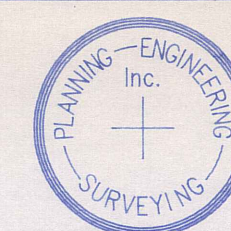
WILD TC-1010 THEODOLITE
LIETZ TRIBRACHS & GLASS

NOTE RE EASEMENTS:

CHELAN COUNTY WILL NOT MAINTAIN PRIVATE ROADS OR EASEMENTS WITHIN THIS PLAT.

METHOD OF BALANCE:

THE COMPASS RULE OF CLOSURE.



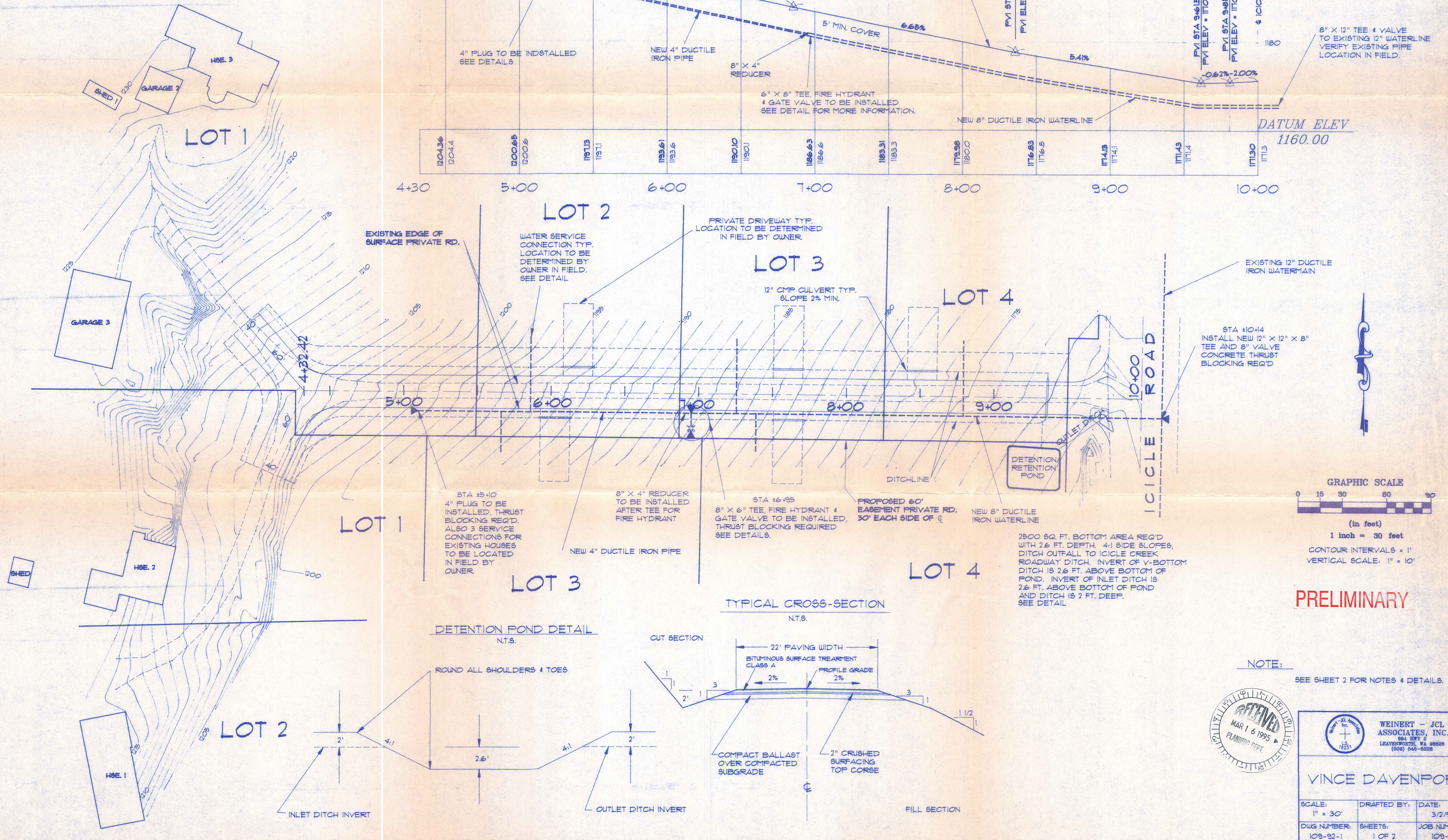
WEINERT - JCL
ASSOCIATES, INC.
894 HWY 2
LEAVENWORTH, WA 98826
(509) 548-5228

#109-92

SP 2856

SECTION 23, TOWNSHIP 24 N., RANGE 17 E.,
W.M., CHELAN COUNTY, WA.

ROAD AND WATERLINE
PLAN AND PROFILE



After Recording Return to:

City Clerk
City of Leavenworth
700 Highway 2
Leavenworth, WA 98826

BILL OF SALE

Grantor: J&O, LLC

Grantee: CITY OF LEAVENWORTH

THE UNDERSIGNED constructed, or caused to be constructed, certain improvements, betterments, and fixtures, including water main and associated appurtenances, including, without limitation: water mains and all associated appurtenances, including valves, valve boxes and covers, fire hydrants, hydrant bollards, service lines, meter boxes, setters, meters, meter vaults, fittings, and connections; sanitary sewer mains and all associated appurtenances, including sewer laterals and service connections, cleanouts, manholes, manhole frames and covers, fittings, and connections; stormwater collection, conveyance, and drainage facilities and all associated appurtenances, including stormwater mains, catch basins, catch basin frames and grates, manholes, manhole frames and covers, fittings, connections, and related drainage structures; concrete sidewalks, pedestrian curb ramps, driveway approaches, curbs and gutters; asphalt multiuse paths and roadways, including associated pavement and surfacing; streetlights and all associated poles, foundations, wiring, conduit, electrical equipment, and appurtenances; landscaped swales and associated drainage and landscaping improvements; traffic signs, signposts, poles, foundations, and associated appurtenances; and all other fixtures, equipment, materials, components, connections, and appurtenances installed as part of or necessary for the operation, function, maintenance, or use of the foregoing (the “Improvements”) as more-fully described in City of Leavenworth permit number GRD2023-009, issued on September 22, 2023 and located on the real estate described as the dedicated rights of way having been previously deeded and dedicated to the City from J&O, LLC, pursuant to the Major Subdivision No. MS2022-045 Alpenglow Village 3 Phase 1&2 Final Plat and recorded as AFN #2593112 on Plat Book 38 Page 55 with the Chelan County Auditor on April 15, 2024.

The Undersigned hereby conveys and transfers to the City of Leavenworth, a municipal corporation, (the “City”) any and all of its interest in the Improvements. This conveyance is made in consideration of value received and other consideration.

The undersigned warrants that all bills and taxes relating to the construction and installation of the Improvements have been paid in full; that the same is free from all liens and encumbrances and that there are no lawsuits pending involving such Improvements; that undersigned has good right to convey the same, and will warrant and defend the property hereby conveyed unto the City against the lawful title claims and demands of all persons. .

The undersigned further warrants that all laws, ordinances and regulations respecting construction of the Improvements have been complied with, and that the Improvements are in proper working condition, order and repair and fit for purposes intended; i.e., for use as a road and appurtenances adequate for the service intended and has been constructed in accordance with the

conditions and standards of the City. The undersigned warrants that in the event any lawsuit is filed as a result of, or involving, failure to construct the Improvements as provided herein, then undersigned will indemnify the City for all costs of litigation, including costs on appeal, and will hold the City harmless of any judgment rendered against the City.

The undersigned covenants and agrees with the City to replace, repair and correct any defect in work or materials in respect to the Improvements subject to this Bill of Sale arising during a period of two (2) years from the date hereof, without cost to the City. The undersigned shall further warrant the corrected work for two (2) years after acceptance of the corrected work by the City.

DATED this ____ day of _____, 20____.

J&O, LLC

By _____

(Print Name)
(Title)

STATE OF _____)
_____) ss.
COUNTY OF _____)

I certify that I know or have satisfactory evidence that _____ is the person who appeared before me, and said person acknowledged that _____ signed this instrument, on oath stated that _____ was authorized to execute the instrument and acknowledged it as the _____ of J&O, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this ____ day of _____, 20____.

(Legibly print name of notary)
NOTARY PUBLIC in and for the State of
Washington, residing at _____
My commission expires _____

ACCEPTED this ____ day of _____, 20____.

CITY OF LEAVENWORTH

By _____

(Print Name)
(Title)

After Recording Return to:

CITY OF LEAVENWORTH
PO BOX 287
LEAVENWORTH, WA 98826

DEED AND DEDICATION FOR PUBLIC RIGHT OF WAY

Grantor:	CITY OF LEAVENWORTH
Grantee:	CITY OF LEAVENWORTH
Legal Description:	Ptn EMIG PARK LOT 26 SWLY PT LOT A BLA 2005-133 2.9700 ACRES Add'l on P. 3
Tax Parcel:	Portion of 241701550155

The Grantor, CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, for and in consideration of satisfaction of a condition of development approval, convey, warrant and dedicate to the CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, the following-described real estate, situate in the County of Chelan, State of Washington, for use as a public right of way:

See **EXHIBIT A** attached hereto

RESERVING, however, unto the Grantor, its successors and assigns, all oil, gas, and other minerals of every kind and nature (the "Mineral Estate") in, on, and under the Property described in EXHIBIT A, provided that in any activity related to the Mineral Estate, from exploration to extraction the surface rights of Grantee shall not be used or impaired in any way or manner, and Grantor, its successor and assigns shall be responsible for all damage to Grantee's surface rights, and indemnify and defend Grantee for all damages or claims to repair and restore the surface, for collapse, contamination, damage to ground or surface waters, including injury or death to persons or property damage from any activity related to the Mineral Estate.

Also, the Grantor requests that the Assessor and Treasurer of Chelan County, Washington, segregate the taxes and the assessed valuation as between the portion of property herein conveyed and the remainder thereof, and set over the lien of all unpaid taxes, if any,

affecting the real estate herein conveyed to the portion of tax parcel 241701550155 not conveyed hereby, as provided for by RCW 84.60.070.

DATED this ____ day of _____, 2026

Grantor

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that Carl J. Florea is the person who appeared before me, and said person acknowledged that they signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the City of Leavenworth to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this ____ day of _____, 2026

(Legibly print name of notary)
NOTARY PUBLIC in and for the State of
Washington, residing at _____
My commission expires _____

ACCEPTED _____, 2026

CITY OF LEAVENWORTH

By _____
CARL J. FLOREA, Mayor

Exhibit A:
Right-of-Way
Southerly Parcel City of Leavenworth

A parcel of land being a portion of Statutory Warranty Deed Auditor File No. 2411517, being part of Lot 26 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lot 9, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North $89^{\circ}03'32''$ West, a distance of 1319.84 feet

Thence along the common boundary of said Lots 23 and 26 North $00^{\circ}17'51''$ West, a distance of 287.73 feet to the south Future Right-of-Way of Statutory Warranty Deed Auditor File No. 20141231;

Thence along said Right-of-Way South $78^{\circ}17'09''$ East, a distance of 94.01 feet to the **POINT OF BEGINNING**;

Thence along said Right-of-Way for the following four (4) courses and distance:

South $78^{\circ}20'44''$ East, a distance of 99.80 feet;

along the arc of a curve to the left 68.99 feet, having a radius of 260.00 feet, a central angle of $15^{\circ}12'13''$ and a chord which bears South $85^{\circ}56'51''$ East, a distance of 68.79 feet;

along the arc of a curve to the right 172.88 feet, having a radius of 260.00 feet, a central angle of $38^{\circ}05'51''$ and a chord which bears South $74^{\circ}30'01''$ East, a distance of 169.71 feet;

South $55^{\circ}27'06''$ East, a distance of 19.53 feet intersecting at a non-tangent bearing;

Thence leaving the south Future Right-of-Way along the arc of a curve to the left 63.00 feet, having a radius of 220.00 feet, a central angle of $16^{\circ}24'30''$ and a chord which bears North $78^{\circ}53'44''$ West, a distance of 62.79 feet;

Thence along the arc of a curve to the right 286.35 feet, having a radius of 780.00 feet, a central angle of $21^{\circ}02'03''$ and a chord which bears North $76^{\circ}34'57''$ West, a distance of 284.74 feet;

Thence North $66^{\circ}03'56''$ West, a distance of 8.10 feet to the **POINT OF BEGINNING**.

Containing 7,073 square feet, more or less.

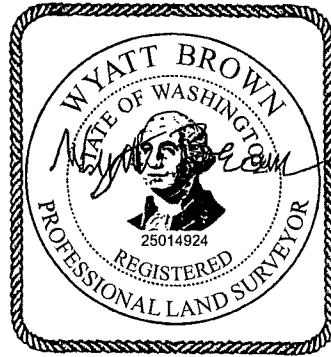
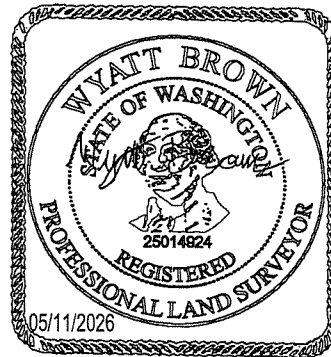
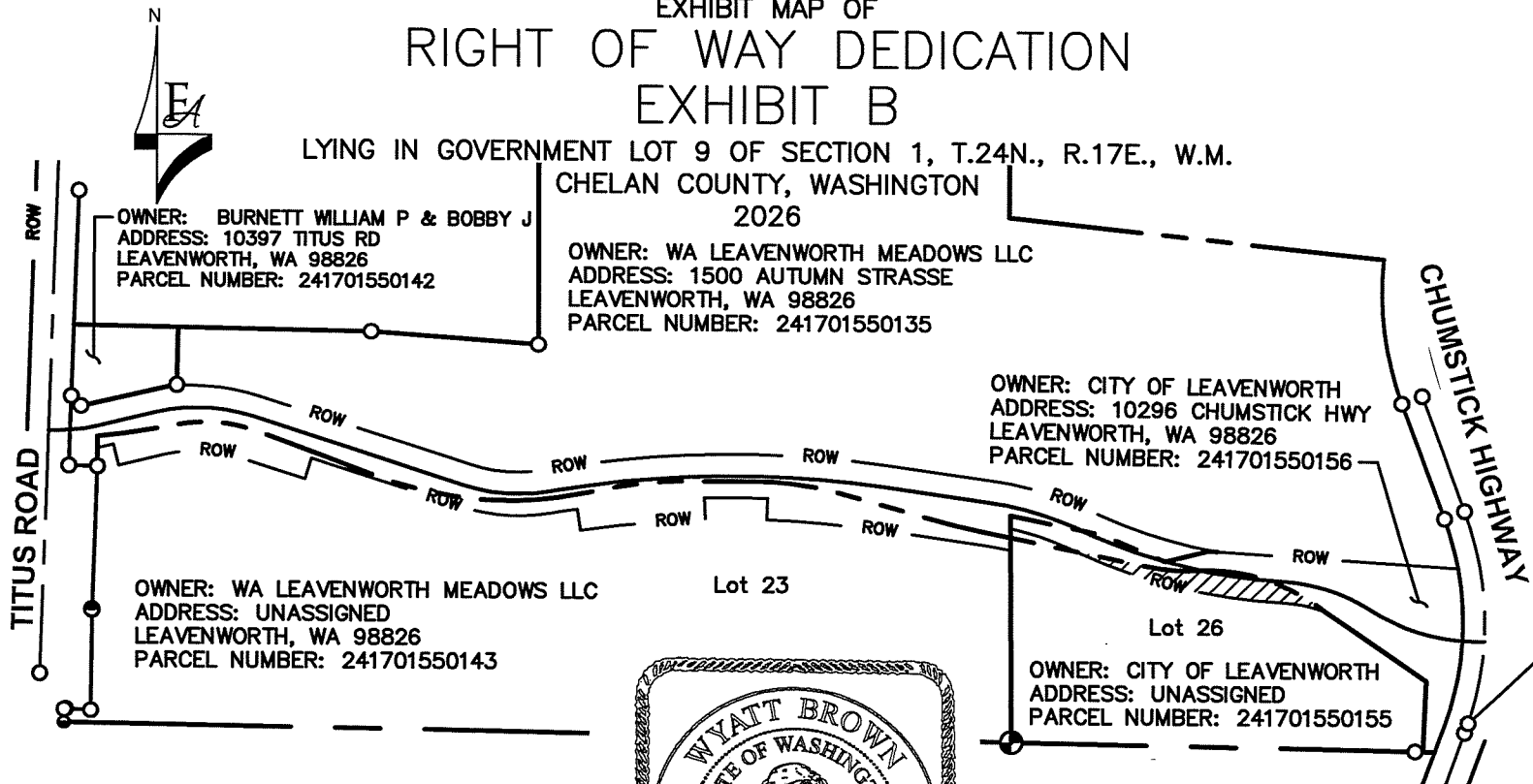


EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 9 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026



*SEE LEGEND ON SHEET 3

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

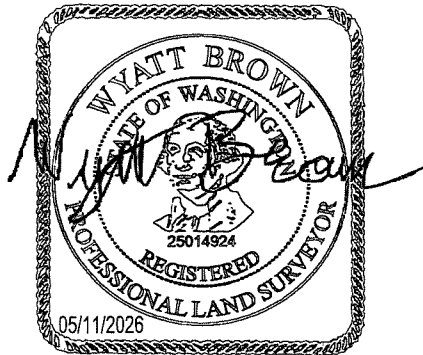
PROJECT NO.:
08-22-0037

SHEET NO.
1 of 3

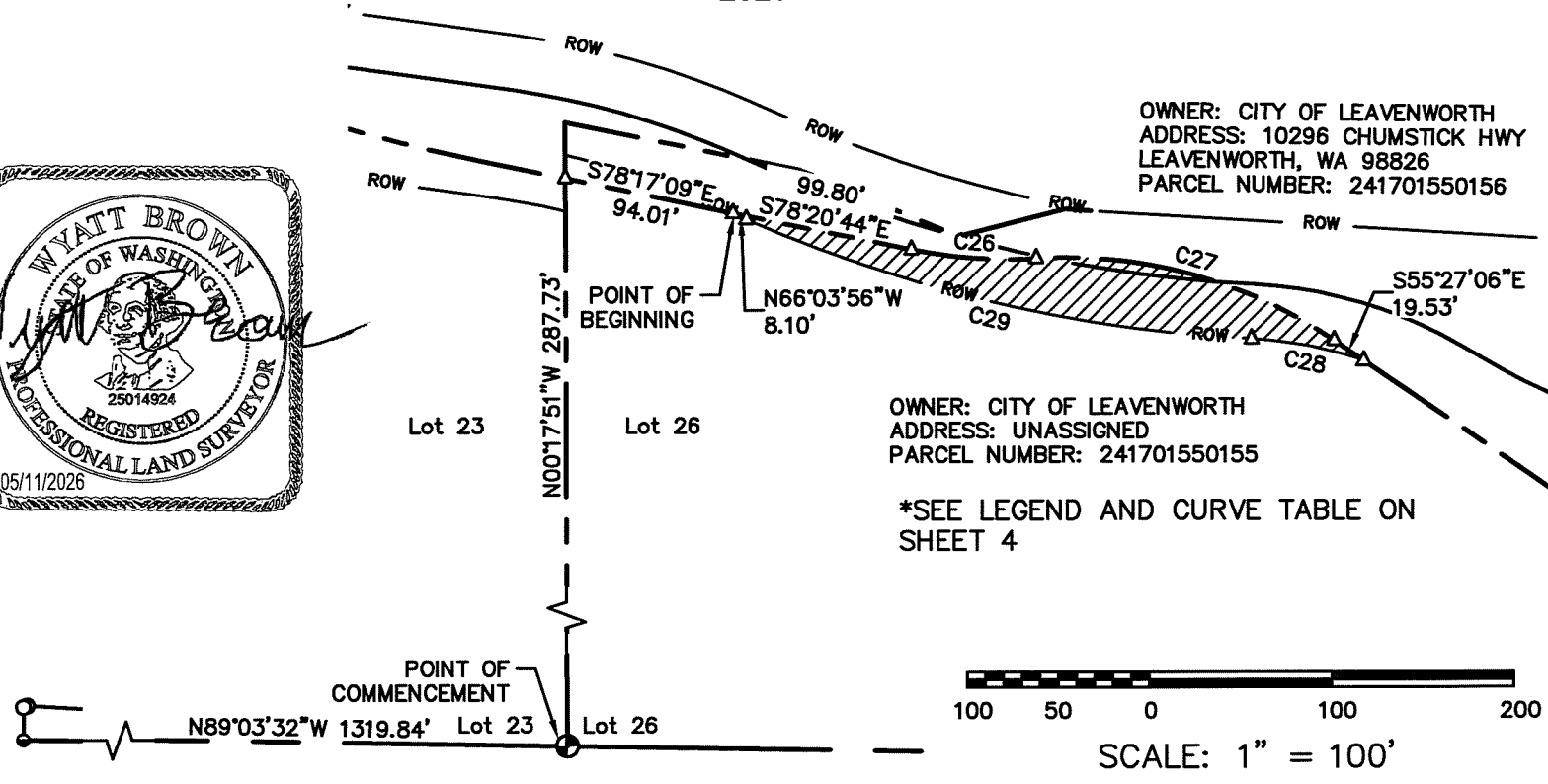


EXHIBIT MAP OF
RIGHT OF WAY DEDICATION
EXHIBIT B

LYING IN GOVERNMENT LOT 9 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026



TITUS ROAD



OWNER: CITY OF LEAVENWORTH
ADDRESS: 10296 CHUMSTICK HWY
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550156

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155

*SEE LEGEND AND CURVE TABLE ON
SHEET 4



SCALE: 1" = 100'

FORSGREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1425 FAX: 208.363.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
2 of 3

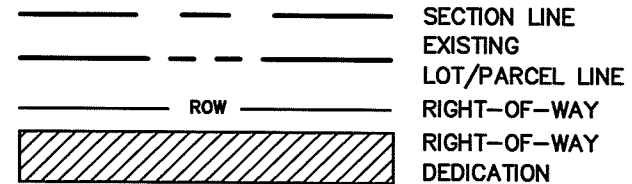
EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 9
OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026

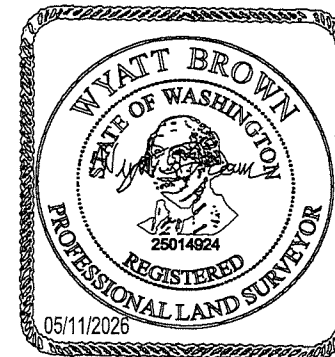
CURVE TABLE

CURVE #	RADIUS	LENGTH	DELTA	CH BEARING	CH DISTANCE
C26	260.00'	68.99'	15°12'13"	S85°56'51"E	68.79'
C27	260.00'	172.88'	38°05'51"	S74°30'01"E	169.71'
C28	220.00'	63.00'	16°24'30"	N78°53'44"W	62.79'
C29	780.00'	286.35'	21°02'03"	N76°34'57"W	284.74'

LEGEND



- ⊕ FOUND 2.5" BRASS CAP
ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- SET MAG NAIL
- △ CALCULATED POINT,
NOT FIELD LOCATED



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
3 of 3

After Recording Return to:

CITY OF LEAVENWORTH
PO BOX 287
LEAVENWORTH, WA 98826

DEED AND DEDICATION FOR PUBLIC RIGHT OF WAY

Grantor: CITY OF LEAVENWORTH
Grantee: CITY OF LEAVENWORTH
Legal Description: Ptn EMIG PARK LOT 26 SWLY PT LOT A BLA 2005-133 2.9700 ACRES
Add'l on P. 3
Tax Parcel: Portion of 241701550155

The Grantor, CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, for and in consideration of satisfaction of a condition of development approval, convey, warrant and dedicate to the CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, the following-described real estate, situate in the County of Chelan, State of Washington, for use as a public right of way:

See **EXHIBIT A** attached hereto

RESERVING, however, unto the Grantor, its successors and assigns, all oil, gas, and other minerals of every kind and nature (the "Mineral Estate") in, on, and under the Property described in EXHIBIT A, provided that in any activity related to the Mineral Estate, from exploration to extraction the surface rights of Grantee shall not be used or impaired in any way or manner, and Grantor, its successor and assigns shall be responsible for all damage to Grantee's surface rights, and indemnify and defend Grantee for all damages or claims to repair and restore the surface, for collapse, contamination, damage to ground or surface waters, including injury or death to persons or property damage from any activity related to the Mineral Estate.

Also, the Grantor requests that the Assessor and Treasurer of Chelan County, Washington, segregate the taxes and the assessed valuation as between the portion of property herein conveyed and the remainder thereof, and set over the lien of all unpaid taxes, if any,

affecting the real estate herein conveyed to the portion of tax parcel 241701550155 not conveyed hereby, as provided for by RCW 84.60.070.

DATED this ____ day of _____, 2026

Grantor

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that Carl J. Florea is the person who appeared before me, and said person acknowledged that they signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the City of Leavenworth to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this ____ day of _____, 2026

(Legibly print name of notary)
NOTARY PUBLIC in and for the State of
Washington, residing at _____
My commission expires _____

ACCEPTED _____, 2026

CITY OF LEAVENWORTH

By _____
CARL J. FLOREA, Mayor

Exhibit A:
Right-of-Way
Southerly Parcel City of Leavenworth

A parcel of land being a portion of Statutory Warranty Deed Auditor File No. 2411517, being part of Lot 26 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lot 9, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North $89^{\circ}03'32''$ West, a distance of 1319.84 feet

Thence along the common boundary of said Lots 23 and 26 North $00^{\circ}17'51''$ West, a distance of 287.73 feet to the south Future Right-of-Way of Statutory Warranty Deed Auditor File No. 20141231;

Thence along said Right-of-Way South $78^{\circ}17'09''$ East, a distance of 94.01 feet to the **POINT OF BEGINNING**;

Thence along said Right-of-Way for the following four (4) courses and distance:

South $78^{\circ}20'44''$ East, a distance of 99.80 feet;

along the arc of a curve to the left 68.99 feet, having a radius of 260.00 feet, a central angle of $15^{\circ}12'13''$ and a chord which bears South $85^{\circ}56'51''$ East, a distance of 68.79 feet;

along the arc of a curve to the right 172.88 feet, having a radius of 260.00 feet, a central angle of $38^{\circ}05'51''$ and a chord which bears South $74^{\circ}30'01''$ East, a distance of 169.71 feet;

South $55^{\circ}27'06''$ East, a distance of 19.53 feet intersecting at a non-tangent bearing;

Thence leaving the south Future Right-of-Way along the arc of a curve to the left 63.00 feet, having a radius of 220.00 feet, a central angle of $16^{\circ}24'30''$ and a chord which bears North $78^{\circ}53'44''$ West, a distance of 62.79 feet;

Thence along the arc of a curve to the right 286.35 feet, having a radius of 780.00 feet, a central angle of $21^{\circ}02'03''$ and a chord which bears North $76^{\circ}34'57''$ West, a distance of 284.74 feet;

Thence North $66^{\circ}03'56''$ West, a distance of 8.10 feet to the **POINT OF BEGINNING**.

Containing 7,073 square feet, more or less.

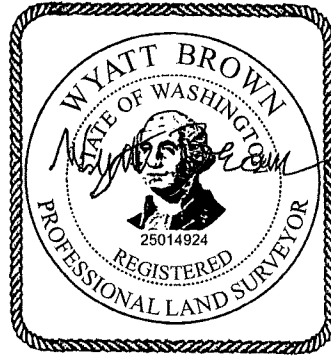


EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 9 OF SECTION 1, T.24N., R.17E., W.M.

CHELAN COUNTY, WASHINGTON

2026

OWNER: BURNETT WILLIAM P & BOBBY J
ADDRESS: 10397 TITUS RD
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550142

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135

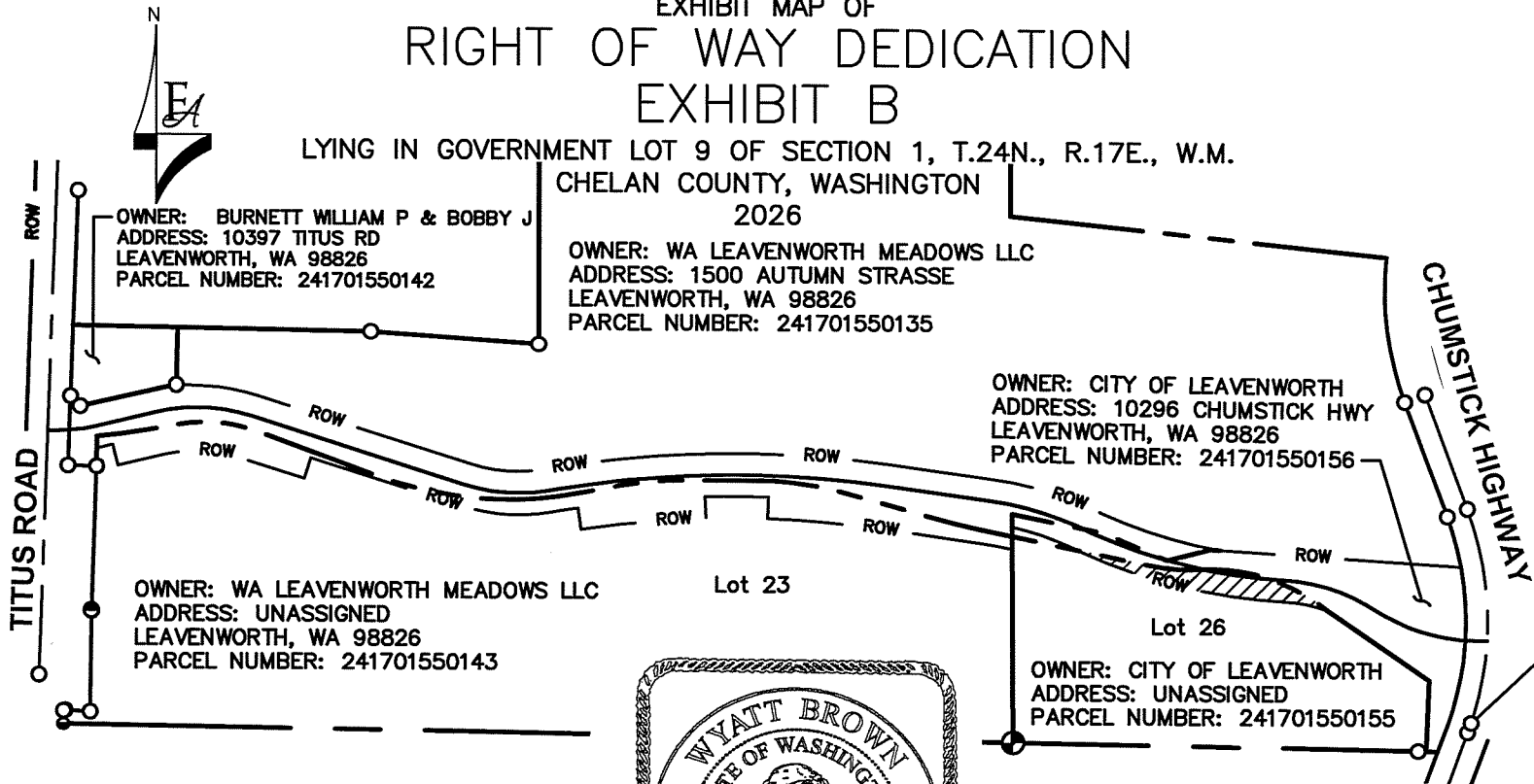
OWNER: CITY OF LEAVENWORTH
ADDRESS: 10296 CHUMSTICK HWY
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550156

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: UNASSIGNED
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550143

Lot 23

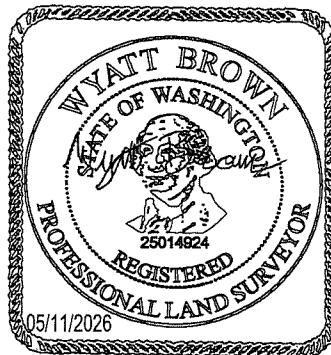
Lot 26

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155



250 125 0 250 500

SCALE: 1" = 250'



*SEE LEGEND ON SHEET 3

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

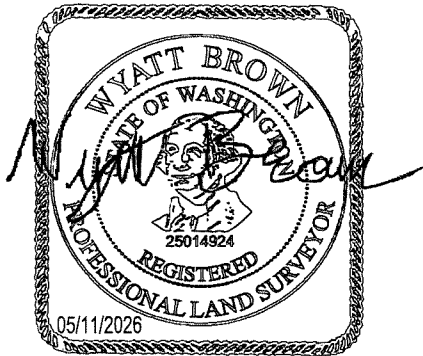
PROJECT NO.:
08-22-0037

SHEET NO.
1 of 3

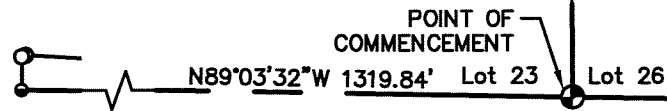


EXHIBIT MAP OF
RIGHT OF WAY DEDICATION
EXHIBIT B

LYING IN GOVERNMENT LOT 9 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026



TITUS ROAD



ROW

ROW

ROW

OWNER: CITY OF LEAVENWORTH
ADDRESS: 10296 CHUMSTICK HWY
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550156

POINT OF
BEGINNING

Lot 23

Lot 26

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155

*SEE LEGEND AND CURVE TABLE ON
SHEET 4



SCALE: 1" = 100'

FORSGREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.697.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
2 of 3

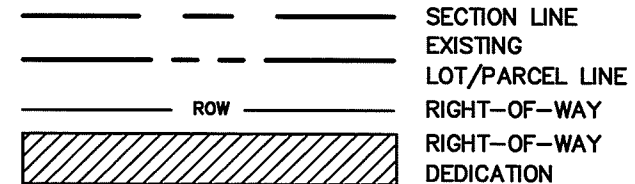
EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 9
OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026

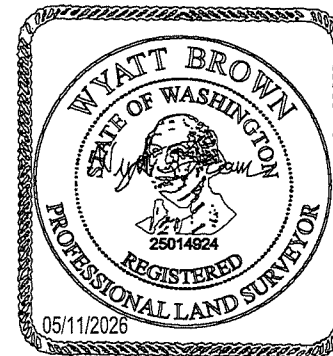
CURVE TABLE

CURVE #	RADIUS	LENGTH	DELTA	CH BEARING	CH DISTANCE
C26	260.00'	68.99'	15°12'13"	S85°56'51"E	68.79'
C27	260.00'	172.88'	38°05'51"	S74°30'01"E	169.71'
C28	220.00'	63.00'	16°24'30"	N78°53'44"W	62.79'
C29	780.00'	286.35'	21°02'03"	N76°34'57"W	284.74'

LEGEND



- ⊙ FOUND 2.5" BRASS CAP ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- SET MAG NAIL
- △ CALCULATED POINT, NOT FIELD LOCATED



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.657.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
3 of 3

After Recording Return to:

CITY OF LEAVENWORTH
PO BOX 287
LEAVENWORTH, WA 98826

DEED AND DEDICATION FOR PUBLIC RIGHT OF WAY

Grantor: WA Leavenworth Meadows, LLC
Grantee: CITY OF LEAVENWORTH
Legal Description: Ptn EMIG PARK LOT 22-23 PT LOT A BLA 2023-031LE ADMIN SEG PT LT B
BLA 2015-007 LC BLA 2014-003 17.7000 ACRES
Add'l on P. 3
Tax Parcel: Portion of 241701550135

The Grantor, WA Leavenworth Meadows, LLC, a foreign limited liability company, for and in consideration of satisfaction of a condition of development approval, convey, warrant and dedicate to the CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, the following-described real estate, situate in the County of Chelan, State of Washington, for use as a public right of way:

See **EXHIBIT A** attached hereto

RESERVING, however, unto the Grantor, its successors and assigns, all oil, gas, and other minerals of every kind and nature (the "Mineral Estate") in, on, and under the Property described in EXHIBIT A, provided that in any activity related to the Mineral Estate, from exploration to extraction the surface rights of Grantee shall not be used or impaired in any way or manner, and Grantor, its successor and assigns shall be responsible for all damage to Grantee's surface rights, and indemnify and defend Grantee for all damages or claims to repair and restore the surface, for collapse, contamination, damage to ground or surface waters, including injury or death to persons or property damage from any activity related to the Mineral Estate.

Also, the Grantor requests that the Assessor and Treasurer of Chelan County, Washington, segregate the taxes and the assessed valuation as between the portion of property herein conveyed and the remainder thereof, and set over the lien of all unpaid taxes, if any, affecting the real estate herein conveyed to the portion of tax parcel 241701550135 not conveyed hereby, as provided for by RCW 84.60.070.

DATED this ____ day of _____, 2026

WA Leavenworth Meadows, LLC,
a Delaware limited liability company

By: Weidner Capitol Management LLC,
A Delaware limited liability company
Its Manager

By: The Weidner Purpose Trust,
A Delaware non-charitable purpose trust
Its sole member

By: _____
Name: _____
Title: _____

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that W. Dean Weidner is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Owner of WA Leavenworth Meadows, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____
Signature of Notary: _____
Printed Name: _____
My appointment expires: _____

ACCEPTED _____, 2026

CITY OF LEAVENWORTH

By _____
CARL J. FLOREA, Mayor

**Exhibit A:
Right-of-Way
Northerly Parcel Leavenworth Meadows**

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;
Thence along the common boundary of said Lots 23 and 26 North 00°17'51" West, a distance of 287.73 feet to the exterior boundary line of Parcel A and being the **POINT OF BEGINNING**;

Thence along said boundary the following seventeen (17) courses and distances:

North 78°23'43" West, a distance of 44.04 feet;
along the arc of a curve to the right 70.78 feet, having a radius of 1,030.00 feet, a central angle of 3°56'14", and a chord which bears North 76°25'36" West, a distance of 70.77 feet;
North 74°27'29" West, a distance of 123.99 feet;
along the arc of a curve to the left 127.84 feet, having a radius of 470.00 feet, a central angle of 15°35'02", and a chord which bears North 82°15'00" West, a distance of 127.44 feet;
South 89°57'29" West, a distance of 100.61 feet;
along the arc of a curve to the left 86.95 feet, having a radius of 470.00 feet, a central angle of 10°35'59", and a chord which bears South 84°39'30" West, a distance of 86.83 feet;
South 79°21'30" West, a distance of 58.50 feet;
along the arc of a curve to the right 286.46 feet, having a radius of 530.00 feet, a central angle of 30°58'06", and a chord which bears North 85°09'27" West, a distance of 282.99 feet;
North 69°40'24" West, a distance of 171.43 feet;
along the arc of a curve to the left 116.69 feet, having a radius of 220.00 feet, a central angle of 30°23'26", and a chord which bears North 84°52'07" West, a distance of 115.33 feet;
South 79°56'10" West, a distance of 41.37 feet;
along the arc of a curve to the right 71.93 feet, having a radius of 830.00 feet, a central angle of 4°57'55", and a chord which bears South 82°25'08" West, a distance of 71.91 feet intersecting at a non-tangent bearing;
South 00°06'57" West, a distance of 41.72 feet to the easterly Right-of-Way of Titus Road;
along said Right-of-Way North 88°18'43" West, a distance of 40.09 feet;
along said Right-of-Way North 02°01'23" East, a distance of 96.60 feet;
leaving the easterly Right-of-Way of Titus Road South 44°23'54" East, a distance of 19.13 feet;
North 77°26'44" East, a distance of 137.12 feet;

Thence leaving the exterior boundary line of Parcel A, South 87°20'56" East, a distance of 41.93 feet;

Thence along the arc of a curve to the right 73.46 feet, having a radius of 280.00 feet, a central angle of 15°01'55", and a chord which bears South 79°49'59" East, a distance of 73.25 feet;

Thence South 72°19'02" East, a distance of 309.34 feet;

Thence along the arc of a curve to the left 104.56 feet, having a radius of 220.00 feet, a central angle of 27°13'48", and a chord which bears South 85°55'56" East, a distance of 103.57 feet;

Thence North 80°27'10" East, a distance of 14.53 feet;

Thence along the arc of a curve to the right 466.09 feet, having a radius of 1,525.00 feet, a central angle of 17°30'41", and a chord which bears North 89°12'31" East, a distance of 464.27 feet;

Thence South 82°02'09" East, a distance of 146.85 feet;

Thence along the arc of a curve to the right 133.79 feet, having a radius of 480.00 feet, a central angle of 15°58'13", and a chord which bears South 74°03'02" East, a distance of 133.36 feet;

Thence South 66°03'56" East, a distance of 22.87 feet;

Thence along the arc of a curve to the left 172.47 feet, having a radius of 720.00 feet, a central angle of 13°43'28", and a chord which bears South 72°55'40" East, a distance of 172.05 feet to the exterior boundary line of Parcel A intersecting at a non-tangent bearing;

Thence along said boundary the following five (5) courses and distances:

North 86°23'54" West, a distance of 13.99 feet;

South 75°48'48" West, a distance of 60.71 feet;

North 67°16'29" West, a distance of 94.63 feet;

North 78°25'41" West, a distance of 130.99 feet to the common boundary of Lots 23 and 26, Plat of Emig Park Leavenworth;

along said boundary South 00°17'51" East, a distance of 30.79 feet to **the POINT OF BEGINNING.**

Containing 1.703 acres, more or less.

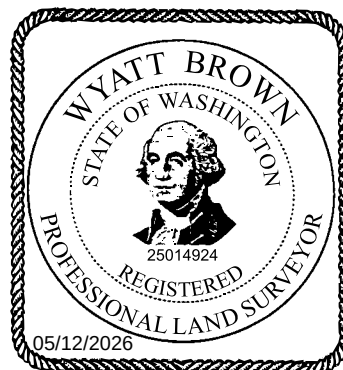


EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON

2026

TITUS ROAD

OWNER: BURNETT WILLIAM P & BOBBY J
ADDRESS: 10397 TITUS RD
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550142

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: UNASSIGNED
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550143

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135

OWNER: CITY OF LEAVENWORTH
ADDRESS: 10296 CHUMSTICK HWY
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550156

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155

CHUMSTICK HIGHWAY

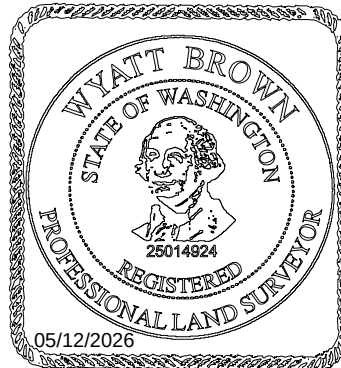
Sheet 3
Sheet 2

Lot 23

Lot 26

250 125 0 250 500

SCALE: 1" = 250'



*SEE LEGEND ON SHEET 4

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

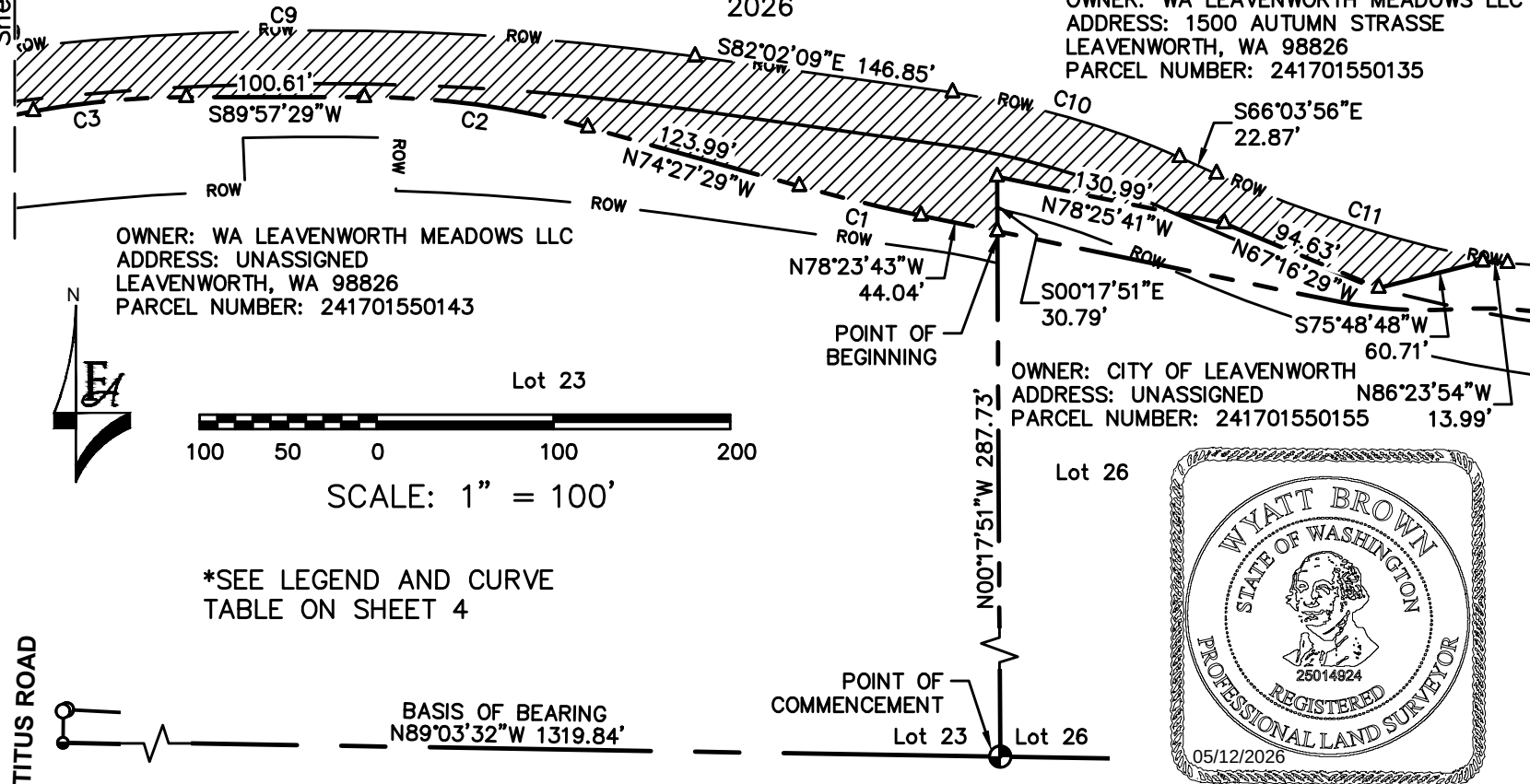
PROJECT NO.:
08-22-0037

SHEET NO.
1 of 4

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026

Sheet 3



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

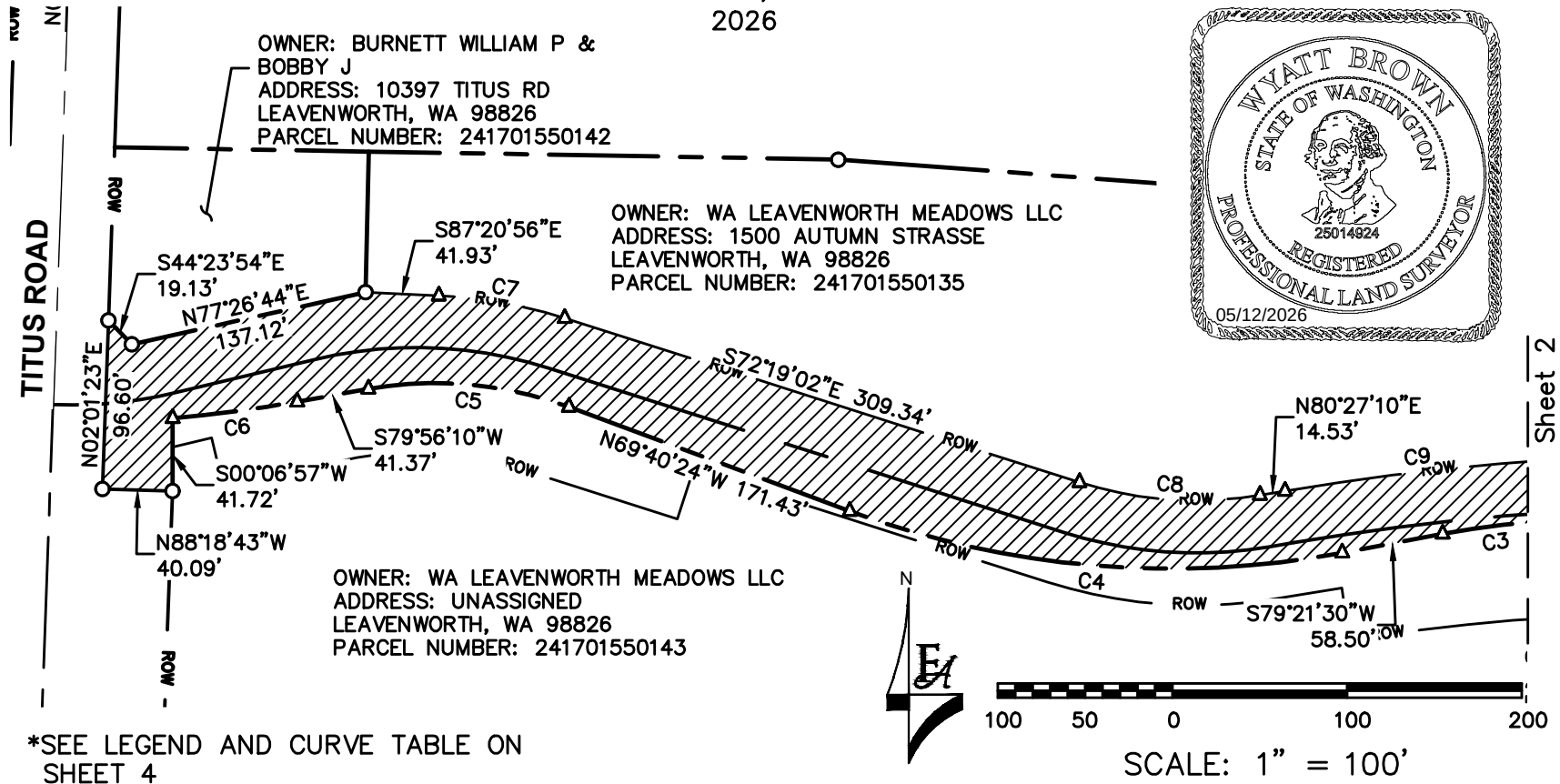
AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
2 of 4

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026



*SEE LEGEND AND CURVE TABLE ON
SHEET 4

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
3 of 4

Sheet 2

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10
OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026

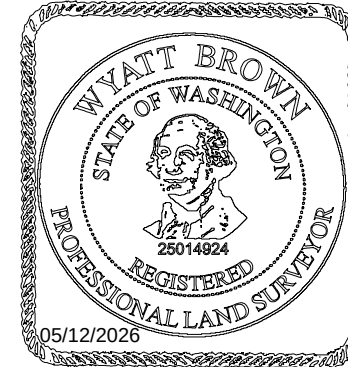
CURVE TABLE

CURVE #	RADIUS	LENGTH	DELTA	CH BEARING	CH DISTANCE
C1	1030.00'	70.78'	3°56'14"	N76°25'36"W	70.77'
C2	470.00'	127.84'	15°35'02"	N82°15'00"W	127.44'
C3	470.00'	86.95'	10°35'59"	S84°39'30"W	86.83'
C4	530.00'	286.46'	30°58'06"	N85°09'27"W	282.99'
C5	220.00'	116.69'	30°23'26"	N84°52'07"W	115.33'
C6	830.00'	71.93'	4°57'55"	S82°25'08"W	71.91'
C7	280.00'	73.46'	15°01'55"	S79°49'59"E	73.25'
C8	220.00'	104.56'	27°13'48"	S85°55'56"E	103.57'
C9	1525.00'	466.09'	17°30'41"	N89°12'31"E	464.27'
C10	480.00'	133.79'	15°58'13"	S74°03'02"E	133.36'
C11	720.00'	172.47'	13°43'28"	S72°55'40"E	172.05'

LEGEND

			SECTION LINE
			EXISTING LOT/PARCEL LINE
	ROW		RIGHT-OF-WAY
			RIGHT-OF-WAY DEDICATION AREA

- FOUND 2.5" BRASS CAP
ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- SET MAG NAIL
- △ CALCULATED POINT,
NOT FIELD LOCATED



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
4 of 4

After Recording Return to:

CITY OF LEAVENWORTH
PO BOX 287
LEAVENWORTH, WA 98826

DEED AND DEDICATION FOR PUBLIC RIGHT OF WAY

Grantor:	WA Leavenworth Meadows, LLC
Grantee:	CITY OF LEAVENWORTH
Legal Description:	Ptn EMIG PARK LOT 31 LOT A BLA 2015-007LE LOT A BLA 2014-001LE 10.4400 ACRES Add'l on P. 3
Tax Parcel:	Portion of 241701550143

The Grantor, WA Leavenworth Meadows, LLC, a Delaware limited liability company, for and in consideration of satisfaction of a condition of development approval, convey, warrant and dedicate to the CITY OF LEAVENWORTH, a municipal corporation of the State of Washington, the following-described real estate, situate in the County of Chelan, State of Washington, for use as a public right of way:

See **EXHIBIT A** attached hereto

RESERVING, however, unto the Grantor, its successors and assigns, all oil, gas, and other minerals of every kind and nature (the "Mineral Estate") in, on, and under the Property described in EXHIBIT A, provided that in any activity related to the Mineral Estate, from exploration to extraction the surface rights of Grantee shall not be used or impaired in any way or manner, and Grantor, its successor and assigns shall be responsible for all damage to Grantee's surface rights, and indemnify and defend Grantee for all damages or claims to repair and restore the surface, for collapse, contamination, damage to ground or surface waters, including injury or death to persons or property damage from any activity related to the Mineral Estate.

Also, the Grantor requests that the Assessor and Treasurer of Chelan County, Washington, segregate the taxes and the assessed valuation as between the portion of property herein conveyed and the remainder thereof, and set over the lien of all unpaid taxes, if any, affecting the real estate herein conveyed to the portion of tax parcel 241701550143 not conveyed hereby, as provided for by RCW 84.60.070.

DATED this ____ day of _____, 2026

WA Leavenworth Meadows, LLC,
a foreign limited liability company

By: Weidner Capitol Management LLC,
A Delaware limited liability company
Its Manager

By: The Weidner Purpose Trust,
A Delaware non-charitable purpose trust
Its sole member

By: _____
Name: _____
Title: _____

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that W. Dean Weidner is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Owner of WA Leavenworth Meadows, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____
Signature of Notary: _____
Printed Name: _____
My appointment expires: _____

ACCEPTED _____, 2026

CITY OF LEAVENWORTH

By _____
CARL J. FLOREA, Mayor

**Exhibit A:
Right-of-Way
Southerly Parcel Leavenworth Meadows**

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2015-07 LE, Auditor File No. 2423403, being part of Lots 22, 23, and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lot 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;
Thence along the common boundary of said Lots 23 and 26 North 00°17'51" West, a distance of 269.76 feet to the **POINT OF BEGINNING**;

Thence leaving said common boundary along the arc of a curve to the left 38.59 feet, having a radius of 390.00 feet, a central angle of 5°40'09", and a chord which bears North 79°12'04" West, a distance of 38.57 feet;

Thence North 82°02'09" West, a distance of 146.85 feet;

Thence along the arc of a curve to the left 157.26 feet, having a radius of 1,435.00 feet, a central angle of 6°16'44", and a chord which bears North 85°10'31" West, a distance of 157.18 feet intersecting at a non-tangent bearing;

Thence North 02°17'03" East, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 87.56 feet, having a radius of 1,465.00 feet, a central angle of 3°25'28", and a chord which bears South 89°59'07" West, a distance of 87.55 feet intersecting at a non-tangent bearing;

Thence South 02°18'49" East, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 174.03 feet, having a radius of 1,435.00 feet, a central angle of 6°56'55", and a chord which bears South 84°48'39" West, a distance of 173.93 feet intersecting at a non-tangent bearing;

Thence North 08°03'52" West, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 22.91 feet, having a radius of 1,465.00 feet, a central angle of 0°53'45", and a chord which bears South 80°54'03" West, a distance of 22.91 feet;

Thence South 80°27'10" West, a distance of 14.53 feet;

Thence along the arc of a curve to the right 133.07 feet, having a radius of 280.00 feet, a central angle of 27°13'48", and a chord which bears North 85°55'56" West, a distance of 131.82 feet;

Thence North 72°19'02" West, a distance of 212.91 feet;

Thence South $17^{\circ}40'58''$ West, a distance of 30.00 feet;

Thence North $72^{\circ}19'02''$ West, a distance of 96.43 feet;

Thence along the arc of a curve to the left 103.15 feet, having a radius of 190.00 feet, a central angle of $31^{\circ}06'21''$, and a chord which bears North $87^{\circ}52'12''$ West, a distance of 101.89 feet;

Thence South $76^{\circ}34'37''$ West, a distance of 67.86 feet;

Thence North $13^{\circ}25'23''$ West, a distance of 30.00 feet;

Thence South $76^{\circ}34'37''$ West, a distance of 15.14 feet;

Thence along the arc of a curve to the right 7.83 feet, having a radius of 280.00 feet, a central angle of $1^{\circ}36'09''$, and a chord which bears South $77^{\circ}22'41''$ West, a distance of 7.83 feet to the exterior boundary line of Parcel A intersecting at a non-tangent bearing;

Thence along said boundary the following eleven (11) courses and distances:

North $00^{\circ}06'57''$ East, a distance of 16.49 feet intersecting a non-tangent bearing;

along the arc of a curve to the left 71.93 feet, having a radius of 830.00 feet, a central angle of $4^{\circ}57'55''$, and a chord which bears North $82^{\circ}25'08''$ East, a distance of 71.91 feet;

North $79^{\circ}56'10''$ East, a distance of 41.37 feet;

along the arc of a curve to the right 116.69 feet, having a radius of 220.00 feet, a central angle of $30^{\circ}23'26''$, and a chord which bears South $84^{\circ}52'07''$ East, a distance of 115.33 feet;

South $69^{\circ}40'24''$ East, a distance of 171.43 feet;

along the arc of a curve to the left 286.46 feet, having a radius of 530.00 feet, a central angle of $30^{\circ}58'06''$, and a chord which bears South $85^{\circ}09'27''$ East, a distance of 282.99 feet;

North $79^{\circ}21'30''$ East, a distance of 58.50 feet;

along the arc of a curve to the right 86.95 feet, having a radius of 470.00 feet, a central angle of $10^{\circ}35'59''$, and a chord which bears North $84^{\circ}39'30''$ East, a distance of 86.83 feet;

North $89^{\circ}57'29''$ East, a distance of 100.61 feet;

Thence along the arc of a curve to the right 127.84 feet, having a radius of 470.00 feet, a central angle of $15^{\circ}35'02''$, and a chord which bears South $82^{\circ}15'00''$ East, a distance of 127.44 feet;

Thence South $74^{\circ}27'29''$ East, a distance of 123.99 feet;

Thence along the arc of a curve to the left 70.78 feet, having a radius of 1,030.00 feet, a central angle of $3^{\circ}56'14''$, and a chord which bears South $76^{\circ}25'36''$ East, a distance of 70.77 feet;

Thence South $78^{\circ}23'43''$ East, a distance of 44.04 feet;

Thence South $00^{\circ}17'51''$ East, a distance of 17.97 feet to the **POINT OF BEGINNING**.

Containing 39,149 square feet, more or less.

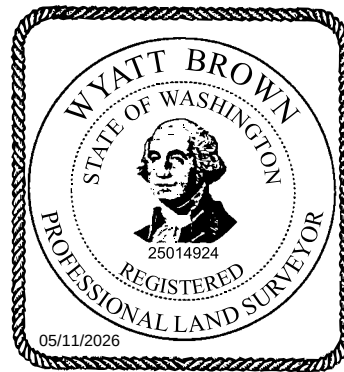


EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON

2026

OWNER: BURNETT WILLIAM P & BOBBY J
ADDRESS: 10397 TITUS RD
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550142

Sheet 3
Sheet 2

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: UNASSIGNED
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550143

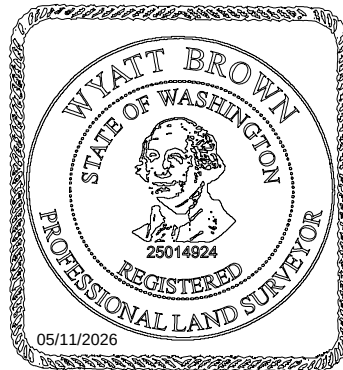
OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135

OWNER: CITY OF LEAVENWORTH
ADDRESS: 10296 CHUMSTICK HWY
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550156

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155

Lot 23

Lot 26



250 125 0 250 500

SCALE: 1" = 250'

*SEE LEGEND ON SHEET 4

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

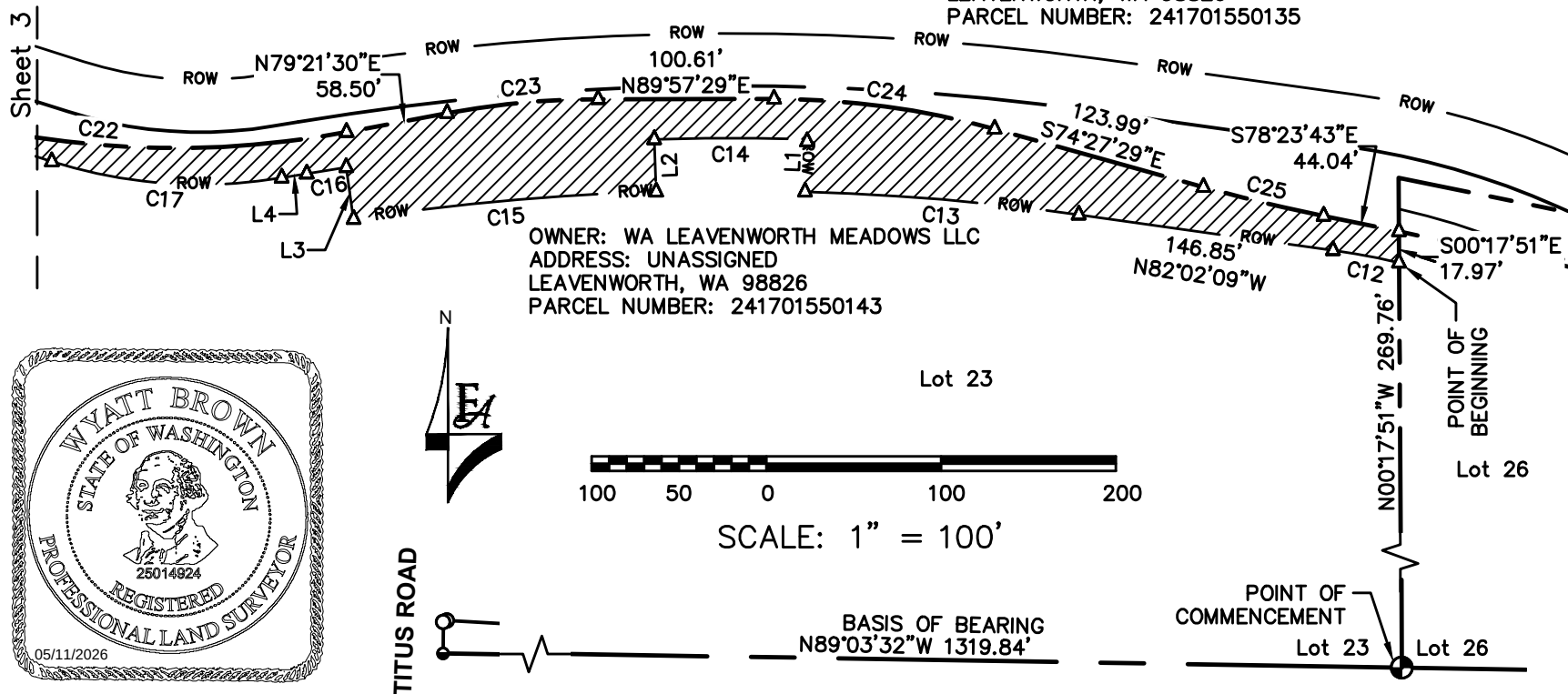
SHEET NO.
1 of 4

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 10 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026

*SEE LEGEND, AND LINE AND CURVE
TABLES ON SHEET 4

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

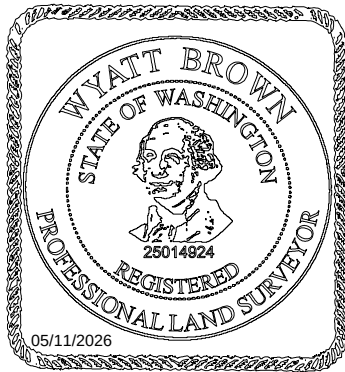
AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
2 of 4

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

LYING IN GOVERNMENT LOT 10 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026



100 50 0 100 200

SCALE: 1" = 100'

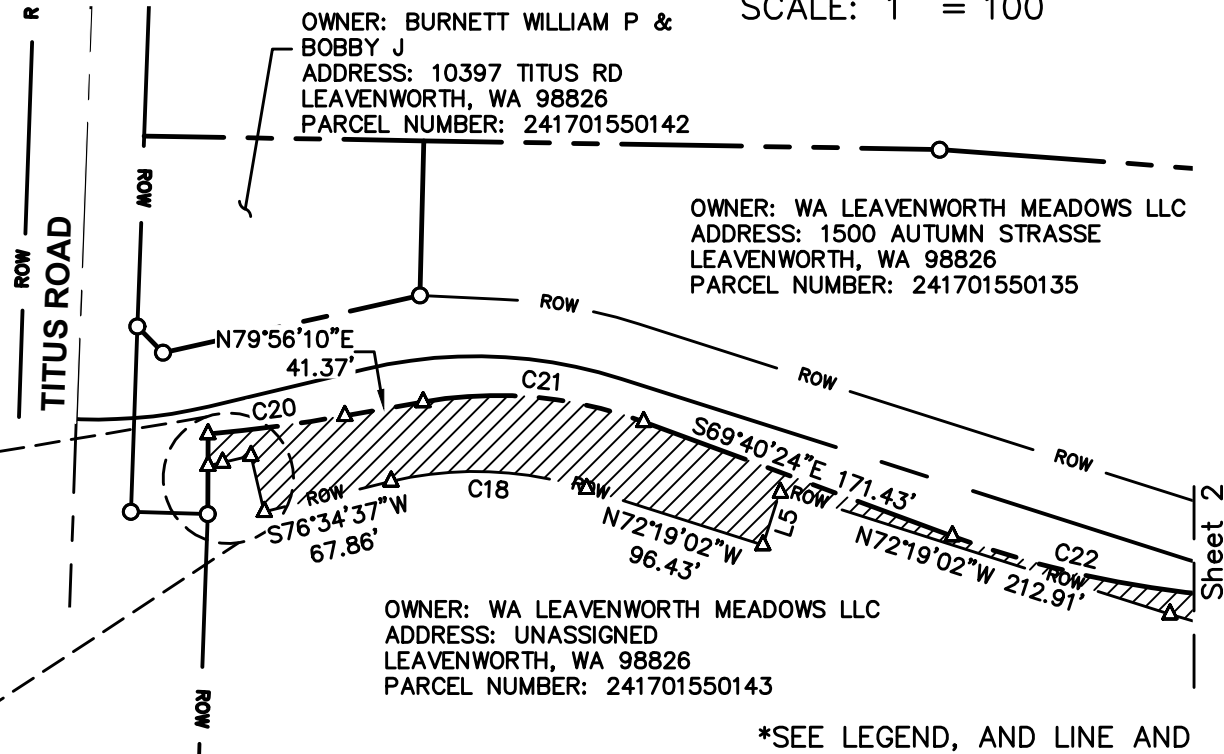
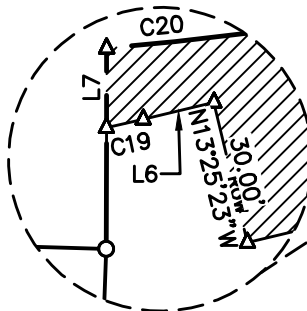
OWNER: BURNETT WILLIAM P &
BOBBY J
ADDRESS: 10397 TITUS RD
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550142

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: UNASSIGNED
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550143

*SEE LEGEND, AND LINE AND
CURVE TABLES ON SHEET 4

DETAIL
SCALE 1" = 40'



FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

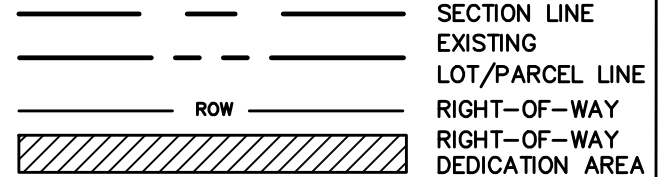
PROJECT NO.:
08-22-0037

SHEET NO.
3 of 4

EXHIBIT MAP OF RIGHT OF WAY DEDICATION EXHIBIT B

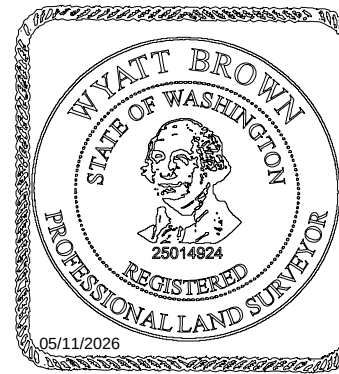
LYING IN GOVERNMENT LOT 10 OF SECTION 1, T.24N., R.17E., W.M.
CHELAN COUNTY, WASHINGTON
2026

LEGEND



CURVE TABLE

CURVE #	RADIUS	LENGTH	DELTA	CH BEARING	CH DISTANCE
C12	390.00'	38.59'	5°40'09"	N79°12'04"W	38.57'
C13	1435.00'	157.26'	6°16'44"	N85°10'31"W	157.18'
C14	1465.00'	87.56'	3°25'28"	S89°59'07"W	87.55'
C15	1435.00'	174.03'	6°56'55"	S84°48'39"W	173.93'
C16	1465.00'	22.91'	0°53'45"	S80°54'03"W	22.91'
C17	280.00'	133.07'	27°13'48"	N85°55'56"W	131.82'
C18	190.00'	103.15'	31°06'21"	N87°52'12"W	101.89'
C19	280.00'	7.83'	1°36'09"	S77°22'41"W	7.83'
C20	830.00'	71.93'	4°57'55"	N82°25'08"E	71.91'
C21	220.00'	116.69'	30°23'26"	S84°52'07"E	115.33'
C22	530.00'	286.46'	30°58'06"	S85°09'27"E	282.99'
C23	470.00'	86.95'	10°35'59"	N84°39'30"E	86.83'
C24	470.00'	127.84'	15°35'02"	S82°15'00"E	127.44'
C25	1030.00'	70.78'	3°56'14"	S76°25'36"E	70.77'



- ⊕ FOUND 2.5" BRASS CAP ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- SET MAG NAIL
- Δ CALCULATED POINT, NOT FIELD LOCATED

LINE TABLE

LINE #	BEARING	DISTANCE
L1	N2°17'03"E	30.00'
L2	N2°18'49"W	30.00'
L3	N8°03'52"W	30.00'
L4	S80°27'10"W	14.53'
L5	S17°40'58"W	30.00'
L6	S76°34'37"W	15.14'
L7	N0°06'57"E	16.49'

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0819

CITY OF LEAVENWORTH

AUTUMN STRASSE RIGHT OF WAY DEDICATION

PROJECT NO.:
08-22-0037

SHEET NO.
4 of 4

After Recording Return to:

City Clerk
City of Leavenworth
700 Highway 2
Leavenworth, WA 98826

BILL OF SALE

Grantor: WA LEAVENWORTH MEADOWS, LLC

Grantee: CITY OF LEAVENWORTH

THE UNDERSIGNED constructed, or caused to be constructed, certain improvements, betterments, and fixtures, including **AUTUMN STRASSE UTILITIES AND PHASE 1 ROADWAY CONSTRUCTION** (the “Improvements”) as more-fully described in those certain permit numbers PWD2023-067, dated August 19, 2024 and located on the real estate described on **ATTACHMENT A** attached hereto and incorporated herein by this reference (the “Property”). Such Property having been deeded and dedicated to the City from WA Leavenworth Meadows, LLC, pursuant to the Deed and Dedication For Public Right of Way dated August 8, 2016 and recorded as AFN # _____ with the Chelan County Auditor on _____, 20____.

The Undersigned hereby conveys and transfers to the City of Leavenworth, a municipal corporation, (the “City”) any and all of its interest in the Improvements. This conveyance is made in consideration of value received and other consideration.

The undersigned warrants that all bills and taxes relating to the construction and installation of the Improvements have been paid in full and that there are no lawsuits pending involving such Improvements. The undersigned further warrants that in the event any lawsuit is filed as a result of, or involving, the initial construction of the Improvements the undersigned will undertake to defend the lawsuit and will accept responsibility for all costs of litigation, including costs on appeal, and will hold the City harmless of any judgment rendered against the City.

The undersigned further warrants that all laws, ordinances and regulations respecting construction of the Improvements have been complied with, and that the Improvements are in proper working condition, order and repair and fit for purposes intended; i.e., for use as a road and appurtenances adequate for the service intended and has been constructed in accordance with the conditions and standards of the City.

The undersigned covenants and agrees with the City to replace, repair and correct any defect in work or materials in respect to the Improvements subject to this Bill of Sale arising during a period of two (2) years from the date hereof, without cost to the City. The undersigned shall further warrant the corrected work for two (2) years after acceptance of the corrected work by the City.

DATED this ____ day of _____, 20____.

WA LEAVENWORTH MEADOWS, LLC

By _____

(Print Name)
(Title)

STATE OF _____)
_____) ss.
COUNTY OF _____)

I certify that I know or have satisfactory evidence that _____ is the person who appeared before me, and said person acknowledged that _____ signed this instrument, on oath stated that _____ was authorized to execute the instrument and acknowledged it as the _____ of WA Leavenworth Meadows, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this ____ day of _____, 20____.

(Legibly print name of notary)
NOTARY PUBLIC in and for the State of
Washington, residing at _____
My commission expires _____

ACCEPTED this ____ day of _____, 20____.

CITY OF LEAVENWORTH

By _____

(Print Name)
(Title)

ATTACHMENT A

LEGAL DESCRIPTION

PART 1 - Right-of-Way - Southerly Parcel Leavenworth Meadows

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2015-07 LE, Auditor File No. 2423403, being part of Lots 22, 23, and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lot 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North $89^{\circ}03'32''$ West, a distance of 1319.84 feet;

Thence along the common boundary of said Lots 23 and 26 North $00^{\circ}17'51''$ West, a distance of 269.76 feet to the **POINT OF BEGINNING**;

Thence leaving said common boundary along the arc of a curve to the left 38.59 feet, having a radius of 390.00 feet, a central angle of $5^{\circ}40'09''$, and a chord which bears North $79^{\circ}12'04''$ West, a distance of 38.57 feet;

Thence North $82^{\circ}02'09''$ West, a distance of 146.85 feet;

Thence along the arc of a curve to the left 157.26 feet, having a radius of 1,435.00 feet, a central angle of $6^{\circ}16'44''$, and a chord which bears North $85^{\circ}10'31''$ West, a distance of 157.18 feet intersecting at a non-tangent bearing;

Thence North $02^{\circ}17'03''$ East, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 87.56 feet, having a radius of 1,465.00 feet, a central angle of $3^{\circ}25'28''$, and a chord which bears South $89^{\circ}59'07''$ West, a distance of 87.55 feet intersecting at a non-tangent bearing;

Thence South $02^{\circ}18'49''$ East, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 174.03 feet, having a radius of 1,435.00 feet, a central angle of $6^{\circ}56'55''$, and a chord which bears South $84^{\circ}48'39''$ West, a distance of 173.93 feet intersecting at a non-tangent bearing;

Thence North $08^{\circ}03'52''$ West, a distance of 30.00 feet intersecting at a non-tangent bearing;

Thence along the arc of a curve to the left 22.91 feet, having a radius of 1,465.00 feet, a central angle of $0^{\circ}53'45''$, and a chord which bears South $80^{\circ}54'03''$ West, a distance of 22.91 feet;

Thence South $80^{\circ}27'10''$ West, a distance of 14.53 feet;

Thence along the arc of a curve to the right 133.07 feet, having a radius of 280.00 feet, a central angle of $27^{\circ}13'48''$, and a chord which bears North $85^{\circ}55'56''$ West, a distance of 131.82 feet;

Thence North $72^{\circ}19'02''$ West, a distance of 212.91 feet;

Thence South $17^{\circ}40'58''$ West, a distance of 30.00 feet;

Thence North 72°19'02" West, a distance of 96.43 feet;

Thence along the arc of a curve to the left 103.15 feet, having a radius of 190.00 feet, a central angle of 31°06'21", and a chord which bears North 87°52'12" West, a distance of 101.89 feet;

Thence South 76°34'37" West, a distance of 67.86 feet;

Thence North 13°25'23" West, a distance of 30.00 feet;

Thence South 76°34'37" West, a distance of 15.14 feet;

Thence along the arc of a curve to the right 7.83 feet, having a radius of 280.00 feet, a central angle of 1°36'09", and a chord which bears South 77°22'41" West, a distance of 7.83 feet to the exterior boundary line of Parcel A intersecting at a non-tangent bearing;

Thence along said boundary the following eleven (11) courses and distances:

North 00°06'57" East, a distance of 16.49 feet intersecting a non-tangent bearing;

along the arc of a curve to the left 71.93 feet, having a radius of 830.00 feet, a central angle of 4°57'55", and a chord which bears North 82°25'08" East, a distance of 71.91 feet;

North 79°56'10" East, a distance of 41.37 feet;

along the arc of a curve to the right 116.69 feet, having a radius of 220.00 feet, a central angle of 30°23'26", and a chord which bears South 84°52'07" East, a distance of 115.33 feet;

South 69°40'24" East, a distance of 171.43 feet;

along the arc of a curve to the left 286.46 feet, having a radius of 530.00 feet, a central angle of 30°58'06", and a chord which bears South 85°09'27" East, a distance of 282.99 feet;

North 79°21'30" East, a distance of 58.50 feet;

along the arc of a curve to the right 86.95 feet, having a radius of 470.00 feet, a central angle of 10°35'59", and a chord which bears North 84°39'30" East, a distance of 86.83 feet;

North 89°57'29" East, a distance of 100.61 feet;

Thence along the arc of a curve to the right 127.84 feet, having a radius of 470.00 feet, a central angle of 15°35'02", and a chord which bears South 82°15'00" East, a distance of 127.44 feet;

Thence South 74°27'29" East, a distance of 123.99 feet;

Thence along the arc of a curve to the left 70.78 feet, having a radius of 1,030.00 feet, a central angle of 3°56'14", and a chord which bears South 76°25'36" East, a distance of 70.77 feet;

Thence South 78°23'43" East, a distance of 44.04 feet;

Thence South 00°17'51" East, a distance of 17.97 feet to the **POINT OF BEGINNING**.

Containing 39,149 square feet, more or less.

PART 2 - Right-of-Way - Northerly Parcel Leavenworth Meadows

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;

Thence along the common boundary of said Lots 23 and 26 North 00°17'51" West, a distance of 287.73 feet to the exterior boundary line of Parcel A and being the **POINT OF BEGINNING**;

Thence along said boundary the following seventeen (17) courses and distances:

North 78°23'43" West, a distance of 44.04 feet;

along the arc of a curve to the right 70.78 feet, having a radius of 1,030.00 feet, a central angle of 3°56'14", and a chord which bears North 76°25'36" West, a distance of 70.77 feet;

North 74°27'29" West, a distance of 123.99 feet;

along the arc of a curve to the left 127.84 feet, having a radius of 470.00 feet, a central angle of 15°35'02", and a chord which bears North 82°15'00" West, a distance of 127.44 feet;

South 89°57'29" West, a distance of 100.61 feet;

along the arc of a curve to the left 86.95 feet, having a radius of 470.00 feet, a central angle of 10°35'59", and a chord which bears South 84°39'30" West, a distance of 86.83 feet;

South 79°21'30" West, a distance of 58.50 feet;

along the arc of a curve to the right 286.46 feet, having a radius of 530.00 feet, a central angle of 30°58'06", and a chord which bears North 85°09'27" West, a distance of 282.99 feet;

North 69°40'24" West, a distance of 171.43 feet;

along the arc of a curve to the left 116.69 feet, having a radius of 220.00 feet, a central angle of 30°23'26", and a chord which bears North 84°52'07" West, a distance of 115.33 feet;

South 79°56'10" West, a distance of 41.37 feet;

along the arc of a curve to the right 71.93 feet, having a radius of 830.00 feet, a central angle of 4°57'55", and a chord which bears South 82°25'08" West, a distance of 71.91 feet intersecting at a non-tangent bearing;

South 00°06'57" West, a distance of 41.72 feet to the easterly Right-of-Way of Titus Road;

along said Right-of-Way North 88°18'43" West, a distance of 40.09 feet;

along said Right-of-Way North 02°01'23" East, a distance of 96.60 feet;

leaving the easterly Right-of-Way of Titus Road South 44°23'54" East, a distance of 19.13 feet;

North 77°26'44" East, a distance of 137.12 feet;

Thence leaving the exterior boundary line of Parcel A, South 87°20'56" East, a distance of 41.93 feet;

Thence along the arc of a curve to the right 73.46 feet, having a radius of 280.00 feet, a central angle of 15°01'55", and a chord which bears South 79°49'59" East, a distance of 73.25 feet;

Thence South 72°19'02" East, a distance of 309.34 feet;

Thence along the arc of a curve to the left 104.56 feet, having a radius of 220.00 feet, a central angle of 27°13'48", and a chord which bears South 85°55'56" East, a distance of 103.57 feet;

Thence North 80°27'10" East, a distance of 14.53 feet;

Thence along the arc of a curve to the right 466.09 feet, having a radius of 1,525.00 feet, a central angle of 17°30'41", and a chord which bears North 89°12'31" East, a distance of 464.27 feet;

Thence South 82°02'09" East, a distance of 146.85 feet;

Thence along the arc of a curve to the right 133.79 feet, having a radius of 480.00 feet, a central angle of 15°58'13", and a chord which bears South 74°03'02" East, a distance of 133.36 feet;

Thence South 66°03'56" East, a distance of 22.87 feet;

Thence along the arc of a curve to the left 172.47 feet, having a radius of 720.00 feet, a central angle of 13°43'28", and a chord which bears South 72°55'40" East, a distance of 172.05 feet to the exterior boundary line of Parcel A intersecting at a non-tangent bearing;

Thence along said boundary the following five (5) courses and distances:

North 86°23'54" West, a distance of 13.99 feet;

South 75°48'48" West, a distance of 60.71 feet;

North 67°16'29" West, a distance of 94.63 feet;

North 78°25'41" West, a distance of 130.99 feet to the common boundary of Lots 23 and 26, Plat of Emig Park Leavenworth;

along said boundary South 00°17'51" East, a distance of 30.79 feet to **the POINT OF BEGINNING**.

Containing 1.703 acres, more or less.

PART 3 - Right-of-Way - Southerly Parcel City of Leavenworth

A parcel of land being a portion of Statutory Warranty Deed Auditor File No. 2411517, being part of Lot 26 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lot 9, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet

Thence along the common boundary of said Lots 23 and 26 North $00^{\circ}17'51''$ West, a distance of 287.73 feet to the south Future Right-of-Way of Statutory Warranty Deed Auditor File No. 20141231;

Thence along said Right-of-Way South $78^{\circ}17'09''$ East, a distance of 94.01 feet to the **POINT OF BEGINNING**;

Thence along said Right-of-Way for the following four (4) courses and distance:

South $78^{\circ}20'44''$ East, a distance of 99.80 feet;

along the arc of a curve to the left 68.99 feet, having a radius of 260.00 feet, a central angle of $15^{\circ}12'13''$ and a chord which bears South $85^{\circ}56'51''$ East, a distance of 68.79 feet;

along the arc of a curve to the right 172.88 feet, having a radius of 260.00 feet, a central angle of $38^{\circ}05'51''$ and a chord which bears South $74^{\circ}30'01''$ East, a distance of 169.71 feet;

South $55^{\circ}27'06''$ East, a distance of 19.53 feet intersecting at a non-tangent bearing;

Thence leaving the south Future Right-of-Way along the arc of a curve to the left 63.00 feet, having a radius of 220.00 feet, a central angle of $16^{\circ}24'30''$ and a chord which bears North $78^{\circ}53'44''$ West, a distance of 62.79 feet;

Thence along the arc of a curve to the right 286.35 feet, having a radius of 780.00 feet, a central angle of $21^{\circ}02'03''$ and a chord which bears North $76^{\circ}34'57''$ West, a distance of 284.74 feet;

Thence North $66^{\circ}03'56''$ West, a distance of 8.10 feet to the **POINT OF BEGINNING**.

Containing 7,073 square feet, more or less.

Return to:

City of Leavenworth
PO Box 287
Leavenworth, WA 98826

Grantor: WA Leavenworth Meadows, LLC

Grantee: City of Leavenworth

Document: Utility Easement

**Legal Description (Abbr): PTN LOTS 22, 23, 26 & 31, EMIG PARK LEAVENWORTH; PTN
PARCEL A BLA 2023-031LE; SEC 01, T24N, R17E, W.M.**

Tax Parcel No.: 241701550135

**EASEMENT FOR WATER SERVICE,
WATER METER, AND ASSOCIATED APPURTENANCES**

THIS AGREEMENT is by and between WA Leavenworth Meadows, LLC, (the “Grantor”) and the City of Leavenworth, a Washington municipal corporation (the “Grantee”)(known collectively as “the Parties”)

WHEREAS, Grantee owns and operates a 10-inch diameter water service, 8-inch diameter water meter, and associated appurtenances (the “Utilities”) serving the Parent Property on the Parent Property; and

WHEREAS, Grantor has agreed to grant a perpetual, non-exclusive easement to the City to access the Utilities;

NOW THEREFORE, in consideration of the mutual benefits to the Parties, the Parties agree as follows:

1. Grant of Utility Easement. The Grantor grants and conveys to the Grantee, its successors and assigns, a perpetual, non-exclusive easement and right-of-way over, under, upon and through the real property described in Exhibit “A” and depicted in Exhibit “B” (the “Easement Area”) to

inspect, repair, alter, modify, replace, remove, update, and/or upgrade the Utilities, pipelines, equipment, and all necessary parts and appurtenances thereto (the "Easement Activities").

2. Improvements over Easement Area. The Grantor will not place or construct any structure, wall, fence, rockery nor plant large shrubs or trees which would obstruct access to the Easement Area.
3. Conduct of Easement Activities. If the Grantee damages any improvements on the Parent Property or the Easement Area, they will be replaced or repaired, as nearly as practicable to as good a condition as they were immediately before the improvements were damaged at the Grantee's sole cost.

In the event of any injury or damage to any person or property resulting from the Grantee's Easement Activities within the Easement Area, the Grantee shall be solely responsible therefore except for the sole negligence of the grantor and shall defend, indemnify, and hold the Grantor harmless resulting from the Grantee's Easement Activities in the Easement Area..

The rights granted to the Grantee and its successors and assigns shall encumber and continue with the land and be in force until such time as the Grantee, its successors and assigns, permanently abandon the same.

DATED this ____ day of _____, 2026

AGREED TO BY:

City of Leavenworth, Carl J. Florea, Mayor

WA Leavenworth Meadows, LLC,
a foreign limited liability company

By: Weidner Capital Management LLC,
A Delaware limited liability company
Its Manager

By: The Weidner Purpose Trust,
A Delaware non-charitable purpose trust
Its sole member

By:  _____

Name: Robert Carr

Title: Trustee, Executive Director, Operations

STATE OF WASHINGTON)

King) ss.
COUNTY OF ~~CHELAN~~)

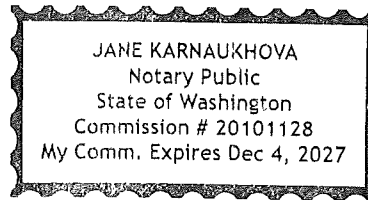
I certify that I know or have satisfactory evidence that *Robert Carr* is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Owner of WA Leavenworth Meadows, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: *September 3, 2026*

Signature of Notary: *Jane Karnaukhova*

Printed Name: *Jane Karnaukhova*

My appointment expires: *12/04/2027*



STATE OF WASHINGTON)

) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that Carl J. Florea is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the City of Leavenworth to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Signature of Notary: _____

Printed Name: _____

My appointment expires: _____

Exhibit "A"

Legal Description

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;

Thence along the common boundary of said Lots 23 and 26 North 00°17'51" West, a distance of 361.96 feet;

Thence leaving the common boundary of Lots 23 and 26 North 81°37'48" West, a distance of 94.04 feet to the **POINT OF BEGINNING**;

Thence North 7°57'51" East, a distance of 18.00 feet;

Thence North 82°02'09" West, a distance of 15.00 feet;

Thence South 7°57'51" West, a distance of 18.00 feet;

Thence South 82°02'09" East, a distance of 15.00 feet to the **POINT OF BEGINNING**.

Containing 270 square feet.

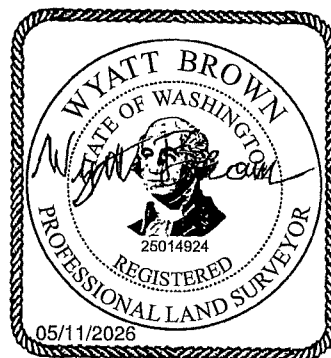
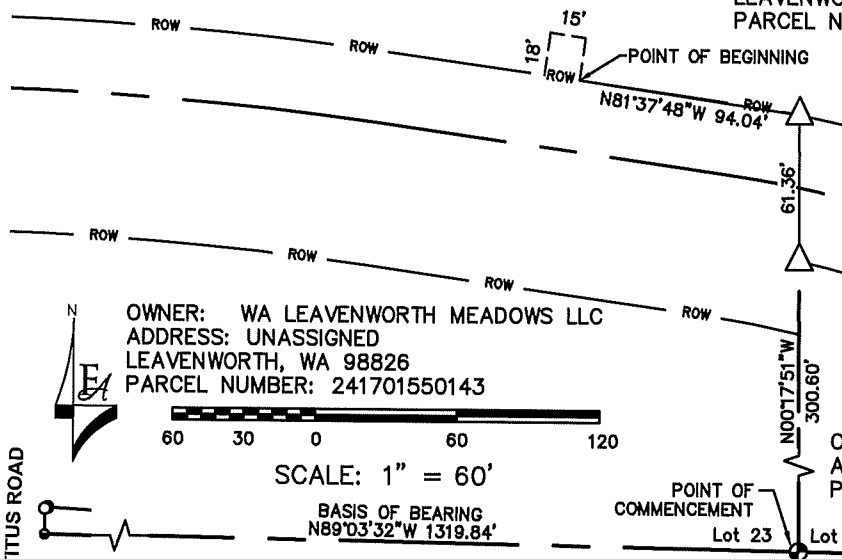


EXHIBIT MAP OF WATER METER EASEMENT EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135



LEGEND

- SECTION LINE
- - - EXISTING
- - - LOT/PARCEL LINE
- ROW — RIGHT-OF-WAY
- ⊕ FOUND 2.5" BRASS CAP ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- △ CALCULATED POINT, NOT FIELD LOCATED

OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: UNASSIGNED
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550143

OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155

TITUS ROAD

SCALE: 1" = 60'

BASIS OF BEARING
N89°03'32"W 1319.84'

POINT OF
COMMENCEMENT
Lot 23 Lot 26

FORSYGREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0919

CITY OF LEAVENWORTH

EASEMENT FOR WATER METER

PROJECT NO.:
08-22-0037

SHEET NO.
1 of 1

Return to:

City of Leavenworth
PO Box 287
Leavenworth, WA 98826

Grantor(s): WA Leavenworth Meadows, LLC

Grantee: City of Leavenworth

Document: Utility Easement

**Legal Description (Abbr): PTN LOTS 22, 23, 26 & 31, EMIG PARK LEAVENWORTH;
PTN PARCEL A BLA 2023-031LE; SEC 01, T24N, R17E, W.M.**

Tax Parcel No.: 241701550135

THIS AGREEMENT is by and between WA Leavenworth Meadows, LLC, (the “Grantor”) and the City of Leavenworth, a Washington municipal corporation (the “Grantee”) (known collectively as “the Parties”)

WHEREAS, Grantor owns the real property described in *Exhibit “A”* (the “Parent Property”);

WHEREAS, Grantee owns and operates utilities (the “Utilities”) on the Parent Property which serves public utility needs; and

WHEREAS, Grantor has agreed to grant a perpetual, non-exclusive easement to the City to access the Utilities;

NOW THEREFORE, in consideration of the mutual benefits to the Parties, the Parties agree as follows:

1. Grant of Utility Easement. The Grantor grants and conveys to the Grantee, its successors and assigns, a perpetual, non-exclusive easement and right-of-way over, under, upon and through the real property described in *Exhibit “B”* (the “Easement Area”) to access, construct, inspect, repair, alter, modify, replace, remove, update, and/or upgrade the Utilities, pipelines, equipment, and all necessary parts and appurtenances thereto (the “Easement Activities”).

2. Improvements over Easement Area. The Grantor will not place or construct any structure, wall, fence, rockery nor plant large shrubs or trees which would obstruct access to the Easement Area.

3. Conduct of Easement Activities. If the Grantee damages any improvements on the Parent Property or the Easement Area, they will be replaced or repaired, as nearly as practicable, to as good a condition as they were immediately before the improvements were damaged at the Grantee's sole cost.

In the event of any injury or damage to any person or property resulting from the Grantee's Easement Activities within the Easement Area, the Grantee shall be solely responsible except as to the sole negligence of the Grantor, therefore and shall defend, indemnify, and hold the Grantor harmless for Grantee's Easement Activities within the Easement Area..

The rights granted to the Grantee and its successors and assigns shall encumber and continue with the land and be in force until such time as the Grantee, it's successors and assigns, permanently abandon the same.

GRANTEE

GRANTOR

BY: _____
Carl Florea, Mayor

BY: TM

Dated: _____

Dated: 9-3-20

ATTEST:

Dated: _____

STATE OF WASHINGTON)
)
County of Chelan)

I certify that I know or have satisfactory evidence that _____ is the person who appeared before me and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: _____

Signature of Notary: _____

Printed Name: _____

My appointment expires: _____

STATE OF WASHINGTON)
)
County of ~~Chelan~~ King)

I certify that I know or have satisfactory evidence that Robert Carr is the person who appeared before me and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: September 3, 2026

Signature of Notary: Jane Karnaukhova

Printed Name: Jane Karnaukhova

My appointment expires: 12/04/2027

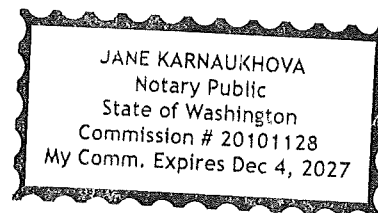


Exhibit "A"

Legal Description

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found rebar with a plastic cap marking the westerly right of way of Chumstick Highway, from which a found rebar with a plastic cap marking the centerline of Chumstick Highway at engineers station 27+59 bears South 69°32'07" West, a distance of 29.95 feet

Thence South 20°27'51" East, a distance of 169.91 feet;

Thence along the arc of a curve to the right 19.89 feet, having a radius of 417.00 feet, a central angle of 2°43'59", and a chord which bears South 19°05'56" East, a distance of 19.88 feet; to the **POINT OF BEGINNING**;

Thence along the arc of a curve to the right 52.54 feet, having a radius of 417.00 feet, a central angle of 7°13'07", and a chord which bears South 14°08'49" East, a distance of 52.50 feet;

Thence North 86°23'55" West, a distance of 216.0 feet;

Thence North 03°36'06" East, a distance of 50.00 feet;

Thence South 86°23'55" East, a distance of 200.00 feet to **the POINT OF BEGINNING**.

Containing 0.27 acres, more or less.

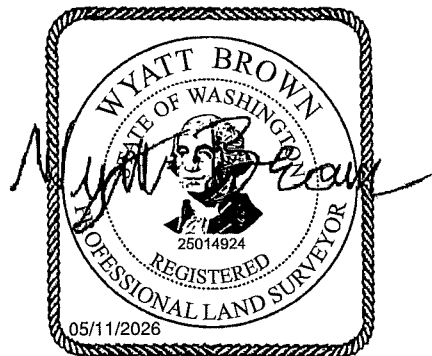
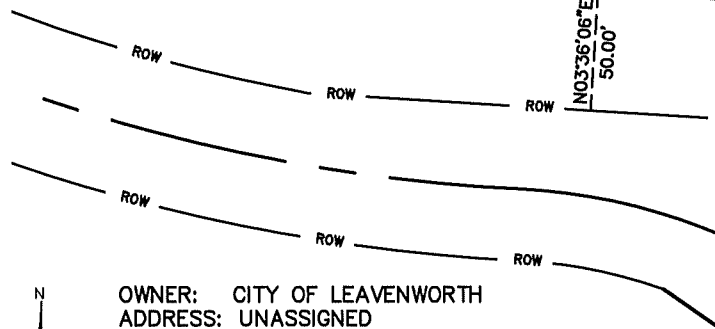


EXHIBIT MAP OF UTILITY EASEMENT EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026

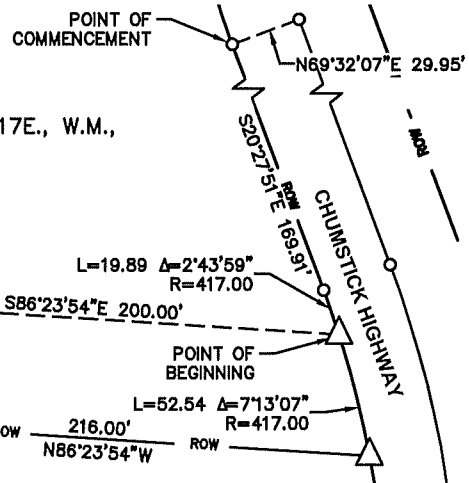
OWNER: WA LEAVENWORTH MEADOWS LLC
ADDRESS: 1500 AUTUMN STRASSE
LEAVENWORTH, WA 98826
PARCEL NUMBER: 241701550135



OWNER: CITY OF LEAVENWORTH
ADDRESS: UNASSIGNED
PARCEL NUMBER: 241701550155



SCALE: 1" = 60'



LEGEND

- SECTION LINE
- EXISTING
- LOT/PARCEL LINE
- ROW --- RIGHT-OF-WAY
- ⊕ FOUND 2.5" BRASS CAP ON CONCRETE CYLINDER
- FOUND 5/8" REBAR
- FOUND MAG NAIL
- △ CALCULATED POINT, NOT FIELD LOCATED

FORSGREN
Associates Inc.

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0519

CITY OF LEAVENWORTH

UTILITY EASEMENT

PROJECT NO.:
08-22-0037

SHEET NO.
1 of 1

Return to:

City of Leavenworth
PO Box 287
Leavenworth, WA 98826

TEMPORARY CONSTRUCTION EASEMENT

Grantor(s): WA Leavenworth Meadows, LLC
Grantee: CITY OF LEAVENWORTH

Property Address: 1500 Autumn Strasse Leavenworth, WA 98826
Tax Parcel No(s): 241701550135
Abbreviated Legal Description: EMIG PARK LOT 22-23 PT LOT A BLA 2023-031LE ADMIN
SEG PT LT B BLA 2015-007 LC BLA 2014-003 17.7000 ACRES

Project Name: **Leavenworth Meadows, Autumn Strasse Development**

Grantor, for and in consideration of the mutual benefits to the parties, do hereby grant to the Grantee a municipal corporation of the State of Washington, and its employees, contractors, agents, permittees and licensees, the right, permit, license and easement to temporarily use and occupy the hereinafter described lands, together with rights of ingress and egress, for the purpose of construction of a complete street with associated infrastructure and utilities (the "Project")(based on plans and specifications on file with Grantor) together with the right to move and remove equipment, materials and supplies, and erect and remove temporary structures on the land including, but not limited to, temporary fencing and/or barricades, and for any and all purposes incidental to the construction of the Project, over, upon and across the hereinafter described lands in the County of Chelan, State of Washington:

**See EXHIBIT A attached hereto
The "Property"**

This temporary construction easement is subject to the following terms and conditions:

1. Construction Activities Defined: For the purposes of this Temporary Construction Easement "construction activities" means: accessing, removing, hauling, and disposing of existing surfacing; placing and compacting subgrade material, constructing and placing all utilities and infrastructure; limbing, cutting, grading, and removing vegetation encroaching in the intersection sight distance triangle as defined in Leavenworth Municipal Code 18.36.010; constructing, placing and connecting all new utilities lines; and other necessary work, including the operation of equipment, and the movement of a work force, over, upon and across the described easement, together with the right of ingress and egress
2. Areas Permitted for Construction Activities: Construction activities on the aforementioned property and all staging and storage shall be confined to the parcels as depicted on **EXHIBIT B**.
3. Easement Term: This Easement shall commence upon the date it was executed and shall expire on the date WA Leavenworth Meadows accepts the Project. The Grantee agrees to surrender use of the premises upon the expiration of this easement on its termination date or any extension thereof, and to leave the premises in substantially the same or better condition than it was on the date this easement was executed, save and except for the Project work. Upon acceptance of the Project by Grantor, Grantor is hereby authorized by Grantee to execute and record a confirmation of Grantor's acceptance of the Project, which confirmation shall effectuate the termination of the Easement without necessitating any countersignature or further confirmation from Grantee. Further, Grantee's duty to defend and indemnify as set forth herein shall survive the termination of this Easement.
4. Restoration: The city or a city representative shall restore project areas as near as reasonably possible to equal condition to that existing at commencement of construction in each area, subject to completion of the Project work.
5. Indemnification: Grantee shall defend, indemnify, and save the Grantor harmless from any and all claims and causes of action of every kind and description which may accrue to, or be suffered by any person, persons or property by reason of, arising out of, or resulting from the use and occupancy of the property by the Grantee, its officers, elected officials, employees, contractors, agents, permittees and licensees; PROVIDED, Grantee's duty to indemnify Grantor shall not apply to liability for damages arising out of death, bodily injury to persons or damage to property caused by or resulting from the negligence of (a) the Grantor or the Grantor's agents, employees or guests; and PROVIDED, further, Grantee's duty to indemnify the Grantor from liability for damages arising out of death, bodily injury to persons or damage to property caused by or resulting from the concurrent negligence of (a) the Grantor or the Grantor's agents, employees or guests, and (b) the Grantee, it's officers, elected officials, employees, agents,

contractors permittees and/or licensees, shall apply only to the extent of the negligence of the Grantee, its officers, elected officials, employees, agents, contractors permittees and/or licensees. Grantee also shall defend, indemnify and save the Grantor harmless from any and all claims and causes of action related to costs incurred, or monies owed to any person or entity for or on account of the Project work and shall allow no lien or charge to accrue against the property. Grantee's indemnity shall include all of Grantor's legal costs and reasonable attorneys' fees incurred in defending any claim and in enforcing this indemnity.

6. Binding Effect: The covenants, terms, rights, and conditions contained herein are intended to and shall run with the Real Property and shall be binding upon Grantor's and Grantee's respective successors, heirs, and assigns.

7. Grantee's Insurance: Grantee's Contractor shall provide and keep in force with companies acceptable to WA Leavenworth Meadows LLC, public liability insurance for the benefit of WA Leavenworth Meadows LLC which policies shall insure against liability for bodily injury and property damage in the amount of not less than Two Million Dollars (\$2,000,000) in respect to injuries to or death of more than one person in any occurrence, and in the amount of not less than Two Million Dollars (\$2,000,000) per occurrence in respect to damage to property such limits to be for any greater amounts as may be reasonably indicated by circumstances from time to time existing at the sole discretion of WA Leavenworth Meadows. Grantee is insured through pool coverage through Washington Cities Insurance Authority and shall furnish to WA Leavenworth Meadows a certificate of effective insurance coverage upon execution of this Temporary Construction Easement.

8. Enforcement: This Easement shall be construed in accordance with Washington law. In the event of any dispute concerning this Easement or its enforcement, parties agree to venue and jurisdiction in the Superior Court of Washington for Chelan County.

[Signature pages follow]

SIGNATURE PAGE TO TEMPORARY CONSTRUCTION EASEMENT

DATED this ____ day of _____, 2026

AGREED TO BY GRANTOR:

WA Leavenworth Meadows, LLC,
a Delaware limited liability company

By: Weidner Capital Management LLC,
A Delaware limited liability company
Its Manager

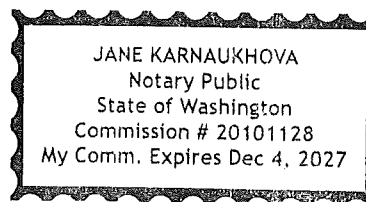
By: The Weidner Purpose Trust,
A Delaware non-charitable purpose trust
Its sole member

By: 
Name: Robert Carr
Title: Trustee, Executive Director, Operations

STATE OF WASHINGTON)
 King) ss.
COUNTY OF ~~CHELAN~~)

I certify that I know or have satisfactory evidence that Robert Carr
is the person who appeared before me, and said person acknowledged that he/she signed this
instrument, on oath stated that he/she was authorized to execute the instrument and
acknowledged it as a trustee of The Weidner Purpose Trust, a Delaware non-charitable purpose
trust, and the sole member of Weidner Capital Management LLC, a Delaware limited liability
company, the manager of WA Leavenworth Meadows, LLC to be the free and voluntary act of
such party for the uses and purposes mentioned in the instrument.

Dated: 09/03/2026
Signature of Notary: Jane Karnaukhova
Printed Name: Jane Karnaukhova
My appointment expires: 12/04/2027



SIGNATURE PAGE TO TEMPORARY CONSTRUCTION EASEMENT

DATED this _____ day of _____, 2026

AGREED TO BY GRANTEE:

City of Leavenworth, Carl J. Florea, Mayor

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that Carl J. Florea is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the City of Leavenworth to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____
Signature of Notary: _____
Printed Name: _____
My appointment expires: _____

Exhibit A:
Temporary Construction Easement
Northerly Parcel

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet; Thence along the common boundary of said Lots 23 and 26 and its prolongation thereof, North 00°17'51" West, a distance of 361.96 feet intersecting a non-tangent bearing and to the **POINT OF BEGINNING**;

Thence along the arc of a curve to the right 25.29 feet, having a radius of 480.00 feet, a central angle of 3°01'07", and a chord which bears North 80°31'35" West, a distance of 25.29 feet;

Thence North 82°02'09" West, a distance of 146.85 feet;

Thence along the arc of a curve to the left 466.09 feet, having a radius of 1,525.00 feet, a central angle of 17°30'41", and a chord which bears South 89°12'31" West, a distance of 464.27 feet;

Thence South 80°27'10" West, a distance of 14.53 feet;

Thence along the arc of a curve to the right 104.56 feet, having a radius of 220.00 feet, a central angle of 27°13'48", and a chord which bears North 85°55'56" West, a distance of 103.57 feet;

Thence North 72°19'02" West, a distance of 309.34 feet;

Thence along the arc of a curve to the left 73.46 feet, having a radius of 280.00 feet, a central angle of 15°01'55", and a chord which bears North 79°49'59" West, a distance of 73.25 feet;

Thence North 87°20'56" West, a distance of 41.93 feet;

Thence North 01°18'49" East, a distance of 25.01 feet;

Thence South 87°20'56" East, a distance of 42.52 feet;

Thence along the arc of a curve to the right 80.02 feet, having a radius of 305.00 feet, a central angle of 15°01'55", and a chord which bears South 79°49'59" East, a distance of 79.79 feet;

Thence South 72°19'02" East, a distance of 309.34 feet;

Thence along the arc of a curve to the left 92.67 feet, having a radius of 195.00 feet, a central angle of $27^{\circ}13'48''$, and a chord which bears South $85^{\circ}55'56''$ East, a distance of 91.80 feet;

Thence North $80^{\circ}27'10''$ East, a distance of 14.53 feet;

Thence along the arc of a curve to the right 473.72 feet, having a radius of 1,550.00 feet, a central angle of $17^{\circ}30'40''$, and a chord which bears North $89^{\circ}12'30''$ East, a distance of 471.88 feet;

Thence South $81^{\circ}55'53''$ East, a distance of 168.45 feet;

Thence South $00^{\circ}17'51''$ East, a distance of 25.63 feet to the POINT OF BEGINNING.

Containing 29,523 square feet more or less.

END OF DESCRIPTION.

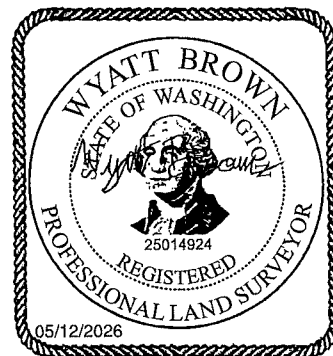
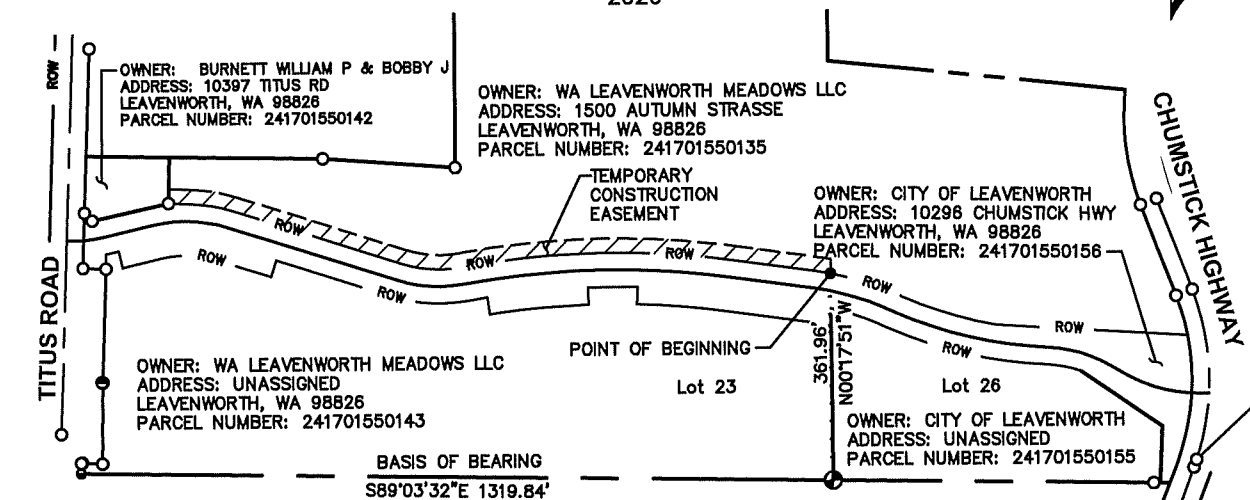


EXHIBIT MAP OF TEMPORARY CONSTRUCTION AREA EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026



*SEE LEGEND AND LINE TABLE ON SHEET 4

FORSYGREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.353.0818

CITY OF LEAVENWORTH

TEMPORARY CONSTRUCTION EASEMENT

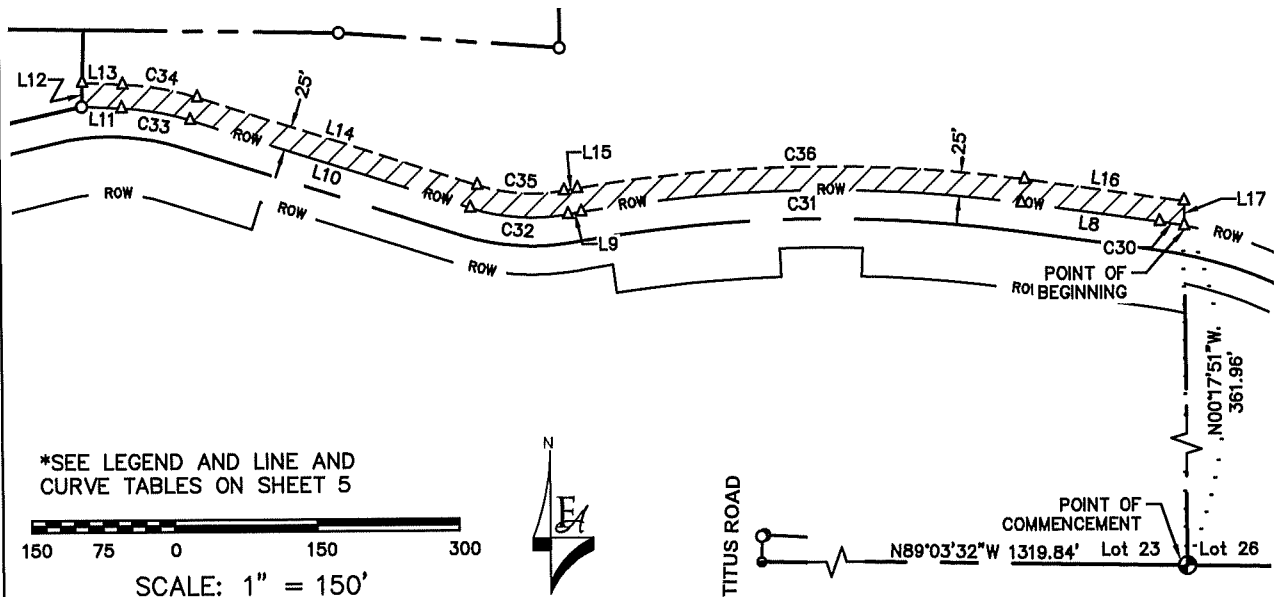
PROJECT NO.:

08-22-0037

SHEET NO.

1 of 3

EXHIBIT MAP OF
TEMPORARY CONSTRUCTION AREA
EXHIBIT B
 LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
 CHELAN COUNTY, WASHINGTON
 2026



*SEE LEGEND AND LINE AND
 CURVE TABLES ON SHEET 5

150 75 0 150 300

SCALE: 1" = 150'



TITUS ROAD

POINT OF
 COMMENCEMENT

N89°03'32"W 1319.84' Lot 23

N00°17'51"W.
 361.96'

Lot 26

FORSGREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
 PH: 509.667.1426 FAX: 206.393.0518

CITY OF LEAVENWORTH

TEMPORARY CONSTRUCTION EASEMENT

PROJECT NO.:
 08-22-0037

SHEET NO.
 2 OF 3

EXHIBIT MAP OF TEMPORARY CONSTRUCTION AREA EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026

LEGEND

	SECTION LINE		FOUND 2.5" BRASS CAP ON CONCRETE CYLINDER
	EXISTING		FOUND 5/8" REBAR
	LOT/PARCEL LINE		FOUND MAG NAIL
	RIGHT-OF-WAY		SET MAG NAIL
	TEMPORARY CONSTRUCTION EASEMENT AREA		CALCULATED POINT, NOT FIELD LOCATED

LINE TABLE		
LINE #	BEARING	DISTANCE
L8	N82°02'09"W	146.85'
L9	S80°27'10"W	14.53'
L10	N72°19'02"W	309.34'
L11	N87°20'56"W	41.93'
L12	N1°18'49"E	25.01'
L13	S87°20'56"E	42.52'
L14	S72°19'02"E	309.34'
L15	N80°27'10"E	14.53'
L16	S81°55'53"E	168.45'
L17	S0°17'51"E	25.63'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	CENTRAL ANGLE	CHORD DIRECTION	CHORD LENGTH
C30	25.29	480.00	3°01'07"	N80°31'35"W	25.29
C31	466.09	1525.00	17°30'41"	S89°12'31"W	464.27
C32	104.56	220.00	27°13'48"	N85°55'56"W	103.57
C33	73.46	280.00	15°01'55"	N79°49'59"W	73.25
C34	80.02	305.00	15°01'55"	S79°49'59"E	79.79
C35	92.67	195.00	27°13'48"	S85°55'56"E	91.80
C36	473.72	1550.00	17°30'40"	N89°12'30"E	471.88

FORSYGREN
Associates Inc.

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PH: 509.667.1426 FAX: 208.383.0818

CITY OF LEAVENWORTH

TEMPORARY CONSTRUCTION EASEMENT

PROJECT NO.:

08-22-0037

SHEET NO.

3 OF 3

Return to:

City of Leavenworth
PO Box 287
Leavenworth, WA 98826

TEMPORARY CONSTRUCTION EASEMENT

Grantor(s): WA Leavenworth Meadows, LLC
Grantee: CITY OF LEAVENWORTH

Property Address: Unassigned Autumn Strasse
Tax Parcel No(s): 241701550143
Abbreviated Legal Description: EMIG PARK LOT 31 LOT A BLA 2015-007LE LOT A BLA
2014-001LE 10.4400 ACRES

Project Name: **Leavenworth Meadows, Autumn Strasse Development**

Grantor, for and in consideration of the mutual benefits to the parties, do hereby grant to the Grantee a municipal corporation of the State of Washington, and its employees, contractors, agents, permittees and licensees, the right, permit, license and easement to temporarily use and occupy the hereinafter described lands, together with rights of ingress and egress, for the purpose of construction of a complete street with associated infrastructure and utilities (the "Project") (based on plans and specifications on file with Grantor) together with the right to move and remove equipment, materials and supplies, and erect and remove temporary structures on the land including, but not limited to, temporary fencing and/or barricades, and for any and all purposes incidental to the construction of the Project, over, upon and across the hereinafter described lands in the County of Chelan, State of Washington:

**See EXHIBIT A attached hereto
The "Property"**

This temporary construction easement is subject to the following terms and conditions:

1. Construction Activities Defined: For the purposes of this Temporary Construction Easement "construction activities" means: accessing, removing, hauling, and disposing of existing surfacing; placing and compacting subgrade material, constructing and placing all utilities and infrastructure; limbing, cutting, grading, and removing vegetation encroaching in the intersection sight distance triangle as defined in Leavenworth Municipal Code 18.36.010; constructing, placing and connecting all new utilities lines; and other necessary work, including the operation of equipment, and the movement of a work force, over, upon and across the described easement, together with the right of ingress and egress.
2. Areas Permitted for Construction Activities: Construction activities on the aforementioned property and all staging and storage shall be confined to the parcels as depicted on **EXHIBIT B**.
3. Easement Term: This Easement shall commence upon the date it was executed and shall expire on the date Grantor accepts the Project. The Grantee agrees to surrender use of the premises upon the expiration of this easement on its termination date or any extension thereof, and to leave the premises in substantially the same or better condition than it was on the date this easement was executed, save and except for the Project work. Upon acceptance of the Project by Grantor, Grantor is hereby authorized by Grantee to execute and record a confirmation of Grantor's acceptance of the Project, which confirmation shall effectuate the termination of the Easement without necessitating any countersignature or further confirmation from Grantee. Further, Grantee's duty to defend and indemnify as set forth herein shall survive the termination of this Easement.
4. Restoration: The city or a city representative shall restore project areas as near as reasonably possible to equal condition to that existing at commencement of construction in each area, subject to completion of the Project work.
5. Indemnification: Grantee shall defend, indemnify, and save the Grantor harmless from any and all claims and causes of action of every kind and description which may accrue to, or be suffered by any person, persons or property by reason of, arising out of, or resulting from the use and occupancy of the property by the Grantee, its officers, elected officials, employees, contractors, agents, permittees and licensees; PROVIDED, Grantee's duty to indemnify Grantor shall not apply to liability for damages arising out of death, bodily injury to persons or damage to property caused by or resulting from the negligence of (a) the Grantor or the Grantor's agents, employees or guests; and PROVIDED, further, Grantee's duty to indemnify the Grantor from liability for damages arising out of death, bodily injury to persons or damage to property caused by or resulting from the concurrent negligence of (a) the Grantor or the Grantor's agents,

employees or guests, and (b) the Grantee, its officers, elected officials, employees, agents, contractors permittees and/or licensees, shall apply only to the extent of the negligence of the Grantee, its officers, elected officials, employees, agents, contractors permittees and/or licensees. Grantee also shall defend, indemnify and save the Grantor harmless from any and all claims and causes of action related to costs incurred, or monies owed to any person or entity for or on account of the Project work and shall allow no lien or charge to accrue against the property. Grantee's indemnity shall include all of Grantor's legal costs and reasonable attorneys' fees incurred in defending any claim and in enforcing this indemnity.

6. Binding Effect: The covenants, terms, rights, and conditions contained herein are intended to and shall run with the Real Property and shall be binding upon Grantor's and Grantee's respective successors, heirs, and assigns.

7. Grantee's Insurance: Grantee's Contractor shall provide and keep in force with companies acceptable to WA Leavenworth Meadows LLC, public liability insurance for the benefit of WA Leavenworth Meadows LLC which policies shall insure against liability for bodily injury and property damage in the amount of not less than Two Million Dollars (\$2,000,000) in respect to injuries to or death of more than one person in any occurrence, and in the amount of not less than Two Million Dollars (\$2,000,000) per occurrence in respect to damage to property such limits to be for any greater amounts as may be reasonably indicated by circumstances from time to time existing at the sole discretion of WA Leavenworth Meadows. Grantee is insured through pool coverage through Washington Cities Insurance Authority and shall furnish to WA Leavenworth Meadows a certificate of effective insurance coverage upon execution of this Temporary Construction Easement.

8. Enforcement: This Easement shall be construed in accordance with Washington law. In the event of any dispute concerning this Easement or its enforcement, parties agree to venue and jurisdiction in the Superior Court of Washington for Chelan County.

[Signature pages follow]

SIGNATURE PAGE TO TEMPORARY CONSTRUCTION EASEMENT

DATED this ____ day of _____, 2026

AGREED TO BY GRANTOR:

WA Leavenworth Meadows, LLC,
a Delaware limited liability company

By: Weidner Capital Management LLC,
A Delaware limited liability company
Its Manager

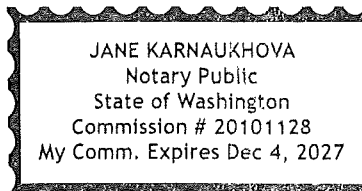
By: The Weidner Purpose Trust,
A Delaware non-charitable purpose trust
Its sole member

By: TM
Name: Robert Carr
Title: Trustee, Executive Director, Operations

STATE OF WASHINGTON)
 King) ss.
COUNTY OF ~~CHELAN~~)

I certify that I know or have satisfactory evidence that Robert Carr
is the person who appeared before me, and said person acknowledged that he/she signed this
instrument, on oath stated that he/she was authorized to execute the instrument and
acknowledged it as a trustee of The Weidner Purpose Trust, a Delaware non-charitable purpose
trust, and the sole member of Weidner Capital Management LLC, a Delaware limited liability
company, the manager of WA Leavenworth Meadows, LLC to be the free and voluntary act of
such party for the uses and purposes mentioned in the instrument.

Dated: 09/03/2026
Signature of Notary: Jane Karnaukhova
Printed Name: Jane Karnaukhova
My appointment expires: 12/04/2027



SIGNATURE PAGE TO TEMPORARY CONSTRUCTION EASEMENT

DATED this _____ day of _____, 2026

AGREED TO BY GRANTEE:

City of Leavenworth, Carl J. Florea, Mayor

STATE OF WASHINGTON)
) ss.
COUNTY OF CHELAN)

I certify that I know or have satisfactory evidence that Carl J. Florea is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the City of Leavenworth to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____
Signature of Notary: _____
Printed Name: _____
My appointment expires: _____

Exhibit A:
Temporary Construction Easement
Southerly Parcel No. 1

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;
Thence North 47°42'18" West, a distance of 461.47 feet intersecting a non-tangent bearing and to the **POINT OF BEGINNING**;

Thence along the arc of a curve 85.15 feet to the left, having a radius of 1,435.00 feet, a central angle of 3°24'00", and a chord which bears North 89°59'07" East, a distance of 85.14 feet intersecting a non-tangent bearing;

Thence North 02°18'49" West, a distance of 30.00 feet intersecting a non-tangent bearing;

Thence along the arc of a curve 87.56 feet to the right, having a radius of 1,465.00 feet, a central angle of 3°25'28", and a chord which bears North 89°59'07" East, a distance of 87.55 feet intersecting a non-tangent bearing;

Thence South 02°17'03" West, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing 2,591 square feet more or less.

END OF DESCRIPTION.

Exhibit A:
Temporary Construction Easement
Southerly Parcel No. 2

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;
Thence North 63°49'22" West, a distance of 668.24 feet intersecting a non-tangent bearing and to the **POINT OF BEGINNING**;

Thence along the arc of a curve to the left 22.13 feet, having a radius of 1,435.00 feet, a central angle of 0°53'01", and a chord which bears North 80°53'41" East, a distance of 22.13 feet;

Thence South 80°27'10" West, a distance of 14.53 feet;

Thence along the arc of a curve to the right 147.33 feet, having a radius of 310.00 feet, a central angle of 27°13'48", and a chord which bears North 85°55'56" West, a distance of 145.95 feet;

Thence North 72°19'02" West, a distance of 212.91 feet;

Thence North 17°40'58" East, a distance of 30.00 feet;

Thence South 72°19'02" East, a distance of 212.91 feet;

Thence along the arc of a curve to the left 133.07 feet, having a radius of 280.00 feet, a central angle of 27°13'48", and a chord which bears South 85°55'56" East, a distance of 131.82 feet;

Thence North 80°27'10" East, a distance of 14.53 feet;

Thence along the arc of a curve to the right 22.91 feet, having a radius of 1,465.00 feet, a central angle of 0°53'45", and a chord which bears North 80°54'03" East, a distance of 22.91 feet intersecting a non-tangent bearing;

Thence South 08°03'52" East, a distance of 30.00 feet to the **POINT OF BEGINNING**.

Containing 11,705 square feet more or less.

END OF DESCRIPTION.

Exhibit A:
Temporary Construction Easement
Southerly Parcel No. 3

A parcel of land being a portion of Parcel A of Boundary Line Adjustment No. 2023-031 LE, Auditor File No. 2588457, being part of Lots 22, 23, 26 and 31 of the Plat of Emig Park Leavenworth, as recorded in Book 2 of Plats on page 55, Auditor File No. 29442, lying in Government Lots 9 and 10, Section 1, T.24N., R.17E., W.M., Chelan County, Washington, being more particularly described as follows:

Commencing at a found iron pipe with a Brass Cap marking the southerly corner common to Lots 23 and 26, Plat of Emig Park Leavenworth, from which a found MAG nail marking the intersection of the southerly boundary of the Plat of Emig Park Leavenworth with the easterly Right-of-Way of Titus Road bears North 89°03'32" West, a distance of 1319.84 feet;
Thence North 72°57'44" West, a distance of 1,301.13 feet to the **POINT OF BEGINNING**;

Thence South 76°34'37" West, a distance of 15.14 feet;

Thence South 77°58'49" West, a distance of 15.19 feet to the easterly Right-of-Way of Titus Road;

Thence along said easterly Right-of-Way North 02°04'16" East, a distance of 5.41 feet;

Thence leaving said easterly Right-of-Way North 00°06'57" East, a distance of 25.23 feet intersecting a non-tangent bearing;

Thence along the arc of a curve 7.83 feet to the left, having a radius of 280.00 feet, a central angle of 1°36'09", and a chord which bears North 77°22'41" East, a distance of 7.83 feet;

Thence North 76°34'37" East, a distance of 15.14 feet;

Thence South 13°25'23" East, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing 799 square feet more or less.

END OF DESCRIPTION.

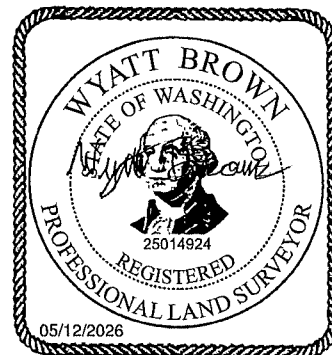
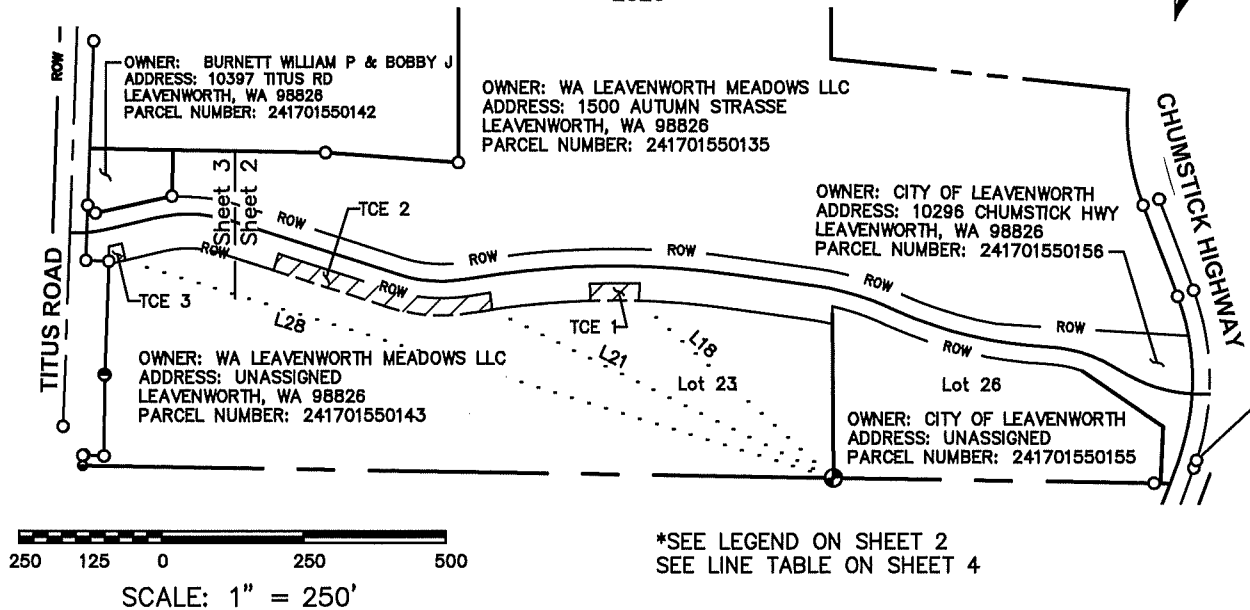


EXHIBIT MAP OF TEMPORARY CONSTRUCTION AREA EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026



FORS GREN
Associates Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.567.1426 FAX: 206.393.0519

CITY OF LEAVENWORTH

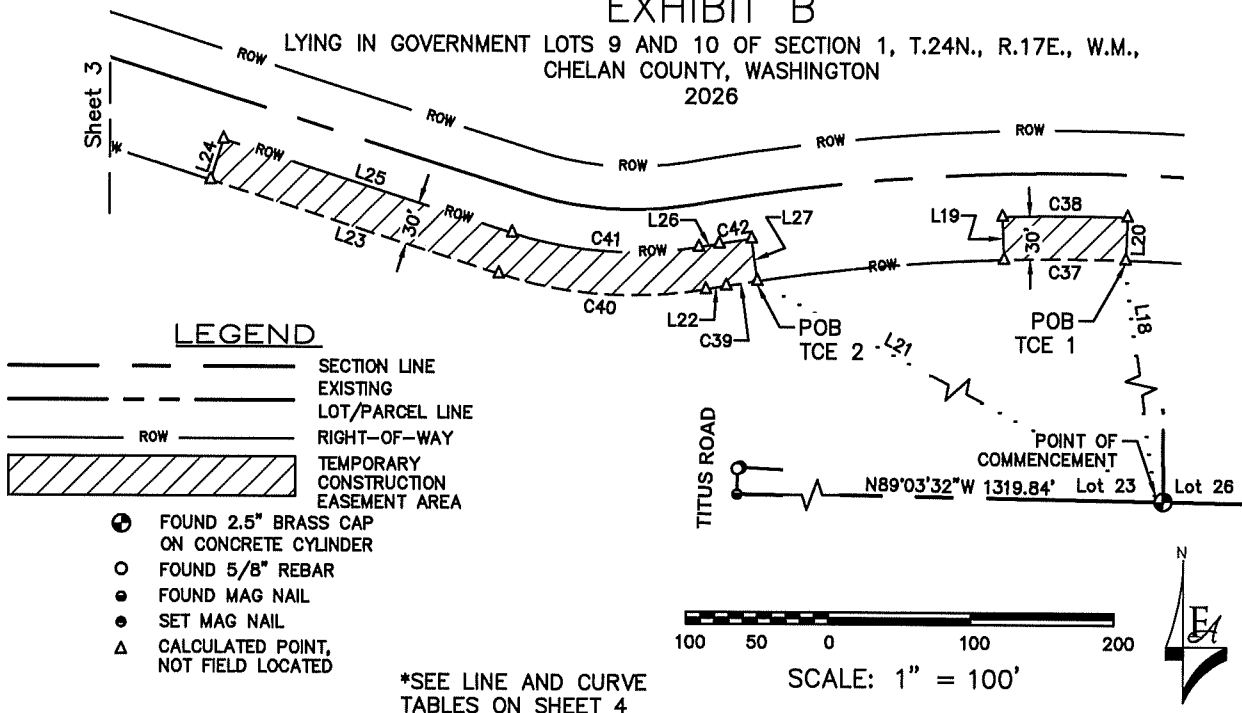
TEMPORARY CONSTRUCTION EASEMENT

PROJECT NO.:
08-22-0037

SHEET NO.
1 of 4

EXHIBIT MAP OF TEMPORARY CONSTRUCTION AREA EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026



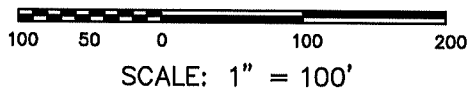
FORSGREN
Associates Inc.
283 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.667.1426 FAX: 208.383.0818

CITY OF LEAVENWORTH

TEMPORARY CONSTRUCTION EASEMENT

PROJECT NO.:
08-22-0037
SHEET NO.
2 of 4

EXHIBIT MAP OF
TEMPORARY CONSTRUCTION AREA
EXHIBIT B
LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
CHELAN COUNTY, WASHINGTON
2026



*SEE LEGEND ON SHEET 2
SEE LINE AND CURVE
TABLES ON SHEET 4

285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
PH: 509.657.1426 FAX: 208.383.0819

TEMPORARY CONSTRUCTION EASEMENT

08-22-0037

3 of 4

EXHIBIT MAP OF
TEMPORARY CONSTRUCTION AREA
EXHIBIT B

LYING IN GOVERNMENT LOTS 9 AND 10 OF SECTION 1, T.24N., R.17E., W.M.,
 CHELAN COUNTY, WASHINGTON
 2026

LINE TABLE		
L18	N47°42'18"W	461.47'
L19	N2°18'49"W	30.00'
L20	S2°17'03"W	30.00'
L21	N63°49'22"W	668.24'
L22	S80°27'10"W	14.53'
L23	N72°19'02"W	212.91'
L24	N17°40'58"E	30.00'
L25	S72°19'02"E	212.91'
L26	N80°27'10"E	14.53'
L27	S8°03'52"E	30.00'
L28	N72°57'44"W	1301.13'
L29	S76°34'37"W	15.14'
L30	S77°58'49"W	15.19'

LINE TABLE		
L31	N2°04'16"E	5.41'
L32	N0°06'57"E	25.23'
L33	N76°34'37"E	15.14'
L34	S13°25'23"E	30.00'

CURVE TABLE					
CURVE #	LENGTH	RADIUS	CENTRAL ANGLE	CHORD DIRECTION	CHORD LENGTH
C37	85.15	1435.00	3°24'00"	N89°59'07"E	85.14
C38	87.56	1465.00	3°25'28"	N89°59'07"E	87.55
C39	22.13	1435.00	0°53'01"	N80°53'41"E	22.13
C40	147.33	310.00	27°13'48"	N85°55'56"W	145.95
C41	133.07	280.00	27°13'48"	S85°55'56"E	131.82
C42	22.91	1465.00	0°53'45"	N80°54'03"E	22.91
C43	7.83	280.00	1°36'09"	N77°22'41"E	7.83

FORSGREN
Associates, Inc.
285 TECHNOLOGY CENTER WAY, STE. 145, WENATCHEE, WA 98801
 PH: 509.667.1426 FAX: 208.383.0519

CITY OF LEAVENWORTH

TEMPORARY CONSTRUCTION EASEMENT

PROJECT NO.:
 08-22-0037

SHEET NO.
 4 of 4



CITY OF LEAVENWORTH, WASHINGTON
DEPARTMENT OF PUBLIC WORKS
Alley Storm Drainage Improvements

Construction Cost Estimate

City Project No. 2026-007

Ardurra Project No. 240189 TA 2026-03

Bid Tabs

Bid Opening: August 18, 2026

Bid Item No.	Sect.	Item	Bid Item No	Qty	Unit	ENGINEER'S ESTIMATE		JM Pacific	
						Unit Cost	Total	Unit Cost	Total
1	1-04	Minor Changes	1	1	EST	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00
2	1-05	Roadway Surveying	1	1	LS	\$ 1,000.00	\$ 1,000.00	\$ 6,000.00	\$ 6,000.00
3	1-05	Record Drawings (Minimum Bid \$1,500)	1	1	LS	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
4	1-07	SPCC Plan	1	1	LS	\$ 800.00	\$ 800.00	\$ 1,250.00	\$ 1,250.00
5	2-01	Mobilization	1	1	LS	\$ 7,500.00	\$ 7,500.00	\$ 7,000.00	\$ 7,000.00
6	2-04	Project Temporary Traffic Control	1	1	LS	\$ 15,000.00	\$ 15,000.00	\$ 8,000.00	\$ 8,000.00
7	3-02 SP	Sawcut and Remove Ex. Conc. Curb & Gutter, and Asphalt for CB Adj. Complete	1	1	LS	\$ 2,000.00	\$ 2,000.00	\$ 5,000.00	\$ 5,000.00
8	3-03	Roadway Excavation Incl. Haul	40	40	CY	\$ 100.00	\$ 4,000.00	\$ 75.00	\$ 3,000.00
9	4-04 SP	Crushed Surfacing Top Course	55	55	TN	\$ 105.00	\$ 5,775.00	\$ 100.00	\$ 5,500.00
10	5-04	HMA Cl. 1/2" PG 64H-28	30	30	TN	\$ 250.00	\$ 7,500.00	\$ 250.00	\$ 7,500.00
11	7-02 SP	Ductile Iron Pipe, Cl. 52, 8 In. Diam.	88	88	LF	\$ 190.00	\$ 16,720.00	\$ 100.00	\$ 8,800.00
12	7-05	Catch Basin Type 1	3	3	EA	\$ 2,500.00	\$ 7,500.00	\$ 3,000.00	\$ 9,000.00
13	7-05 SP	Adjust Catch Basin	1	1	EA	\$ 1,800.00	\$ 1,800.00	\$ 1,250.00	\$ 1,250.00
14	7-05 SP	Connection to Existing Pipe	1	1	EA	\$ 1,500.00	\$ 1,500.00	\$ 500.00	\$ 500.00
15	7-05	Structure Excavation Class B Incl. Haul	1	1	LS	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
16	7-08 SP	Shoring or Extra Excavation Class B	1	1	LS	\$ 800.00	\$ 800.00	\$ 1,500.00	\$ 1,500.00
17	8-01	Inlet Protection	4	4	EA	\$ 150.00	\$ 600.00	\$ 100.00	\$ 400.00
18	8-01	Erosion/Water Pollution Control	1	1	FA	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00
19	8-01	High Visibility Fence	80	80	LF	\$ 10.00	\$ 800.00	\$ 12.00	\$ 960.00
19	8-04 SP	Cement Conc. Traffic Curb and Gutter	8	8	LF	\$ 350.00	\$ 2,800.00	\$ 150.00	\$ 1,200.00
20	8-26 SP	Potholing	4	4	EA	\$ 800.00	\$ 3,200.00	\$ 150.00	\$ 600.00
Bid Total							\$ 85,795.00		\$ 73,960.00

**Entrees with red italicized text indicate that the entry has been corrected from the bid proposal.*

#	Bid Item Description	Unit	QTY	Price	Total
1	Mobilization	EACH	1	\$ 3,000.00	\$ 3,000.00
2	Temporary Traffic Control	FA	2,000	\$ 1.00	\$ 4,000.00
3	Shoring or Extra Excavation Class B	FA	2,000	\$ 1.00	\$ 2,000.00
Labor					
General Laborer/Topman					
4	General Laborer/Topman: Standard Time	HOURL	90	\$ 95.00	\$ 8,550.00
5	General Laborer/Topman: Overtime	HOURL	30	\$ 135.00	\$ 4,050.00
6	General Laborer/Topman: Double Time	HOURL		\$ 175.00	\$ -
Pipe Layer					
7	Pipe Layer: Standard Time	HOURL	30	\$ 110.00	\$ 3,300.00
8	Pipe Layer: Overtime	HOURL	10	\$ 155.00	\$ 1,550.00
9	Pipe Layer: Double Time	HOURL		\$ 200.00	\$ -
Foreman					
10	Foreman: Standard Time	HOURL	30	\$ 165.00	\$ 4,950.00
11	Foreman: Overtime	HOURL	10	\$ 225.00	\$ 2,250.00
12	Foreman: Double Time	HOURL		\$ 310.00	\$ -
Mini-Excavator Operator					
13	Mini-Excavator Operator: Standard Time	HOURL	30	\$ 165.00	\$ 4,950.00
14	Mini-Excavator Operator: Overtime	HOURL	10	\$ 225.00	\$ 2,250.00
15	Mini-Excavator Operator: Double Time	HOURL		\$ 310.00	\$ -
Excavator Operator					
16	Excavator Operator: Standard Time	HOURL	30	\$ 165.00	\$ 4,950.00
17	Excavator Operator: Overtime	HOURL	10	\$ 225.00	\$ 2,250.00
18	Excavator Operator: Double Time	HOURL		\$ 310.00	\$ -
Loader Operator					
22	Loader Operator: Standard Time	HOURL	30	\$ 165.00	\$ 4,950.00
23	Loader Operator: Overtime	HOURL	10	\$ 225.00	\$ 2,250.00
24	Loader Operator: Double Time	HOURL		\$ 310.00	\$ -
Dump Truck Driver					
25	Dump Truck Driver: Standard Time	HOURL	80	\$ 120.00	\$ 9,600.00
26	Dump Truck Driver: Overtime	HOURL	20	\$ 180.00	\$ 3,600.00
27	Dump Truck Driver: Double Time	HOURL		\$ 240.00	\$ -
Equipment					
28	Mini-Excavator	HOURL	40	\$ 100.00	\$ 4,000.00
29	Excavator	HOURL	40	\$ 135.00	\$ 5,400.00
30	Backhoe	HOURL	0	\$ 110.00	\$ -
31	Loader	HOURL	40	\$ 135.00	\$ 5,400.00
32	Dump Truck	HOURL	100	\$ 125.00	\$ 12,500.00
33	Small Tools and Equipment	HOURL	120	\$ 45.00	\$ 5,400.00
34	Bypass Pumping	FA	1	\$ 10,235.00	\$ 10,235.00
Material					
35	Pipe Repair Materials	FA	1	\$ 906.98	\$ 906.98
36	Crushed Surfacing Base Course	CY	40	\$ 150.00	\$ 6,000.00
Civil Site Work					
39	Remove Asphalt Concrete Pavement	SY	100	\$ 65.00	\$ 6,500.00
40	HMA CL1/2" PG64-28 Pavement	FA		\$ 1.00	\$ -
Dump Fees					\$ 3,500.00
Imported Materials					\$ 5,500.00
Light Towers		EA	3	\$ 805.00	\$ 2,415.00
					\$ 136,206.98

Finance Report

August 25, 2026 (Postponed to September 8, 2026) Table of Contents

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Finance Department Year Over Year Notable Statistics

Statistic	July 2025	July 2026	% Change
Total Phone Calls	486	453	-7%
• Phone Calls Assisted by Finance Staff Only	365	346	-5%
Business License Payments Processed	80	74	-8%
Payroll Total Cost	\$540,696.37	\$613,240.63	+13%
• Payroll # of Employees (inc. Boards)	65	94	+45%
Utility Billing Total	\$519,457.61	\$619,568.86	+19%
• Utilities # of Accts Billed	1,579	1,583	+0.2%
Total Revenues Received	\$2,998,162.78	\$3,091,188.70	+3%
• Revenues # of Transactions	435	431	-0.9%
Total Expenses Paid	\$2,819,577.77	\$4,018,865.40	+43%
• Expenses # of Transactions	285	357	+25%

Did you know... The Washington state hotel motel (lodging) tax is a consumer tax on lodging charges for periods of less than 30 consecutive days for hotels, motels, and similar facilities. The tax rate varies depending on the location with the state rate set at 2 percent (.02) of the cost of a room while Leavenworth is 5 percent (.05). The tax revenues must be used for tourism promotion, acquisition or operation of tourism-related facilities, or other purposes authorized by law. There are some exemptions and deductions available for certain types of customers or transactions but in general, all funds must be used to support tourism and not for community-wide or residential-only programs and services.



Memo

To: Mayor and City Council

From: Chantell Steiner, Finance Director

Date: August 10, 2026

Re: July 2026 Finance Report

Revenue / Expenditure Reports by Fund/Department - Attached is the July 2026 Revenue and Expenditure report through July 31, 2026. The first page of the report includes revenues and expenses without the beginning and ending fund balance budget and actuals, allowing for a true picture of revenues versus expenditures. Please note that a particular fund may not show on this page if there were no revenues or expenses. In reviewing this page, you will find that we have received 48.6% of revenues and have spent 36.2% on expenses. In reviewing the revenues (fund balances excluded) to date across all funds the City is 6.9% higher than it was in 2025 and 2.4% higher than it was in 2024 (second half of the last biennial budget). In reviewing the expenditures (fund balances excluded) to date across all funds the City is 2.7% higher than it was in 2025 and 0.2% higher than it was in 2024.

Investment Report - The City's overall investment return for July decreased slightly, going from 3.739% in June to 3.713% in July. The City's overall return rate is currently trending below the 2-Year US Treasury Bills by -0.567% and above the Local Government Investment Pool (LGIP) by 0.005%. The current return rate for the LGIP is 3.71%, the CVBMM (Cashmere Valley Bank Money Market) is 3.75%, the CVB (Cashmere Valley Bank) Checking is 1.87%, and the average return rate of the TVI Investments is 3.92%. Due to federal rate cuts stabilizing currently, the City is not experiencing much fluctuation in rate changes; as of the end of the month 44.6% of all cash on hand is invested in longer term maturities with TVI Investments.

Cash Flow Figures and Charts - Cash on hand in all funds combined decreased, going from \$30.4M in June to \$30.2M in July. Revenues are currently trending above expenditures with cash flow showing a decrease in carryover of \$1,370,906, down from \$2,298,583 in June. Please note that Chelan County has now billed their quarterly invoices that the City owed for Sherrieff, RiverCom, and Emergency Mgmt – all three quarters were paid in July for a total of \$642K in the General Fund expenditures.

Major Tax Revenue Summary Reports – Major tax revenues for July have come in below prior year figures with the year-to-date total negative impacts once again increasing over the prior month totals for retail sales. The Base Retail Sales Tax through the month of July deepened further, going from -9.42% in June to -10.04% in July. The Public Safety and Transportation Benefit District (TBD) Retail Sales Taxes continue to come in with a similar trend to the base Retail Sales Tax with an overall percent of -10.22% for the Public Safety Tax and -10.04% for the TBD Tax. The Lodging (Hotel/Motel) Tax rebounded, going from -8.02% in June to -7.19% in July despite the dollar amounts for July being slightly less than the prior year July figures. Property Taxes remained stable as anticipated with an adjustment incorporated to correct an annual PUD privilege tax posting; the City has received nearly \$435K of the \$780K budget that is about 56% and is exceeding 2025 totals by 4.49%. Real Estate Excise Taxes (REET) remains well above expectations with \$421K of the \$200K budget being booked through July.

Parking Revenue Summary Reports – Parking revenues in July continue to fluctuate between the past two years. All revenues combined came in with a total of nearly \$1.972M for 2026 compared to \$2.028M in 2025 and \$1.519M in 2024. This equates to a decrease of -2.79% compared to 2025 and an increase over 2024 of 29.79%.

Project Updates – Financial Status

Planning / Engineering / Design / Construction Administration

- Comp Plan Update – BHC Consultants (84.7% on the contract of \$342,000)
- Cemetery Expansion Project (64.5% on the contract of \$47,000)
- WSDOT Ski Hill Active Transportation Phase 2 (87.3% on the contract of \$314,097)
- Blackbird Island Bridge Repair (ST/LT – After April 26) (34.7% on the contract of \$88,028)
- Front Street Restrooms Design/Eng/Const. Admin (97.5% on the contract of \$472,258)
- Front Street Pedestrian Plaza (88.2% on the contract of \$495,506)
- Water Conservation/Drought Plan & Source Replacement Study (24.1% on \$550K Budget)
- Water Transmission Main - Well Site to Mill Eng. (77.3% on the contract of \$1.257M)
- Well Field Fencing (91.7% on the contract of \$172,501)
- Water System Generators (97.8% on the contract of \$110,074)
- Water Main Upgrades Cedar/Stafford/Center Design/Eng/Const. Admin (53.9% on the contract of \$211,089)
- 2027 Water System Upgrade Project (0% on the contract of \$134,775)
- WWTP Phase I, II, III (88.8% complete on the contract of \$3.719M)
- WW KOA Lift Station (95.1% on the contract of \$73,800)
- WW Facility & General Sewer Plan (50% on the contract of \$472,000)
- Parking Garage Feasibility Study (10.1% on the contract of \$2,689,303)

Construction

- Osborn Building Asbestos Abatement (95.4% on the contract of \$233,444)
 - Front Street Restrooms (98.9% on the contract of \$2.312M w/tax inc.)
 - Front Street Short-Term Imp. (0% on the contract of \$214,240)
 - Water Transmission Main - Well Site to Mill (94.8% on the contract of \$5.38M)
 - Well Field Fencing (36.4% on the contract of \$205,651)
 - Water System Emergency Generators (0% on the contract of \$589,165)
 - Water Main & Connections Upgrade (Streets for \$200K) (41.2% on the contract of \$1.061M)
 - WWTP Phase III/Priority III Comm St. Lift Station (0% on the contract of \$ 2.852M)
 - WW KOA Lift Station (0% on the contract of \$272,287)
- Engineering Underway: WSDOT Ski Hill Active Transportation Phase 2, Cemetery Expansion Project, Front Street Pedestrian Plaza, Parking Garage.

REVENUES LESS BEGINNING FUND BALANCES JULY 2026

City Of Leavenworth

Months: 01 To: 07

Time: 11:55:06 Date: 08/07/2026

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Fund	Revenue Budgeted	Received		Expense Budgeted	Spent	
001 Current Expense	4,953,309.79	2,606,246.67	52.6%	0.00	0.00	0%
101 Streets	2,732,670.26	1,337,159.27	48.9%	0.00	0.00	0%
102 Transportation Benefit District	735,253.00	393,299.74	53.5%	0.00	0.00	0%
104 Lodging Tax	4,604,617.00	2,277,374.13	49.5%	0.00	0.00	0%
107 P.W. Capital Improvement	215,000.00	446,308.92	207.6%	0.00	0.00	0%
110 Leavenworth Civic Center	218,250.00	146,677.22	67.2%	0.00	0.00	0%
176 Community Swimming Pool	741,098.00	476,924.76	64.4%	0.00	0.00	0%
203 2013 G.O. Bond	184,619.00	27,309.50	14.8%	0.00	0.00	0%
402 Garbage	1,298,153.00	806,953.12	62.2%	0.00	0.00	0%
403 Water	6,181,190.03	2,653,695.80	42.9%	0.00	0.00	0%
404 Sewer	6,234,197.58	1,972,344.49	31.6%	0.00	0.00	0%
405 Water Bond Reserve	0.00	0.00	0.0%	0.00	0.00	0%
406 Sewer Bond Reserve	0.00	0.00	0.0%	0.00	0.00	0%
407 Sewer Short Lived Assets Reserve	57,400.00	43,050.00	75.0%	0.00	0.00	0%
410 Stormwater	195,953.00	122,626.84	62.6%	0.00	0.00	0%
415 Parking	3,892,876.00	1,971,876.61	50.7%	0.00	0.00	0%
501 Equip Rental & Revolving Fund	1,507,000.00	1,022,165.04	67.8%	0.00	0.00	0%
502 Central Services	308,087.00	230,877.75	74.9%	0.00	0.00	0%
601 Cemetery Endowment Fund	22,000.00	13,729.66	62.4%	0.00	0.00	0%
	34,081,673.66	16,548,619.52	48.6%	0.00	0.00	0.0%

EXPENDITURES LESS ENDING FUND BALANCES JULY 2026

City Of Leavenworth

Months: 01 To: 07

Time: 11:55:34 Date: 08/07/2026

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Fund	Revenue Budgeted	Received		Expense Budgeted	Spent	
001 Current Expense	0.00	0.00	0.0%	6,648,940.08	3,068,561.34	46%
101 Streets	0.00	0.00	0.0%	3,221,559.15	1,180,892.50	37%
102 Transportation Benefit District	0.00	0.00	0.0%	600,000.00	450,000.00	75%
104 Lodging Tax	0.00	0.00	0.0%	5,579,257.11	2,606,125.49	47%
107 P.W. Capital Improvement	0.00	0.00	0.0%	425,000.00	318,750.00	75%
110 Leavenworth Civic Center	0.00	0.00	0.0%	207,443.00	143,177.14	69%
176 Community Swimming Pool	0.00	0.00	0.0%	692,241.00	280,784.02	41%
203 2013 G.O. Bond	0.00	0.00	0.0%	184,619.00	27,309.50	15%
402 Garbage	0.00	0.00	0.0%	1,168,553.00	633,991.20	54%
403 Water	0.00	0.00	0.0%	6,722,855.18	2,187,262.98	33%
404 Sewer	0.00	0.00	0.0%	7,881,225.67	1,899,053.26	24%
405 Water Bond Reserve	0.00	0.00	0.0%	0.00	0.00	0%
406 Sewer Bond Reserve	0.00	0.00	0.0%	0.00	0.00	0%
407 Sewer Short Lived Assets Reserve	0.00	0.00	0.0%	30,000.00	22,500.00	75%
410 Stormwater	0.00	0.00	0.0%	239,626.00	77,853.53	32%
415 Parking	0.00	0.00	0.0%	6,303,251.09	1,487,331.27	24%
501 Equip Rental & Revolving Fund	0.00	0.00	0.0%	1,658,988.00	604,975.56	36%
502 Central Services	0.00	0.00	0.0%	308,087.00	189,145.88	61%
601 Cemetery Endowment Fund	0.00	0.00	0.0%	0.00	0.00	0%
	0.00	0.00	0.0%	41,871,645.28	15,177,713.67	36.2%

2026 JULY BUDGET POSITION

City Of Leavenworth

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001 Current Expense

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	6,564,607.00	0.00	6,564,607.18	(0.18)	100.0%
310 Taxes	3,861,108.00	343,191.93	2,188,465.98	1,672,642.02	56.7%
320 Licenses & Permits	309,500.00	24,243.54	261,315.04	48,184.96	84.4%
330 Intergovernmental Revenues	445,001.79	68,250.66	420,208.16	24,793.63	94.4%
340 Charges For Goods & Services	166,200.00	15,451.67	59,109.47	107,090.53	35.6%
350 Fines & Penalties	2,000.00	0.00	1,800.00	200.00	90.0%
360 Interest & Other Earnings	120,000.00	18,676.63	(335,088.31)	455,088.31	279.2%
380 Non Revenues	49,500.00	264.65	10,436.33	39,063.67	21.1%
390 Other Financing Sources	0.00	0.00	0.00	0.00	0.0%
397 Interfund Transfers	0.00	0.00	0.00	0.00	0.0%
Fund Revenues:	11,517,916.79	470,079.08	9,170,853.85	2,347,062.94	79.6%
Expenditures	Amt Budgeted	July	YTD	Remaining	
511 Legislative	193,476.00	9,036.55	67,543.41	125,932.59	34.9%
512 Judicial	17,400.00	0.00	4,350.00	13,050.00	25.0%
513 Executive	345,520.00	27,852.36	164,343.65	181,176.35	47.6%
514 Financial, Recording & Elections	276,565.00	25,614.58	179,524.26	97,040.74	64.9%
515 Legal Services	87,000.00	10,066.76	39,397.08	47,602.92	45.3%
518 Centralized Services	238,298.00	19,807.46	178,739.49	59,558.51	75.0%
521 Law Enforcement	930,178.00	646,801.05	677,364.38	252,813.62	72.8%
522 Fire Control	110,000.00	15,000.00	30,000.00	80,000.00	27.3%
525 Disaster Services	10,459.00	7,843.89	7,843.89	2,615.11	75.0%
536 Cemetery	190,796.00	29,250.24	106,670.73	84,125.27	55.9%
551 Public Housing Services	600,000.00	0.00	59,817.43	540,182.57	10.0%
554 Environmental Services	22,500.00	5,816.98	15,191.98	7,308.02	67.5%
558 Planning & Community Devel	704,911.38	63,826.16	311,673.80	393,237.58	44.2%
559 Housing & Community Develop	319,465.00	25,811.60	166,730.74	152,734.26	52.2%
562 Public Health	3,000.00	0.00	2,745.00	255.00	91.5%
565 Welfare	0.00	0.00	0.00	0.00	0.0%
566 Substance Abuse	800.00	183.63	358.27	441.73	44.8%
569 Aging & Adult Services	1,000.00	0.00	0.00	1,000.00	0.0%
571 Education & Recreation	55,000.00	1,326.00	24,691.03	30,308.97	44.9%
576 Park Facilities	1,194,305.00	132,679.67	690,812.10	503,492.90	57.8%
580 Non Expenditures	61,000.00	18,034.37	39,406.62	21,593.38	64.6%
594 Capital Expenditures	1,267,266.70	462.50	286,357.48	980,909.22	22.6%
597 Interfund Transfers	20,000.00	5,000.00	15,000.00	5,000.00	75.0%
999 Ending Balance	4,868,976.71	0.00	0.00	4,868,976.71	0.0%
Fund Expenditures:	11,517,916.79	1,044,413.80	3,068,561.34	8,449,355.45	26.6%
Fund Excess/(Deficit):	0.00	(574,334.72)	6,102,292.51		

2026 JULY BUDGET POSITION

City Of Leavenworth

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101 Streets

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	4,358,664.00	0.00	4,358,663.92	0.08	100.0%
310 Taxes	1,383,560.00	101,527.09	696,890.20	686,669.80	50.4%
330 Intergovernmental Revenues	644,110.26	5,549.03	55,153.09	588,957.17	8.6%
360 Interest & Other Earnings	105,000.00	9,637.12	135,115.98	(30,115.98)	128.7%
397 Interfund Transfers	600,000.00	150,000.00	450,000.00	150,000.00	75.0%
Fund Revenues:	7,091,334.26	266,713.24	5,695,823.19	1,395,511.07	80.3%
Expenditures	Amt Budgeted	July	YTD	Remaining	
030 Roadway	510,871.00	48,575.76	328,326.72	182,544.28	64.3%
061 Sidewalks	9,250.00	293.31	293.31	8,956.69	3.2%
063 Street Lighting	17,000.00	1,091.85	7,680.38	9,319.62	45.2%
064 Traffic Control	6,000.00	0.00	13,945.81	(7,945.81)	232.4%
066 Snow & Ice	105,000.00	0.00	1,732.18	103,267.82	1.6%
067 Street Cleaning	17,500.00	1,984.86	6,439.60	11,060.40	36.8%
542 Streets - Maintenance	665,621.00	51,945.78	358,418.00	307,203.00	53.8%
543 Streets Admin & Overhead	724,755.98	121,176.96	531,048.30	193,707.68	73.3%
591 Debt Service - Principal Repayment	71,925.00	0.00	56,924.35	15,000.65	79.1%
592 Debt Service - Interest Costs	2,626.00	0.00	2,625.98	0.02	100.0%
595 Capital Expenditures- Streets	1,756,631.17	160,104.81	231,875.87	1,524,755.30	13.2%
999 Ending Balance	3,869,775.11	0.00	0.00	3,869,775.11	0.0%
Fund Expenditures:	7,091,334.26	333,227.55	1,180,892.50	5,910,441.76	16.7%
Fund Excess/(Deficit):	0.00	(66,514.31)	4,514,930.69		

2026 JULY BUDGET POSITION

City Of Leavenworth

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102 Transportation Benefit District

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	791,245.00	0.00	791,245.21	(0.21)	100.0%
310 Taxes	723,253.00	53,085.39	364,380.81	358,872.19	50.4%
360 Interest & Other Earnings	12,000.00	914.74	28,918.93	(16,918.93)	241.0%
Fund Revenues:	1,526,498.00	54,000.13	1,184,544.95	341,953.05	77.6%
Expenditures	Amt Budgeted	July	YTD	Remaining	
543 Streets Admin & Overhead	0.00	0.00	0.00	0.00	0.0%
597 Interfund Transfers	600,000.00	150,000.00	450,000.00	150,000.00	75.0%
999 Ending Balance	926,498.00	0.00	0.00	926,498.00	0.0%
Fund Expenditures:	1,526,498.00	150,000.00	450,000.00	1,076,498.00	29.5%
Fund Excess/(Deficit):	0.00	(95,999.87)	734,544.95		

2026 JULY BUDGET POSITION

City Of Leavenworth

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104 Lodging Tax

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	3,752,198.00	0.00	3,752,197.87	0.13	100.0%
310 Taxes	4,534,617.00	330,493.72	2,124,813.88	2,409,803.12	46.9%
330 Intergovernmental Revenues	0.00	0.00	5,665.62	(5,665.62)	0.0%
360 Interest & Other Earnings	70,000.00	1,837.36	146,894.63	(76,894.63)	209.8%
Fund Revenues:	8,356,815.00	332,331.08	6,029,572.00	2,327,243.00	72.2%
Expenditures	Amt Budgeted	July	YTD	Remaining	
557 Community Services	3,891,044.24	473,750.23	2,185,749.98	1,705,294.26	56.2%
591 Debt Service - Principal Repayment	194,480.00	11,580.00	40,530.00	153,950.00	20.8%
592 Debt Service - Interest Costs	15,919.00	0.00	7,784.26	8,134.74	48.9%
594 Capital Expenditures	1,354,015.87	134,205.97	248,263.25	1,105,752.62	18.3%
597 Interfund Transfers	123,798.00	0.00	123,798.00	0.00	100.0%
999 Ending Balance	2,777,557.89	0.00	0.00	2,777,557.89	0.0%
Fund Expenditures:	8,356,815.00	619,536.20	2,606,125.49	5,750,689.51	31.2%
Fund Excess/(Deficit):	0.00	(287,205.12)	3,423,446.51		

2026 JULY BUDGET POSITION

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107 P.W. Capital Improvement

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	860,958.00	0.00	860,958.43	(0.43)	100.0%
310 Taxes	200,000.00	48,967.16	421,234.55	(221,234.55)	210.6%
360 Interest & Other Earnings	15,000.00	2,577.27	25,074.37	(10,074.37)	167.2%
Fund Revenues:	1,075,958.00	51,544.43	1,307,267.35	(231,309.35)	121.5%
Expenditures	Amt Budgeted	July	YTD	Remaining	
597 Interfund Transfers	425,000.00	106,250.00	318,750.00	106,250.00	75.0%
999 Ending Balance	650,958.00	0.00	0.00	650,958.00	0.0%
Fund Expenditures:	1,075,958.00	106,250.00	318,750.00	757,208.00	29.6%
Fund Excess/(Deficit):	0.00	(54,705.57)	988,517.35		

2026 JULY BUDGET POSITION

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110 Leavenworth Civic Center

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	98,448.00	0.00	98,447.65	0.35	100.0%
340 Charges For Goods & Services	195,500.00	(5,941.04)	128,655.77	66,844.23	65.8%
360 Interest & Other Earnings	2,000.00	389.28	2,386.20	(386.20)	119.3%
380 Non Revenues	750.00	40.88	635.25	114.75	84.7%
397 Interfund Transfers	20,000.00	5,000.00	15,000.00	5,000.00	75.0%
Fund Revenues:	316,698.00	(510.88)	245,124.87	71,573.13	77.4%
Expenditures	Amt Budgeted	July	YTD	Remaining	
575 Cultural & Recreational Facilities	203,943.00	13,722.73	139,278.82	64,664.18	68.3%
580 Non Expenditures	3,500.00	458.43	3,898.32	(398.32)	111.4%
594 Capital Expenditures	0.00	0.00	0.00	0.00	0.0%
999 Ending Balance	109,255.00	0.00	0.00	109,255.00	0.0%
Fund Expenditures:	316,698.00	14,181.16	143,177.14	173,520.86	45.2%
Fund Excess/(Deficit):	0.00	(14,692.04)	101,947.73		

2026 JULY BUDGET POSITION

City Of Leavenworth

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176 Community Swimming Pool

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	6,491.00	0.00	6,490.78	0.22	100.0%
310 Taxes	487,000.00	0.00	260,000.00	227,000.00	53.4%
340 Charges For Goods & Services	96,500.00	24,495.50	90,736.02	5,763.98	94.0%
360 Interest & Other Earnings	4,800.00	(2,596.46)	2,390.74	2,409.26	49.8%
380 Non Revenues	29,000.00	0.00	0.00	29,000.00	0.0%
397 Interfund Transfers	123,798.00	0.00	123,798.00	0.00	100.0%
Fund Revenues:	747,589.00	21,899.04	483,415.54	264,173.46	64.7%
Expenditures	Amt Budgeted	July	YTD	Remaining	
576 Park Facilities	497,442.00	80,547.39	233,372.22	264,069.78	46.9%
580 Non Expenditures	29,000.00	0.00	0.00	29,000.00	0.0%
594 Capital Expenditures	165,799.00	0.00	47,411.80	118,387.20	28.6%
999 Ending Balance	55,348.00	0.00	0.00	55,348.00	0.0%
Fund Expenditures:	747,589.00	80,547.39	280,784.02	466,804.98	37.6%
Fund Excess/(Deficit):	0.00	(58,648.35)	202,631.52		

2026 JULY BUDGET POSITION

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203 2013 G.O. Bond

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	0.00	0.00	0.00	0.00	0.0%
397 Interfund Transfers	184,619.00	0.00	27,309.50	157,309.50	14.8%
Fund Revenues:	184,619.00	0.00	27,309.50	157,309.50	14.8%
Expenditures	Amt Budgeted	July	YTD	Remaining	
591 Debt Service - Principal Repayment	130,000.00	0.00	0.00	130,000.00	0.0%
592 Debt Service - Interest Costs	54,619.00	0.00	27,309.50	27,309.50	50.0%
999 Ending Balance	0.00	0.00	0.00	0.00	0.0%
Fund Expenditures:	184,619.00	0.00	27,309.50	157,309.50	14.8%
Fund Excess/(Deficit):	0.00	0.00	0.00		

2026 JULY BUDGET POSITION

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402 Garbage

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	859,369.00	0.00	859,368.68	0.32	100.0%
340 Charges For Goods & Services	1,255,000.00	113,174.60	783,990.35	471,009.65	62.5%
360 Interest & Other Earnings	43,153.00	4,104.20	22,962.77	20,190.23	53.2%
Fund Revenues:	2,157,522.00	117,278.80	1,666,321.80	491,200.20	77.2%
Expenditures	Amt Budgeted	July	YTD	Remaining	
537 Garbage & Solid Waste	1,147,553.00	147,405.76	632,848.50	514,704.50	55.1%
594 Capital Expenditures	21,000.00	0.00	1,142.70	19,857.30	5.4%
999 Ending Balance	988,969.00	0.00	0.00	988,969.00	0.0%
Fund Expenditures:	2,157,522.00	147,405.76	633,991.20	1,523,530.80	29.4%
Fund Excess/(Deficit):	0.00	(30,126.96)	1,032,330.60		

2026 JULY BUDGET POSITION

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403 Water

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	1,923,601.00	0.00	1,923,601.03	(0.03)	100.0%
330 Intergovernmental Revenues	660,356.05	2,438.74	8,061.38	652,294.67	1.2%
340 Charges For Goods & Services	2,875,000.00	304,847.76	1,687,950.57	1,187,049.43	58.7%
350 Fines & Penalties	7,000.00	1,020.00	6,885.00	115.00	98.4%
360 Interest & Other Earnings	60,000.00	7,507.60	67,791.24	(7,791.24)	113.0%
380 Non Revenues	0.00	0.00	0.00	0.00	0.0%
390 Other Financing Sources	2,153,833.98	0.00	564,257.61	1,589,576.37	26.2%
397 Interfund Transfers	425,000.00	106,250.00	318,750.00	106,250.00	75.0%
Fund Revenues:	8,104,791.03	422,064.10	4,577,296.83	3,527,494.20	56.5%
Expenditures	Amt Budgeted	July	YTD	Remaining	
534 Water Utilities	1,882,911.00	225,902.43	1,154,987.40	727,923.60	61.3%
580 Non Expenditures	0.00	0.00	0.00	0.00	0.0%
591 Debt Service - Principal Repayment	306,340.00	0.00	251,340.84	54,999.16	82.0%
592 Debt Service - Interest Costs	58,748.00	0.00	60,300.86	(1,552.86)	102.6%
594 Capital Expenditures	4,474,856.18	443,064.62	720,633.88	3,754,222.30	16.1%
999 Ending Balance	1,381,935.85	0.00	0.00	1,381,935.85	0.0%
Fund Expenditures:	8,104,791.03	668,967.05	2,187,262.98	5,917,528.05	27.0%
Fund Excess/(Deficit):	0.00	(246,902.95)	2,390,033.85		

2026 JULY BUDGET POSITION

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404 Sewer

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	2,842,343.00	0.00	2,842,343.20	(0.20)	100.0%
330 Intergovernmental Revenues	3,289,764.58	0.00	47,456.73	3,242,307.85	1.4%
340 Charges For Goods & Services	2,395,433.00	229,348.92	1,553,874.55	841,558.45	64.9%
350 Fines & Penalties	7,000.00	0.00	0.00	7,000.00	0.0%
360 Interest & Other Earnings	40,000.00	3,017.14	123,314.88	(83,314.88)	308.3%
390 Other Financing Sources	472,000.00	184,106.02	225,198.33	246,801.67	47.7%
397 Interfund Transfers	30,000.00	7,500.00	22,500.00	7,500.00	75.0%
Fund Revenues:	9,076,540.58	423,972.08	4,814,687.69	4,261,852.89	53.0%
Expenditures	Amt Budgeted	July	YTD	Remaining	
535 Sewer	1,971,230.00	220,034.98	1,376,667.64	594,562.36	69.8%
591 Debt Service - Principal Repayment	259,872.00	0.00	11,851.75	248,020.25	4.6%
592 Debt Service - Interest Costs	140,118.00	0.00	316.37	139,801.63	0.2%
594 Capital Expenditures	5,452,605.67	166,471.18	467,167.50	4,985,438.17	8.6%
597 Interfund Transfers	57,400.00	14,350.00	43,050.00	14,350.00	75.0%
999 Ending Balance	1,195,314.91	0.00	0.00	1,195,314.91	0.0%
Fund Expenditures:	9,076,540.58	400,856.16	1,899,053.26	7,177,487.32	20.9%
Fund Excess/(Deficit):	0.00	23,115.92	2,915,634.43		

2026 JULY BUDGET POSITION

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405 Water Bond Reserve

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	132,024.00	0.00	132,023.85	0.15	100.0%
380 Non Revenues	0.00	0.00	0.00	0.00	0.0%
Fund Revenues:	132,024.00	0.00	132,023.85	0.15	100.0%
Expenditures	Amt Budgeted	July	YTD	Remaining	
580 Non Expenditures	0.00	0.00	0.00	0.00	0.0%
999 Ending Balance	132,024.00	0.00	0.00	132,024.00	0.0%
Fund Expenditures:	132,024.00	0.00	0.00	132,024.00	0.0%
Fund Excess/(Deficit):	0.00	0.00	132,023.85		

2026 JULY BUDGET POSITION

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406 Sewer Bond Reserve

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	387,243.16	0.00	387,243.00	0.16	100.0%
397 Interfund Transfers	0.00	0.00	0.00	0.00	0.0%
Fund Revenues:	387,243.16	0.00	387,243.00	0.16	100.0%
Expenditures	Amt Budgeted	July	YTD	Remaining	
597 Interfund Transfers	0.00	0.00	0.00	0.00	0.0%
999 Ending Balance	387,243.16	0.00	0.00	387,243.16	0.0%
Fund Expenditures:	387,243.16	0.00	0.00	387,243.16	0.0%
Fund Excess/(Deficit):	0.00	0.00	387,243.00		

2026 JULY BUDGET POSITION

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407 Sewer Short Lived Assets Reserve

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	117,180.84	0.00	117,180.84	0.00	100.0%
397 Interfund Transfers	57,400.00	14,350.00	43,050.00	14,350.00	75.0%
Fund Revenues:	174,580.84	14,350.00	160,230.84	14,350.00	91.8%
Expenditures	Amt Budgeted	July	YTD	Remaining	
597 Interfund Transfers	30,000.00	7,500.00	22,500.00	7,500.00	75.0%
999 Ending Balance	144,580.84	0.00	0.00	144,580.84	0.0%
Fund Expenditures:	174,580.84	7,500.00	22,500.00	152,080.84	12.9%
Fund Excess/(Deficit):	0.00	6,850.00	137,730.84		

2026 JULY BUDGET POSITION

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410 Stormwater

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	316,021.00	0.00	316,021.08	(0.08)	100.0%
340 Charges For Goods & Services	186,250.00	17,134.24	115,424.71	70,825.29	62.0%
360 Interest & Other Earnings	9,703.00	1,150.19	7,202.13	2,500.87	74.2%
Fund Revenues:	511,974.00	18,284.43	438,647.92	73,326.08	85.7%
Expenditures	Amt Budgeted	July	YTD	Remaining	
531 Storm Water Services	117,370.00	18,417.98	72,597.70	44,772.30	61.9%
591 Debt Service - Principal Repayment	4,958.00	0.00	4,958.33	(0.33)	100.0%
592 Debt Service - Interest Costs	298.00	0.00	297.50	0.50	99.8%
594 Capital Expenditures	117,000.00	0.00	0.00	117,000.00	0.0%
999 Ending Balance	272,348.00	0.00	0.00	272,348.00	0.0%
Fund Expenditures:	511,974.00	18,417.98	77,853.53	434,120.47	15.2%
Fund Excess/(Deficit):	0.00	(133.55)	360,794.39		

2026 JULY BUDGET POSITION

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415 Parking

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	3,224,339.00	0.00	3,224,338.65	0.35	100.0%
330 Intergovernmental Revenues	0.00	0.00	0.00	0.00	0.0%
360 Interest & Other Earnings	3,892,876.00	456,297.12	1,971,876.61	1,920,999.39	50.7%
Fund Revenues:	7,117,215.00	456,297.12	5,196,215.26	1,920,999.74	73.0%
Expenditures	Amt Budgeted	July	YTD	Remaining	
542 Streets - Maintenance	1,359,539.03	104,499.04	718,367.60	641,171.43	52.8%
580 Non Expenditures	186,060.00	16,917.28	95,945.47	90,114.53	51.6%
591 Debt Service - Principal Repayment	725.00	60.16	421.12	303.88	58.1%
594 Capital Expenditures	74,214.40	0.00	36,739.66	37,474.74	49.5%
595 Capital Expenditures- Streets	4,498,093.66	85,534.21	608,547.92	3,889,545.74	13.5%
597 Interfund Transfers	184,619.00	0.00	27,309.50	157,309.50	14.8%
999 Ending Balance	813,963.91	0.00	0.00	813,963.91	0.0%
Fund Expenditures:	7,117,215.00	207,010.69	1,487,331.27	5,629,883.73	20.9%
Fund Excess/(Deficit):	0.00	249,286.43	3,708,883.99		

2026 JULY BUDGET POSITION

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501 Equip Rental & Revolving Fund

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	1,012,120.00	0.00	1,012,119.70	0.30	100.0%
340 Charges For Goods & Services	1,247,000.00	311,750.00	935,370.00	311,630.00	75.0%
360 Interest & Other Earnings	30,000.00	4,119.71	26,695.04	3,304.96	89.0%
390 Other Financing Sources	230,000.00	60,100.00	60,100.00	169,900.00	26.1%
Fund Revenues:	2,519,120.00	375,969.71	2,034,284.74	484,835.26	80.8%
Expenditures	Amt Budgeted	July	YTD	Remaining	
548 Public Works - Centralized Services	612,872.00	49,443.58	342,621.35	270,250.65	55.9%
591 Debt Service - Principal Repayment	180,626.00	0.00	0.00	180,626.00	0.0%
592 Debt Service - Interest Costs	68,108.00	0.00	31,044.20	37,063.80	45.6%
594 Capital Expenditures	797,382.00	147,308.50	231,310.01	566,071.99	29.0%
999 Ending Balance	860,132.00	0.00	0.00	860,132.00	0.0%
Fund Expenditures:	2,519,120.00	196,752.08	604,975.56	1,914,144.44	24.0%
Fund Excess/(Deficit):	0.00	179,217.63	1,429,309.18		

2026 JULY BUDGET POSITION

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502 Central Services

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	0.00	0.00	0.00	0.00	0.0%
340 Charges For Goods & Services	307,837.00	65,531.45	230,877.75	76,959.25	75.0%
360 Interest & Other Earnings	250.00	0.00	0.00	250.00	0.0%
Fund Revenues:	308,087.00	65,531.45	230,877.75	77,209.25	74.9%
Expenditures	Amt Budgeted	July	YTD	Remaining	
518 Centralized Services	266,500.00	23,127.86	171,038.81	95,461.19	64.2%
591 Debt Service - Principal Repayment	5,087.00	671.72	3,430.88	1,656.12	67.4%
594 Capital Expenditures	36,500.00	0.00	14,676.19	21,823.81	40.2%
999 Ending Balance	0.00	0.00	0.00	0.00	0.0%
Fund Expenditures:	308,087.00	23,799.58	189,145.88	118,941.12	61.4%
Fund Excess/(Deficit):	0.00	41,731.87	41,731.87		

2026 JULY BUDGET POSITION

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601 Cemetery Endowment Fund

Revenues	Amt Budgeted	July	YTD	Remaining	
308 Beginning Balances	402,569.00	0.00	402,569.36	(0.36)	100.0%
340 Charges For Goods & Services	10,000.00	0.00	4,496.10	5,503.90	45.0%
360 Interest & Other Earnings	12,000.00	1,384.89	9,233.56	2,766.44	76.9%
Fund Revenues:	424,569.00	1,384.89	416,299.02	8,269.98	98.1%
Expenditures	Amt Budgeted	July	YTD	Remaining	
536 Cemetery	0.00	0.00	0.00	0.00	0.0%
999 Ending Balance	424,569.00	0.00	0.00	424,569.00	0.0%
Fund Expenditures:	424,569.00	0.00	0.00	424,569.00	0.0%
Fund Excess/(Deficit):	0.00	1,384.89	416,299.02		

2026 JULY BUDGET POSITION

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Fund	Revenue	July	Received		Expenditures	July	Spent	
001 Current Expense	11,517,916.79	470,079.08	9,170,853.85	79.6%	11,517,916.79	1,044,413.80	3,068,561.34	26.6%
101 Streets	7,091,334.26	266,713.24	5,695,823.19	80.3%	7,091,334.26	333,227.55	1,180,892.50	16.7%
102 Transportation Benefit District	1,526,498.00	54,000.13	1,184,544.95	77.6%	1,526,498.00	150,000.00	450,000.00	29.5%
104 Lodging Tax	8,356,815.00	332,331.08	6,029,572.00	72.2%	8,356,815.00	619,536.20	2,606,125.49	31.2%
107 P.W. Capital Improvement	1,075,958.00	51,544.43	1,307,267.35	121.5%	1,075,958.00	106,250.00	318,750.00	29.6%
110 Leavenworth Civic Center	316,698.00	-510.88	245,124.87	77.4%	316,698.00	14,181.16	143,177.14	45.2%
176 Community Swimming Pool	747,589.00	21,899.04	483,415.54	64.7%	747,589.00	80,547.39	280,784.02	37.6%
203 2013 G.O. Bond	184,619.00	0.00	27,309.50	14.8%	184,619.00	0.00	27,309.50	14.8%
402 Garbage	2,157,522.00	117,278.80	1,666,321.80	77.2%	2,157,522.00	147,405.76	633,991.20	29.4%
403 Water	8,104,791.03	422,064.10	4,577,296.83	56.5%	8,104,791.03	668,967.05	2,187,262.98	27.0%
404 Sewer	9,076,540.58	423,972.08	4,814,687.69	53.0%	9,076,540.58	400,856.16	1,899,053.26	20.9%
405 Water Bond Reserve	132,024.00	0.00	132,023.85	100.0%	132,024.00	0.00	0.00	0.0%
406 Sewer Bond Reserve	387,243.16	0.00	387,243.00	100.0%	387,243.16	0.00	0.00	0.0%
407 Sewer Short Lived Assets Reserve	174,580.84	14,350.00	160,230.84	91.8%	174,580.84	7,500.00	22,500.00	12.9%
410 Stormwater	511,974.00	18,284.43	438,647.92	85.7%	511,974.00	18,417.98	77,853.53	15.2%
415 Parking	7,117,215.00	456,297.12	5,196,215.26	73.0%	7,117,215.00	207,010.69	1,487,331.27	20.9%
501 Equip Rental & Revolving Fund	2,519,120.00	375,969.71	2,034,284.74	80.8%	2,519,120.00	196,752.08	604,975.56	24.0%
502 Central Services	308,087.00	65,531.45	230,877.75	74.9%	308,087.00	23,799.58	189,145.88	61.4%
601 Cemetery Endowment Fund	424,569.00	1,384.89	416,299.02	98.1%	424,569.00	0.00	0.00	0.0%
	61,731,094.66	3,091,188.70	44,198,039.95	71.6%	61,731,094.66	4,018,865.40	15,177,713.67	24.6%

City of Leavenworth
Investment Report
July 31, 2026

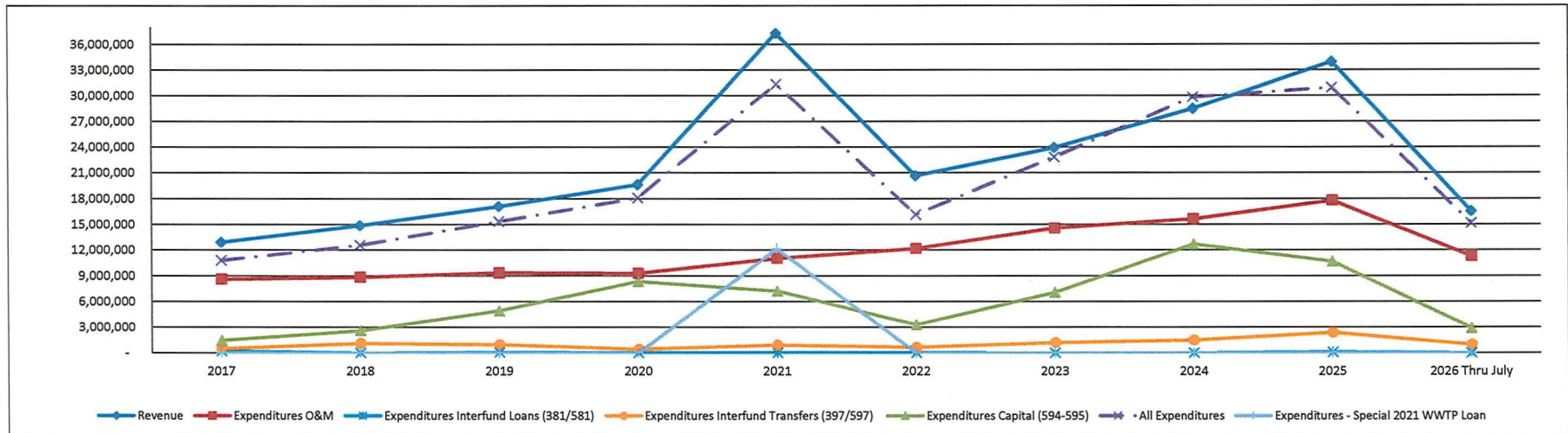
Issued By:	Maturity Date	Term Length	Rate of Return	Current Value
Local Government Investment Pool				
Primary Account			3.71%	\$ 160,195.67
Cashmere Valley Bank				
Money Market Savings Account			3.75%	\$ 14,741,888.89
Cashmere Valley Bank				
Checking Account			1.87%	\$ 1,842,022.51
*Less Outstanding Cks - \$1,205,237.62				
*Includes Month End Deposit + \$655,161.27				
Other Accounts				
TVI Investments - 9 Bonds currently maturing between 36 months and 77 months.				
TVI Investments - All Bonds Combined with Return Rate @ Average-Varies from 3.45% to 4.537%			3.92%	\$ 13,480,110.32
City's Petty Cash on Hand (Reports only in December)			0.00%	\$ -
Total All Investments				\$ 30,224,217.39
Total July Banking Service Charges	(Note: CVB = \$128.98, LGIP = \$0.81)			\$ 129.79
Total July Interest Received	(Note: CVB = \$128.98, CVBMM = \$51,369.67, LGIP = \$503.71, TVI \$0)			\$ 52,002.36
Total Monthly Interest Less Banking Service Fees				\$ 51,872.57
Total 2026 Interest Received to Date (Actual)				\$ 955,091.18

Performance Matrix	Prior Year	Current Year	Difference
Rate of Return (TVI Investments @ Average Rate)	4.136%	3.713%	-0.424%
Baseline (LGIP)	4.392%	3.708%	-0.684%
Difference	-0.255%	0.005%	0.260%
Other Benchmarks			
US Treasury Bill - 2 Year	3.940%	4.280%	0.340%
Difference from Rate of Return	0.196%	-0.567%	-0.764%

Cash Flow Figures and Charts

	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026 Thru July
Revenue	12,928,343	14,884,266	17,106,856	19,625,165	37,300,558	20,644,310	23,945,935	28,480,874	33,956,923	16,548,620
Expenditures O&M	8,605,977	8,844,755	9,339,213	9,288,341	11,027,631	12,168,826	14,577,357	15,641,202	17,806,715	11,283,180
Expenditures Interfund Loans (381/581)	202,600	-	61,045	20,348	20,348	20,348	-	-	71,000	-
Expenditures Interfund Transfers (397/597)	511,275	1,118,825	1,009,412	448,993	926,901	657,951	1,210,089	1,509,349	2,417,457	1,000,408
Expenditures Capital (594-595)	1,470,909	2,609,812	4,944,276	8,338,319	7,218,694	3,302,383	7,056,442	12,683,710	10,660,724	2,894,126
Expenditures - Special 2021 WWTP Loan	-	-	-	-	12,146,000	-	-	-	-	-
All Expenditures	10,790,760	12,573,391	15,353,946	18,096,002	31,339,574	16,149,509	22,843,888	29,834,262	30,955,895	15,177,714
Revenue less Expense	2,137,583	2,310,875	1,752,910	1,529,163	5,960,984	4,494,801	1,102,048	(1,353,388)	3,001,028	1,370,906

Figures do not include beginning and ending fund balances in any given year.



Notable Capital Related Items:

2017: Regional Study, Skatepark, Eng-Crosswalks/Paving, Const-Res.Paving, LT Projects, Pool Sand Filter, Eng-Pine St., Utility Rate Study, WTP Plan/Bldg Imp.,WWTP Plan/TMDL/LID Lift Station, Parking Study/Imp, Equip Replace

2018: Regional Study, Park Levy Imp., Various Facility Improvements, ROW Purchases-Various Funds, Crosswalks, Res. Paving-TIB, Pine St Eng, WTP Assessment, KOA Watermain, WWTP Eng TMDL, Parking Study & Imp - Lots 1&2, Equip. Replace

2019: GF Park Imp. (\$188K), Streets Crosswalks (\$623K), Lodging Tax (\$128K / LINK Park-N-Ride), Pool Resurface/Repair (\$87K), Pine Street (\$2.3M), Garbage (\$24K), WTP Repairs/Meters (\$84K), WWTP (\$858K), Parking (\$423K DOT Lot Purchase), Equip Replace (\$230K Tiger Vector)

2020: GF-Various Proj. & Park Imp. (\$57K), Street Imp. (\$118K), Lodging Tax (\$39K), Festhalle (\$19K), Pool Resurface (\$132K), Pine Street (\$53K), WTP Repairs/Meters (\$562K), WWTP (\$6.35M), Parking (\$584K Downtown Meters), Equip Replace (\$394K new garbage truck)

2021: GF-Various Proj. (\$114K) & Osborn Purchase (\$622K), Street Projects (\$26K; Eng 14th Street), Lodging Tax (\$17.5K), Pool (\$23.5K), LID 24 (\$705K), Water (\$1.06M), Sewer (\$5.25M), Equip Replace (\$53K); Sewer \$12.1M Loan Rollover

2022: GF-City Hall/Park Imp, Compost Trailer & Cemetery Plat (\$40K), Streets Projects (\$663K), Snow Emergency - Street and LT (\$413K), Lodging Tax - Front St Closure (\$60K) & Golf Course Imp. (\$25K), Garbage - Recycle Shed (\$7K), Water - Imp. Planning, Well #1 Rehab, Plant Imp., Stafford St Dev. Agree., 14th St. Waterline, Fire Hydrants, Water Meters Final (\$596K), Sewer - Engineering/WWTP Imp., Equip. Upgrades, Waterfront Restroom Sewer Relocate (\$1.281M), Parking - Eng. DOT/P1/P2/P3 (\$104K), Equip Replace (62K) & Space Needs (\$30K)

2023: GF-Loader, Explore Car Wash Prop & Osborn Demo, Park/Cemetery/City Hall Imp. (\$208K), Street Projects (\$1.157M), Lodging Tax-Loader, Closure Planning, Festhalle Security, Front St. Restrooms, Dntn Paving (\$400K), Pool Feasibility (\$83K), Water Planning/Facility Imp. (\$806K), Sewer Planning/Facility Imp. (\$3.153M), Parking Planning/Facility Imp. (\$296K), Equip Replace (\$746K), Computers (\$27K)

2024: GF-Various Proj., ARPA/Osborn Playground, Osborn/Car Wash Studies, Park/Cemetery/City Hall Imp. (\$1.87M), Street Projects (\$2.06M), Lodging Tax-Various Proj., Front St. Restrooms & Link Roundabout (\$1.57M), Water Planning/Facility Imp., Wells to Icicle Watermain/Roundabout (\$921K), Sewer Planning/Facility Imp. (\$669K), Storm Planning (\$26K), Parking Planning/Facility Imp./DOT Lot /On-Street Meter Upgrades (\$4.44M), Equip Replace (\$861K), Computers (\$12K), Car Wash Prop. Purchase (GF, ST, W, S, Storm, Garbage, Parking \$1.9M)

2025: GF- Various Proj. (\$256K), Street Projects (\$925K), Lodging Tax - Various Proj. & Front St. Restroom & Pedestrian Plaza (\$1.97M), Pool (\$128K), Water - Various Proj. & Wells to Icicle Water Main (\$5.9M), Sewer Planning/Various Proj. (\$733K), Parking Proj. (\$326K), Equip Replace (\$372K), Computers (\$22K)

2026 BUDGET: GF- Various Proj. (\$797K) & Osborn (\$1.6M), Street Projects (\$1.6M), Lodging Tax - Various Proj. & Pedestrian Plaza Planning (\$1M), Pool (\$200K), Water - Planning/Various Proj. (\$4M), Sewer Planning/Various Proj. (\$4.1M), Storm Planning (\$117K), Parking Planning/ Various Projects (\$4.5M), Equip Replace (\$507K), Computers (\$26K)

CITY OF LEAVENWORTH CASH FLOW ANALYSIS

General Fund 2023 - BFB: \$ 5,469,307.95

Month	Revenue	Expenditures	Gain/Loss
January	370,575.31	451,413.01	(80,837.70)
February	156,391.35	144,266.18	12,125.17
March	422,031.95	198,438.19	223,593.76
April	761,745.63	495,049.65	266,695.98
May	372,937.15	298,762.51	74,174.64
June	151,718.83	189,416.49	(37,697.66)
July	365,590.58	492,807.43	(127,216.85)
August	395,749.07	238,936.33	156,812.74
September	292,750.12	206,563.99	86,186.13
October	413,206.44	502,416.48	(89,210.04)
November	720,116.60	\$231,422.62	488,693.98
December	390,411.40	1,027,944.77	(637,533.37)
Total	4,813,224.43	4,477,437.65	335,786.78
Average	401,102.04	373,119.80	27,982.23

General Fund 2024 - BFB: \$ 5,805,094.73

Month	Revenue	Expenditures	Gain/Loss
January	356,830.84	522,266.59	(165,435.75)
February	274,779.48	196,413.30	78,366.18
March	293,607.34	185,669.73	107,937.61
April	563,101.49	538,449.08	24,652.41
May	612,148.39	339,447.44	272,700.95
June	376,107.34	254,719.13	121,388.21
July	380,202.35	2,216,365.86	(1,836,163.51)
August	675,422.98	257,251.67	418,171.31
September	436,501.03	233,093.73	203,407.30
October	412,985.28	492,831.21	(79,845.93)
November	527,712.53	\$234,459.20	293,253.33
December	342,592.89	268,156.26	74,436.63
Total	5,251,991.94	5,739,123.20	(487,131.26)
Average	437,666.00	478,260.27	(40,594.27)

General Fund 2025 - BFB: \$ 5,316,384.33

Month	Revenue	Expenditures	Gain/Loss
January	482,888.36	553,008.43	(70,120.07)
February	478,456.11	221,273.55	257,182.56
March	323,384.53	249,625.14	73,759.39
April	671,398.82	491,512.87	179,885.95
May	507,155.04	288,368.33	218,786.71
June	293,004.70	323,682.19	(30,677.49)
July	512,711.02	619,193.11	(106,482.09)
August	400,272.21	264,212.41	136,059.80
September	366,856.08	294,733.77	72,122.31
October	584,430.78	408,540.58	175,890.20
November	586,598.34	\$405,748.00	180,850.34
December	446,302.09	285,336.85	160,965.24
Total	5,653,458.08	4,405,235.23	1,248,222.85
Average	471,121.51	367,102.94	104,018.57

Original Bud. (1,023,552.00)
 December Budget Amendment (137,284.00)
 Difference from Current Budget: 1,385,506.85

All Funds 2023 - BFB: \$ 23,332,647.34

Month	Revenue	Expenditures	Gain/Loss
January	2,153,161.78	2,091,155.49	62,006.29
February	1,562,697.47	929,516.67	633,180.80
March	1,471,709.58	1,357,875.46	113,834.12
April	2,365,132.38	1,866,249.01	498,883.37
May	1,468,379.92	1,391,559.92	76,820.90
June	1,273,247.60	1,087,845.91	185,401.69
July	2,149,901.92	1,808,653.59	341,248.33
August	1,842,196.59	1,579,802.89	262,393.70
September	1,822,865.10	1,424,657.03	398,208.07
October	2,884,664.54	1,983,562.29	901,102.25
November	2,888,977.92	2,746,532.11	142,445.81
December	2,063,000.60	4,576,478.30	(2,513,477.70)
Total	23,945,935.40	22,843,887.77	1,102,047.63
Average	1,995,494.62	1,903,657.31	91,837.30

Exc: BFB, Inc: Int. Trans, Insurance, Sheriff
 Inc: Stable rev, GF invest. Losses, \$117K grants/\$300K Capital
 Inc: Strong rev, GF invest. gains, \$17K grants/\$500K Capital
 Inc: Prop Tax, High developer plan fees, Sheriff, Int Trans, Budget Amend, H/M high, \$71K grants/\$200K capital
 Inc: Debt Pay, Prop Taxes, Loader Purchase
 Inc: Stable rev;invest adj in GF; low capital & grant spending
 Inc: GF Sheriff, Int Trans, & Various PW Cap Proj's
 Inc: Strong rev overall, \$700K in Capital - mostly WWTP Phase III
 Inc: Strong rev/\$464K in Capital - mostly Street & Sewer
 Inc: Strong rev/Sheriff & Prop Tax, Int Trans, \$412K in Capital
 Inc: Strong rev/Prop Tax/Grant Reimb/Debt Pay/Cap Proj/Sweeper
 Inc: Strong rev/Grant Reimb/~ \$2.2 M Cap Projs/GF-\$600K Housing

All Funds 2024 - BFB: \$ 26,001,779.97

Month	Revenue	Expenditures	Gain/Loss
January	2,236,892.71	2,241,660.79	(4,768.08)
February	2,207,079.10	982,257.22	1,224,821.88
March	2,697,679.40	975,185.12	1,722,494.28
April	2,201,286.60	2,420,801.62	(219,515.02)
May	1,989,745.43	1,486,890.28	502,855.15
June	1,590,396.13	1,285,508.78	304,887.35
July	2,417,542.46	5,596,082.71	(3,178,540.25)
August	3,031,078.05	2,859,983.28	171,094.77
September	1,876,001.06	1,599,084.65	276,916.41
October	4,003,226.83	4,500,474.19	(497,247.36)
November	1,927,896.43	2,464,602.77	(536,706.34)
December	2,304,801.34	3,421,730.19	(1,116,928.85)
Total	28,483,625.54	29,834,261.60	(1,350,636.06)
Average	2,373,635.46	2,486,188.47	(112,553.01)

Exc: BFB, Inc: Int. Trans, Insurance, Sheriff
 Inc: Strong Rev / grant & loan reimb / low capital
 Inc: Modest Rev/taxes decline, \$1.3M grants/\$322K Capital
 Inc: Prop Tax, Modest Rev., Sheriff, Int Trans, BA, \$566K-Vactor
 Inc: Debt Pay, Prop Taxes, Various \$340K Capital/Consultants
 Inc: Stable rev; \$339K capital & minor grant reimb.
 Inc: Stable Rev; GF Sheriff,Trans,\$1.8M GF Cap, Car Wash,All Cap = \$3.6M
 Inc: Stable Rev with \$1M in Dev., \$1.8M in Cap.-Parking/Front St. Restroom
 Inc: Stable Rev; \$550K in Capital - mainly Glacier Lot
 Inc: Strong Rev/Sheriff & Prop Tax, Int Trans, \$2.2M in Capital/\$1M in Grants
 Inc: Strong Retail, Low LT / Prop Tax/ Debt Pay / \$1.1M Capital / \$18K Grants
 Inc: Year-end Adj / Strong Rev /\$1.5 M Cap Projs/\$148KGrant Reimb

All Funds 2025 - BFB: \$ 24,648,392.47

Month	Revenue	Expenditures	Gain/Loss
January	2,917,132.12	2,858,760.19	58,371.93
February	2,359,442.54	1,375,603.58	983,838.96
March	1,771,972.92	1,653,381.46	118,591.46
April	2,788,987.66	2,199,089.88	589,897.78
May	1,639,154.07	2,547,165.43	(908,011.36)
June	2,014,825.91	1,360,968.94	653,856.97
July	2,998,162.78	2,819,577.77	178,585.01
August	2,330,280.62	2,224,334.29	105,946.33
September	3,020,032.90	1,565,558.03	1,454,474.87
October	4,782,501.42	5,824,350.70	(1,041,849.28)
November	3,658,023.13	3,751,563.64	(93,540.51)
December	3,676,406.92	2,775,541.12	900,865.80
Total	33,956,922.99	30,955,895.03	3,001,027.96
Average	2,829,743.58	2,579,657.92	250,085.66

Exc: BFB, Inc: Strong Rev, Int. Trans, Insur., Sheriff, \$44K Cap/\$85K Grants
 Inc: Strong Retail, Flat LT / \$340K grant & loan reimb / \$465K Capital
 Inc: Strong Rev, \$11K grants / \$735K Capital - Front. St. Restroom
 Inc: Prop Tax, Strong Rev., Sheriff, Int Trans, BA, \$197K Grant/\$200K Cap
 Inc: Stable Rev/Low LT, Debt Pay, Prop Tax, \$700K Cap./Consult. & \$74K Grants
 Inc: Stable Rev; \$473K Capital & \$319K Grants
 Inc: Strong Rev; GF Sheriff,Trans, \$764K Capital & \$559K Grants/Loans
 Inc: Stable Rev; \$1.07M in Cap.- Mostly Watermain; \$300K Grants
 Inc: Stable Rev; \$219K in Capital & \$974K Grants/Loans
 Inc: Stable Rev & Prop Tax, Int Trans, \$3.2M in Capital/\$1.1M Grants/Loans
 Inc: Low Retail & LT/Prop Tax/Sheriff/Debt Pay/\$1.9M Capital/\$1.5M Grants/Loans
 Inc: Year-end Adj / Low Retail/Stable LT/ \$891K Capital/\$1.34M Grants/Loans

Original Bud. (3,229,470.00) See projects list on next page
 December Budget Amendment 110,796.37
 Difference from Current Budget: 2,890,231.59

CITY OF LEAVENWORTH CASH FLOW ANALYSIS

General Fund 2026 - BFB: \$ 6,564,607.18

Month	Revenue	Expenditures	Gain/Loss
January	445,783.60	398,879.47	46,904.13
February	388,066.97	187,981.44	200,085.53
March	(294,078.07)	312,874.76	(606,952.83)
April	620,778.80	528,465.82	92,312.98
May	722,987.54	236,974.41	486,013.13
June	252,628.75	358,971.64	(106,342.89)
July	470,079.08	1,044,413.80	(574,334.72)
August			0.00
September			0.00
October			0.00
November			0.00
December			0.00
Total	2,606,246.67	3,068,561.34	(462,314.67)
Average	372,320.95	438,365.91	(66,044.95)

Original Bud. (740,716.00)
 Updated Budget Amendment (1,695,630.29)
 Difference from Current Budget: 1,233,315.62

All Funds 2026 - BFB: \$ 27,649,420.43

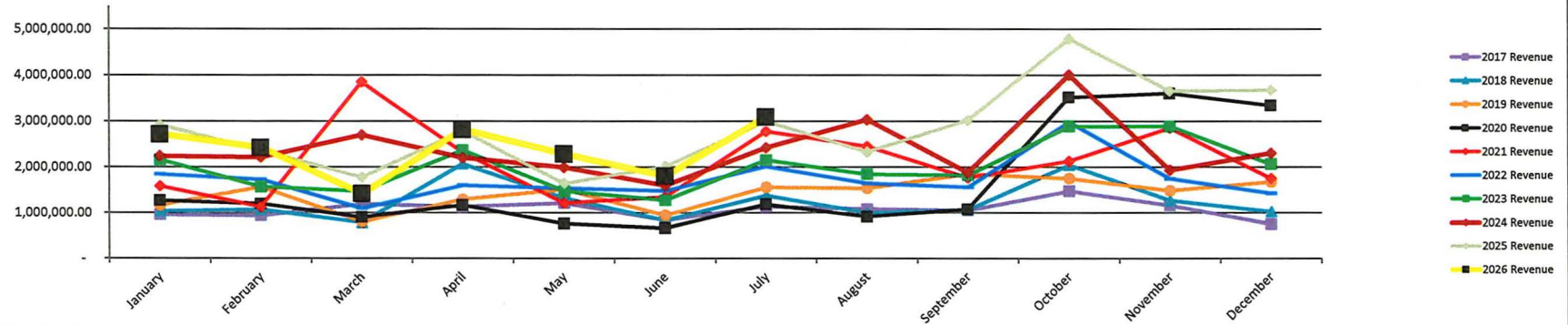
Month	Revenue	Expenditures	Gain/Loss
January	2,715,592.54	2,693,451.69	22,140.85
February	2,422,485.32	1,280,564.62	1,141,920.70
March	1,414,243.51	1,319,961.89	94,281.62
April	2,817,332.92	2,190,261.43	627,071.49
May	2,284,322.95	1,797,505.44	486,817.51
June	1,803,453.58	1,877,103.20	(73,649.62)
July	3,091,188.70	4,018,865.40	(927,676.70)
August			0.00
September			0.00
October			0.00
November			0.00
December			0.00
Total	16,548,619.52	15,177,713.67	1,370,905.85
Average	2,364,088.50	2,168,244.81	195,843.69

Original Bud. (847,819.00)
 Updated Budget Amendment (7,789,971.62)
 Difference from Current Budget: 9,160,877.47

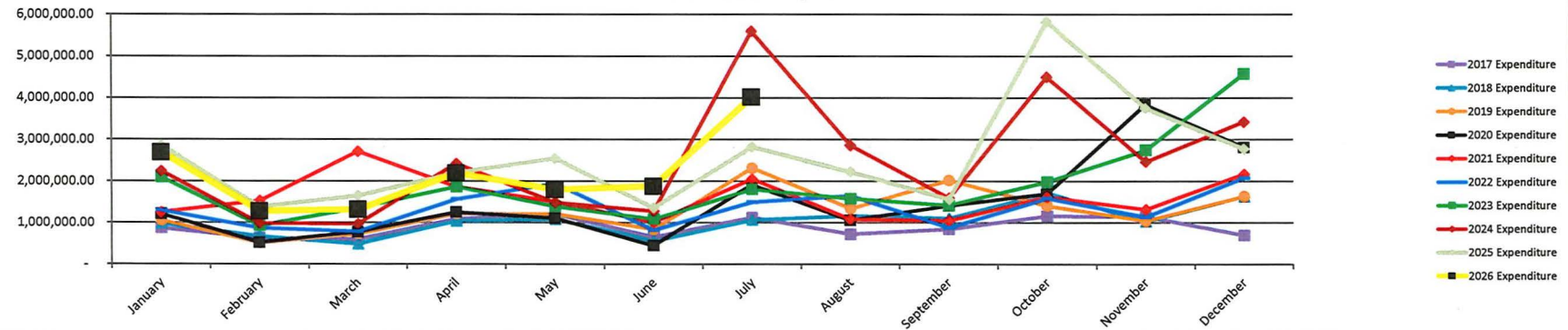
Exc: BFB, Inc: Stable Rev, Int. Trans, Insur., near \$0 Cap & Grants/Loans
 Inc: Major Drop Retail & LT (Dec storm) / \$277K Capital / \$602K Grant/Loans
 Inc: Stable Rev, GF Int Adj., Taxes decline, \$223K Capital / \$32K Grant/Loans
 Inc: Prop Tax, Stable Rev., Int Trans, BA, \$295K Capital / \$91K Grant/Loans
 Inc: Stable Rev, Debt Pay, Prop Tax, \$254K Cap / \$210K Grants/Loans
 Inc: Stable Rev, \$705K Capital / \$37K Grant/Loans
 Inc: Low Tax Rev, Sherriff paid to date, \$1.14M Capital / \$221K Grant/Loans

Note: Chelan County Systems Down - The Sherriff caught up on their billing in July and is now current with all 3 quarters paid.

Cash Flow Charts - All Funds Revenue 2017-2026



Cash Flow Charts - All Funds Expenditures 2017-2026



**Not all capital items are included but major ones are noted as years progress.

2017: Regional Study, Skatepark, Eng-Crosswalks/Paving, Const-Res.Paving, LT Projects, Pool Sand Filter, Eng-Pine St., Utility Rate Study, WTP Plan/Bldg Imp.,WWTP Plan/TMDL/LID Lift Station, Parking Study/Imp, Equip Replace

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2021: GF-Various Proj. (\$114K) & Osborn Purchase (\$622K), Street Projects (\$26K; Eng 14th Street), Lodging Tax (\$17.5K), Pool (\$23.5K), LID 24 (\$705K), Water (\$1.06M), Sewer (\$5.25M), Equip Replace (\$53K); Sewer \$12.1M Loan Rollover

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2023: GF-Loader, Explore Car Wash Prop & Osborn Demo, Park/Cemetery/City Hall Imp. (\$208K), Street Projects (\$1.157M), Lodging Tax-Loader, Closure Planning, Festhalle Security, Front St. Restrooms, Dntn Paving (\$400K), Pool Feasibility (\$83K), Water Planning/Facility Imp. (\$806K), Sewer Planning/Facility Imp. (\$3.153M), Parking Planning/Facility Imp. (\$296K), Equip Replace (\$746K), Computers (\$27K)

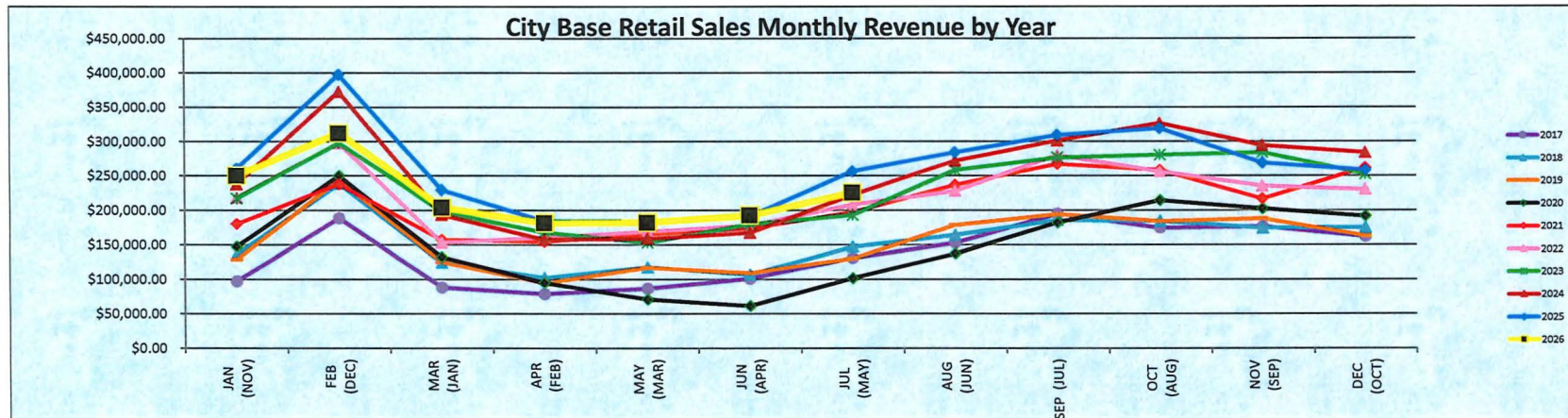
2024: GF-Various Proj., ARPA/Osborn Playground, Osborn/Car Wash Studies, Park/Cemetery/City Hall Imp. (\$1.87M), Street Projects (\$2.06M), Lodging Tax-Various Proj., Front St. Restrooms & Link Roundabout (\$1.57M), Water Planning/Facility Imp., Wells to Icicle Watermain/Roundabout (\$921K), Sewer Planning/Facility Imp. (\$669K), Storm Planning (\$26K), Parking Planning/Facility Imp./DOT Lot /On-Street Meter Upgrades (\$4.44M), Equip Replace (\$861K), Computers (\$12K), Car Wash Prop. Purchase (GF, ST, W, S, Storm, Garbage, Parking \$1.9M)

2025: GF- Various Proj. (\$256K), Street Projects (\$925K), Lodging Tax - Various Proj. & Front St. Restroom & Pedestrian Plaza (\$1.97M), Pool (\$128K), Water - Various Proj. & Wells to Icicle Water Main (\$5.9M), Sewer Planning/Various Proj. (\$733K), Parking Proj. (\$326K), Equip Replace (\$372K), Computers (\$22K)

2026 BUDGET: GF- Various Proj. (\$797K) & Osborn (\$1.6M), Street Projects (\$1.6M), Lodging Tax - Various Proj. & Pedestrian Plaza Planning (\$1M), Pool (\$200K), Water - Planning/Various Proj. (\$4M), Sewer Planning/Various Proj. (\$4.1M), Storm Planning (\$117K), Parking Planning/ Various Projects (\$4.5M), Equip Replace (\$507K), Computers (\$26K)

CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
CITY BASE RETAIL SALES TAX REVENUE SUMMARY

	2017 Budget	2018 Budget	2019 Budget	2020 Budget	2021 Budget	2022 Budget	2023 Budget	2024 Budget	2025 Budget	2026 Budget		
	\$1,275,000	\$1,715,990	\$1,836,110	\$1,627,915	\$2,436,751	\$2,884,836	\$2,711,160	\$2,842,883	\$2,928,169	\$3,074,578		
	7.05%	34.59%	7.00%	-11.34%	49.69%	18.33%	-6.02%	4.86%	3.00%	5.00%		
	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	24 to Date	25 to Date
JAN (NOV)	\$97,302.92	\$136,335.65	\$129,014.21	\$147,715.44	\$180,452.72	\$218,383.53	\$216,985.89	\$237,463.09	\$260,168.72	\$249,871.83	\$237,463.09	\$260,168.72
FEB (DEC)	\$189,107.87	\$238,724.49	\$243,993.03	\$249,831.47	\$238,092.44	\$297,977.63	\$298,114.57	\$372,721.67	\$397,608.62	\$312,302.29	\$372,721.67	\$397,608.62
MAR (JAN)	\$88,257.10	\$124,583.08	\$125,247.44	\$132,384.79	\$157,623.04	\$153,487.93	\$198,320.26	\$193,813.89	\$229,788.46	\$204,192.97	\$193,813.89	\$229,788.46
APR (FEB)	\$78,615.06	\$101,955.14	\$94,539.57	\$94,944.04	\$154,826.77	\$160,703.07	\$168,294.26	\$157,482.93	\$184,692.31	\$181,631.80	\$157,482.93	\$184,692.31
MAY (MAR)	\$86,585.11	\$117,659.77	\$117,002.37	\$70,779.44	\$165,394.94	\$168,880.53	\$153,280.08	\$159,012.28	\$184,329.12	\$182,422.42	\$159,012.28	\$184,329.12
JUN (APR)	\$100,978.89	\$106,682.59	\$108,856.81	\$61,353.24	\$174,283.28	\$177,969.50	\$179,718.68	\$167,442.98	\$191,086.30	\$192,606.99	\$167,442.98	\$191,086.30
JUL (MAY)	\$131,063.10	\$147,757.16	\$130,383.81	\$101,443.79	\$197,366.65	\$208,247.47	\$193,434.49	\$222,191.19	\$256,445.64	\$225,615.76	\$222,191.19	\$256,445.64
AUG (JUN)	\$153,385.69	\$164,581.44	\$178,811.94	\$137,690.04	\$236,826.17	\$228,318.59	\$257,982.20	\$271,834.54	\$284,385.04			
SEP (JUL)	\$195,185.29	\$186,209.09	\$194,413.72	\$182,717.28	\$266,738.85	\$280,071.50	\$276,737.33	\$301,389.84	\$309,744.10			
OCT (AUG)	\$174,682.50	\$184,941.19	\$184,191.73	\$214,470.24	\$258,458.15	\$256,142.26	\$280,256.56	\$326,868.77	\$319,365.02			
NOV (SEP)	\$176,809.77	\$174,484.50	\$188,291.75	\$202,759.14	\$216,840.05	\$235,267.90	\$284,087.24	\$294,550.37	\$268,733.04			
DEC (OCT)	\$162,302.89	\$175,329.85	\$162,834.58	\$191,747.44	\$261,649.48	\$230,283.41	\$252,634.19	\$284,077.86	\$258,401.35			
TOTAL	\$1,634,276.19	\$1,859,243.95	\$1,857,580.96	\$1,787,836.35	\$2,508,552.54	\$2,615,733.32	\$2,759,845.75	\$2,988,849.41	\$3,144,747.72	\$1,548,644.06	\$1,510,128.03	\$1,704,119.17
Yearly % Change	22.68%	13.77%	-0.09%	-3.75%	40.31%	4.27%	5.51%	8.30%	5.22%			
Dollar Change	\$302,109.71	\$224,967.76	(\$1,662.99)	(\$69,744.61)	\$720,716.19	\$107,180.78	\$144,112.43	\$229,003.66	\$155,898.31	(\$155,475.11)	\$38,516.03	(\$155,475.11)
Percent Change	18.49%	12.10%	-0.09%	-3.90%	28.73%	4.10%	5.22%	7.66%	4.96%	-10.04%	Budget Target: -2.23%	
									Previous Month	-9.42%		

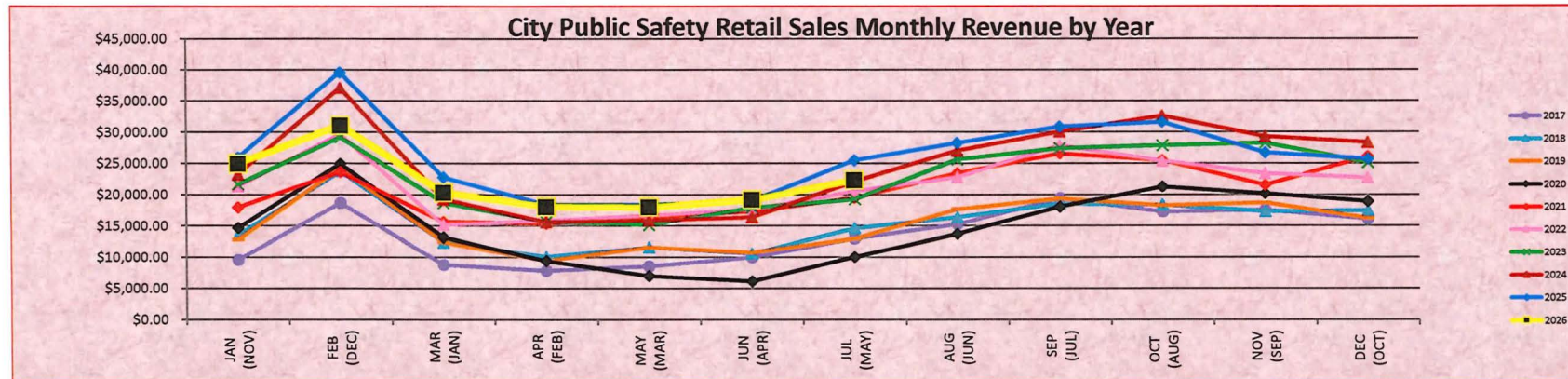


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In 2014 the City experienced several off/on days of fire related smoke with July being the most affected, prior major downturns from fire occurred in 2012 and 1994. 2017, 2021, 2022 and 2024 included significant development throughout the community and is anticipated to continue with new housing developments in 2025 through 2026. Coronavirus breakout in USA started in mid-March 2020 with a rebound occurring in August 2020; governor ended initial restrictions on June 30, 2021; new restrictions started again in August 2021 due to 2nd round of COVID.

CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
PUBLIC SAFETY RETAIL SALES TAX REVENUE SUMMARY

	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026		
	\$126,000	\$170,331	\$182,254	\$159,867	\$241,550	\$286,505	\$268,260	\$280,025	\$288,425	\$302,847		
	7.96%	35.18%	7.00%	-12.28%	51.09%	18.61%	-6.37%	4.39%	3.00%	5.00%		
	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	24 to Date	25 to Date
JAN (NOV)	\$9,619.70	\$13,542.17	\$12,836.28	\$14,665.25	\$17,978.90	\$21,391.63	\$21,665.01	\$23,237.46	\$25,903.14	\$24,930.37	\$23,237.46	\$25,903.14
FEB (DEC)	\$18,740.81	\$23,806.58	\$24,281.24	\$24,937.12	\$23,684.40	\$29,706.21	\$29,219.01	\$37,101.04	\$39,596.20	\$31,102.34	\$37,101.04	\$39,596.20
MAR (JAN)	\$8,806.51	\$12,408.38	\$12,420.89	\$13,200.31	\$15,676.42	\$15,172.23	\$18,713.06	\$19,278.26	\$22,793.38	\$20,337.38	\$19,278.26	\$22,793.38
APR (FEB)	\$7,826.72	\$10,090.32	\$9,410.55	\$9,432.39	\$15,395.17	\$15,869.43	\$15,663.92	\$15,610.69	\$18,435.95	\$18,068.90	\$15,610.69	\$18,435.95
MAY (MAR)	\$8,559.09	\$11,616.27	\$11,575.02	\$6,987.70	\$16,438.69	\$16,676.70	\$15,155.80	\$15,868.40	\$18,394.19	\$18,015.02	\$15,868.40	\$18,394.19
JUN (APR)	\$10,007.99	\$10,578.57	\$10,754.88	\$6,128.24	\$17,366.58	\$17,616.42	\$17,925.18	\$16,375.60	\$19,059.08	\$19,178.16	\$16,375.60	\$19,059.08
JUL (MAY)	\$13,021.92	\$14,627.21	\$12,967.43	\$10,028.08	\$19,530.38	\$20,580.44	\$19,298.87	\$22,145.85	\$25,505.11	\$22,322.74	\$22,145.85	\$25,505.11
AUG (JUN)	\$15,248.01	\$16,403.37	\$17,671.54	\$13,732.42	\$23,402.81	\$22,794.29	\$25,571.66	\$27,022.81	\$28,240.49			
SEP (JUL)	\$19,407.23	\$18,565.36	\$19,378.61	\$18,086.68	\$26,558.82	\$27,864.02	\$27,420.79	\$30,072.42	\$30,861.63			
OCT (AUG)	\$17,303.09	\$18,399.00	\$18,298.14	\$21,269.85	\$25,499.15	\$25,413.13	\$27,845.19	\$32,655.86	\$31,643.73			
NOV (SEP)	\$17,568.16	\$17,365.51	\$18,688.05	\$20,203.49	\$21,560.06	\$23,402.26	\$28,291.81	\$29,288.61	\$26,709.24			
DEC (OCT)	\$16,110.76	\$17,465.25	\$16,194.76	\$18,937.44	\$26,049.56	\$22,702.76	\$25,100.65	\$28,340.76	\$25,661.58			
TOTAL	\$162,219.99	\$184,867.99	\$184,477.39	\$177,608.97	\$249,140.94	\$259,189.52	\$271,870.95	\$296,997.76	\$312,803.72	\$153,954.91	\$149,617.30	\$169,687.05
Yearly % Change	23.01%	13.96%	-0.21%	-3.72%	40.27%	4.03%	4.89%	9.24%	5.32%			
Dollar Change	\$30,343.76	\$22,648.00	(\$390.60)	(\$6,868.42)	\$71,531.97	\$10,048.58	\$12,681.43	\$25,126.81	\$15,805.96	(\$15,732.14)	\$4,337.61	(\$15,732.14)
Percent Change	18.71%	12.25%	-0.21%	-3.87%	28.71%	3.88%	4.66%	8.46%	5.05%	-10.22%	Budget Target: -3.18%	
									Previous Month	-9.53%		



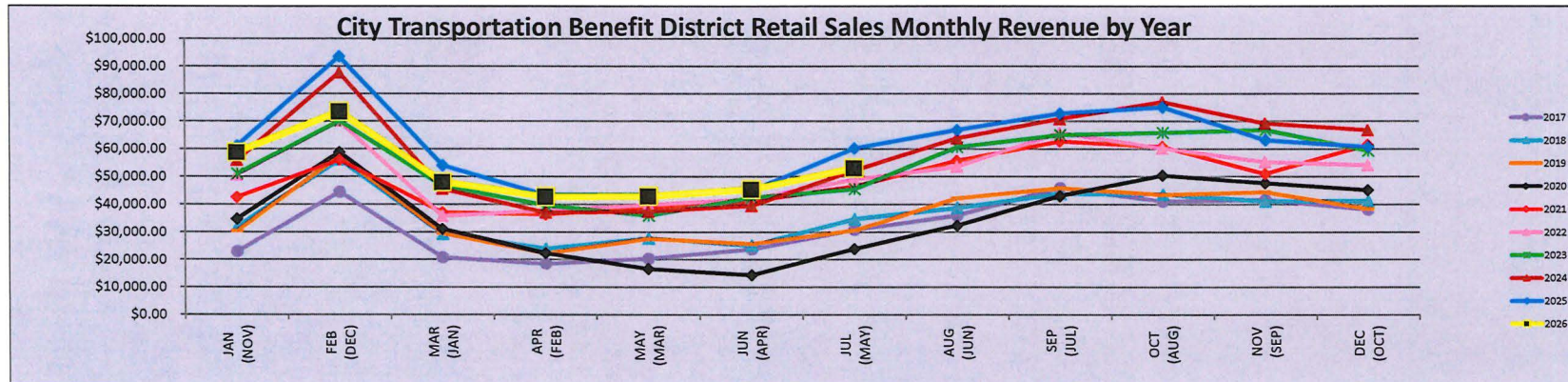
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LEAVENWORTH TRANSPORTATION BENEFIT DISTRICT
THROUGH JULY 31, 2026
RETAIL SALES TAX REVENUE SUMMARY

	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026		
	\$300,000	\$404,065	\$476,150	\$382,250	\$573,150	\$679,125	\$637,500	\$668,750	\$688,812	\$723,253		
	3.09%	34.69%	17.84%	-19.72%	49.94%	18.49%	-6.13%	4.90%	3.00%	5.00%		
	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	24 to Date	25 to Date
JAN (NOV)	\$22,909.52	\$32,114.43	\$30,415.67	\$34,811.02	\$42,495.34	\$50,578.46	\$51,041.54	\$55,861.87	\$61,215.11	\$58,792.80	\$55,861.87	\$61,215.11
FEB (DEC)	\$44,507.32	\$56,205.74	\$57,453.88	\$58,825.87	\$56,056.90	\$70,109.76	\$70,133.15	\$87,682.78	\$93,554.46	\$73,481.71	\$87,682.78	\$93,554.46
MAR (JAN)	\$20,792.42	\$29,365.40	\$29,546.04	\$31,228.10	\$37,125.61	\$35,937.72	\$46,650.02	\$45,596.50	\$54,067.43	\$48,044.51	\$45,596.50	\$54,067.43
APR (FEB)	\$18,550.99	\$24,016.71	\$22,287.30	\$22,389.75	\$36,459.08	\$37,795.72	\$39,584.58	\$37,051.72	\$43,456.33	\$42,736.07	\$37,051.72	\$43,456.33
MAY (MAR)	\$20,352.44	\$27,703.16	\$27,506.39	\$16,689.20	\$38,943.45	\$39,719.51	\$36,054.77	\$37,411.13	\$43,370.63	\$42,921.84	\$37,411.13	\$43,370.63
JUN (APR)	\$23,777.19	\$25,131.34	\$25,653.54	\$14,456.77	\$41,026.35	\$41,861.42	\$42,272.69	\$39,393.00	\$44,960.72	\$45,318.49	\$39,393.00	\$44,960.72
JUL (MAY)	\$30,861.66	\$34,781.39	\$30,693.88	\$23,885.31	\$46,454.49	\$48,983.21	\$45,502.99	\$52,279.96	\$60,339.66	\$53,085.39	\$52,279.96	\$60,339.66
AUG (JUN)	\$36,116.79	\$38,778.16	\$42,124.08	\$32,415.09	\$55,742.42	\$53,709.06	\$60,690.25	\$63,960.11	\$66,913.28			
SEP (JUL)	\$45,953.28	\$43,829.96	\$45,805.02	\$43,017.23	\$62,779.99	\$65,882.02	\$65,100.44	\$70,909.85	\$72,880.41			
OCT (AUG)	\$41,132.46	\$43,571.20	\$43,406.39	\$50,501.37	\$60,834.39	\$60,257.41	\$65,925.84	\$77,072.93	\$75,143.96			
NOV (SEP)	\$41,642.42	\$41,118.44	\$44,366.48	\$47,756.38	\$51,042.42	\$55,343.42	\$66,832.56	\$69,304.93	\$63,229.99			
DEC (OCT)	\$38,227.99	\$41,315.33	\$38,364.37	\$45,156.77	\$61,581.96	\$54,167.73	\$59,424.08	\$66,841.18	\$60,799.45			
TOTAL	\$384,824.48	\$437,931.26	\$437,623.04	\$421,132.86	\$590,542.40	\$614,345.44	\$649,212.91	\$703,365.96	\$739,931.43	\$364,380.81	\$355,276.96	\$400,964.34
Yearly % Change	22.78%	13.80%	-0.07%	-3.77%	40.23%	4.03%	5.68%	8.34%	5.20%			
Dollar Change	\$71,402.33	\$53,106.78	(\$308.22)	(\$16,490.18)	\$169,409.54	\$23,803.04	\$34,867.47	\$54,153.05	\$36,565.47	(\$36,583.53)	\$9,103.85	(\$36,583.53)
Percent Change	18.55%	12.13%	-0.07%	-3.92%	28.69%	3.87%	5.37%	7.70%	4.94%	-10.04%	Budget Target: -2.25%	
									Previous Month	-9.42%		

Note: Dollar amounts include retail sales tax interest accrued and paid by Chelan County to the TBD.

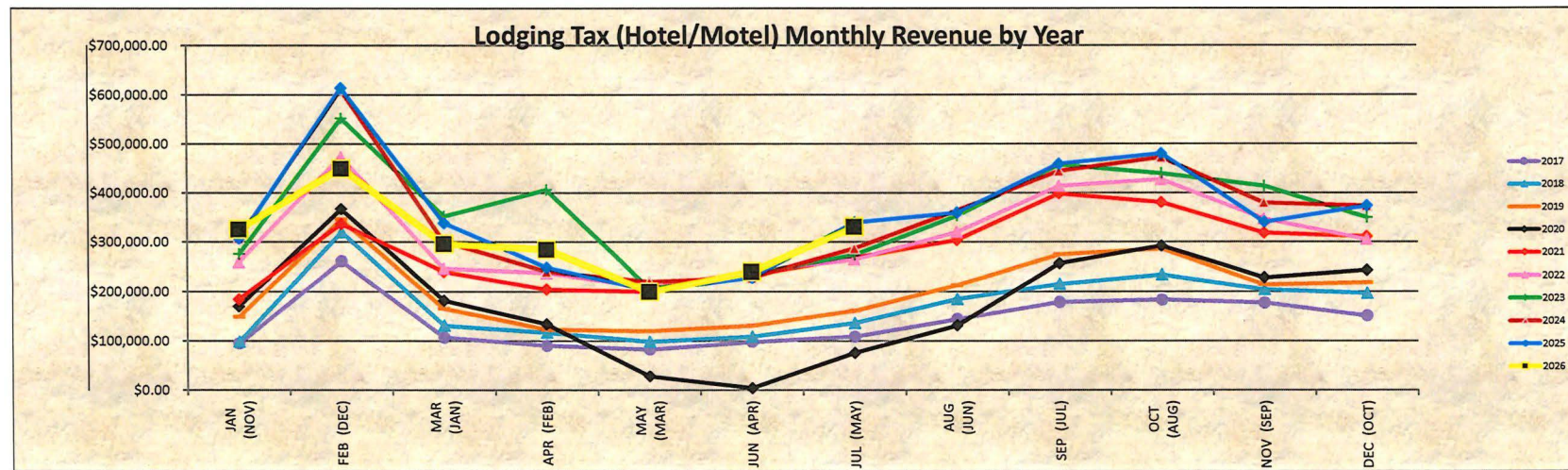


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CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
HOTEL/MOTEL TAX SUMMARY

	2017 Budget	2018 Budget	2019 Budget	2020 Budget	2021 Budget	2022 Budget	2023 Budget	2024 Budget	2025 Budget	2026 Budget		
	\$1,500,000	\$1,763,016	\$2,354,578	\$1,934,923	\$3,317,650	\$4,054,183	\$3,830,073	\$4,442,975	\$4,543,035	\$4,534,617		
	10.40%	17.53%	33.55%	-17.82%	71.46%	22.20%	-5.53%	16.00%	2.25%	-0.19%		
	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	24 to Date	25 to Date
JAN (NOV)	\$95,340.51	\$98,211.25	\$148,594.67	\$170,079.97	\$184,040.80	\$259,177.39	\$275,557.40	\$307,871.00	\$306,825.27	\$325,130.81	\$307,871.00	\$306,825.27
FEB (DEC)	\$260,890.62	\$320,052.39	\$345,482.36	\$366,886.16	\$336,555.81	\$473,099.41	\$552,036.46	\$611,173.04	\$613,778.69	\$449,763.52	\$611,173.04	\$613,778.69
MAR (JAN)	\$107,191.45	\$131,234.19	\$165,437.21	\$181,847.51	\$240,288.62	\$246,124.73	\$352,218.61	\$300,516.54	\$338,587.48	\$295,896.74	\$300,516.54	\$338,587.48
APR (FEB)	\$90,805.15	\$116,716.72	\$123,034.17	\$133,847.18	\$204,259.76	\$237,517.46	\$405,865.02	\$239,817.89	\$248,229.52	\$284,291.60	\$239,817.89	\$248,229.52
MAY (MAR)	\$82,866.52	\$98,718.52	\$120,197.09	\$28,350.26	\$200,059.75	\$208,179.79	\$205,354.82	\$219,809.50	\$202,580.39	\$199,750.81	\$219,809.50	\$202,580.39
JUN (APR)	\$98,096.31	\$108,978.41	\$131,381.60	\$4,232.15	\$233,275.78	\$239,749.58	\$235,584.37	\$228,317.11	\$228,281.69	\$239,486.68	\$228,317.11	\$228,281.69
JUL (MAY)	\$108,994.63	\$136,432.39	\$161,159.74	\$75,678.61	\$267,779.05	\$263,928.60	\$274,081.40	\$286,379.47	\$339,400.42	\$330,493.72	\$286,379.47	\$339,400.42
AUG (JUN)	\$144,150.28	\$184,855.59	\$212,493.20	\$131,284.23	\$303,411.70	\$319,765.34	\$353,140.85	\$364,039.30	\$359,243.32			
SEP (JUL)	\$178,515.63	\$214,987.03	\$274,193.12	\$256,637.10	\$398,592.02	\$413,446.86	\$457,127.73	\$444,349.75	\$459,173.46			
OCT (AUG)	\$183,634.34	\$234,031.10	\$286,226.53	\$292,296.82	\$380,973.92	\$427,226.02	\$439,731.67	\$472,340.79	\$480,426.30			
NOV (SEP)	\$177,474.76	\$204,145.02	\$214,012.80	\$227,941.49	\$318,447.51	\$347,231.20	\$413,668.12	\$379,707.92	\$340,550.90			
DEC (OCT)	\$151,102.66	\$196,503.69	\$217,710.05	\$242,942.99	\$310,801.06	\$305,005.03	\$349,259.22	\$373,490.29	\$373,580.58			
GRAND TOTAL	1,679,062.86	2,044,866.30	2,399,922.54	2,112,024.47	3,378,485.78	3,740,451.41	4,313,625.67	4,227,812.60	4,290,658.02	2,124,813.88	\$2,193,884.55	\$2,277,683.46
Yearly % Change	11.01%	21.79%	17.36%	-12.00%	59.96%	10.71%	15.32%	-1.99%	1.49%			
Dollar Change	\$166,539.24	\$365,803.44	\$355,056.24	(\$287,898.07)	\$1,266,461.31	\$361,965.63	\$573,174.26	(\$85,813.07)	\$62,845.42	(\$152,869.58)	(\$69,070.67)	(\$152,869.58)
Percent Change	9.92%	17.89%	14.79%	-13.63%	37.49%	9.68%	13.29%	-2.03%	1.46%	-7.19%	Budget Target: 5.69%	
								Previous Month		-8.02%		



This chart shows annual trends on a month by month basis with the data point pertaining to the month the City received the revenues. The month in parenthesis represents the month in which the customer paid for the lodging stay, signifying a two-month lag in revenue posting. The most current year has a thicker line for ease of viewing. Lodging taxes are imposed by RCW 82.08 and have been set at a special rate of 5% by the City of Leavenworth.

In Sept 2012 significant fires and smoke in the area for much of the month reduced sales taxes and had cancelled hotel reservations. 2014 experienced several off/on days of fire related smoke with July being the most affected. Starting in 2015/2016 significant commercial development with expansions of the Bavarian Lodge & Icicle Inn occurred, the new Posthotel had a soft opening in 2017 and was closer to full operations in 2018/2019, and the new Hampton Inn had limited operation in 2018 and was fully operational in 2019 - these large increases occurred that will be one-time and anticipated to continue into 2020 with similar but stabilizing trends. Coronavirus breakout in USA started in mid-March 2020 with a rebound occurring in August 2020; governor ended restrictions on June 30, 2021; new restrictions started again in August 2021 due to 2nd round of COVID. 2023 Increases are partly due to incorrect payments by a major overnight rental facility that was audited by DOR; 3-year backpayment made in April. A new La Quinta hotel is being built in 2025 with potential opening in the fall.

**CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
PROPERTY TAX REVENUE SUMMARY - GENERAL FUND ONLY**

	Actual 2017	Actual 2018	Actual 2019	Actual 2020	Actual 2021	Actual 2022	Actual 2023	Actual 2024	Actual 2025	BUDGET 2026 Budget
<i>Property Tax</i>	\$475,608.08	\$576,511.67	\$564,802.29	\$608,263.01	\$654,026.51	\$686,494.84	\$721,784.04	\$729,595.72	\$733,896.80	\$780,000.00
TOTAL	\$475,608.08	\$576,511.67	\$564,802.29	\$608,263.01	\$654,026.51	\$686,494.84	\$721,784.04	\$729,595.72	\$733,896.80	\$780,000.00
Yearly % Change	5.35%	21.22%	-2.03%	7.69%	7.52%	4.96%	5.14%	1.08%	0.59%	6.28%
Dollar Change	\$24,164.69	\$100,903.59	(\$11,709.38)	\$43,460.72	\$45,763.50	\$32,468.33	\$35,289.20	\$7,811.68	\$4,301.08	\$46,103.20
Percent Change	5.08%	17.50%	-2.07%	7.15%	7.00%	4.73%	4.89%	1.07%	0.59%	5.91%

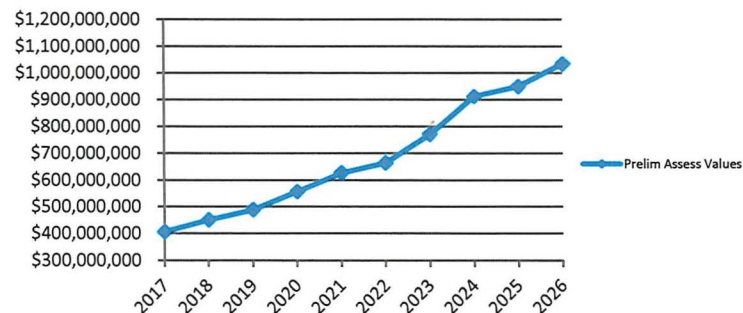
Note: 2014 Taxes were reduced ~ \$106,000 due to the annexation into the Fire District; this was banked capacity for future increases; 2015 no banked capacity taken, capacity grew; 2016 took banked capacity of ~ \$20,000; 2017 took banked capacity of ~ \$20,000; 2018 took banked capacity of ~ \$56,000 97 Firehall Levy drop, kept to pay for Voted Park Levy rather than bond for project; 2019 no banked capacity taken, capacity grew; 2020 took remaining banked capacity ~ \$25,000

Year to Date 2024	Year to Date 2025	Year to Date 2026 Budget
\$437,651.83	\$416,561.21	\$435,267.33
	(\$21,090.62) -4.82%	\$18,706.12 4.49%

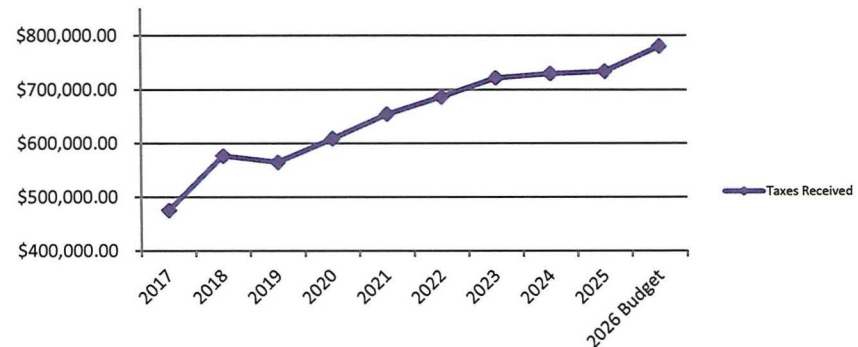
	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026
Annual Levy Rate	1.12483	1.16962	1.22066	1.16625	1.11154	1.05065	1.03719	0.91584	0.80276	0.78114
PrelimAssess Value	\$405,610,784	\$450,548,876	\$489,160,742	\$556,774,706	\$627,356,831	\$663,532,721	\$770,727,668	\$911,701,557	\$949,771,747	\$1,034,668,642

* Figures above represent the prior year levy rate with the preliminary assessed value for the year shown in columns; this is not updated for actuals after the fact.

Prelim Assess Values



Taxes Received



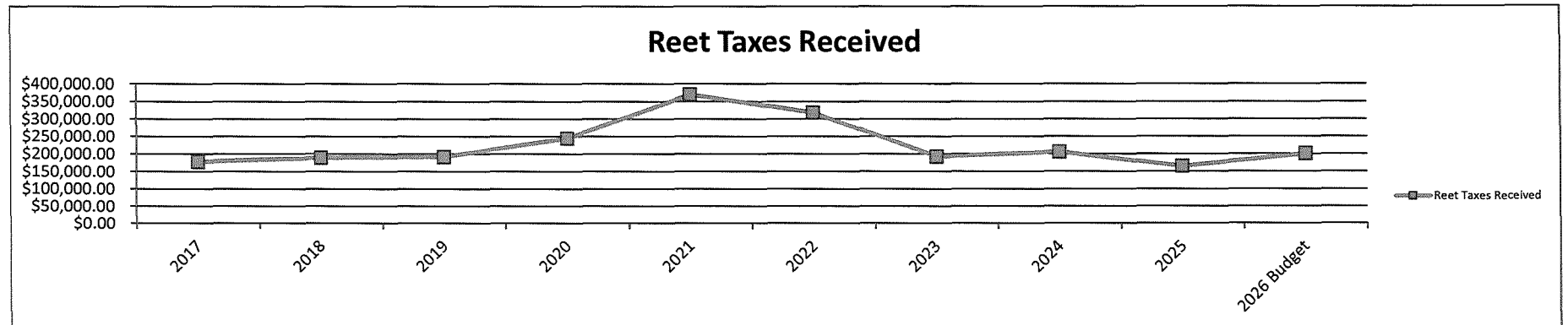
**CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
REAL ESTATE EXCISE TAX (REET) REVENUE SUMMARY**

	Actual 2017	Actual 2018	Actual 2019	Actual 2020	Actual 2021	Actual 2022	Actual 2023	Actual 2024	Actual 2025	BUDGET 2026 Budget
<i>REET Tax</i>	\$177,058.96	\$188,475.42	\$190,866.80	\$243,468.71	\$369,258.16	\$317,816.49	\$191,758.04	\$204,480.74	\$164,757.36	\$200,000.00
TOTAL	\$177,058.96	\$188,475.42	\$190,866.80	\$243,468.71	\$369,258.16	\$317,816.49	\$191,758.04	\$204,480.74	\$164,757.36	\$200,000.00
Yearly % Change	-0.57%	6.45%	1.27%	27.56%	51.67%	-13.93%	-39.66%	6.63%	-19.43%	21.39%
Dollar Change	(\$1,017.57)	\$11,416.46	\$2,391.38	\$52,601.91	\$125,789.45	(\$51,441.67)	(\$126,058.45)	\$12,722.70	(\$39,723.38)	\$35,242.64
Percent Change	-0.57%	6.06%	1.25%	21.61%	34.07%	-16.19%	-65.74%	6.22%	-24.11%	17.62%

NOTE:

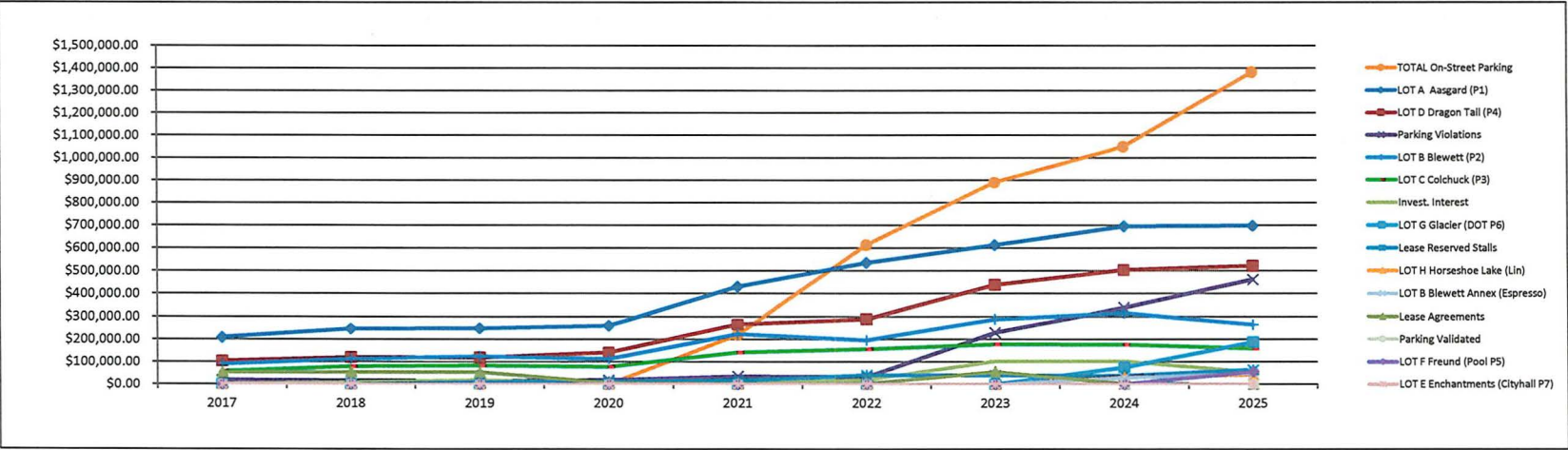
2026 - Received a one-time \$58.8M Living Trust Transfer resultin in \$298,028.51

Year to Date 2024	Year to Date 2025	Year to Date 2026
\$137,253.50	\$45,915.14	\$421,234.55
	(\$91,338.36)	\$375,319.41
	-66.55%	817.42%



CITY OF LEAVENWORTH
THROUGH JULY 31, 2026
PARKING REVENUE SUMMARY OF FEES

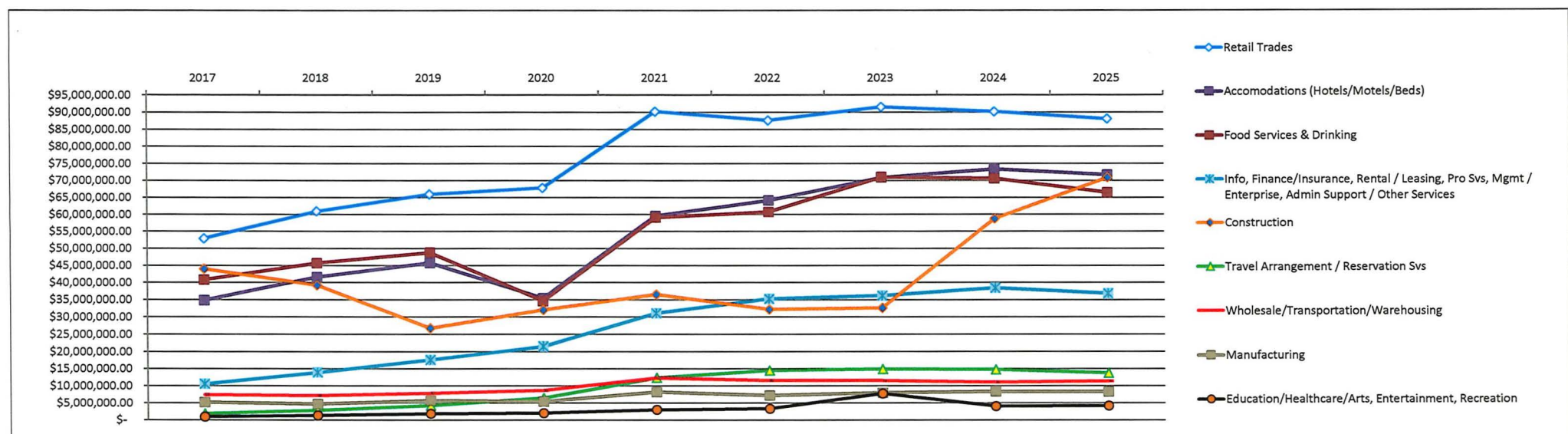
	Budget \$473,357.00 27.31% 2017	Budget \$561,189.00 18.56% 2018	Budget \$607,360.00 8.23% 2019	Budget \$568,290.00 -6.43% 2020	Budget \$1,282,000.00 125.59% 2021	Budget \$1,952,000.00 52.26% 2022	Budget \$2,065,500.00 5.81% 2023	Budget \$3,046,900.00 47.51% 2024	Budget \$3,433,000.00 12.67% 2025	Budget \$3,599,000.00 4.84% 2026 YTD	24 to Date	25 to Date
LOT A Aasgard (P1)	\$208,871.75	\$247,025.25	\$248,370.25	\$261,023.10	\$430,645.95	\$536,127.50	\$613,262.60	\$696,508.97	\$698,261.40	\$355,716.40	\$332,793.09	\$309,385.25
LOT B Blewett (P2)	\$90,086.57	\$113,601.89	\$125,176.25	\$112,917.47	\$223,160.00	\$195,177.78	\$289,341.56	\$315,514.42	\$264,984.58	\$110,925.55	\$126,412.80	\$87,025.80
LOT B Blewett Annex (Espresso)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$28,377.70	\$48,872.00	\$13,411.20	\$0.00	\$20,717.50
LOT C Colchuck (P3)	\$58,133.32	\$79,681.75	\$83,451.34	\$78,880.50	\$141,284.54	\$156,781.30	\$177,880.86	\$176,757.77	\$159,542.15	\$79,806.20	\$80,561.92	\$67,144.20
LOT D Dragon Tail (P4)	\$104,040.25	\$121,109.00	\$119,041.75	\$141,546.32	\$265,717.00	\$289,191.00	\$438,516.30	\$503,885.03	\$522,447.50	\$248,234.47	\$235,089.65	\$202,435.60
LOT E Enchantments (Cityhall P7)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LOT F Freund (Pool P5)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$56,831.38	\$60,267.39	\$0.00	\$0.00
LOT G Glacier (DOT P6)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$76,199.08	\$187,026.74	\$66,086.35	\$0.00	\$77,052.31
LOT H Horseshoe Lake (Lin)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$32,166.55	\$41,774.20	\$11,034.90	\$0.00	\$18,566.70
On Street Parking	\$0.00	\$0.00	\$0.00	\$12.50	\$220,192.35	\$614,110.00	\$889,549.79	\$1,049,276.02	\$1,382,835.28	\$722,974.63	\$433,236.60	\$936,719.68
Parking Validated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Lease Agreements	\$53,899.28	\$54,253.76	\$53,544.80	\$4,962.72	\$3,544.80	\$3,190.32	\$56,026.16	\$1,417.92	\$0.00	\$0.00	\$3,045.92	\$0.00
Lease Reserved Stalls	\$0.00	\$0.00	\$10,040.00	\$11,790.00	\$15,705.60	\$41,113.19	\$40,534.04	\$37,960.48	\$64,728.08	\$14,033.00	\$17,539.50	\$52,437.46
Parking Violations	\$18,558.35	\$16,990.65	\$14,737.42	\$18,135.46	\$35,787.33	\$32,512.06	\$229,292.00	\$338,978.22	\$462,104.63	\$187,535.91	\$210,939.27	\$231,051.22
Invest. Interest	\$3,847.89	\$9,132.37	\$19,293.34	\$5,438.83	\$1,001.40	\$19,920.02	\$101,864.70	\$102,161.55	\$53,436.32	\$101,850.61	\$79,610.28	\$25,833.19
GRAND TOTAL	\$537,437.41	\$641,794.67	\$673,655.15	\$634,706.90	\$1,337,038.97	\$1,888,123.17	\$2,836,268.01	\$3,359,203.71	\$3,942,844.26	\$1,971,876.61	\$1,519,229.03	\$2,028,368.91
Yearly % Change	13.42%	19.42%	4.96%	-5.78%	110.65%	41.22%	50.22%	18.44%	17.37%	% Inc from 2026:	29.79%	-2.79%



Notes: Lower Lot P2 started Jan 2012 with honor system and began metered parking on June 23, 2017; the Upper Lot P1 started honor system in Sept 2012 with metered parking beginning on September 20, 2013; Festhalle Lot P3 started honor system in November 2012 and began metered parking on June 23, 2017; P4 Lot (adjacent to City Hall) came online with metered parking on June 14, 2013. The City started selling lease reserved stalls within lots 2, 4 and added 3 stalls in the City Hall lot as a pilot program in 2019 and expanded to a set program between 2020 and 2021 (these are not tracked by lot on this spreadsheet). City Hall reserved parking was eliminated in 2024 and moved to the Pool Lot. Coronavirus breakout in USA started in mid-March 2020 with a rebound occurring in August 2020; governor ended restrictions on June 30, 2021. Parking increased dramatically due to closure of downtown parking. On-Street Downtown Parking went fully live in October 2021. Due to COVID-19 Governor closure requirements lease partner revenues of \$50K from Projekt Bayern did not occur in 2020; the City did not receive the lease payment in 2021 and the City officially cancelled the lease agreement in 2021 for the 2022 calendar year; settlement payment of the 2021 year was received in 2023. In April 2022 the City hired the first Parking Program Manager and in November 2022 a full-time parking enforcement officer was added as well as the monthly parking violation billing was outsourced from the Finance Dept. In February 2024 a second enforcement officer was hired and in 2025 2 more positions for enforcement were hired for a total of 5 parking employees - this helped reduce outsourcing to Pacific Security. The Blewett Annex and Horseshoe Lake (special agreement to manage Tom Lin's lot) lots came online in September 2024 and Glacier came online in November 2024.

Annual Average Debt Service Payment for Parking is \$185,262 with the final 20-year payment ending on 12/1/2033; began on 12/1/2013 for the Aasgard, Blewett, and Blewett Annex lots.

	NAICS	2017	2018	2019	2020	2021	2022	2023	2024	2025
Retail Trades	44-45	\$ 52,875,239.00	\$ 60,896,505.00	\$ 65,888,652.00	\$ 67,840,000.00	\$ 90,182,897.00	\$ 87,607,411.00	\$ 91,541,363.00	\$ 90,205,181.00	\$ 88,095,458.00
Food Services & Drinking	722	\$ 40,795,553.00	\$ 45,682,402.00	\$ 48,798,881.00	\$ 34,610,287.00	\$ 59,056,897.00	\$ 60,707,191.00	\$ 71,001,451.00	\$ 70,639,713.00	\$ 66,472,299.00
Accommodations (Hotels/Motels/Beds)	721	\$ 34,817,138.00	\$ 41,599,334.00	\$ 45,774,515.00	\$ 35,397,699.00	\$ 59,565,906.00	\$ 64,126,795.00	\$ 70,842,729.00	\$ 73,325,320.00	\$ 71,693,657.00
Construction	23	\$ 43,959,236.00	\$ 39,166,805.00	\$ 26,767,960.00	\$ 32,046,592.00	\$ 36,496,489.00	\$ 32,152,281.00	\$ 32,611,198.00	\$ 58,693,746.00	\$ 70,863,453.00
Info, Finance/Insurance, Rental / Leasing, Pro Svs, Mgmt / Enterprise, Admin Support / Other Services	51-56, 81, 92	\$ 10,553,102.00	\$ 13,863,589.00	\$ 17,599,253.00	\$ 21,519,604.00	\$ 31,124,680.00	\$ 35,243,565.00	\$ 36,187,954.00	\$ 38,418,798.00	\$ 36,847,231.00
Wholesale/Transportation/Warehousing	42, 48-49	\$ 7,391,707.00	\$ 7,101,319.00	\$ 7,786,391.00	\$ 8,685,440.00	\$ 12,214,580.00	\$ 11,544,137.00	\$ 11,520,050.00	\$ 11,032,004.00	\$ 11,372,380.00
Manufacturing	31-33	\$ 5,212,487.00	\$ 4,710,272.00	\$ 5,751,352.00	\$ 5,434,141.00	\$ 8,217,409.00	\$ 7,185,251.00	\$ 8,046,291.00	\$ 8,364,540.00	\$ 8,307,807.00
Education/Healthcare/Arts, Entertainment, Recreation	61-62, 71	\$ 973,673.00	\$ 1,386,047.00	\$ 1,860,815.00	\$ 2,042,444.00	\$ 3,007,428.00	\$ 3,364,412.00	\$ 7,814,428.00	\$ 4,076,844.00	\$ 4,198,915.00
Travel Arrangement / Reservation Svs	5615	\$ 1,867,152.00	\$ 2,787,311.00	\$ 4,216,138.00	\$ 6,487,953.00	\$ 12,324,336.00	\$ 14,470,618.00	\$ 14,897,672.00	\$ 14,707,993.00	\$ 13,717,073.00
Total Industry Sales (less 5615)		\$ 196,578,135.00	\$ 214,406,273.00	\$ 220,227,819.00	\$ 207,576,207.00	\$ 299,866,286.00	\$ 301,931,043.00	\$ 329,565,464.00	\$ 354,756,146.00	\$ 357,851,200.00
Leavenworth's Portion of Retail/Use Taxes \$0.86 / \$10.00		\$ 1,634,276	\$ 1,859,244	\$ 1,857,581	\$ 1,787,836	\$ 2,508,553	\$ 2,615,733	\$ 2,759,846	\$ 2,988,849	\$ 3,144,748
(\$0.84 2015-2018)(\$0.85 2019-2023)(\$0.86 2024-Current)										
Total Sales of Leavenworth Businesses		\$ 194,556,689	\$ 221,338,565	\$ 218,538,936	\$ 210,333,688	\$ 295,123,828	\$ 307,733,332	\$ 324,687,735	\$ 347,540,629	\$ 365,668,340
Difference Leavenworth Sales vs Industry Total Sales		-1%	3%	-1%	1%	-2%	2%	-2%	-2%	2%



* Red Text - Added missing industries starting in 2019.

Noteworthy Commerical Construction - City Generates roughly 0.85% or .0085 for every million in sales; prior to 2017 boom the prior years average was \$100-\$115K; average from 2017 to 2024 is near \$300K per year.

2016-2018 - Posthotel, Bavarian Lodge, Best Western / School District ~ \$846,000 in city revenue

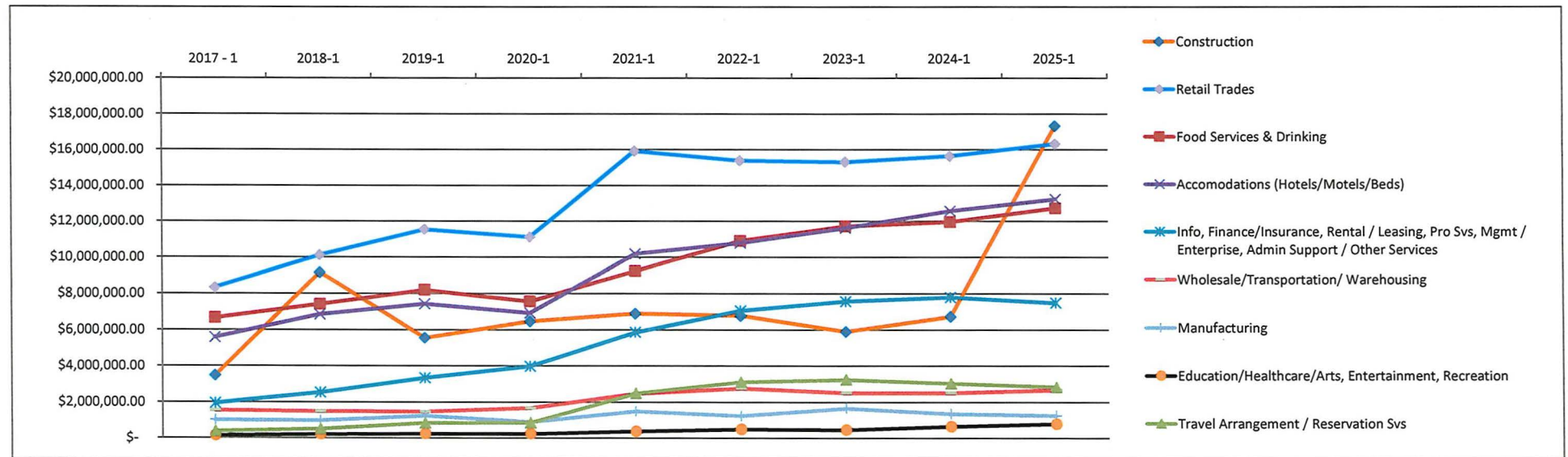
2019 - School District / Hampton Inn ~ \$228,000 in city revenue

2020 - Leavenworth Haus Apts ~ \$186,000 thru 3rd Quarter; COVID-19 Affected end of 1st and 2nd Quarter heavily, rebounds in 4th Quarter made up losses in retail sectors with exception to Food Services & Accommodations

2021 - 2023 Rebounded and held modest growth from prior for most sectors

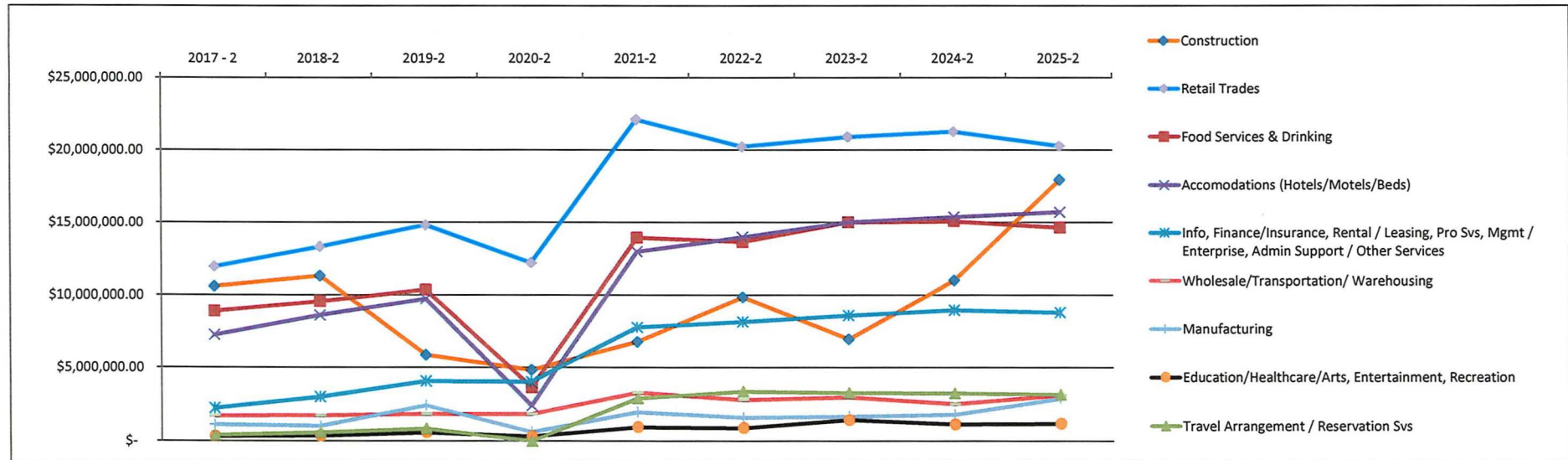
2024 - Most sectors remained flat with some slight increases in accommodations & business type retail while the main retail trades experienced a decrease; overall growth occurred due to strong construction that included Leavenworth Meadows Housing

	NAICS	2017 - 1	2018-1	2019-1	2020-1	2021-1	2022-1	2023-1	2024-1	2025-1
Construction	23	\$ 3,462,587.00	\$ 9,152,384.00	\$ 5,541,120.00	\$ 6,449,806.00	\$ 6,892,357.00	\$ 6,766,648.00	\$ 5,899,554.00	\$ 6,721,593.00	\$ 17,324,985.00
Retail Trades	44-45	\$ 8,315,860.00	\$ 10,113,231.00	\$ 11,534,397.00	\$ 11,108,909.00	\$ 15,916,312.00	\$ 15,384,695.00	\$ 15,307,069.00	\$ 15,639,735.00	\$ 16,313,637.00
Food Services & Drinking	722	\$ 6,649,504.00	\$ 7,405,837.00	\$ 8,180,806.00	\$ 7,556,305.00	\$ 9,233,945.00	\$ 10,893,046.00	\$ 11,713,391.00	\$ 11,958,742.00	\$ 12,734,413.00
Accomodations (Hotels/Motels/Beds)	721	\$ 5,581,436.00	\$ 6,843,872.00	\$ 7,414,903.00	\$ 6,914,433.00	\$ 10,187,703.00	\$ 10,783,345.00	\$ 11,615,807.00	\$ 12,577,308.00	\$ 13,238,507.00
Info, Finance/Insurance, Rental / Leasing, Pro Svs, Mgmt / Enterprise, Admin Support / Other Services	51-56, 81, 92	\$ 1,935,024.00	\$ 2,522,259.00	\$ 3,324,559.00	\$ 3,970,885.00	\$ 5,859,733.00	\$ 7,047,698.00	\$ 7,562,333.00	\$ 7,784,263.00	\$ 7,483,897.00
Wholesale/Transportation/ Warehousing	42, 48-49	\$ 1,547,904.00	\$ 1,491,748.00	\$ 1,465,194.00	\$ 1,664,513.00	\$ 2,461,311.00	\$ 2,750,622.00	\$ 2,509,422.00	\$ 2,503,050.00	\$ 2,654,988.00
Manufacturing	31-33	\$ 1,010,338.00	\$ 982,482.00	\$ 1,243,300.00	\$ 898,625.00	\$ 1,494,746.00	\$ 1,242,789.00	\$ 1,661,564.00	\$ 1,354,261.00	\$ 1,254,661.00
Education/Healthcare/Arts, Entertainment, Recreation	61-62, 71	\$ 149,611.00	\$ 216,961.00	\$ 244,541.00	\$ 241,861.00	\$ 383,685.00	\$ 493,381.00	\$ 457,452.00	\$ 650,206.00	\$ 797,941.00
Travel Arrangement / Reservation Svs	5615	\$ 380,178.00	\$ 509,144.00	\$ 830,725.00	\$ 858,374.00	\$ 2,475,673.00	\$ 3,096,302.00	\$ 3,236,725.00	\$ 3,027,977.00	\$ 2,821,889.00
Total of All (Less 5615)		\$ 28,652,264.00	\$ 38,728,774.00	\$ 38,948,820.00	\$ 38,805,337.00	\$ 52,429,792.00	\$ 55,362,224.00	\$ 56,726,592.00	\$ 59,189,158.00	\$ 71,803,029.00



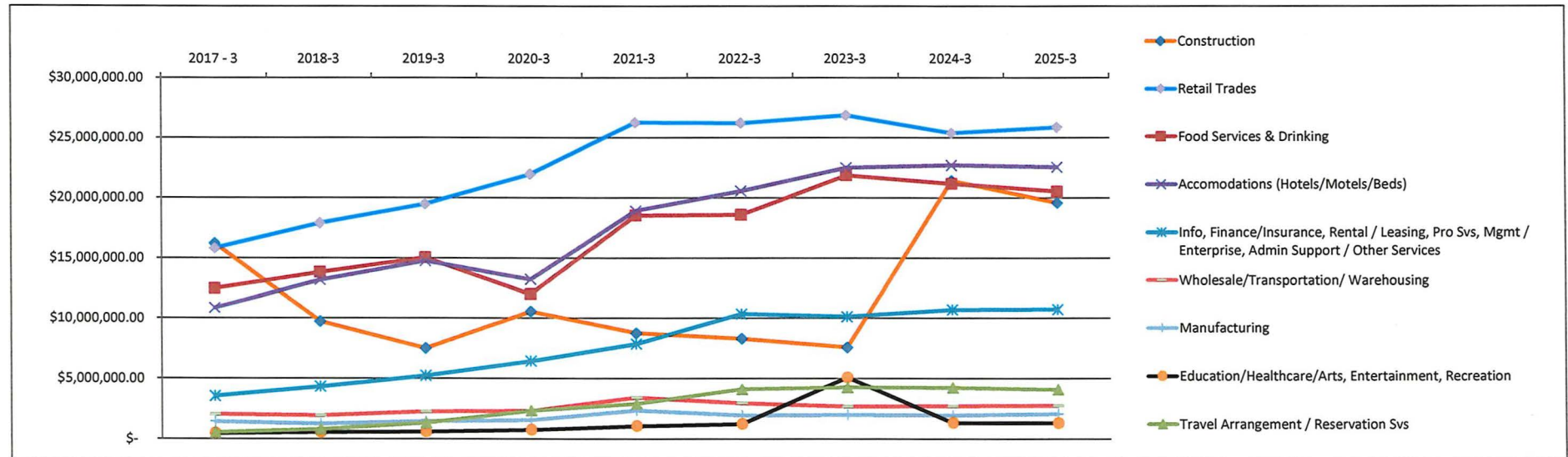
* Red Text - Added missing industries starting in 2019.

	NAICS	2017 - 2	2018-2	2019-2	2020-2	2021-2	2022-2	2023-2	2024-2	2025-2
Construction	23	\$ 10,567,895.00	\$ 11,304,685.00	\$ 5,850,319.00	\$ 4,827,866.00	\$ 6,772,193.00	\$ 9,843,488.00	\$ 6,948,567.00	\$ 11,002,774.00	\$ 17,955,786.00
Retail Trades	44-45	\$ 11,945,640.00	\$ 13,308,114.00	\$ 14,816,382.00	\$ 12,219,034.00	\$ 22,087,405.00	\$ 20,224,141.00	\$ 20,891,667.00	\$ 21,250,762.00	\$ 20,270,399.00
Food Services & Drinking	722	\$ 8,877,218.00	\$ 9,543,951.00	\$ 10,351,536.00	\$ 3,636,462.00	\$ 13,930,744.00	\$ 13,652,972.00	\$ 15,013,147.00	\$ 15,066,782.00	\$ 14,640,059.00
Accomodations (Hotels/Motels/Beds)	721	\$ 7,239,532.00	\$ 8,599,569.00	\$ 9,728,438.00	\$ 2,398,603.00	\$ 12,983,687.00	\$ 13,966,775.00	\$ 15,009,169.00	\$ 15,378,342.00	\$ 15,718,374.00
Info, Finance/Insurance, Rental / Leasing, Pro Svs, Mgmt / Enterprise, Admin Support / Other Services	51-56, 81, 92	\$ 2,248,518.00	\$ 2,996,561.00	\$ 4,073,108.00	\$ 4,029,263.00	\$ 7,769,748.00	\$ 8,155,789.00	\$ 8,585,748.00	\$ 8,958,607.00	\$ 8,791,483.00
Wholesale/Transportation/ Warehousing	42, 48-49	\$ 1,711,149.00	\$ 1,723,204.00	\$ 1,831,417.00	\$ 1,837,254.00	\$ 3,295,913.00	\$ 2,795,848.00	\$ 2,983,962.00	\$ 2,510,978.00	\$ 3,105,251.00
Manufacturing	31-33	\$ 1,111,251.00	\$ 1,018,411.00	\$ 2,411,857.00	\$ 616,193.00	\$ 1,965,502.00	\$ 1,600,962.00	\$ 1,680,233.00	\$ 1,794,991.00	\$ 2,893,480.00
Education/Healthcare/Arts, Entertainment, Recreation	61-62, 71	\$ 334,058.00	\$ 370,260.00	\$ 584,560.00	\$ 329,590.00	\$ 950,675.00	\$ 894,081.00	\$ 1,441,539.00	\$ 1,146,650.00	\$ 1,188,342.00
Travel Arrangement / Reservation Svs	5615	\$ 386,771.00	\$ 581,495.00	\$ 837,119.00	\$ -	\$ 2,896,204.00	\$ 3,362,754.00	\$ 3,285,876.00	\$ 3,260,388.00	\$ 3,172,630.00
Total of All (Less 5615)		\$ 44,035,261.00	\$ 48,864,755.00	\$ 49,647,617.00	\$ 29,894,265.00	\$ 69,755,867.00	\$ 71,134,056.00	\$ 72,554,032.00	\$ 77,109,886.00	\$ 84,563,174.00



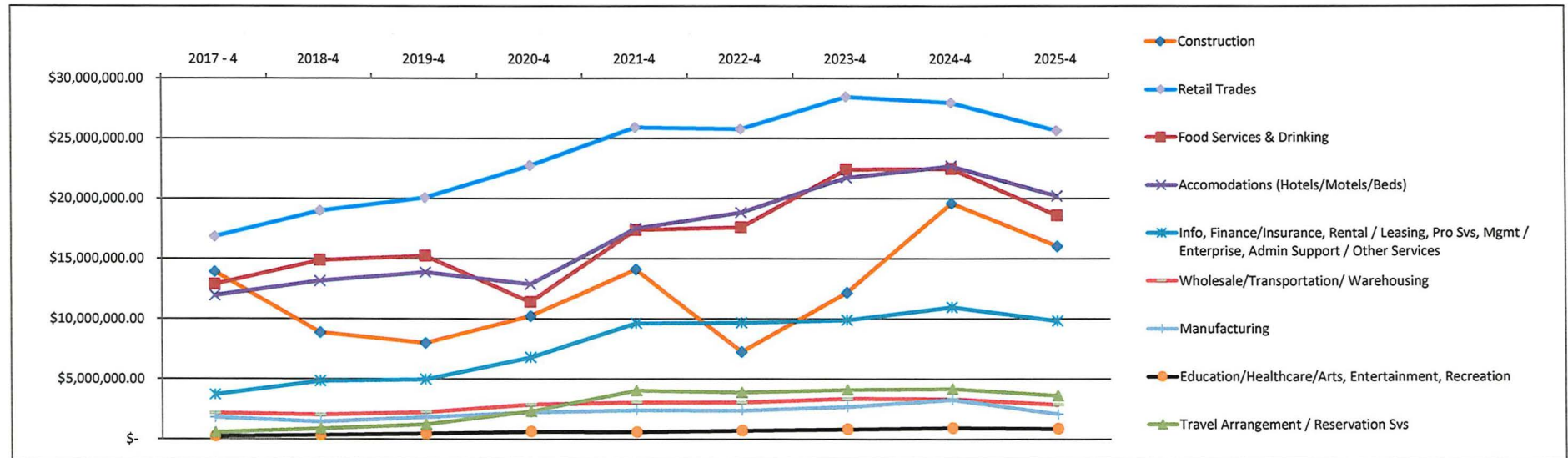
* Red Text - Added missing industries starting in 2019.

	NAICS	2017 - 3	2018-3	2019-3	2020-3	2021-3	2022-3	2023-3	2024-3	2025-3
Construction	23	\$ 16,205,161.00	\$ 9,719,095.00	\$ 7,493,851.00	\$ 10,557,836.00	\$ 8,736,742.00	\$ 8,293,635.00	\$ 7,572,012.00	\$ 21,396,387.00	\$ 19,562,690.00
Retail Trades	44-45	\$ 15,807,765.00	\$ 17,892,181.00	\$ 19,479,730.00	\$ 21,948,160.00	\$ 26,264,644.00	\$ 26,235,015.00	\$ 26,885,127.00	\$ 25,372,719.00	\$ 25,870,089.00
Food Services & Drinking	722	\$ 12,458,326.00	\$ 13,833,971.00	\$ 15,048,248.00	\$ 12,007,313.00	\$ 18,520,247.00	\$ 18,575,448.00	\$ 21,858,740.00	\$ 21,154,023.00	\$ 20,513,229.00
Accomodations (Hotels/Motels/Beds)	721	\$ 10,845,583.00	\$ 13,173,835.00	\$ 14,768,913.00	\$ 13,222,857.00	\$ 18,902,261.00	\$ 20,542,531.00	\$ 22,488,547.00	\$ 22,687,189.00	\$ 22,536,744.00
Info, Finance/Insurance, Rental / Leasing, Pro Svs, Mgmt / Enterprise, Admin Support / Other Services	51-56, 81, 92	\$ 3,541,133.00	\$ 4,317,785.00	\$ 5,234,030.00	\$ 6,436,662.00	\$ 7,854,621.00	\$ 10,353,567.00	\$ 10,141,982.00	\$ 10,702,051.00	\$ 10,735,098.00
Wholesale/Transportation/ Warehousing	42, 48-49	\$ 2,028,900.00	\$ 1,925,355.00	\$ 2,267,724.00	\$ 2,308,676.00	\$ 3,414,652.00	\$ 2,964,871.00	\$ 2,679,791.00	\$ 2,701,144.00	\$ 2,747,984.00
Manufacturing	31-33	\$ 1,431,003.00	\$ 1,255,329.00	\$ 1,478,047.00	\$ 1,560,282.00	\$ 2,354,140.00	\$ 1,966,454.00	\$ 2,008,705.00	\$ 1,951,586.00	\$ 2,073,466.00
Education/Healthcare/Arts, Entertainment, Recreation	61-62, 71	\$ 473,815.00	\$ 554,947.00	\$ 601,630.00	\$ 761,459.00	\$ 1,076,950.00	\$ 1,257,117.00	\$ 5,089,986.00	\$ 1,348,672.00	\$ 1,331,608.00
Travel Arrangement / Reservation Svs	5615	\$ 542,837.00	\$ 811,982.00	\$ 1,323,798.00	\$ 2,339,869.00	\$ 2,904,040.00	\$ 4,122,082.00	\$ 4,271,530.00	\$ 4,242,059.00	\$ 4,090,029.00
Total of All (Less 5615)		\$ 62,791,686.00	\$ 62,672,498.00	\$ 66,372,173.00	\$ 68,803,245.00	\$ 87,124,257.00	\$ 90,188,638.00	\$ 98,724,890.00	\$ 107,313,771.00	\$ 105,370,908.00



* Red Text - Added missing industries starting in 2019.

	NAICS	2017 - 4	2018-4	2019-4	2020-4	2021-4	2022-4	2023-4	2024-4	2025-4
Construction	23	\$ 13,905,671.00	\$ 8,859,792.00	\$ 7,980,967.00	\$ 10,219,271.00	\$ 14,095,197.00	\$ 7,248,510.00	\$ 12,191,065.00	\$ 19,572,992.00	\$ 16,019,992.00
Retail Trades	44-45	\$ 16,826,148.00	\$ 18,970,436.00	\$ 20,076,618.00	\$ 22,728,159.00	\$ 25,914,536.00	\$ 25,763,560.00	\$ 28,457,500.00	\$ 27,941,965.00	\$ 25,641,333.00
Food Services & Drinking	722	\$ 12,861,231.00	\$ 14,872,616.00	\$ 15,218,291.00	\$ 11,410,207.00	\$ 17,371,961.00	\$ 17,585,725.00	\$ 22,416,173.00	\$ 22,460,166.00	\$ 18,584,598.00
Accommodations (Hotels/Motels/Beds)	721	\$ 11,954,266.00	\$ 13,142,117.00	\$ 13,862,261.00	\$ 12,861,806.00	\$ 17,492,255.00	\$ 18,834,144.00	\$ 21,729,206.00	\$ 22,682,481.00	\$ 20,200,032.00
Info, Finance/Insurance, Rental / Leasing, Pro Svs, Mgmt / Enterprise, Admin Support / Other Services	51-56, 81, 92	\$ 3,702,812.00	\$ 4,850,278.00	\$ 4,971,670.00	\$ 6,784,292.00	\$ 9,640,578.00	\$ 9,686,511.00	\$ 9,897,891.00	\$ 10,973,877.00	\$ 9,836,753.00
Wholesale/Transportation/ Warehousing	42, 48-49	\$ 2,157,835.00	\$ 2,025,095.00	\$ 2,229,971.00	\$ 2,856,124.00	\$ 3,042,704.00	\$ 3,032,796.00	\$ 3,346,875.00	\$ 3,316,832.00	\$ 2,864,157.00
Manufacturing	31-33	\$ 1,797,788.00	\$ 1,456,083.00	\$ 1,811,047.00	\$ 2,239,359.00	\$ 2,403,021.00	\$ 2,375,046.00	\$ 2,695,789.00	\$ 3,263,702.00	\$ 2,086,200.00
Education/Healthcare/Arts, Entertainment, Recreation	61-62, 71	\$ 252,717.00	\$ 350,102.00	\$ 465,796.00	\$ 630,329.00	\$ 596,118.00	\$ 719,833.00	\$ 825,451.00	\$ 931,316.00	\$ 881,024.00
Travel Arrangement / Reservation Svs	5615	\$ 557,366.00	\$ 884,690.00	\$ 1,224,496.00	\$ 2,301,880.00	\$ 4,048,419.00	\$ 3,889,480.00	\$ 4,103,541.00	\$ 4,177,569.00	\$ 3,632,525.00
Total of All (Less 5615)		\$ 63,458,468.00	\$ 64,526,519.00	\$ 66,616,621.00	\$ 69,729,547.00	\$ 90,556,370.00	\$ 85,246,125.00	\$ 101,559,950.00	\$ 111,143,331.00	\$ 96,114,089.00



* Red Text - Added missing industries starting in 2019.



City of Leavenworth

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July 2026 Public Works Department Report

Date: August 7, 2026

To: City Council and Mayor Florea

From: Andi Zontek-Backstrum, Public Works Director

This Public Works Department report summarizes activities for the month of July 2026.

Public Works Administration

- Completed multiple grant reimbursements and quarterly/progress reports, including SS4A, Public Works Campus, General Sewer Plan, and Ski Hill projects.
- Advanced procurement activities for the mechanic's truck, GPR unit, cemetery software, street signs, and safety equipment.
- Continued implementation of cemetery software and digitization of historical records.
- Updated safety programs, employee training, and hearing conservation efforts.
- Coordinated contracts, purchasing, and Public Works budget development.

Engineering Division

- Continued construction management of the Water Main Connections Project, completing work on Cedar and Poplar Streets and advancing Stafford Street.
- Prepared multiple TIB grant applications for transportation and safety improvements.
- Advanced design of the MEND Alley project and asphalt/concrete patching project.
- Coordinated Front Street tree removal and Commercial Street slope stabilization efforts.
- Continued planning for wastewater trunkline repairs and pedestrian plaza improvements.

Facilities Division

- Completed repairs at Festhalle, including plumbing, HVAC, lighting, and elevator improvements.
- Replaced decking on the Train Station ramp and continued City Hall garbage enclosure construction.

- Removed electrical infrastructure for Front Street tree removal.
- Completed electrical, plumbing, and restroom maintenance at multiple City facilities.

Parks Division

- Completed Festhalle landscaping, irrigation improvements, and seasonal park maintenance.
- John Schons, Parks Supervisor, passed the Certified Playground Safety Inspector (CPSI) certification test.
- Installed pool vending machine paving area.
- Continued irrigation repairs, restroom maintenance, and trail improvements.
- Implemented additional garbage management at the East Leavenworth boat launch to reduce wildlife conflicts.

Utilities Division

- Supported the Water Main Connections Project with materials and field coordination.
- Advanced stop sign installation and alley maintenance projects.
- Received the new roller and returned the garbage truck to service.
- Continued shop, PUD property, and equipment yard cleanup.
- Coordinated equipment procurement for the new mechanic's truck.

Wastewater Division

- Repaired and rebuilt both UV disinfection units following equipment failures.
- Advanced the Fats, Oils, and Grease (FOG) program and laboratory staff training.
- Completed laboratory audit follow-up documentation.
- Maintained plant operations during increased summer flows.
- Continued industrial pretreatment coordination and permit reviews for alcohol-producing facilities.

Water Division

- Operated the Water Treatment Plant continuously to meet peak summer demand, diverting less than 1.0% of Icicle Creek instream flows at all times.
- Completed water main connections and bacteriological testing for new infrastructure.
- Continued monthly sampling, regulatory reporting, and sanitary survey preparation.
- Advanced well transducer upgrades and orthophosphate pump repairs.
- Maintained average summer production of approximately 1.7–1.9 million gallons per day while maximizing treatment plant production.
- Continued support for capital projects and system improvements.



Planning Commission Meeting Minutes

Wednesday, July 1, 2026, at 7:00 PM

City Hall Council Chambers
700 Hwy 2, Leavenworth WA

Open of the Meeting: Commissioner Chair Alison Miller called the meeting to Order at 7:03 pm

Planning Commission Roll Call: *Alison Miller, James Whitesides, Elizabeth Sall, Simon Farivar, and Colin Forsyth attended in person. Drew Foulk and Amanda Taub attended online.*

City Staff: Maggie Boles, Community Development Director ; Celeste Barry, Senior Planner; Amy McCoy, Assistant Planner

Community Present (in person and online): none

Review and approval of Minutes: The minutes for June 2, 2026, were reviewed. Commissioner Forsyth motioned to approve the minutes, and Commissioner Sall seconded. Motion carried by all.

Comp Plan Update

Ms. Boles reviewed the 2026 Comprehensive Plan Update Draft Element and the timeline so the Commissioners stay on track.

Development Regulations Review & Discussion

Ms. Boles initiated the discussion regarding the B&B, Co-Living, parking code updates, and R-3 zoning.

1. Discussion ensued over how to calculate the 4% housing stock cap for B&Bs and proposed code language. Ms. Boles shared the 2026 Office of Financial Management (OFM) Population Estimates Report, noting that the data for one-unit housing units and mobile homes could be used as the base "residential housing stock" used in the calculation. This would provide a more accurate count over the "Assessor's Code 11" which was inconsistently applied to land with "single-family" homes. Using the data for 2026, this would include a housing count of 896, which would allow for up to 37 B&Bs until April 1, 2026 (when the next OFM annual report is released).
2. "Athletic Club" definition was discussed. Commissioner Sall identified the differences between Athletic Club and Health/Fitness Facility, according to the Institute of Transportation Engineers, *Parking Generation Manual*.
3. Discussed LMC 18.42.060, Design standards for affordable housing. Noncompliant code language was removed, and the draft co-living code (per RCW 36.70A.535) was reviewed.
4. Discussed updates to LMC Chapter 21.90 Common Definitions. Commissioner Farivar supported using RCW definitions where applicable.
5. Discussed R-3 zoning regulations. The Commission recommended no changes to setbacks or building height. Discussed a minimum lot width of 30 feet and an increased lot coverage.

Future Meeting: August 5, 2026

Adjournment: Chair Alison Miller adjourned the meeting at 8:56 pm.

Respectfully Submitted,

Amy McCoy
Assistant Planner



Design Review Board Meeting Minutes

Wednesday July 22, 2026, at 3:00 PM

Open of the Meeting: Chair Todd Smith called the meeting to order at 3:01 pm.

Design Review Board Roll Call: *Todd Smith (Chair), Kevin Rieke, Erika Szuster, Robin John, Oliver Brulotte(online), and Mary Kornienko Morse*

City Staff: Amy McCoy, Assistant Planner and Anne Worden, Permit Technician

Community Present: Alexandra Bohn (online), Rusty Gibbs

Amended Agenda: Chair Todd Smith motions to amend the agenda in the event the applicant for the Beargrass did not attend his scheduled consultation. Robin John seconded. Motion carried.

Review and approval of Minutes: Meeting minutes from June 14, 2026 were reviewed. Robin John motioned to approve the minutes; Kevin Rieke seconded. Motion carried.

Public Hearing on Architecture Permit DRB2026-020 – Repainting 283 and 285 US Hwy 2

Chair Todd Smith called the meeting to order and admitted the entire staff file into the record. Amy McCoy, Assistant Planner, provided a brief staff report on the project, noting its consistency with the applicable standards in LMC 14.08.

Alexandra Bohn (Applicant) provided a brief summary of the proposal and answered clarifying questions from the Board.

After discussion, Chair Todd Smith requested a motion. Chair Todd Smith motioned to approve the sign, as submitted, with the following conditions:

- The painting of trim, shutters, and belly band the darker shade of brown is approved.
- The Applicant shall contact the city for final inspection upon installation of the approved design.

The motion was seconded by Robin John. The motion was carried.

Public Hearing on Wall and Projecting Signage Permit DRB2026-015 – Evergreen Family Wines – 707 US Hwy 2

Chair Todd Smith called the meeting to order and admitted the entire staff file into the record. Amy McCoy, Assistant Planner, provided a brief staff report on the project, noting its consistency with the applicable standards in LMC 14.08. Ms. McCoy pointed out the inconsistency with LMC14.10.080, whereas only one projecting sign is permitted per business per building.

Rusty Gibbs (Applicant) provided a brief summary of the proposal and answered clarifying questions from the Board.

After discussion, Chair Todd Smith requested a motion. Erika Szuster motioned to approve the sign, as submitted, with the following conditions:

- Only one projecting sign located above the primary door is approved.
- A thinner line on the “wine stain” circle is suggested.
- The Applicant shall contact the city for final inspection upon installation of the approved design.

The motion was seconded by Robin John. The motion was carried.

Consultation: Beargrass – amendment to keep the non-permitted black painted stucco and no shielding on mechanical equipment.

The Board briefly discussed the consultation materials. Amy McCoy, Assistant Planner and Kevin Rieke relayed their individual conversations with the project's building owner. The Board confirmed for Staff that neither grey or black paint over stucco was approved after the Notice of Decision, stating approved white stucco, was issued to the applicant/building owner. The consultation was postponed to the next meeting.

Staff Updates: Staff provided renderings of the outdoor furniture for Stella's Boutique and Woody's Classic Man that were Administrative Approved.

Next meeting will be on August 12, 2026.

Adjournment: The meeting was adjourned by Chair Todd Smith at 3:51 pm.

Respectfully Submitted,



Amy McCoy
Assistant Planner

Housing Advisory Committee

Meeting Minutes
July 23, 2026

Open Meeting at 3:05 PM

1. Roll Call:

Committee Members Present: Caroline Moser, Ted Jenneskens, Kurt Peterson, BeeJay Robinson, Skyler Cuthill, Councilmember Zeke Reister and Councilmember Mike Bedard.

Committee Members Absent: Jane Dingman and Justin Horvath.

Staff: Mayor Carl Florea, Maggie Boles and Andrea Fischer.

2. Review and Approve June 2026 Minutes

The June 2026 Minutes were reviewed and approved.

3. Re-Cap of the June 23, 2026 Study Session Presentation

Members who attended the June 23rd Study Session reported that the presentation was well received by the Council, with significant positive feedback and encouragement. It was noted that Justin Horvath, Kaylin Bettinger and Matt Melton presented as a strong team. Community Development Director Maggie Boles announced that groundbreaking had occurred that day, with foundations inspected, and that construction could proceed ahead of final plat completion under cottage housing provisions.

The Committee discussed the value of issuing a press release and agreed that a presence at the August 20th community block party would be an effective opportunity to share the project's story with the public. Director Boles confirmed she had reserved table space and offered to prepare poster boards and a project-specific landing page on the City website with a QR code linking to project plans and records.

4. Setting Committee Priorities and Goals

The Committee engaged in an extended discussion and established the following priorities and goals for the coming year:

- **Explore Housing Above the Parking Garage**

Councilmember Reister and Mayor Florea provided context on a study session presentation in which a for-profit affordable housing developer proposed constructing workforce and low-income housing above the City's planned parking garage. The Committee expressed broad enthusiasm for this concept as a public-private partnership model. It was noted that the City's

parking revenue bonds could support approximately \$25 million of an estimated \$40–50 million project, necessitating a private or nonprofit development partner to close the gap. Two additional development organizations were identified as potential partners familiar with federal and state funding mechanisms. The Committee agreed to invite Inland Construction to present at a future meeting, targeting September.

- **Permanently Affordable Housing Only**

The Committee agreed that any project supported by the City must result in permanently affordable housing. Models involving time-limited tax credits that revert to market rate were explicitly rejected as unsustainable and contrary to the Committee's goals.

- **Bring in Subject Matter Experts**

The Committee identified the ongoing need to engage outside organizations and developers who are knowledgeable about available funding programs, including the state's CHIP (Connecting Housing and Infrastructure Program) funding. Director Boles noted that a CHIP application targeting 2027 funding would need to be submitted in the fall of 2026 and that a housing-above-the-garage project could be a strong candidate, particularly given the significant infrastructure improvements that would be required downtown.

- **Property Review**

The Committee agreed to compile and evaluate all City-owned properties as well as vacant or underutilized parcels within City limits, with consideration of zoning, infrastructure availability, and potential for land swaps with private landowners. Director Boles offered to pull existing GIS mapping and assessor data to provide a starting point.

- **Compile and Triangulate Existing Studies**

The Committee noted that significant housing and workforce data already exists across multiple organizations, including the City, MEND, Our Valley Our Future, and the Chamber of Commerce. Rather than simply compiling these studies, the committee agreed the goal should be to triangulate findings across sources to find actionable insights. A partnership with the University of Washington's Housing Teacher Center was also raised as an opportunity to conduct further research specific to Leavenworth's workforce and resident population.

- **Review Innovative and Prefabricated Construction Methods**

The committee expressed interest in inviting modular and prefabricated housing manufacturers to present, recognizing this construction approach is the most cost-effective way to get affordable/workforce housing in the City. Director Boles noted the City of Chelan is currently working with a prefab manufacturer on a low-income project and offered to share that information.

5. Community Development Update

Director Boles provided a brief overview of a memo she had prepared outlining the Community Development Department's key planning priorities for the year. Notable items included the ongoing drafting of development regulations, which must be completed by the end of September in advance of a planned November public hearing. The Committee was informed that the R-3 zoning code update, long on the planning docket, is expected to come forward to the Council this year and may generate community discussion. The co-living code, now mandated by the state, has been drafted and is limited to multifamily zones over a specified square footage threshold. It was noted she would continue to brief the committee on code developments so members could serve as informed community resources, particularly as items receive public attention.

6. Upcoming Meeting Topics

The Committee discussed scheduling a joint meeting with the Planning Commission, with Director Boles suggesting that October or later in the fall would be more realistic given the Planning Commission's accelerated development regulation timeline. She offered to check Planning Commission member availability for the August 27th Housing Advisory Committee meeting as an alternative.

Regarding the water tower property as a potential land swap opportunity, the Committee agreed this topic is captured within the broader property review priority and will be addressed through that process. Councilmember Bedard raised the importance of coordinating with the Parking Committee before advancing housing concepts for the parking garage site, so that both groups are aligned. The committee agreed that hearing from Glenn Peterson and Jennifer Lambert first would be a productive sequencing step before speaking with the Parking Advisory Committee directly.

Action items from the meeting were summarized as follows:

- Councilmember Bedard to reach out to Inland Construction regarding a September presentation
- Staff will contact Glenn Peterson and Jennifer Lambert to present at the August meeting.
- Director Boles to distribute the GIS mapping and parcel data
- A block party sign-up to be circulated via email by staff.

7. Adjourn

The meeting adjourned at 4:17 PM