



Lewiston Urban Renewal Agency
****AMENDED**REGULAR MEETING AGENDA**
June 9, 2026 - 12:00 PM
Lewiston City Hall – Back Conference Room – 1134 F Street
Lewiston, Idaho 83501

Seating will be available on a first-come, first-served basis.

I. CALL TO ORDER

II. CITIZEN COMMENTS

An opportunity for citizens to address the Agency. Citizens are asked to limit their time to three (3) minutes each. Comments and questions can be made by: 1) attending in-person; 2) emailing comments and questions prior to the start of the meeting to sgrow@cityoflewiston.org or dortiz@cityoflewiston.org; 3) mailing written comments prior to the start of the meeting to Katie Hollingshead, PO Box 617, Lewiston ID 83501; or 4) calling 208-746-1318 x 7265 and leaving a message. Your comments will then be forwarded to the Urban Renewal Agency.

III. ACTIVE AGENDA

- A. APPROVAL OF APRIL 14, 2026 MEETING MINUTES (ACTION ITEM)
- B. O'SULLIVAN LEGAL PLLC, LEGAL SERVICES, APRIL 2026, \$487.50 (ACTION ITEM)
- C. PRESNELL GAGE, PLLC, AUDIT OF FINANCIAL STATEMENTS FOR 2025 FISCAL YEAR, \$5,600.00 (ACTION ITEM)
- D. CITY OF LEWISTON REIMBURSEMENT REQUEST FOR EAST ORCHARDS SEWER PHASE 3 CONSTRUCTION PROJECT, \$341,469.37 FOR M.L. ALBRIGHTS (ACTION ITEM)
- E. BRYDEN AVENUE RECONSTRUCTION STAGE 1 REQUEST, \$200,000. (ACTION ITEM)
- F. REVIEW OF FINANCIAL SUMMARIES (INFORMATION ITEM)
 - 1. APRIL 2026
 - 2. MAY 2026

IV. STAFF - BOARD COMMUNICATIONS

- A. BOARD MEMBER COMMENTS
- B. STAFF COMMENTS
 - 1. SOLICITATION OF BOARD MEMBERS TO ATTEND THE NEXT REGULARLY SCHEDULED MEETING OF JULY 14, 2026 (REVIEW OF DRAFT BUDGET FOR FISCAL YEAR 2027).

V. **ADJOURNMENT** - Action Item

The City of Lewiston is committed to providing access and reasonable accommodation in its services, programs, and activities and encourages qualified persons with disabilities to participate. If you anticipate needing any type of accommodation or have questions about the physical access provided at this meeting, please contact Nikki Province, ADA Coordinator, at least forty-eight (48) hours in advance of the meeting at 208-746-3671 x 6211.

April
14, 2026

THE URBAN RENEWAL AGENCY BOARD OF THE CITY OF LEWISTON, IDAHO, met in a regular meeting Tuesday, April 14, 2026, at Lewiston City Hall. Chair Tim Switzer called the meeting to order at 12:00 p.m.

I. CALL TO ORDER

BOARD MEMBERS PRESENT: Tim Switzer, Chairperson; A.L. “Butch” Alford; Joe Anderson, Vice Chair; Doug Havens; Sheila Bond; Kasee Forsmann; Linnea Noreen;

BOARD MEMBERS EXCUSED: None

STAFF MEMBERS PRESENT: Katie Hollingshead, URA Director;

OTHERS PRESENT: Thad O’Sullivan, URA Legal Counsel (via Zoom); Luke Antonich, City Engineer; Shannon Grow, Community Development Director; Sujata Connell, Idaho Department of Environmental Quality; Leighann Conniff, Idaho Department of Environmental Quality; David McIntyre, Idaho Department of Environmental Quality; Sherise Bruce, North Central District Public Health;

II. CITIZEN COMMENTS

None.

III. ACTIVE AGENDA (ACTION ITEM)

A. Approval of Minutes, March 10, 2026 – Action Item

Chair Switzer asked the board if there were any questions. There were none. Board members Alford and Havens moved and seconded, respectively, to approve the March 10, 2026 minutes as amended. Motion carried 7-0.

B. Approval of Invoices – Action Item

1. O’ Sullivan Legal PLLC, Legal Services, March 2026, \$325.00

Chair Switzer asked if there were any questions. There were none. Vice Chair Anderson and Board member Havens moved and seconded, respectively, to approve. Motion carried 7-0.

2. ICRMP Insurance Premium, 2nd half of annual premium, \$1319.00

Chair Switzer asked if there were any questions. There were none. Vice Chair Anderson and Board member Bond, moved and seconded, respectively to approve. Motion carried 7-0.

3. TPC Holdings Inc, Lewiston Tribune, Legal notice publication, \$59.40

Board members Noreen and Havens moved and seconded, respectively, to approve. Motion carried 6-0-1, with Board member Alford abstaining.

4. City of Lewiston reimbursement request for East Orchards Sewer Phase 3 Construction Project for \$8,151.79 for Merrick & Co and \$280,410.92 for M.L. Albright & Sons, Total of \$288,562.71.

Chair Switzer asked the board if there were any questions on the reimbursement request. Board members Alford and Vice Chair Anderson moved and seconded, respectively, to approve. Motion carried 6-1, with Board member Havens voting against.

C. Review of Financial Summary – Information Item

1. March 2026

Director Hollingshead passed out paper copies of the March Finance Summary (attached to these minutes) and reviewed the increment amounts received in each revenue allocation area.

D. Presentation by Public Health and Idaho Department of Environmental Quality on ground water nitrate levels in the Lindsey Creek Watershed – Presentation

Sujata Connell, Leighann Conniff and David McIntyre from the Idaho Department of Environmental Quality and Sherise Bruce from the North Central District Public Health Department introduced themselves to the board. Leighann Conniff and David McIntyre presented a slide deck of information regarding the Lindsay Creek Nitrate priority area including surface and groundwater. A copy of the slide deck is attached to these minutes.

IV. UNFINISHED AND NEW BUSINESS

A. Board Member Comments

B. Staff Comments

Director Hollingshead stated next regular meeting is May 12 and currently there were no agenda items scheduled. Director Hollingshead stated that if the board did not have any agenda topics they would like to see in May they could consider cancelling the meeting. The board agreed that the May meeting could be cancelled. Director Hollingshead will send out a cancellation notice.

V. ADJOURN (ACTION ITEM)

There being no further business, Board members Anderson and Havens moved and seconded, respectively, to adjourn. The motion carried 7-0 and the Urban Renewal Agency Board adjourned at approximately 1:10 p.m.

RESPECTFULLY SUBMITTED,

ATTEST:

KATIE HOLLINGSHEAD,
RECORDING SECRETARY

URBAN RENEWAL AGENCY CHAIR

Approved this ____ day of _____, 2026

DEQ Surface and Groundwater: Lindsay Creek Nitrate Summary



STATE OF IDAHO
DEPARTMENT OF
ENVIRONMENTAL QUALITY

Agenda

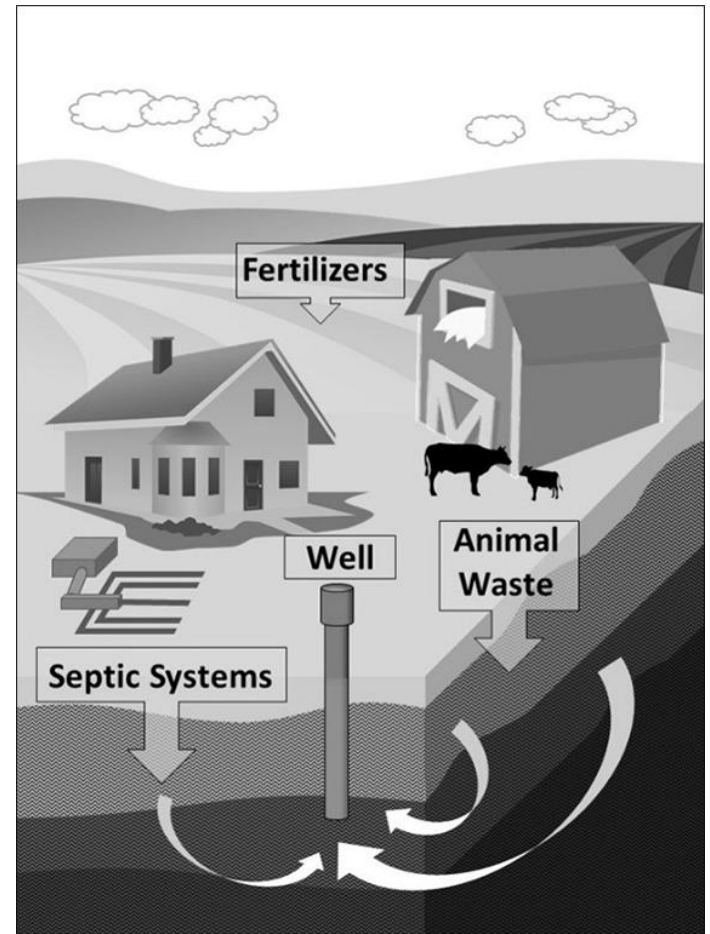
- Nitrate Information
- What is a Nitrate Priority Area
- Lindsay Creek NPA
- Lindsay and Tammany Creek TMDLs
- Nitrogen inputs
- Data Uses

Why are nitrates in groundwater a concern?

- Compound of nitrogen, element that is vital component of foods and fertilizers, essential nutrient for plant growth.
- Nitrates not used by plants can build up in the soil and then infiltrate into groundwater
- High levels of nitrate in drinking water are associated with harmful health effects in humans and livestock and negatively affect fish and surface waters.
- Most common and widespread contaminant in Idaho's groundwater.
- Several residents told DEQ they ceased use of private wells for drinking water due to high nitrate concentrations and associated health risks.

Causes of Nitrates

- Fertilizers
- Septic systems
- Livestock operations



Health Effects of Nitrate

HEALTH CONCERNS

**THYROID
DISEASE**

**BIRTH
DEFECTS**

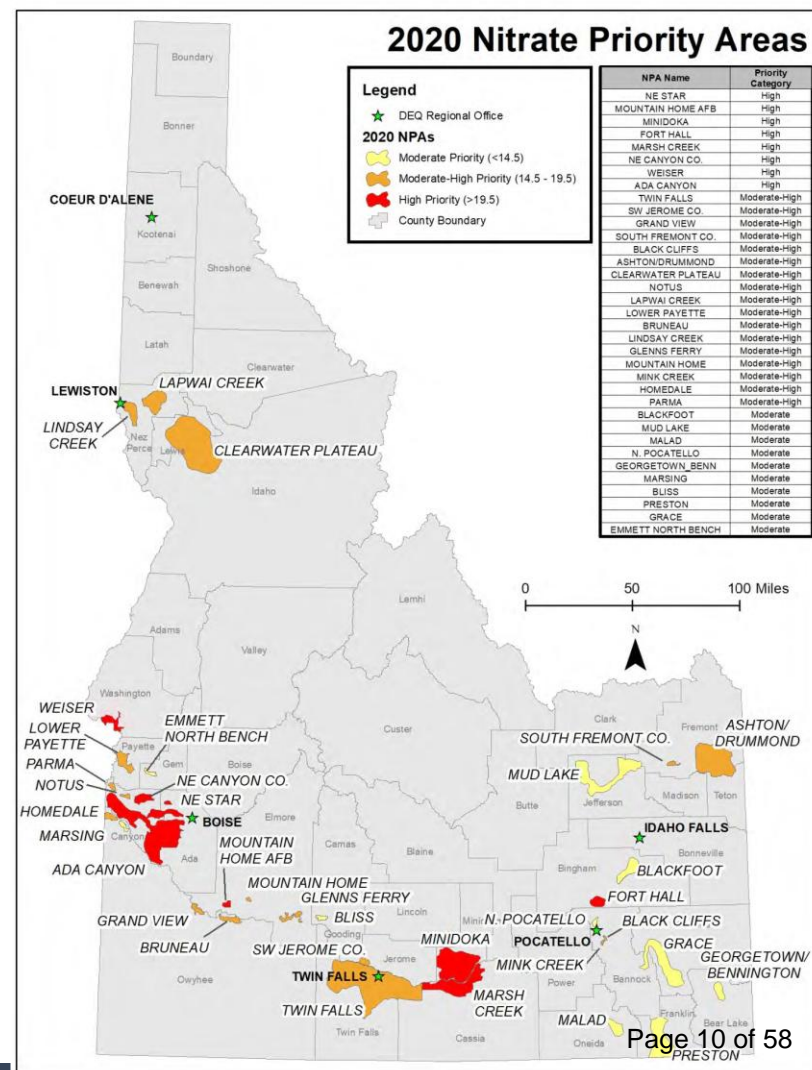
**COLON
CANCER**

**BLUE BABY SYNDROME
(METHEMOGLOBINEMIA)**

- Cancer- long term exposure has been linked to gastric cancer
- Reproductive issues
- Endocrine disruption-function of hormones
- Baby Blue syndrome- infants consuming water with high nitrates can cause shortness of breath and bluish skin.

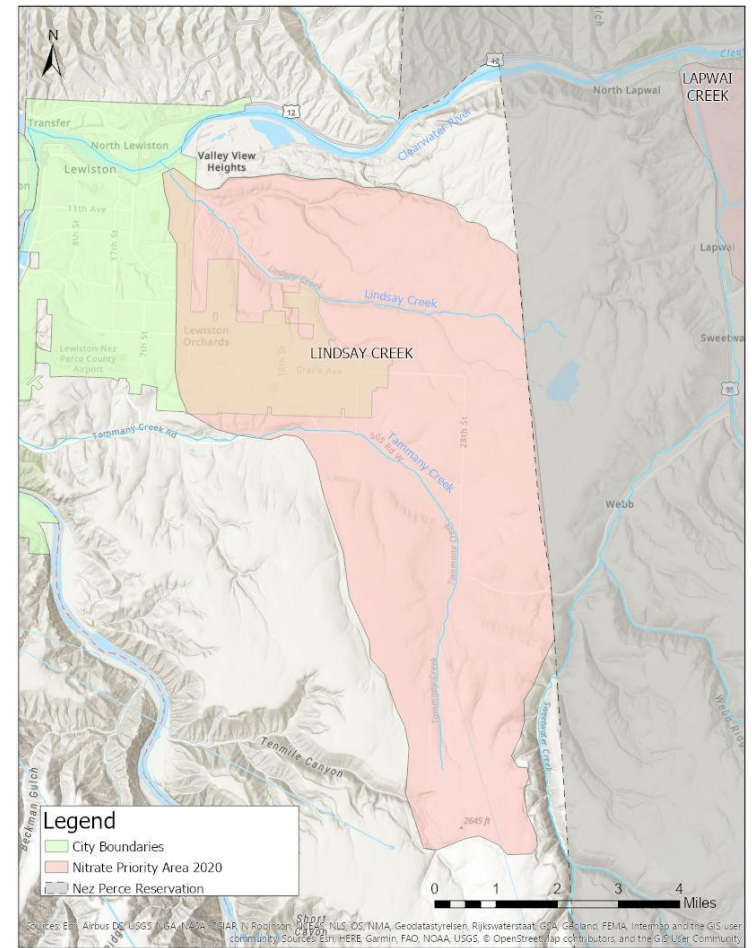
Nitrate Priority Areas

- 25% of sampled wells have nitrate levels at or above 5 mg/L.
- State drinking water limit is 10 mg/L.
- Geostatistical methods used (kriging)
- Data collected from USGS, IDWR, ISDA, DEQ, INL...
- NPA boundaries and ranking are updated around every 5 years.



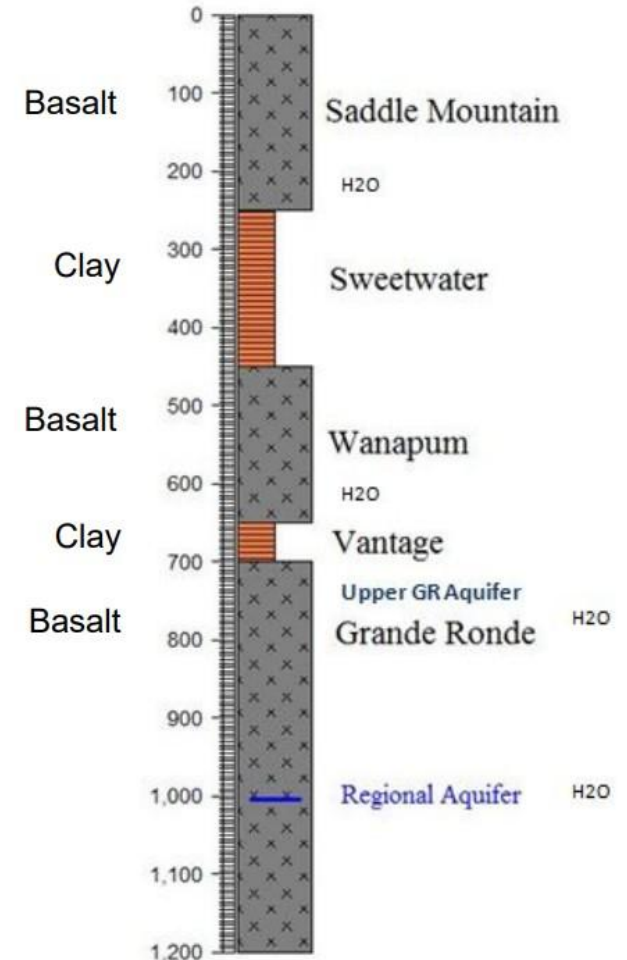
Lindsay Creek NPA

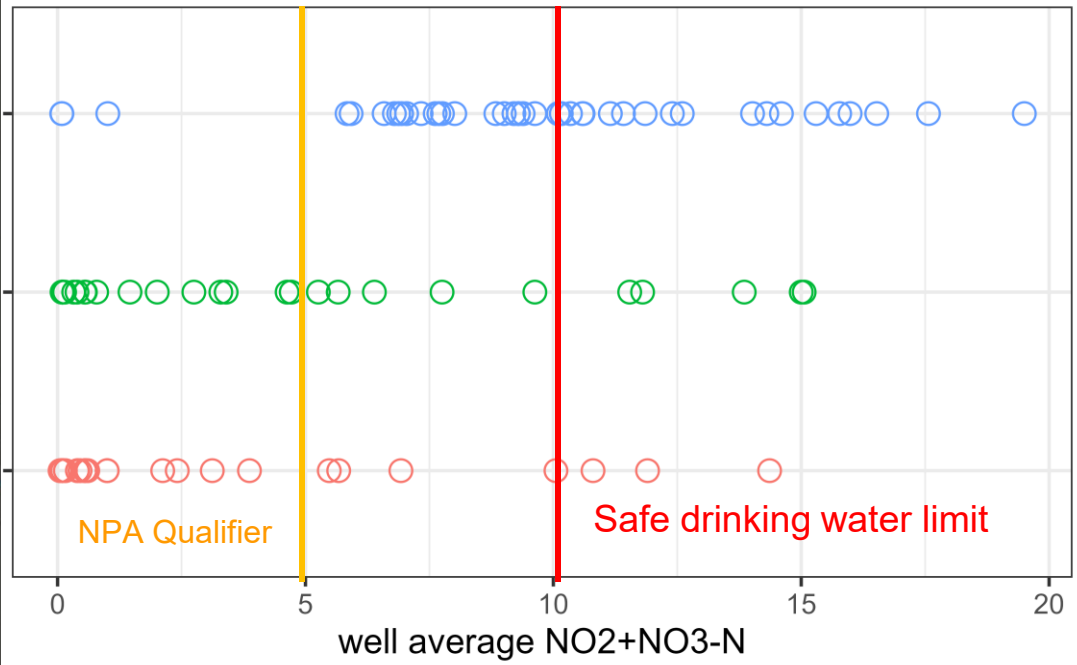
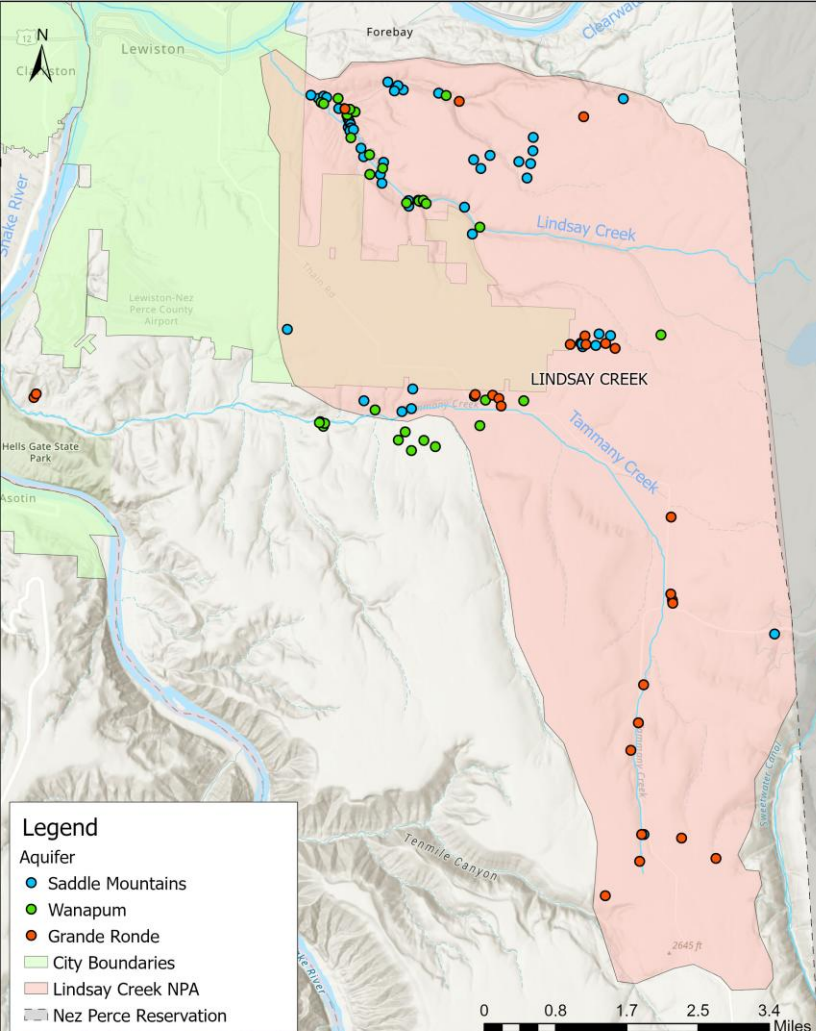
- Created in 2008 NPA ranking and delineation
- 2020 NPA update: 20th of 35. Moderate-high priority
- Private well sampling completely voluntary
- Sampling since 2006
- Focus on shallow wells



Aquifers

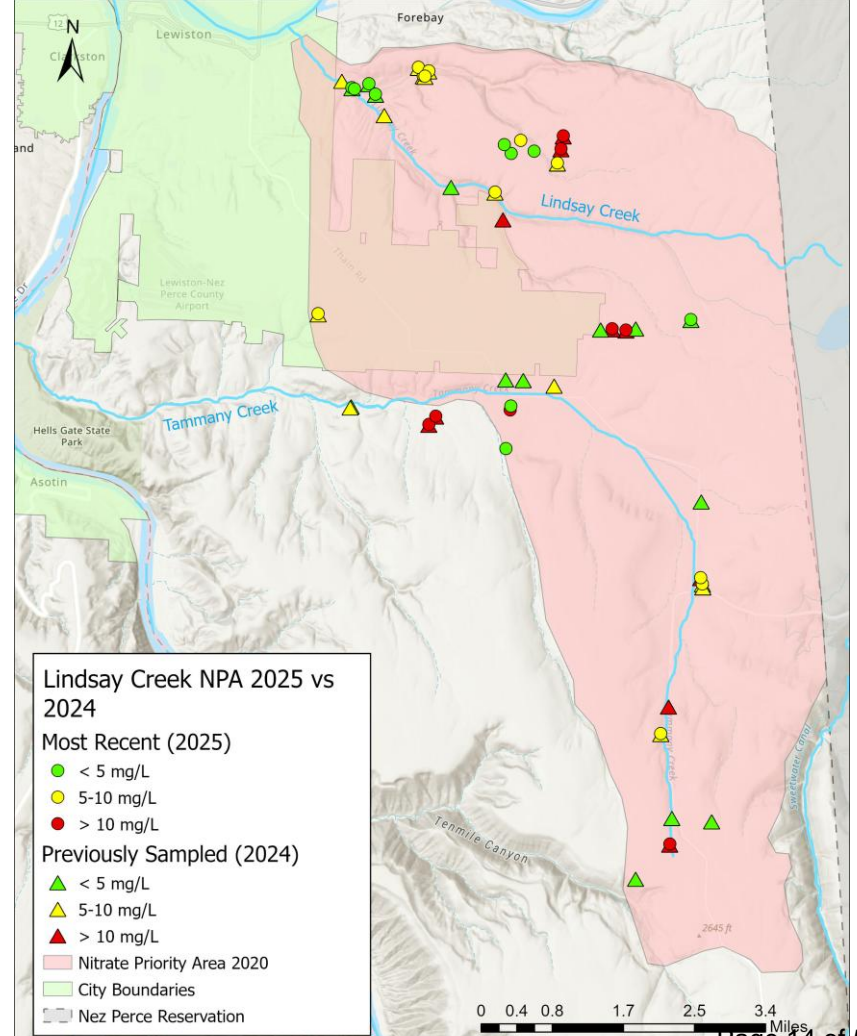
- Saddle Mountains
- Wanapum
- Grande Ronde





Recent NPA data

- 2025: 10 sites over 5 mg/L of 29 34%
- 2024: 14 sites over 5 mg/L of 39 36%
- 2023: 15 sites over 5 mg/L 29 52%
- 2022: 20 sites over 5 mg/L of 39 51%



Surface Water

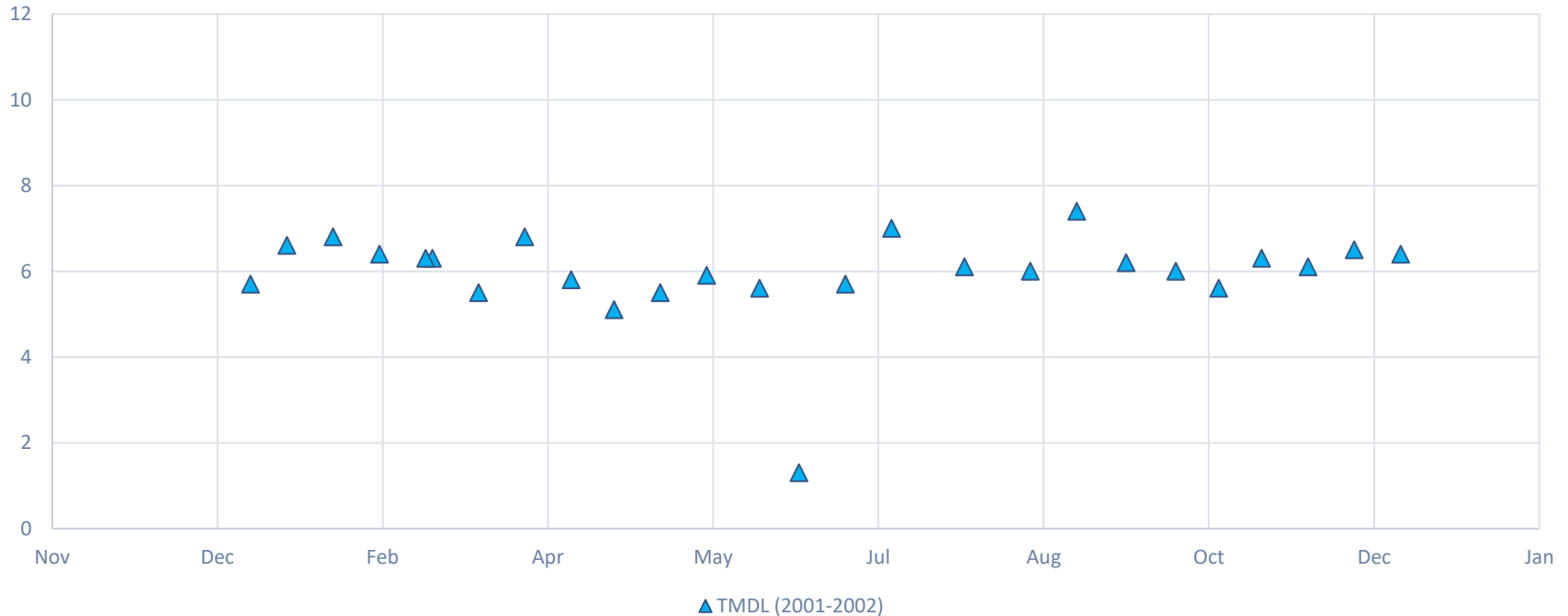
Lindsay and Tammany Creeks

- Lindsay Creek is a tributary to the Clearwater River.
- Tammany Creek is a tributary to the Snake River.
- The Lindsay Creek Nitrate Priority Area covers most of Lindsay Creek's watershed and the headwaters of Tammany Creek.
- Both creeks are listed by the State of Idaho as impaired by sediment, **nutrients** and bacteria and have federally-approved Total Maximum Daily Loads (TMDLs) for these pollutants.

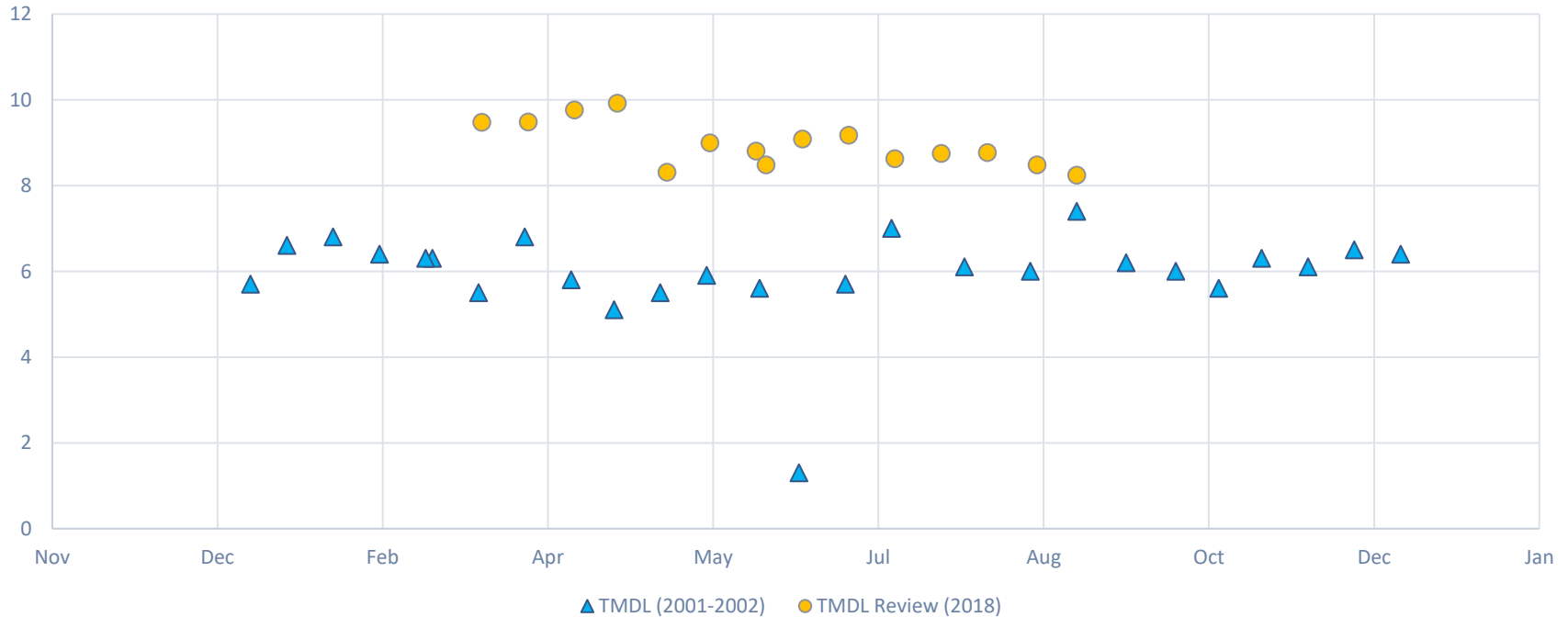
Nitrate TMDL Target Concentrations

- Lindsay Creek TMDL (2001) developed a target of 2 mg/L based on IDWR reporting (1995) that concentrations exceeding this level were outside the range of natural conditions for Idaho.
- Tammany Creek TMDL Addendum (2010) developed a target of 0.072 mg/L based on EPA water quality criteria reference for the Colombia Plateau ecoregion (2004).

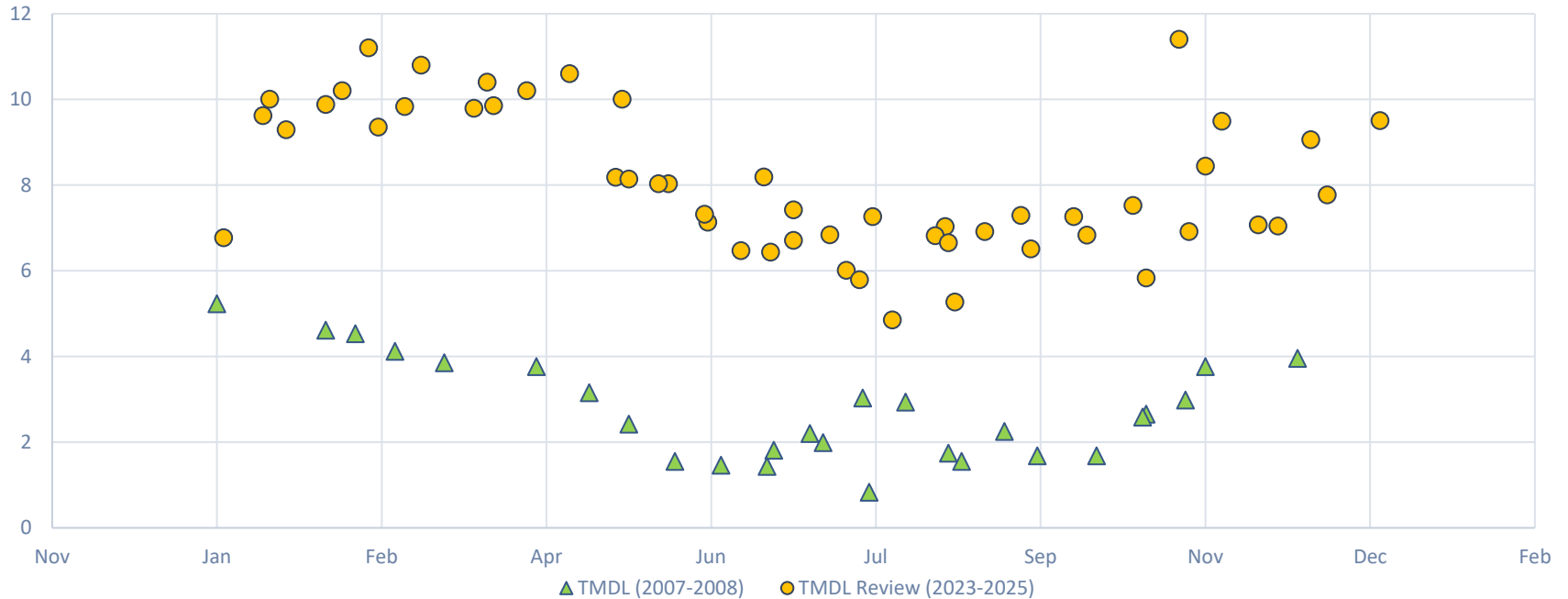
DEQ Lindsay Cr Nitrate Data (mg/L)



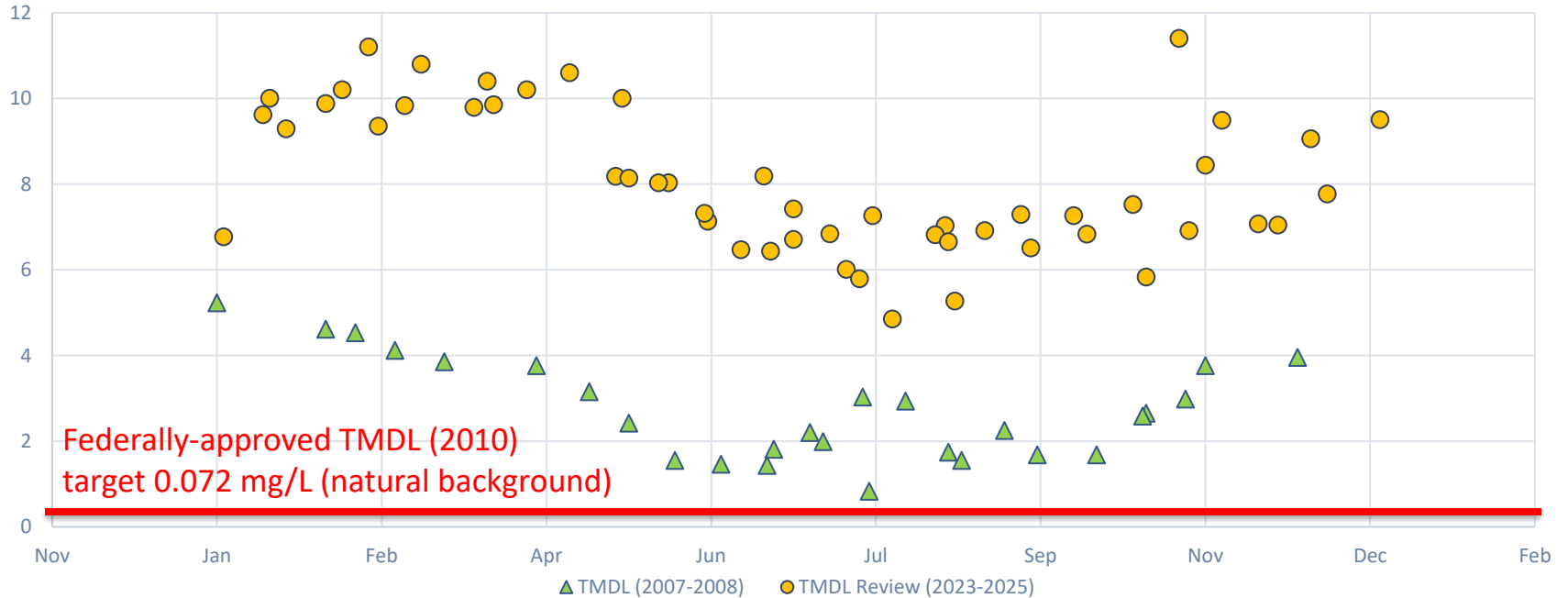
DEQ Lindsay Cr Nitrate Data (mg/L)



DEQ Tammany Cr Nitrate Data (mg/L)



DEQ Tammany Cr Nitrate Data (mg/L)



Surface Water Nitrate Summary

Observations

- Nitrate concentrations in Lindsay and Tammany Creeks are much higher than natural background conditions in Idaho.
- **Groundwater from the Saddle Mountains aquifer is a significant source of nitrate to Lindsay Creek.**

Effects

- Nitrate impairs aquatic life in both creeks.
- Nuisance aquatic growths reported in Lindsay and Tammany Creeks likely related to nitrate contamination.

Lindsay N-input Study (2024)

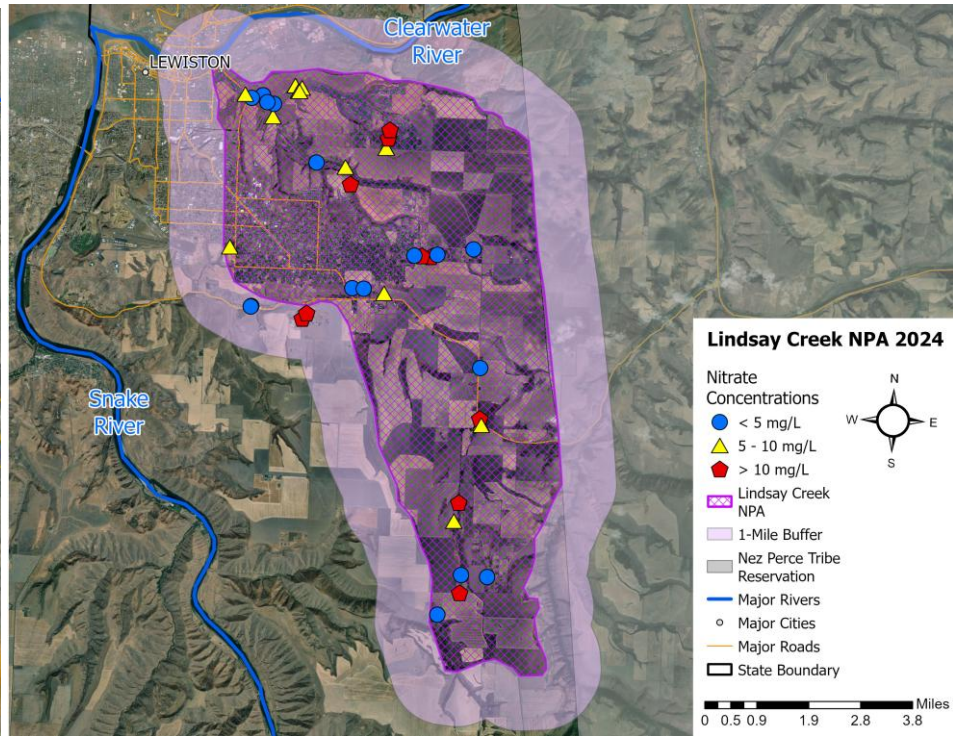
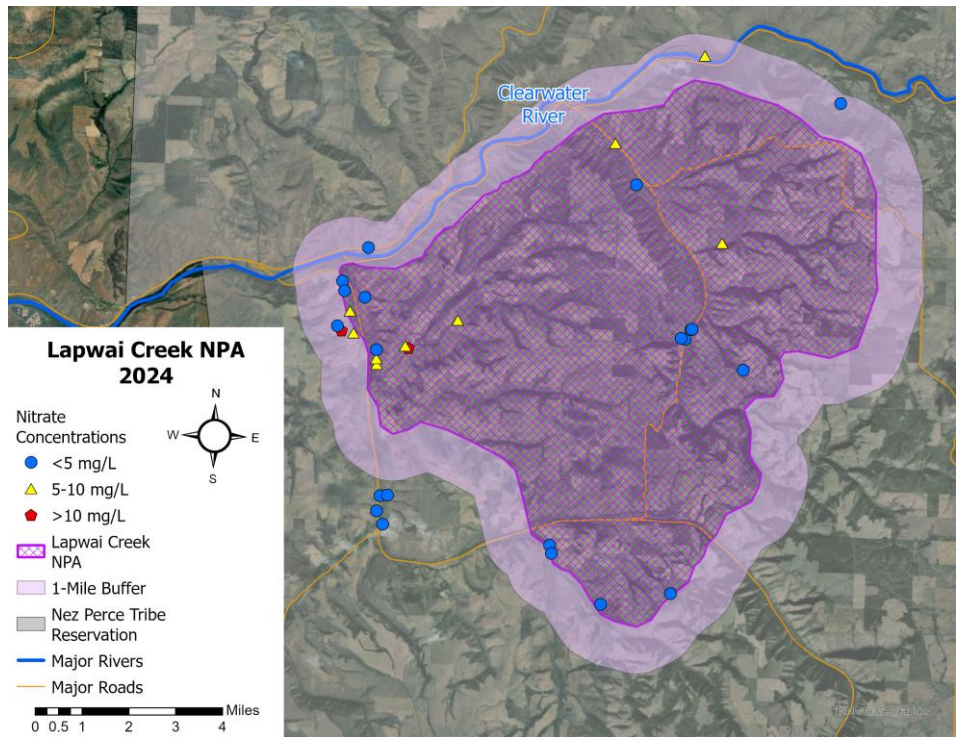
- Pilot modeling study conducted on a watershed scale.
- Found cropland to be the largest input of N in the watershed.
- Estimated that septic input accounts for approximately 5%, potentially as high as 31% (worst case modeling scenario), of input to Lindsay Creek surface water.
- Unable to assess livestock inputs due to insufficient data.
- Did not assess N still stored in the system from historic human activities.

Caffeine and Artificial Sweeteners

- Properly functioning septic systems remove caffeine very well.
- Artificial sweeteners are also removed by functional septic systems, though it is variable (by diet, septic design, geology).
- Caffeine was found in a domestic well and two Lindsay Creek surface water monitoring sites.
- Artificial sweeteners were detected in groundwater, surface water and 4 of 5 domestic wells tested.
- These results are indicative of potentially poorly-functioning septic systems.

Data Uses

DEQ Groundwater Annual Report



Watershed Advisory Group Meetings

Lapwai Creek NPA

- Partnered with Nez Perce Tribe
- DEQ 26 return responses (31%)
- NPT 9 sites
- 33 sites sampled
- 16 sites previously sampled
- 33 wells
- 6 days

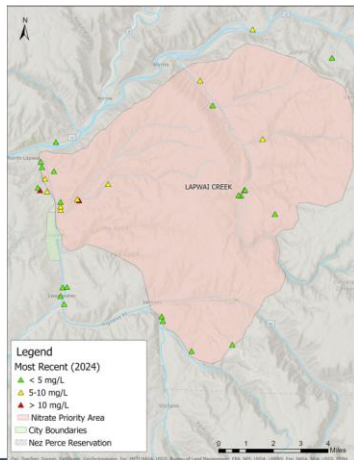


Table of 2024 Results

	Total sites	NO3 0.1-5.0 mg/L	NO3 > 5 mg/L	NO3 > 10 mg/L	Max (mg/L)	Mean (mg/L)	Min (mg/L)
Sediments	3	2	1	0	7.82	3.87	1.0
Grande Ronde	29	20	7	2	13.7	4.15	1.0
Imnaha	1	0	1	0	7.32	7.32	7.32

Nitrate's drinking water quality standard is 10 mg/L

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Lindsay Creek NPA

- 35 returned responses (41%)
- 39 sample sites completed
- 5 springs, 34 wells
- 29 sites previously sampled
- NO3, bacteria, and ions
- 6 days

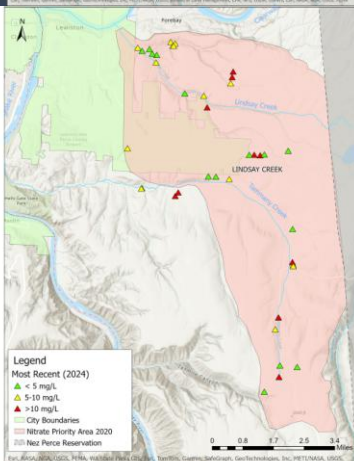


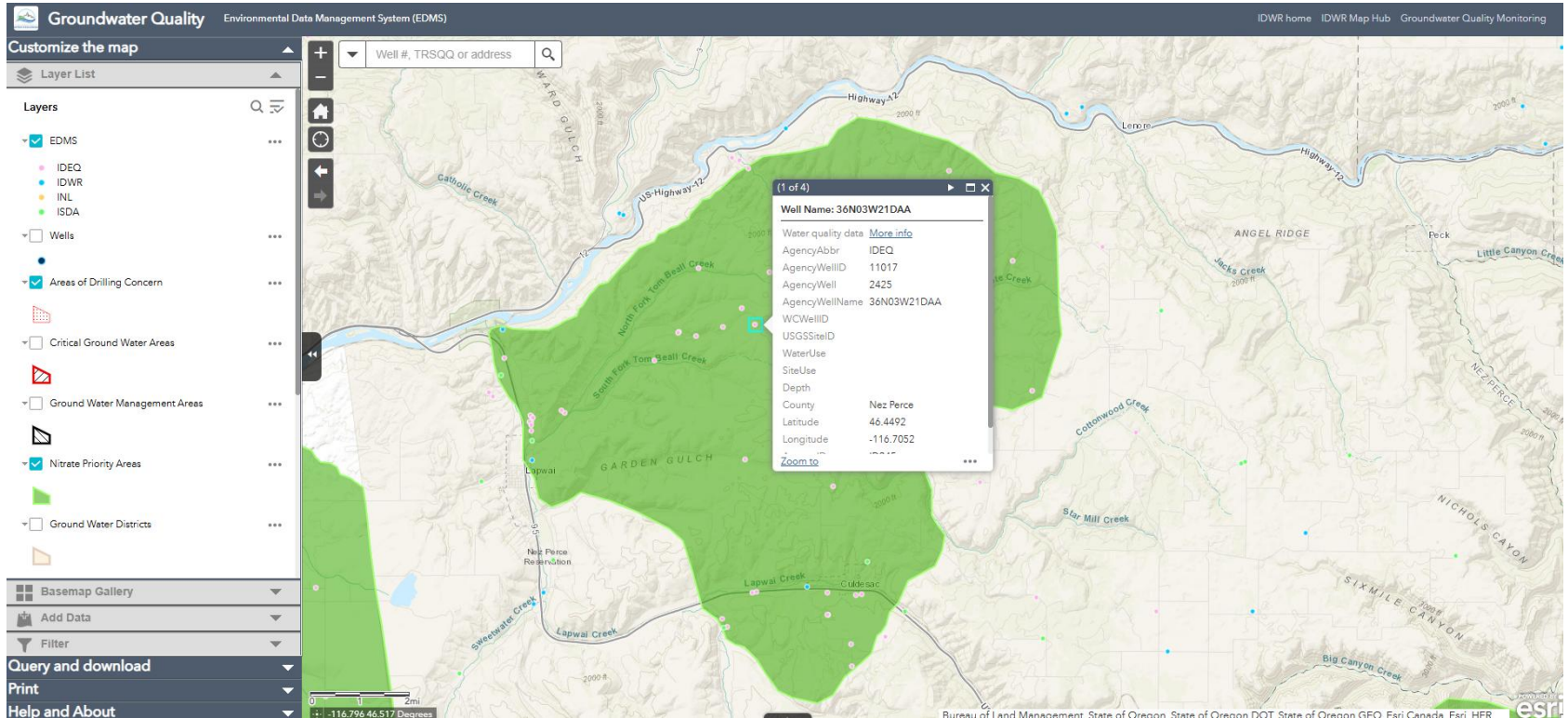
Table of 2024 Results

	Total sites	NO3 0.1-5.0 mg/L	NO3 > 5 mg/L	NO3 > 10 mg/L	Max (mg/L)	Mean (mg/L)	Min (mg/L)
Saddle Mountains	14	0	9	5	19.9	10.58	5.92
Wanapum	10	6	2	2	14.3	9.33	1.0
Grande Ronde	15	9	3	3	12.7	8.15	1.0

Nitrate's drinking water quality standard is 10 mg/L

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Groundwater Quality Mapper



Data Sources

- <https://www.deq.idaho.gov/water-quality/groundwater/groundwater-reports-and-data/>
- <https://maps.idwr.idaho.gov/agol/GroundwaterQuality/>
- <https://mapcase.deq.idaho.gov/npa/>

Selected Relevant Reports

- Lindsay Creek Watershed Assessment and Total Maximum Daily Loads (DEQ, 2007)
- Tammany Creek Watershed (HUC 17060103) TMDL Addendum (DEQ, 2010)
- Ground Water and Surface Water Nitrate Patterns in the Lewiston Basin (Nez Perce County, Idaho) (DEQ, 2018)
- Lindsay Creek Subbasin TMDL 5-year Review (DEQ, 2019)
- An Evaluation of Septic Effluent Presence and Spatial Distribution in the Lindsay Creek Watershed (DEQ, 2019)
- Tammany Creek Watershed TMDL 5-Year Review (DEQ, 2024)
- An Evaluation of Nitrogen Sources Contributing to Surface Water and Groundwater Nitrate Contamination in the Lindsay Creek Watershed (Nez Perce County, ID) (DEQ, 2024)

In Conclusion

- DEQ continues to monitor nitrate in the NPA and watersheds.
- DEQ shares this information with watershed stakeholders and may revise analyses in the future if needed.
- DEQ collaborates with watershed stakeholders to help identify and prioritize actions to reduce nitrate accumulation in ground water and surface water.

Contacts

leighann.conniff@deq.idaho.gov (groundwater)
david.mcintyre@deq.idaho.gov (surface water)
(208) 799-4370



STATE OF IDAHO
DEPARTMENT OF
ENVIRONMENTAL QUALITY

David McIntyre
Water Quality Analyst

O'Sullivan Legal PLLC

PO Box 8027
3120 S Grand Blvd
Spokane, 99203
PHONE: 5094344547

INVOICE

INVOICE NUMBER: 536
INVOICE DATE: MAY 01, 2026

City of Lewiston URA
215 D Street
Lewiston, ID 83501

DATE	PROJECT	DESCRIPTION	HOURS	RATE	AMOUNT
APR-14-26	General Legal	Prepare for and attend meeting	1.30	\$325.00	\$422.50
APR-21-26	General Legal	Correspondence with other counsel	0.20	\$325.00	\$65.00
		Total before tax			\$487.50
		WA Sales Tax			\$0.00
		Total amount of this invoice			\$487.50

ACCOUNT INFORMATION

Prior account balance as of APR-03-2026	\$325.00
Payment APR-21-2026 - Check 1589	(\$325.00)
Invoice 536 MAY-01-2026	\$487.50
Current account balance	\$487.50

AMOUNT DUE: \$487.50



Moscow Office: 609 South Washington, Suite 202,
Moscow, Idaho 83843, (208) 882-2211

Lewiston Office: 1216 Idaho Street, Lewiston, Idaho 83501, (208) 746-8281
 Grangeville Office: 109 South Mill Street, Grangeville, Idaho 83530, (208) 983-1254
 Orofino Office: 216 Johnson Avenue, Orofino, Idaho 83544, (208) 476-3012
 Pullman Office: 1230 SE Bishop Blvd., Pullman, Washington 99163, (509) 332-6541
 Eagle Office: 1159 E Iron Eagle Drive, Suite 100, Eagle, Idaho 83616, (208) 319-2929

URBAN RENEWAL AGENCY OF THE CITY OF
 LEWISTON
 PO BOX 617
 LEWISTON, ID 83501

Date: 3/31/2026

Invoice Number: 423384

Client: ~~07914000~~ RETURN THIS PORTION WITH REMITTANCE



Final billing for the audit of financial statements and report thereon for the year ended September 30, 2025. \$5,600.00

Invoice Total: \$5,600.00
 Prior Balance: \$0.00
 Current Amount Due: \$5,600.00

0-30	31-60	61-90	91-120	Over 120	Balance
\$5,600.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,600.00

Accounts are due upon receipt. 1.5% per month carrying charge is added to accounts outstanding 30 days or more with a minimum charge of \$5.00 per month. We do accept Visa and Mastercard. ACH payments can be made online.

Visit our web site at www.pg.cpa

Contractor's Application for Payment

Owner: <u>City of Lewiston</u>	Owner's Project No.: <u>IFB-25-007 (WW061)</u>
Engineer: <u>Merrick & Company</u>	Engineer's Project No.: <u>181.0270</u>
Contractor: <u>ML Albright & Sons, Inc.</u>	Contractor's Project No.: <u>25023</u>
Project: <u>East Orchards Sewer - Phase III</u>	
Contract: <u>East Orchards Sewer- Phase III</u>	
Application No.: <u>3</u>	Application Date: <u>10/10/2025</u>
Application Period: From <u>8/25/2025</u> to <u>10/10/2025</u>	

1. Original Contract Price	\$ 1,498,383.20
2. Net change by Change Orders	\$ 53,637.33
3. Current Contract Price (Line 1 + Line 2)	\$ 1,552,020.53
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$ 821,513.26
5. Retainage	
a. 5% X \$ 821,513.26 Work Completed	\$ 41,075.66
b. 5% X \$ - Stored Materials	\$ -
c. Total Retainage (Line 5.a + Line 5.b)	\$ 41,075.66
6. Amount eligible to date (Line 4 - Line 5.c)	\$ 780,437.60
7. Less previous payments (Line 6 from prior application)	\$ 516,796.41
8. Amount due this application	\$ 263,641.19
9. Balance to finish, including retainage (Line 3 - Line 4)	\$ 730,507.27

Contractor's Certification

The undersigned Contractor certifies, to the best of its knowledge, the following:

(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;

(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and

(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Contractor: Marvin Albright M.L. Albright & Sons, Inc.

Signature:  Digitally signed by Marvin Albright
DN: cn=Marvin Albright, o=M.L. Albright & Sons, Inc., ou,
email=marva@mlalbright.com, c=US
Date: 2025.10.14 13:31:47 -07'00' **Date:** 10/14/2025

Recommended by Engineer	Approved by Owner
By: 	By: 
Title: <u>Project Engineer</u>	Title: <u>Public Works Director</u>
Date: <u>10/14/2025</u>	Date: <u>10/15/25</u>

reviewed Joe Kautman
Joe Kautman 10/14/25

Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Lewiston	Owner's Project No.:	1FB-25-007 (UW/06/21)
Engineer:	Merrick & Company	Engineer's Project No.:	181.0270
Contractor:	ML Albright & Sons, Inc.	Contractor's Project No.:	25023
Project:	East Orchards Sewer - Phase III		
Contract:	East Orchards Sewer - Phase III		

Application No.: 3 Application Period: From 08/25/25 to 10/10/25 Application Date: 10/10/25

A	B	C	D	E		F	G		H	I	J	K	L
				Contract Information	Work Completed								
Bid Item No.	Description	Item Quantity	Units	Original	Contract	Value of Bid Item (C X E)	Estimated Quantity Incorporated in the Work	Value of Work Completed (E X G)	Materials Currently Stored (not in G)	Work Completed and Materials Stored to Date (H + I)	% of Value of Item (I / F)	Balance to Finish (F - J)	
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$	2,500.00	\$	0.10	\$	250.00	\$	250.00	10%	\$
205.4.1.B.1	Dewatering	1.00	LS	\$	6,750.00	\$	-	\$	-	\$	13,132.00	26%	\$
302.4.1.A.1	Rock Excavation	519.00	CY	\$	98.00	\$	134.00	\$	4,050.00	\$	4,050.00	50%	\$
303.4.1.C.1	Exploratory Excavation	6.00	EA	\$	1,350.00	\$	3.00	\$	4,347.00	\$	4,347.00	37%	\$
306.4.1.C.1	Native Trench Backfill (See SP 306)	1,320.00	CY	\$	9.00	\$	483.00	\$	80,170.50	\$	80,170.50	59%	\$
306.4.1.D.1	Import Trench Backfill (See SP 306)	2,809.00	TON	\$	48.50	\$	1,653.00	\$	-	\$	-	0%	\$
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	1,522.00	SY	\$	49.60	\$	-	\$	83,790.00	\$	83,790.00	49%	\$
501.4.1.B.1	Gravity Sewer Pipe 12" - SDR-35 PVC D-3034	1,350.00	LF	\$	126.00	\$	665.00	\$	-	\$	-	0%	\$
501.4.1.C.1	CCTV Inspection - Size 12"	1,350.00	LF	\$	4.00	\$	-	\$	-	\$	-	0%	\$
502.4.1.A.1	Sanitary Sewer Manhole - Type A	4.00	EA	\$	7,700.00	\$	2.00	\$	15,400.00	\$	15,400.00	50%	\$
504.4.1.A.1	Sewer Service Line- 4" SDR-35 PVC D-3034	490.00	LF	\$	105.00	\$	207.00	\$	21,735.00	\$	21,735.00	42%	\$
504.4.1.D.1	Sewer Service Connection to Main - Size 4"	16.00	EA	\$	615.00	\$	6.00	\$	3,690.00	\$	3,690.00	38%	\$
512.4.1.A.1	Sewage Flow Bypass	1.00	LS	\$	4,500.00	\$	-	\$	-	\$	-	0%	\$
706.4.1.B.1	Concrete Valley Gutter	6.00	LF	\$	385.00	\$	-	\$	-	\$	-	0%	\$
1001.4.1.A.1	Sediment Control	1.00	LS	\$	7,200.00	\$	0.60	\$	4,320.00	\$	4,320.00	60%	\$
1103.4.1.A.1	Construction Traffic Control	1.00	LS	\$	9,200.00	\$	0.50	\$	4,600.00	\$	4,600.00	50%	\$
2010.4.1.A.1	Mobilization	1.00	LS	\$	76,000.00	\$	1.00	\$	76,000.00	\$	76,000.00	100%	\$
2010.4.1.B.1	Sanitary Facilities	1.00	LS	\$	250.00	\$	0.50	\$	125.00	\$	125.00	50%	\$
2020.4.1.E.1	Reference and Reset Monuments	1.00	LS	\$	6,500.00	\$	0.50	\$	3,250.00	\$	3,250.00	50%	\$
SP 2001A	Construction Surveying	1.00	LS	\$	1,400.00	\$	0.50	\$	700.00	\$	700.00	50%	\$
SP 501A	Connect to Existing Manhole With Relineer Bowl	1.00	EA	\$	2,500.00	\$	1.00	\$	2,500.00	\$	2,500.00	100%	\$
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$	1,650.00	\$	-	\$	-	\$	-	0%	\$
205.4.1.B.1	Dewatering	1.00	LS	\$	4,500.00	\$	-	\$	-	\$	-	0%	\$
302.4.1.A.1	Rock Excavation	209.00	CY	\$	91.00	\$	-	\$	-	\$	-	0%	\$
303.4.1.C.1	Exploratory Excavation	3.00	EA	\$	1,800.00	\$	-	\$	-	\$	-	0%	\$
306.4.1.C.1	Native Trench Backfill (See SP 306)	792.00	CY	\$	9.00	\$	-	\$	-	\$	-	0%	\$
306.4.1.D.1	Import Trench Backfill (See SP 306)	1,603.00	TON	\$	48.50	\$	-	\$	-	\$	-	0%	\$
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	750.00	SY	\$	56.00	\$	-	\$	-	\$	-	0%	\$
501.4.1.B.1	Gravity Sewer Pipe 12" - SDR-35 PVC D-3034	655.00	LF	\$	167.00	\$	-	\$	-	\$	-	0%	\$
501.4.1.C.1	CCTV Inspection - Size 12"	655.00	LF	\$	4.00	\$	-	\$	-	\$	-	0%	\$
502.4.1.A.1	Sanitary Sewer Manhole - Type A	2.00	EA	\$	10,700.00	\$	-	\$	-	\$	-	0%	\$
504.4.1.A.1	Sewer Service Line- 4" SDR-35 PVC D-3034	155.00	LF	\$	108.00	\$	-	\$	-	\$	-	0%	\$
512.4.1.A.1	Sewage Flow Bypass	1.00	LS	\$	0.50	\$	-	\$	-	\$	-	0%	\$
1001.4.1.A.1	Sediment Control	1.00	LS	\$	4,800.00	\$	-	\$	-	\$	-	0%	\$
1103.4.1.A.1	Construction Traffic Control	1.00	LS	\$	7,100.00	\$	-	\$	-	\$	-	0%	\$
2010.4.1.A.1	Mobilization	1.00	LS	\$	61,000.00	\$	-	\$	-	\$	-	0%	\$
2010.4.1.B.1	Sanitary Facilities	1.00	LS	\$	200.00	\$	-	\$	-	\$	-	0%	\$
2020.4.1.E.1	Reference and Reset Monuments	1.00	LS	\$	2,100.00	\$	-	\$	-	\$	-	0%	\$
SP 2001A	Construction Surveying	1.00	LS	\$	1,000.00	\$	1.00	\$	1,500.00	\$	1,500.00	100%	\$
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$	1,500.00	\$	-	\$	-	\$	-	0%	\$
205.4.1.B.1	Dewatering	1.00	LS	\$	4,500.00	\$	-	\$	-	\$	-	0%	\$

Progress Estimate - Unit Price Work

Owner: City of Lawiston
 Engineer: Merrick & Company
 Contractor: ML Albright & Sons, Inc.
 Project: East Orchards Sewer - Phase III
 Contract: East Orchards Sewer - Phase III

Contractor's Application for Payment
 Owner's Project No.: IFB-25-007 (WWW063)
 Engineer's Project No.: 181.0270
 Contractor's Project No.: 25023

Application No.: 3 Application Period: From 08/25/25 to 10/10/25 Application Date: 10/10/25

A	B	C	D	E		F	G		H	I	J	K	L
				Contract Information	Work Completed		Work Completed	Materials					
Bid Item No.	Description	Item Quantity	Units	Unit Price (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)	Currently Stored (not in G) (\$)	Value of Work Completed and Materials Stored to Date (H + I) (\$)	% of Value of Item (I / F) (%)	Balance to Finish (F - J) (\$)		
302.4.1.A.1	Rock Excavation	152.00	CY	100.00	15,200.00	244.39	24,439.00	-	24,439.00	161%	(9,239.00)		
303.4.1.C.1	Exploratory Excavation	6.00	EA	1,350.00	8,100.00	4.00	5,400.00	-	5,400.00	67%	2,700.00		
306.4.1.D.1	Import Trench Backfill (see SP 306)	1,886.00	TON	50.00	94,300.00	2,463.16	123,158.00	-	123,158.00	131%	(28,858.00)		
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	1,529.00	SY	47.00	71,863.00	1,528.30	71,890.10	-	71,890.10	100%	32.90		
501.4.1.B.1	Gravely Sewer Pipe 8" - SDR-35 PVC D-3034	1,268.00	LF	69.00	87,492.00	1,268.00	87,492.00	-	87,492.00	100%	-		
501.4.1.C.1	CCTV Inspection - Size 8"	1,268.00	LF	4.00	5,072.00	999.40	3,757.60	-	3,757.60	74%	1,314.40		
502.4.1.A.1	Sanitary Sewer Manhole - Type A	4.00	EA	6,200.00	24,800.00	4.00	24,800.00	-	24,800.00	100%	-		
504.4.1.D.1	Sewer Service Line- 4" SDR-35 PVC D-3034	390.00	LF	75.00	29,250.00	368.00	27,600.00	-	27,600.00	94%	1,650.00		
512.4.1.A.1	Sewer Service Connection to Main - Size 4"	11.00	EA	293.00	3,223.00	12.00	3,516.00	-	3,516.00	109%	(293.00)		
1001.4.1.A.1	Sewage Flow Bypass	1.00	LS	0.50	0.50	-	-	-	-	0%	0.50		
1103.4.1.A.1	Sediment Control	1.00	LS	4,800.00	4,800.00	1.00	4,800.00	-	4,800.00	100%	-		
2010.4.1.A.1	Construction Traffic Control	1.00	LS	9,000.00	9,000.00	1.00	9,000.00	-	9,000.00	100%	-		
2010.4.1.B.1	Mobilization	1.00	LS	48,500.00	48,500.00	1.00	48,500.00	-	48,500.00	100%	-		
2020.4.1.E.1	Sanitary Facilities	1.00	LS	200.00	200.00	1.00	200.00	-	200.00	100%	-		
SP 2001A	Reference and Reset Monuments	1.00	LS	4,200.00	4,200.00	1.00	4,200.00	-	4,200.00	100%	-		
SP 2001A	Construction Surveying	1.00	LS	1,400.00	1,400.00	1.00	1,400.00	-	1,400.00	100%	-		
SW1.1	Greille Avenue Stormwater Crossing	1.00	LS	15,050.00	15,050.00	1.00	15,050.00	-	15,050.00	100%	-		
SW1.2	Greille Avenue Stormwater Crossing Import Backfill	300.00	TON	46.00	13,800.00	300.00	13,800.00	-	13,800.00	100%	-		
Original Contract Totals					\$ 1,498,383.20		\$ 788,502.20	\$ -	\$ 788,502.20	53%	\$ 709,881.00		

Progress Estimate - Unit Price Work

Owner: City of Lewiston
 Engineer: Merrick & Company
 Contractor: ML Albright & Sons, Inc.
 Project: East Orchards Sewer - Phase III
 Contract: East Orchards Sewer- Phase III

Contractor's Application for Payment
 Owner's Project No.: IFB-25-007 (WW0621)
 Engineer's Project No.: 181,0270
 Contractor's Project No.: 25023

Application No.: 3 Application Period: From 08/25/25 to 10/10/25 Application Date: 10/10/25

Bid Item No.	Description	Item Quantity	Units	Contract Information		Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)	Materials Currently Stored (not in G) (\$)	Work Completed and Materials Stored to Date (H + I) (\$)	% of Item (I / F) (%)	Balance to Finish (F - J) (\$)		
				Unit Price (\$)	Change Orders									
CO1	Additional Days Utility Conflict	1.00	LS	-	-	2,326.35	4.00	1,861.08	-	1,861.08	80%	465.27		
CO2	Sewer Service Sleeves	5.00	EA	455.27	-	11,182.98	1.00	11,182.98	-	11,182.98	100%	-		
CO3	Storm Drain Revisions	1.00	LS	11,182.98	-	40,128.00	483.00	9,177.00	-	9,177.00	23%	30,951.00		
CO4.1	Increase In Native Backfill Unit Price	2,112.00	CV	19.00	-	41.50	260.00	10,790.00	-	10,790.00	62%	10,790.00		
CO4.3	Drain Rock Trench Backfill	-	TON	-	-	53,637.33	260.00	33,011.06	-	33,011.06	62%	20,626.27		
Change Order Totals \$												53,637.33		
Original Contract and Change Orders												Project Totals \$ 1,552,020.53		
										\$ 821,513.26	\$ -	\$ 821,513.26	53%	\$ 730,507.27

Unit Price

ECDC C-620 Contractor's Application for Payment
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Progress Estimate - Lump Sum Work

Contractor's Application for Payment

Owner:	City of Lewiston	Owner's Project No.:	IFB-25-007
Engineer:	Merrick & Company	Engineer's Project No.:	(WW061)
Contractor:	ML Albright & Sons, Inc.	Contractor's Project No.:	181.0270
Project:	East Orchards Sewer - Phase III		25023
Contract:	East Orchards Sewer- Phase III		

Application No.: 3 Application Period: From 08/25/25 to 10/10/25 Application Date: 10/10/25

Item No.	Description	Scheduled Value (\$)	Work Completed		Materials Currently Stored (not in D or E) (\$)	Work Completed and Materials Stored to Date (D + E + F) (\$)	% of Scheduled Value (G / C) (%)	Balance to Finish (C - G) (\$)
			(D + E) From Previous Application (\$)	This Period (\$)				
Change Order Totals \$ - \$ - \$ - \$ - \$ -								
Project Totals \$ - \$ - \$ - \$ - \$ -								

22600740

Contractor's Application for Payment

Owner:	City of Lewiston	Owner's Project No.:	IFB-25-007 (WW061)
Engineer:	Merrick & Company	Engineer's Project No.:	181.0270
Contractor:	ML Albright & Sons, Inc.	Contractor's Project No.:	25023
Project:	East Orchards Sewer - Phase III		
Contract:	East Orchards Sewer- Phase III		

Application No.: 7 **Application Date:** 5/7/2026
Application Period: From 3/4/2026 to 5/7/2026

1. Original Contract Price	\$	1,498,383.20
2. Net change by Change Orders	\$	104,435.85
3. Current Contract Price (Line 1 + Line 2)	\$	1,602,819.05
4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$	1,605,713.50
5. Retainage		
a. <u>5%</u> X <u>\$ 1,605,713.50</u> Work Completed	\$	80,285.68
b. <u>5%</u> X <u>\$ -</u> Stored Materials	\$	-
c. Total Retainage (Line 5.a + Line 5.b)	\$	80,285.68
6. Amount eligible to date (Line 4 - Line 5.c)	\$	1,525,427.82
7. Less previous payments (Line 6 from prior application)	\$	1,447,599.64
8. Amount due this application	\$	77,828.18
9. Balance to finish, including retainage (Line 3 - Line 4)	\$	(2,894.45)

Contractor's Certification

The undersigned Contractor certifies, to the best of its knowledge, the following:

- (1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;
- (2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and
- (3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Contractor: Marvin Albright M.L. Albright & Sons, Inc.
.Digitally signed by Marvin Albright
 DN: cn=Marvin Albright, o=M.L. Albright & Sons, Inc., ou,
 email=marva@mlalbright.com, c=US
 Date: 2026.05.13 09:28:48 -07'00'


Signature:  **Date:** 05/13/2026

Recommended by Engineer **Approved by Owner**

By:  **By:** 

Title: Project Engineer **Title:** Public Works Director

Date: 5/13/2026 **Date:** 5/15/26


5/14/2026

Progress Estimate - Unit Price Work

Owner: City of Lewiston
 Engineer: Merrick & Company
 Contractor: ML Albright & Sons, Inc.
 Project: East Orchards Sewer - Phase III
 Contract: East Orchards Sewer - Phase III

Contractor's Application for Payment

Owner's Project No.: IFB-25-007 (WW061)
 Engineer's Project No.: 181.0270
 Contractor's Project No.: 25023

Application No.: 7 Application Period: From 03/04/25 to 05/07/26 Application Date: 05/07/26

A Bid Item No.	B Description	C Item Quantity	D Units	E Contract Information		F Value of Bid Item (C X E) (\$)	G Work Completed		I Materials Currently Stored (not in G) (\$)	J Work Completed and Materials Stored to Date (H + I) (\$)	K % of Value of Item (J / F) (%)	L Balance to Finish (F - J) (\$)
				Unit Price (\$)	Value (\$)		Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)				
Original Contract												
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	1.00	\$ 2,500.00	\$ -	\$ 2,500.00	100%	\$ -
205.4.1.B.1	Dewatering	1.00	LS	\$ 6,750.00	\$ 6,750.00	\$ 6,750.00	-	\$ -	\$ -	\$ -	0%	\$ 6,750.00
302.4.1.A.1	Rock Excavation	519.00	CY	\$ 98.00	\$ 50,862.00	\$ 50,862.00	402.86	\$ 39,480.28	\$ -	\$ 39,480.28	76%	\$ 11,381.72
303.4.1.C.1	Exploratory Excavation	6.00	EA	\$ 1,350.00	\$ 8,100.00	\$ 8,100.00	10.00	\$ 13,500.00	\$ -	\$ 13,500.00	167%	\$ (5,400.00)
306.4.1.C.1	Native Trench Backfill (See SP 306)	1,320.00	CY	\$ 9.00	\$ 11,880.00	\$ 11,880.00	1,433.60	\$ 12,902.40	\$ -	\$ 12,902.40	109%	\$ (1,022.40)
306.4.1.D.1	Import Trench Backfill (See SP 306)	2,809.00	TON	\$ 48.50	\$ 136,236.50	\$ 136,236.50	2,902.74	\$ 140,782.89	\$ -	\$ 140,782.89	103%	\$ (4,546.39)
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	1,522.00	SY	\$ 49.60	\$ 75,491.20	\$ 75,491.20	1,523.00	\$ 75,540.80	\$ -	\$ 75,540.80	100%	\$ (49.60)
501.4.1.B.1	Gravity Sewer Pipe 12" - SDR-35 PVC D-3034	1,350.00	LF	\$ 126.00	\$ 170,100.00	\$ 170,100.00	1,350.00	\$ 170,100.00	\$ -	\$ 170,100.00	100%	\$ -
501.4.1.C.1	CCTV Inspection - Size 12"	1,350.00	LF	\$ 4.00	\$ 5,400.00	\$ 5,400.00	1,350.00	\$ 5,400.00	\$ -	\$ 5,400.00	100%	\$ -
502.4.1.A.1	Sanitary Sewer Manhole - Type A	4.00	EA	\$ 7,700.00	\$ 30,800.00	\$ 30,800.00	4.00	\$ 30,800.00	\$ -	\$ 30,800.00	100%	\$ -
504.4.1.A.1	Sewer Service Line- 4" SDR-35 PVC D-3034	490.00	LF	\$ 105.00	\$ 51,450.00	\$ 51,450.00	514.00	\$ 53,970.00	\$ -	\$ 53,970.00	105%	\$ (2,520.00)
504.4.1.D.1	Sewer Service Connection to Main - Size 4"	16.00	EA	\$ 615.00	\$ 9,840.00	\$ 9,840.00	15.00	\$ 9,225.00	\$ -	\$ 9,225.00	94%	\$ 615.00
512.4.1.A.1	Seepage Flow Bypass	1.00	LS	\$ 4,500.00	\$ 4,500.00	\$ 4,500.00	-	\$ -	\$ -	\$ -	0%	\$ 4,500.00
706.4.1.B.1	Concrete Valley Gutter	6.00	LF	\$ 385.00	\$ 2,310.00	\$ 2,310.00	17.00	\$ 6,545.00	\$ -	\$ 6,545.00	283%	\$ (4,235.00)
1001.4.1.A.1	Sediment Control	1.00	LS	\$ 7,200.00	\$ 7,200.00	\$ 7,200.00	1.00	\$ 7,200.00	\$ -	\$ 7,200.00	100%	\$ -
1103.4.1.A.1	Construction Traffic Control	1.00	LS	\$ 9,200.00	\$ 9,200.00	\$ 9,200.00	1.00	\$ 9,200.00	\$ -	\$ 9,200.00	100%	\$ -
2010.4.1.A.1	Mobilization	1.00	LS	\$ 76,000.00	\$ 76,000.00	\$ 76,000.00	1.00	\$ 76,000.00	\$ -	\$ 76,000.00	100%	\$ -
2010.4.1.B.1	Sanitary Facilities	1.00	LS	\$ 250.00	\$ 250.00	\$ 250.00	1.00	\$ 250.00	\$ -	\$ 250.00	100%	\$ -
2020.4.1.E.1	Reference and Reset Monuments	1.00	LS	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	1.00	\$ 6,500.00	\$ -	\$ 6,500.00	100%	\$ -
SP 2001A	Construction Surveying	1.00	LS	\$ 1,400.00	\$ 1,400.00	\$ 1,400.00	1.00	\$ 1,400.00	\$ -	\$ 1,400.00	100%	\$ -
SP 501A	Connect to Existing Manhole With Reliner Bowl	1.00	EA	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	1.00	\$ 2,500.00	\$ -	\$ 2,500.00	100%	\$ -
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$ 1,650.00	\$ 1,650.00	\$ 1,650.00	1.00	\$ 1,650.00	\$ -	\$ 1,650.00	100%	\$ -
205.4.1.B.1	Dewatering	1.00	LS	\$ 4,500.00	\$ 4,500.00	\$ 4,500.00	-	\$ -	\$ -	\$ -	0%	\$ 4,500.00
302.4.1.A.1	Rock Excavation	209.00	CY	\$ 91.00	\$ 19,019.00	\$ 19,019.00	253.42	\$ 23,061.22	\$ -	\$ 23,061.22	121%	\$ (4,042.22)
303.4.1.C.1	Exploratory Excavation	3.00	EA	\$ 1,800.00	\$ 5,400.00	\$ 5,400.00	3.00	\$ 5,400.00	\$ -	\$ 5,400.00	100%	\$ -
306.4.1.C.1	Native Trench Backfill (See SP 306)	792.00	CY	\$ 9.00	\$ 7,128.00	\$ 7,128.00	1,111.00	\$ 9,999.00	\$ -	\$ 9,999.00	140%	\$ (2,871.00)
306.4.1.D.1	Import Trench Backfill (See SP 306)	1,603.00	TON	\$ 48.50	\$ 77,745.50	\$ 77,745.50	766.00	\$ 37,151.00	\$ -	\$ 37,151.00	48%	\$ 40,594.50
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	750.00	SY	\$ 56.00	\$ 42,000.00	\$ 42,000.00	520.00	\$ 29,120.00	\$ -	\$ 29,120.00	69%	\$ 12,880.00
501.4.1.B.1	Gravity Sewer Pipe 12" - SDR-35 PVC D-3034	655.00	LF	\$ 167.00	\$ 109,385.00	\$ 109,385.00	669.00	\$ 111,723.00	\$ -	\$ 111,723.00	102%	\$ (2,338.00)
501.4.1.C.1	CCTV Inspection - Size 12"	655.00	LF	\$ 4.00	\$ 2,620.00	\$ 2,620.00	655.00	\$ 2,620.00	\$ -	\$ 2,620.00	100%	\$ -
502.4.1.A.1	Sanitary Sewer Manhole - Type A	2.00	EA	\$ 10,700.00	\$ 21,400.00	\$ 21,400.00	2.00	\$ 21,400.00	\$ -	\$ 21,400.00	100%	\$ -
504.4.1.A.1	Sewer Service Line- 4" SDR-35 PVC D-3034	155.00	LF	\$ 108.00	\$ 16,740.00	\$ 16,740.00	139.00	\$ 15,012.00	\$ -	\$ 15,012.00	90%	\$ 1,728.00
504.4.1.D.1	Sewer Service Connection to Main - Size 4"	5.00	EA	\$ 615.00	\$ 3,075.00	\$ 3,075.00	3.00	\$ 1,845.00	\$ -	\$ 1,845.00	60%	\$ 1,230.00
512.4.1.A.1	Seepage Flow Bypass	1.00	LS	\$ 0.50	\$ 0.50	\$ 0.50	-	\$ -	\$ -	\$ -	0%	\$ 0.50
1001.4.1.A.1	Sediment Control	1.00	LS	\$ 4,800.00	\$ 4,800.00	\$ 4,800.00	1.00	\$ 4,800.00	\$ -	\$ 4,800.00	100%	\$ -
1103.4.1.A.1	Construction Traffic Control	1.00	LS	\$ 7,100.00	\$ 7,100.00	\$ 7,100.00	1.00	\$ 7,100.00	\$ -	\$ 7,100.00	100%	\$ -
2010.4.1.A.1	Mobilization	1.00	LS	\$ 61,000.00	\$ 61,000.00	\$ 61,000.00	1.00	\$ 61,000.00	\$ -	\$ 61,000.00	100%	\$ -
2010.4.1.B.1	Sanitary Facilities	1.00	LS	\$ 200.00	\$ 200.00	\$ 200.00	1.00	\$ 200.00	\$ -	\$ 200.00	100%	\$ -

EICDC C-620 Contractor's Application for Payment
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Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner:	City of Lewiston	Owner's Project No.:	IFB-25-007 (NWW061)
Engineer:	Merrick & Company	Engineer's Project No.:	181.0270
Contractor:	ML Albright & Sons, Inc.	Contractor's Project No.:	25023
Project:	East Orchards Sewer - Phase III		
Contract:	East Orchards Sewer - Phase III		

A	B	C	D	E		F	G		H	I	J	K	L			
				Contract Information	Unit Price (\$)		Value of Bid Item (C X E)	Estimated Quantity Incorporated in the Work						Work Completed	Value of Work Completed to Date (E X G)	Materials Currently Stored (not in G) (\$)
2020.4.1.E.1	Reference and Reset Monuments	1.00	LS	\$	2,100.00	\$	2,100.00	1.00	\$	2,100.00	\$	100%	\$			
SP 2003A	Construction Surveying	1.00	LS	\$	1,000.00	\$	1,000.00	1.00	\$	1,000.00	\$	100%	\$			
201.4.1.C.1	Removal of Obstructions	1.00	LS	\$	1,500.00	\$	1,500.00	1.00	\$	1,500.00	\$	100%	\$			
205.4.1.B.1	Dewatering	1.00	LS	\$	4,500.00	\$	4,500.00	-	\$	-	\$	0%	4,500.00			
302.4.1.A.1	Rock Excavation	152.00	CY	\$	100.00	\$	15,200.00	244.39	\$	24,439.00	\$	161%	(9,239.00)			
303.4.1.C.1	Exploratory Excavation	6.00	EA	\$	1,350.00	\$	8,100.00	4.00	\$	5,400.00	\$	67%	2,700.00			
306.4.1.D.1	Import Trench Backfill (see SP 306)	1,886.00	TON	\$	50.00	\$	94,300.00	2,463.16	\$	123,158.00	\$	131%	(28,858.00)			
307.4.1.G.1	Type "P" Surface Restoration (Asphalt Roadway)	1,529.00	SY	\$	47.00	\$	71,863.00	1,528.30	\$	71,830.10	\$	100%	32.90			
501.4.1.B.1	Gravity Sewer Pipes 8" - SDR-35 PVC D-3034	1,268.00	LF	\$	69.00	\$	87,492.00	1,268.00	\$	87,492.00	\$	100%	-			
501.4.1.C.1	CCTV Inspection - Size 8"	1,268.00	LF	\$	4.00	\$	5,072.00	959.40	\$	3,757.60	\$	74%	1,314.40			
502.4.1.A.1	Sanitary Sewer Manhole - Type A	4.00	EA	\$	6,200.00	\$	24,800.00	4.00	\$	24,800.00	\$	100%	-			
504.4.1.A.1	Sewer Service Line- 4" SDR-35 PVC D-3034	390.00	LF	\$	75.00	\$	29,250.00	368.00	\$	27,600.00	\$	94%	1,650.00			
504.4.1.D.1	Sewer Service Connection to Main - Size 4"	11.00	EA	\$	293.00	\$	3,223.00	12.00	\$	3,516.00	\$	109%	(293.00)			
512.4.1.A.1	Seepage Flow Bypass	1.00	LS	\$	0.50	\$	0.50	-	\$	-	\$	0%	0.50			
1001.4.1.A.1	Sediment Control	1.00	LS	\$	4,800.00	\$	4,800.00	1.00	\$	4,800.00	\$	100%	-			
1103.4.1.A.1	Construction Traffic Control	1.00	LS	\$	9,000.00	\$	9,000.00	1.00	\$	9,000.00	\$	100%	-			
2010.4.1.A.1	Mobilization	1.00	LS	\$	48,500.00	\$	48,500.00	1.00	\$	48,500.00	\$	100%	-			
2010.4.1.B.1	Sanitary Facilities	1.00	LS	\$	200.00	\$	200.00	1.00	\$	200.00	\$	100%	-			
2020.4.1.E.1	Reference and Reset Monuments	1.00	LS	\$	4,200.00	\$	4,200.00	1.00	\$	4,200.00	\$	100%	-			
SP 2001A	Construction Surveying	1.00	LS	\$	1,400.00	\$	1,400.00	1.00	\$	1,400.00	\$	100%	-			
SW1.1	Grille Avenue Stormwater Crossing	1.00	LS	\$	15,050.00	\$	15,050.00	1.00	\$	15,050.00	\$	100%	-			
SW1.2	Grille Avenue Stormwater Crossing Import	300.00	TON	\$	46.00	\$	13,800.00	300.00	\$	13,800.00	\$	100%	-			
Original Contract Totals										\$	1,469,420.29	\$	1,469,420.29	98%	\$	28,962.91

EJCDC C-620 Contractor's Application for Payment
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Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner: City of Lewiston
 Engineer: Merrick & Company
 Contractor: M.L. Albright & Sons, Inc.
 Project: East Orchards Sewer - Phase III
 Contract: East Orchards Sewer- Phase III
 Owner's Project No.: IFB-25-007 (WV061)
 Engineer's Project No.: 181.0270
 Contractor's Project No.: 25023

Application No.: 7		Application Period: From 03/04/26 to 05/07/26		Application Date: 05/07/26										
A	B	C	D	E		F	G	H	I	J	K	L		
				Contract Information									Work Completed	
Bid Item No.	Description	Item Quantity	Units	Unit Price (\$)	Value of Bid Item (C X E) (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)	Materials Currently Stored (not in G) (\$)	Work Completed and Materials Stored to Date (H + I) (\$)	% of Value of Item (J / F) (%)	Balance to Finish (F - J) (\$)		
CO1	Additional Days Utility Conflict	1.00	LS	-	-	Change Orders	-	-	-	-	-	-		
CO2	Sewer Service Sleeves	5.00	EA	465.27	2,326.35		8.00	3,722.16		3,722.16	160%	(1,395.81)		
CO3	Storm Drain Revisions	1.00	LS	11,182.98	11,182.98		1.00	11,182.98		11,182.98	100%	-		
CO4.1	Increase in Native Backfill Unit Price	2,112.00	CY	19.00	40,128.00		2,544.60	48,347.40		48,347.40	120%	(8,219.40)		
CO4.3	Drain Rock Trench Backfill	-	TON	41.50	-		1,468.00	60,922.00		60,922.00	0%	(60,922.00)		
CO5.1	Quantity Adjustment	1.00	LS	48,924.85	48,924.85		-	-		-	0%	48,924.85		
CO5.2	Additional Excavation	-	CY	15.00	-		683.00	10,245.00		10,245.00	100%	(10,245.00)		
CO6	CDF Bulkhead	1.00	LS	1,873.67	1,873.67		1.00	1,873.67		1,873.67	100%	-		
				Change Order Totals		\$	104,435.85	\$	136,293.21	\$	136,293.21	131%	\$	(31,857.36)
Original Contract and Change Orders														
Project Totals						\$	1,602,819.05	\$	1,605,713.50	\$	1,605,713.50	100%	\$	(2,894.45)



June 3, 2026

Urban Renewal Agency
Attn: Katie Hollingshead, Custodian of Records
khollingshead@cityoflewiston.org

Invoice #06032026 - TR036 Bryden Avenue Reconstruction Stage I (KN 20024)

DESCRIPTION OF WORK OR SERVICE:

Contribution for ROW Preparation – Environmental Update, final ROW plans, legal descriptions.
Attachments: LHTAC 6/2/26 email, URA approval 2/10/26 meeting minutes excerpt, and Public Works' 2/2/26 formal funding request.

INTERDEPARTMENT

Revenue Account: 02-100-000-53425

TOTAL INVOICE AMOUNT

Contribution request: \$200,000

Payment is due within 30 days. Remit to:

City of Lewiston
Attn: Finance
PO Box 617
Lewiston, ID 83501

If you have any questions concerning this invoice, contact:

Public Works
Attn: Alannah McCabe
208-790-8809
publicworks@cityoflewiston.org

e-copy: Aimee Gordon, Finance
Claire Blewett, Finance
Lauren Wilson, Public Works
Alannah McCabe, PE, Public Works
Luke Antonich, PE, Public Works



Fwd: KN 20224; Bryden Avenue Supplemental #3

Alannah McCabe <amccabe@cityoflewiston.org>

Tue, Jun 2, 2026 at 2:01 PM

To: Lauren Wilson <lwilson@cityoflewiston.org>, Luke Antonich <lantonich@cityoflewiston.org>, Public Works <publicworks@cityoflewiston.org>

All- The email below is a request from LHTAC for \$200,000 for Bryden Phase 1. ITD requires these funds to be deposited via their portal before an agreement can be written with the Consultant.

The URA has agreed to provide this funding. What can I do to help request the funds from the URA and make the payment via the ITD portal?

----- Forwarded message -----

From: **Kevin Kuther** <KKuther@lhtac.org>
Date: Tue, Jun 2, 2026 at 1:47 PM
Subject: RE: KN 20224; Bryden Avenue Supplemental #3
To: Alannah Bailey <abailey@cityoflewiston.org>
CC: Kellie McKinney <KMckinney@lhtac.org>

Alannah,

Below is a what is needed from the City to execute Supplemental#3 for this project.

Project: Bryden Ave Reconstruction STG 1		Sponsor: City of Lewiston	
WA Number T202370		Consultant: DEA	
Key No.: 20024		Agreement No.: 96067	
Agreement Totals:		Programmed Amount	Expended
Original Agreement Amount:	\$ 882,781.00	PE (ITD) \$ 12,000.00	\$ 11,142.39
Supplemental#1:	\$ 26,786.00	PL (LHTAC) \$ 24,000.00	\$ 35,822.00
Additional Drainage		PC (Consultant) \$ 989,000.00	\$ 933,185.00
Supplemental#2:	\$ 23,618.00		
Traffic Analysis			
Supplemental #3	\$ 258,563.00		
Environmental Documentation, Finalize ROW			
Forsgren RW review	\$ 8,750.00		
Request to increase PL	\$ 24,000.00		
Total Amount:	\$ 1,224,498.00	\$ 1,025,000.00	
Amount requested from City of Lewiston to execute supplemental #3:		\$ 199,498.00	
		Rounded: \$ 200,000.00	

Let me know if you have any questions.

Kevin Kuther, P.E.

Design Manager

Local Highway Technical Assistance Council

D: 208.530.7451

O: 208.344.0565 ext.1007

C: 208.412.6767

www.lhtac.org

From: Alannah McCabe <amccabe@cityoflewiston.org>

Sent: Monday, June 1, 2026 4:40 PM

To: Kevin Kuther <KKuther@lhtac.org>

Cc: Kellie McKinney <KMcKinney@lhtac.org>

Subject: Re: KN 20224; Bryden Avenue Supplemental #3

Kevin,

Yes, we have funding. Can you send a letter or document stating the amount required from the City?

On Mon, Jun 1, 2026 at 3:34 PM Kevin Kuther <KKuther@lhtac.org> wrote:

Alannah,

Is the City prepared to submit the check for this additional funding?

Kevin Kuther, P.E.

Design Manager

Local Highway Technical Assistance Council

D: 208.530.7451

O: 208.344.0565 ext.1007

C: 208.412.6767

www.lhtac.org

From: Kellie McKinney <KMcKinney@lhtac.org>

Sent: Monday, June 1, 2026 1:29 PM

2. City of Lewiston reimbursement request for East Orchards Sewer Phase 3 Construction Project for \$192,586.34 for M.L. Albright.

Chair Switzer asked the board if there were any questions on the reimbursement request. Vice Chair Anderson asked what the updated contact amount was. Director Hollingshead stated that with the amendment approved in December on the M.L. Albright contract, this payment would leave \$699,397.85 remaining on that contract to be reimbursed.

Board members Alford and Anderson moved and seconded, respectively, to approve. Motion carried 5-1, with Board member Havens voting against.

D. Review of Financial Summary – Information Item

1. January 2026

Director Hollingshead passed out paper copies of the January Financial summary (attached to these minutes) as they had been distributed that morning from the finance department. Director Hollingshead stated that the tax payment from the county had been received at the very end of January and was not deposited until February 2nd and would be reflected on the February financial summary.

E. TR036Bryden Avenue Reconstruction Stage 1: Key No. 20024 Funding Request – Action Item

Director Hollingshead introduced City Engineer, Luke Antonich, and reviewed that a memo stating the nature of the request had been included in the packet along with excerpts from the Bryden Avenue Revenue Allocation #6 plan outlining the approved projects, a copy of the reimbursement agreement with Lewiston Orchards Irrigation District, and the increment estimates based on current increments received for the life of the district.

Mr. Antonich reviewed his memo with the board. Mr. Antonich stated that the \$200,000 being requested will help pay for required environmental study updates, final right of way plans and legal descriptions in preparation for right of way acquisition in 2030.

Councilor Wright asked about maintenance on Bryden prior to the full reconstruction. Mr. Antonich stated that the current plan is the most minimal maintenance will be done prior to the full road rebuild.

Board member Havens asked how much of the \$200,000 would be spent prior to 2030. Mr. Antonich stated all of it. Board member Havens asked if they were acquiring right of way. Mr. Antonich stated no, the \$200,000 would pay for the environmental study update, the right of way plans and the legal descriptions to prepare for right of way acquisition in 2030. Board member Havens asked if the URA would be responsible for purchasing right of way. Mr. Antonich stated no, right of way acquisition is a federalized process and the city would follow that federalized process. Board member Havens asked about if a list had been made prioritizing the projects in the Bryden Avenue RAA. Director Hollingshead stated that the plan for Bryden only called out fixing the road, installing new water mains and installing new sewer mains. There is not a detailed list of individual items within those three in the plan. Board member Havens stated that he thought that Elam & Burke had stated that a prioritized list should be made. Director Hollingshead stated that was a blanket statement and that it had not been made specifically about Bryden Avenue, but as a general guideline for all projects, within all

plans, for all Urban Renewal Agency's within the state of Idaho. Board member Havens stated that he just wanted that to be on the record.

Vice Chair Anderson and Board member Alford moved and seconded, respectively, to approve the \$200,000 request from the City of Lewiston for the Bryden Avenue reconstruction stage 1 project. Motion carried, 5-1, with Board member Havens voting against.

F. Review of the draft 2025 Annual Report – Action Item

Director Hollingshead stated that along with the draft annual report included in the packet, she had also included the various supporting documents used to generate the information in the annual report so that the board could see where the information comes from. Director Hollingshead then went through the report page by page reviewing the information and where the information comes from.

Director Hollingshead asked if there were any changes the board would like made. There were none. Board member Bond and Vice Chair Anderson moved and seconded, respectively, to direct staff to schedule the public hearing for the annual report and move forward with the draft report as written. Board member Havens asked if they were approving the draft report. Director Hollingshead stated no, the motion is for staff to move forward with scheduling the public hearing and that the board does not want any changes made to the draft report prior to the public hearing. Director Hollingshead asked if Board member Havens had any changes he wanted made to the draft report. Board member Havens stated no he didn't want to make any changes to the draft report at this time. Motion carried 6-0.

IV. UNFINISHED AND NEW BUSINESS

A. Board Member Comments

Board member Havens stated that he wanted to make it known to Councilor Wright that when he votes no, he votes no for the county and it's the county's position. Board member Havens stated that Elam and Burke is the URA's lobbyist and so it is not correct to say that we do not pay them to represent us. Director Hollingshead clarified that Elam and Burke is not the lobbyist for the URA, the URA is a member of the RAI (Redevelopment Association of Idaho) which employs a lobbyist, Benn Brocksome and Associates. The URA pays a membership fee and a lobbying fee to RAI.

Board member Havens asked if Director Hollingshead could provide when the lobbyist was changed to Benn Brocksome. Director Hollingshead stated she would bring that back to the next meeting. Board member Havens stated that sometime last year he had requested that North Central Health District attend a meeting and present information on nitrates in the water and they did not show up, but Nez Perce County Soil and Water did show up. At a different meeting, DEQ and the Health Department were there and they do testing regularly and said that they would come to a meeting of the URA. Board member Havens stated that he wanted the Health Department and DEQ to be invited to a meeting, and he wanted the county to be copied on the invite, to speak about nitrates in the water. Board member Bond asked if that needed to be an action item for the board to vote on. Legal Counsel O'Sullivan stated yes, that if the board is going to direct staff work that it needs to be done by the board and not by an individual board member. Director Hollingshead stated that she could add that as an action item for the board to consider at the next meeting.



February 2, 2026

Katie Hollingshead
Urban Renewal Agency
Via Email: khollingshead@cityoflewiston.org
Lewiston, ID 83501

RE: TR036 Bryden Avenue Reconstruction Stage 1; Key No 2024 Funding Request

The City is requesting the Urban Renewal Agency's (URA) continued participation in funding upcoming work for the Bryden Avenue 4th to 7th Street improvement project. This project is scheduled to receive federal Surface Transportation Block Grant (STBG) funding in 2030 for right-of-way (ROW) acquisition.

Project Overview

The proposed project is set to resolve key issues identified by URA's Urban Renewal Plan for Revenue Allocation Area #6, Bryden Avenue. The key issues addressed will be:

- unsafe traffic conditions resulting from defective or inadequate street layout.
- the current corridor being inadequate to handle the existing and projected volumes of traffic.
- inadequate and obsolete water lines (LOID has pledged to upgrade the water lines with, or ahead of, this project).
- deterioration and/or stagnation of development due to inadequate infrastructure.

To date, the project has achieved the following milestones:

- Completion of Final Design
- Preparation of Preliminary ROW Plans
- Completion of Environmental Documentation

An analysis of a three-lane section with roundabouts has been completed by David Evans and Associates, Inc. A summary of the report could be written as: a three-lane section with roundabouts does not work because it will not provide the required level of service along this corridor. The proposed plan expands the corridor to five lanes and includes curb, gutter, and sidewalk as well as resolving stormwater deficiencies. If you are interested in more details, please reach out to me. My contact information is included with my signature.

Upcoming Work and Funding Need

Several updates and additional documentation are required to prepare the project for ROW purchase in 2030. The remaining STBG allocations for this project are limited and form the basis of the City's funding

request to the URA.

Work to be Completed:

- Additional Environmental Documentation
- Final ROW Plans
- Legal Descriptions

Estimated Cost for Upcoming Work: **\$250,000**

Estimated Remaining STBG Funding Available: **\$50,000**

Estimated URA Contribution Requested: **\$200,000**

Project Cost Summary

Total Project Cost to Date: **\$995,158**

Estimated Cost to be Ready for ROW Purchase: **\$250,000**

Project Phase	Description	Funding Source	Status	Estimate/Actual Cost
Preliminary Design & Environmental	Completed design, preliminary ROW, and environmental work	City/URA/STBG	Completed	995,158.00
Corridor Analysis	3-lane section with roundabouts	City/STBG	Completed	23,618.00
ROW Preparation (2030)	Environmental update, final ROW plans, legal descriptions	URA/STBG	Pending	250,000.00 (STBG \$50,000 + URA \$200,000)

Summary and Request

The City respectfully requests the URA's consideration and approval of a **\$200,000 contribution** to support the necessary pre-acquisition activities on the Bryden Avenue 4th to 7th Street Improvement Project. This partnership will ensure the project remains on schedule for ROW purchases in 2030 under the preliminary STBG funding allocation model. The City will continue to seek STBG funding for this work and, if additional funding becomes available, the URA contribution will be reduced accordingly.

We appreciate the URA's continued collaboration and support in advancing critical infrastructure improvements within our community.

Sincerely,



Luke Antonich, PE
City Engineer
lantonich@cityoflewiston.org
208-791-0302

URBAN RENEWAL AGENCY
FISCAL YEAR 2026
SUMMARY OF ACTIVITY (as of 04/30/26)

	DATE	East Main (#4)	East Orchards Sewer (#5)	Bryden (#6)	Downtown/Normal Hill (#7)	Total
9/30/2025		-	2,310,342.29	2,045,677.52	652,821.03	5,008,840.84
RECEIPTS:						
Monthly Urban Renewal Collections (Property Tax)	OCT'25-SEPT'26	-	483,307.21	408,535.97	208,141.20	1,099,984.38
Reimbursements	OCT'25-SEPT'26					-
City of Lewiston PW Reimbursement						-
Twin River Bank Interest Earned	OCT'25-SEPT'26		1,818.53	3,977.38	2,257.69	8,053.60
State Investment Interest Earned	OCT'25-SEPT'26		14,583.21	41,811.12	11,597.30	67,991.63
EXPENDITURES:						
1575 - Pmt to O'Sullivan Legal PLLC	OCT'25		(236.00)	(236.00)	(236.00)	(708.00)
1576 - Pmt to Redevelopment Association	OCT'25		(866.67)	(866.67)	(866.66)	(2,600.00)
Transfer From STP to TRNB for Check 1577 Pmt	OCT'25		500,000.00			500,000.00
1577 - Pmt to City of Lewiston	OCT'25		(523,411.66)			(523,411.66)
1578 - Pmt to City of Lewiston	NOV'25		(55,600.00)			(55,600.00)
1579 - Pmt to O'Sullivan Legal PLLC	NOV'25		(206.50)	(206.50)	(206.50)	(619.50)
1580 - Pmt to O'Sullivan Legal PLLC	DEC'25		(88.50)	(88.50)	(88.50)	(265.50)
1581 - Pmt to O'Sullivan Legal PLLC	JAN'26		(78.67)	(78.67)	(78.66)	(236.00)
1582 - Pmt to City of Lewiston	JAN'26		(194,164.78)			(194,164.78)
1583 - Pmt to O'Sullivan Legal PLLC	FEB'26		(65.00)	(65.00)	(65.00)	(195.00)
1584 - Pmt to City of Lewiston	FEB'26		(192,586.34)			(192,586.34)
1585 - Pmt to O'Sullivan Legal PLLC	MAR'26		(97.50)	(97.50)	(97.50)	(292.50)
1586 - Pmt to City of Lewiston	MAR'26		(5,195.85)	(5,195.85)	(5,195.85)	(15,587.55)
1587 - Pmt to City of Lewiston	MAR'26		(46,230.00)			(46,230.00)
1588 - Pmt to City of Lewiston	APR'26		(288,562.71)			(288,562.71)
1589 - Pmt to O'Sullivan Legall PLLC	APR'26		(108.33)	(108.33)	(108.34)	(325.00)
1590 - Pmt to TPC Holdings Inc	APR'26		(19.80)	(19.80)	(19.80)	(59.40)
1591 - Pmt to ICRMP	APR'26		(439.67)	(439.67)	(439.66)	(1,319.00)
						-
BALANCE		-	2,002,093.14	2,492,599.40	867,414.62	5,362,107.16
Restricted & Reserved Funds						
#5 Debt Service Reserve Primary - Banner ¹			(228,518.63)			(228,518.63)
#5 Debt Service Reserve Secondary - Banner ¹			(400,000.00)			(400,000.00)
#5 Capitalized Interest - Banner			-			-
AVAILABLE FUNDS		-	1,373,574.51	2,492,599.40	867,414.62	4,733,588.53

	East Main (#4)	East Orchards Sewer (#5)	Bryden (#6)	Downtown/Normal Hill (#7)	Total
Twin River National Bank	-	(16,868.02)	660,673.70	359,288.72	1,003,094.40
Banner Bank - Public Funds Checking Unrestricted		251,490.10		-	251,490.10
Banner Bank - Public Fund Checking Restricted		628,518.63		-	628,518.63
State Investment Pool Fund	-	638,952.78	1,831,925.80	508,126.03	2,979,004.61
	-	1,502,093.49	2,492,599.50	867,414.75	4,862,107.74

¹URA is committed to reimbursing the City \$552,787.59 upon the debt service reserve being released by the bank.

