



BOARD MEETING AGENDA

Tuesday, July 17, 2018

5:30 – 7:30 p.m.

Legacy House

803 S Lane St

Seattle, WA 98104

5:30	Action	1. Call to Order – Jared Jonson
5:35	Action/ Approval (10 min.)	2. Consent Agenda <ul style="list-style-type: none"> • Approve May and June 2018 Meeting Minutes • Accept May and June 2018 Expenditure Report • Accept July Concurrence Request • Accept July Staff Reports
5:45	Discussion (15 min)	3. Briefing – Vern Wood and Wayne Lau <ul style="list-style-type: none"> • Resolution – Incentive Pay
6:00	Presentation/ Discussion (45 min)	4. Presentation – Vibrant Cities' Jasmine Project
6:45	Discussion (15 min)	5. Staff Briefing – Mike Omura & Vern Wood <ul style="list-style-type: none"> • North Lot • SHA Records Site • Senior Services Update
7:00	Discussion (30 min)	6. Board Business <ul style="list-style-type: none"> • Fundraising – Jen Reyes <ul style="list-style-type: none"> • Fundraiser Raise the Paddle, Auction discussion • Other business
7:30	Adjourn	7. Adjourn – Jared Jonson

Upcoming Meetings and Events:

July 19 – Hing Hay Coworks Arts & Crafts Fair, from 5-9pm

August 1 - Exec Committee, Maiko lead

August 10 – IDEA Space 10th Year Party, Jamie lead

August 17 - Finance Committee, Vern lead

August 20 - Board Meeting

October 19th – 2018 SCIDpda Fall Fundraiser, Joseph lead

****Executive sessions may be held:**

- ☐ to consider site selection or real estate acquisition by lease or purchase when public knowledge regarding such consideration would cause a likelihood of increased price;
- ☐ to consider the minimum price at which real estate will be offered for sale or lease public knowledge regarding such consideration would cause a likelihood of decreased price;
- ☐ to review negotiations on the performance of publicly bid contracts when public knowledge regarding such consideration would cause a likelihood of increased price;
- ☐ to receive and evaluate complaints/charges brought against a public officer or employee;
- ☐ to evaluate the qualifications of an applicant for public employment or to review the performance of a public employee;
- ☐ to discuss with legal counsel representing the agency matters relating to agency enforcement actions, or to discuss with legal counsel representing the agency litigation or potential litigation to which the agency is likely to become a party.

The mission of the Seattle Chinatown International District Preservation and Development Authority (SCIDpda) is to preserve, promote, and develop the Seattle Chinatown International District as a vibrant community and unique ethnic neighborhood.

Resolution 18-07-17-01

RESOLUTION OF SEATTLE CHINATOWN INTERNATIONAL DISTRICT PRESERVATION AND DEVELOPMENT AUTHORITY

We, the Board of the Seattle Chinatown International District Preservation and Development Authority, via consent agenda:

- Approve May and June 2018 Meeting Minutes
- Accept May and June 2018 Expenditure Report
- Accept July Concurrence Request
- Accept July Staff Reports

Board President

Date

Board Secretary

Date

SCIDpda Board Meeting Minutes

May 15, 2018
803 S Lane St
Seattle, WA 98104

Board Present: Jared Jonson, Casey Huang, Phillip Sit, Mindy Au, Miye Moriguchi, Nelson Yong, Kevin Huynh (phone), Scott Yasui, Jerilyn Young, Michael Itti

Staff Present: Maiko Winkler-Chin, Vern Wood, Mike Omura, Jamie Lee, Joseph Guanlao, Rachtha Danh, Janet Smith, Julie Neilson

Guests: Meghan Shepard, Paul Roybal, Gary Johnson

1. Call to Order

The meeting was called to order by Jared Jonson, Board Chair, at 5:40 p.m.

Board Action and Approval

2. Consent Agenda

Resolution 18-05-15_01: We, the Board of the Seattle Chinatown International District Preservation and Development Authority, via consent agenda:

- Approve April 2018 Meeting Minutes
- Accept April 2018 Expenditure Report
- Accept May Concurrence Request
- Accept May Staff Reports

Moved: Wayne Lau

Seconded: Mindy Au

Abstained: Miye Moriguchi

Board approved

3. Transportation Briefing

The board was given a presentation from Gary Johnson from OPCD, Meghan Shepard from SDOT, and Paul Roybal from King County Metro.

Meghan explained Sound Transit's infrastructural plans and challenges for the coming years, including public realm improvements, plans for the viaduct to be closed and torn down; the impacts and congestion of transportation moving on to the streets where 15,000 people who currently wait underground will be moved to the surface; the expansion of light rail to Northgate and Lynnwood; Alaskan way to be finished in 2022-23; and the overall goal of SDOT to come up with projects to help people and goods move through downtown Seattle.

Paul presented on Metro's transportation coordination: construction coordination and right of way management; system and transportation demand management; and Metro's communication strategy. He explained there are a total of 265 projects in 2018. There will be targeted communications and awareness campaigns to mitigate the volume of construction and its effects on traffic throughout the city by encouraging an increase in telecommuting and a reduction of "drive-alone" trips by commuters. Transportation projects are framed around specific downtown streets:

5th and 6th Avenue Northbound Transit Pathway
4th Avenue Signal Improvements & Transit Priority Measure
3rd Ave All-Door Boarding
2nd Avenue signal improvements

Transportation changes in the CID include bus stop improvements, roadway improvements, signal improvements, and improvements surrounding the Union Station area.

SDOT and the City of Seattle are collaborating with the community in the CID about bike streets. Members of the board questioned the utility and investment of bike lanes, asking for the per capita use of the bike lines and whether routing people through downtown would be a wise investment.

After the presenters left, the board discussed the presentation: getting to the board meeting in the CID that day, itself, was a challenge for board members; commuters pass thru the neighborhood to get from one place to the other, which has caused congestion issues on Main Street as it has been discovered by commuters utilizing routing apps like Ways as a viable driving route. Jared asked the board to think about the impact of these upcoming changes on pedestrians and businesses in the neighborhood, and when and where the board should try to impact decision-making. Maiko said she would draft a letter addressing concerns addressing bike traffic, period of maximum constraint issues, pedestrian issues, and mitigation.

The guests' map and presentation is available at onecentercity.org.

4. Staff Briefings

Settlement Agreement between Parks and SCIDpda – Mike Omura

Mike explained the resolution was drafted after the packet went out. He explained that when Bush Asia-Center was redeveloped in 1981 SCIDpda got an easement agreement with the Parks department: SCIDpda would provide community space and a restroom accessible to the public in exchange for the easement over Hing Hay Park. Thus, for many years the building has been a site for community organizations; and SCIDpda provided restrooms, a situation that proved to become problematic. During the expansion of Hing Hay Park SCIDpda got appraisals of Bush Hotel, and there was pushback from Parks that SCIDpda provide a restroom, SCIDpda pay for the bathroom, and that Parks would get space in the building. Discussion has moved to provide a condominium agreement for storage space, where the cost of renovation will come from the City of Seattle; the city will not have condo fees but will have voting rights; PDA staff and the PDA's attorney finds the agreement acceptable, but there are questions regarding property insurance and further clarification. Staff's overall recommendation is to move forward it.

Resolution 18-05-15_02: We, the Governing Body of the Seattle Chinatown International District Preservation and Development Authority (SCIDpda), authorize staff to enter into a Settlement Agreement with Seattle Parks and Recreation, and any other necessary agreements necessary to resolve historic disagreements regarding rights and obligations between the Bush Hotel property and Seattle Parks and Recreation.

Moved: Wayne Lau

Seconded: Scott Yasui

Board approved unanimously

TDRs: Resolution to approve staff to move forward in TDR sale

Mike re-introduced the issue of TDRs, which was originally presented at the previous board meeting. SCIDpda approached by Urban Visions who was seeking a transfer development rights for 120,000 sq ft. Currently SCIDpda has 50,000 sq. ft. in IDVS1 and 59,000 in the Bush. At the last meeting, questions arose of whether TDRS could increase in value. According to the city, TDRs in recent years have gone for \$18 per sq.ft. Urban Visions is offering a price higher

than the numbers given by the city. There currently isn't a demand for TDRs. Wayne conveyed notions from the finance committee, and their recommendation. Mike explained that SCIDpda has to apply for a permit from the City of Seattle that will specify many TDRs are available at the site.

Maiko read the resolution.

Resolution 18-05-15_03: We, the Governing Body of the Seattle Chinatown International District Preservation and Development Authority (SCIDpda), authorize staff to move forward in selling development rights ("TDR"s) from SCIDpda properties IDVS1 and Bush Hotel.

Board has been told that:

- The general amount of TDR's available to grant to a purchaser is as follows:
IDVS 1 – 50,000 sq. ft.
Bush Hotel – 60,000 sq. ft.
- The intended purchaser has verbally offered \$30/ sq ft for the TDRs.
- The proceeds from the TDR sale will stay with IDVS 1 and Bush Hotel

Staff will inform Board of any changes to price or substantial change in square footage being transacted.

Moved: Casey Huang

Seconded: Scott Yasui

Board approved unanimously

5. Board Business

Retreat Follow-up

The board will convene its first Community Connections meeting on May 18. There will be a non-SCIDpda intra-neighborhood kickball game with neighborhood organizations on August 26 that two board members will participate in.

The Young Men of the SCIDpda occurred the weekend before the meeting, and positive feedback was given from the auction winners and guests.

Fundraising Updates

Jerilyn explained SCIDpda's participation on GiveBIG in 2018 yielded \$3,319 in donations from individual donors. SCIDpda was the recipient of a \$2,500 bonus from Dollars for Change, and was one of 100 orgs awarded this bonus funding. The total yielded from GiveBIG was \$5819.

The deadline for "Early Bird" rates is May 31. So far \$36,000 has been pledged toward sponsorship, and we need to nudge previous legacy donors to at least send their pledges to us before that deadline so we can secure them at those legacy rates before sponsorship rates increase in June. Please contact Joseph before May 31 if your organization is willing to sponsor this year.

A venue and date has been secured for the IDEA Space 10-Year Anniversary / Donor Engagement Event on August 10, which will serve the dual purpose of celebrating IDEA Space's work over the last 10 years and engaging donors months prior to the annual fundraiser. The Fundraising Committee will solidify more details during the next fundraising meeting on May 29.

6. Adjourn

The meeting was adjourned by Jared Jonson, Board Chair, at 7:15 p.m.

SCIDpda Board Meeting Minutes

June 15, 2018
409 Maynard Ave S
Ste P2 (Conference Room)
Seattle, WA 98104

Board Present: Jared Jonson, Scott Yasui, Michael Itti, David Della, Casey Huang, Lanzi Li, Mindy Au, Kevin Huynh

Staff Present: Vern Wood, Joseph Guanlao

1. Call to Order

The meeting was called to order by Jared Jonson, Board Chair, at 1:14 p.m.

Discussion

2. Executive Session

The board went into Executive Session at 1:14 for 15 minutes to consider the minimum price at which real estate will be offered for sale or lease public knowledge regarding such consideration would cause a likelihood of decreased price.

3. Board Action & Approval

The board had discussed the terms of the pending agreements regarding the transition of senior services to ICHS.

Resolution 18-06-15_01: *Regarding the Transition of Senior Services to ICHS*

At meetings of the Board of Seattle Chinatown-International District Preservation and Development Authority, a Washington public authority ("SCIDpda"), at which a quorum was present and acted throughout, the Board adopted the following resolutions:

BACKGROUND

WHEREAS, On June 21, 2017, the Board of Directors of the Seattle Chinatown International District Preservation and Development Authority (SCIDpda), authorized its Executive Director and/or its Deputy Director to enter into a Letter Of Intent (LOI) with International Community Health Services (ICHS) whereby SCIDpda would transfer the operations of its Senior Services line of business to International Community Health Services (ICHS) with the intent that ICHS will operate a Program of All Inclusive Care (PACE).

Specified LOI was executed August 1, 2017.

WHEREAS, On December 11, 2017 and ratified on January 16, 2018, the Board of the SCIDpda, ratified the establishment of an ad hoc Transition Committee to provide board oversight in matters relating to Senior Services.

WHEREAS, On December 11, 2017, the Board of the SCIDpda authorized the Ad Hoc Transition Committee of the Board of Directors to act on its behalf regarding the Assumption Agreement with International Community Health Services.

WHEREAS, the Ad Hoc Transition Committee authorized the Executive Director to sign an Assumption Agreement further defining the steps by each organization to move forward with

the transfer of the Senior Services operations of SCIDpda to ICHS. The Assumption Agreement was executed January 26, 2018.

WHEREAS, to achieve the Transition Objectives, SCIDpda desires to take the following steps (collectively, the "Transition Steps"):

- a) to amend the Assumption Agreement to update timelines that have not been met;
- b) to cause and authorize SCIDpda to enter into a lease with ICHS for the premises at IDVS1 Commercial currently known as Legacy House (The Legacy House Lease);
- c) to cause and authorize SCIDpda to enter into a lease with ICHS for the premises at Bush Hotel Commercial currently known as CMP (The Bush Hotel Lease);
- d) to sign a Bill of Sale with ICHS for the Assets to be purchased by ICHS for the operation of Senior Services;
- e) to enter into a General Assignment with ICHS to document SCIDpda's assignment of its rights and obligations in and under contracts, grant awards and other agreements to which SCIDpda is a party or grantee, as the case may be, to ICHS and that are to be assumed by ICHS as part of the Transaction, including the right to use the Legacy House name.

RESOLUTIONS

NOW, THEREFORE BE IT

RESOLVED, that the Board hereby affirms SCIDpda's commitment to achieve the Transition of Senior Services and hereby authorizes SCIDpda to undertake and complete the actions necessary to complete the transition; and be it further

RESOLVED, that the Board of SCIDpda hereby authorizes, empowers, and directs each Authorized Officer, on behalf of SCIDpda in its individual capacity, to do and perform, or cause to be done and performed, and to negotiate, execute, and deliver, or cause to be negotiated, executed, and delivered, in the name and on behalf of SCIDpda, the Transition Documents, and to take any and all acts necessary to effectuate and implement the Transition Steps, and be it further

RESOLVED, that the Executive Director or Deputy Director (each, and "Authorized Officer"), each without the other, be and hereby is, authorized, empowered, and directed, in the name and on behalf of SCIDpda, as they, or any of them, may deem necessary or advisable in order to carry into effect the intent of the foregoing resolutions or to comply with the requirements of the instruments approved or authorized by the foregoing resolutions is hereby approved, ratified, and confirmed, and be it further

RESOLVED, that any actions to date of the Authorized Officer in name and on behalf of SCIDPDA in respect to the fulfillment of the intent of these resolutions, including without limitation the execution and delivery of any agreements, instruments and documents and the payment of any fees, expenses and taxes, in name and on behalf of SCIDpda or otherwise, are hereby approved, ratified and confirmed in all respects.

Moved: David Della

Seconded: Scott Yasui

Board approved unanimously

6. Adjourn

The meeting was adjourned by Jared Jonson, Board Chair, at 1:30 p.m.

Seattle Chinatown International District Preservation and Development Authority
409 Maynard Avenue S, Suite P2
Seattle, WA 98114

Expenditure Certification Memorandum

DATE: 06/01/2018
TO: Board of Directors
FROM: Vern Wood, Deputy Director
RE: May 2018 Expenditure Certification

I, Vern Wood, do hereby certify that the materials have been furnished, the services rendered or the labor performed herein, and that the claims represented by the vouchers listed below were just obligations of the SCIDPDA, and that I am authorized to authenticate and certify said claims.



Vern Wood, Deputy Director

Accounts Payable	Computer Run Checks	General Checking	1249	to	1262	\$	10,094.67
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	76,943.32
					Bush Hotel Commercial	\$	87,037.99
Accounts Payable	Computer Run Checks	General Checking	1536	to	1543	\$	32,390.92
					Bush Hotel Condo	\$	32,390.92
ACH Transfers	Cash Mgmt/Investments	General Checking	107	to	107	\$	105,000.00
					Bush Hotel Fund	\$	105,000.00
Accounts Payable	Computer Run Checks	General Checking		eft		\$	32,208.33
					Bush Hotel Master Tenant	\$	32,208.33
Accounts Payable	Computer Run Checks	General Checking	170	to	171	\$	5,014.86
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	10,665.72
					Bush Hotel QalicB	\$	15,680.58
Accounts Payable	Computer Run Checks	General Checking	214	to	244	\$	45,514.98
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	24,538.94
					Bush Hotel Residential	\$	70,053.92
Accounts Payable	Computer Run Checks	General Checking	1004	to	1007	\$	1,390.61
					CIDpda	\$	1,390.61
Accounts Payable	Computer Run Checks	General Checking	1308	to	1316	\$	32,238.39
					IDVS2 Condo	\$	32,238.39
Accounts Payable	Computer Run Checks	General Checking	3021	to	3039	\$	53,186.54
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	2,858.49
					DVA	\$	56,045.03
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	949.84
					Hinghay	\$	949.84

Accounts Payable	Computer Run Checks	General Checking	2951	to	2968	\$	61,924.06
						IDVS1 Commercial	\$ 61,924.06
Accounts Payable	Computer Run Checks	General Checking	693	to	697	\$	24,257.65
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	64.51
						IDVS2 Library & Parking	\$ 24,322.16
Accounts Payable	Computer Run Checks	General Checking	128	to	137	\$	9,060.66
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	4,812.34
						IDVS2 Commercial	\$ 13,873.00
Accounts Payable	Computer Run Checks	General Checking	10054	to	10067	\$	72,806.01
Accounts Payable	Computer Run Checks	General Checking #2	104	to	155	\$	330,850.71
ACH Transfers	Cash Mgmt/Investments	Repl. Reserve	101	to	101	\$	5,508.30
						Legacy House	\$ 409,165.02
Accounts Payable	Computer Run Checks	General Checking	379	to	391	\$	9,455.53
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	27,066.10
						New Central Commercial	\$ 36,521.63
Accounts Payable	Computer Run Checks	General Checking	155	to	158	\$	11,068.65
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	20,647.48
						New Central Hotel	\$ 31,716.13
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	35,180.38
						New Central Master Tenant	\$ 35,180.38
Accounts Payable	Computer Run Checks	General Checking	445	to	462	\$	10,723.49
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	16,612.45
						New Central Residential	\$ 27,335.94
Accounts Payable	Computer Run Checks	General Checking	140	to	150	\$	15,037.81
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	-
						Nutrition Services	\$ 15,037.81
Accounts Payable	Computer Run Checks	General Checking	7405	to	7438	\$	175,356.14
Payroll	Automatic Withdrawal	General Checking	05/10/18 &	05/24/18	\$		254,485.61
Accounts Payable	Computer Run Checks	General Checking #2	101	to	113	\$	40,358.24
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	176.55
Accounts Payable	Computer Run Checks	Construction	107	to	107	\$	29.00
ACH Transfers	Cash Mgmt/Investments	Construction		eft		\$	10,000.00
						SCIDpda	\$ 480,405.54
						\$	1,568,477.28

The above vouchers and electronic fund transfers are hereby approved by a majority of all members of the SCIDpda Council and signed by me in open session in authentication of their approval on this _____ day of _____ 2018.

Treasurer

Chair

SCID Check Summary

Property=bhcomm,bhcondo,bhfund,bhmanagr,bhmaster,bhqalib,bhres,childpar,cidblock,cidpda,design,design01,design02,design03,design04,design05,design06,design07,design08,design09,design10,design11,design12,design13,design14,design15,design16,design17,design18,dva,ethbc,hinghay,ldvs1com,ldvs2com,ldvs2con,ldvs2lp,legaads,legacy,lhfoods,lhhouse,lhmarket,lhopera,lhwelln,littsaig,ncntcom,ncntres,nchotel,ncmanagr,ncmaster,nutri,panaland,pdacmnty,pdadev,pdamaint,pdaprop,scid AND mm/yy=05/2018-05/2018 AND All Checks=Yes

Check#		Vendor	Check Date	Total Check	
bhcommop - General Checking					
1249	seacitli	- Seattle City Light	05/03/2018	87.93	Electricity
1250	seacitli	- Seattle City Light	05/03/2018	149.76	Electricity
1251	verwir	- Verizon Wireless	05/03/2018	8.27	Telecom
1252	pdamaint	- SCIDpda Maintenance Dept	05/10/2018	4,079.25	WOs
1253	repser	- Republic Services	05/10/2018	1,387.92	Garbage/Waste Removal
1254	cedgro	- Cedar Grove Organics Recycling	05/17/2018	120.00	Garbage/Waste Removal
1255	cenlin	- CenturyLink	05/17/2018	33.53	Telecom
1256	eltsys	- ELTEC Systems, LLC	05/17/2018	310.58	Elevator - Contract
1257	wasman	- Waste Management of Seattle	05/17/2018	2,882.92	Garbage/Waste Removal
1258	cenlin	- CenturyLink	05/24/2018	48.37	Telecom
1259	keybankc	- KeyBank	05/24/2018	63.97	Office Supplies/Small Tools & Equipment
1260	shewil	- Sherwin-Williams Co.	05/24/2018	19.24	Supplies
1261	thepar	- The Part Works, Inc.	05/24/2018	422.83	Supplies
1262	evepow	- Evergreen Power Systems, Inc	05/31/2018	480.10	Maintenance - Other Vendors
ACH	bushqali	- SCIDpda Bush Hotel QALICB LLC	05/01/2018	32,250.00	Rent - 05/2018; different vendor as of loan refi
ACH	bushmast	- SCIDpda Bush Hotel Master Tenant LLC	05/03/2018	32,250.00	Rent - 04/2018
ACH	bushcond	- SCIDPDA Bush Hotel Condo Association	05/18/2018	11,429.32	Condo Billing
ACH	bushcomm	- SCIDpda Bush Hotel Commercial	05/30/2018	1,014.00	Replacement Reserve Payment - Q1 & Q2
Total bhcommop - General Checking				87,037.99	
bhcondop - General Checking					
1536	seacitli	- Seattle City Light	05/03/2018	2,152.52	Electricity
1537	cenlin	- CenturyLink	05/10/2018	59.48	Telecom
1538	pugsou	- Puget Sound Energy	05/10/2018	3,027.02	Natural Gas
1539	tcms	- TCMS of Seattle	05/17/2018	3,858.64	HVAC/Boiler Maint - Contract - 04/2018
1540	citseacu	- City of Seattle-Combined Utilities	05/24/2018	11,842.23	Garbage/Waste Removal & Water/Sewer
1541	proins	- Propel Insurance	05/24/2018	4,218.39	Prepaid Insurance - 25% down payment
1542	ipfscorp	- IPFS Corporation	05/31/2018	3,374.00	Insurance - #1 of 11
1543	tcms	- TCMS of Seattle	05/31/2018	3,858.64	HVAC/Boiler Maint - Contract - 05/2018
Total bhcondop - General Checking				32,390.92	
bhfundop - Operating Account					
107	scidpda	- SCIDpda	05/31/2018	105,000.00	Cash Flow Loan
Total bhfundop - Operating Account				105,000.00	
bhmastop - General Checking					
ACH	bushqali	- SCIDpda Bush Hotel QALICB LLC	05/03/2018	32,208.33	Rent - 04/2018
Total bhmastop - General Checking				32,208.33	
bhqalop - General Checking					
170	omumik	- Omura	05/24/2018	1,296.00	Licenses/Permits/Other Tax/Fees - TDR Letter
171	frame	- First American Title Insurance Co	05/31/2018	3,718.86	Professional Fees & Consulting - loan refi
ACH	bannymel	- The Bank of New York Mellon Trust Co.	05/15/2018	10,665.72	Loan Payment - Monthly
Total bhqalop - General Checking				15,680.58	
bhresope - General Checking					
214	aldpes	- Alderwood Pest Control, Inc.	05/03/2018	517.00	Pest Control
215	scidpda	- SCIDpda	05/03/2018	11,761.94	ID Billing
216	seacitli	- Seattle City Light	05/03/2018	820.13	Electricity
217	seacitli	- Seattle City Light	05/03/2018	79.66	Electricity
218	seacitli	- Seattle City Light	05/03/2018	16.75	Electricity
219	seacitli	- Seattle City Light	05/03/2018	282.60	Electricity
220	verwir	- Verizon Wireless	05/03/2018	90.39	Telecom
221	buihar	- Builders' Hardware & Supply Co	05/10/2018	221.42	Locks & Keys
222	busimp	- Business Impact NW	05/10/2018	1,604.68	Loan Payment - Monthly
223	neljul	- Neilson	05/10/2018	19.50	Telecom
224	pdamaint	- SCIDpda Maintenance Dept	05/10/2018	3,064.95	WOs
225	pmjans	- Phnoux	05/10/2018	1,065.00	UTO - Other Vendors
226	seacitli	- Seattle City Light	05/10/2018	160.29	Electricity
227	sprague	- Sprague	05/10/2018	269.36	Pest Control
228	aldpes	- Alderwood Pest Control, Inc.	05/17/2018	830.50	Pest Control
229	eltsys	- ELTEC Systems, LLC	05/17/2018	1,159.56	Elevator - Contract
230	hdsupp	- HD Supply Facilities Maintenance, LTD	05/17/2018	77.85	Supplies
231	lowes	- Lowe's	05/17/2018	2,714.21	Appliances/Supplies/UTO Carpet & Flooring
232	npilc	- Interim NP LLC	05/17/2018	742.50	UTO - Other Vendors - coded to bhres in error
233	npilc	- Interim NP LLC	05/17/2018	269.36	Pest Control - coded to bhres in error
234	searub	- Seattle Rubbish Removal	05/17/2018	493.71	Janitorial - Contract
235	actjac	- Action Jackson Drain Cleaning & Plumbing	05/24/2018	241.12	Plumbing
236	cenlin	- CenturyLink	05/24/2018	55.58	Telecom
237	citseacu	- City of Seattle-Combined Utilities	05/24/2018	64.50	Water/Sewer
238	comint	- Commercial Interiors, Inc.	05/24/2018	16,570.05	Capitalized Rehab Expenditures - Corridor Renovations
239	hdsupp	- HD Supply Facilities Maintenance, LTD	05/24/2018	81.27	Supplies

240	keybankc - KeyBank	05/24/2018	364.92	Training & Education/Small Tools & Equipment
241	sprague - Sprague	05/24/2018	269.36	Pest Control
242	hdsupp - HD Supply Facilities Maintenance, LTD	05/31/2018	47.90	Supplies
243	seacom - Sears Commercial One	05/31/2018	541.71	Supplies
244	t0003144 - Schreiber	05/31/2018	1,017.21	Move Out Refund
ACH	bushot - Bush Hotel Limited Partnership	05/15/2018	3,245.97	Replacement Reserve Payment - Monthly
ACH	bushot2 - Bush Hotel Limited Partnership	05/15/2018	1,071.00	Operating Reserve Payment - Monthly
ACH	bushcond - SCIDPDA Bush Hotel Condo Association	05/18/2018	16,157.97	Condo Billing
ACH	thecomm - The Commerce Bank of WA	05/24/2018	4,064.00	Loan Payment - Monthly
Total bhresope - General Checking			70,053.92	
cldpdaop - General Checking				
1004	scidpda - SCIDpda	05/03/2018	94.45	ID Billing
1005	blackb - Blackbaud, Inc	05/10/2018	849.53	Computer Licenses
1006	danlin - Daniel Lint	05/24/2018	400.00	Direct Fund Raising Expense
1007	keybankc - KeyBank	05/24/2018	46.63	Direct Fund Raising Expense/Computer Licenses
Total cldpdaop - General Checking			1,390.61	
condo2op - General Checking				
1308	pdamaint - SCIDpda Maintenance Dept	05/10/2018	1,070.16	WOs
1309	pugsou - Puget Sound Energy	05/10/2018	2,441.39	Natural Gas
1310	seacitli - Seattle City Light	05/10/2018	178.46	Electricity
1311	seacitli - Seattle City Light	05/10/2018	2,374.57	Electricity
1312	tcms - TCMS of Seattle	05/17/2018	1,986.75	HVAC/Boiler Maint - Contract - 04/2018
1313	citseacu - City of Seattle-Combined Utilities	05/24/2018	12,337.37	Garbage/Waste Removal & Water/Sewer
1314	proins - Propel Insurance	05/24/2018	5,479.92	Prepaid Insurance - 25% down payment
1315	ipfscorp - IPFS Corporation	05/31/2018	4,383.02	Insurance - #1 of 11
1316	tcms - TCMS of Seattle	05/31/2018	1,986.75	HVAC/Boiler Maint - Contract - 05/2018
Total condo2op - General Checking			32,238.39	
dvaop - General Checking				
3021	scidpda - SCIDpda	05/03/2018	12,769.86	ID Billing
3022	verwir - Verizon Wireless	05/03/2018	71.75	Telecom
3023	wavbro - Wave Broadband	05/03/2018	44.60	Telecom
3024	nejul - Neilson	05/10/2018	12.00	Telecom
3025	pdamaint - SCIDpda Maintenance Dept	05/10/2018	1,693.50	WOs
3026	tunjen - Tung	05/10/2018	10.88	Janitorial - Supplies
3027	eltsys - ELTEC Systems, LLC	05/17/2018	610.47	Elevator - Contract
3028	hdsupp - HD Supply Facilities Maintenance, LTD	05/17/2018	47.63	Supplies
3029	idvs2con - IDVS2 Condo Association	05/17/2018	19,244.57	Condo Billing
3030	idvs2lib - IDVS2 Library/Parking	05/17/2018	17,612.92	Bond Payment - Monthly
3031	lowes - Lowe's	05/17/2018	65.23	Supplies/Small Tools & Equipment
3032	seacitli - Seattle City Light	05/17/2018	18.38	Electricity
3033	sprague - Sprague	05/17/2018	307.11	Pest Control
3034	tunjen - Tung	05/17/2018	13.62	Supplies
3035	hdsupp - HD Supply Facilities Maintenance, LTD	05/24/2018	108.97	Supplies
3036	keybankc - KeyBank	05/24/2018	230.95	Supplies/Training & Education
3037	thepar - The Part Works, Inc.	05/24/2018	264.57	Supplies
3038	hdsupp - HD Supply Facilities Maintenance, LTD	05/31/2018	14.93	Supplies
3039	wavbro - Wave Broadband	05/31/2018	44.60	Telecom
ACH	idvsfh - IDVS 2 Family Housing LLC	05/15/2018	2,301.33	Replacement Reserve Payment - Monthly
ACH	idvsfh2 - IDVS 2 Family Housing LLC	05/15/2018	557.16	Operating Reserve Payment - Monthly
Total dvaop - General Checking			56,045.03	
hingop2 - General Checking				
53118	paypal - PayPal	05/31/2018	949.84	Bank Fees
Total hingop2 - General Checking			949.84	
idvs1op - General Checking				
2951	scidpda - SCIDpda	05/03/2018	8,006.06	ID Billing
2952	tcms - TCMS of Seattle	05/03/2018	10,259.94	HVAC/Boiler Maint - Contract
2953	verwir - Verizon Wireless	05/03/2018	12.87	Telecom
2954	cenlin - CenturyLink	05/10/2018	127.03	Telecom
2955	pdamaint - SCIDpda Maintenance Dept	05/10/2018	1,072.75	WOs
2956	pugsou - Puget Sound Energy	05/10/2018	1,779.71	Natural Gas
2957	repser - Republic Services	05/10/2018	1,150.02	Garbage/Waste Removal
2958	seacitli - Seattle City Light	05/10/2018	12,830.95	Electricity
2959	eltsys - ELTEC Systems, LLC	05/17/2018	413.45	Elevator - Contract
2960	hdsupp - HD Supply Facilities Maintenance, LTD	05/17/2018	169.54	Supplies
2961	tcms - TCMS of Seattle	05/17/2018	5,759.33	HVAC/Boiler Maint - Contract - 04/2018
2962	wasman - Waste Management of Seattle	05/17/2018	1,947.43	Garbage/Waste Removal
2963	idvs1co - IDVS 1 Commercial	05/17/2018	25.00	Cash deposit rec'd in local bank then check issued to revenue acct.
2964	citseacu - City of Seattle-Combined Utilities	05/24/2018	65.88	Water/Sewer
2965	citseacu - City of Seattle-Combined Utilities	05/24/2018	8,986.40	Water/Sewer
2966	proins - Propel Insurance	05/24/2018	4,541.44	Prepaid Insurance - 25% down payment
2967	tcms - TCMS of Seattle	05/24/2018	963.38	HVAC/Boiler Maint - Contract - 05/2018
2968	ipfscorp - IPFS Corporation	05/31/2018	3,812.88	Insurance - #1 of 11
Total idvs1op - General Checking			61,924.06	

idvs2cns - General Checking				
693	scidpda - SCIDpda	05/03/2018	7,102.58	ID Billing
694	pdamaint - SCIDpda Maintenance Dept	05/10/2018	244.50	WOs
695	eltsys - ELTEC Systems, LLC	05/17/2018	279.79	Elevator - Contract
696	idvs2con - IDVS2 Condo Association	05/17/2018	2,074.76	Condo Billing
697	usbank - US Bank/TFM/97298300/Patty Schrandt	05/17/2018	14,556.02	Bond Payment - Monthly
ACH	citseafa - City of Seattle Finance & Admin Svcs	05/18/2018	64.51	B&O Tax
Total idvs2cns - General Checking			24,322.16	
idvs2op4 - General Checking				
128	cenlin - CenturyLink	05/03/2018	203.18	Telecom
129	scidpda - SCIDpda	05/03/2018	944.99	ID Billing
130	verwir - Verizon Wireless	05/03/2018	13.79	Telecom
131	cenlin - CenturyLink	05/10/2018	54.21	Telecom
132	pdamaint - SCIDpda Maintenance Dept	05/10/2018	549.25	WOs
133	repser - Republic Services	05/10/2018	734.04	Garbage/Waste Removal
134	idvs2con - IDVS2 Condo Association	05/17/2018	3,409.64	Condo Billing
135	sprague - Sprague	05/17/2018	183.20	Pest Control
136	wasman - Waste Management of Seattle	05/17/2018	2,434.98	Garbage/Waste Removal
137	hdsupp - HD Supply Facilities Maintenance, LTD	05/24/2018	533.38	Supplies
ACH	herban - Heritage Bank	05/09/2018	4,812.34	Loan Payment - Monthly
Total idvs2op4 - General Checking			13,873.00	
legacyop - General Checking - KeyBank				
10054	citpro - City Produce Company	05/03/2018	675.07	Program - Food Cost
10055	favhea - Favorite Healthcare Staffing, Inc	05/03/2018	1,355.53	Program - Temporary Staffing
10056	hartfo - The Hartford	05/03/2018	578.57	Payroll Benefits - Life Insurance
10057	idvs1co - IDVS 1 Commercial	05/03/2018	130.00	Employee Parking
10058	kaifou - of Washington Options Inc	05/03/2018	18,115.72	Payroll Benefits - Medical
10059	keinor - Keiro Northwest	05/03/2018	8,556.00	Program - Food Cost & Supplies
10060	netser - Network Services Company	05/03/2018	729.29	Program - Supplies
10061	verwir - Verizon Wireless	05/03/2018	181.10	Telecom
10062	wasden - Delta Dental of Washington	05/03/2018	1,710.05	Payroll Benefits - Dental
10063	bulhar - Builders' Hardware & Supply Co	05/10/2018	178.21	Locks & Keys
10064	pdamaint - SCIDpda Maintenance Dept	05/10/2018	2,458.75	WOs
10065	keybankc - KeyBank	05/24/2018	950.22	Food Cost/Training & Education/Supplies
10066	leghou - Legacy House	05/24/2018	2,187.50	Replacement Reserve Payment - Monthly
10067	scidpda - SCIDpda	05/31/2018	35,000.00	Transfer for Payroll Expenses
Total legacyop - General Checking			72,806.01	
legopacc - General Checking - Wells Fargo				
104	chepro - ChemPros	05/03/2018	223.98	Program - Supplies
105	citpro - City Produce Company	05/03/2018	424.46	Program - Food Cost
106	fooser - Food Services of America	05/03/2018	1,788.99	Program - Food Cost
107	kinori - King's Oriental Foods, Inc	05/03/2018	269.00	Program - Food Cost & Supplies
108	petqua - Petschl's Quality Meats Inc	05/03/2018	281.45	Program - Food Cost
109	pmjans - Phnook	05/03/2018	235.00	UTO - Other Vendors
110	sprfar - Springbrook Farms	05/03/2018	166.11	Program - Food Cost
111	syssea - SYSCO Seattle Inc	05/03/2018	675.56	Program - Food Cost
112	wavbro - Wave Broadband	05/03/2018	198.45	Telecom
113	leghou - Legacy House	05/03/2018	50,000.00	Funds transfer to General Checking - KeyBank
114	bobjoh - Bob Johnson's Pharmacy	05/10/2018	50.06	Program - Supplies
115	citpro - City Produce Company	05/10/2018	362.32	Program - Food Cost
116	fooser - Food Services of America	05/10/2018	1,738.88	Program - Food Cost & Supplies
117	hdsupp - HD Supply Facilities Maintenance, LTD	05/10/2018	254.24	Supplies
118	idvs1co - IDVS 1 Commercial	05/10/2018	36,495.07	Rent
119	kinori - King's Oriental Foods, Inc	05/10/2018	332.00	Program - Food Cost & Supplies
120	nurcal - Onetrac Wireless Messaging Inc.	05/10/2018	2,130.44	Program - Supplies
121	scidpda - SCIDpda	05/10/2018	50,000.00	Transfer for Payroll Expenses
122	sprague - Sprague	05/10/2018	125.95	Pest Control
123	sprfar - Springbrook Farms	05/10/2018	166.11	Program - Food Cost
124	syssea - SYSCO Seattle Inc	05/10/2018	915.40	Program - Food Cost
125	allstre - Allstream	05/17/2018	674.35	Telecom
126	chukit - Chu	05/17/2018	114.63	Program - Supplies
127	cscser - CSC Service Works, Inc.	05/17/2018	101.29	Program - Supplies
128	delage - De Lage Landen Financial Services	05/17/2018	691.68	Copier Lease/Maintenance
129	eltsys - ELTEC Systems, LLC	05/17/2018	829.76	Elevator - Contract
130	hdsupp - HD Supply Facilities Maintenance, LTD	05/17/2018	54.10	Supplies
131	infreh - Infinity Rehab	05/17/2018	1,000.30	Program - Temporary Staffing
132	leaage - LeadingAge Washington	05/17/2018	477.59	Licenses
133	leaage - LeadingAge Washington	05/17/2018	291.15	Dues & Subscriptions
134	scidpda - SCIDpda	05/17/2018	150,000.00	Transfer for Payroll Expenses
135	sprfar - Springbrook Farms	05/17/2018	170.54	Program - Food Cost
136	steric - Stericycle, Inc.	05/17/2018	11.78	Program - Supplies
137	wasman - Waste Management of Seattle	05/17/2018	1,168.25	Garbage/Waste Removal
138	fooser - Food Services of America	05/24/2018	4,146.22	Program - Food Cost & Supplies
139	kinori - King's Oriental Foods, Inc	05/24/2018	446.00	Program - Food Cost
140	netser - Network Services Company	05/24/2018	1,134.80	Program - Supplies

141	petqua - Petschl's Quality Meats Inc	05/24/2018	858.65	Program - Food Cost
142	proins - Propel Insurance	05/24/2018	1,726.09	Prepaid Insurance - 25% down payment
143	rudmar - Rudlo	05/24/2018	70.00	Training & Education
144	sprrar - Springbrook Farms	05/24/2018	170.54	Program - Food Cost
145	yarsys - Yardi Systems, Inc.	05/24/2018	909.25	Licenses
146	chukit - Chu	05/31/2018	145.93	Program - Supplies
147	citpro - City Produce Company	05/31/2018	1,577.94	Program - Food Cost
148	fooser - Food Services of America	05/31/2018	3,818.21	Program - Food Cost
149	hdsupp - HD Supply Facilities Maintenance, LTD	05/31/2018	124.12	Supplies
150	ipfscorp - IPFS Corporation	05/31/2018	1,449.18	Insurance - #1 of 11
151	keilor - Keiro Northwest	05/31/2018	7,565.00	Program - Transportation
152	petqua - Petschl's Quality Meats Inc	05/31/2018	959.08	Program - Food Cost
153	pmjans - Phnook	05/31/2018	950.00	UTO - Outside Vendors
154	sprrar - Springbrook Farms	05/31/2018	335.08	Program - Food Cost
155	syssea - SYSCO Seattle Inc	05/31/2018	2,045.73	Program - Food Cost & Supplies
Total legopacc - General Checking			330,850.71	
legreres - Replacement Reserve				
101	dirsup - Direct Supply Equipment	05/24/2018	5,508.30	Furniture, Fixtures & Equipment - kitchen range - OH approved
Total legreres - Replacement Reserve			5,508.30	
nccomop2 - General Checking				
379	scidpda - SCIDpda	05/03/2018	1,004.61	ID Billing
380	seacitli - Seattle City Light	05/03/2018	636.42	Electricity
381	t0001213 - Mak Fai Washington Kung Fu Inc.	05/03/2018	1,875.26	Move Out Refund
382	verwir - Verizon Wireless	05/03/2018	6.44	Telecom
383	pdamaint - SCIDpda Maintenance Dept	05/10/2018	1,820.00	WOS
384	eltsys - ELTEC Systems, LLC	05/17/2018	249.73	Elevator - Contract
385	hdsupp - HD Supply Facilities Maintenance, LTD	05/17/2018	145.31	Supplies
386	wasman - Waste Management of Seattle	05/17/2018	27.50	Garbage/Waste Removal
387	citseacu - City of Seattle-Combined Utilities	05/24/2018	2,348.52	Water/Sewer
388	keybankc - KeyBank	05/24/2018	32.99	Supplies
389	shewil - Sherwin-Williams Co.	05/24/2018	19.25	Supplies
390	tcms - TCMS of Seattle	05/24/2018	644.75	HVAC/Boiler Maint - Contract - 04/2018
391	tcms - TCMS of Seattle	05/31/2018	644.75	HVAC/Boiler Maint - Contract - 05/2018
ACH	newcenmt - New Central Hotel Master Tenant LLC	05/01/2018	19,204.17	Rent
ACH	newcenmt - New Central Hotel Master Tenant LLC	05/29/2018	808.43	Insurance - #5 of 12
ACH	newcentc - SCIDPDA New Central Commercial, Inc	05/30/2018	3,028.50	Operating Reserve Payment - Q1 & Q2
ACH	newcentc - SCIDPDA New Central Commercial, Inc	05/30/2018	4,025.00	Replacement Reserve Payment - Q1 & Q2
Total nccomop2 - General Checking			36,521.63	
ncchotop - General Checking				
155	easwes - East-West Investment Co.	05/03/2018	6,150.82	Ground Lease Expense
156	ipfscorp - IPFS Corporation	05/17/2018	1,079.62	Loan Payment - Monthly
157	proins - Propel Insurance	05/24/2018	2,132.54	Prepaid Insurance - 25% down payment
158	ipfscorp - IPFS Corporation	05/31/2018	1,705.67	Insurance - #1 of 11
ACH	welfar - Wells Fargo	05/09/2018	19,549.92	Loan Payment - Monthly
ACH	newcenth - New Central Hotel LLC	05/15/2018	1,097.56	Replacement Reserve Payment - Monthly
Total ncchotop - General Checking			31,716.13	
ncmaster - General Checking				
ACH	newcenth - New Central Hotel LLC	05/01/2018	1,347.38	Insurance - #5 of 12
ACH	newcenth - New Central Hotel LLC	05/01/2018	33,833.00	Rent
Total ncmaster - General Checking			35,180.38	
ncresop - General Checking				
445	cenlin - CenturyLink	05/03/2018	54.05	Telecom
446	scidpda - SCIDpda	05/03/2018	5,066.34	ID Billing
447	sprague - Sprague	05/03/2018	243.93	Pest Control
448	verwir - Verizon Wireless	05/03/2018	36.18	Telecom
449	neilul - Neilson	05/10/2018	6.00	Telecom
450	pugsou - Puget Sound Energy	05/10/2018	455.95	Natural Gas
451	searub - Seattle Rubbish Removal	05/10/2018	319.81	Garbage/Waste Removal
452	tunjen - Tung	05/10/2018	10.88	Janitorial - Supplies
453	eltsys - ELTEC Systems, LLC	05/17/2018	249.73	Elevator - Contract
454	hdsupp - HD Supply Facilities Maintenance, LTD	05/17/2018	47.64	Supplies
455	lowes - Lowe's	05/17/2018	28.64	Small Tools & Equipment
456	citseacu - City of Seattle-Combined Utilities	05/24/2018	2,433.04	Water/Sewer
457	keybankc - KeyBank	05/24/2018	83.48	Training & Education/Small Tools & Equipment
458	seacitli - Seattle City Light	05/24/2018	32.02	Electricity
459	sprague - Sprague	05/24/2018	243.93	Pest Control
460	tcms - TCMS of Seattle	05/24/2018	698.47	HVAC/Boiler Maint - Contract - 04/2018
461	hdsupp - HD Supply Facilities Maintenance, LTD	05/31/2018	14.93	Supplies
462	tcms - TCMS of Seattle	05/31/2018	698.47	HVAC/Boiler Maint - Contract - 05/2018
ACH	newcenmt - New Central Hotel Master Tenant LLC	05/01/2018	15,712.50	Rent
ACH	newcenmt - New Central Hotel Master Tenant LLC	05/29/2018	538.95	Insurance - #5 of 12
ACH	newcentr - SCIDPDA New Central Apartments, Inc	05/15/2018	361.00	Replacement Reserve Payment - Monthly
Total ncresop - General Checking			27,335.94	

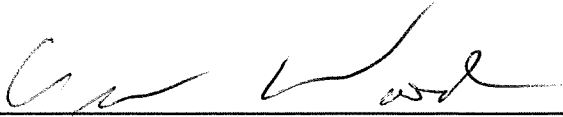
nutriop3 - General Checking					
140	hartfo - The Hartford	05/03/2018	19.76	Payroll Benefits - Life Insurance	
141	kaifou - of Washington Options Inc	05/03/2018	306.27	Payroll Benefits - Medical	
142	kinori - King's Oriental Foods, Inc	05/03/2018	90.25	Program - Food Cost	
143	leghou - Legacy House	05/03/2018	2,804.92	LH Meals	
144	wasden - Delta Dental of Washington	05/03/2018	78.70	Payroll Benefits - Dental	
145	bushcomm - SCIDpda Bush Hotel Commercial	05/10/2018	4,699.08	Rent	
146	leghou - Legacy House	05/17/2018	2,753.15	LH Meals	
147	merpar - Merchants Parking Assoc.	05/17/2018	545.00	Program - Transportation	
148	netser - Network Services Company	05/24/2018	333.46	Program - Supplies	
149	leghou - Legacy House	05/31/2018	2,746.62	LH Meals	
150	powcle - PowerClean	05/31/2018	660.60	R&M - Other	
Total nutriop3 - General Checking			15,037.81		
pdabhcon - Construction					
107	omumik - Omura	05/24/2018	29.00	Employee Meals - North Lot meeting	
52418	bushcomm - SCIDpda Bush Hotel Commercial	05/24/2018	10,000.00	Cash Flow Loan - req'd after bhcomm pd long-standing \$10K debt to ncentcom	
Total pdabhcon - Construction			10,029.00		
pdaop - General Checking - KeyBank					
7405	crocon - Crown Const Remodeling Inc	05/03/2018	1,943.27	HHC/Maintenance - Other Vendors - remodeling	
7406	hartfo - The Hartford	05/03/2018	718.05	Payroll Benefits - Life Insurance	
7407	houdep - Housing Development Consortium	05/03/2018	500.00	HDC membership dues - Q2	
7408	idvs1co - IDVS 1 Commercial	05/03/2018	390.00	Employee Parking	
7409	idvs2lib - IDVS2 Library/Parking	05/03/2018	130.00	Employee Parking	
7410	kaifou - of Washington Options Inc	05/03/2018	17,563.25	Payroll Benefits - Medical	
7411	meetin - MeetingOne	05/03/2018	14.60	Telecom	
7412	navben - Navia Benefit Solutions	05/03/2018	50.00	Payroll Benefits	
7413	paclaw - Pacifica Law Group	05/03/2018	3,680.50	Legal - Admin - LH Assumption Agreement / Dev Project - North Lot	
7414	pitbow - Pitney Bowes Inc.	05/03/2018	142.03	Postage	
7415	ricusa - Ricoh USA, Inc	05/03/2018	404.92	Copier Lease/Maintenance	
7416	secima - Security Imaging Corporation	05/03/2018	26.97	Office Supplies & Equipment	
7417	verwir - Verizon Wireless	05/03/2018	661.52	Telecom	
7418	visser - Vision Service Plan	05/03/2018	273.06	Payroll Benefits - Vision	
7419	wasden - Delta Dental of Washington	05/03/2018	1,943.55	Payroll Benefits - Dental	
7420	wavbro - Wave Broadband	05/03/2018	132.45	Telecom	
7421	bushcomm - SCIDpda Bush Hotel Commercial	05/10/2018	11,206.60	Rent	
7422	bushllc - SCIDpda Bush Residential LLC	05/10/2018	1,979.60	Maintenance - Other Vendors - server room exhaust fan coded to bhres in error	
7423	cidbia - Chinatown ID BIA	05/10/2018	5,000.00	IDEA Space/Program - Subcontracts	
7424	intpark - Interim Parking Services	05/10/2018	1,070.00	Employee Parking	
7425	kuhkev - Kevin Kuhn	05/10/2018	5,000.00	IDEA Space/Program - Subcontracts	
7426	leejam - Lee	05/10/2018	1,672.32	IDEA Space/Program Expenses/Travel - Non-local	
7427	malpet - Peter Malarkey Painting	05/10/2018	1,700.00	Louisa Mural/Program - Subcontracts	
7428	offdep - Office Depot	05/10/2018	124.98	Office Supplies	
7429	casnet - Cascade Networks, Inc.	05/17/2018	245.72	Telecom	
7430	evepow - Evergreen Power Systems, Inc	05/17/2018	19,250.00	IDEA Space/Program - Subcontracts	
7431	geolee - George Lee Studio LLC	05/17/2018	7,500.00	IDEA Space/Program - Subcontracts	
7432	np1lc - Interim NP LLC	05/17/2018	1,971.00	pdamaint/Tenant Retention - unit vacancy loss reimbursement	
7433	sanart - Sanctuary Art Center	05/17/2018	1,617.00	IDEA Space/Program - Supplies	
7434	spalig - SparkLab Lighting Design, LLC	05/17/2018	20,366.25	IDEA Space/Program - Professional Fees & Consulting	
7435	idvs2lib - IDVS2 Library/Parking	05/17/2018	7,826.79	Employee Parking	
7436	ethbus - Ethnic Business Coalition	05/17/2018	16,800.00	EBC/Program - Subcontracts	
7437	keybankc - KeyBank	05/24/2018	3,451.71	Program Expenses/Office Supplies/Training/Maint-Other Vendors/Job Listings/Travel	
7438	scldpda - SCIDpda	05/31/2018	40,000.00	Funds transfer to General Checking - Wells Fargo	
ACH	stwab&o - Department of Revenue	05/21/2018	176.55	B&O Tax	
ACH	qquest - Qquest Payroll Services	05/10/2018	126,755.72	Payroll	
ACH	qquest - Qquest Payroll Services	05/24/2018	127,729.89	Payroll	
Total pdaop - General Checking			430,018.30		
pdaopacc - General Checking - Wells Fargo					
101	cenlin - CenturyLink	05/17/2018	120.60	Telecom	
102	finnet - Finney Nelli & Co. P.S.	05/17/2018	11,450.00	Audit Fee	
103	tecave - Techie Avenger Inc	05/17/2018	1,637.44	Computer - Maintenance	
104	net2ph - Net2Phone Inc.	05/24/2018	662.95	Telecom	
105	offdep - Office Depot	05/24/2018	68.19	Office Supplies & Equipment	
106	actdes - Action Design LLC, DBA International Sig	05/31/2018	10,325.00	IDEA Space/Program - Subcontracts	
107	cidbia - Chinatown ID BIA	05/31/2018	6,250.00	IDEA Space/Program - Subcontracts	
108	leghou - Legacy House	05/31/2018	138.70	Council Expenses	
109	phills - Philadelphia Insurance Companies	05/31/2018	8,896.25	Prepaid Insurance	
110	ricusa - Ricoh USA, Inc	05/31/2018	400.73	Copier Lease/Maintenance	
111	visser - Vision Service Plan	05/31/2018	175.93	Payroll Benefits - Vision	
112	wavbro - Wave Broadband	05/31/2018	132.45	Telecom	
113	yuafe - Yuan	05/31/2018	100.00	IDEA Space/Program - Subcontracts	
Total pdaopacc - General Checking			40,358.24		
			1,568,477.28		

Seattle Chinatown International District Preservation and Development Authority
409 Maynard Avenue S, Suite P2
Seattle, WA 98114

Expenditure Certification Memorandum

DATE: 06/29/2018
 TO: Board of Directors
 FROM: Vern Wood, Deputy Director
 RE: June 2018 Expenditure Certification

I, Vern Wood, do hereby certify that the materials have been furnished, the services rendered or the labor performed herein, and that the claims represented by the vouchers listed below were just obligations of the SCIDPDA, and that I am authorized to authenticate and certify said claims.


 Vern Wood, Deputy Director

Accounts Payable	Computer Run Checks	General Checking	1263	to	1278	\$	8,924.60
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	47,844.69
						Bush Hotel Commercial	\$ 56,769.29
Accounts Payable	Computer Run Checks	General Checking	1544	to	1548	\$	21,628.49
						Bush Hotel Condo	\$ 21,628.49
ACH Transfers	Cash Mgmt/Investments	General Checking	107	to	107	\$	105,000.00
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	119,558.50
						Bush Hotel Fund	\$ 224,558.50
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	20,423.68
						Bush Hotel QalicB	\$ 20,423.68
Accounts Payable	Computer Run Checks	General Checking	245	to	275	\$	30,000.56
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	22,237.30
						Bush Hotel Residential	\$ 52,237.86
Accounts Payable	Computer Run Checks	General Checking	1008	to	1012	\$	3,334.37
						CIDpda	\$ 3,334.37
Accounts Payable	Computer Run Checks	General Checking	1317	to	1323	\$	22,519.95
						IDVS2 Condo	\$ 22,519.95
Accounts Payable	Computer Run Checks	General Checking	3040	to	3058	\$	73,252.31
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	2,858.49
						DVA	\$ 76,110.80
ACH Transfers	Cash Mgmt/Investments	Security Deposit		eft		\$	450.00
						Hinghay	\$ 450.00
Accounts Payable	Computer Run Checks	General Checking	2969	to	2990	\$	89,412.35
ACH Transfers	Cash Mgmt/Investments	Bond Revenue		eft		\$	130,000.00
						IDVS1 Commercial	\$ 219,412.35

Accounts Payable	Computer Run Checks	General Checking	698	to	702	\$	24,686.51
ACH Transfers	Cash Mgmt/Investments	Bond Revenue		eft		\$	180,000.00
						IDVS2 Library & Parking	\$ 204,686.51
Accounts Payable	Computer Run Checks	General Checking	138	to	149	\$	9,384.84
						IDVS2 Commercial	\$ 9,384.84
Accounts Payable	Computer Run Checks	General Checking	10067	to	10067	\$	34,909.84
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	4,152.30
Accounts Payable	Computer Run Checks	General Checking #2	156	to	198	\$	87,434.80
ACH Transfers	Cash Mgmt/Investments	General Checking #2		eft		\$	152,187.50
						Legacy House	\$ 278,684.44
Accounts Payable	Computer Run Checks	General Checking	392	to	401	\$	7,730.49
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	23,001.74
						New Central Commercial	\$ 30,732.23
Accounts Payable	Computer Run Checks	General Checking	159	to	160	\$	7,558.37
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	20,647.48
						New Central Hotel	\$ 28,205.85
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	38,662.79
						New Central Master Tenant	\$ 38,662.79
Accounts Payable	Computer Run Checks	General Checking	463	to	478	\$	37,551.93
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	78,403.47
						New Central Residential	\$ 115,955.40
Accounts Payable	Computer Run Checks	General Checking	151	to	158	\$	6,288.44
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	2,796.48
						Nutrition Services	\$ 9,084.92
Accounts Payable	Computer Run Checks	General Checking	7438	to	7438	\$	39,743.28
ACH Transfers	Cash Mgmt/Investments	General Checking		eft		\$	342.05
Accounts Payable	Computer Run Checks	General Checking #2	114	to	144	\$	77,766.19
ACH Transfers	Cash Mgmt/Investments	General Checking #2		eft		\$	238.12
Payroll	Automatic Withdrawal	General Checking/#2	06/07/18 & 06/21/18			\$	253,967.95
						SCIDpda	\$ 372,057.59
							\$ 1,784,899.86

The above vouchers and electronic fund transfers are hereby approved by a majority of all members of the SCIDpda Council and signed by me in open session in authentication of their approval on this _____ day of _____ 2018.

Treasurer

Chair

SCID Check Summary

Property=bhcomm,bhcondo,bhfund,bhmanagr,bhmaster,bhqalib,bhres,childpar,cidblock,cidpda,design,design01,design02,design03,design04,design05,design06,design07,design08,design09,design10,design11,design12,design13,design14,design15,design16,design17,design18,dva,ethbc,hinghay,idvs1com,idvs2com,idvs2p,idvs2con,legaads,legacy,lhfoods,lhhouse,lhmarket,lhopera,lhwelln,littsaig,loumural,ncentcom,ncentres,nchotel,ncmanagr,ncmaster,nutri,pdaccmty,pdaded,pdamaint,pdaprop,scid AND mm/yy=06/2018-06/2018 AND All Checks=Yes

Check#	Vendor	Check Date	Total Check	Notes
bhcommop - General Checking				
1263	pdamaint - SCIDpda Maintenance Dept	06/07/2018	425.00	WOs
1264	seacitli - Seattle City Light	06/07/2018	145.92	Electricity
1265	seacitli - Seattle City Light	06/07/2018	128.06	Electricity
1266	verwir - Verizon Wireless	06/07/2018	8.27	Telecom
1267	buihar - Builders' Hardware & Supply Co	06/14/2018	154.22	Locks & Keys
1268	cenlin - CenturyLink	06/14/2018	50.77	Telecom
1269	eltsys - ELTEC Systems, LLC	06/14/2018	310.58	Elevator - Contract
1270	repser - Republic Services	06/14/2018	1,403.99	Garbage/Waste Removal
1271	wasman - Waste Management of Seattle	06/14/2018	2,906.02	Garbage/Waste Removal
1272	cedgro - Cedar Grove Organics Recycling	06/21/2018	120.00	Garbage/Waste Removal
1273	evepow - Evergreen Power Systems, Inc	06/21/2018	48.49	Maintenance - Other Vendors
1274	pdamaint - SCIDpda Maintenance Dept	06/21/2018	2,682.50	WOs
1275	searub - Seattle Rubbish Removal	06/21/2018	317.02	UTO - Other Vendors
1276	thepar - The Part Works, Inc.	06/21/2018	45.78	Supplies
1277	watsec - Watson Security	06/21/2018	12.86	Supplies
1278	seacitli - Seattle City Light	06/28/2018	165.12	Electricity
ACH	bushqali - SCIDpda Bush Hotel QALICB LLC	06/21/2018	32,250.00	Rent
ACH	bushcomm - SCIDpda Bush Hotel Commercial	06/04/2018	618.00	Transfer to Security Deposit Account
ACH	bushcomm - SCIDpda Bush Hotel Commercial	06/05/2018	4,946.00	Operating Reserve Payment - Q1 & Q2
ACH	bushcond - SCIDPDA Bush Hotel Condo Association	06/21/2018	10,030.69	Condo Billing
Total bhcommop - General Checking			56,769.29	
bhcondop - General Checking				
1544	cenlin - CenturyLink	06/07/2018	125.61	Telecom
1545	ipfscorp - IPFS Corporation	06/14/2018	3,374.00	Insurance - #2 of 11
1546	pugsou - Puget Sound Energy	06/14/2018	2,113.39	Natural Gas
1547	seacitli - Seattle City Light	06/14/2018	2,166.48	Electricity
1548	citseacu - City of Seattle-Combined Utilities	06/21/2018	13,849.01	Garbage/Waste Removal & Water/Sewer
Total bhcondop - General Checking			21,628.49	
bhfundop - Operating Account				
107	scidpda - SCIDpda	06/01/2018	105,000.00	Cash Flow Loan
ACH	scidpda - SCIDpda	06/26/2018	119,558.50	Transfer account balance upon dissolution of bhfund
Total bhfundop - Operating Account			224,558.50	
bhqalop - General Checking				
ACH	renfin - Renaissance Finance VII Invest. Fund LLC	06/13/2018	0.05	Loan A Payment - final adjustment
ACH	bannymel - The Bank of New York Mellon Trust Co.	06/15/2018	10,516.99	Loan A Payment - Monthly
ACH	thecom - The Commerce Bank of WA	06/30/2018	9,906.64	Loan Payment - Monthly
Total bhqalop - General Checking			20,423.68	
bhresope - General Checking				
245	citseacu - City of Seattle-Combined Utilities	06/06/2018	0.00	Void
246	citseacu - City of Seattle-Combined Utilities	06/06/2018	0.00	Void
247	busimp - Business Impact NW	06/07/2018	1,604.68	Loan Payment - Monthly
248	hdsupp - HD Supply Facilities Maintenance, LTD	06/07/2018	309.89	Supplies
249	scidpda - SCIDpda	06/07/2018	14,384.41	ID Billing
250	seacitli - Seattle City Light	06/07/2018	23.74	Electricity
251	seacitli - Seattle City Light	06/07/2018	39.26	Electricity
252	seacitli - Seattle City Light	06/07/2018	17.26	Electricity
253	shewil - Sherwin-Williams Co.	06/07/2018	0.00	Void
254	verwir - Verizon Wireless	06/07/2018	80.39	Telecom
255	shewil - Sherwin-Williams Co.	06/07/2018	149.46	Supplies
256	comint - Commercial Interiors, Inc.	06/14/2018	1,930.06	UTO - Other Vendors
257	eltsys - ELTEC Systems, LLC	06/14/2018	1,159.56	Elevator - Contract
258	lowes - Lowe's	06/14/2018	2,172.13	Appliances/Supplies/UTO/Small Tools & Equipment
259	seacitli - Seattle City Light	06/14/2018	114.33	Electricity
260	seacitli - Seattle City Light	06/14/2018	233.34	Electricity
261	seacitli - Seattle City Light	06/14/2018	791.23	Electricity
262	sprague - Sprague	06/14/2018	269.36	Pest Control
263	aldpes - Alderwood Pest Control, Inc.	06/21/2018	715.00	Pest Control
264	cenlin - CenturyLink	06/21/2018	55.58	Telecom
265	citseacu - City of Seattle-Combined Utilities	06/21/2018	70.40	Water/Sewer
266	pdamaint - SCIDpda Maintenance Dept	06/21/2018	3,132.50	WOs
267	buihar - Builders' Hardware & Supply Co	06/28/2018	3.56	Locks & Keys
268	comint - Commercial Interiors, Inc.	06/28/2018	1,532.59	UTO - Carpet/Flooring/Window
269	hdsupp - HD Supply Facilities Maintenance, LTD	06/28/2018	30.11	Supplies
270	keybankc - KeyBank	06/28/2018	78.57	Training/Telecom/Small Tools & Equipment

Check#	Vendor	Check Date	Total Check	Notes
271	paclam - Pacific Lamp & Supply Company	06/28/2018	121.64	Supplies
272	pmjans - Phnook	06/28/2018	800.00	UTO - Other Vendors
273	ruichun - Li	06/28/2018	152.42	Tenant Retention
274	seacitli - Seattle City Light	06/28/2018	12.84	Electricity
275	thepar - The Part Works, Inc.	06/28/2018	16.25	Supplies
ACH	bushot - Bush Hotel Limited Partnership	06/15/2018	3,245.97	Replacement Reserve Payment - Monthly
ACH	bushot2 - Bush Hotel Limited Partnership	06/15/2018	1,071.00	Operating Reserve Payment - Monthly
ACH	bushcond - SCIDPDA Bush Hotel Condo Association	06/21/2018	13,856.33	Condo Billing
ACH	thecomm - The Commerce Bank of WA	06/26/2018	4,064.00	Loan Payment - Monthly
Total bhresope - General Checking			52,237.86	
cidpdaop - General Checking				
1008	cidbia - Chinatown ID BIA	06/07/2018	2,500.00	Pass-through donation
1009	hinghay - Hinghay CoWorks	06/07/2018	71.57	Direct Fund Raising Expense coded to HHC in error
1010	scidpda - SCIDpda	06/07/2018	93.65	ID Billing
1011	blackb - Blackbaud, Inc	06/14/2018	27.53	Computer Software/Hardware
1012	keybankc - KeyBank	06/28/2018	641.62	Direct Fund Raising Expenses/Licenses
Total cidpdaop - General Checking			3,334.37	
cobocap1 - Comm Bond Revenue				
ACH	idvs2lib - IDVS2 Library/Parking	06/06/2018	90,000.00	Transfer to General Checking for Operating Expenses
ACH	idvs2lib - IDVS2 Library/Parking	06/28/2018	90,000.00	Transfer to fund new TCB General Checking Account
Total cobocap1 - Comm Bond Revenue			180,000.00	
condo2op - General Checking				
1317	cenlin - CenturyLink	06/07/2018	364.45	Telecom
1318	ipfscorp - IPFS Corporation	06/14/2018	4,383.02	Insurance - #2 of 11
1319	pugsou - Puget Sound Energy	06/14/2018	1,453.38	Natural Gas
1320	seacitli - Seattle City Light	06/14/2018	257.83	Electricity
1321	citseacu - City of Seattle-Combined Utilities	06/21/2018	14,575.70	Garbage/Waste Removal & Water/Sewer
1322	pdamaint - SCIDpda Maintenance Dept	06/21/2018	1,121.12	WOs
1323	cenlin - CenturyLink	06/28/2018	364.45	Telecom
Total condo2op - General Checking			22,519.95	
dvaop - General Checking				
3040	depcom - Dept of Commerce	06/07/2018	14,423.00	Loan Payment - Quarterly
3041	idvs2lib - IDVS2 Library/Parking	06/07/2018	17,612.92	Loan Payment - Monthly
3042	scidpda - SCIDpda	06/07/2018	13,157.46	ID Billing
3043	verwir - Verizon Wireless	06/07/2018	71.75	Telecom
3044	batcre - Bath Crest of Seattle	06/14/2018	434.90	UTO - Other Vendors
3045	buihar - Builders' Hardware & Supply Co	06/14/2018	558.42	Locks & Keys
3046	eltsys - ELTEC Systems, LLC	06/14/2018	610.47	Elevator - Contract
3047	hdsupp - HD Supply Facilities Maintenance, LTD	06/14/2018	355.55	Supplies
3048	lowes - Lowe's	06/14/2018	560.18	Appliances
3049	seacitli - Seattle City Light	06/14/2018	22.95	Electricity
3050	buihar - Builders' Hardware & Supply Co	06/21/2018	13.21	Locks & Keys
3051	idvs2con - IDVS2 Condo Association	06/21/2018	18,948.30	Condo Billing
3052	paclam - Pacific Lamp & Supply Company	06/21/2018	979.99	Supplies
3053	pdamaint - SCIDpda Maintenance Dept	06/21/2018	3,944.25	WOs
3054	sprague - Sprague	06/21/2018	307.11	Pest Control
3055	tunjen - Tung	06/21/2018	125.03	Tenant Retention
3056	watsec - Watson Security	06/21/2018	340.27	Locks & Keys
3057	keybankc - KeyBank	06/28/2018	760.14	Training/Small Tools & Equipment/Plumbing
3058	thepar - The Part Works, Inc.	06/28/2018	26.41	Supplies
ACH	idvsfh - IDVS 2 Family Housing LLC	06/15/2018	2,301.33	Replacement Reserve Payment - Monthly
ACH	idvsfh2 - IDVS 2 Family Housing LLC	06/15/2018	557.16	Operating Reserve Payment - Monthly
Total dvaop - General Checking			76,110.80	
hingsd2 - Security Deposit				
ACH	uyalunaq -	06/25/2018	450.00	Security Deposit Refund
Total hingsd2 - Security Deposit			450.00	
idvs1op - General Checking				
2969	cenlin - CenturyLink	06/07/2018	81.98	Telecom
2970	depcom - Dept of Commerce	06/07/2018	38,135.00	Loan Payment - Annual
2971	fidnat - Fidelity National Title Company of WA	06/07/2018	605.55	Professional Fees & Consulting
2972	idvs1co - IDVS 1 Commercial	06/07/2018	50.00	Transfer to Security Deposit Account
2973	scidpda - SCIDpda	06/07/2018	13,343.11	ID Billing
2974	verwir - Verizon Wireless	06/07/2018	12.87	Telecom
2975	cenlin - CenturyLink	06/14/2018	54.05	Telecom
2976	eltsys - ELTEC Systems, LLC	06/14/2018	413.45	Elevator - Contract
2977	ipfscorp - IPFS Corporation	06/14/2018	3,812.88	Insurance - #2 of 11
2978	pugsou - Puget Sound Energy	06/14/2018	1,232.55	Natural Gas
2979	repser - Republic Services	06/14/2018	1,163.35	Garbage/Waste Removal
2980	seacitli - Seattle City Light	06/14/2018	13,589.80	Electricity
2981	wasman - Waste Management of Seattle	06/14/2018	1,912.78	Garbage/Waste Removal

Check#	Vendor	Check Date	Total Check	Notes
2982	citseacu - City of Seattle-Combined Utilities	06/21/2018	10,844.66	Water/Sewer
2983	citseacu - City of Seattle-Combined Utilities	06/21/2018	70.40	Water/Sewer
2984	pdamaint - SCIDpda Maintenance Dept	06/21/2018	901.25	WOs
2985	sou gla - Southeast Glass, Inc	06/21/2018	379.85	Maintenance - Other Vendors
2986	denlou - Denise Louie Education Center	06/28/2018	1,000.00	Tenant Retention
2987	keybankc - KeyBank	06/28/2018	159.57	Small Tools & Equipment
2988	mckser - McKinstry Service	06/28/2018	644.08	Fire Systems/Sprinklers - Service Calls
2989	mtfuji - Mt Fuji Garden & Landscaping Inc.	06/28/2018	729.42	Landscaping
2990	sou gla - Southeast Glass, Inc	06/28/2018	275.75	Maintenance - Other Vendors
Total idvs1op - General Checking			89,412.35	
idvs2cns - General Checking				
698	scidpda - SCIDpda	06/07/2018	7,191.55	ID Billing
699	usbank - US Bank/TFM/97298300/Patty Schrandt	06/07/2018	14,794.79	Loan Layment - Monthly
700	eltsys - ELTEC Systems, LLC	06/14/2018	279.79	Elevator - Contract
701	idvs2lib - IDVS2 Library/Parking	06/14/2018	413.00	Event Parking Cash Income to Bond Revenue Account
702	idvs2con - IDVS2 Condo Association	06/21/2018	2,007.38	Condo Billing
Total idvs2cns - General Checking			24,686.51	
idvs2op4 - General Checking				
138	cenlin - CenturyLink	06/07/2018	257.34	Telecom
139	scidpda - SCIDpda	06/07/2018	869.75	ID Billing
140	verwir - Verizon Wireless	06/07/2018	13.79	Telecom
141	repser - Republic Services	06/14/2018	477.53	Garbage/Waste Removal
142	sprague - Sprague	06/14/2018	183.20	Pest Control
143	wasman - Waste Management of Seattle	06/14/2018	2,498.22	Garbage/Waste Removal
144	davdoo - Davis Door Service, Inc.	06/21/2018	168.31	Maintenance - Other Vendors
145	idvs2con - IDVS2 Condo Association	06/21/2018	3,528.69	Condo Billing
146	pdamaint - SCIDpda Maintenance Dept	06/21/2018	744.75	WOs
147	cascom - Cascade Company	06/28/2018	457.44	Janitorial - Supplies
148	keybankc - KeyBank	06/28/2018	82.55	Small Tools & Equipment
149	paclam - Pacific Lamp & Supply Company	06/28/2018	103.27	Supplies
Total idvs2op4 - General Checking			9,384.84	
idvsreve - Revenue Account-Trust				
ACH	idvs1co - IDVS 1 Commercial	06/06/2018	130,000.00	Transfer to General Checking for Operating Expenses
Total idvsreve - Revenue Account-Trust			130,000.00	
legacyop - General Checking				
9768	90001580 - Wu	06/01/2018	-14.15	Void (Tenant Refund) and re-issue from Wells Fargo checking
9911	90001217 - Chang	06/01/2018	-76.01	Void (Move out refund) and re-issue from Wells Fargo checking
10067	scidpda - SCIDpda	06/01/2018	35,000.00	Transfer for Payroll Expenses
400366	leghou - Legacy House	06/11/2018	4,152.30	Transfer account balance to new Wells Fargo checking account
Total legacyop - General Checking			39,062.14	
legopacc - General Checking				
156	hartfo - The Hartford	06/01/2018	578.57	Payroll Benefits - Life Insurance
157	idvs1co - IDVS 1 Commercial	06/01/2018	130.00	Employee Parking
158	kaifou - of Washington Options Inc	06/01/2018	17,194.62	Payroll Benefits - Medical
159	syssea - SYSCO Seattle Inc	06/01/2018	713.67	Program - Food Cost & Supplies
160	wasden - Delta Dental of Washington	06/01/2018	1,710.05	Payroll Benefits - Dental
161	bobjoh - Bob Johnson's Pharmacy	06/07/2018	80.67	Program - Supplies
162	depsoc - DSHS	06/07/2018	72.44	Refund DSHS Overpayment
163	kinori - King's Oriental Foods, Inc	06/07/2018	420.50	Program - Food Cost & Supplies
164	leaage - LeadingAge Washington	06/07/2018	291.15	Dues & Subscriptions
165	leaage - LeadingAge Washington	06/07/2018	477.59	Licenses
166	sprague - Sprague	06/07/2018	125.95	Pest Control
167	verwir - Verizon Wireless	06/07/2018	181.10	Telecom
168	wavbro - Wave Broadband	06/07/2018	193.71	Telecom
169	copinw - Copiers Northwest, Inc	06/14/2018	71.97	Copier Lease/Maintenance
170	delage - De Lage Landen Financial Services	06/14/2018	691.68	Copier Lease/Maintenance
171	eltsys - ELTEC Systems, LLC	06/14/2018	829.76	Elevator - Contract
172	favhea - Favorite Healthcare Staffing, Inc	06/14/2018	1,524.32	Program - Temporary Staffing
173	idvs1co - IDVS 1 Commercial	06/14/2018	36,495.07	Rent
174	infreh - Infinity Rehab	06/14/2018	1,729.70	Program - Temporary Staffing
175	lpfscorp - IPFS Corporation	06/14/2018	1,449.18	Insurance - #2 of 11
176	lowes - Lowe's	06/14/2018	8.35	Supplies
177	netser - Network Services Company	06/14/2018	496.06	Program - Supplies
178	wasman - Waste Management of Seattle	06/14/2018	1,169.40	Garbage/Waste Removal
179	allstre - Allstream	06/21/2018	674.99	Telecom
180	buihar - Builders' Hardware & Supply Co	06/21/2018	745.04	Locks & Keys
181	cscser - CSC Service Works, Inc.	06/21/2018	101.29	Program - Supplies
182	dinhea - Ding	06/21/2018	299.82	Program - Supplies
183	kincou - King County Finance	06/21/2018	4,043.50	Program - Delivery & Transportation
184	lamcar - Carrie Lam	06/21/2018	110.00	Training

Check#	Vendor	Check Date	Total Check	Notes
185	pdamaint - SCIDpda Maintenance Dept	06/21/2018	1,901.00	WOs
186	petcasof - Petty Cash - Office	06/21/2018	206.83	Training/Supplies/Program - Food Cost
187	sprfar - Springbrook Farms	06/21/2018	346.56	Program - Food Cost
188	steric - Stericycle, Inc.	06/21/2018	11.78	Program - Supplies
189	citpro - City Produce Company	06/28/2018	1,103.24	Program - Food Cost
190	fooser - Food Services of America	06/28/2018	5,789.36	Program - Food Cost
191	hdsupp - HD Supply Facilities Maintenance, LTD	06/28/2018	198.16	Supplies
192	keybankc - KeyBank	06/28/2018	628.67	Training/Staff Appreciation
193	kinori - King's Oriental Foods, Inc	06/28/2018	487.50	Program - Food Cost
194	petqua - Petschl's Quality Meats Inc	06/28/2018	901.05	Program - Food Cost
195	pmjans - Phnook	06/28/2018	235.00	UTO WOs
196	sprfar - Springbrook Farms	06/28/2018	173.28	Program - Food Cost
197	syssea - SYSCO Seattle Inc	06/28/2018	2,758.63	Program - Food Cost & Supplies
198	watsec - Watson Security	06/28/2018	83.59	Locks & Keys
ACH	scidpda - SCIDpda	06/28/2018	150,000.00	Transfer for Payroll Expenses
ACH	leghou - Legacy House	06/21/2018	2,187.50	Replacement Reserve Payment - Monthly
Total legopacc - General Checking			239,622.30	
nccomop2 - General Checking				
392	verwir - Verizon Wireless	06/07/2018	6.44	Telecom
393	eltsys - ELTEC Systems, LLC	06/14/2018	249.73	Elevator - Contract
394	pdamaint - SCIDpda Maintenance Dept	06/14/2018	0.00	Void
395	scidpda - SCIDpda	06/14/2018	0.00	Void
396	seacitli - Seattle City Light	06/14/2018	663.16	Electricity
397	wasman - Waste Management of Seattle	06/14/2018	27.50	Garbage/Waste Removal
398	citseacu - City of Seattle-Combined Utilities	06/21/2018	2,785.69	Water/Sewer
399	citseatr - City of Seattle	06/21/2018	85.00	Permit
400	pdamaint - SCIDpda Maintenance Dept	06/21/2018	3,752.25	WOs
401	hdsupp - HD Supply Facilities Maintenance, LTD	06/28/2018	160.72	Supplies
ACH	newcenmt - New Central Hotel Master Tenant LLC	06/25/2018	22,102.05	Rent
ACH	pdamaint - SCIDpda Maintenance Dept	06/07/2018	87.50	WOs
ACH	scidpda - SCIDpda	06/07/2018	812.19	ID Billing
Total nccomop2 - General Checking			30,732.23	
nchotop - General Checking				
159	easwes - East-West Investment Co.	06/07/2018	4,773.08	Ground Lease
160	ipfscorp - IPFS Corporation	06/14/2018	2,785.29	Insurance - #2 of 11
ACH	welfar - Wells Fargo	06/07/2018	19,549.92	Loan Payment - Monthly
ACH	newcenth - New Central Hotel LLC	06/15/2018	1,097.56	Replacement Reserve Payment - Monthly
Total nchotop - General Checking			28,205.85	
ncmaster - General Checking				
ACH	newcenth - New Central Hotel LLC	06/21/2018	38,662.79	Rent
Total ncmaster - General Checking			38,662.79	
ncresop - General Checking				
463	cenlin - CenturyLink	06/07/2018	54.05	Telecom
464	verwir - Verizon Wireless	06/07/2018	36.18	Telecom
465	eltsys - ELTEC Systems, LLC	06/14/2018	249.73	Elevator - Contract
466	hdsupp - HD Supply Facilities Maintenance, LTD	06/14/2018	380.27	Supplies
467	pugsou - Puget Sound Energy	06/14/2018	330.86	Natural Gas
468	scidpda - SCIDpda	06/14/2018	0.00	Void
469	citseacu - City of Seattle-Combined Utilities	06/21/2018	2,866.92	Garbage/Waste Removal & Water/Sewer
470	citseacu - City of Seattle-Combined Utilities	06/21/2018	78.00	Water/Sewer
471	citseatr - City of Seattle	06/21/2018	85.00	Permit
472	eltsys - ELTEC Systems, LLC	06/21/2018	689.78	Elevator - Service Calls
473	tunjen - Tung	06/21/2018	21.30	Tenant Retention
474	eltsys - ELTEC Systems, LLC	06/28/2018	445.36	Elevator - Service Calls
475	hdsupp - HD Supply Facilities Maintenance, LTD	06/28/2018	9.64	Supplies
476	keybankc - KeyBank	06/28/2018	33.31	Training/Telecom/Small Tools & Equipment
477	pacclam - Pacific Lamp & Supply Company	06/28/2018	111.98	Supplies
478	seacitli - Seattle City Light	06/28/2018	32,159.55	Electricity
ACH	newcentr - SCIDPDA New Central Apartments, Inc	06/04/2018	3,329.00	Residual Receipts Deposit - 2017
ACH	scidpda - SCIDpda	06/04/2018	47,040.00	2017 YE Surplus Cash Distribution
ACH	unista - United States Treasury	06/15/2018	5,000.00	Income Taxes Deposit - Q2
ACH	newcenmt - New Central Hotel Master Tenant LLC	06/25/2018	17,644.41	Rent
ACH	scidpda - SCIDpda	06/07/2018	5,029.06	ID Billing
ACH	newcentr - SCIDPDA New Central Apartments, Inc	06/15/2018	361.00	Replacement Reserve Payment - Monthly
Total ncresop - General Checking			115,955.40	
nutrirop3 - General Checking				
151	hartfo - The Hartford	06/01/2018	19.76	Payroll Benefits - Life Insurance
152	kaifou - of Washington Options Inc	06/01/2018	306.27	Payroll Benefits - Medical
153	wasden - Delta Dental of Washington	06/01/2018	78.70	Payroll Benefits - Dental
154	bushcomm - SCIDpda Bush Hotel Commercial	06/07/2018	4,699.08	Rent

Check#	Vendor	Check Date	Total Check	Notes
155	kinori - King's Oriental Foods, Inc	06/07/2018	35.00	Program - Food Cost
156	merpar - Merchants Parking Assoc.	06/14/2018	545.00	Program - Transportation
157	petcasof - Petty Cash - Office	06/21/2018	26.60	Program - Supplies
158	powcle - PowerClean	06/28/2018	578.03	R&M - Other
ACH	leghou - Legacy House	06/14/2018	2,796.48	LH Meals
Total nutriop3 - General Checking			9,084.92	
pdaop - General Checking				
6647	laumon - Lauw	06/08/2018	-11.00	Void (licenses) and re-issue from Wells Fargo checking
7124	casnet - Cascade Networks, Inc.	06/08/2018	-245.72	Void (Telecom) and re-issue from Wells Fargo checking
7438	scidpda - SCIDpda	06/01/2018	40,000.00	Transfer to fund new Wells Fargo checking account
10118	stwab&o - Department of Revenue	06/08/2018	17.29	B&O Taxes
32318	stwab&o - Department of Revenue	06/08/2018	-205.11	B&O Taxes Refund
42518	stwab&o - Department of Revenue	06/08/2018	-395.13	B&O Taxes Refund
60818	cbiz - CBIZ	06/08/2018	-35.00	Payroll
122117	stwab&o - Department of Revenue	06/08/2018	960.00	B&O Taxes
6072018	qquest - Qquest Payroll Services	06/07/2018	124,537.39	Payroll
Total pdaop - General Checking			164,622.72	
pdaopacc - General Checking				
114	hartfo - The Hartford	06/01/2018	675.47	Payroll Benefits - Life Insurance
115	idvs1co - IDVS 1 Commercial	06/01/2018	390.00	Employee Parking
116	idvs2lib - IDVS2 Library/Parking	06/01/2018	130.00	Employee Parking
117	kaifou - of Washington Options Inc	06/01/2018	16,642.15	Payroll Benefits - Medical
118	wasden - Delta Dental of Washington	06/01/2018	1,839.15	Payroll Benefits - Dental
119	bushcomm - SCIDpda Bush Hotel Commercial	06/07/2018	11,206.60	Rent
120	meetin - MeetingOne	06/07/2018	40.45	Telecom
121	navben - Navia Benefit Solutions	06/07/2018	50.00	Payroll Benefits
122	omumik - Omura	06/07/2018	1,296.00	Permit
123	paclaw - Pacifica Law Group	06/07/2018	4,134.00	Legal - Administrative
124	phiins - Philadelphia Insurance Companies	06/07/2018	916.39	Insurance - #1 of 9
125	supgra - GM Nameplate, Inc./Super Graphics	06/07/2018	5,380.96	IDEA Space/Program - Subcontracts
126	verwir - Verizon Wireless	06/07/2018	662.90	Telecom
127	casnet - Cascade Networks, Inc.	06/14/2018	245.72	Telecom
128	cenlin - CenturyLink	06/14/2018	111.60	Telecom
129	danrac - Danh	06/14/2018	35.00	Payroll
130	ethbus - Ethnic Business Coalition	06/14/2018	9,600.00	EBC/Program - Subcontracts
131	laumon - Lauw	06/14/2018	11.00	Licenses
132	net2ph - Net2Phone Inc.	06/14/2018	662.95	Telecom
133	offdep - Office Depot	06/14/2018	167.39	Office Supplies
134	pitbowgf - Pitney Bowes Global Financial Services	06/14/2018	128.84	Postage
135	spalig - SparkLab Lighting Design, LLC	06/14/2018	9,886.25	IDEA Space/Program Professional Fees & Consulting
136	tecave - Techie Avenger Inc	06/14/2018	2,390.35	Computer - Maintenance
137	nguson - Nguyen	06/21/2018	65.54	IDEA Space/Travel - Activities
138	offdep - Office Depot	06/21/2018	60.56	Office Supplies
139	bushcomm - SCIDpda Bush Hotel Commercial	06/25/2018	5,000.00	Cash Flow Loan
140	intthi - Interpret This Inc	06/28/2018	338.12	IDEA Space/Translation/Interpreters
141	keybankc - KeyBank	06/28/2018	5,142.36	Dues & Subscriptions/Travel/Computer Hardware/Office Supplies
142	ricusa - Ricoh USA, Inc	06/28/2018	408.03	Copier Lease/Maintenance
143	secima - Security Imaging Corporation	06/28/2018	15.96	Office Supplies & Equipment
144	wavbro - Wave Broadband	06/28/2018	132.45	Telecom
ACH	stwab&o - Department of Revenue	06/20/2018	238.12	B&O Taxes
ACH	qquest - Qquest Payroll Services	06/21/2018	129,430.56	Payroll
Total pdaopacc - General Checking			207,434.87	
			1,784,899.86	

Concurrence Requests:

Staff are required to seek concurrence for items that:

- *the consideration exchanged or received by the SCIDpda exceeds \$10,000, or*
- *the performance by the SCIDpda extends over a one year period.*

July 2018 Items

Leases – Louise Mok/Julie Neilson staff leads

- **One World Now!** (global teen leadership development program) signed a 3 year lease starting July 1, 2018 at New Central in the space next to Tuesday Scarves (former travel agency) paying \$2,000/mo + NNN. Old rent was \$1512 + NNN.
- **Love Work, PLLP** (acupuncture & herbal medicine) is scheduled to sign a 5 year lease this week effective July 1, 2018 at Bush in the other former travel agency space paying \$3000/mo + NNN. Old rent \$2743 + NNN.

Contracts– Jamie Lee, staff lead

\$162,500 – Business Support Services for Immigrant and Minority-Owned Businesses

\$47,500 – Business Support Services for Business in High Risk Displacement Areas

Contracts– Mike Omura, staff lead

A concurrence request for contract with NHAW for \$33,500 for project management and owner rep services to be provided by SCIDpda for the JCCCW Breezeway Project.

SCIDpda Staff Reports – July 2018

Senior Service

Emiko Mizuki

Assisted Living

- Two (2) unit turnovers in June
- Vacancy report shows 24 days but adjusted number is 14 due to couple residing in one unit
- 10 annual assessments were completed
- Temporary relief from Favorite Staffing for graveyard/weekend shifts

Adult Day Services

- Received notification the Annual Audit will be conducted on August 8 and August 9th, 2018
- Discussions continue with Transia to increase our collaboration efforts around transportation
- The Occupational Therapy needs of new clients and higher acuity levels has triggered an increase in OT/RN skilled services

Congregate Meal Program (CMP)

- City of Seattle performed the annual audit with no exceptions and high marks for the program
- Numbers have been increasing and will seek additional funding in the Fall 2018

Additional Information

- Meetings and discussions continue between Legacy House and ICHS. Construction of the Nursing area is scheduled to begin the week of August 13, 2018.
- A Letter of Intent to partner with Chinese Information and Service Center's (CISC) Sunshine Garden Chinese Senior Community Center has been submitted. If the RFQ is awarded, CISC program staff will provide activities, wellness education and social service support once a week to our CMP clients. The award is for \$9,999 over a 6 month period (July – Dec 2018)

Real Estate Development

Michael Omura

SCIDpda Direct Involvement

Pacific Medical North Lot

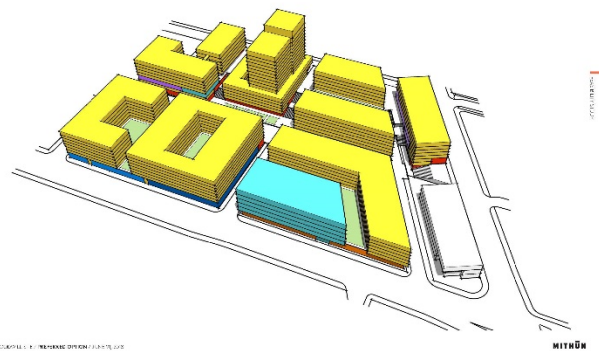
The current design contemplates a building(s) that are comprised of AiPACE (23,000 sq. ft.), 264 affordable family units, 41 senior units and 9,500 sq. ft. of childcare. Currently it is planned that we will develop and own the building and then condominiumize the AiPACE portion of the building. The Speaker is directing PHPDA to have the entire project be owned & developed by SCIDpda. **Staff and consultant are evaluating this and developing a financial analysis to determine the funding need for this project. We have asked 3 Board members and 3 others with experience in complex development projects to serve as an advisory committee members for this project. First meeting will be held on 7/19.**



Goodwill Site

The SCIDpda has entered into a MOU with Goodwill, Lake Union Partners, and Capitol Hill Housing to create a feasibility analysis of the nearly 8 acre site. The program for the site will include a new flagship store for Goodwill and relocation of the warehousing and fleet parking, SCIDpda and CHH will develop affordable housing and community facilities. Early scenarios contemplate about 400 affordable housing units that SCIDpda would split with CHH. The feasibility of the affordable housing depends on whether the City would be willing to land swap the Charles Street site for the affordable units. **Initial Feasibility Study draft was submitted to GW staff on 7/9/2018 and GW will schedule a GW Real Estate Committee meeting July 16th. Still lots of work to do, with no decisions anticipated by GW til end of 2018.**

3D MASSING



Renovation of the Louisa Hotel

Construction began in December with the removal of hazardous materials. It is anticipated that the project will be completed by mid-2019.

Intracorp Development – Acme Poultry Site

Project is under construction and anticipated to be complete in May of 2019. **SCIDpda has started discussions with Intracorp about potential for master lease of the retail space. ****



Inland Development – 10th & Jackson

Construction is well underway and vertical support structures of the 1st floor are now being formed and poured. Construction is slated to be completed by 2nd Quarter of 2019.

JCCCW Phase 1 Breezeway

The Nikkei Heritage Association of Washington (NHAW) that owns and operates the buildings located between Rainier and 16th on Weller St has engaged the SCIDpda to act as owners representatives and project manager for a small renovation of the connection between the two main buildings.

Future Projects/Opportunities

SCIDpda Direct Involvement

SHA King County Records Site

An RFP was issued to non-profit developers by SHA for the KC Records site located just east of the intersection at 12th & Yesler. The RFP is due at the end of August and we are teaming with Capitol Hill Housing in this pursuit.

Bing Kung

We have met with the Bing Kung leaders and they would like the PDA to move forward with initial studies. We are working on pulling together a MOU for to assist them for the next few months. The seismic repair work has begun and is on going.

URM/Historic Core Renovation

The investor that has been brought on board for the Louisa Hotel is interested in raising funds to renovate existing underutilized and vacant upper levels of many of our historic buildings in the core of the CID. SCIDpda has begun to strategize with the investor on reaching out to the owners of the buildings, the City and community leaders.

Other Projects in the Neighborhood

Four Seas

Interim and Edge Development has submitted to Office of Housing for plans to develop the ¼ block site of the Four Seas Restaurant for a mixed use development with affordable housing and commercial. **The project had the initial Briefing for ISRD at the June 26th meeting and there were no issues raised by the**

Board. Staff did submit a letter comment regarding the lack of community engagement for the project.

Interim

Interim has purchased a 12,000 SF parcel on King Street between 10th and 12th (Acme Poultry parking site) and plans to develop affordable housing.

Linc's Tackle Site

Plymouth Housing will be developing a mixed use project on this site with 105 studio units. One concern expressed by some community members is that the majority of the commercial space will be for Plymouth Housing Maintenance. Anticipated construction by fall 2018 and completion by 2020

Jackson Steps (formerly Asian Plaza)

The project has been approved with conditions by the Director of SDCI since the Board was split on this. The entire project is now on the market for sale to potential developers. **No sale of the project/property to date.**

Hotel on 8th Ave. S

An ISRD Briefing was held on May 23rd and it was a disruptive meeting led primarily by the CID Coalition. There has not been any news about what the status of the project is at this time.

DA-LI Development

The developers and their design team will presented the project at the fifth briefing for ISRD on 4/24/18. The ISRD generally agreed with the massing concept however there were concerns raised about the retail space on the corner of 5th & Main.

Site on Main and Maynard

Hotel Concepts has purchase the site on the SE corner of Maynard and Main and plans to develop a residential high rise. They are the same developers as the 8th & Lane hotel across from Legacy House that had caused controversy in the CID

Site on 5th and Washington

Toyoko Inn has purchased the ¼ block site directly north of the Da-Li development. The purchase price quoted in the DJC was over \$10M.

Bush Garden Site

Staff has met with Vibrant Cities the owner of the Bush Garden building and the parcel south of that building to discuss issues related to the development of that site not only as a CDC in the neighborhood but as the owners of the building adjacent to the site. The project will need to go through the ISRD to initially determine the historic significance of the building before briefing the Board on the development proposal.**

5th & Jackson

Tomio Moriguchi and his design team presented the to the ISRD a briefing of the potential development of the existing parking lot at the corner of 5th & Jackson, a 24 story, 200 unit apartment with a 150 unit hotel and below grade parking. **At the ISRD briefing on 5/8 there were many concerns raised about the street frontage of the project as well as the internal courtyard maikoand the retail space that is below grade.****

Development Activity on the Periphery of CID

“S” Project – A 990,000 SF office development on 6th Ave. S and Airport Way just south of Dearborn. The project has had 2 Early Design Guidance reviews through the South East Review District. One building of the complex is located in the ISRD and will go through the ISRD process.

Westcoast Printing site – A 200 unit six story residential development is proposed for the old West Coast Printing site and was presented at the SE DRB on 9/27. No minutes of the EDG meeting is available at this time.

Community Initiatives

Jamie Lee

Hing Hay Coworks/Business Resources

We had 31 memberships in Hing Hay Coworks in June and have had a few more sign-ups since. It continues to be busy with members and the upcoming Hing Hay Coworks Arts and Crafts Fair. The event is on July 19 from 5-9pm, with both craft and food vendors. We have over 20 AAPI vendors showing up! We also celebrated Hing Hay Cowork’s three year anniversary this month. We currently have two fixed desks and an office open – please let us know if you know of anyone!

Public Space

The **Hing Hay Park** sign project will have a second design party in Hing Hay Park on July 19. This will be the second outreach event for this process, in addition to ongoing committee meetings. Stop by on your way into the Hing Hay Arts and Crafts Fair.

The **CID Lighting Study** is near complete, with final comments due on the final draft this week. The study includes assessment of current lighting conditions, community feedback on the lighting across the neighborhood, and recommendations for better lighting in the neighborhood. I will share the study with you (and interactive map!) when complete.

The **Jackson St. Hub** project, which is a partnership between the Alliance for Pioneer Square and SCIDpda to study the areas around Jackson St. between King St. Station and the International District Station held public outreach event on June 21 on the Union Station plaza. Around 170 individuals stopped by to give their feedback. Walking audits of the area also took place around this time. We are now collating the data.

Events

* indicates PDA event.

- **July 19** (roughly 5-9pm) – we will be hosting our ***Hing Hay Coworks Arts & Crafts Fair**. Also that night is the CIDBIA’s neighborhood Foodwalk, the Wing Luke’s JamFest, and, activation of Canton and Nihonmachi Alleys.
- **August 7** is National Night Out
- **August 10** is our ***IDEA Space 10 year/donor event** at Pho Bac (the red boat!). Please also mark your calendars for that! Official invite going out in a few weeks.
- **August 26** is Celebrate Little Saigon and the CID Kickball Game
- **September 14** is the Mid-Autumn Moon Festival

Development & Communications

Joseph Guanlao

SCIDpda Summer Bash: Celebrating 10 Years of IDEA Space

“Donor Engagement Event” couched as IDEA Space 10-Year Event: This is very much a celebration of IDEA Space/Community Initiatives as it is a way for us to engage strangers, friends, and potential allies/donors into the SCIDpda fold. (The type of people who may not be able to afford the ticket price of the annual fundraiser, but may grow into that person someday. Or, more broadly, anyone who might care about the neighborhood and would want to support SCIDpda’s work in the future.) We will essentially piggy-back on the excitement of this event to carry momentum into our annual fundraiser.

- This is the “low-barrier to entry” event the Fundraising Committee has been discussing since last year. There will be an optional neighborhood tour prior to the event. The tour and the party are both free, and we ask that people RSVP: bit.ly/scidpdabash
- IDEA Space will also unveil its move to re-brand itself as SCIDpda Community Initiatives, and explain the relationship between IDEA Space and SCIDpda.
- The event has now gone live, with an email invitation sent out, Facebook event, and an advertisement going into the upcoming issue of the International Examiner.

Boardmembers Action Items - We ask that the board confirm they are going via the Facebook event, invite people to the event (as part of their goal to cultivate three relationships for SCIDpda in their role as board members), and use this as a chance to engage the network fostered by SCIDpda’s work in the community.

Grants

- **BECF Grant:** We received notice that the application we submitted to the Employees Community Fund of Boeing for furniture and renovation of the Bush Hotel Lobby is moving forward in the grant process. The grant request will be up for funding consideration at our November 12, 2018 board meeting. We are awaiting a site visit to be scheduled a few weeks prior to that date.
- **Bank of America Grant:** We submitted an application seeking general operating support from BoA Charitable Foundation in response to their RFP, which had a priority focus on “economic mobility and social progress focused on the needs of the community by investing in affordable housing and community revitalization.”

Fundraising

Auction items, Raise the Paddle Theme, and engaging donors are our current priorities. Joseph and Jamie will send out more information regarding these items.

Executive Director

Maiko Winkler-Chin

The Executive Director’s report will be given later.

SCIDPDA MONTHLY MANAGEMENT REPORT

July 2018

Property Management

Commercial Vacancy as of 6/30/2018

Property	Total Sq Ft	Vacant sf	Percent Vacant	Notice To Vacate	Month to Month
IDVS 1	86,039	0	0.00%	0	0
IDVS II	5,899	0	0.00%	0	0
New Central	21,288	1100	5.17%	1	0
Bush Hotel	28,178	1603	5.69%	0	0
Jackson	4,918	0	0%	0	0
Portfolio Total	146,322	2703	1.85%	1	0

Leasing Activity and Property Notes:

One World Now signed a 3 year lease on June 29th to begin July 1st. They replace the travel agency that moved out of New Central. The travel agency lease does not expire until August so they continued to pay rent through June 30. We have some interested tenants to replace Mak Fai, who moved out of NC at the end of March.

We have agreed to terms with the acupuncture business, Love Work. It is a five-year lease at the Bush beginning July 1st.

Residential Vacancy as of 6/30/2018

	June 2018	YTD	2018 Budget
PDA-Owned Properties			
Bush Residential	0.35%	1.69%	2.00%
Domingo Viernes Apartments	0.00%	0.40%	2.00%
New Central Apartments	0.00%	0.75%	2.00%
PDA-Managed Properties			
Eastern Hotel	2.25%	1.87%	2.00%
Nihonmachi Terrace	2.55%	1.20%	4.00%
NP Hotel	0.58%	2.29%	2.00%
Jackson Apartments	0.00%	0.00%	1.50%

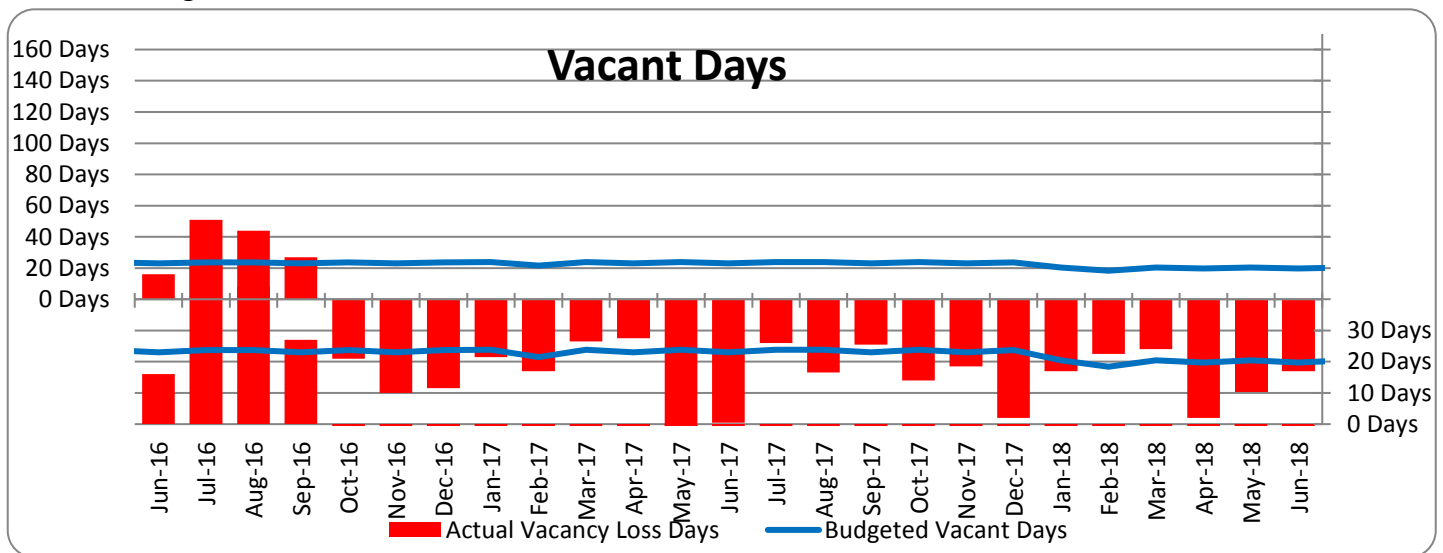
We had extended vacancies at NP Hotel due to difficulty in turning two unit – one was vacant 154 days, the other was 61 with our goal being a maximum of 30 days. One of the units needed a major overhaul – new cupboards, flooring, and plumbing fixtures. We're working with maintenance to ensure we hit our budgeted goal of 2% by year-end by keeping future vacancy turns under 20 days.

Senior Services

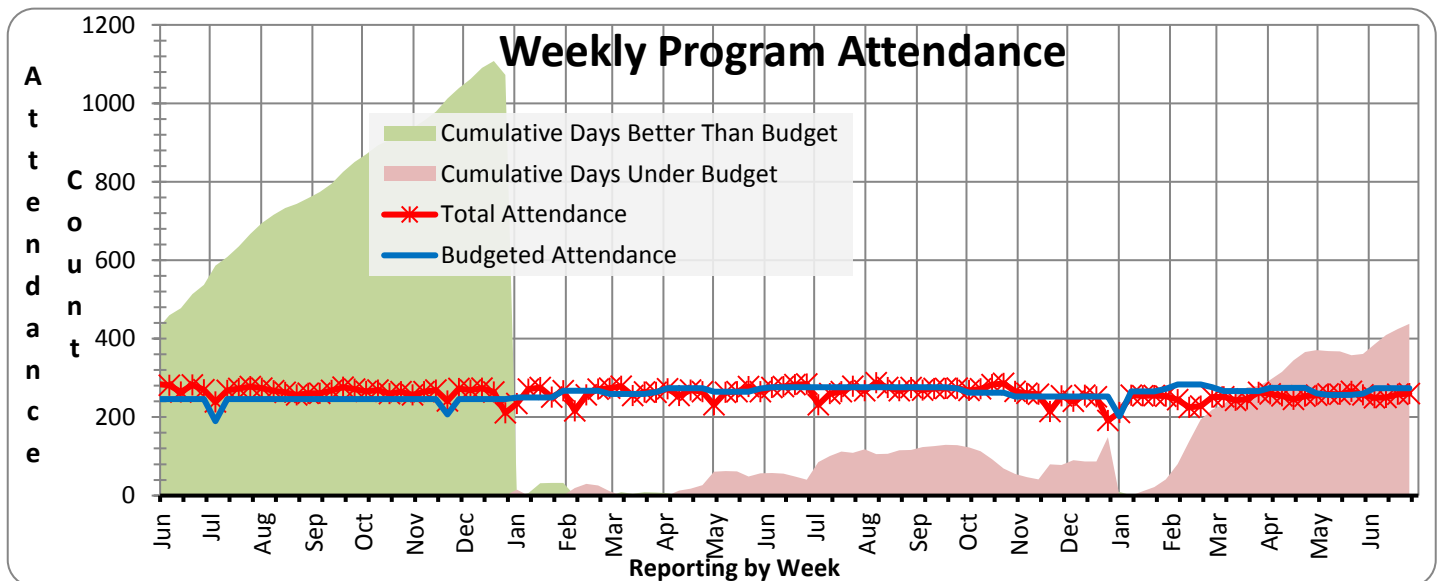
The positive variance for Assisted Living continues into June. Vacancy loss through June was budgeted at 119 days, with an actual vacancy loss of <294> days, making the net vacancy number less than budget through June by 413 days. The vacancy loss continues to be a net negative because of quick turn over time to bring on new residents. As of June there are now 4 rooms occupied by couples. Assisted Living revenue is greater than budget by approximately \$26K. The State Legislature also approved Bridge Funding for Assisted Living facilities that have a large percentage of Medicaid residents. This funding, will begin in July and is estimated to be approximately \$58K for 2018.

ADS attendance is below budget through June by 438 days. Revenue for the ADS program is below budget through June by approximately \$32K. Attendance continues to lag behind budget expectations. It has been affected by vacancies for AL taking up resources to focus on filling the AL vacancies, DSHS not allowing some Assisted Living residents to continue in the ADS program and the flu season that hit particularly hard early in the year. Staff remains focused on bringing in new clients.

Assisted Living



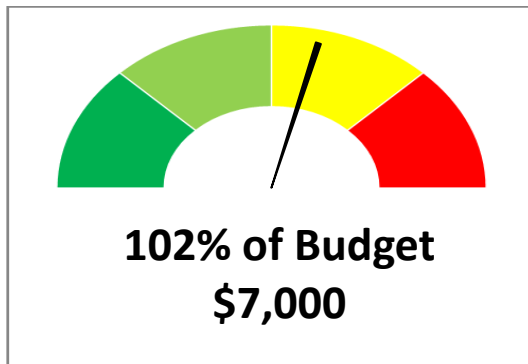
Adult Day Program



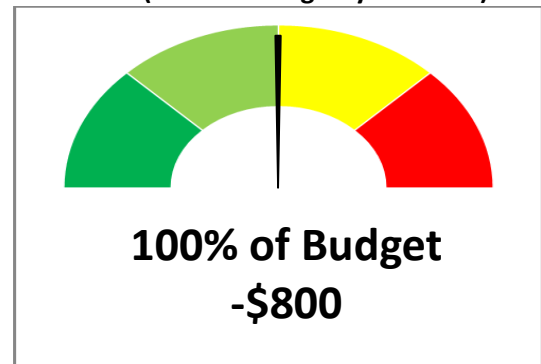
Payroll

Payroll and Benefits Expense actual to budget through June total \$25.8K over budget. Admin's variance is largely due to PTO accruals. Senior Services has had large amounts of overtime while covering for staff that is on PTO and FMLA.

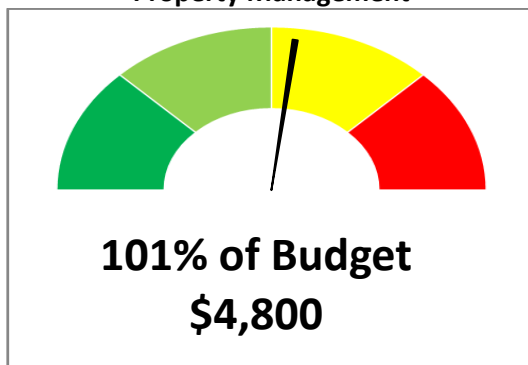
Admin



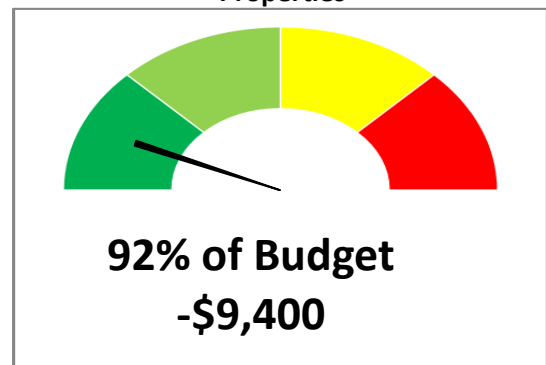
IDEA (Includes Hing Hay Coworks)



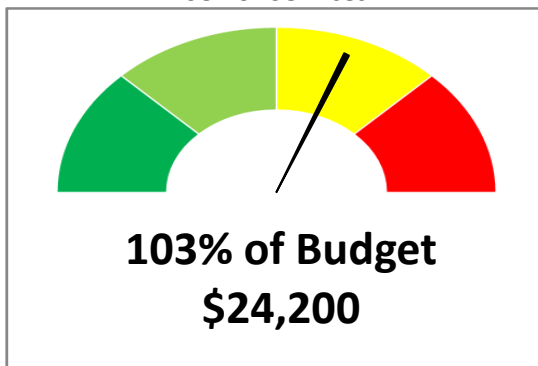
Property Management



Properties



Senior Services



Resolution 18-07-17-__

RESOLUTION OF SEATTLE CHINATOWN INTERNATIONAL DISTRICT PRESERVATION AND DEVELOPMENT AUTHORITY

Seattle Chinatown International District Preservation and Development Authority (SCIDpda), a Washington public authority (Authority), currently employs approximately 80 full and part-time individuals, totaling 71 FTE's.

Whereas, the SCIDpda Board (Board) established a strategic plan for the years 2017-2020. The Board desires to reward positive performance of the staff by providing an incentive to all permanent staff for meeting and/or exceeding the specified Authority goals.

Whereas, the Board approved a 2018 Incentive Plan with the following goals:

- Organization Financially Sustainable
 - Payoff Credit Line – ***paid off January 2018, no further borrowing***
 - Refinance Bush Hotel Commercial Loans – ***completed May 2018***
- Buildings Financially Sustainable
 - Commercial Vacancy below 10% - ***commercial vacancy 1.85% as of June 30, 2018***
 - Assisted Living Vacancy below budget – ***vacancy 413 days below budget as of June 30, 2018***
- More Housing Units/Options
 - Senior Services transition to ICHS - ***Board approved Leases, General Assignment Agreement, and First Amendment to the Assumption Agreement in June 2018***
- More Positive Businesses
 - Recruit desirable businesses to vacant spaces – ***2 new leases signed as of June 30, 2018***
 - Assist businesses in technical assistance around issues such as financials, marketing, regulatory laws, etc. – ***assisted over 50 businesses by June 30, held roughly 5 workshops or one-on-one sessions***
- More Housing Units/Options Stronger Community Relations
 - Support neighborhood wide efforts in public safety – ***Completed the 2018 public safety survey, surveying close to 600 community members of the CID. Continue to sit on and support the CID Public Safety Council.***
 - Support property owners in building improvements – ***assisted at least five property owners on improvements to their buildings as of June 30, 2018***

Additionally, the Board recognizes the following goals outlined in the strategic plan that were accomplished for the year 2017:

2017 Strategic Plan Accomplishments

- **More Housing Units and Options**
 - Selected as Property Manager for the Louisa Hotel.
 - This will produce 84 units of 60% - 100% of AMI. Targeting opening date of 3/31/19
 - Construction to begin in December 2017
 - Predevelopment loan repaid in November
 - Sustainability plan for Senior Services
 - In discussions with ICHS to take over Senior Service operations
 - Target for 9/2018 but budget shows Senior Services programs for all of 2018
 - Involvement with real estate development projects
 - Inland
 - Pac Med North Lot
 - ACME Poultry Site
 - Influence design/tenancy/ control
 - Asian Plaza
 - Dali
- **More Positive Businesses**
 - Retail recruiter focused on recruiting businesses to CID
 - Declined to renew lease on Gold & Silver Traders – targeting a more desirable business
 - Sustainability of HHC
 - Have determined HHC will not be a major rental revenue source but is positive for the building and area.
 - When excluding payments of internal costs (rent, management fee, interest to PDA), HHC covers expenses.
 - Will continue to operate as is and utilize for business generation, events and TA.
- **Stronger Community Connections**
 - Canton Alley paved – completed and activated
 - Nihonmachi Alley – lighting and murals
 - Hired Public Safety Coordinator
 - Working on Emergency Preparedness – have completed walk through of our buildings and recommendations forthcoming
- **PDA Buildings Financially Sustainable**
 - All SCIDpda's commercial space leased in 2017

- Longer leases with bigger escalations and NNN signed
- Have a capital improvement plan (CAN) and have included these items in 5 year capital budget
- Began reserve building for commercial spaces and operational reserve for SCIDpda.
- **PDA's Organizational Sustainability is Strengthened**
 - Developed current year forecast and 2 year budget model
 - Refunded bonds and debt, resulting in significant annual savings
 - 2016 compensation survey completed and discrepancies identified. Raises given in 2017 to bridge some of the gap. Salary increases budgeted for 2018 and 2019. On target to provide annual compensation increases into the future
 - Targeted trainings specific for individuals.
 - Updated Employee Handbook and Accounting Policies and Procedures

Having met the above listed goals, The SCIDpda Board therefore resolves that the incentive pay is authorized and approved to be distributed to employees who began employment on or before January 1, 2018, were employed as of June 30, 2018 and remained employed through July 31, 2018. Checks will be delivered to employees on August 2, 2018. The incentive will be distributed as follows:

- \$500 for each permanent staff FTE, or proportional amount for part-time employee, who has worked for the Authority from 6 months to 1 year as of 6/30/18.
- \$1,500 for each permanent staff FTE, or proportional amount for part-time employee, who has worked for the Authority from 1+ to 5 years as of 6/30/18.
- \$3,500 for each permanent staff FTE, or proportional amount for part-time employee, who has worked for the Authority from 5+ to 10 years as of 6/30/18.
- \$5,000 for each permanent staff FTE, or proportional amount for part-time employee who has worked for the Authority from 10+ years as of 6/30/18.

Board Chair

Date

Board Treasurer

Date