



TOWN OF FRIDAY HARBOR
Post Office Box 219 • Friday Harbor: Washington 98250
(360) 378 - 2810 • www.fridayharbor.org

AGENDA
TOWN COUNCIL

Thursday, April 2, 2026 at 12:00 PM
Town Council Chambers - 60 Second Street
[Zoom Webinar Link](#) ~ Meeting ID: 860 6258 2578

***Vision:** Honoring our past while building a thriving and sustainable future.*

***Mission:** To preserve and enhance our unique island community known for its small town, rural atmosphere, and natural beauty. To sustain a vital downtown that enriches the business community, honors history, celebrates the arts, and preserves our natural environment.*

Call to Order / Roll Call / Flag Salute

Set Agenda / Announcements

- Proclamation - America 250
- America 250 Events

Public Comment

Consent Agenda

- Resolutions

Resolution No. 3019 - Authorizing Change Order No. 1 and acceptance of the project with Island Home Finishing for the flooring installation at 1000 Guard Street.

Resolution No. 3020 — Authorizing contract with San Juan Sealcoating & Striping LLC for street parking and center line striping.

- Minutes

March 19, 2026 Regular Business Meeting

- Payments & Claims

Item	Type	Warrant #	EFT #	Dated	Amount
1	Claims		DFT 726-729	2/4/2026	\$7,629.15
2	Claims	63283 to 633147		2/12/2026	\$579,249.39
3*	Utility Billing Refund	63318 Voided		2/24/2026	\$0.00
4	Claims	63319 to 63340		2/26/2026	\$192,004.83
5	Utility Billing Refund	63341		3/2/2026	\$4,580.70
6	Claims		DFT 738-741	3/4/2026	\$7,067.63
7	Claims	63342 to 63375		3/5/2026	\$147,453.80
8	Claims	63376 to 63414	DFT 718,725,730-736, 737,742	3/12/2026	\$262,846.22
9	Claims	63415 to 63432		3/19/2026	\$65,361.96

*Warrant was voided due to a system error and software support misdirection.

Action and Discussion Items

- U.S. Small Business Administration Update presented by Public Affairs Specialist Michelle Genovese
- Public Hearing: Consolidated Review of HolliWalk Affordable Housing Project:
 - LUA2026-0001 - HolliWalk Planned Residential Development Variances
 - LUA2026-0002 - Reduction of Planned Residential Development Site Setback
 - LUA2026-0003 - Reduction of Planned Residential Development Plant Quantity
 - LUA2026-0005 - Reduction of Planned Residential Development Front Yard Setback
 - LUA2026-0010 - Reduction of Binding Site Plan Vegetative Buffer
- Finnegan Way/Purple Lane

Director Reports

Committee Reports

- Solid Waste Advisory Committee, Councilmember Starr
- San Juan County Law and Justice, Councilmember Starr

Administrator's Report

Public Comment

Executive Session

- Executive Session RCW 42.30.110 (g) To evaluate the qualifications of an applicant for public employment or to review the performance of a public employee.

Future Agenda Items

Adjourn



America 250 Proclamation

WHEREAS, on July 4, 2026, the United States of America will commemorate the Semiquincentennial—the 250th anniversary of the signing of the Declaration of Independence; and

WHEREAS, this milestone provides an opportunity to reflect on our nation's history, honor the contributions of all Americans, and reaffirm the democratic ideals that define the United States; and

WHEREAS, the Northwest Ordinance of 1787, following the Treaty of Paris of 1783, established a framework for territorial governance and the creation of new states, including what would become the State of Washington in 1889; and

WHEREAS, the Town of Friday Harbor, originally established as a Hudson's Bay Company outpost in the 1850s and named after a shepherd the British called "Peter Friday", (whose real name was Po'alima), became the county seat in 1873 and was officially incorporated on February 10, 1909; and

WHEREAS, the Town of Friday Harbor is located on the traditional and ancestral lands of Native Americans who have lived and stewarded these lands and water since time immemorial; and

WHEREAS, the Town of Friday Harbor became the first city in Washington State to commemorate its fallen World War I soldiers through the dedication of a permanent public monument in 1921, the Roll of Honor, which continues to stand in the town square as a lasting tribute to military service and sacrifice; and

WHEREAS, preserving, studying, celebrating, and appreciating our shared history helps strengthen communities as we work together toward the ideals of liberty and equality embedded in the Declaration of Independence; and

WHEREAS, the Town is proud to acknowledge its esteemed America 250 partners, who play a pivotal role in commemorating this significant milestone in our nation's history - these partners include the Daughters of the American Revolution (DAR), San Juan Island Chamber of Commerce, The Port of Friday Harbor, American Legion Post No. 163, San Juan Historical Museum, The Whale Museum, The San Juan Islands Museum of Art, San Juan Island Library, Kwiaht, and the San Juan County Land Bank - together, these partners embody the spirit of collaboration and dedication necessary to celebrate America's 250th anniversary with pride and reverence; and

WHEREAS, the 250th anniversary provides an opportunity to celebrate and recognize the significant contributions Washingtonians have made to local, state and national history;

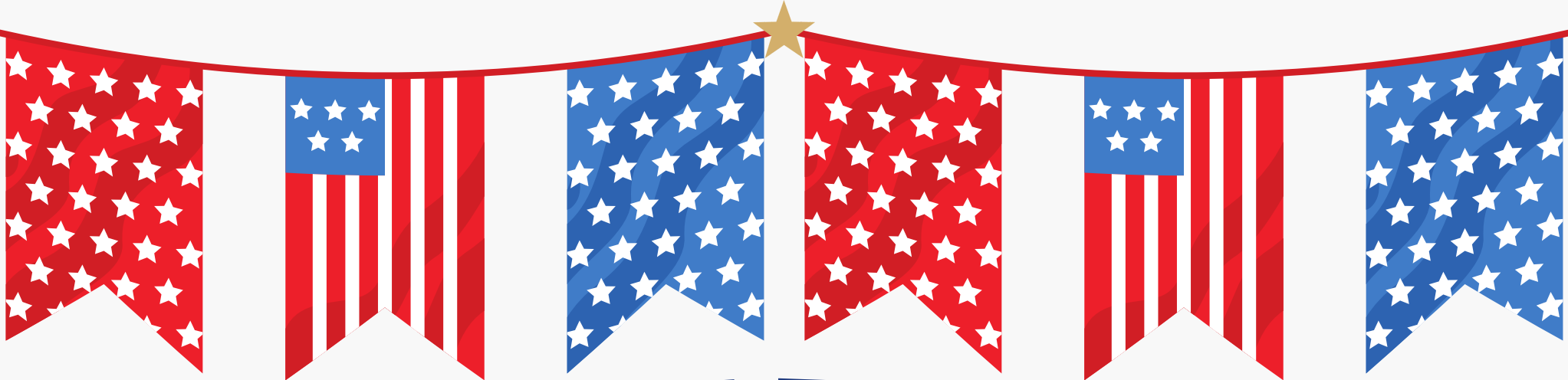
NOW, THEREFORE, I, Evan Perrollaz, Mayor of the Town of Friday Harbor, on behalf of the Friday Harbor Town Council, do hereby proclaim that the Town will engage in commemorative activities during the United States' Semi-quincentennial Year of 2026, and call upon its residents to reflect upon the significance of this commemoration.



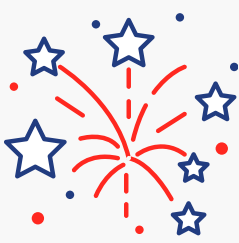
IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the Town of Friday Harbor to be affixed this 2nd day of April 2026.

Evan Perrollaz, Mayor





AMERICA 250



★ YEAR OF EVENTS ★

Day	Event	Time/ Place
April 2, 2026	America 250 Proclamation	12 noon - Town Hall, Council Chambers, 60 Second Street
June 14, 2026	 Flag Day! 	Timing to be determined... - American Legion Flag raising and cannon blast ceremony - Day of Service - community service projects encouraged to make our island better! - Possibly America Trivia Night
July 4, 2026	Chamber of Commerce 4 th of July Parade	Parade theme: “Cheers to 250 Years!”
August 8, 2026	Museum Day	San Juan Historical Museum, The Whale Museum, and San Juan Islands Museum of Art Discounted or Free Admission - to be determined by each organization.
Septemeber 5, 2026	Celebrate Washington	2:00p.m. - Historical Museum: Baked apple pie contest & Kwiaht historical apple orchard presentation - San Juan Island Library USO Show to follow - location to be determined.

Special thank you to America 250 Partners: Town of Friday Harbor ★ San Juan Chamber of Commerce ★ Kwiaht
Port of Friday Harbor ★ American Legion Post No. 163 ★ San Juan Historical Museum ★ The Whale Museum
The San Juans Islands Museum of Art ★ San Juan County Land Bank ★ San Juan Island Library
★ San Juan Islands Chapter Daughters of the American Revolution (DAR) ★



RESOLUTION NO. 3019

**A RESOLUTION BY THE COUNCIL OF THE TOWN OF FRIDAY HARBOR AUTHORIZING
THE MAYOR TO EXECUTE CHANGE ORDER NO. 1 AND ACCEPTING THE PROJECT
FOR FLOORING AT THE 1000 GUARD STREET PUBLIC WORKS BUILDING.**

WHEREAS, pursuant to Resolution No. 3015 on February 19, 2026, the Town authorized a contract with Island Home Finishes for flooring in the 1000 Gurd Street Public Works facility; and

WHEREAS, the degree of leveling required both additional t-molding transition elements and a different leveling compound as well as moving two toilets; and

WHEREAS, approval of Change Order No. 1 removes the originally specified leveling compound, adds the required leveling compound utilized, adds new T-molding, and adds the temporary relocation of two toilets; and

WHEREAS, it is the recommendation of the Public Works Director to approve Change Order No. 1 for the project changes in the amount of \$1,503.76, including a base contract amount of \$1,384.04 plus \$119.72 sales tax;

WHEREAS, the project has been completed, and the Public Works Director recommends project acceptance;

WHEREAS, the Finance Director has reconciled the final cost of the project at \$15,187.68, including a base contract amount of \$13,978.54 plus \$1,209.14 sales tax;

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Friday Harbor as follows:

1. The Mayor is authorized to accept Change Order No. 1 for the 1000 Guard Street Remodel in the amount of \$1,384.04 plus sales tax of \$119.72 for a total estimated cost of \$1,503.76 and a new contract total amount\$15,187.68, including a base contract amount of \$13,978.54 plus \$1,209.14 sales tax.
2. The flooring project at the 1000 Guard Street Public Works building is hereby accepted.

Said Change Order is attached as Exhibit A.

DULY PASSED AND ADOPTED this 2nd day of April 2026.

TOWN OF FRIDAY HARBOR

Evan Perrollaz, Mayor

SEAL of the
Town of Friday Harbor
ATTEST:

Jennifer M. Krembs, Town Clerk

Change Order No. 1



IHF
778 Mullis St.
Friday Harbor, WA 98250
Phone: 360-370-5346

Date: March 16 2026
Invoice #: 1000 Guard002.1
For: LVP Installation

Bill To: Town of Friday Harbor
PO Box 219
Friday Harbor, Wa. 98250
PH.# 360-821-1853
andyg@fridayharbor.org

Uzin #886 Feather Patch 10 lb.	10	-\$24.99	-\$249.90
Laticrete #252 Thinset	2	\$27.98	\$55.96
T-Molding	1	\$97.98	\$97.98
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
			\$0.00
Labor: Stroyland Construction			0
Floor Prep Scim Coat	4	\$160.00	\$640.00
Install LVP Flooring	4	\$85.00	\$340.00
Remove & Replace Toilets	2	\$250.00	\$500.00
			\$0.00
			\$0.00
This Project will take place in San Juan County, Washington			\$0.00
The Wages set for this public works project will be posted in the office of Island Home Finishes for anyone to view and will be mailed as a hard copy upon Request. The Prevailing Wage Rates for Washington State can be found at:			\$0.00
https://secure.lni.wa.gov/wagelookup/			\$0.00
			\$0.00
			\$0.00
Fuel & Freight			\$0.00
SUBTOTAL			\$1,384.04
TAX RATE			8.65%
SALES TAX			\$119.72
Total Cash/Check			\$1,503.76

Make all checks payable to Island Home Finishes, if you have any questions concerning this invoice, contact us at 360-370-5346

THANK YOU FOR YOUR BUSINESS!

Customer signature _____ Date _____

Island Home Finishes _____ Date _____

Please be advised that Island Home Finishes (IHF) is providing this estimate to assist you. It is not a contract. An estimate is simply a good faith educated guess based on our training, experience, and current known conditions. Of course, conditions can change including actions, neglect or default of other professionals, governmental action or inaction, any other contractor employed by Owner, any materials supplier acting for IHF or Owner, or any other reason or reasons beyond IHF's reasonable control, including without limitation damage caused by rot, mold or mildew, fire or other casualty, strikes, force majeure, shortage of materials or labor, transportation delays, weather conditions, change orders, or other deficiencies. Any of these circumstances can affect the estimate. IHF strives to timely communicate any of these developments should they occur. Customer is responsible to remove or relocate the furnishings prior to IHF beginning work. Customer is responsible for any caulk or painting unless otherwise agreed in writing. IHF will remove and replace (R&R) base moldings, unless otherwise agreed in writing. Manufacturer's warranties are available online. IHF makes no further warranties beyond manufacturer.

RESOLUTION NO. 3020

**A RESOLUTION BY THE COUNCIL OF THE TOWN OF FRIDAY HARBOR AUTHORIZING
AN AGREEMENT WITH SAN JUAN SEALCOATING & STRIPING LLC FOR STREET
PARKING AND CENTER LINE STRIPING.**

WHEREAS, the parking stripes, ADA hatching, center lines of selected hard to access streets, and angled stall stripes across town need to be painted on a regular basis; and

WHEREAS, three bids from qualified street striping were solicited for 267 angled stall stripes, 48 perpendicular parking stripes, six ADA hatching stripes, as well as center lines for Caines, Lampard, and Malcom Streets; and

WHEREAS, San Juan Sealcoating and Striping was the lowest responsive and responsible bidder; and

WHEREAS, it is the recommendation of the Public Works Director that the base bid for \$15,503.26, plus estimated sales tax of \$1,341.03, for a total contract amount of \$16,844.29 submitted by San Juan Sealcoating & Striping LLC be awarded; and

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Friday Harbor as follows:

1. The bid for street parking and center line striping is awarded to San Juan Sealcoating & Striping LLC.
2. The Mayor is authorized to enter into contract with San Juan Sealcoating & Striping LLC for a total contract amount of \$16,844.29, including estimated sales tax.

Said agreement is attached hereto.

Said proposal and scope of work is attached hereto as Exhibit A.

DULY PASSED AND ADOPTED this 2nd day of April 2026.

TOWN OF FRIDAY HARBOR

Evan Perrollaz, Mayor

SEAL of the
Town of Friday Harbor
ATTEST:

Jennifer M. Krembs, Town Clerk



CONTRACT FOR SMALL WORKS

Between: Town of Friday Harbor and San Juan Sealcoating & Striping LLC
Services: Street parking and centerline striping
Commencing: April 1, 2026
Terminating: August 1, 2026
Amount: \$15,503.26, plus estimated sales tax of \$1,341.03, for a total contract amount of \$16,844.29.

THIS AGREEMENT, made and entered into by and between the **Town of Friday Harbor**, a Washington municipal corporation (the "Town") and San Juan Sealcoating & Striping LLC, a Washington corporation, (the "Contractor").

RECITALS

WHEREAS, the Town desires to contract with the Contractor to stripe parking stalls and paint center lines for Caines, Lampard, and Malcom streets; and

WHEREAS, pursuant to the invitation of the Town, the Contractor submitted a proposal to perform the above-mentioned work; and

WHEREAS, the Town has determined that the Contractor's offer was the lowest responsive and responsible quote submitted;

NOW THEREFORE, in consideration of the terms and conditions contained in this contract, the parties covenant and agree as follows:

1. Scope of Work to be performed. The Contractor shall paint angled stall stripes, perpendicular parking stripes, ADA hatching stripes, and center lines as shown on Exhibit A. The Town shall obtain all permits for the project. The Contractor shall secure the needed equipment, and provide the necessary services, in accordance with and as described in the attached scope of work and shall perform any alterations in or additions to the work as provided under this contract. The Contractor shall provide and bear the expense of all equipment, work and labor of any sort whatsoever that may be required for completing the work provided for in this contract, unless otherwise specified in the attached scope of work (Exhibit A).

2. Contract Documents. The contract between the parties includes this agreement along with the attached scope of work and project quote (Exhibit A), hereby incorporated by reference and made a part of this contract as if set forth in full, and shall be referred to herein as the "Contract Documents".

3. Town Responsibility for Payment. The Town agrees to pay the Contractor for the actual work completed according to the attached payment schedule in Exhibit A. Payments may be adjusted in the

event of any reduction in the level of service. Such payments will be negotiated between the Town and Contractor prior to payment.

4. Time of Performance/Term of Contract. Work shall start no later than July 1, 2026, and shall be continued until the scope of work described in Exhibit A is completed or by August 1, 2026.

5. Warranties/Guaranty.

5.1. The Contractor warrants to the Town that the work will conform with the requirements of the Contract Documents, and shall be workmanlike in performance.

5.2. The Contractor for him/herself, and for his/her heirs, executors, administrators, successors and assigns, does hereby agree to the full performance of all the covenants herein contained upon the part of the Contractor. Contractor shall be responsible for, and shall indemnify and hold the Town harmless from any damage or expense by reason of improper or negligent performance in fulfilling the contract terms.

6. Change Orders. Changes in the scope of work (supplemental services) to be performed and/or in the amount of the fee schedule may be accomplished only by a written document, signed by the Contractor and the Town.

7. Insurance. The Contractor shall procure and maintain for the duration of the contract, insurance against claims for injuries to persons or damage to property, which may arise from or in connection with the performance of the work hereunder by the Contractor, its agents, representatives, employees or subcontractors. The Contractor shall provide a Certificate of Insurance evidencing:

Commercial General Liability insurance written on an occurrence basis with limits no less than \$1,000,000 combined single limit per occurrence and \$2,000,000 aggregate for personal injury, bodily injury and property damage. Coverage shall include but not be limited to: blanket contractual; products/completed operations; broad form property damage; explosion, collapse and underground (XCU) if applicable; and employer's liability.

Any payment of deductible or self-insured retention shall be the sole responsibility of the Contractor. The Town shall be named as an additional insured on the insurance policy. The Contractor's insurance shall be primary insurance as respect the Town and the Town shall be given thirty (30) days prior written notice of any cancellation, suspension or material change in coverage.

8. Retainage. Retainage ____ is waived X is not waived for this project. If not waived, retainage shall be held at 5%, unless 10% retainage is requested by the Contractor in lieu of contract bonds.

9. Contract Bonds. A payment and performance bond ____ is waived X is not waived for this project. If not waived, within 10 days of execution of this contract, the Contractor shall provide the Town with a performance and payment bond sufficient to ensure performance under this contract, or request the Town withhold 10% retainage in lieu of the contract bonds in accordance with RCW 39.08.010(3).

10. Prevailing Wages. Pursuant to RCW Chapter 39.12.040, prior to payment by the Town, the Contractor must submit - on behalf of itself and each and every subcontractor – a “Statement of Intent to Pay Prevailing Wages,” which must be approved by the Department of Labor and Industries prior to its submission. Applicable prevailing wages in effect in San Juan County on the date of execution of this contract may be found on the L&I website at <https://secure.lni.wa.gov/wagelookup/>.

11. Town Business License Required. The Contractor must obtain a Town of Friday Harbor Business License before any payment under the contract can be made.

12. Assignment/Delegation. The Contractor shall not assign this contract nor delegate any duties hereunder without prior written consent of the Town, which consent may be withheld by the Town in its sole discretion.

13. Applicable Law; Venue. This contract shall be subject to, and the Contractor shall at all times comply with, all applicable state and local laws, regulations, rules and provisions of the Town of Friday Harbor Municipal Code and ordinances of the Town of Friday Harbor. Venue for any action hereunder shall be exclusively in San Juan County.

14. Termination. This contract can be terminated by either party upon default in performance of the other party, if such default is not cured within ten (10) days of notice thereof, and upon notification of intent to terminate this contract in writing thirty (30) days prior to the date of termination. In case of default, the non-defaulting party shall have any and all remedies available to it in law or equity.

13. Notices. Any notice required by this contract may be delivered via email, in person, or mailed, certified with return receipt requested. If mailed, notice shall be deemed given upon the first business day after the date of the postmark. Notices shall be sent to the following:

TO TOWN:	TO CONTRACTOR:
Town of Friday Harbor Attn: Town Administrator PO Box 219 Friday Harbor, WA 98250 Telephone (360) 378 – 2810 Email: dkulseth@fridayharbor.org	San Juan Sealcoating and Striping LLC Attn: Reyes Rodriguez 538 Chinook Way, Friday Harbor, WA 98250 Telephone (360) 317-6217 Email: sanjuanstriping@gmail.com

15. Indemnity and Hold Harmless. The Contractor shall defend, indemnify and hold the Town, its officers, officials, employees and volunteers harmless from any and all claims, injuries, damages, losses or suits, including attorney fees, arising out of or in connection with the performance of this contract, EXCEPT for injuries and damages caused by the sole negligence of the Town.

Should a court of competent jurisdiction determine that this contract is Subject to RCW 4.24.115, then in the event of liability for damages arising out of bodily injury to persons or damages to property caused

by or resulting from the concurrent negligence of the Contractor and the Town, its officers, officials, employees, and volunteers, the Contractor's liability hereunder shall be only to the extent of the Contractor's negligence. It is further specifically and expressly understood that the indemnification provided herein constitutes the Contractor's waiver of immunity under Industrial Insurance, Title 51 RCW, solely for the purposes of indemnification. This waiver has been mutually negotiated by the parties. The provisions of this section shall survive the expiration or termination of this contract.

16. Independent Contractor. For all purposes, the Contractor shall be deemed an independent contractor and shall not be deemed an employee of the Town.

17. Waiver. Waiver by the Town of any breach of any term or condition of this contract shall not be construed as a waiver of any other breach.

18. Attorney's Fees. In the event any action is brought by either party to enforce the terms of this contract or for breach of this contract by the other party, the parties agree that the non-prevailing party shall pay to the prevailing party reasonable attorney's fees and expert witness fees, and costs and disbursements incurred by such party.

19. Entire Contract. This contract, together with all Contract Documents referred to herein, constitutes the entire agreement between the parties hereto.

20. Binding Effect. This contract shall be binding upon the parties, their heirs, personal representatives, successors and assigns.

21. Modification. No modification of this contract shall be of any force or effect, unless in writing signed by the parties.

22. Severability. If any provision of this contract is held invalid, the remainder shall not be affected thereby if such remainder would then continue to conform to the terms and requirements of applicable law, and shall continue in full force and effect.

23. Authority. Each individual executing this contract is duly authorized to execute and deliver this contract on behalf of the party they represent.

IN WITNESS WHEREOF, the parties have caused this contract to be duly executed as of the day and year first written above.

TOWN OF FRIDAY HARBOR:

San Juan Sealcoating & Striping LLC:

Evan Perollaz, Mayor

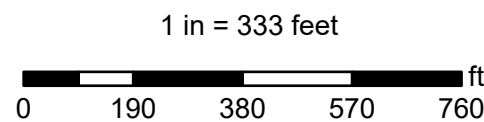
DATE:

Reyes Rodriguez, Owner

DATE:



This map is derived from San Juan County's Geographic Information System (GIS). It is intended for reference only and is not guaranteed to survey accuracy. The information represented on this map is subject to change without notice



Small Street Striping

Estimate**Town of Friday Harbor****Friday Harbor, WA**

San Juan Sealcoating & Striping LLC 360-317-6217 sanjuanstriping@gmail.com

Date:
03/04/2026

Angled Stall Stripes	Quantity: 267	\$10,435.20
Perpendicular Stripes	Quantity: 48 Total \$1,760.94	\$1,760.94
ADA Access Hatching	Quantity: 6	\$1,704.40
Caines St	(Approx 325 LF of CL)	\$353.27
Lampard Rd	(Approx 450 LF of CL)	\$489.15
Malcom St	(Approx 700 LF of CL)	\$760.90

Total
\$15,503.26

Plus sales
8.65%

TOTAL
16,844.29

Serving the San Juans, serving our great community. *Sealcoating. Crack-filling. Striping etc. Commercial & Residential, Licensed, Insured & Bonded.*



TOWN OF FRIDAY HARBOR
Post Office Box 219 • Friday Harbor: Washington 98250
(360) 378 - 2810 • wwwfridayharbor.org

MINUTES TOWN COUNCIL

Thursday, March 19, 2026 at 12:00 PM

Call to Order / Roll Call / Flag Salute

Mayor Perrollaz called the regular session of the Town Council to order at 12:00 p.m.

Council members: Steve Hushebeck (Position No. 1), Richard Geffen (Position No. 2), Anna Maria de Freitas (Position No. 3), Chelsey Dyer (Position No. 4), and Barbara Starr (Position No. 5).

Mayor Evan Perrollaz, Administrator Denice Kulseth, Clerk Jennifer Krembs (excused), Chief Technology Officer Paul King, Finance Director Bethany Berry (excused), Community Development Director Ryan Ericson, and Public Works Director Mike Liptack.

Mayor Perrollaz conducted the flag salute.

Set Agenda / Announcements

The agenda was set.

- The Town is using a new system for agenda management. Agenda, packets, and minutes are available on the website; live streaming will be launched soon.

Public Comment

No public comment was forthcoming.

Consent Agenda

Council discussed payments and claims; the Town absorbs credit card fees.

Moved by Councilmember De Freitas, seconded by Councilmember Starr to approve the consent agenda as written. Motion passed 4-1 with Councilmember Dyer objecting.

- Payments & Claims

2025 Payments of Claims and Payroll not Approved in 2025

1. Payroll warrants: 20229 to 20235 and 20242 to 20244, and EFT for payroll vendors and employees, dated September 30, 2025, in the amount of \$387,193.91.
2. Payroll warrants: 20233 to 20234 and 20252 to 20258, and EFT for payroll vendors and employees, dated October 31, 2025, in the amount of \$379,399.23.
3. Claim warrants: (5) EFT payments, dated November 5, 2025, in the amount of \$9,939.05.
4. Payroll warrants: 20259 to 20260 and 20262 to 20268, and EFT payment for payroll vendors and employees, dated November 30, 2025, in the amount of \$356,441.24.
5. Claim warrants: (7) EFT payments, dated December 3, 2025, and December 5, 2025, in the amount of \$9,326.66.
6. Claim warrants: (2) EFT payments, dated December 23, 2025, in the amount of \$45,837.00.
7. Claim warrants: 63107 to 63130, dated December 29, 2025, in the amount of \$72,287.63. Processed in 2025 Open Period.
8. Claim warrants: 63131 to 63162 and (2) EFT payments, dated December 30, 2025, in the amount of \$92,512.65. Processed in 2025 Open Period.

9. Claim warrants: 63163 to 63199 and (1) EFT payment, dated December 31, 2025, in the amount of \$1,217,577.28. Processed in 2025 Open Period.

10. Payroll warrants: 20269 to 20276, and EFT for payroll vendors and employees, dated December 31, 2025, in the amount of \$402,724.56.

2026 Payments of Claims and Payroll

11. Utility billing refund warrants: 63200 to 63201, dated January 21 and 22, 2026, in the amount of \$346.54.

12. Claim warrants: 63202 to 63236, dated January 22, 2026, in the amount of \$173,346.88.

13. Payroll warrants: 20277 and 63237 to 63242, and EFT payments for payroll vendors and employees, dated January 31, 2026, in the amount of \$402,481.07.

14. Claim warrants: 63243 to 63282, dated February 5, 2026, in the amount of \$165,426.55.

Claim warrants: 63243 to 63282, dated February 5, 2026, in the amount of \$165,426.55.

- Minutes

March 5, 2026 Special Meeting and Regular Business Meeting Minutes

New Business

- Friday Harbor High School ECO Club Update

Friday Harbor High School ECO Club members included: President Flora Vaught, Co-Vice Presidents Sophia Ramirez and Ella Cohen, and Treasurer August Ambrose presented on the club's initiatives and their trip to Olympia to advocate for legislation.

- Friday Harbor Poetry Gardens

Friday Harbor Arts Commission Coordinator Julie Greene requested approval to launch the Poetry Garden's third poetry contest and book publication; estimated cost is approximately \$5,900.00 to be funded with Lodging Tax Advisory

Committee (LTAC) funds.

Moved by Councilmember Hushebeck, seconded by Councilmember Geffen, to approve the estimated cost not to exceed \$5,900.00 for the Friday Harbor Arts Commission. Motion passed unanimously.

- Public Works Director Report - Budget Transfer - Wastewater Utility

Public Works Director Mike Liptack requested a budget transfer within the Wastewater Utility to redirect funds previously allocated for a sewer smoke study toward the purchase of a new CCTV camera trolley.

Moved by Councilmember Geffen, seconded by Councilmember Starr, to transfer the required funds from the Capital Studies Reserve to the Capital Equity Reserve, to purchase the additional CCTV system as requested. Motion passed unanimously.

Director Mike Liptack requested Council to approve additional sidewalk grinding to be added to the scope of work provided by NW Development and Underground (Resolution No. 3005) to address sidewalks in need of repair that have deteriorated since the initial evaluation study; eight additional areas could be fixed with Council approval adding the amount not to exceed \$10,000.00 to the project. Council approved.

Moved by Councilmember de Freitas, seconded by Councilmember Hushebeck, to approve up to \$10,000.00 to grind the additional eight locations as identified by Public Works as requested. Motion passed unanimously.

Committee Report

Mayor Perrollaz announced committee reports will move to quarterly updates.

- San Juan County Housing Advisory Committee, Councilmember Starr

Update topics included: San Juan Community Home Trust — Sunrise Development, San Juan County (SJC) Levy Lid Lift, State initiative to create a Department of Housing, and housing legislation. The Housing Advisory Committee had a vacancy for a voting member; Councilmember Starr will serve in this role to contribute as a Town Representative.

- San Juan Chamber of Commerce, Councilmember Hushebeck

Update topics included: finances, dues, 4th of July parade planning, and future new business ribbon cuttings. Mayor Perrollaz will host a series of meetings for business owners to share what is working well and to evaluate needs in the business community.

- San Juan County Board of Health, Councilmember Geffen

Update topics included: Foundation of Public Health funds and the vape tax, Planned Parenthood, Meals on Wheels, Grandparents for Vaccines, and the impact report from the Health and Community Services Department.

- Northwest Clean Air Agency, Councilmember Starr

Councilmember Starr requested to provide the update at the next meeting on April 2, 2026.

- San Juan County Law and Justice, Councilmember Starr

Councilmember Starr requested to provide the update at the next meeting on April 2, 2026.

Administrator's Report

Administrator Kulseth shared:

- FCS Rate Study is still in process. More information to come.
- Kulseth will provide a legislative update at the Town Council and SJC Joint meeting on April 1, 2026.
- The Public Works Assistant Fund was swept; the Town has secured funding for the Wastewater Treatment Plant Improvement Project and the Water Treatment Plant Improvement Project.
- Kulseth will participate in the Northwest City Manager meeting on Friday, March 20, 2026, and in a Department of Emergency Management Council meeting next week.
- Clerk Krembs received the Statewide Trailblazer Award at the Washington State Municipal Clerk Association conference on March 18, 2026.

Public Comment

No public comment was forthcoming.

Future Agenda Items

- Finnegan Ridge Development, also known as Purple Lane, will be discussed at an upcoming meeting on April 2, 2026.
- Mayor Perrollaz will request the Town Staff to think of a Town motto for adoption.
- April 1, 2026 - Town Council and SJC joint meeting - 9:00 a.m. - 12 noon in Town Council Chambers.
- April 2, 2026 — Cross Border Forum is taking place online.

Adjourn

Hearing no further business and no objection, Mayor Perrollaz adjourned the meeting. The next regular meeting is scheduled for April 2, 2026, at 12 noon.



Town of Friday Harbor

60 Second St S • PO Box 219 • Friday Harbor, WA 98250

Office: (360) 378-2810 • Fax: (360) 378-2380 • www.fridayharbor.org

Finance Department Approval of Claims Against the Town Presented at Council Meeting: April 2, 2026

Item	Type	Warrant #	EFT #	Dated	Amount
1	Claims		DFT 726-729	2/4/2026	\$7,629.15
2	Claims	63283 to 633147		2/12/2026	\$579,249.39
3*	Utility Billing Refund	63318 Voided		2/24/2026	\$0.00
4	Claims	63319 to 63340		2/26/2026	\$192,004.83
5	Utility Billing Refund	63341		3/2/2026	\$4,580.70
6	Claims		DFT 738-741	3/4/2026	\$7,067.63
7	Claims	63342 to 63375		3/5/2026	\$147,453.80
8	Claims	63376 to 63414	DFT 718,725,730-736, 737,742	3/12/2026	\$262,846.22
9	Claims	63415 to 63432		3/19/2026	\$65,361.96

*Warrant was voided due to a system error and software support misdirection.

A consent agenda motion was made by the Town Council. The below vote of the Councilmembers of the Town of Friday Harbor, San Juan County, Washington, do hereby certify that merchandise and services specified above have been received and services have been performed as listed on the attached registers and have been approved for payment as audited and distributed by Finance Director, Bethany Berry.

Council Member	Moved	Second	Approved	Denied	Abstained	Absent
Hushebeck						
Geffen						
de Freitas						
Dyer						
Starr						

Claims not Approved by Town Council: _____

Reviewed by Town Administrator: _____

Signature/Date



Town of Friday Harbor

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Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

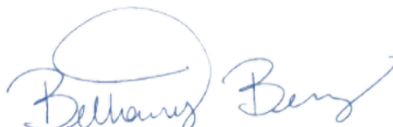
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:			
Electronic Payments:	DFT 726-729	02/04/26	\$7,629.15
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$7,629.15

Reviewed by Finance Director: _____


Signature

02/04/2026

Date



Town of Friday Harbor

My Council Check Register

By Check Number

Date Range: 02/04/2026 - 02/05/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
Payment Tech	02/04/2026	Bank Draft	7,218.09	DFT0000726
American Express	02/05/2026	Bank Draft	377.96	DFT0000727
Payment Tech	02/04/2026	Bank Draft	19.76	DFT0000728
Payment Tech	02/04/2026	Bank Draft	13.34	DFT0000729

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	4	4	0.00	7,629.15
EFT's	0	0	0.00	0.00
	4	4	0.00	7,629.15

Report Summary

Fund Summary

Fund	Payment Amount
410 - Water Operating Fund	2,746.49
420 - Sewer Operating Fund	2,822.79
430 - Refuse Operating Fund	1,525.83
450 - Stormwater Operating Fund	534.04
Grand Total:	7,629.15

Account Summary

Account Number	Account Name	Payment Amount
410.004.5340040.49.11	Credit Card Processing Fees	2,746.49
420.004.5350040.49.11	Credit Card Processing Fees	2,822.79
430.004.5370040.49.11	Credit Card Processing Fees	1,525.83
450.004.5310040.49.11	Credit Card Processing Fees	534.04
Grand Total:		7,629.15

Project Account Summary

Project Account Key	Payment Amount
None	7,629.15
Grand Total:	7,629.15



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05645 - 2026-01 January Credit Card Processing Fees

By Docket/Claim Number

Vendor Name					Payment Amount
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
DFT0000726	Payment Tech				7,218.09
	2026-01 1540906	Merchant Credit Card Charges	Merchant Fees January	410.004.5340040.49.11	2,598.51
				420.004.5350040.49.11	2,670.69
				430.004.5370040.49.11	1,443.62
				450.004.5310040.49.11	505.27
DFT0000727	American Express				377.96
	2026-01 4460178023	Merchant Fees	Merchant Fees	410.004.5340040.49.11	136.07
				420.004.5350040.49.11	139.84
				430.004.5370040.49.11	75.59
				450.004.5310040.49.11	26.46
DFT0000728	Payment Tech				19.76
	2026-01 1540905	Merchant Credit Card Charges	Merchant Fees January	410.004.5340040.49.11	7.11
				420.004.5350040.49.11	7.32
				430.004.5370040.49.11	3.95
				450.004.5310040.49.11	1.38
DFT0000729	Payment Tech				13.34
	2026-01 1547937	Merchant Credit Card Charges	Merchant Fees January	410.004.5340040.49.11	4.80
				420.004.5350040.49.11	4.94
				430.004.5370040.49.11	2.67
				450.004.5310040.49.11	0.93
Total Claims: 4				Total Payment Amount:	7,629.15



Town of Friday Harbor

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Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

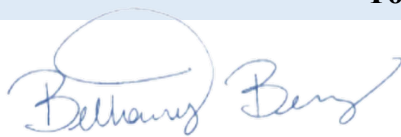
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63283-63317	02/12/26	\$ 572,979.66
Electronic Payments:	DFT691-717	02/12/26	\$ 6,269.73
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$ 579,249.39

Reviewed by Finance Director: _____



Signature

02/12/2026

Date



Town of Friday Harbor

My Council Check Register

By Check Number

Date Range: 02/12/2026 - 02/12/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
Always Connect Solutions	02/12/2026	Regular	138.00	63283
Amazon Capital Services, Inc	02/12/2026	Regular	6,386.52	63284
AWC - Association of WA Cities	02/12/2026	Regular	103.22	63285
AWC - Risk Mgmt Service Agency	02/12/2026	Regular	347,637.00	63286
Browne's Home Center a Division of TAL Holdin	02/12/2026	Regular	115.37	63287
Capital One Trade Credit/Ace Hardware# 6000	02/12/2026	Regular	912.29	63288
CenturyLink	02/12/2026	Regular	742.81	63289
Code Publishing Company	02/12/2026	Regular	397.50	63290
Exact Scientific Services, Inc.	02/12/2026	Regular	455.00	63291
Gardens Unlimited	02/12/2026	Regular	10,419.54	63292
Harbor Rental & Saw Shop	02/12/2026	Regular	73.01	63293
Imperial Supplies LLC	02/12/2026	Regular	158.21	63294
Inter Island Water Co.	02/12/2026	Regular	176.98	63295
Island Network	02/12/2026	Regular	1,553.93	63296
Island Petroleum Service	02/12/2026	Regular	5,371.04	63297
KCDA Purchasing Cooperative	02/12/2026	Regular	97.09	63298
Kulseth, Denice	02/12/2026	Regular	211.31	63299
Lautenbach Industries LLC	02/12/2026	Regular	7,997.73	63300
Minney, Patrick	02/12/2026	Regular	13.02	63301
Nate Slaughter	02/12/2026	Regular	89.16	63302
San Juan Automotive Center	02/12/2026	Regular	510.29	63303
SJC Auditor	02/12/2026	Regular	641.00	63304
SJC District Court	02/12/2026	Regular	11,967.60	63305
SJC Fleet Services	02/12/2026	Regular	2,727.95	63306
SJC Sheriff's Office	02/12/2026	Regular	88,862.05	63307
T&T Recovery Inc	02/12/2026	Regular	2,600.00	63308
Town of La Conner	02/12/2026	Regular	1,135.36	63309
Univar Solutions USA Inc	02/12/2026	Regular	33,951.82	63310
USABlueBook	02/12/2026	Regular	1,596.41	63311
Utilities Underground Location Center	02/12/2026	Regular	17.55	63312
WA Public Treasurers Assn (WPTA)	02/12/2026	Regular	50.00	63313
WA State Dept of Ecology	02/12/2026	Regular	1,973.47	63314
WA State DOT - Ferries	02/12/2026	Regular	566.30	63315
Whitney Equipment Co, Inc	02/12/2026	Regular	4,596.98	63316
Wilson Engineering LLC	02/12/2026	Regular	38,734.15	63317

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	92	35	0.00	572,979.66
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	92	35	0.00	572,979.66

0 * 0000 *

572,979.6600 *

6,265,7300 *

595,259.9900 *

0 * 0000 *

0 * 0000 *

My Council Check Register

Date Range: 02/12/2026 - 02/12/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
Keybank - Corp. Card	02/12/2026	Bank Draft	75.00	DFT0000691
Keybank - Corp. Card	02/12/2026	Bank Draft	465.86	DFT0000692
Keybank - Corp. Card	02/12/2026	Bank Draft	107.20	DFT0000693
Keybank - Corp. Card	02/12/2026	Bank Draft	42.40	DFT0000694
Keybank - Corp. Card	02/12/2026	Bank Draft	-790.90	DFT0000695
Keybank - Corp. Card	02/12/2026	Bank Draft	275.32	DFT0000696
Keybank - Corp. Card	02/12/2026	Bank Draft	98.00	DFT0000697
Keybank - Corp. Card	02/12/2026	Bank Draft	400.40	DFT0000698
Keybank - Corp. Card	02/12/2026	Bank Draft	1,599.08	DFT0000699
Keybank - Corp. Card	02/12/2026	Bank Draft	25.00	DFT0000700
Keybank - Corp. Card	02/12/2026	Bank Draft	5.43	DFT0000701
Keybank - Corp. Card	02/12/2026	Bank Draft	40.00	DFT0000702
Keybank - Corp. Card	02/12/2026	Bank Draft	90.00	DFT0000703
Keybank - Corp. Card	02/12/2026	Bank Draft	865.58	DFT0000704
Keybank - Corp. Card	02/12/2026	Bank Draft	651.90	DFT0000705
Keybank - Corp. Card	02/12/2026	Bank Draft	62.35	DFT0000706
Keybank - Corp. Card	02/12/2026	Bank Draft	33.95	DFT0000707
Keybank - Corp. Card	02/12/2026	Bank Draft	34.24	DFT0000708
Keybank - Corp. Card	02/12/2026	Bank Draft	518.37	DFT0000709
Keybank - Corp. Card	02/12/2026	Bank Draft	130.38	DFT0000710
Keybank - Corp. Card	02/12/2026	Bank Draft	10.85	DFT0000711
Keybank - Corp. Card	02/12/2026	Bank Draft	173.91	DFT0000712
Keybank - Corp. Card	02/12/2026	Bank Draft	311.92	DFT0000713
Keybank - Corp. Card	02/12/2026	Bank Draft	282.49	DFT0000715
Keybank - Corp. Card	02/12/2026	Bank Draft	66.00	DFT0000716
Keybank - Corp. Card	02/12/2026	Bank Draft	695.00	DFT0000717

Bank Code KeyBank Operating Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	26	26	0.00	6,269.73
EFT's	0	0	0.00	0.00
	26	26	0.00	6,269.73

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	145,712.03
002 - General Capital Reserve - Projects	10,419.54
101 - Street Operating Fund	18,774.76
130 - Special Revenue - Hotel/Motel Tax 1st	5,749.20
410 - Water Operating Fund	125,230.08
420 - Sewer Operating Fund	196,019.93
422 - Sewer Capital Reserve - Projects	38,734.15
428 - Sewer Debt Reserve - Bond Redemption	1,973.47
430 - Refuse Operating Fund	29,815.86
450 - Stormwater Operating Fund	6,820.37
Grand Total:	579,249.39

Account Summary

Account Number	Account Name	Payment Amount
001.001.5116040.43.00	Travel/Training	103.22
001.002.5125240.41.01	Contracted Court - SJC District Court	11,967.60
001.003.5131040.43.00	Travel/Training	143.39
001.003.5131040.49.03	Membership Dues & Subscriptions (1/6)	66.73
001.004.5142030.31.00	Supplies	465.86
001.004.5142040.41.00	Prof Svs - Misc	107.20
001.004.5142040.49.01	Membership Dues & Subscriptions	125.00
001.005.5142040.43.00	Travel/Training	2,294.08
001.005.5142040.49.01	Membership Dues & Subscriptions	25.00
001.007.5188030.31.00	Supplies	4,756.54
001.007.5188040.49.05	Misc - MS Online 365, Email & Backup Subscriptions	2,144.54
001.008.5189030.31.00	Supplies	534.50
001.008.5189030.32.01	Fuel - Vehicle & Equipment	49.74
001.008.5189030.35.00	Small Tools & Minor Equipment	68.77
001.008.5189040.41.00	Prof Svs - Misc	45.43
001.008.5189040.41.03	Prof Svs - Codification Town Laws	397.50
001.008.5189040.42.02	Internet Svs	257.82
001.008.5189040.43.01	Travel/Training	66.00
001.008.5189040.46.02	Insurance - AWC RMSA Pool	31,874.39
001.008.5189040.48.10	R&M - Vehicle	43.79
001.008.5189040.49.18	Misc - WSF Annual Fee	50.00
001.020.5217040.41.01	Contract - SJC Sheriff	88,862.05
001.030.5586040.41.11	Prof Svs - SJC Recordings	641.00
001.700.5768030.32.00	Fuel	297.74
001.700.5768040.48.10	R&M - Vehicle	324.14
002.085.5941860.63.00	Improvement - Miscellaneous	10,419.54
101.003.5431040.43.00	Travel/Training	143.40
101.003.5431040.49.01	Membership Dues & Subscriptions	66.75
101.008.5423030.31.00	Supplies	64.97
101.008.5423030.35.00	Small Tools & Minor Equipment	68.77
101.008.5423040.46.02	Insurance - AWC RMSA Pool	15,432.75
101.008.5423040.48.00	Repairs & Maintenance	43.79
101.610.5423030.31.00	Supplies	180.24
101.610.5423030.32.00	Fuel	1,123.84
101.610.5423040.48.10	R&M - Vehicle	1,458.81
101.610.5423040.48.50	R&M - Equipment	73.01
101.800.5429030.31.00	Supplies	-84.77
101.800.5429030.32.00	Fuel	123.20
101.800.5429040.42.02	Internet Svs	80.00
130.086.5573030.31.01	Supplies - Restrooms	34.30
130.086.5573040.46.02	Insurance - AWC RMSA Pool	5,714.90
410.003.5340040.43.00	Travel/Training	143.40
410.003.5340040.49.01	Membership Dues & Subscriptions (1/6)	66.75
410.008.5340030.31.00	Supplies	93.55

Account Summary

Account Number	Account Name	Payment Amount
410.008.5340030.32.00	Fuel	32.10
410.008.5340030.35.00	Small Tools & Minor Equipment	68.77
410.008.5340040.46.02	Insurance - AWC RMSA Pool	86,355.44
410.008.5340040.48.00	Repairs & Maintenance	43.79
410.008.5340040.49.01	Misc - 1-800-Dig	5.85
410.110.5340030.31.00	Supplies	34,489.41
410.110.5340030.32.01	Fuel - Vehicle & Equipment	397.20
410.110.5340040.42.01	Phone Svs	34.00
410.110.5340040.42.02	Internet Svs	200.79
410.110.5340040.43.00	Travel/Training	98.00
410.111.5340040.42.02	Internet Svs	144.53
410.120.5340030.31.00	Supplies	512.58
410.120.5340030.32.00	Fuel	636.09
410.120.5340040.42.01	Phone Svs	69.00
410.120.5340040.42.02	Internet Svs	116.70
410.120.5340040.48.10	R&M - Vehicle	824.50
410.120.5340040.48.51	R&M - Generator	62.35
410.121.5340040.42.01	Phone Svs	10.00
410.121.5340040.42.02	Internet Svs	250.00
410.121.5913470.70.51	Long-Term Rent - Water Meter Tower Pole	488.93
410.800.5340030.31.00	Supplies	-84.77
410.800.5340030.32.00	Fuel	91.12
410.800.5340040.42.02	Internet Svs	80.00
420.003.5350040.43.00	Travel/Training	143.40
420.003.5350040.49.01	Membership Dues & Subscriptions (1/6)	66.71
420.008.5350030.31.00	Supplies	64.97
420.008.5350030.32.00	Fuel	231.83
420.008.5350030.35.00	Small Tools & Minor Equipment	68.77
420.008.5350040.42.02	Internet Svs	356.91
420.008.5350040.46.02	Insurance - AWC RMSA Pool	182,725.82
420.008.5350040.48.00	Repairs & Maintenance	43.79
420.008.5350040.49.01	Misc - 1-800-Dig	5.85
420.210.5350030.31.00	Supplies	126.86
420.210.5350030.31.02	Supplies - Lab	2,451.73
420.210.5350030.32.00	Fuel	149.25
420.210.5350030.35.00	Small Tools & Minor Equipment	773.92
420.210.5350040.41.01	Prof Svs - Effluent/Influent Testing	455.00
420.210.5350040.41.15	Prof Svs - Biosolids Hauling Svs	2,600.00
420.210.5350040.42.01	Phone Svs	25.00
420.210.5350040.47.20	Biosolids Disposal	0.00
420.210.5350040.48.10	R&M - Vehicle	62.35
420.220.5350030.31.00	Supplies	566.19
420.220.5350030.32.00	Fuel	352.96
420.220.5350040.42.02	Internet Svs	81.06
420.220.5350040.48.53	R&M - Pumps & Pump Stations	4,672.35
420.800.5350030.31.00	Supplies	-84.79
420.800.5350040.42.02	Internet Svs	80.00
422.285.5943560.63.27	Improvement - Wastewater Treatment Plant Upgrade	38,734.15
428.290.5913570.72.11	Principal - DOE General Facility Plan	1,477.03
428.290.5923580.83.11	Interest - DOE General Facility Plan	496.44
430.003.5370040.43.00	Travel/Training	143.29
430.003.5370040.49.01	Membership Dues & Subscriptions (1/6)	66.75
430.008.5370030.31.00	Supplies	61.09
430.008.5370030.35.00	Small Tools & Minor Equipment	68.73
430.008.5370040.42.02	Internet Svs	90.00
430.008.5370040.46.02	Insurance - AWC RMSA Pool	19,191.83
430.008.5370040.48.00	Repairs & Maintenance	43.77
430.371.5370030.31.00	Supplies	332.34

Account Summary

Account Number	Account Name	Payment Amount
430.371.5370030.32.00	Fuel	1,340.95
430.371.5370040.41.02	Prof Svs - Disposal Refuse	6,392.55
430.371.5370040.41.03	Prof Svs - Disposal Compactor	1,221.68
430.371.5370040.43.00	Travel/Training	62.35
430.372.5370030.32.00	Fuel	378.68
430.372.5370040.41.01	Prof Svs - Disposal Recycle	383.50
430.800.5370030.31.00	Supplies	-84.79
430.800.5370030.32.00	Fuel	43.14
430.800.5370040.42.02	Internet Svs	80.00
450.003.5310040.43.00	Travel/Training	143.34
450.003.5310040.49.01	Membership Dues & Subscriptions (1/6)	66.71
450.008.5310030.31.00	Supplies	31.69
450.008.5310030.35.00	Small Tools & Minor Equipment	68.74
450.008.5310040.46.02	Insurance - AWC RMSA Pool	6,341.87
450.008.5310040.48.00	Repairs & Maintenance	43.77
450.008.5310040.49.01	Misc - 1-800-Dig	5.85
450.800.5310030.31.00	Supplies	-84.80
450.800.5310030.32.00	Fuel	123.20
450.800.5310040.42.02	Internet Svs	80.00
Grand Total:		579,249.39

Project Account Summary

Project Account Key	Payment Amount
None	546,867.28
C.42.20.04-Construction	32,382.11
Grand Total:	579,249.39



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

By Docket/Claim Number

Vendor Name			Item Description	Account Number	Payment Amount
Warrant #	Payable Number	Payable Description			Distribution Amount
63283	Always Connect Solutions INV-036685	Telemetry Services	Radio Read Towers	410.121.5340040.42.01	138.00
			Sewer Scada	420.210.5350040.42.01	10.00
			Water Scada	410.110.5340040.42.01	25.00
			Water Scada	410.120.5340040.42.01	34.00
					69.00

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63284	Amazon Capital Services, Inc	11CT-L63C-CHRP	Sys Admin Supplies Access	10 Pk Mi-fare EV3 NFC Cards	6,386.52
					195.50
	11G4-LFDX-1GKT	Sys Admin Supplies Council Chamber	Wireless Keyboard	001.007.5188030.31.00	260.74
					108.64
	1333-766X-1WYG	Facilities Small Tools	Step Ladder	001.008.5189030.35.00	68.77
					68.77
			Dewalt Framing Nailer	101.008.5423030.35.00	68.77
					68.77
				410.008.5340030.35.00	68.73
					68.74
				420.008.5350030.35.00	22.59
					36.57
	136P-3M74-93DX	Facility Supplies	Dewalt Rechargeable Battery	001.008.5189030.31.00	12.91
					47.32
				101.008.5423030.31.00	36.57
					36.57
				130.086.5573030.31.01	22.59
					28.24
	13M3-9J4R-HX36	Town Hall Supplies	500 Pk Waste Cups	001.008.5189030.31.00	58.55
					27.98
	13MC-WVHH-HRLX	WWTP Supplies	Office Chair Mat	001.008.5189030.31.00	-35.86
					-35.86
	141M-LY79-GDJR	Invoice # 136P-3M74-93DX Return: Delivery Probler	Non-Potable Water Sign	420.210.5350030.31.00	-35.86
					-35.84
			Dewalt Batteries	001.008.5189030.31.00	-35.84
					73.34
	161R-1XRH-KWWL	Sys Admin Supplies Access	Smart Card Reader	001.007.5188030.31.00	76.00
					78.20
	161R-7CD1-K4JX	Sys Admin Supplies Council Chamber	Microphone Desktop Mount	001.007.5188030.31.00	260.74
					27.38
	1F4V-1P37-FWYC	Sys Admin Supplies Replacement Parts	10 Pk Mi-fare Desfire EV# NFC Cards	001.007.5188030.31.00	44.33
					44.33
	1FNQ-XVHPO-PGPF	Facility Supplies	Wireless Keyboard	001.007.5188030.31.00	27.38
					44.33
			Dewalt Batteires	001.008.5189030.31.00	15.64
					57.35
				101.008.5423030.31.00	44.33
					27.38
				410.008.5340030.31.00	43.43
					130.36
	1GR4-Q1M4-FGM1	Sys Admin Supplies Project Spares	CAT Cable Connections	001.007.5188030.31.00	52.04
					17.26
			Conference Speaker	001.007.5188030.31.00	22.58
					54.30
			Desktop Speakers	001.007.5188030.31.00	
			Door Access Control Card Reader	001.007.5188030.31.00	
			Remote Control Switch	001.007.5188030.31.00	
			Webcam	001.007.5188030.31.00	

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name		Payment Amount		
Warrant #	Payable Number	Payable Description	Item Description	Distribution Amount
	1K4Y-Q46F-FKJ7	WTP & Water Distribution Supplies	Respirator	410.110.5340030.31.00 52.14
				410.120.5340030.31.00 52.14
	1NP6-MVCQ-DPVP	Sys Admin Supplies	24 Ct AA Batteries	001.007.5188030.31.00 79.80
			24 Pk AAA Batteries	001.007.5188030.31.00 58.24
			8 Pk C Batteries	001.007.5188030.31.00 68.89
			8 Pk D Batteries	001.007.5188030.31.00 28.86
	1TT4-JP3K-FXPG	Sys Admin Supplies Access	Laptop Memory Kit	001.007.5188030.31.00 1,637.00
			WD Drive	001.007.5188030.31.00 1,352.67
	1V39-XTRW-LLVH	Sys Admin Supplies Access	HID Global Omnikey	001.007.5188030.31.00 53.23
			USB NFC Reader	001.007.5188030.31.00 68.44
63285	1W69-HD&M-LPCF	WWTP Small Tools SCADA	UPS	420.210.5350030.35.00 773.92
				103.22
	AWC - Association of WA Cities			
	166566	Online Training Class for Chelsey Dyer	Elected Officials Essentials	001.001.5116040.43.00 103.22
63286	AWC - Risk Mgmt Service Agency			347,637.00
	168006	2026 AWC Assessment	2026 AWC Assessment	001.008.5189040.46.02 31,874.39
				101.008.5423040.46.02 15,432.75
				130.086.5573040.46.02 5,714.90
				410.008.5340040.46.02 86,355.44
				420.008.5350040.46.02 182,725.82
				430.008.5370040.46.02 19,191.83
				450.008.5310040.46.02 6,341.87
63287	Browne's Home Center a Division of TAL Holdings LLC			115.37
	6000-3339406	Sys Admin Supplies	183 Ct Exterior Screws	001.007.5188030.31.00 19.08
			258 Ct Exterior Screws	001.007.5188030.31.00 17.20
	6000-3381751	WTP Supplies	12 Qt Bucket	410.110.5340030.31.00 18.76
			Angle Broom	410.110.5340030.31.00 20.00
	6000-3385393	Town Hall Supplies	Grip Rite	001.008.5189030.31.00 40.33

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63288	Capital One Trade Credit/Ace Hardware# 6000				912.29
	F32811	PW Supplies	Ace Discount	101.800.5429030.31.00	-0.65
				410.800.5340030.31.00	-0.65
				420.800.5350030.31.00	-0.65
				430.800.5370030.31.00	-0.65
				450.800.5310030.31.00	-0.66
			Paint Scraper	101.800.5429030.31.00	2.60
				410.800.5340030.31.00	2.62
				420.800.5350030.31.00	2.60
				430.800.5370030.31.00	2.60
				450.800.5310030.31.00	2.60
			Spackling	101.800.5429030.31.00	3.91
				410.800.5340030.31.00	3.91
				420.800.5350030.31.00	3.91
				430.800.5370030.31.00	3.91
				450.800.5310030.31.00	3.91
	F33001	WTP Supplies	2 Pk Filter	410.110.5340030.31.00	18.46
			2 PK Filter Cartridge	410.110.5340030.31.00	12.21
			Ace Discount	410.110.5340030.31.00	-1.85
	F33193	WTP Supplies	4 Pk Paper Towels	410.110.5340030.31.00	15.20
			Ace Discount	410.110.5340030.31.00	-2.28
			Cup & Lids	410.110.5340030.31.00	7.59
	F33925	Refuse Supplies	Absorbent Oil	430.371.5370030.31.00	34.75
			Ace Discount	430.371.5370030.31.00	-14.67
			Green Gobbler Vinegar	430.371.5370030.31.00	71.69
			WD 40	430.371.5370030.31.00	40.19
	F34234	Custodial Supplies	Ace Discount	001.008.5189030.31.00	-0.14
				101.008.5423030.31.00	-0.22
				130.086.5573030.31.01	-0.07
				410.008.5340030.31.00	-0.29
				420.008.5350030.31.00	-0.22
				430.008.5370030.31.00	-0.22
				450.008.5310030.31.00	-0.14
			dDistilled Water	001.008.5189030.31.00	1.36
				101.008.5423030.31.00	2.21
				130.086.5573030.31.01	0.78
				410.008.5340030.31.00	2.86
				420.008.5350030.31.00	2.21
				430.008.5370030.31.00	2.21
				450.008.5310030.31.00	1.36
	F34277	WTP Supplies	Ace Discount	410.110.5340030.31.00	-11.95
			Oil Filled Heater	410.110.5340030.31.00	119.50
	F34281	Facility Supplies	5000 Pk Staples	001.008.5189030.31.00	2.28

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	F34281	Facility Supplies	5000 Pk Staples	101.008.5423030.31.00	3.69
				130.086.5573030.31.01	1.30
				410.008.5340030.31.00	4.79
				420.008.5350030.31.00	3.69
				430.008.5370030.31.00	3.69
				450.008.5310030.31.00	2.28
			Ace Discount	001.008.5189030.31.00	-0.74
				101.008.5423030.31.00	-1.20
				130.086.5573030.31.01	-0.43
				410.008.5340030.31.00	-1.55
				420.008.5350030.31.00	-1.20
				430.008.5370030.31.00	-1.20
				450.008.5310030.31.00	-0.74
			Carbon Fiber Tracker	001.008.5189030.31.00	5.13
				101.008.5423030.31.00	8.31
				130.086.5573030.31.01	2.93
				410.008.5340030.31.00	10.76
				420.008.5350030.31.00	8.31
				430.008.5370030.31.00	5.13
				450.008.5310030.31.00	8.31
	F34565	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-4.35
			Degreaser	430.371.5370030.31.00	43.44
	F34677	WWTP Supplies	16 Pk 55 Gallon Contractor Bags	420.210.5350030.31.00	47.78
			Ace Discount	420.210.5350030.31.00	-4.78
	F34924	Street Supplies	20 Pk AAA Batteries	101.610.5423030.31.00	24.98
			Ace Discount	101.610.5423030.31.00	-14.87
			Magnetic Tray	101.610.5423030.31.00	47.78
			Simple Green Cleaner	101.610.5423030.31.00	43.41
			Wipe Cloth	101.610.5423030.31.00	32.58
	F35014	Town Hall Supplies	5 Lb PPV4 Boards	001.008.5189030.31.00	43.45
			Ace Discount	001.008.5189030.31.00	-4.35
	F35220	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-4.67
			Bolt Cutter	430.371.5370030.31.00	46.71
	F36489	Town Hall Supplies	Ace Discount	001.008.5189030.31.00	-3.91
			Floor Mat	001.008.5189030.31.00	19.55
			Rubbing Alcohol	001.008.5189030.31.00	4.34
			Rug Gripper	101.610.5423030.31.00	15.19
	F36548	WTP Supplies	Ace Discount	410.110.5340030.31.00	-1.09
			Windex	410.110.5340030.31.00	10.86
	F37567	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-13.26
			Antifreeze Coolant	430.371.5370030.31.00	52.13
			WD-40	430.371.5370030.31.00	80.38
	X39074	Water Distribution Supplies	Ace Discount	410.120.5340030.31.00	-3.69

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	X39074	Water Distribution Supplies	Carb Cleaner	410.120.5340030.31.00	8.68
			Engine Brite	410.120.5340030.31.00	9.76
			Gumout Start Fluid	410.120.5340030.31.00	8.68
			Wire Brush	410.120.5340030.31.00	9.77
	X39086	Water Distribution Supplies	2 Piece Line Level Set	410.120.5340030.31.00	8.68
			Ace Discount	410.120.5340030.31.00	-0.87
	X39119	Water Distribution Supplies	Ace Discount	410.120.5340030.31.00	-1.85
			Bleach	410.120.5340030.31.00	10.85
			Cup & Lid	410.120.5340030.31.00	7.60
63289	CenturyLink 2026-02	Internet 02/06/26-03/05/26	Internet 02/06/26-03/05/26		742.81
				001.008.5189040.42.02	42.82
				410.110.5340040.42.02	200.79
				410.111.5340040.42.02	144.53
				410.120.5340040.42.02	116.70
				420.008.5350040.42.02	156.91
63290	Code Publishing Company GCI0019284	Municipal Code Update: 15 New Pages, 3 with Table	Municipal Code Update: 15 New Pages, 3 with Tables	420.220.5350040.42.02	81.06
	Exact Scientific Services, Inc. 26-01029	Monthly Nutrient Testing	Monthly Nutrient Testing		397.50
				001.008.5189040.41.03	397.50
63291	Gardens Unlimited 221220	Town Hall Council Entry Renovation	Town Hall Council Entry Renovation		455.00
				420.210.5350040.41.01	455.00
	Harbor Rental & Saw Shop w35704	Repair & Parts Stihl HS82 191041530	Repair & Parts Stihl HS82 191041530		10,419.54
				002.085.5941860.63.00	10,419.54
63292	Imperial Supplies LLC I001G19238	Facility Supplies	Portable Flood Dam		73.01
				101.610.5423040.48.50	73.01
	Inter Island Water Co. 040718	WWTP Supplies	Bottle Deposit	001.008.5189030.31.00	158.21
				420.210.5350030.31.00	158.21
				420.220.5350030.31.00	
				420.210.5350030.31.00	176.98
				420.220.5350030.31.00	7.00
				420.210.5350030.31.00	7.00
63293			Drinking Water	420.210.5350030.31.00	24.44
				420.220.5350030.31.00	24.45
	040820	Town Hall Supplies	Drinking Water	001.008.5189030.31.00	32.60
				001.008.5189030.31.00	32.60
				420.210.5350030.31.00	
				420.220.5350030.31.00	24.44
63294	041119	Town Hall Supplies	Drinking Water		24.45
	041227	WWTP Supplies	Drinking Water		

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63296	Island Network INV000647277	January Internet	January Internet		1,553.93
				001.008.5189040.42.02	215.00
				101.800.5429040.42.02	80.00
				410.800.5340040.42.02	80.00
				420.008.5350040.42.02	200.00
				420.800.5350040.42.02	80.00
				430.800.5370040.42.02	80.00
				450.800.5310040.42.02	80.00
				410.121.5340040.42.02	250.00
				410.121.5913470.70.51	488.93
63297	Island Petroleum Service 000160-CFSI-22980	Space Lease & Internet 02/04/26-03/03/26 Fuel	Internet 02/04/26-03/03/26 Pole Lease 02/04/06-03/03/06 January Fuel		5,371.04
				001.008.5189030.32.01	49.74
				001.700.5768030.32.00	297.74
				101.610.5423030.32.00	1,123.84
				101.800.5429030.32.00	123.20
				410.008.5340030.32.00	32.10
				410.110.5340030.32.01	397.20
				410.120.5340030.32.00	636.09
				410.800.5340030.32.00	91.12
				420.008.5350030.32.00	140.70
63298	KCDA Purchasing Cooperative 300887965	Town Hall Supplies	Case Copy Paper		97.09
				001.008.5189030.31.00	97.09
					211.31
				001.003.5131040.43.00	35.21
				101.003.5431040.43.00	35.23
				410.003.5340040.43.00	35.23
				420.003.5350040.43.00	35.23
				430.003.5370040.43.00	35.18
				450.003.5310040.43.00	35.23
					7,997.73
63299	Kulseth, Denice 012326 Kulseth	Travel Exp Voucher City Days Conference	Travel Exp Voucher		
				430.371.5370030.32.00	1,340.95
				430.372.5370030.32.00	378.68
63300	Lautenbach Industries LLC SJT260131-01	Tipping Fees: 01/26/26-01/30/26	Compactor Recycle Refuse	430.800.5370030.32.00	43.14
				450.800.5310030.32.00	123.20
				430.371.5370040.41.03	1,221.68
				430.372.5370040.41.01	383.50
				430.371.5370040.41.02	6,392.55

My Council Claims Register Detail Multiple Packets

APPKT05620 - 2026-02-12 Warrants

Warrant #	Vendor Name	Payable Description	Item Description	Account Number	Payment Amount
	Payable Number				Distribution Amount
63301	Minney, Patrick	Travel Expense Voucher	Travel Expense Voucher Pickup Pump at WEI	420.220.5350040.48.53	13.02
	012726 Minney				13.02
63302	Nate Slaughter	Misc Expense Voucher	Misc Expense Voucher Parts for Trailer Hitch	410.120.5340030.31.00	89.16
	020426 Slaughter				89.16
63303	San Juan Automotive Center	WWTP Supplies	Batteries & Cor Return 2020 Vactor 67053D	420.220.5350030.31.00	510.29
	200594				510.29
63304	SJC Auditor	Recording Fees: Malcom/Argyle Development	Recording Fees for Malcom/Argyle Development	001.030.5586040.41.11	641.00
	2026-0112018				319.50
	2026-0112020	Recording Fees: Griffin Place Development Agreement	Recording Fees: Griffin Place Development Agreement	001.030.5586040.41.11	321.50
63305	SJC District Court	SJC District Court - Monthly Contract - January 26	January Contract	001.002.5125240.41.01	11,967.60
	2026-01 SJCDC				5,983.80
	2026-02 SJCDC	SJC District Court - Monthly Contract - February	February Contract	001.002.5125240.41.01	5,983.80
63306	SJC Fleet Services	Vehicle Maint Check Engine Light Vehicle Maint Annual Service Tires and Oil Top Off Vehicle Maint Annual Service Vehicle Maint Annual Service	TFH036 2022 Ford F-350 TFH024 2018 Dodge Ram 62263D TFH001-2149-S TFH012 2003 Chevy Silverado 07999D TFH038 2024 Ford F350 72323D		2,727.95
	ROTFHQ4-25 2091-S				102.39
	ROTFQ4-25 2041-S				824.50
	ROTFQ4-25 2149-S				1,294.07
	ROTHQ4-25 2058-S				244.29
	ROTHQ4-25 2125-S				43.79
					43.79
					43.79
					43.79
					43.77
					43.77
					43.77
63307	SJC Sheriff's Office	January Contract	January Contract	001.020.5217040.41.01	88,862.05
	2026-01 Sheriff				43,178.84
	2026-02 Sheriff	February Contract	February Contract	001.020.5217040.41.01	45,683.21
63308	T&T Recovery Inc	Hauling Wastewater to Treatment Plant	01/22/26 Hauling Wastewater to Treatment Plant	420.210.5350040.41.15	2,600.00
	LTS-20260125-14				1,300.00
	LTS-20260131-14	Hauling Wastewater to Treatment Plant	01/29/26 Hauling Wastewater to Treatment Plant	420.210.5350040.41.15	1,300.00
63309	Town of La Conner	Biosolids Disposal 19.42 Tons Check Reissue	# 63128 was sent to USA Bluebook in error & Cashed	420.210.5350040.47.20	1,135.36
	2025-11 5862.0-Corr				1,135.36
63310	Univar Solutions USA Inc	WTP Supplies	Potassium Permang	410.110.5340030.31.00	33,951.82
	53640696				33,951.82
63311	USABlueBook	WWTP Supplies	100 Pk Disposable BOD Bottles 25 Pk TnT Misc Credit- 63128 Town La Conner applied in Error pH Buffer Disposable Wipes Hydrochloric Acid	420.210.5350030.31.02 420.210.5350030.31.02 420.210.5350040.47.20 420.210.5350030.31.02 410.110.5340030.31.00 410.110.5340030.31.00	1,596.41
	INV00911728				1,941.78
					314.00
					-1,135.36
					195.95
	INV00954449				195.88
					84.16

My Council Claims Register Detail Multiple Packets
APPKT05620 - 2026-02-12 Warrants

Warrant #	Vendor Name		Item Description	Account Number	Payment Amount
	Payable Number	Payable Description			Distribution Amount
63312	Utilities Underground Location Center 6010743	Excavation Notices	13 Excavation Notices January		17.55
				410.008.5340040.49.01	5.85
				420.008.5350040.49.01	5.85
				450.008.5310040.49.01	5.85
63313	WA Public Treasurers Assn (WPTA) 1952	2026 Membership Dues Bethany Berry	2026 Membership Dues Bethany Berry	001.004.5142040.49.01	50.00
63314	WA State Dept of Ecology LN-000005169	EL190462#9 WQC-2019-FriHar-00085	Debt Payment - General Facility Plan Debt Payment - General Facility Plan Debt Payment - General Facility Plan		1,973.47
				428.290.5923580.83.11	248.22
				428.290.5913570.72.11	1,477.03
				428.290.5923580.83.11	248.22
63315	WA State DOT - Ferries RK457203 81_6621185 RK457203 81_6621186 RK457203 81_6621874 RK457203 81_6623625 RK457203 81_6632938 RK457203 81_6634867 RK457203 81_6635640 RK457203 81_6636292 RK457203 81-6624629 RK457203 INV00000000	Ferry Travel 2013 Ford F350 08030D	Ferry Travel 2013 Ford F350 08030D Tire Align	101.610.5423040.48.10	62.35
				101.610.5423030.31.00	31.17
		Ferry Travel Pickup at Lakeside	Ferry Travel Pickup at Lakeside	410.120.5340030.31.00	31.18
				101.800.5429030.31.00	12.47
		Ferry Travel Home Depot Return	Ferry Travel Home Depot Return	410.800.5340030.31.00	12.47
				420.800.5350030.31.00	12.47
		Ferry Travel Drop Off 2003 Chevy 07999D	Ferry Travel Drop Off 2003 Chevy 07999D	430.800.5370030.31.00	12.47
				450.800.5310030.31.00	12.47
		Ferry Travel Teasdale CDL Exam	Ferry Travel Teasdale CDL Exam	001.700.5768040.48.10	17.50
				430.371.5370040.43.00	62.35
		Ferry Travel Key Fob for 2019 Ford 67048D	Ferry Travel Key Fob for 2019 Ford 67048D	420.210.5350040.48.10	62.35
				420.220.5350040.48.53	62.35
		Ferry Travel Pickup Pump at WEI	Ferry Travel Pickup Pump at WEI	410.120.5340040.48.51	62.35
				001.700.5768040.48.10	62.35
		Ferry Travel Pickup 2003 Chevy 07999D	Ferry Travel Pickup 2003 Chevy 07999D	001.008.5189040.49.18	50.00
		2026 Annual Maintenance Fee	Annual Maintenance Fee		
		2026 Annual Maintenance Fee	Annual Maintenance Fee		
63316	Whitney Equipment Co, Inc PS-INV114855	Repair & Parts Pumpstation 1 Pump	Repair & Parts Pumpstation 1 Pump	420.220.5350040.48.53	4,596.98
63317	Wilson Engineering LLC 20371	Project 2020048 WWTP Const Through 01/16/2	Task 11: Inspection Task 8: Construction Phase		38,734.15
				422.285.5943560.63.27	6,352.04
				422.285.5943560.63.27	32,382.11
DFT0000691	Keybank - Corp. Card 121430610645	Membership Dues: Bethany Berry	Membership Dues: Bethany Berry	001.004.5142040.49.01	75.00
DFT0000692	Keybank - Corp. Card 252299	Finance Supplies	1000 Blank Checks 50 Pk W-2 50 Pk W-2 Envelopes		465.86
				001.004.5142030.31.00	206.44
				001.004.5142030.31.00	79.68
				001.004.5142030.31.00	179.74
DFT0000693	Keybank - Corp. Card 1552-4752	1099 NEC and Misc Filing	1099 NEC and Misc Filing	001.004.5142040.41.00	107.20

My Council Claims Register Detail Multiple Packets

APPKT05603 - 2026-02-12 Keybank CC

Vendor Name		Payable Description	Item Description	Account Number	Payment Amount
Warrant #	Payable Number				Distribution Amount
DFT0000694	Keybank - Corp. Card 03567718	Facility Supplies	Framers Pouch		42.40
				001.008.5189030.31.00	1.14
				101.008.5423030.31.00	1.85
				130.086.5573030.31.01	0.65
				410.008.5340030.31.00	2.39
				420.008.5350030.31.00	1.85
				430.008.5370030.31.00	1.14
				450.008.5310030.31.00	1.85
			Utility Holster	001.008.5189030.31.00	1.03
				101.008.5423030.31.00	1.66
				130.086.5573030.31.01	0.59
				410.008.5340030.31.00	2.15
				420.008.5350030.31.00	1.66
				430.008.5370030.31.00	1.66
				450.008.5310030.31.00	1.03
			Work Light	001.008.5189030.31.00	3.63
				101.008.5423030.31.00	3.63
				410.008.5340030.31.00	3.63
				420.008.5350030.31.00	3.63
				430.008.5370030.31.00	3.62
				450.008.5310030.31.00	3.61
DFT0000695	Keybank - Corp. Card WN43003906-CR	Refund PW Office Supplies	Seam Guard		-790.90
				101.800.5429030.31.00	-12.62
				410.800.5340030.31.00	-12.62
				420.800.5350030.31.00	-12.62
				430.800.5370030.31.00	-12.62
				450.800.5310030.31.00	-12.61
			Vinyl Flooring	101.800.5429030.31.00	-145.56
				410.800.5340030.31.00	-145.56
				420.800.5350030.31.00	-145.56
				430.800.5370030.31.00	-145.56
				450.800.5310030.31.00	-145.57
DFT0000696	Keybank - Corp. Card 7168100	PW Supplies	Federal Drug Custody Forms		275.32
				101.800.5429030.31.00	55.08
				410.800.5340030.31.00	55.06
				420.800.5350030.31.00	55.06
				430.800.5370030.31.00	55.06
DFT0000697	Keybank - Corp. Card 253869	OSHA Forklift and Boom Certification: Compton	OSHA Forklift and Boom Certification: Josh		98.00
				410.110.5340040.43.00	98.00

My Council Claims Register Detail Multiple Packets

APPKT05603 - 2026-02-12 Keybank CC

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
DFT0000698	Keybank - Corp. Card 81402683691	2026 Membership Dues: Kulseth	2026 Membership Dues: Kulseth		400.40
				001.003.5131040.49.03	66.73
				101.003.5431040.49.01	66.75
				410.003.5340040.49.01	66.75
				420.003.5350040.49.01	66.71
				430.003.5370040.49.01	66.75
DFT0000699	Keybank - Corp. Card 92951826	2026 Membership Dues: Kulseth	2026 Membership Dues: Kulseth	450.003.5310040.49.01	66.71
DFT0000700	Keybank - Corp. Card 13432	Conference Registration - Professional Devel III	Conference Registration - Professional Devel III	001.005.5142040.43.00	1,599.08
DFT0000701	Keybank - Corp. Card 5XZZL7YF-0007	Membership Renewal: Krembs	Membership Renewal: Berwald		25.00
				001.005.5142040.49.01	25.00
DFT0000702	Keybank - Corp. Card INV338166514	VPN Monthly Fee	VPN Monthly Fee		5.43
				001.008.5189040.41.00	5.43
DFT0000703	Keybank - Corp. Card INF-DF-USA-63872568-27897-9	200 GB Cloud Storage 01/1/26-02/17/26	200 GB Cloud Storage 01/18/26-02/17/26		40.00
				001.008.5189040.41.00	40.00
DFT0000704	Keybank - Corp. Card AD04654915057CUS	Internet 212 Sutton Rd	50 GB Roaming & Priority Access 01/01/26-01/31/26		90.00
				430.008.5370040.42.02	90.00
DFT0000705	Keybank - Corp. Card POUXHSKO-0001	Year Subscription for Adobe Acrobat- 3 Licenses	Year Subscription for Adobe Acrobat- 3 Licenses		865.58
				001.007.5188040.49.05	865.58
DFT0000706	Keybank - Corp. Card 300948947	ChatGPT Busiiness Subscription	ChatGPT Busiiness Subscription 01/29/26-01/29-27		651.90
				001.007.5188040.49.05	651.90
DFT0000707	Keybank - Corp. Card 163	Ferry Travel City Days Trip Town Admin	Ferry Travel City Days Trip Town Admin		62.35
				001.003.5131040.43.00	10.40
				101.003.5431040.43.00	10.39
				410.003.5340040.43.00	10.39
				420.003.5350040.43.00	10.39
				430.003.5370040.43.00	10.39
DFT0000707	Keybank - Corp. Card 163	01/21/26 Dinner City Travel Days Kulseth	01/21/26 Dinner	450.003.5310040.43.00	10.39
DFT0000707	Keybank - Corp. Card 163	01/21/26 Dinner City Travel Days Kulseth	01/21/26 Dinner	001.003.5131040.43.00	33.95
				101.003.5431040.43.00	5.65
				410.003.5340040.43.00	5.66
				420.003.5350040.43.00	5.66
				430.003.5370040.43.00	5.66
				450.003.5310040.43.00	5.66

My Council Claims Register Detail Multiple Packets

APPKT05603 - 2026-02-12 Keybank CC

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
DFT0000708	Keybank - Corp. Card 600025	Dinner 1/20 for City Days Conference: Kulseth	Dinner 1/20 for City Days Conference: Kulseth		34.24
				001.003.5131040.43.00	5.71
				101.003.5431040.43.00	5.71
				410.003.5340040.43.00	5.71
				420.003.5350040.43.00	5.71
				430.003.5370040.43.00	5.70
	450.003.5310040.43.00	5.70			
DFT0000709	Keybank - Corp. Card 62618772	Hotel Stay for City Days: Kulseth	Hotel Stay for City Days: Kulseth		518.37
				001.003.5131040.43.00	86.42
				101.003.5431040.43.00	86.41
				410.003.5340040.43.00	86.41
				420.003.5350040.43.00	86.41
				430.003.5370040.43.00	86.36
	450.003.5310040.43.00	86.36			
DFT0000710	Keybank - Corp. Card E0100YHH97	Office 365 Subscription 01/12/26-01/11/27	Office 365 Subscription 01/12/26-01/11/27	001.007.5188040.49.05	130.38
DFT0000711	Keybank - Corp. Card MNTK46018L	Room Scan Pro Software Subscription	Room Scan Pro Software Sub 1/28/26-02/28/26	001.007.5188040.49.05	10.85
DFT0000712	Keybank - Corp. Card G134186317-1	Microsoft Azure Monthly Charge for Cloud Server	Microsoft Azure 12/01/25-12/31/25	001.007.5188040.49.05	173.91
DFT0000713	Keybank - Corp. Card AD04654915057CUS-2	Adobe Software License 01/15/26-01/14/27	Adobe Software License 01/15/26-01/14/27	001.007.5188040.49.05	311.92
DFT0000715	Keybank - Corp. Card 86362	Water Distribution Supplies	Keyless Entry Door Handle Lock	410.120.5340030.31.00	282.49
DFT0000716	Keybank - Corp. Card 14123253443	3 Tickets for Quarterly Luncheon	3 Tickets for Quarterly Luncheon 01/28/26	001.008.5189040.43.01	66.00
DFT0000717	Keybank - Corp. Card 29845-06429	Annual Conference 03/17/26-03/20/26: Krembs	Annual Conference 03/17/26-03/20/26	001.005.5142040.43.00	695.00
Total Claims: 61			Total Payment Amount:		579,249.39



Town of Friday Harbor

60 Second St S • PO Box 219 • Friday Harbor, WA 98250

Office: (360) 378-2810 • Fax: (360) 378-2380 • www.fridayharbor.org

Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63318-Void	02/24/26	0.00
Electronic Payments:			
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			0.00

Reviewed by Finance Director: _____

Signature

03/25/2026

Date

Warrant 66318 Void

Account# 01-097100-001

Stanley Wong

770 Mullis St

Property was sold

This property was sold 1/13/26. The disconnect process was done after the January billing invoices were produced and this caused the automated process to issue the incorrect borrower refund amount when the February 24 billing packet was completed. When it was noticed that the former owner was going to be issued a refund check that was incorrect, we contacted our Tyler support person for assistance in fixing.

The correct process would have been to complete the refund process and produce check 66318 and then void it. However, instead the Tyler rep assisted us in deleting the packet and check entirely and then helped us adjust the account and issue refund check 66341.

66318 would have been 5152.32 but was deleted before issue.

66341 was issued for 4580.70.



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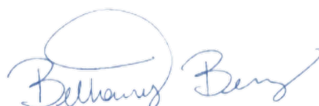
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63319-63340	02/26/26	\$192,004.83
Electronic Payments:			
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$192,004.83

Reviewed by Finance Director: _____


Signature

02/26/2026

Date



Town of Friday Harbor

My Council Check Register

By Check Number

Date Range: 02/26/2026 - 02/26/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
Alvarado Marine, Inc	02/26/2026	Regular	1,845.28	63319
AWC - Association of WA Cities	02/26/2026	Regular	4,940.00	63320
Boss Construction	02/26/2026	Regular	115,155.15	63321
Erika Dickey	02/26/2026	Regular	1,056.00	63322
Infosend Inc	02/26/2026	Regular	863.37	63323
Kubwater Resources, Inc.	02/26/2026	Regular	7,917.52	63324
Town of FH / Retainage	02/26/2026	Regular	5,555.00	63325
Amazon Capital Services, Inc	02/26/2026	Regular	14,336.46	63326
Exact Scientific Services, Inc.	02/26/2026	Regular	573.00	63327
FedEx	02/26/2026	Regular	27.66	63328
Friday Harbor Electric	02/26/2026	Regular	13,897.45	63329
HD Fowler Company	02/26/2026	Regular	270.91	63330
Lautenbach Industries LLC	02/26/2026	Regular	8,895.25	63331
Owen Equipment Company	02/26/2026	Regular	4,829.61	63332
S & B Inc.	02/26/2026	Regular	860.83	63333
San Juan Pest Control, Inc.	02/26/2026	Regular	106.48	63334
SJC Economic Development Council	02/26/2026	Regular	4,945.08	63335
Sound Publishing, Inc.	02/26/2026	Regular	914.50	63336
Starr Excavation, Inc.	02/26/2026	Regular	1,548.26	63337
Town of Friday Harbor	02/26/2026	Regular	169.46	63338
WA State Dept of Health	02/26/2026	Regular	3,070.47	63339
Wells Fargo Vendor Financial Services LLC	02/26/2026	Regular	227.09	63340

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	44	22	0.00	192,004.83
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	44	22	0.00	192,004.83

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	21,143.06
003 - General Capital Reserve - Repairs	169.46
101 - Street Operating Fund	488.76
107 - Street Capital Reserve - PW Shared	2,149.26
130 - Special Revenue - Hotel/Motel Tax 1st	991.02
410 - Water Operating Fund	15,342.27
417 - Water Capital Reserve - PW Shared	2,149.26
420 - Sewer Operating Fund	11,786.66
422 - Sewer Capital Reserve - Projects	120,710.15
427 - Sewer Capital Reserve - PW Shared	2,149.26
430 - Refuse Operating Fund	10,250.66
437 - Refuse Capital Reserve - PW Shared	2,149.26
450 - Stormwater Operating Fund	376.50
457 - Stormwater Capital Reserve - PW Shared	2,149.25
Grand Total:	192,004.83

Account Summary

Account Number	Account Name	Payment Amount
001.001.5116040.41.07	Prof Svs - Economic Development	4,945.08
001.005.5142040.41.01	Prof Svs - Record Digitization	1,056.00
001.007.5188030.31.00	Supplies	4,355.95
001.007.5188030.35.00	Small Tools & Minor Equipment	8,422.37
001.008.5189030.31.00	Supplies	4.34
001.008.5189040.46.01	Insurance - AWC L&I Program	827.58
001.008.5189040.48.20	R&M - Town Hall	390.15
001.030.5586040.44.00	Advertising	914.50
001.030.5915870.70.01	Long-Term Lease - CDP Wide Format Scanner/Printer	227.09
003.085.5189040.48.20	R&M - Town Hall	169.46
101.008.5423030.31.00	Supplies	4.33
101.008.5423040.46.01	Insurance - AWC L&I Program	484.43
107.685.5944460.63.00	Improvement - Shared	2,149.26
130.086.5573030.31.01	Supplies - Restrooms	928.49
130.086.5573040.46.01	Insurance - AWC L&I Program	62.53
410.004.5340040.41.04	Prof Svs - Utility Bills	215.85
410.007.5340030.31.00	Supplies	126.02
410.008.5340030.31.00	Supplies	4.33
410.008.5340040.46.01	Insurance - AWC L&I Program	1,012.49
410.008.5340040.49.02	AWC Drug Testing	405.00
410.110.5340030.31.00	Supplies	17.03
410.110.5340040.41.01	Prof Svs - Pump Holding Tank	1,548.26
410.110.5340040.41.04	Prof Svs - Water Testing	31.00
410.110.5340040.41.06	Prof Svs - SCADA	860.83
410.110.5340040.41.13	Prof Svs - DOH Operating Permit	3,070.47
410.120.5340030.31.00	Supplies	5,202.98
410.120.5340040.41.01	Prof Svs - Water Testing	87.00
410.120.5340040.48.00	Repairs & Maintenance	2,761.01
417.185.5943460.63.00	Improvement - Shared	2,149.26
420.004.5350040.41.04	Prof Svs - Utility Bills	215.84
420.008.5350030.31.00	Supplies	4.33
420.008.5350040.46.01	Insurance - AWC L&I Program	721.43
420.008.5350040.49.02	AWC Drug Testing	135.00
420.210.5350030.31.00	Supplies	8,074.65
420.210.5350030.31.02	Supplies - Lab	61.67
420.210.5350040.41.00	Prof Svs - Misc	106.48
420.210.5350040.41.01	Prof Svs - Effluent/Influent Testing	482.66
420.210.5350040.48.10	R&M - Vehicle	1,845.28
420.220.5350030.31.00	Supplies	139.32
422.285.5943560.63.27	Improvement - Wastewater Treatment Plant Upgrade	120,710.15

Account Summary

Account Number	Account Name	Payment Amount
427.285.5943560.63.00	Improvement - Shared	2,149.26
430.004.5370040.41.04	Prof Svs - Utility Bills	215.84
430.008.5370030.31.00	Supplies	4.36
430.008.5370040.46.01	Insurance - AWC L&I Program	595.21
430.008.5370040.49.02	AWC Drug Testing	540.00
430.371.5370040.41.02	Prof Svs - Disposal Refuse	6,397.01
430.372.5370040.41.01	Prof Svs - Disposal Recycle	2,498.24
437.385.5943760.63.00	Improvement - Shared	2,149.26
450.004.5310040.41.04	Prof Svs - Utility Bills	215.84
450.008.5310030.31.00	Supplies	4.33
450.008.5310040.46.01	Insurance - AWC L&I Program	156.33
457.585.5943160.63.00	Improvement - Shared	2,149.25
Grand Total:		192,004.83

Project Account Summary

Project Account Key	Payment Amount
None	76,849.68
C.42.20.04-Construction	115,155.15
Grand Total:	192,004.83



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05630 - 2026-02-26 Warrants

By Docket/Claim Number

Warrant #	Vendor Name Payable Number	Payable Description	Item Description	Account Number	Payment Amount
					Distribution Amount
63319	Alvarado Marine, Inc 022357	Repair & Parts WWTP Boat Suzuki 02502F-681161	Repair & Parts WWTP Boat Suzuki 02502F-681161	420.210.5350040.48.10	1,845.28
63320	AWC - Association of WA Cities 167586	2026 Annual Service Fees	2026 Drug & Alcohol Consortium	410.008.5340040.49.02 420.008.5350040.49.02 430.008.5370040.49.02	4,940.00 405.00 135.00 540.00
			2026 Workers' Comp Retro Program	001.008.5189040.46.01 101.008.5423040.46.01 130.086.5573040.46.01 410.008.5340040.46.01 420.008.5350040.46.01 430.008.5370040.46.01 450.008.5310040.46.01	827.58 484.43 62.53 1,012.49 721.43 595.21 156.33
63321	Boss Construction 25006 PE7	Project 25006 WWTP Improvements 01/01/26-01/3	Payment Estimate 7 01/01/26-12/31/26 Retainage Held: Payment Estimate 7 01/01-31/26	422.285.5943560.63.27 422.285.5943560.63.27	115,155.15 120,710.15 -5,555.00
63322	Erika Dickey 001	Digitization Work 01/02/26-01/08/26: 33 Hours	Digitization Work 01/02/26-01/08/26	001.005.5142040.41.01	1,056.00
63323	Infosend Inc 303617	Utility Bills	January Utility Bills	410.004.5340040.41.04 420.004.5350040.41.04 430.004.5370040.41.04 450.004.5310040.41.04	863.37 215.85 215.84 215.84 215.84
63324	Kubwater Resources, Inc. 13501	WWTP Supplies	Tariff Surcharge Zetag 8868FS	420.210.5350030.31.00 420.210.5350030.31.00	7,917.52 117.01 7,800.51
63325	Town of FH / Retainage Retainage 25006 PE7	Boss Retainage WWTP Improvement 01/01-31/2	Pay Estimate 7 01/01/26-01/31/26	422.285.5943560.63.27	5,555.00 5,555.00

My Council Claims Register Detail Multiple Packets

APPKT05641 - 2026-02-26 Warrant 2

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63326	Amazon Capital Services, Inc				14,336.46
	14MK-V6C3-1CWT	Sys Admin Supplies SSA Project	Waterproof Electrical Junction Box	130.086.5573030.31.01	173.61
	179F-YCN6-C4PK	Sys Admin Supplies IAM Project	12 Power Distribution Box	001.007.5188030.31.00	72.03
			Dual Output SMPS	001.007.5188030.31.00	57.78
			Mounting Clip Kit	001.007.5188030.31.00	30.38
			Occupancy Sensor	001.007.5188030.31.00	360.63
			Promotions	001.007.5188030.31.00	-1.52
	17JT-MDYC-7FQD	Sys Admin Supplies SSA Project	Outdoor Electrical Box	130.086.5573030.31.01	202.08
			USB Accelerator	130.086.5573030.31.01	315.93
			Wall Mount Server Rack Cabinet	130.086.5573030.31.01	236.87
	17NP-MW6V-GK1J	Crew Clothing Supplies: Toby Frazier	Boots	410.110.5340030.31.00	17.03
				410.120.5340030.31.00	102.46
	1CPN-Y7FQ-PD6F	WWTP Supplies	Nitrile Gloves	420.210.5350030.31.00	139.32
				420.220.5350030.31.00	139.32
	1DGR-RX4W-7QR6	Sys Admin Small Tools IAM Project	Samsung SSD 9100 Pro Internal SSD	001.007.5188030.35.00	5,720.43
	1DGR-RX4W-VNGN	Sys Admin Supplies WWTP Upgrade	Sys Admin Supplies WWTP Upgrade	410.007.5340030.31.00	126.02
	1GGC-P6NJ-FCRX	Sys Admin Supplies Project Support	Adjustable Work Bench	001.007.5188030.31.00	586.68
	1GRH-66F6-MPYP	Sys Admin Small Tools IAM Project	Asus NUC 15 Pro Plus Kit Desktop Computer	001.007.5188030.35.00	2,701.94
	1K7D-QL7J-6W7N	Custodial Supplies	Promotion	001.008.5189030.31.00	-0.22
				101.008.5423030.31.00	-0.23
				410.008.5340030.31.00	-0.23
				420.008.5350030.31.00	-0.23
				430.008.5370030.31.00	-0.23
				450.008.5310030.31.00	-0.23
			Toilet Paper	001.008.5189030.31.00	4.56
				101.008.5423030.31.00	4.56
				410.008.5340030.31.00	4.56
				420.008.5350030.31.00	4.56
				430.008.5370030.31.00	4.59
				450.008.5310030.31.00	4.56
	1LJR-MMXQ-DF77	Sys Admin Supplies IAM Project	Ethernet Door Controller	001.007.5188030.31.00	1,441.74
			Smart Card Reader	001.007.5188030.31.00	204.26
			Smart Card Reader	001.007.5188030.31.00	217.29
			Surface Mounting Box for Controllers	001.007.5188030.31.00	63.67
			Zima Board Home Server	001.007.5188030.31.00	756.49
	1NWW-3WTX-QYPH	WWTP Supplies	Graduated Measuring Cups	420.210.5350030.31.02	61.67
	1R9G-YX7R-NJG1	Sys Admin Supplies IAM Project	Mini UPS Battery Backup	001.007.5188030.31.00	278.13
			USB Boost Converter Cable	001.007.5188030.31.00	16.25
			USB Cable	001.007.5188030.31.00	10.85
	1VG6-GTQ7-6MJG	Sys Admin Supplies Project Support	50 Pk Cable Connectors	001.007.5188030.31.00	44.48
			Electric Screwdriver	001.007.5188030.31.00	119.48
			Logitech Unifying Receiver	001.007.5188030.31.00	97.33
	1YHY-P1NG-CCGQ	WWTP Supplies	1 Amp Fuse	420.210.5350030.31.00	9.56

My Council Claims Register Detail Multiple Packets
APPKT05641 - 2026-02-26 Warrant 2

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	1YHY-P1NG-CCGQ	WWTP Supplies	24 Pk Sticky Notes	420.210.5350030.31.00	8.25
63327	Exact Scientific Services, Inc.				573.00
	26-01950	Monthly Nutrient Testing	Monthly Nutrient Testing	420.210.5350040.41.01	455.00
	26-02314	Coliform Testing Raw Water Tap	Coliform Testing Raw Water Tap	410.110.5340040.41.04	31.00
	26-02315	Coliform Testing	1033 Harborview Pl	410.120.5340040.41.01	29.00
			200 Argyle	410.120.5340040.41.01	29.00
			550 Marble St	410.120.5340040.41.01	29.00
63328	FedEx				27.66
	9-167-01465 818283479960	Wastewater Samples to Exact	Wastewater Samples to Exact	420.210.5350040.41.01	27.66
63329	Friday Harbor Electric				13,897.45
	28311R	Electrical Work in Water Ready Room	Electrical Work in Water Ready Room	410.120.5340040.48.00	2,761.01
	28313	Town Hall Copy Room Circuit	Town Hall Copy Room Circuit	001.008.5189040.48.20	390.15
	28314RR	Guard St PW Electrical Safety Work Code Compl	Guard St PW Electrical Safety Work Code Compl	107.685.5944460.63.00	2,149.26
				417.185.5943460.63.00	2,149.26
				427.285.5943560.63.00	2,149.26
				437.385.5943760.63.00	2,149.26
				457.585.5943160.63.00	2,149.25
63330	HD Fowler Company				270.91
	I7236223	Water Distribution Supplies	Romac Saddle	410.120.5340030.31.00	270.91
63331	Lautenbach Industries LLC				8,895.25
	SJT260208-07	Tipping Fees: 02/02/26-02/08/26	Recycle	430.372.5370040.41.01	2,498.24
			Refuse	430.371.5370040.41.02	6,397.01
63332	Owen Equipment Company				4,829.61
	00122227	Water Distribution Supplies	Debris Hose	410.120.5340030.31.00	1,285.45
			Debris Hose	410.120.5340030.31.00	1,983.80
			Digging Lance	410.120.5340030.31.00	901.60
			HXX Rotating	410.120.5340030.31.00	425.76
			Quick Close	410.120.5340030.31.00	91.24
			Water Hand Gun	410.120.5340030.31.00	141.76
63333	S & B Inc.				860.83
	27241A	WTP SCADA Software Support	Remote Support	410.110.5340040.41.06	860.83
63334	San Juan Pest Control, Inc.				106.48
	280002	Rodent Service	Rodent Service	420.210.5350040.41.00	106.48
63335	SJC Economic Development Council				4,945.08
	2026-01 SJCEDC	2026-01 EDC Support & Tech Training	2026-01 EDC Support	001.001.5116040.41.07	3,910.67
			2026-01 EDC Tech Training	001.001.5116040.41.07	1,034.41

My Council Claims Register Detail Multiple Packets

APPKT05641 - 2026-02-26 Warrant 2

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63336	Sound Publishing, Inc.				914.50
	JSJ1024503	Town Notices PH Timber Piles	Town Notices PH Timber Piles	001.030.5586040.44.00	115.11
	JSJ1024504	Town Notices PH Parking Canopy	Town Notices PH Parking Canopy	001.030.5586040.44.00	94.89
	JSJ1024887	Town Notices PH 6 Month Zoning Moritorium	Town Notices PH 6 Month Zoning Moritorium	001.030.5586040.44.00	202.22
	JSJ1025351	Town Notices Notice of SEPA Parking Canopy	Town Notices Notice of SEPA Parking Canopy	001.030.5586040.44.00	238.38
	JSJ1025353	Town Notices Notice of SEPA Timber Piles	Town Notices Notice of SEPA Timber Piles	001.030.5586040.44.00	263.90
63337	Starr Excavation, Inc.				1,548.26
	I33538	Septic Pumping	Septic Pumping	410.110.5340040.41.01	1,548.26
63338	Town of Friday Harbor				169.46
	2026-0017 BP	Permit to Add Pocket Door Council Chambers	Permit to Add Pocket Door Council Chambers	003.085.5189040.48.20	169.46
63339	WA State Dept of Health				3,070.47
	2026-26595 0	2026 Operating Permit and Operator Certification	2026 Operation Permit Fee	410.110.5340040.41.13	2,417.47
			2026 Operator Certification System Fee	410.110.5340040.41.13	653.00
63340	Wells Fargo Vendor Financial Services LLC				227.09
	5037662243	Lease Canon Wide Format Printer 02/28/26-03/27/26	Lease Canon Wide Format Printer 02/8/26-03/27/26	001.030.5915870.70.01	227.09
Total Claims: 22				Total Payment Amount:	192,004.83



Town of Friday Harbor

60 Second St S • PO Box 219 • Friday Harbor, WA 98250

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Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

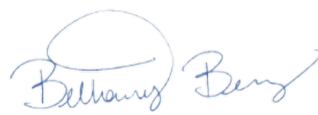
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63341	03/02/2026	\$ 4,580.70
Electronic Payments:			
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$4,580.70

Reviewed by Finance Director: _____


Signature

03/02/2026

Date



Town of Friday Harbor

Refund Check Register

Refund Check Detail

UBPKT00415 - 2026-02 770 Mullis

Account	Name	Date	Check #	Amount	Code	Receipt	Amount	Type
01-097100-001	Wong/Fong, Stanley/Peggy	3/2/2026	63341	4,580.70			4580.70	Deposit
Total Refunds: 1			Total Refunded Amount:	4,580.70				

Revenue Code Summary

Revenue Code	Amount
996 - 996-U/C Account	4580.70
Revenue Total:	4580.70

General Ledger Distribution

Posting Date: 03/02/2026

Account Number	Account Name	Posting Amount	IFT
Fund: 001 - General Operating Fund			
001.1030	Claim on Pool Cash	-4,580.70	Yes
001.3899000.01	Utility Billing Overpayment	4,580.70	
001 Total:		0.00	
Fund: 999 - Pool Operating Cash			
999.1002	Operating Cash - Clearing SaviBank	-4,580.70	
999.2030	Due to Other Funds	4,580.70	Yes
999 Total:		0.00	
Distribution Total:		0.00	



TOWN OF FRIDAY HARBOR
Post Office Box 219 • Friday Harbor, Washington 98250
(360) 378 – 2810 • FAX: (360) 378 – 2380 • www.fridayharbor.org

February 12, 2026

Ashley Roberts
761 High Haro Drive
Friday Harbor, WA 98250

RE: Utility Account

Dear Ashley,

Enclosed is a bill dated 2/5/2026 for service from 1/21/26 – 1/31/2026. This bill is due to the change in ownership, resulting in usage on your account.

Feel free to contact us with any questions.

Sincerely,

Bethany Berry

Bethany Berry
Finance Director



Town of Friday Harbor

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Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

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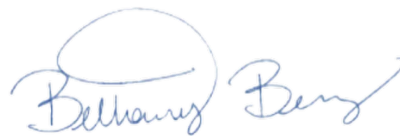
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

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The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:			
Electronic Payments:	DFT 738-741	03/04/26	\$7,067.63
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$7,067.63

Reviewed by Finance Director: _____


Signature

03/04/2026

Date



Town of Friday Harbor

My Council Check Register

By Check Number

Date Range: 03/04/2026 - 03/04/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
Payment Tech	03/04/2026	Bank Draft	13.42	DFT0000738
Payment Tech	03/04/2026	Bank Draft	78.00	DFT0000739
American Express	03/04/2026	Bank Draft	297.69	DFT0000740
Payment Tech	03/04/2026	Bank Draft	6,678.52	DFT0000741

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	4	4	0.00	7,067.63
EFT's	0	0	0.00	0.00
	4	4	0.00	7,067.63

Report Summary

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	52.34
410 - Water Operating Fund	2,525.50
420 - Sewer Operating Fund	2,595.66
430 - Refuse Operating Fund	1,403.06
450 - Stormwater Operating Fund	491.07
Grand Total:	7,067.63

Account Summary

Account Number	Account Name	Payment Amount
001.005.5142040.49.11	Credit Card Processing Fees	1.13
001.030.5586040.49.11	Credit Card Processing Fees	51.21
410.004.5340040.49.11	Credit Card Processing Fees	2,525.50
420.004.5350040.49.11	Credit Card Processing Fees	2,595.66
430.004.5370040.49.11	Credit Card Processing Fees	1,403.06
450.004.5310040.49.11	Credit Card Processing Fees	491.07
Grand Total:		7,067.63

Project Account Summary

Project Account Key	Payment Amount
None	7,067.63
Grand Total:	7,067.63



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05667 - 2026-03-05 Credit Card Processing

By Docket/Claim Number

Vendor Name					Payment Amount
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
DFT0000738	Payment Tech				13.42
	2026-02 1540905	Merchant Credit Card Charges	Merchant Fees Feb	410.004.5340040.49.11	4.83
				420.004.5350040.49.11	4.97
				430.004.5370040.49.11	2.68
				450.004.5310040.49.11	0.94
DFT0000739	Payment Tech				78.00
	2026-02 1547937	Merchant Credit Card Charges	Merchant Fees Feb	410.004.5340040.49.11	28.08
				420.004.5350040.49.11	28.86
				430.004.5370040.49.11	15.60
				450.004.5310040.49.11	5.46
DFT0000740	American Express				297.69
	2026-02 4460178023	Merchant Fees	Merchant Fees Feb	410.004.5340040.49.11	107.17
				420.004.5350040.49.11	110.14
				430.004.5370040.49.11	59.54
				450.004.5310040.49.11	20.84
DFT0000741	Payment Tech				6,678.52
	2026-02 1540906	Merchant Credit Card Charges	Merchant Credit Card Charges- CDP	001.030.5586040.49.11	51.21
			Merchant Credit Card Charges- PRR	001.005.5142040.49.11	1.13
			Merchant Fees Feb	410.004.5340040.49.11	2,385.42
				420.004.5350040.49.11	2,451.69
				430.004.5370040.49.11	1,325.24
				450.004.5310040.49.11	463.83
Total Claims: 4				Total Payment Amount:	7,067.63



Town of Friday Harbor

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Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

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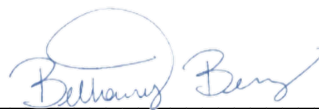
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The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63342-63375	03/05/26	\$147,453.80
Electronic Payments:			
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$147,453.80

Reviewed by Finance Director: _____


Signature

03/05/2026
Date



Town of Friday Harbor

My Council Check Register

By Check Number

Date Range: 03/05/2026 - 03/05/2026

Vendor Name	Payment Date	Payment Type	Payment Amount	Number
ALS Group	03/05/2026	Regular	355.00	63342
Amazon Capital Services, Inc	03/05/2026	Regular	16,009.53	63343
Berk	03/05/2026	Regular	4,482.50	63344
Brown and Caldwell, Inc.	03/05/2026	Regular	60,594.59	63345
Browne's Home Center a Division of TAL Holdin	03/05/2026	Regular	2,779.90	63346
Capital One Trade Credit/Ace Hardware# 6000	03/05/2026	Regular	654.96	63347
CDW Government LLC	03/05/2026	Regular	411.81	63348
Code Publishing Company	03/05/2026	Regular	70.50	63349
David James Gustafson	03/05/2026	Regular	3,650.00	63350
DiJulio Displays, Inc.	03/05/2026	Regular	375.05	63351
Downtown Decorations, Inc	03/05/2026	Regular	1,448.70	63352
Friday Harbor Electric	03/05/2026	Regular	5,343.33	63353
HD Fowler Company	03/05/2026	Regular	312.04	63354
Island Home Finishes LLC	03/05/2026	Regular	6,841.96	63355
Jennifer Krembs	03/05/2026	Regular	53.50	63356
King's Market	03/05/2026	Regular	90.77	63357
Lakeside Industries, Inc.	03/05/2026	Regular	371.02	63358
Lautenbach Industries LLC	03/05/2026	Regular	15,876.93	63359
Lawson Quarry, Inc	03/05/2026	Regular	1,470.70	63360
Nextiva Inc	03/05/2026	Regular	14.76	63361
Post San Juan	03/05/2026	Regular	113.18	63362
Richard Lawson Construction, Inc.	03/05/2026	Regular	746.72	63363
San Juan Automotive Center	03/05/2026	Regular	36.64	63364
San Juan Island Chamber of Commerce	03/05/2026	Regular	5,833.33	63365
San Juan Propane/Amerigas	03/05/2026	Regular	95.02	63366
SCS Engineers	03/05/2026	Regular	3,930.00	63367
Security Solutions NW	03/05/2026	Regular	65.14	63368
SJC Treasurer	03/05/2026	Regular	124.00	63369
T&T Recovery Inc	03/05/2026	Regular	3,900.00	63370
Town of Friday Harbor	03/05/2026	Regular	247.20	63371
Town of La Conner	03/05/2026	Regular	1,730.44	63372
United Business Machines	03/05/2026	Regular	261.00	63373
WA State Auditor's Office	03/05/2026	Regular	8,395.45	63374
Washington Alarm, Inc.	03/05/2026	Regular	768.13	63375

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	109	34	0.00	147,453.80
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	109	34	0.00	147,453.80

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	26,177.43
101 - Street Operating Fund	2,172.97
102 - Street Capital Reserve - Projects	247.20
107 - Street Capital Reserve - PW Shared	1,368.39
130 - Special Revenue - Hotel/Motel Tax 1st	7,848.77
410 - Water Operating Fund	9,071.74
412 - Water Capital Reserve - Projects	60,594.59
417 - Water Capital Reserve - PW Shared	1,368.39
420 - Sewer Operating Fund	12,362.21
427 - Sewer Capital Reserve - PW Shared	1,368.39
430 - Refuse Operating Fund	17,434.28
431 - Refuse Landfill Closure Fund	3,930.00
437 - Refuse Capital Reserve - PW Shared	1,368.39
450 - Stormwater Operating Fund	772.65
457 - Stormwater Capital Reserve - PW Shared	1,368.40
Grand Total:	147,453.80

Account Summary

Account Number	Account Name	Payment Amount
001.004.5142040.41.03	Prof Svs - State Audit	981.43
001.004.5142040.48.52	R&M - Copier #2 Downstairs	71.56
001.007.5188030.31.00	Supplies	9,892.63
001.007.5188030.35.00	Small Tools & Minor Equipment	5,809.48
001.007.5188040.42.01	Phone Svs	14.76
001.008.5189030.31.00	Supplies	458.87
001.008.5189040.41.00	Prof Svs - Misc	190.55
001.008.5189040.41.03	Prof Svs - Codification Town Laws	70.50
001.008.5189040.48.52	R&M - Copier #1 Upstairs	137.68
001.008.5189040.49.20	Misc - Wellness Program (1/5)	25.19
001.030.5586040.41.04	Prof Svs - Comp Plan Analysis	4,482.50
001.700.5768030.31.00	Supplies	392.28
001.700.5768040.41.02	Prov Svs - Tree Care	3,650.00
101.004.5433040.41.03	Prof Svs - State Audit	366.04
101.008.5423030.31.00	Supplies	98.53
101.008.5423040.49.05	Misc - Wellness Program (1/5)	25.19
101.610.5423030.31.00	Supplies	1,513.01
101.800.5429030.31.00	Supplies	159.84
101.800.5429040.48.52	R&M - Copier	10.36
102.620.5956160.63.00	Improvement - Misc Sidewalks	247.20
107.685.5944460.63.00	Improvement - Shared	1,368.39
130.086.5573030.31.01	Supplies - Restrooms	31.53
130.086.5573030.31.02	Supplies - Banners	1,823.75
130.086.5573030.32.01	Fuel - Propane	95.02
130.086.5573040.41.00	Prof Svs - Misc	65.14
130.086.5573040.41.04	Prof Svs - SJI Chamber Visitor Center Operation	5,833.33
410.004.5340040.41.03	Prof Svs - State Audit	1,613.61
410.008.5340030.31.00	Supplies	124.78
410.008.5340040.49.07	Misc - Wellness Program (1/5)	25.19
410.110.5340030.31.00	Supplies	272.20
410.110.5340040.41.00	Prof Svs - Misc	1,914.56
410.110.5340040.41.04	Prof Svs - Water Testing	355.00
410.120.5340030.31.00	Supplies	540.88
410.120.5340040.41.11	Prof Svs - SJC Stormwater Fees	124.00
410.120.5340040.48.00	Repairs & Maintenance	3,619.32
410.121.5340030.31.00	Supplies	312.04
410.800.5340030.31.00	Supplies	159.80
410.800.5340040.48.52	R&M - Copier	10.36
412.185.5340040.41.10	Prof Svs - WTP 4th Filter Design	60,594.59

Account Summary

Account Number	Account Name	Payment Amount
417.185.5943460.63.00	Improvement - Shared	1,368.39
420.004.5350040.41.03	Prof Svs - State Audit	4,866.84
420.008.5350030.31.00	Supplies	98.53
420.008.5350040.49.05	Misc - Wellness Program (1/5)	25.17
420.210.5350030.31.00	Supplies	607.47
420.210.5350040.41.15	Prof Svs - Biosolids Hauling Svs	3,900.00
420.210.5350040.41.17	Prof Svs - Refuse Disposal	49.98
420.210.5350040.42.10	Security Alarm Fee	387.03
420.210.5350040.47.20	Biosolids Disposal	1,730.44
420.210.5350040.48.50	R&M - Equipment	113.18
420.220.5350030.31.00	Supplies	413.38
420.800.5350030.31.00	Supplies	159.84
420.800.5350040.48.52	R&M - Copier	10.35
427.285.5943560.63.00	Improvement - Shared	1,368.39
430.004.5370040.41.03	Prof Svs - State Audit	400.46
430.008.5370030.31.00	Supplies	95.16
430.008.5370040.49.04	Misc - Wellness Program (1/5)	25.19
430.371.5370030.31.00	Supplies	916.33
430.371.5370040.41.02	Prof Svs - Disposal Refuse	11,424.69
430.371.5370040.41.03	Prof Svs - Disposal Compactor	1,794.48
430.372.5370040.41.01	Prof Svs - Disposal Recycle	2,607.78
430.800.5370030.31.00	Supplies	159.84
430.800.5370040.48.52	R&M - Copier	10.35
431.331.5370040.41.01	Prof Svs - Monitoring/Annual Report	3,930.00
437.385.5943760.63.00	Improvement - Shared	1,368.39
450.004.5310040.41.03	Prof Svs - State Audit	167.07
450.008.5310030.31.00	Supplies	67.72
450.501.5310030.31.00	Supplies	367.68
450.800.5310030.31.00	Supplies	159.84
450.800.5310040.48.52	R&M - Copier	10.34
457.585.5943160.63.00	Improvement - Shared	1,368.40
Grand Total:		147,453.80

Project Account Summary

Project Account Key	Payment Amount
None	82,376.71
C.41.24.01-Design	60,594.59
R0010846-Design	4,482.50
Grand Total:	147,453.80



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants
By Docket/Claim Number

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63342	ALS Group				355.00
	36-51-708140-0	PFAS Testing	PFAS Testing	410.110.5340040.41.04	355.00

APPKT05646 - 2026-03-05 Warrants

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	1L7Q-CDL4-J31J	PW Supplies	Car Paint Scratch Remover	410.800.5340030.31.00	4.77
				420.800.5350030.31.00	4.77
				430.800.5370030.31.00	4.77
				450.800.5310030.31.00	4.77
			Copy Paper	101.800.5429030.31.00	3.72
				410.800.5340030.31.00	3.74
				420.800.5350030.31.00	3.72
				430.800.5370030.31.00	3.72
				450.800.5310030.31.00	3.72
			Equipment Maint Log Book	101.800.5429030.31.00	13.02
				410.800.5340030.31.00	13.02
				420.800.5350030.31.00	13.02
				430.800.5370030.31.00	13.02
				450.800.5310030.31.00	13.02
			Gade Air Freshener	101.800.5429030.31.00	0.81
				410.800.5340030.31.00	0.79
				420.800.5350030.31.00	0.79
				430.800.5370030.31.00	0.79
				450.800.5310030.31.00	0.79
			Glade Air Freshener	101.800.5429030.31.00	3.71
				410.800.5340030.31.00	3.69
				420.800.5350030.31.00	3.69
				430.800.5370030.31.00	3.69
				450.800.5310030.31.00	3.69
			Vinyl Numbering Kit	101.800.5429030.31.00	17.47
				410.800.5340030.31.00	17.47
				420.800.5350030.31.00	17.47
				430.800.5370030.31.00	17.47
				450.800.5310030.31.00	17.47
	1LGT-YRCP-HXGL	WTP Supplies	WTP Supplies	410.110.5340030.31.00	71.61
	1NRM-YPR-LGM9	Sys Admin Supplies IAM Project	Smart Deadbolt	001.007.5188030.31.00	216.21
			Wireless Smart Scene Switch Button	001.007.5188030.31.00	234.56
	1QXQ-R61M-R6LP	Sys Admin Supplies IAM Project	Outdoor Extension Cord	001.007.5188030.31.00	143.33
			Outdoor Extension Cord	001.007.5188030.31.00	93.42
			Outdoor Power Cord	001.007.5188030.31.00	99.93
	1RYH-L6WY-W1WD	Custodial Supplies	13 Gallon Trash Bags	001.008.5189030.31.00	2.36
				101.008.5423030.31.00	3.82
				130.086.5573030.31.01	1.35
				410.008.5340030.31.00	4.95
				420.008.5350030.31.00	3.82
				430.008.5370030.31.00	2.36
				450.008.5310030.31.00	3.82
			3 Pk Pine Sol	001.008.5189030.31.00	7.06

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name				Payment Amount		
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount	
63344	1RYH-L6WY-W1WD	Custodial Supplies	3 Pk Pine Sol	101.008.5423030.31.00	7.06	
				410.008.5340030.31.00	7.06	
				420.008.5350030.31.00	7.06	
				430.008.5370030.31.00	7.05	
			450.008.5310030.31.00	7.05		
			50 Pk 30 Gallon Trash Bags	001.008.5189030.31.00	1.87	
				101.008.5423030.31.00	3.03	
				130.086.5573030.31.01	1.07	
				410.008.5340030.31.00	3.90	
				420.008.5350030.31.00	3.03	
				430.008.5370030.31.00	3.03	
			450.008.5310030.31.00	1.87		
			Hand Towels	001.008.5189030.31.00	19.27	
				101.008.5423030.31.00	31.20	
				130.086.5573030.31.01	11.01	
				410.008.5340030.31.00	40.36	
				420.008.5350030.31.00	31.20	
				430.008.5370030.31.00	31.20	
			450.008.5310030.31.00	19.27		
			Mr Clean Cleaner	001.008.5189030.31.00	2.15	
				101.008.5423030.31.00	2.15	
				410.008.5340030.31.00	2.15	
				420.008.5350030.31.00	2.15	
				430.008.5370030.31.00	2.15	
				450.008.5310030.31.00	2.14	
			Toilet Paper	001.008.5189030.31.00	8.63	
				101.008.5423030.31.00	13.97	
				130.086.5573030.31.01	4.93	
				410.008.5340030.31.00	18.07	
				420.008.5350030.31.00	13.97	
				430.008.5370030.31.00	13.97	
			450.008.5310030.31.00	8.63		
	1V9Y-RDFY-G9RV	Sys Admin Supplies WWTP Upgrade	Intel Xeon Processor	420.210.5350030.31.00	414.60	
	1VQ3-RXR4-TYPN	Invoice # 1MJJ-DVQD-QPJV Return: SSD Drive	Invoice # 1MJJ-DVQD-QPJV Return: SSD Drive	001.007.5188030.31.00	-931.01	
	1VVK-WKD1-YKNF	Sys Admin Supplies IAM Project	Door Access Control RFID Card Reader	001.007.5188030.31.00	17.26	
	1XTY-VQD9-P9F3	Sys Admin Supplies IAM Project	2 Pk Smart Outlet	001.007.5188030.31.00	160.76	
			Security Reader Interface	001.007.5188030.31.00	2,996.52	
		1XYT-YN6-HF96	Sys Admin Supplies Server Room	Dehumidifier	001.007.5188030.31.00	564.96
		1YQL-PF67-HCQG	WTP Supplies	Bounty Paper Towels	410.110.5340030.31.00	71.61
		Berk				4,482.50
		10846-01-26	R0010846 2025 Comp Plan	Task 2 - Capacity Growth Eval 01/01/26-01/31/26	001.030.5586040.41.04	957.50
				Task 8 - Final Comprehensive Plan 01/01/26-01/31/2	001.030.5586040.41.04	3,525.00

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63345	Brown and Caldwell, Inc. 14593692	Project 195706 WTP Imp Design			60,594.59
			Task 100: Project Management	412.185.5340040.41.10	1,535.37
			Task 300: Preliminary Design	412.185.5340040.41.10	3,196.43
			Task 500: Final Design	412.185.5340040.41.10	35,181.07
			Task 600: Bid Support	412.185.5340040.41.10	20,681.72

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63346	Browne's Home Center a Division of TAL Holdings LLC				2,779.90
	6000-243053	Invoice # 3448404 Return: Paint Sprayer	Invoice # 3448404 Return: Paint Sprayer	101.800.5429030.31.00	-30.45
				410.800.5340030.31.00	-30.45
				420.800.5350030.31.00	-30.45
				430.800.5370030.31.00	-30.45
				450.800.5310030.31.00	-30.45
	6000-3388586	Refuse Supplies	Case Water	430.371.5370030.31.00	23.76
	6000-3395149	Town Hall Supplies	2x4x8 Fir	001.008.5189030.31.00	49.54
	6000-3396813	Sys Admin Supplies Project Support	Blank Wall Plate	001.007.5188030.31.00	2.10
			Brass Picture Hangers	001.007.5188030.31.00	11.34
			Insulated Screwdriver	001.007.5188030.31.00	19.81
			Phillips Screwdriver	001.007.5188030.31.00	6.63
			Slotted Screwdriver	001.007.5188030.31.00	6.31
			Toolbox	001.007.5188030.31.00	157.21
	6000-3398289	Streets Supplies	Trimmer Head	101.610.5423030.31.00	95.72
			Weed Killer	101.610.5423030.31.00	194.82
	6000-3400221	Refuse Supplies	Snowblower Gloves	430.371.5370030.31.00	54.30
	6000-3401227	Town Hall Supplies	12 Pk Shims	001.008.5189030.31.00	3.46
			388 Ct Exterior Screws	001.008.5189030.31.00	75.09
	6000-3403053	Sys Admin Supplies Project Support	Cut-Off Wheel	001.007.5188030.31.00	12.63
			Lithium Battery for Milwaukee Tool	001.007.5188030.31.00	135.95
			Milwaukee M12 Cut-Off Tool	001.007.5188030.31.00	157.04
			Starter Kit	001.007.5188030.31.00	125.41
	6000-3403670	Sys Admin Supplies Project Support	5 Piece Screwdriver Set	001.007.5188030.31.00	20.33
			6 Piece Scxcrewdriver Set	001.007.5188030.31.00	12.95
			Saxzall Blade	001.007.5188030.31.00	16.33
	6000-3405176	Refuse Supplies	Lithium Grease	430.371.5370030.31.00	18.53
			Lubricant	430.371.5370030.31.00	9.27
			Motor Oil	430.371.5370030.31.00	16.58
	6000-3411256	WWTP Supplies	Comp Sleeve	420.210.5350030.31.00	2.94
	6000-3411625	WWTP Supplies	Flaring Tool	420.210.5350030.31.00	34.75
	6000-3417219	WWTP Supplies	Electrical Tape	420.210.5350030.31.00	2.63
			Machine Screws	420.210.5350030.31.00	4.52
	6000-3419955	Sys Admin Supplies Project Support	CoAxial Staples	001.007.5188030.31.00	4.74
			Exterior Screws	001.007.5188030.31.00	17.20
			Outlet Cord	001.007.5188030.31.00	30.61
	6000-3425076	Water Distribution Supplies	Brass Bushing	410.120.5340030.31.00	22.12
	6000-3427787	Parks Supplies	Moss Remover	001.700.5768030.31.00	35.13
			Moss Remover	001.700.5768030.31.00	27.14
			Weed Killer	001.700.5768030.31.00	259.76
	6000-3429850	WWTP Supplies	CO Alarm	420.220.5350030.31.00	33.00
	6000-3431592	Refuse Supplies	Refuse Supplies	430.371.5370030.31.00	23.76
	6000-3433650	WWTP Supplies	Butt Splice	420.210.5350030.31.00	8.74

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	6000-3434060	WWTP Supplies	Hex Cap	420.210.5350030.31.00	1.85
			Metric Jam Nut	420.210.5350030.31.00	0.88
	6000-3437839	Sys Admin Supplies Project Support	50 Pk Cpxial Staples	001.007.5188030.31.00	15.36
			Claw Hammer	001.007.5188030.31.00	28.98
			Promotion	001.007.5188030.31.00	-3.04
			Smart Dispenser	001.007.5188030.31.00	15.21
	6000-3438290	Street Supplies	Backpack Sprayer	101.610.5423030.31.00	324.58
			Trimmer Head	101.610.5423030.31.00	95.72
			Wall Thermostat	101.610.5423030.31.00	39.92
	6000-3441167	Parks Supplies	Moss Remover	001.700.5768030.31.00	70.25
	6000-3442022	PW Supplies	Beaded Panel	101.800.5429030.31.00	40.26
				410.800.5340030.31.00	40.27
				420.800.5350030.31.00	40.27
				430.800.5370030.31.00	40.27
				450.800.5310030.31.00	40.27
	6000-3442210	Guard St Shop Supplies	Steel Rod	101.610.5423030.31.00	6.97
				101.800.5429030.31.00	0.46
				410.800.5340030.31.00	0.46
				420.800.5350030.31.00	0.46
				430.800.5370030.31.00	0.46
				450.800.5310030.31.00	0.46
	6000-3443897	Refuse Supplies	20 Pk 42 Gallon Contractors	430.371.5370030.31.00	23.41
	6000-3445292	PW Supplies	2" Brush	101.800.5429030.31.00	2.83
				410.800.5340030.31.00	2.81
				420.800.5350030.31.00	2.81
				430.800.5370030.31.00	2.81
				450.800.5310030.31.00	2.81
			Gallon Paint	101.800.5429030.31.00	16.74
				410.800.5340030.31.00	16.75
				420.800.5350030.31.00	16.75
				430.800.5370030.31.00	16.75
				450.800.5310030.31.00	16.75
			Paint Pad	101.800.5429030.31.00	2.91
				410.800.5340030.31.00	2.89
				420.800.5350030.31.00	2.91
				430.800.5370030.31.00	2.91
				450.800.5310030.31.00	2.91
			Paintcare Recovery Fee	101.800.5429030.31.00	0.30
				410.800.5340030.31.00	0.32
				420.800.5350030.31.00	0.32
				430.800.5370030.31.00	0.32
				450.800.5310030.31.00	0.32
	6000-3446105	Facility Supplies	Facility Supplies	001.008.5189030.31.00	1.49

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	6000-3446105	Facility Supplies	Facility Supplies	101.008.5423030.31.00	2.41
				130.086.5573030.31.01	0.85
				410.008.5340030.31.00	3.09
				420.008.5350030.31.00	2.41
				430.008.5370030.31.00	2.41
				450.008.5310030.31.00	1.49
	6000-3448404	PW Supplies	1.5" Paint Brush	101.800.5429030.31.00	1.45
				410.800.5340030.31.00	1.46
				420.800.5350030.31.00	1.46
			5 Pk Foam Roller Covers	430.800.5370030.31.00	1.46
				450.800.5310030.31.00	1.46
				101.800.5429030.31.00	1.96
			7 Outlet Surge Strip	410.800.5340030.31.00	1.97
				420.800.5350030.31.00	1.97
				430.800.5370030.31.00	1.97
			Aluminum Kick Plate	450.800.5310030.31.00	1.97
				101.800.5429030.31.00	3.78
				410.800.5340030.31.00	3.76
			Paint Sprayer	420.800.5350030.31.00	3.78
				430.800.5370030.31.00	3.78
				450.800.5310030.31.00	3.78
	6000-3450298	WWTP Supplies	Quart Paint	101.800.5429030.31.00	5.80
				410.800.5340030.31.00	5.78
				420.800.5350030.31.00	5.80
			4 Piece Probe Set	430.800.5370030.31.00	5.80
				450.800.5310030.31.00	5.80
				101.800.5429030.31.00	30.45
				410.800.5340030.31.00	30.45
				420.800.5350030.31.00	30.45
				430.800.5370030.31.00	30.45
				450.800.5310030.31.00	30.45

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63347	Capital One Trade Credit/Ace Hardware# 6000				654.96
	F38406	WTP Supplies	Ace Discount	410.110.5340030.31.00	-1.26
			Bushing	410.110.5340030.31.00	2.81
			Instant Savings	410.110.5340030.31.00	-1.00
			Push Thread Adapter	410.110.5340030.31.00	9.78
			Windshield Cleaner	410.110.5340030.31.00	10.85
	F38509	WWTP Supplies	Ace Discount	420.210.5350030.31.00	-2.17
			Bleach	420.210.5350030.31.00	21.71
	F39086	WWTP Supplies	Ace Discount	420.210.5350030.31.00	-5.98
			Shelf	420.210.5350030.31.00	59.75
	F39090	WTP Supplies	20 Pk 5 Gallon Garbage Bags	410.110.5340030.31.00	6.51
			Ace Discount	410.110.5340030.31.00	-0.65
	F39205	Water Distribution Supplies	4-Way Pick Set	410.120.5340030.31.00	23.89
			Ace Discount	410.120.5340030.31.00	-5.17
			Thread Sealant	410.120.5340030.31.00	20.63
			Utility Pull	410.120.5340030.31.00	7.16
	F40405	Sys Admin Supplies Project Support	\$4 Instant Savings	001.007.5188030.31.00	-4.00
			16 Pk AA Battery	001.007.5188030.31.00	21.72
			16 Pk AAA Battery	001.007.5188030.31.00	21.72
			Ace Discount	001.007.5188030.31.00	-2.82
			Mens Insole	001.007.5188030.31.00	13.02
			Sys Admin Supplies Project Support	001.007.5188030.31.00	15.20
	F40993	Street Supplies	Ace Discount	101.610.5423030.31.00	-1.85
			Drill Bit	101.610.5423030.31.00	13.03
			Rubber Tarp Strap	101.610.5423030.31.00	5.42
	F41005	PW Supplies	24 Pk Water	101.800.5429030.31.00	4.54
				410.800.5340030.31.00	4.56
				420.800.5350030.31.00	4.56
				430.800.5370030.31.00	4.56
				450.800.5310030.31.00	4.56
			Ace Discount	101.800.5429030.31.00	-0.44
				410.800.5340030.31.00	-0.46
				420.800.5350030.31.00	-0.46
				430.800.5370030.31.00	-0.46
				450.800.5310030.31.00	-0.46
	F41036	WTP Supplies	Ace Discount	410.110.5340030.31.00	-1.30
			Plastic Paint Mixer	410.110.5340030.31.00	13.02
	F41132	Water Distribution Supplies	Ace Discount	410.120.5340030.31.00	-1.30
			Sprayer	410.120.5340030.31.00	13.01
	F41319	Water Distribuiton Supplies	Ace Discount	410.120.5340030.31.00	-3.80
			Forklift Forearm	410.120.5340030.31.00	38.01
	F41759	WWTP Supplies	Ace Discount	420.220.5350030.31.00	-1.41
			Washing Machine Cleaner	420.220.5350030.31.00	14.11

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	F41928	Town Hall Supplies	Ace Discount	001.008.5189030.31.00	-6.08
			Wood Screws	001.008.5189030.31.00	60.83
	F41940	Invoice # F41928 Return: Exterior Wood Screws	Invoice # F41928 Return: Exterior Wood Screws	001.008.5189030.31.00	-54.75
	F470676	Water Distribution Supplies	20 Pk AAA Batteries	410.120.5340030.31.00	24.98
			Ace Discount	410.120.5340030.31.00	-6.52
			Bilge Pump	410.120.5340030.31.00	40.19
	X39667	Facility Supplies	Ace Discount	001.008.5189030.31.00	-0.87
				101.008.5423030.31.00	-1.40
				130.086.5573030.31.01	-0.50
				410.008.5340030.31.00	-1.82
				420.008.5350030.31.00	-1.40
				430.008.5370030.31.00	-1.40
				450.008.5310030.31.00	-0.87
			Support Stand Roller	001.008.5189030.31.00	8.67
				101.008.5423030.31.00	14.03
				130.086.5573030.31.01	4.95
				410.008.5340030.31.00	18.17
				420.008.5350030.31.00	14.03
				430.008.5370030.31.00	14.03
				450.008.5310030.31.00	8.67
	X39841	Facility Supplies	Ace Discount	001.008.5189030.31.00	-1.53
				101.008.5423030.31.00	-2.48
				130.086.5573030.31.01	-0.86
				410.008.5340030.31.00	-3.20
				420.008.5350030.31.00	-2.48
				430.008.5370030.31.00	-2.48
				450.008.5310030.31.00	-1.53
			Elite Blade	001.008.5189030.31.00	3.08
				101.008.5423030.31.00	4.98
				130.086.5573030.31.01	1.76
				410.008.5340030.31.00	6.46
				420.008.5350030.31.00	4.98
				430.008.5370030.31.00	3.08
				450.008.5310030.31.00	4.98
			Rechargable Flashlight	001.008.5189030.31.00	4.22
				101.008.5423030.31.00	6.83
				130.086.5573030.31.01	2.41
				410.008.5340030.31.00	8.86
				420.008.5350030.31.00	6.83
				430.008.5370030.31.00	6.83
				450.008.5310030.31.00	4.22
			Saw Blade	001.008.5189030.31.00	7.98
				101.008.5423030.31.00	12.93

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	X39841	Facility Supplies	Saw Blade	130.086.5573030.31.01	4.56
				410.008.5340030.31.00	16.73
				420.008.5350030.31.00	12.93
				430.008.5370030.31.00	12.93
				450.008.5310030.31.00	7.98
	X39848	WTP Supplies	Ace Discount	410.110.5340030.31.00	-7.99
				410.110.5340030.31.00	21.71
				410.110.5340030.31.00	21.69
				410.110.5340030.31.00	30.41
				410.110.5340030.31.00	6.06
63348	CDW Government LLC				411.81
	AL1HU2W	Sys Admin Supplies Stock	Headset	001.007.5188030.31.00	411.81
63349	Code Publishing Company				70.50
	GCI0019426	Municipal Code Web Update, 3 New Pages	Municipal Code Web Update, 3 New Pages	001.008.5189040.41.03	70.50
63350	David James Gustafson				3,650.00
	021326 Gustafson	Tree Trimming Elms at Memorial	Tree Trimming Elms at Memorial	001.700.5768040.41.02	3,650.00
63351	DiJulio Displays, Inc.				375.05
	10124	Banner Supplies	Spring Snipes	130.086.5573030.31.02	375.05
63352	Downtown Decorations, Inc				1,448.70
	34576	Town Holiday Decorations	Bows	130.086.5573030.31.02	135.00
			Garland	130.086.5573030.31.02	1,313.70
63353	Friday Harbor Electric				5,343.33
	28309RR	GFCI Receptacle Addition	GFCI Receptacle Addition	410.110.5340040.41.00	1,724.01
	28310RR	Lighting for Carport at Water Distribution	Lighting for Carport at Water Distribution	410.120.5340040.48.00	3,619.32
63354	HD Fowler Company				312.04
	I7240556	Water Distribution Supplies	Pit Antenna with Plug	410.121.5340030.31.00	312.04
63355	Island Home Finishes LLC				6,841.96
	1000Guard002	Guard St Deposit to Prep and Install Flooring	Guard St Deposit to Prep and Install Flooring	107.685.5944460.63.00	1,368.39
				417.185.5943460.63.00	1,368.39
				427.285.5943560.63.00	1,368.39
				437.385.5943760.63.00	1,368.39
				457.585.5943160.63.00	1,368.40
63356	Jennifer Krembs				53.50
	011026 Krembs	Misc Expense Voucher	Wellness Employee Appreciation Breakfast	001.008.5189040.49.20	10.70
				101.008.5423040.49.05	10.70
				410.008.5340040.49.07	10.70
				420.008.5350040.49.05	10.70
				430.008.5370040.49.04	10.70

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Warrant #	Vendor Name		Item Description	Payment Amount	
	Payable Number	Payable Description		Account Number	Distribution Amount
63357	King's Market	WTP Supplies	Band Aid	410.110.5340030.31.00	90.77
					6.73
	005002331131	Wellness Appreciation Breakfast Supplies	Neosporin	410.110.5340030.31.00	11.61
			Wellness Appreciation Breakfast Supplies	001.008.5189040.49.20	14.49
				101.008.5423040.49.05	14.49
				410.008.5340040.49.07	14.49
				420.008.5350040.49.05	14.47
				430.008.5370040.49.04	14.49
63358	Lakeside Industries, Inc.	Street Supplies	Washed Sand	101.610.5423030.31.00	371.02
	350719				371.02
63359	Lautenbach Industries LLC	Tipping Fees: 02/09/26-02/15/26	Compactor	430.371.5370040.41.03	15,876.93
			Metal Disposal	420.210.5350040.41.17	1,317.89
			Recycle	430.372.5370040.41.01	49.98
			Refuse	430.371.5370040.41.02	637.00
	SJT260222-01	Tipping Fees: 02/16/26-02/20/26	Compactor	430.371.5370040.41.03	6,052.45
			Recycle	430.371.5370040.41.03	476.59
			Refuse	430.372.5370040.41.01	1,970.78
			Refuse	430.371.5370040.41.02	5,372.24
63360	Lawson Quarry, Inc	LQ-9877	PW Yard Stockpile	Ticket 15060 5/8 Minus Stockpile	1,470.70
					120.54
					120.56
					120.56
			Ticket 15064 5/8" Minus Stockpile	101.610.5423030.31.00	120.56
					123.22
					123.23
					123.23
			Ticket 15071 5/8" Minus Stockpile	101.610.5423030.31.00	123.23
					123.90
					123.89
					123.89
				450.501.5310030.31.00	123.89
63361	Nextiva Inc	VOIP Regulatory Taxes 11/6/25-02/21/26	VOIP Regulatory Taxes 11/6/25-02/21/26	001.007.5188040.42.01	14.76
	40005949374				14.76
63362	Post San Juan	Shipment to Hach	Shipment to Hach	420.210.5350040.48.50	113.18
					113.18
63363	Richard Lawson Construction, Inc.	5/8" Minus Delivered to Refuse	5/8" Minus Delivered to Refuse	430.371.5370030.31.00	746.72
					746.72
63364	San Juan Automotive Center	WWTP Supplies	Oil Pressure Gauge	420.210.5350030.31.00	36.64
					36.64

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63365	San Juan Island Chamber of Commerce				5,833.33
	11200	2026 LTAC Visitor Center Operations	Visitor Center Operations 1st Quarter 2nd Pmt	130.086.5573040.41.04	5,833.33
63366	San Juan Propane/Amerigas				95.02
	3187146537	Public Restroom Propane	Public Restroom Propane Delivered 02/20/26	130.086.5573030.32.01	95.02
63367	SCS Engineers				3,930.00
	0567039	FHLF Variance Preparation	FHLF Varaince Preparation 01/01/26-01/31/26	431.331.5370040.41.01	3,930.00
63368	Security Solutions NW				65.14
	396155	Managed Access of Public Restroom Doors	Managed Access of Public Restroom Doors	130.086.5573040.41.00	65.14
63369	SJC Treasurer				124.00
	97-32110	2026 Stormwater Fees Hillview Terrace	Clean Water Utility Tax Parcel 350251094000	410.120.5340040.41.11	124.00
63370	T&T Recovery Inc				3,900.00
	LTS-20260208-14	Hauling Wastewater to Treatment Plant	02/05/26 Hauling Wastewater to Treatment Plant	420.210.5350040.41.15	1,300.00
	LTS-20260215-14	Hauling Wastewater to Treatment Plant	02/12/26 Hauling Wastewater to Treatment Plant	420.210.5350040.41.15	1,300.00
	LTS-20260222-14	Hauling Wastewater to Treatment Plant	02/19/26 Hauling Wastewater to Treatment Plant	420.210.5350040.41.15	1,300.00
63371	Town of Friday Harbor				247.20
	ST03-2026	ROW Permit for FH Sidewalk Repairs	ROW Permit for FH Sidewalk Repairs	102.620.5956160.63.00	247.20
63372	Town of La Conner				1,730.44
	2026-01 5862.0	Biosolids Disposal Jan 29.68 Tons	Biosolids Disposal Jan 29.68 Tons	420.210.5350040.47.20	1,730.44
63373	United Business Machines				261.00
	INV553523-01	Copier Base Service Agreement	Copier Base Service Agreement 03/22/26-04/21/26	001.004.5142040.48.52	30.75
				001.008.5189040.48.52	30.75
				101.800.5429040.48.52	2.70
				410.800.5340040.48.52	2.70
				420.800.5350040.48.52	2.69
				430.800.5370040.48.52	2.69
				450.800.5310040.48.52	2.69
	INV553523-02	Copier Overage Fees	Copier Overage Fees 01/22/26-02/21/26	001.004.5142040.48.52	40.81
				001.008.5189040.48.52	106.93
				101.800.5429040.48.52	7.66
				410.800.5340040.48.52	7.66
				420.800.5350040.48.52	7.66
				430.800.5370040.48.52	7.66
				450.800.5310040.48.52	7.65
63374	WA State Auditor's Office				8,395.45
	L173252	Audit 64067 23-24	01/26 Accountability, Financial, and IT Audit	001.004.5142040.41.03	981.43
				101.004.5433040.41.03	366.04
				410.004.5340040.41.03	1,613.61
				420.004.5350040.41.03	4,866.84
				430.004.5370040.41.03	400.46
				450.004.5310040.41.03	167.07

My Council Claims Register Detail Multiple Packets

APPKT05646 - 2026-03-05 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63375	Washington Alarm, Inc.				768.13
	680207	Secruity System- WTP Facility	Secruity System- WTP Facility 03/01/26-05/31/26	410.110.5340040.41.00	190.55
	680208	Security System- Town Hall	Security System- Town Hall 03/01/26-05/31/26	001.008.5189040.41.00	190.55
	680209	WWTP Main Security System	WWTP Main Security System 03/01/26-05/31/26	420.210.5350040.42.10	245.21
	680210	WWTP Pump House Fire System	WWTP Pump House Fire System 03/01/26-05/31/26	420.210.5350040.42.10	141.82
Total Claims: 34				Total Payment Amount:	147,453.80



Town of Friday Harbor

60 Second St S • PO Box 219 • Friday Harbor, WA 98250

Office: (360) 378-2810 • Fax: (360) 378-2380 • www.fridayharbor.org

Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

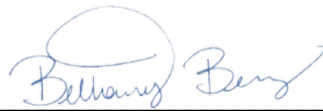
I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63376-63414	03/12/26	\$228,762.75
Electronic Payments:	DFT 718,725,730-735, 737,742	03/12/26	\$ 34,083.47
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$262,846.22

Reviewed by Finance Director:


Signature

03/12/2026

Date



Town of Friday Harbor

Check Report

By Check Number

Date Range: 03/12/2026 - 03/12/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP/PY Warrant-AP/PY Warrants						
00055	Always Connect Solutions	03/12/2026	Regular	0.00	138.00	63376
00056	Amazon Capital Services, Inc	03/12/2026	Regular	0.00	9,199.75	63377
00314	Bitco Software	03/12/2026	Regular	0.00	16,297.50	63378
00219	Capital One Trade Credit/Ace Hardware# 6000	03/12/2026	Regular	0.00	534.99	63379
00238	CDW Government LLC	03/12/2026	Regular	0.00	18,434.46	63380
00423	Environmental Systems Research Institute, Inc	03/12/2026	Regular	0.00	3,116.08	63381
01847	Ericson, Ryan	03/12/2026	Regular	0.00	15.45	63382
00439	FedEx	03/12/2026	Regular	0.00	48.43	63383
01849	Fleek Enterprises Inc dba NW Lighting	03/12/2026	Regular	0.00	2,315.67	63384
01848	Friday Harbor Tree Care	03/12/2026	Regular	0.00	1,528.71	63385
00574	Harbor Rental & Saw Shop	03/12/2026	Regular	0.00	4.30	63386
01730	Infosend Inc	03/12/2026	Regular	0.00	1,255.97	63387
00645	Inter Island Water Co.	03/12/2026	Regular	0.00	97.79	63388
01750	Island Home Finishes LLC	03/12/2026	Regular	0.00	6,841.96	63389
00670	Island Network	03/12/2026	Regular	0.00	1,221.00	63390
00691	JAC 330 Spring San Juan, LLC	03/12/2026	Regular	0.00	2,724.82	63391
01798	Justin Nibler	03/12/2026	Regular	0.00	300.90	63392
00793	Lautenbach Industries LLC	03/12/2026	Regular	0.00	7,952.92	63393
00803	Les Schwab Tire Center	03/12/2026	Regular	0.00	2,144.51	63394
01785	Ogden Murphy Wallace PLLC	03/12/2026	Regular	0.00	3,594.80	63395
01000	Orcas Power & Light Cooperative FH	03/12/2026	Regular	0.00	9,157.16	63396
01000	Orcas Power & Light Cooperative FH	03/12/2026	Regular	0.00	15,542.97	63397
01016	Pacific Rim Insulation Inc.	03/12/2026	Regular	0.00	918.09	63398
01094	Quill Corporation	03/12/2026	Regular	0.00	492.23	63399
01846	San Juan Island Artists	03/12/2026	Regular	0.00	2,100.00	63400
01201	San Juan Propane/Amerigas	03/12/2026	Regular	0.00	22.72	63401
01850	Sean's Auto Body	03/12/2026	Regular	0.00	2,751.02	63402
01269	Sir Speedy Printing	03/12/2026	Regular	0.00	191.39	63403
01276	SJC District Court	03/12/2026	Regular	0.00	5,983.80	63404
01278	SJC Economic Development Council	03/12/2026	Regular	0.00	4,945.08	63405
01288	SJC Sheriff's Office	03/12/2026	Regular	0.00	45,683.21	63406
01326	Sound Publishing, Inc.	03/12/2026	Regular	0.00	1,192.20	63407
01385	SWS Equipment, Inc	03/12/2026	Regular	0.00	1,485.30	63408
01387	T Mobile	03/12/2026	Regular	0.00	426.30	63409
01391	TalentWise/Sterling Talent Solutions	03/12/2026	Regular	0.00	134.75	63410
01455	Town of FH / Utility Bills	03/12/2026	Regular	0.00	1,654.35	63411
01509	Utilities Underground Location Center	03/12/2026	Regular	0.00	16.56	63412
01555	WA State Dept of Ecology	03/12/2026	Regular	0.00	57,803.91	63413
01573	WA State DOT - Ferries	03/12/2026	Regular	0.00	493.70	63414
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	424.35	DFT0000718
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	199.00	DFT0000725
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	4,729.34	DFT0000730
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	90.00	DFT0000731
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	40.00	DFT0000732
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	5.43	DFT0000733
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	20.75	DFT0000734
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	283.71	DFT0000735
00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	65.19	DFT0000737

Check Report

Date Range: 03/12/2026 - 03/12/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
01569	WA State Dept of Revenue	03/12/2026	Bank Draft	0.00	28,051.80	DFT0000742

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	90	39	0.00	228,762.75
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	10	10	0.00	33,909.57
EFT's	0	0	0.00	0.00
	100	49	0.00	262,672.32

Check Report

Date Range: 03/12/2026 - 03/12/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: KeyBank Operating-KeyBank Operating 00758	Keybank - Corp. Card	03/12/2026	Bank Draft	0.00	173.90	DFT0000736

Bank Code KeyBank Operating Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	1	1	0.00	173.90
EFT's	0	0	0.00	0.00
	1	1	0.00	173.90

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	90	39	0.00	228,762.75
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	11	11	0.00	34,083.47
EFT's	0	0	0.00	0.00
	101	50	0.00	262,846.22

Fund Summary

Fund	Name	Period	Amount
999	Pool Operating Cash	3/2026	262,846.22
			262,846.22

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	104,557.52
101 - Street Operating Fund	10,785.65
107 - Street Capital Reserve - PW Shared	1,368.40
130 - Special Revenue - Hotel/Motel Tax 1st	1,458.34
131 - Special Revenue - Hotel/Motel Tax 2nd	2,100.00
410 - Water Operating Fund	33,403.48
417 - Water Capital Reserve - PW Shared	1,368.39
420 - Sewer Operating Fund	22,684.73
422 - Sewer Capital Reserve - Projects	843.80
427 - Sewer Capital Reserve - PW Shared	1,368.39
428 - Sewer Debt Reserve - Bond Redemption	57,803.91
430 - Refuse Operating Fund	19,754.08
437 - Refuse Capital Reserve - PW Shared	1,368.39
450 - Stormwater Operating Fund	2,533.19
452 - Stormwater Capital Reserve - Projects	79.56
457 - Stormwater Capital Reserve - PW Shared	1,368.39
Grand Total:	262,846.22

Account Summary

Account Number	Account Name	Payment Amount
001.001.5116040.41.07	Prof Svs - Economic Development	4,945.08
001.002.5125240.41.01	Contracted Court - SJC District Court	5,983.80
001.006.5154140.40.00	Legal Services - External Advice	316.80
001.007.5188030.31.00	Supplies	9,383.03
001.007.5188030.35.00	Small Tools & Minor Equipment	16,205.96
001.007.5188040.49.05	Misc - MS Online 365, Email & Backup Subscriptions	522.80
001.007.5188040.49.06	Prof Svs - GIS Annual Software Fees	519.45
001.007.5188040.49.51	Misc - Software Subscriptions	5.43
001.008.5189030.31.00	Supplies	561.56
001.008.5189040.41.00	Prof Svs - Misc	40.00
001.008.5189040.42.01	Phone Svs	38.69
001.008.5189040.42.02	Internet Svs	215.00
001.008.5189040.47.10	Utilities - OPALCO	1,348.07
001.020.5217040.41.01	Contract - SJC Sheriff	45,683.21
001.021.5217040.42.01	Phone Svs	30.45
001.030.5586030.31.00	Supplies	14.61
001.030.5586040.40.00	Legal	668.80
001.030.5586040.41.00	Prof Svs - Misc	150.20
001.030.5586040.42.01	Phone Svs	30.46
001.030.5586040.44.00	Advertising	1,192.20
001.030.5945860.64.01	Equipment - Software Upgrade	16,297.50
001.700.5768030.31.00	Supplies	85.69
001.700.5768040.41.01	Prof Svs - Hanging Baskets	62.35
001.700.5768040.47.10	Utilities - OPALCO	107.91
001.700.5768040.47.11	Utilities - OPALCO Memorial Park	148.47
101.007.5433040.49.06	Prof Svs - GIS Annual Software Fees	519.45
101.008.5423030.31.00	Supplies	40.48
101.008.5423040.42.01	Phone Svs	10.26
101.610.5423030.31.00	Supplies	1,810.44
101.610.5423040.47.10	Utilities - OPALCO	697.29
101.630.5426330.31.00	Supplies	2,315.67
101.630.5426340.47.10	Utilities - OPALCO Street Lights	773.40
101.650.5426540.47.00	Utilities - Town	1,654.35
101.650.5919570.70.51	Long-Term Rent - Spring St Parking Lot	2,724.82
101.800.5429030.31.00	Supplies	40.47
101.800.5429040.42.01	Phone Svs	12.19
101.800.5429040.42.02	Internet Svs	80.00
101.800.5429040.47.10	Utilities - OPALCO	106.83

Account Summary

Account Number	Account Name	Payment Amount
107.685.5944460.63.00	Improvement - Shared	1,368.40
130.086.5573030.31.01	Supplies - Restrooms	874.92
130.086.5573030.32.01	Fuel - Propane	22.72
130.086.5573040.42.01	Phone Svs	407.83
130.086.5573040.47.10	Utilities - OPALCO	152.87
131.086.5573040.41.42	LTAC Grant - SJI Artists Guide	2,100.00
410.004.5340040.41.04	Prof Svs - Utility Bills	214.76
410.004.5340040.41.06	Prof Svs - Revenue Taxes	13,010.17
410.006.5340040.40.00	Legal	2,609.20
410.007.5340040.49.06	Prof Svs - GIS Annual Software Fees	519.45
410.008.5340030.31.00	Supplies	933.68
410.008.5340040.42.01	Phone Svs	11.77
410.008.5340040.49.01	Misc - 1-800-Dig	5.52
410.110.5340030.31.00	Supplies	187.44
410.110.5340040.42.01	Phone Svs	56.82
410.110.5340040.47.10	Utilities - OPALCO	7,586.30
410.110.5340040.48.10	R&M - Vehicle	2,751.02
410.111.5340040.42.00	Communications	6.08
410.120.5340030.31.00	Supplies	482.39
410.120.5340040.41.00	Prof Svs - Misc	1,528.71
410.120.5340040.42.01	Phone Svs	131.44
410.120.5340040.44.00	Advertising	199.00
410.120.5340040.47.10	Utilities - OPALCO	2,673.88
410.120.5340040.48.51	R&M - Generator	246.35
410.121.5340040.42.01	Phone Svs	10.00
410.800.5340030.31.00	Supplies	40.47
410.800.5340040.42.01	Phone Svs	12.18
410.800.5340040.42.02	Internet Svs	80.00
410.800.5340040.47.10	Utilities - OPALCO	106.85
417.185.5943460.63.00	Improvement - Shared	1,368.39
420.004.5350040.41.04	Prof Svs - Utility Bills	214.77
420.004.5350040.41.06	Prof Svs - Revenue Taxes	5,857.52
420.007.5350030.31.00	Supplies	572.53
420.007.5350030.35.00	Small Tools & Minor Equipment	4,729.34
420.007.5350040.49.06	Prof Svs - GIS Annual Software Fees	519.14
420.008.5350030.31.00	Supplies	15.55
420.008.5350040.42.01	Phone Svs	10.25
420.008.5350040.42.02	Internet Svs	200.00
420.008.5350040.49.01	Misc - 1-800-Dig	5.52
420.210.5350030.31.00	Supplies	245.26
420.210.5350040.41.01	Prof Svs - Effluent/Influent Testing	28.65
420.210.5350040.41.02	Prof Svs - Lab Testing	19.78
420.210.5350040.42.01	Phone Svs	55.45
420.210.5350040.47.10	Utilities - OPALCO	9,157.16
420.220.5350030.31.00	Supplies	162.96
420.220.5350040.42.01	Phone Svs	30.45
420.220.5350040.47.10	Utilities - OPALCO	620.90
420.800.5350030.31.00	Supplies	40.47
420.800.5350040.42.01	Phone Svs	12.18
420.800.5350040.42.02	Internet Svs	80.00
420.800.5350040.47.10	Utilities - OPALCO	106.85
422.285.5350040.41.00	Prof Svs - Sewer	71.00
422.285.5350040.41.01	Prof Svs - State Sewer Hookup Taxes	772.80
427.285.5943560.63.00	Improvement - Shared	1,368.39
428.290.5913570.72.01	Principal - Dept of Ecology Debt	57,803.91
430.004.5370040.41.04	Prof Svs - Utility Bills	214.77
430.004.5370040.41.06	Prof Svs - Revenue Taxes	6,977.71
430.007.5370040.49.06	Prof Svs - GIS Annual Software Fees	519.45

Account Summary

Account Number	Account Name	Payment Amount
430.008.5370030.31.00	Supplies	27.19
430.008.5370040.42.01	Phone Svs	71.16
430.008.5370040.42.02	Internet Svs	90.00
430.008.5370040.47.10	Utilities - OPALCO	899.67
430.371.5370030.31.00	Supplies	202.03
430.371.5370040.41.02	Prof Svs - Disposal Refuse	6,249.34
430.371.5370040.41.03	Prof Svs - Disposal Compactor	1,284.33
430.371.5370040.48.10	R&M - Vehicle	2,144.51
430.371.5370040.49.01	Misc - Refuse Fliers	198.45
430.372.5370030.31.00	Supplies	9.14
430.372.5370040.41.01	Prof Svs - Disposal Recycle	419.25
430.372.5370040.49.01	Recycle Fliers	198.45
430.373.5370030.31.00	Supplies	9.14
430.800.5370030.31.00	Supplies	40.47
430.800.5370040.42.01	Phone Svs	12.19
430.800.5370040.42.02	Internet Svs	80.00
430.800.5370040.47.10	Utilities - OPALCO	106.83
437.385.5943760.63.00	Improvement - Shared	1,368.39
450.004.5310040.41.04	Prof Svs - Utility Bills	214.77
450.004.5310040.41.06	Prof Svs - Revenue Taxes	1,230.40
450.007.5310040.49.06	Prof Svs - GIS Annual Software Fees	519.14
450.008.5310030.31.00	Supplies	3.88
450.008.5310040.42.00	Communications	8.26
450.008.5310040.49.01	Misc - 1-800-Dig	5.52
450.501.5310030.31.00	Supplies	10.73
450.501.5310040.43.00	Travel/Training	300.90
450.800.5310030.31.00	Supplies	40.55
450.800.5310040.42.01	Phone Svs	12.19
450.800.5310040.42.02	Internet Svs	80.00
450.800.5310040.47.10	Utilities - OPALCO	106.85
452.585.5310040.41.01	Prof Svs - State Stormwater Hookup Taxes	79.56
457.585.5943160.63.00	Improvement - Shared	1,368.39
Grand Total:		262,846.22

Project Account Summary

Project Account Key	Payment Amount
None	262,846.22
Grand Total:	262,846.22



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

By Docket/Claim Number

Warrant #	Vendor Name	Payable Number	Payable Description	Item Description	Account Number	Payment Amount
						Distribution Amount
63376	Always Connect Solutions	INV037103	Telemetry Services	Radio Read Towers	410.121.5340040.42.01	138.00
				Sewer Scada	420.210.5350040.42.01	10.00
				Water Scada	410.110.5340040.42.01	25.00
				Water Scada	410.120.5340040.42.01	34.00
63377	Amazon Capital Services, Inc	13YX-7YFR-GHVK 16NJ-C6JC-DVTD 1F3C-MTDV-H49M	Sys Admin Small Tools Server Upgrades Town Hall Supplies Crew Clothing: Gilbert	Trident Z5 Neo DDR5 Desktop Computer Memory	001.007.5188030.35.00	69.00
				Coat Hook	001.008.5189030.31.00	9,199.75
				Insulated Bibs	001.700.5768030.31.00	4,018.95
					101.610.5423030.31.00	17.37
		1FM1-9YYD-DQ79 1H16-RFG1-1W4T	Invoice # 1RV3-3CGY-7KD3 Return: Bankers Box Sys Admin Supplies SSA Project		450.501.5310030.31.00	48.29
					001.008.5189030.31.00	48.29
					130.086.5573030.31.01	10.73
					130.086.5573030.31.01	-93.69
		1HLD-PQHK-MDTN	WWTP Supplies	Nitrile Gloves	420.210.5350030.31.00	54.46
					420.220.5350030.31.00	64.20
					001.007.5188030.31.00	138.51
					001.007.5188030.31.00	138.51
		1HLH-LQDM-GCVF	Sys Admin Supplies Server Upgrades	ASUS Motherboard	001.007.5188030.31.00	999.57
				ASUS Voltage Stabilizer	001.007.5188030.31.00	543.24
				Intel Desktop Processor	001.007.5188030.31.00	596.49
				Motherboard Case Rack	001.007.5188030.31.00	83.54
		1JHV-JG6C-JMP9	Crew Clothing: Matteo	Insulated Bibs	001.700.5768030.31.00	37.40
					101.008.5423030.31.00	37.40
					410.008.5340030.31.00	12.47
					420.008.5350030.31.00	12.47
		1MT3-X39Y-1WLJ 1N3P-VH19-D994 1RC9-RTLD-NPH1	Sys Admin Supplies Town Hall Sys Admin Supplies SSA Project UPS Protection Sys Admin Supplies SSA and IAM Projects	SSD Drives	430.008.5370030.31.00	24.94
				Volt Panet Protector	001.007.5188030.31.00	532.36
				32 GB DDR5 Ram Kit	001.007.5188030.31.00	532.38
				Logitech Wired Mouse	130.086.5573030.31.01	725.76
		1RV3-3CGY-7KD3 1WM4-LLVK-DJMQ 1YWT-4VHK-JX63	Town Hall Supplies Invoice # 1RV3-3CGY-7KD3 Return: Bankers Boxes WTP Supplies	Smart Lock	130.086.5573030.31.01	30.52
				WIFI Smart Lock	001.007.5188030.31.00	178.18
				30 Pk Bankers Box	001.007.5188030.31.00	221.60
				Invoice # 1RV3-3CGY-7KD3 Return: Bankers Boxes	001.008.5189030.31.00	187.38
63378	Bitco Software	1145	PermitTrax Annual Maintenance Fee	Descaler	001.008.5189030.31.00	-93.69
					410.110.5340030.31.00	92.12
						16,297.50
				PermitTrax Annual Maintenance Fee	001.030.5945860.64.01	16,297.50

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63379	Capital One Trade Credit/Ace Hardware# 6000				534.99
	F42681	Town Hall Supplies	Ace Discount	001.008.5189030.31.00	-2.50
			Town Hall Supplies	001.008.5189030.31.00	24.98
	F42704	Invoice # F42681 Return: AV Cable Display Port	Invoice # F42681 Return: AV Cable Display Port	001.008.5189030.31.00	-22.48
	F42948	Water Distribution Supplies	Ace Discount	410.120.5340030.31.00	-5.00
			Couple Mall	410.120.5340030.31.00	36.92
			Galvanized Nipple	410.120.5340030.31.00	13.03
	F43318	Water Distribution Supplies	Ace Discount	410.110.5340030.31.00	-2.61
			Asbestos Test	410.110.5340030.31.00	26.06
	F43465	Water Distribution Supplies	Ace Discount	410.120.5340030.31.00	-0.98
			Nipple	410.120.5340030.31.00	9.77
	F43555	Street Supplies	Ace Discount	101.610.5423030.31.00	-6.95
			Angle Broom	101.610.5423030.31.00	55.38
			Storage Tote	101.610.5423030.31.00	14.11
	F43587	WWTP Supplies	90 Degree	420.210.5350030.31.00	3.02
			Ace Discount	420.210.5350030.31.00	-3.13
			End Pipe	420.210.5350030.31.00	9.77
			Primer PVC	420.210.5350030.31.00	9.77
			PVC Cement	420.210.5350030.31.00	8.68
	F43642	WWTP Supplies	3 Pk Rigid Straps	420.210.5350030.31.00	3.25
			Ace Discount	420.210.5350030.31.00	-0.33
	F445266	Street Supplies	Ace Discount	101.610.5423030.31.00	-3.26
			Tap DLBT	101.610.5423030.31.00	19.55
			Tap Plug	101.610.5423030.31.00	13.02
	F44825	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-8.04
			WD 40	430.371.5370030.31.00	80.38
	F45359	WTP Supplies	Ace Discount	410.110.5340030.31.00	-4.56
			Auger	410.110.5340030.31.00	45.62
			Duct Tape	410.110.5340030.31.00	15.20
			Instant Savings	410.110.5340030.31.00	-1.00
	F45527	WTP Supplies	Ace Discount	410.110.5340030.31.00	-1.85
			Brass Hose with Shutoff	410.110.5340030.31.00	18.46
	F45566	PW Supplies	Ace Discount	101.800.5429030.31.00	-0.59
				410.800.5340030.31.00	-0.59
				420.800.5350030.31.00	-0.59
				430.800.5370030.31.00	-0.59
				450.800.5310030.31.00	-0.57
			Poplar Board	101.800.5429030.31.00	5.86
				410.800.5340030.31.00	5.86
				420.800.5350030.31.00	5.86
				430.800.5370030.31.00	5.86
				450.800.5310030.31.00	5.88
	F45572	Invoice # F45566 Credit: Poplar Board	Invoice # F45566 Credit: Poplar Board	101.800.5429030.31.00	-5.28

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	F45572	Invoice # F45566 Credit: Poplar Board	Invoice # F45566 Credit: Poplar Board	410.800.5340030.31.00	-5.28
				420.800.5350030.31.00	-5.28
				430.800.5370030.31.00	-5.28
				450.800.5310030.31.00	-5.27
	F45876	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-8.37
			Degreaser	430.371.5370030.31.00	43.44
			WD 40	430.371.5370030.31.00	40.19
	F45901	Invoice # X40149 Return: Drilling Bits	Diamond Bit	001.008.5189030.31.00	-1.85
				101.008.5423030.31.00	-2.99
				130.086.5573030.31.01	-1.06
				410.008.5340030.31.00	-3.86
				420.008.5350030.31.00	-2.99
				430.008.5370030.31.00	-2.99
				450.008.5310030.31.00	-1.85
			Drilling Bit	001.008.5189030.31.00	-3.80
			Drilling Bit	001.008.5189030.31.00	-2.87
				101.008.5423030.31.00	-4.65
			Drilling Bit	101.008.5423030.31.00	-6.15
			Drilling Bit	130.086.5573030.31.01	-1.64
			Drilling Bit	130.086.5573030.31.01	-2.17
			Drilling Bit	410.008.5340030.31.00	-6.04
			Drilling Bit	410.008.5340030.31.00	-7.95
			Drilling Bit	420.008.5350030.31.00	-4.65
			Drilling Bit	420.008.5350030.31.00	-6.15
			Drilling Bit	430.008.5370030.31.00	-2.87
			Drilling Bit	430.008.5370030.31.00	-6.15
			Drilling Bit	450.008.5310030.31.00	-4.65
			Drilling Bit	450.008.5310030.31.00	-3.80
	F45971	PW and Custodial Supplies	24 Pk Bottle Water	101.800.5429030.31.00	2.86
				410.800.5340030.31.00	2.86
				420.800.5350030.31.00	2.86
				430.800.5370030.31.00	2.86
				450.800.5310030.31.00	2.88
			Ace Discount	101.800.5429030.31.00	-0.66
				410.800.5340030.31.00	-0.66
				420.800.5350030.31.00	-0.66
				430.800.5370030.31.00	-0.66
				450.800.5310030.31.00	-0.64
			Pine Sol Cleaner	001.008.5189030.31.00	3.08
				101.008.5423030.31.00	3.08
				410.008.5340030.31.00	3.08
				420.008.5350030.31.00	3.08
				430.008.5370030.31.00	3.08

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	F45971	PW and Custodial Supplies	Pine Sol Cleaner	450.008.5310030.31.00	3.06
	F46244	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-4.02
			Antifreeze	430.371.5370030.31.00	14.11
			Antifreeze	430.371.5370030.31.00	26.07
	X40135	CDP Supplies	Ace Discount	001.030.5586030.31.00	-1.63
			Grade Stake	001.030.5586030.31.00	11.25
			Thumb Tacks	001.030.5586030.31.00	4.99
	X40149	Facility Supplies	Ace Discount	001.008.5189030.31.00	-0.95
				101.008.5423030.31.00	-1.53
				130.086.5573030.31.01	-0.55
				410.008.5340030.31.00	-1.98
				420.008.5350030.31.00	-1.53
				430.008.5370030.31.00	-1.53
				450.008.5310030.31.00	-0.95
			Diamond Bit	001.008.5189030.31.00	2.05
				101.008.5423030.31.00	3.32
				130.086.5573030.31.01	1.17
				410.008.5340030.31.00	4.32
				420.008.5350030.31.00	3.32
				430.008.5370030.31.00	3.32
				450.008.5310030.31.00	2.05
			Glass Drilling Bit	001.008.5189030.31.00	3.19
			Glass Drilling Bit	001.008.5189030.31.00	4.22
				101.008.5423030.31.00	6.83
			Glass Drilling Bit	101.008.5423030.31.00	5.17
			Glass Drilling Bit	130.086.5573030.31.01	2.41
			Glass Drilling Bit	130.086.5573030.31.01	1.82
				410.008.5340030.31.00	6.70
			Glass Drilling Bit	410.008.5340030.31.00	8.85
				420.008.5350030.31.00	6.83
			Glass Drilling Bit	420.008.5350030.31.00	5.17
				430.008.5370030.31.00	5.17
			Glass Drilling Bit	430.008.5370030.31.00	4.22
			Glass Drilling Bit	450.008.5310030.31.00	3.19
			Glass Drilling Bit	450.008.5310030.31.00	6.83
	X40220	WWTP Supplies	5 Pk Dust Masks	420.210.5350030.31.00	9.77
			Ace Discount	420.210.5350030.31.00	-3.91
			Hydrahyde Glove	420.210.5350030.31.00	29.32

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63380	CDW Government LLC				18,434.46
	A124X2H	Sys Admin Small Tools Spares	Dell Pro Laptops	001.007.5188030.35.00	2,165.59
	A13TT8C	Sys Admin Small Tools IAM Project	PNY GeForce Gaming Computer	001.007.5188030.35.00	4,984.61
	A13UK4W	Sys Admin Supplies IAM Project	Sys Admin Supplies IAM Project	001.007.5188030.31.00	945.82
	A136B5W	Sys Admin Supplies WWTP Upgrades	Sys Admin Supplies WWTP Upgrades	420.007.5350030.31.00	572.53
	A13UG9T	Sys Admin IAM Project	ASUS NUC15 Pro Kit	001.007.5188030.31.00	945.82
	A13V11K	Sys Admin Small Tools IAM Project	PNY GeForce RTX 5090 Gaming Computer	001.007.5188030.35.00	5,036.81
	A13WD2S	Sys Admin Supplies IAM Project	ASUS NUC15 Pro Kit U9-285H	001.007.5188030.31.00	3,783.28
63381	Environmental Systems Research Institute, Inc				3,116.08
	900208485	ArcGIS User License	ArcGIS User License 03/03/26-03/02/27	001.007.5188040.49.06	519.45
				101.007.5433040.49.06	519.45
				410.007.5340040.49.06	519.45
				420.007.5350040.49.06	519.14
				430.007.5370040.49.06	519.45
				450.007.5310040.49.06	519.14
63382	Ericson, Ryan				15.45
	030626 Ericson	Misc Expense Voucher Driving Record	Misc Expense Voucher Driving Record	001.030.5586040.41.00	15.45
63383	FedEx				48.43
	9-194-34865 816989344431	Wastewater Samples to Edge Analytical	Wastewater Samples to Edge Analytical	420.210.5350040.41.02	19.78
	9-203-19485 818283479971	Wasterwater Samples to Exact Scientific	Wastewater Samples to Edge Analytical	420.210.5350040.41.01	28.65
63384	Fleek Enterprises Inc dba NW Lighting				2,315.67
	6544	Street Supplies	LED Street Lights	101.630.5426330.31.00	1,791.88
			Street Light Slip Filter	101.630.5426330.31.00	284.36
	7229	Street Supplies	Full Shroud for Street Lights	101.630.5426330.31.00	131.59
			Half Shroud for Street Lights	101.630.5426330.31.00	107.84
63385	Friday Harbor Tree Care				1,528.71
	1002	Tree Work done at Million Gallon Tank	Tree Work done at Million Gallon Tank	410.120.5340040.41.00	1,528.71
63386	Harbor Rental & Saw Shop				4.30
	544819	Water Distribution Supplies	O-Ring	410.120.5340030.31.00	4.30
63387	Infosend Inc				1,255.97
	305385	Utility Bills	Utility Insert "Got Junk"	430.371.5370040.49.01	198.45
			February Utility Bills	410.004.5340040.41.04	214.76
				420.004.5350040.41.04	214.77
				430.004.5370040.41.04	214.77
				450.004.5310040.41.04	214.77
			Utility Insert "Recycle Cart"	430.372.5370040.49.01	198.45

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63388	Inter Island Water Co. 041653	Drinking Water	Drinking Water		97.79
				420.210.5350030.31.00	16.30
	041995	Drinking Water	Drinking Water	420.220.5350030.31.00	16.30
				420.210.5350030.31.00	8.15
	042114	Drinking Water	Drinking Water	420.220.5350030.31.00	8.15
63389	Island Home Finishes LLC 1000Guard002-02	Balance due on Guard St Flooring Before C/O	Balance due on Guard St FlooringBefore C/O	001.008.5189030.31.00	48.89
					6,841.96
				107.685.5944460.63.00	1,368.40
				417.185.5943460.63.00	1,368.39
				427.285.5943560.63.00	1,368.39
63390	Island Network INV000653721	March Internet	March Internet	437.385.5943760.63.00	1,368.39
				457.585.5943160.63.00	1,368.39
					1,221.00
				001.008.5189040.42.02	215.00
				101.800.5429040.42.02	80.00
				130.086.5573040.42.01	406.00
				410.800.5340040.42.02	80.00
				420.008.5350040.42.02	200.00
				420.800.5350040.42.02	80.00
				430.800.5370040.42.02	80.00
63391	JAC 330 Spring San Juan, LLC 2026-04 JAC	April Municipal Rent	April Rent 04/01/2026-04/30/2026 April Rent Property Tax	450.800.5310040.42.02	80.00
					2,724.82
63392	Justin Nibler 030526 Nibler	April Municipal Rent	April Rent 04/01/2026-04/30/2026 April Rent Property Tax	101.650.5919570.70.51	2,281.00
				101.650.5919570.70.51	443.82
63392	Justin Nibler	Travel Expense Voucher SWS and Conference	Travel Expense Voucher SWS and Conference		300.90
63393	Lautenbach Industries LLC SJT260228-01	Travel Expense Voucher SWS and Conference	Travel Expense Voucher SWS and Conference	450.501.5310040.43.00	300.90
					7,952.92
63393	Lautenbach Industries LLC SJT260228-01	Tipping Fees: 02/23/26-02/27/26	Compactor Recycle Refuse	430.371.5370040.41.03	1,284.33
				430.372.5370040.41.01	419.25
				430.371.5370040.41.02	6,249.34
63394	Les Schwab Tire Center 41600591575	New Tires 2021 Refuse Truck 69083D	New Tires 2021 Refuse Truck 69083D Tire Fee		2,144.51
				430.371.5370040.48.10	2,134.51
63395	Ogden Murphy Wallace PLLC 923676	Legal Expenses 01/01/26-01/31/26	Administration CDP General Legal Losh Water Litigation	430.371.5370040.48.10	10.00
					3,594.80
				001.006.5154140.40.00	211.20
				001.030.5586040.40.00	668.80
				001.006.5154140.40.00	105.60
63396	Orcas Power & Light Cooperative FH 2026-02 3375002	Electricity 01/23/26-02/24/26 375 Tucker	Electricity 01/23/26-02/24/26 375 Tucker	410.006.5340040.40.00	2,609.20
					9,157.16
				420.210.5350040.47.10	9,157.16

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63397	Orcas Power & Light Cooperative FH 2026-02 Opalco	Electricity	Electricity 01/24/26-02/24/26		15,542.97
				001.008.5189040.47.10	1,348.07
				001.700.5768040.47.10	107.91
				001.700.5768040.47.11	148.47
				101.610.5423040.47.10	697.29
				101.630.5426340.47.10	773.40
				101.800.5429040.47.10	106.83
				130.086.5573040.47.10	152.87
				410.110.5340040.47.10	7,586.30
				410.120.5340040.47.10	2,673.88
				410.800.5340040.47.10	106.85
				420.220.5350040.47.10	620.90
				420.800.5350040.47.10	106.85
				430.008.5370040.47.10	899.67
				430.800.5370040.47.10	106.83
				450.800.5310040.47.10	106.85
63398	Pacific Rim Insulation Inc. 030326	Water Distribution Supplies Pump House Upgrade	Insulation	410.008.5340030.31.00	918.09
63399	Quill Corporation 47973690	Town Hall Supplies	2026 Desk Calendar 3 Pk Metal Pen Cups 3 Pk Scissors Cork Board Drawer Organizer Mesh Organizer Stapler Tape Dispenser Toilet Paper 12 Pk Navy G2 Pens 40 Pk Mechanical Pencils 6 Pk Avery toc Post-it Flags Quill Economy Storage Box Tab Dividers		492.23
				001.008.5189030.31.00	4.03
				001.008.5189030.31.00	11.42
				001.008.5189030.31.00	32.40
				001.008.5189030.31.00	27.01
				001.008.5189030.31.00	13.07
				001.008.5189030.31.00	29.09
				001.008.5189030.31.00	33.02
				001.008.5189030.31.00	10.37
				001.008.5189030.31.00	30.13
				001.008.5189030.31.00	45.94
				001.008.5189030.31.00	17.28
				001.008.5189030.31.00	67.10
				001.008.5189030.31.00	79.26
				001.008.5189030.31.00	85.42
				001.008.5189030.31.00	6.69
63400	San Juan Island Artists 2026 LTAC SJIA-01	2026 LTAC Reimbursement	2026 LTAC Reimbursement	131.086.5573040.41.42	2,100.00
63401	San Juan Propane/Amerigas 3187410944	Public Restroom Propane	Public Restroom Propane Delivered 02/27/26	130.086.5573030.32.01	22.72
63402	Sean's Auto Body ed0c1815	2018 Dodge Ram 62263D Front Door Replacement	2018 Dodge Ram 62263D Front Door Replacement	410.110.5340040.48.10	2,751.02

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63403	Sir Speedy Printing 151403	PW Supplies	Vehicle Decals		191.39
				101.800.5429030.31.00	38.28
				410.800.5340030.31.00	38.28
				420.800.5350030.31.00	38.28
				430.800.5370030.31.00	38.28
				450.800.5310030.31.00	38.27
63404	SJC District Court 2026-03 SJCDC	SJC District Court - Monthly Contract - March	March Contract	001.002.5125240.41.01	5,983.80
63405	SJC Economic Development Council 2026-02 SJCEDC	2026-02 EDC Support & Tech Training	2026-02 EDC Support	001.001.5116040.41.07	4,945.08
			2026-02 EDC Tech Training	001.001.5116040.41.07	3,910.67
					1,034.41
63406	SJC Sheriff's Office 2026-03 Sheriff	March Contract	March Contract		45,683.21
				001.020.5217040.41.01	45,683.21
63407	Sound Publishing, Inc. JSJ01025351-02 JSJ102535-02 JSJ1026568 JSJ1026569 JSJ1026570 JSJ1026573	Town Notices SEPA Port Canopy Town Notices SEPA Port Timber Piles Town Notices NOA 260 Price PRD Application Town Notices NOA 260 Price Setback Variance Town Notices NOA 260 Price Landscape Variance Town Notices NOA 260 Price St Set Back Variance	Town Notices SEPA Port Canopy Town Notices SEPA Port Timber Piles Town Notices NOA 260 Price PRD Application Town Notices NOA 260 Price Setback Variance Town Notices NOA 260 Price Landscape Variance Town Notices NOA 260 Price St Setback Variance		1,192.20
				001.030.5586040.44.00	119.19
				001.030.5586040.44.00	131.95
				001.030.5586040.44.00	220.29
				001.030.5586040.44.00	226.11
				001.030.5586040.44.00	264.44
				001.030.5586040.44.00	230.22
63408	SWS Equipment, Inc P25088TAC	Street Supplies	Gutter Brooms for Sweeper		1,485.30
				101.610.5423030.31.00	1,485.30

My Council Claims Register Detail Multiple Packets

APPKT05669 - 2026-03-12 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63409	T Mobile 2026-02 993750273	Cell Phone Service	Cell Phone 01/21/26-02/20/26		426.30
				001.008.5189040.42.01	38.69
				001.021.5217040.42.01	30.45
				001.030.5586040.42.01	30.46
				101.008.5423040.42.01	10.26
				101.800.5429040.42.01	12.19
				130.086.5573040.42.01	1.83
				410.008.5340040.42.01	11.77
				410.110.5340040.42.01	22.82
				410.111.5340040.42.00	6.08
				410.120.5340040.42.01	62.44
				410.800.5340040.42.01	12.18
				420.008.5350040.42.01	10.25
				420.210.5350040.42.01	30.45
				420.220.5350040.42.01	30.45
				420.800.5350040.42.01	12.18
				430.008.5370040.42.01	71.16
				430.800.5370040.42.01	12.19
				450.008.5310040.42.00	8.26
				450.800.5310040.42.01	12.19
63410	TalentWise/Sterling Talent Solutions 10601843	Background Check Robert Roe	Background Check Robert Roe	001.030.5586040.41.00	134.75
63411	Town of FH / Utility Bills 2026-01-02 JAC	330 Spring St Utilities per Rent Agreement	February Utility Bill	101.650.5426540.47.00	898.80
			January Utility Bill	101.650.5426540.47.00	750.55
			Late Fee	101.650.5426540.47.00	5.00
63412	Utilities Underground Location Center 6020749	Excavation Notices	12 Excavation Notices February	410.008.5340040.49.01	5.52
				420.008.5350040.49.01	5.52
				450.008.5310040.49.01	5.52
63413	WA State Dept of Ecology LN-000005210	L0800010#33 Sewer Line Replacement	L0800010#33 Sewer Line Replacement	428.290.5913570.72.01	57,803.91
63414	WA State DOT - Ferries RK458510 81_6640535 RK458510 81_6642333 RK458510 81_6649451	Ferry Travel Haul Generator Trailer	Ferry Travel Haul Generator Trailer	410.120.5340040.48.51	246.35
		Ferry Travel Deliver Flower Baskets	Ferry Travel Deliver Flower Baskets	001.700.5768040.41.01	62.35
		Ferry Travel Pickup Sand at Lakeside	Ferry Travel Pickup Sand at Lakeside	101.610.5423030.31.00	185.00
DFT0000718	Keybank - Corp. Card 260825	Water Distribution Supplies	2" Master Locks	410.120.5340030.31.00	55.55
			3/4" Master Locks	410.120.5340030.31.00	368.80
DFT0000725	Keybank - Corp. Card 1957-3429	Job Posting Water Distribution Utility Position	Job Posting Water Distribution Utility Position		199.00
				410.120.5340040.44.00	199.00

My Council Claims Register Detail Multiple Packets

APPKT05634 - 2026-03-12 Key Bank CC

Vendor Name					Payment Amount
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
DFT0000730	Keybank - Corp. Card				4,729.34
	TSS-18001	WWTP Upgrade Small Tools	Dell PowerEdge Servers	420.007.5350030.35.00	4,729.34
DFT0000731	Keybank - Corp. Card				90.00
	INF-DF-USA-67108857-32964-78	Internet 212 SuttonRd	50 GB Roaming & Priority Access 02/01/26-02/28/26	430.008.5370040.42.02	90.00
DFT0000732	Keybank - Corp. Card				40.00
	INV342289879	200 GB Cloud Storage 02/18/26-03/17/26	200 GB Cloud Storage 02/18/26-03/17/26	001.008.5189040.41.00	40.00
DFT0000733	Keybank - Corp. Card				5.43
	5XZZL7YF-0008	VPN Monthly License	VPN Monthly License	001.007.5188040.49.51	5.43
DFT0000734	Keybank - Corp. Card				20.75
	9534615511796055790158	Shipping Return Sys Admin Supplies	Shipping Return Sys Admin Supplies	001.007.5188030.31.00	20.75
DFT0000735	Keybank - Corp. Card				283.71
	AD04654915057CUS-3	Adobe Software License 02/17/26-01/14/27	Adobe Software License 02/17/26-01/14/27	001.007.5188040.49.05	283.71
DFT0000736	Keybank - Corp. Card				173.90
	G139252881	Microsoft Azure Monthly Charge for Cloud Server	Microsoft Azure 01/01/26-01/31/26	001.007.5188040.49.05	173.90
DFT0000737	Keybank - Corp. Card				65.19
	E0100YSGQG	Microsoft Entra 02/18/26-02/17/27 (w/b credited)	Microsoft Entra 02/18/26-02/17/27 (w/b credited)	001.007.5188040.49.05	65.19
DFT0000742	WA State Dept of Revenue 0-051-337-394	Excise Tax	Est Penalty and Interest for Late Filing		28,051.80
				410.004.5340040.41.06	1,098.09
				420.004.5350040.41.06	494.61
				422.285.5350040.41.00	71.00
				430.004.5370040.41.06	589.27
				450.004.5310040.41.06	103.89
				452.585.5310040.41.01	9.70
				410.004.5340040.41.06	11,912.08
				420.004.5350040.41.06	5,362.91
				420.210.5350030.31.00	16.09
				422.285.5350040.41.01	772.80
				430.004.5370040.41.06	6,388.44
				430.371.5370030.31.00	18.27
				430.372.5370030.31.00	9.14
				430.373.5370030.31.00	9.14
				450.004.5310040.41.06	1,126.51
				452.585.5310040.41.01	69.86
Total Claims: 50				Total Payment Amount:	262,846.22



Town of Friday Harbor

60 Second St S • PO Box 219 • Friday Harbor, WA 98250

Office: (360) 378-2810 • Fax: (360) 378-2380 • www.fridayharbor.org

Finance Director Approval of Claims Against the Town Issuance of Claims & Payroll Warrants

Pursuant to Friday Harbor Municipal Code 3.08.010 each supervisory official of the Town is designated to be an auditing officer with respect to all operations of their department or activity for the purpose of authenticating and certifying that material has been furnished, that services have been rendered, that labor has been performed, and that the claim is just, due and an unpaid obligation against the Town. All claims listed below and on the attached register have been certified by the respective supervisory officials. In the event the Town Council disapproves any claim, the Finance Director shall cause the disapproved claim to be recognized as receivables of the Town and shall pursue collection.

I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described, or that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the Town, and that I am authorized to authenticate and certify to said claim.

Additionally, I, the Finance Director and designated auditing official of the Town of Friday Harbor, San Juan County, Washington do hereby certify under penalty of perjury that any employee or Town official reimbursement claim is a just, due and unpaid obligation against the Town, and that I am authorized to certify to said claim.

The following vouchers, warrants, and electronic payments are approved for payment:

<u>Type</u>	<u>Numbers</u>	<u>Dated</u>	<u>In the Amount of</u>
Regular Claims			
Warrants:	63415-63432	03/19/26	\$ 65,361.96
Electronic Payments:			
Payroll Claims			
Warrants:			
Electronic Payments:			
Total Claims:			\$65,361.96

Reviewed by Finance Director: _____

Signature

03/19/2026

Date



Town of Friday Harbor

Check Report

By Check Number

Date Range: 03/19/2026 - 03/19/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP/PY Warrant-AP/PY Warrants						
00056	Amazon Capital Services, Inc	03/19/2026	Regular	0.00	6,048.52	63415
00219	Capital One Trade Credit/Ace Hardware# 6000	03/19/2026	Regular	0.00	732.52	63416
00245	CenturyLink	03/19/2026	Regular	0.00	758.76	63417
00343	David James Gustafson	03/19/2026	Regular	0.00	775.00	63418
00434	Exact Scientific Services, Inc.	03/19/2026	Regular	0.00	602.00	63419
00648	InterQuip USA LLC	03/19/2026	Regular	0.00	1,238.57	63420
00670	Island Network	03/19/2026	Regular	0.00	738.93	63421
00673	Island Petroleum Service	03/19/2026	Regular	0.00	5,963.64	63422
00886	Mike Carlson Enterprises, Inc	03/19/2026	Regular	0.00	8,927.43	63423
01063	Post San Juan	03/19/2026	Regular	0.00	88.37	63424
01094	Quill Corporation	03/19/2026	Regular	0.00	46.26	63425
01201	San Juan Propane/Amerigas	03/19/2026	Regular	0.00	18.03	63426
01221	SCADA & Controls Engineering, Inc.	03/19/2026	Regular	0.00	200.00	63427
01371	Summit Chemical	03/19/2026	Regular	0.00	27,213.00	63428
01455	Town of FH / Utility Bills	03/19/2026	Regular	0.00	7,029.68	63429
01789	Treehouse Creative Digital Solutions	03/19/2026	Regular	0.00	2,042.62	63430
01506	USABlueBook	03/19/2026	Regular	0.00	2,582.02	63431
01611	Wells Fargo Vendor Financial Services LLC	03/19/2026	Regular	0.00	356.61	63432

Bank Code AP/PY Warrant Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	45	18	0.00	65,361.96
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	45	18	0.00	65,361.96

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	45	18	0.00	65,361.96
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	45	18	0.00	65,361.96

Fund Summary

Fund	Name	Period	Amount
999	Pool Operating Cash	3/2026	65,361.96
			65,361.96

Fund Summary

Fund	Payment Amount
001 - General Operating Fund	10,367.19
101 - Street Operating Fund	2,940.86
130 - Special Revenue - Hotel/Motel Tax 1st	933.49
410 - Water Operating Fund	31,184.52
420 - Sewer Operating Fund	8,186.16
430 - Refuse Operating Fund	11,418.16
450 - Stormwater Operating Fund	331.58
Grand Total:	65,361.96

Account Summary

Account Number	Account Name	Payment Amount
001.004.5911870.70.02	Long-Term Lease - Copier Downstairs	116.16
001.007.5188030.31.00	Supplies	1,836.44
001.007.5188030.35.00	Small Tools & Minor Equipment	3,509.38
001.008.5189030.31.00	Supplies	204.27
001.008.5189030.32.01	Fuel - Vehicle & Equipment	41.77
001.008.5189040.41.17	Prof Svs - Website Management	2,042.62
001.008.5189040.42.02	Internet Svs	42.83
001.008.5189040.47.01	Utilities - Town	724.16
001.008.5911870.70.01	Long-Term Lease - Copier Upstairs	170.04
001.030.5586030.31.00	Supplies	75.37
001.700.5768030.31.00	Supplies	8.79
001.700.5768030.32.00	Fuel	332.36
001.700.5768040.41.02	Prov Svs - Tree Care	775.00
001.700.5768040.47.01	Utilities - Town	488.00
101.008.5423030.31.00	Supplies	51.98
101.610.5423030.31.00	Supplies	153.96
101.610.5423030.32.00	Fuel	1,474.05
101.610.5423040.47.01	Utilities - Town	968.11
101.800.5429030.31.00	Supplies	80.21
101.800.5429030.32.00	Fuel	83.13
101.800.5429040.47.01	Utilities - Town	115.33
101.800.5919570.70.01	Long-Term Lease - Copier Public Works	14.09
130.086.5573030.31.01	Supplies - Restrooms	240.21
130.086.5573030.32.01	Fuel - Propane	18.03
130.086.5573040.47.01	Utilities - Town	675.25
410.008.5340030.31.00	Supplies	63.11
410.008.5340030.32.00	Fuel	18.91
410.110.5340030.31.00	Supplies	27,213.00
410.110.5340030.32.01	Fuel - Vehicle & Equipment	287.63
410.110.5340040.41.04	Prof Svs - Water Testing	31.00
410.110.5340040.42.02	Internet Svs	206.03
410.110.5340040.47.01	Utilities - Town	4.60
410.111.5340040.42.02	Internet Svs	122.28
410.120.5340030.31.00	Supplies	66.78
410.120.5340030.32.00	Fuel	1,152.64
410.120.5340040.41.01	Prof Svs - Water Testing	116.00
410.120.5340040.42.02	Internet Svs	306.55
410.120.5340040.47.01	Utilities - Town	583.20
410.121.5340040.42.02	Internet Svs	250.00
410.121.5913470.70.51	Long-Term Rent - Water Meter Tower Pole	488.93
410.800.5340030.31.00	Supplies	80.20
410.800.5340030.32.00	Fuel	64.24
410.800.5340040.47.01	Utilities - Town	115.34
410.800.5913470.70.01	Long-Term Lease - Copier Public Works	14.08
420.008.5350030.31.00	Supplies	51.98
420.008.5350030.32.00	Fuel	60.28
420.008.5350040.42.02	Internet Svs	81.07

Account Summary

Account Number	Account Name	Payment Amount
420.210.5350030.31.00	Supplies	1,331.06
420.210.5350030.31.02	Supplies - Lab	2,538.72
420.210.5350040.41.01	Prof Svs - Effluent/Influent Testing	455.00
420.210.5350040.41.07	Prof Svs - SCADA Updating/Programming	200.00
420.210.5350040.47.01	Utilities - Town	1,994.14
420.210.5350040.48.50	R&M - Equipment	88.37
420.220.5350030.32.00	Fuel	641.93
420.220.5350040.47.01	Utilities - Town	469.78
420.800.5350030.31.00	Supplies	80.20
420.800.5350030.32.00	Fuel	64.22
420.800.5350040.47.01	Utilities - Town	115.33
420.800.5913570.70.01	Long-Term Lease - Copier Public Works	14.08
430.008.5370030.31.00	Supplies	50.59
430.008.5370040.47.01	Utilities - Town	545.78
430.371.5370030.31.00	Supplies	25.40
430.371.5370030.32.00	Fuel	1,415.09
430.371.5370040.48.10	R&M - Vehicle	8,927.43
430.372.5370030.32.00	Fuel	225.35
430.800.5370030.31.00	Supplies	80.20
430.800.5370030.32.00	Fuel	18.91
430.800.5370040.47.01	Utilities - Town	115.33
430.800.5913770.70.01	Long-Term Lease - Copier Public Works	14.08
450.008.5310030.31.00	Supplies	38.83
450.800.5310030.31.00	Supplies	80.21
450.800.5310030.32.00	Fuel	83.13
450.800.5310040.47.01	Utilities - Town	115.33
450.800.5913170.70.01	Long-Term Lease - Copier Public Works	14.08
Grand Total:		65,361.96

Project Account Summary

Project Account Key	Payment Amount
None	65,361.96
Grand Total:	65,361.96



Town of Friday Harbor

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

By Docket/Claim Number

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63415	Amazon Capital Services, Inc 16N9-NYLX-LTMY	Sys Admin Supplies Server Upgrades			6,048.52
			2 Pk Coolant	001.007.5188030.31.00	65.18
			2 Pk Stop Plug Fitting	001.007.5188030.31.00	30.91
			20 Pk Phillips Screw Set	001.007.5188030.31.00	13.03
			4 Pk Compression Fitting	001.007.5188030.31.00	161.28
			6 Pk Extender Fittings	001.007.5188030.31.00	24.76
			Alphacool Core	001.007.5188030.31.00	186.87
			Alphacool Core GEforce RTX Water Block	001.007.5188030.31.00	299.88
			Alphacool Temperature Sensor	001.007.5188030.31.00	30.41
			Ball Valve	001.007.5188030.31.00	15.48
			Cooling Fan	001.007.5188030.31.00	260.06
			Fan Hub	001.007.5188030.31.00	40.10
			Promotions	001.007.5188030.31.00	-30.56
			Pump Reservoir	001.007.5188030.31.00	325.94
			Revo D5 Pump Mount	001.007.5188030.31.00	21.72
			T-Block Fitting	001.007.5188030.31.00	17.37
			Watercooling Flexible Tubing	001.007.5188030.31.00	39.09
	1DDR-RTJC-K49F 1GQM-HRWY-MDR9	Sys Admin Supplies Server Upgrades Town Hall Supplies	480GTX Radiator- Liquid Cool	001.007.5188030.31.00	235.28
			10 Pk Binders	001.008.5189030.31.00	78.62
			12 Pk Uniball Elite Pens	001.008.5189030.31.00	21.28
	1GWQ-VGMC-43JJ	Custodial Supplies	3 Pk Tape Measures	001.008.5189030.31.00	4.34
			Post-It Sticky Lined Notes	001.008.5189030.31.00	46.76
			3 Pk Toilet Brush	001.008.5189030.31.00	1.34
				101.008.5423030.31.00	2.16
				130.086.5573030.31.01	0.76
				410.008.5340030.31.00	2.81
				420.008.5350030.31.00	2.16
				430.008.5370030.31.00	2.16
				450.008.5310030.31.00	1.34
			30 Pk Toilet Paper	001.008.5189030.31.00	4.57
				101.008.5423030.31.00	4.57
				410.008.5340030.31.00	4.57
				420.008.5350030.31.00	4.57
				430.008.5370030.31.00	4.56
				450.008.5310030.31.00	4.55
			4 P Trash Cans	001.008.5189030.31.00	5.06
				101.008.5423030.31.00	5.06
				410.008.5340030.31.00	5.06
				420.008.5350030.31.00	5.06
				430.008.5370030.31.00	5.06
				450.008.5310030.31.00	5.08
			4 Pk Febreeze	001.008.5189030.31.00	1.43
				101.008.5423030.31.00	2.32

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	1GWQ-VGMC-43JJ	Custodial Supplies	4 Pk Febreeze	130.086.5573030.31.01	0.82
				410.008.5340030.31.00	3.01
				420.008.5350030.31.00	2.32
				430.008.5370030.31.00	1.43
				450.008.5310030.31.00	2.32
			4 Pk Gojo	130.086.5573030.31.01	184.23
			60 Pk Scott Paper Towels	001.008.5189030.31.00	5.42
				101.008.5423030.31.00	5.42
				410.008.5340030.31.00	5.42
				420.008.5350030.31.00	5.42
				430.008.5370030.31.00	5.42
				450.008.5310030.31.00	5.43
			Hand Soap	001.008.5189030.31.00	1.54
				101.008.5423030.31.00	2.49
				130.086.5573030.31.01	0.88
				410.008.5340030.31.00	3.21
				420.008.5350030.31.00	2.49
				430.008.5370030.31.00	2.49
				450.008.5310030.31.00	1.54
			Promotion	130.086.5573030.31.01	-4.32
			Toilet Bowl Cleaner	001.008.5189030.31.00	4.54
				101.008.5423030.31.00	7.35
				130.086.5573030.31.01	2.59
				410.008.5340030.31.00	9.50
				420.008.5350030.31.00	7.35
				430.008.5370030.31.00	7.35
				450.008.5310030.31.00	4.54
	1JQQ-7NRN-JCK3	WWTP Supplies	Door Stopper	420.210.5350030.31.00	10.09
			Trailer Plug	420.210.5350030.31.00	39.10
	1KRG-63WD-G7PX	Sys Admin Supplies Server Upgrades	Samsung SSD Gaming Workstations	001.007.5188030.35.00	3,509.38
	1QRX-X6LY-DDJY	PW Supplies	10 Pk Blank Wall Plates	101.800.5429030.31.00	3.87
				410.800.5340030.31.00	3.86
				420.800.5350030.31.00	3.86
				430.800.5370030.31.00	3.86
				450.800.5310030.31.00	3.86
			20 Pk Duplex Wall Plates	101.800.5429030.31.00	6.60
				410.800.5340030.31.00	6.61
				420.800.5350030.31.00	6.60
				430.800.5370030.31.00	6.60
				450.800.5310030.31.00	6.60
			20 Pk Toggle Light Switch Plate	101.800.5429030.31.00	7.01
				410.800.5340030.31.00	7.01
				420.800.5350030.31.00	7.01

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	1QRX-X6LY-DDJY	PW Supplies	20 Pk Toggle Light Switch Plate	430.800.5370030.31.00	7.01
				450.800.5310030.31.00	7.01
			Double Toggle Switch Cover	101.800.5429030.31.00	2.43
				410.800.5340030.31.00	2.43
				420.800.5350030.31.00	2.43
				430.800.5370030.31.00	2.43
				450.800.5310030.31.00	2.43
			Single Toggle Wall Plate	101.800.5429030.31.00	1.89
				410.800.5340030.31.00	1.88
				420.800.5350030.31.00	1.89
				430.800.5370030.31.00	1.89
				450.800.5310030.31.00	1.89
	1TWX-LF4D-NQJP	Sys Admin Supplies Server Upgrades	Surge Protective Device	001.007.5188030.31.00	99.64
	1V31-YMNJ-QFDH	CDP Supplies	Hard Hat	001.030.5586030.31.00	39.10

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63416	Capital One Trade Credit/Ace Hardware# 6000	Street Supplies	5 Gallon Kerosene	101.610.5423030.31.00	732.52
					65.17
					32.58
					-9.78
	F47088	Facility Supplies	Ace Discount	001.008.5189030.31.00	-0.20
				101.008.5423030.31.00	-0.33
				130.086.5573030.31.01	-0.12
				410.008.5340030.31.00	-0.43
				420.008.5350030.31.00	-0.33
				430.008.5370030.31.00	-0.33
				450.008.5310030.31.00	-0.20
				001.008.5189030.31.00	2.05
				101.008.5423030.31.00	3.31
				130.086.5573030.31.01	1.17
				410.008.5340030.31.00	4.29
				420.008.5350030.31.00	3.31
				430.008.5370030.31.00	3.31
				450.008.5310030.31.00	2.05
				130.086.5573030.31.01	-5.20
				130.086.5573030.31.01	52.08
	F47215	Public Restroom Supplies	Ace Discount	001.008.5189030.31.00	-0.27
				101.008.5423030.31.00	-0.44
				130.086.5573030.31.01	-0.18
				410.008.5340030.31.00	-0.57
				420.008.5350030.31.00	-0.44
				430.008.5370030.31.00	-0.44
				450.008.5310030.31.00	-0.27
				001.008.5189030.31.00	2.73
				101.008.5423030.31.00	4.43
				130.086.5573030.31.01	1.56
				410.008.5340030.31.00	5.72
				420.008.5350030.31.00	4.43
				430.008.5370030.31.00	4.43
				450.008.5310030.31.00	2.73
				101.610.5423030.31.00	-7.34
				101.800.5429030.31.00	-0.49
	F47404	Facility Supplies	Ace Discount	410.800.5340030.31.00	-0.49
				420.800.5350030.31.00	-0.49
				430.800.5370030.31.00	-0.49
				450.800.5310030.31.00	-0.48
				101.610.5423030.31.00	73.33
				101.800.5429030.31.00	4.89
				410.800.5340030.31.00	4.89
	F47429	Guard St Shop Supplies	Ace Discount	Code Reader	

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Warrant #	Vendor Name	Payable Description	Item Description	Account Number	Payment Amount
	F47429	Guard St Shop Supplies	Code Reader	420.800.5350030.31.00	4.89
				430.800.5370030.31.00	4.89
				450.800.5310030.31.00	4.89
	F47440	Water Distribution Supplies	2 Pk Black Markers	410.120.5340030.31.00	6.51
			2 Pk Silver Sharpie	410.120.5340030.31.00	7.59
			Ace Discount	410.120.5340030.31.00	-1.41
	F47444	Parks Supplies	Ace Discount	001.700.5768030.31.00	-0.98
			Flex Extension	001.700.5768030.31.00	9.77
	F47464	Facility Supplies	Ace Discount	001.008.5189030.31.00	-0.11
				101.008.5423030.31.00	-0.19
				130.086.5573030.31.01	-0.06
				410.008.5340030.31.00	-0.24
				420.008.5350030.31.00	-0.19
				430.008.5370030.31.00	-0.11
				450.008.5310030.31.00	-0.19
			Drill Bit	001.008.5189030.31.00	1.14
				101.008.5423030.31.00	1.85
				130.086.5573030.31.01	0.65
				410.008.5340030.31.00	2.38
				420.008.5350030.31.00	1.85
				430.008.5370030.31.00	1.85
				450.008.5310030.31.00	1.14
	F47550	Water Distribution Supplies	3 Pk Car Freshener	410.120.5340030.31.00	6.51
			Ace Discount	410.120.5340030.31.00	-1.63
			Cleaner	410.120.5340030.31.00	9.77
	F47614	Water Distribution Supplies	8 Pk C Batteries	410.120.5340030.31.00	21.72
			8 Pk D Batteries	410.120.5340030.31.00	21.72
			Instant Savings	410.120.5340030.31.00	-4.00
	F47759	PW Supplies	24 Pk Bottled Water	101.800.5429030.31.00	57.28
				410.800.5340030.31.00	57.28
				420.800.5350030.31.00	57.28
				430.800.5370030.31.00	57.28
				450.800.5310030.31.00	57.28
			Ace Discount	101.800.5429030.31.00	-5.73
				410.800.5340030.31.00	-5.72
				420.800.5350030.31.00	-5.73
				430.800.5370030.31.00	-5.73
				450.800.5310030.31.00	-5.73
	F47825	Facility Supplies	Ace Discount	001.008.5189030.31.00	-1.16
				101.008.5423030.31.00	-1.16
				410.008.5340030.31.00	-1.16
				420.008.5350030.31.00	-1.16
				430.008.5370030.31.00	-1.16

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name				Payment Amount	
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	F47825	Facility Supplies	Ace Discount	450.008.5310030.31.00	-1.14
			Dishwashing Liquid	001.008.5189030.31.00	7.29
				101.008.5423030.31.00	11.81
				130.086.5573030.31.01	4.17
				410.008.5340030.31.00	15.27
				420.008.5350030.31.00	11.81
				430.008.5370030.31.00	11.81
				450.008.5310030.31.00	7.29
	F47863	CDP Supplies	Ace Discount	001.030.5586030.31.00	-0.65
			Kwikset Key	001.030.5586030.31.00	6.51
	F47894	Facility Supplies	Ace Discount	001.008.5189030.31.00	-0.23
				101.008.5423030.31.00	-0.37
				130.086.5573030.31.01	-0.12
				410.008.5340030.31.00	-0.48
				420.008.5350030.31.00	-0.37
				430.008.5370030.31.00	-0.37
				450.008.5310030.31.00	-0.23
			Clear Caulk	001.008.5189030.31.00	1.37
				101.008.5423030.31.00	2.22
				130.086.5573030.31.01	0.78
				410.008.5340030.31.00	2.85
				420.008.5350030.31.00	2.22
				430.008.5370030.31.00	2.22
				450.008.5310030.31.00	1.37
			Scraper	001.008.5189030.31.00	0.91
				101.008.5423030.31.00	1.48
				130.086.5573030.31.01	0.52
				410.008.5340030.31.00	1.90
				420.008.5350030.31.00	1.48
				430.008.5370030.31.00	0.91
				450.008.5310030.31.00	1.48
	X40272	Refuse Supplies	Ace Discount	430.371.5370030.31.00	-2.82
			Storage Tote	430.371.5370030.31.00	28.22
	X40282	PW Supplies	3 Pk Paint Tray Liner	101.800.5429030.31.00	0.78
				410.800.5340030.31.00	0.78
				420.800.5350030.31.00	0.78
				430.800.5370030.31.00	0.78
				450.800.5310030.31.00	0.78
			Ace Discount	101.800.5429030.31.00	-0.27
				410.800.5340030.31.00	-0.29
				420.800.5350030.31.00	-0.27
				430.800.5370030.31.00	-0.27
				450.800.5310030.31.00	-0.27

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
	X40282	PW Supplies	Disposable Paint Tray	101.800.5429030.31.00	0.65
				410.800.5340030.31.00	0.65
				420.800.5350030.31.00	0.65
				430.800.5370030.31.00	0.65
				450.800.5310030.31.00	0.65
			Paint Tray	101.800.5429030.31.00	1.30
				410.800.5340030.31.00	1.31
				420.800.5350030.31.00	1.30
				430.800.5370030.31.00	1.30
				450.800.5310030.31.00	1.30
63417	CenturyLink	Internet 03/06/26-04/05/26	Internet 03/06/26-04/05/26		758.76
	2026-03 CenturyLink			001.008.5189040.42.02	42.83
				410.110.5340040.42.02	206.03
				410.111.5340040.42.02	122.28
				410.120.5340040.42.02	150.00
				410.120.5340040.42.02	156.55
				420.008.5350040.42.02	81.07
63418	David James Gustafson	Tree Triming Memorial Park	Tree Triming Memorial Park		775.00
	030926 Gustafson			001.700.5768040.41.02	775.00
63419	Exact Scientific Services, Inc.	Monthly Nutrient Testing	Monthly Nutrient Testing		602.00
	26-03607			420.210.5350040.41.01	455.00
	26-04509			4875 Pear Point Rd	29.00
				501 Marguerite Pl	29.00
				89 BlackRd	29.00
				HVT Tank	29.00
				410.120.5340040.41.01	29.00
	26-04510	Water Testing Raw Water Sample	Water Testing Raw Water Sample	410.110.5340040.41.04	31.00
63420	InterQuip USA LLC	WWTP Supplies	Tail Drum		1,238.57
	INV07991			420.210.5350030.31.00	1,238.57
63421	Island Network	Space Lease & Internet 03/04/26-04/05/26	Internet 03/04/26-04/03/26		738.93
	INV000654763			410.121.5340040.42.02	250.00
			Pole Lease 03/04/26-04/03/26	410.121.5913470.70.51	488.93

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name		Payment Amount			
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63422	Island Petroleum Service 000160-CFSI-23368	Fuel	February Fuel		5,963.64
				001.008.5189030.32.01	41.77
				001.700.5768030.32.00	332.36
				101.610.5423030.32.00	1,474.05
				101.800.5429030.32.00	83.13
				410.008.5340030.32.00	18.91
				410.110.5340030.32.01	287.63
				410.120.5340030.32.00	1,152.64
				410.800.5340030.32.00	64.24
				420.008.5350030.32.00	60.28
				420.220.5350030.32.00	641.93
				420.800.5350030.32.00	64.22
				430.371.5370030.32.00	1,415.09
				430.372.5370030.32.00	225.35
				430.800.5370030.32.00	18.91
				450.800.5310030.32.00	83.13
63423	Mike Carlson Enterprises, Inc 36329	Repair & Parts 2021 Packer 69083D	Radiator and Backup Camera		8,927.43
				430.371.5370040.48.10	8,927.43
63424	Post San Juan 219129	Shipping to Hach	Shipping to Hach		88.37
				420.210.5350040.48.50	88.37
63425	Quill Corporation 48059574 48129844	Town Hall Supplies Historic Preservation Supplies	10 Pk Tape Measures View Binders	001.008.5189030.31.00	15.85
				001.030.5586030.31.00	30.41
					46.26
63426	San Juan Propane/Amerigas 3187531757	Public Restroom Propane	Public Restroom Propane Delivered 03/04/26		18.03
				130.086.5573030.32.01	18.03
63427	SCADA & Controls Engineering, Inc. 2026-015	SCADA Programming 3 W Pump	SCADA Programming 3 W Pump		200.00
				420.210.5350040.41.07	200.00
63428	Summit Chemical W260056	WTP Supplies	Fuel Surcharge Sumaclear 801 B		27,213.00
				410.110.5340030.31.00	4,317.00
				410.110.5340030.31.00	22,896.00

My Council Claims Register Detail Multiple Packets

APPKT05670 - 2026-03-19 Warrants

Vendor Name					Payment Amount
Warrant #	Payable Number	Payable Description	Item Description	Account Number	Distribution Amount
63429	Town of FH / Utility Bills				7,029.68
	2026-02 Town	February Utility	Utility Services 01/01/26-01/31/26	001.008.5189040.47.01	724.16
				001.700.5768040.47.01	488.00
				101.610.5423040.47.01	968.11
				101.800.5429040.47.01	115.33
				130.086.5573040.47.01	675.25
				410.110.5340040.47.01	4.60
				410.120.5340040.47.01	583.20
				410.800.5340040.47.01	115.34
				420.210.5350040.47.01	1,994.14
				420.220.5350040.47.01	469.78
				420.800.5350040.47.01	115.33
				430.008.5370040.47.01	545.78
				430.800.5370040.47.01	115.33
				450.800.5310040.47.01	115.33
63430	Treehouse Creative Digital Solutions				2,042.62
	1115	Website Design Additional Work	Website Design Additional Work	001.008.5189040.41.17	2,042.62
63431	USABlueBook				2,582.02
	INV00983906	WWTP Supplies	25 Pk Nitrate	420.210.5350030.31.02	502.94
			25 Pk TNT Alkalinity	420.210.5350030.31.02	488.60
			Electrode Storage Solution	420.210.5350030.31.02	335.67
			pH Buffer	420.210.5350030.31.02	442.27
			pH Probe	420.210.5350030.31.02	512.83
			Replacement Cap for pH Probe	420.210.5350030.31.02	256.41
	INV00984278	WWTP Supplies	Sodium Thiosulfate	420.210.5350030.31.00	43.30
63432	Wells Fargo Vendor Financial Services LLC				356.61
	5037807093	Copier Leases 02/21/26-03/20/26	ECOSYS CM8130cidn VXS2701355 Public Works	101.800.5919570.70.01	14.09
				410.800.5913470.70.01	14.08
				420.800.5913570.70.01	14.08
				430.800.5913770.70.01	14.08
				450.800.5913170.70.01	14.08
			TASKalfa 3554ci H552712089 TH Downstairs	001.004.5911870.70.02	116.16
			TASKalfa 3554ci H552712261 TH Upstairs	001.008.5911870.70.01	170.04
Total Claims: 18				Total Payment Amount:	65,361.96



U.S. Small Business
Administration

U.S. SMALL BUSINESS ADMINISTRATION FACT SHEET - DISASTER LOANS

WASHINGTON Declaration #21450 & #24151

(Disaster: WA-20025)

Incident: 2025 SEVERE WINTER STORMS

occurring: December 5 through December 22, 2025

in the Washington counties of: **King, Lewis, Skagit, Snohomish & Whatcom;**

and the contiguous Washington counties of: **Chelan, Cowlitz, Grays Harbor, Island, Kitsap, Kittitas, Okanogan, Pacific, Pierce, San Juan, Skamania, Thurston, Wahkiakum & Yakima**

Application Filing Deadlines:

Physical Damage: April 27, 2026 Economic Injury: November 24, 2026

If you are located in a declared disaster area, you may be eligible for financial assistance from the U.S. Small Business Administration (SBA).

What Types of Disaster Loans are Available?

- Business Physical Disaster Loans – Loans to businesses to repair or replace disaster-damaged property owned by the business, including real estate, inventories, supplies, machinery and equipment. Businesses of any size are eligible. Private, non-profit organizations such as charities, churches, private universities, etc., are also eligible.
- Economic Injury Disaster Loans (EIDL) – Working capital loans to help small businesses, small agricultural cooperatives, small businesses engaged in aquaculture, and most private, non-profit organizations of all sizes meet their ordinary and necessary financial obligations that cannot be met as a direct result of the disaster. These loans are intended to assist through the disaster recovery period.
- Home Disaster Loans – Loans to homeowners or renters to repair or replace disaster-damaged real estate and personal property, including automobiles.

What are the Credit Requirements?

- Credit History – Applicants must have a credit history acceptable to SBA.
- Repayment – Applicants must show the ability to repay all loans.

What are the Interest Rates?

By law, the interest rates depend on whether each applicant has Credit Available Elsewhere. An applicant does not have Credit Available Elsewhere when SBA determines the applicant does not have sufficient funds or other resources, or the ability to borrow from non-government sources, to provide for its own disaster recovery. An applicant, which SBA determines to have the ability to provide for his or her own recovery is deemed to have Credit Available Elsewhere. Interest rates are fixed for the term of the loan. The interest rates applicable for this disaster are:

Physical Damage Loan Types	No Credit Available Elsewhere	Credit Available Elsewhere
Home Loans	2.875%	5.750%
Business Loans	4.000%	8.000%
Non-Profit Organizations	3.625%	3.625%

Economic Injury Loan Types	No Credit Available Elsewhere	Credit Available Elsewhere
Businesses & Small Agricultural Cooperatives	4.000%	N/A
Non-Profit Organizations	3.625%	N/A

What are Loan Terms?

The law authorizes loan terms up to a maximum of 30 years. However, the law restricts businesses with credit available elsewhere to a maximum 7-year term. SBA sets the installment payment amount and corresponding maturity based upon each borrower's ability to repay. Borrowers may be required to provide collateral.

What are the Loan Amount Limits?

- **Business Loans** – The law limits business loans to \$2,000,000 for the repair or replacement of real estate, inventories, machinery, equipment and all other physical losses. Subject to this maximum, loan amounts cannot exceed the verified uninsured disaster loss.
- **Economic Injury Disaster Loans (EIDL)** – The law limits EIDLs to \$2,000,000 for alleviating economic injury caused by the disaster. The actual amount of each loan is limited to the economic injury determined by SBA, less business interruption insurance and other recoveries up to the administrative lending limit. EIDL assistance is available only to entities and their owners who cannot provide for their own recovery from non-government sources, as determined by the U.S. Small Business Administration.
- **Business Loan Ceiling** – The \$2,000,000 statutory limit for business loans applies to the combination of physical, economic injury, mitigation and refinancing, and applies to all disaster loans to a business and its affiliates for each disaster. If a business is a major source of employment, SBA has the authority to waive the \$2,000,000 statutory limit.
- **Home Loans** – SBA regulations limit home loans to \$500,000 for the repair or replacement of real estate and \$100,000 to repair or replace personal property. Subject to these maximums, loan amounts cannot exceed the verified uninsured disaster loss.

What Restrictions are there on Loan Eligibility?

- **Uninsured Losses** – Only uninsured or otherwise uncompensated disaster losses are eligible. Any insurance proceeds which are required to be applied against outstanding mortgages are not available to fund disaster repairs and do not reduce loan eligibility. However, any insurance proceeds voluntarily applied to any outstanding mortgages do reduce loan eligibility.
- **Ineligible Property** – Secondary homes, personal pleasure boats, airplanes, recreational vehicles and similar property are not eligible, unless used for business purposes. Property such as antiques and collections are eligible only to the extent of their functional value. Amounts for landscaping, swimming pools, etc., are limited.
- **Noncompliance** – Applicants who have not complied with the terms of previous SBA loans may not be eligible. This includes borrowers who did not maintain flood and/or hazard insurance on previous SBA loans.

Note: Loan applicants should check with agencies / organizations administering any grant or other assistance program under this declaration to determine how an approval of SBA disaster loan might affect their eligibility.

Is There Help with Funding Mitigation Improvements?

If your loan application is approved, you may be eligible for additional funds to cover the cost of improvements that will protect your property against future damage. Examples of improvements include retaining walls, seawalls, sump pumps, etc. Mitigation loan money would be in addition to the amount of the approved loan, but may not exceed 20 percent of total amount of physical damage to real property, including leasehold improvements, and personal property as verified by SBA to a maximum of \$500,000 for home loans. It is not necessary for the description of improvements and cost estimates to be submitted with the application. SBA approval of the mitigating measures will be required before any loan increase.

Is There Help Available for Refinancing?

- SBA can refinance all or part of prior mortgages that are evidenced by a recorded lien, when the applicant (1) does not have credit available elsewhere, (2) has suffered substantial uncompensated disaster damage (40 percent or more of the value of the property or 50% or more of the value of the structure), and (3) intends to repair the damage.
- **Businesses** – Business owners may be eligible for the refinancing of existing mortgages or liens on real estate, machinery and equipment, up to the amount of the loan for the repair or replacement of real estate, machinery, and equipment.
- **Homes** – Homeowners may be eligible for the refinancing of existing liens or mortgages on homes, up to the amount of the loan for real estate repair or replacement.

What if I Decide to Relocate?

You may use your SBA disaster loan to relocate. The amount of the relocation loan depends on whether you relocate voluntarily or involuntarily. If you are interested in relocation, an SBA representative can provide you with more details on your specific situation.

Are There Insurance Requirements for Loans?

To protect each borrower and the Agency, SBA may require you to obtain and maintain appropriate insurance. By law, borrowers whose damaged or collateral property is located in a special flood hazard area must purchase and maintain flood insurance. SBA requires that flood insurance coverage be the lesser of 1) the total of the disaster loan, 2) the insurable value of the property, or 3) the maximum insurance available.

Applications for disaster loans may be submitted online using the MySBA Loan Portal at <https://lending.sba.gov> or other locally announced locations. Please contact the SBA's Customer Service Center by email at disastercustomerservice@sba.gov or by phone at 1-800-659-2955 for further assistance. For people who are deaf, hard of hearing, or have a speech disability, please dial 7-1-1 to access telecommunications relay services.

DO YOU NEED HELP TO RECOVER?

SBA offers low-interest disaster loans to help rebuild, repair & replace damaged property.

There's no payment due and 0% interest for the first year.

Apply online at sba.gov/disaster

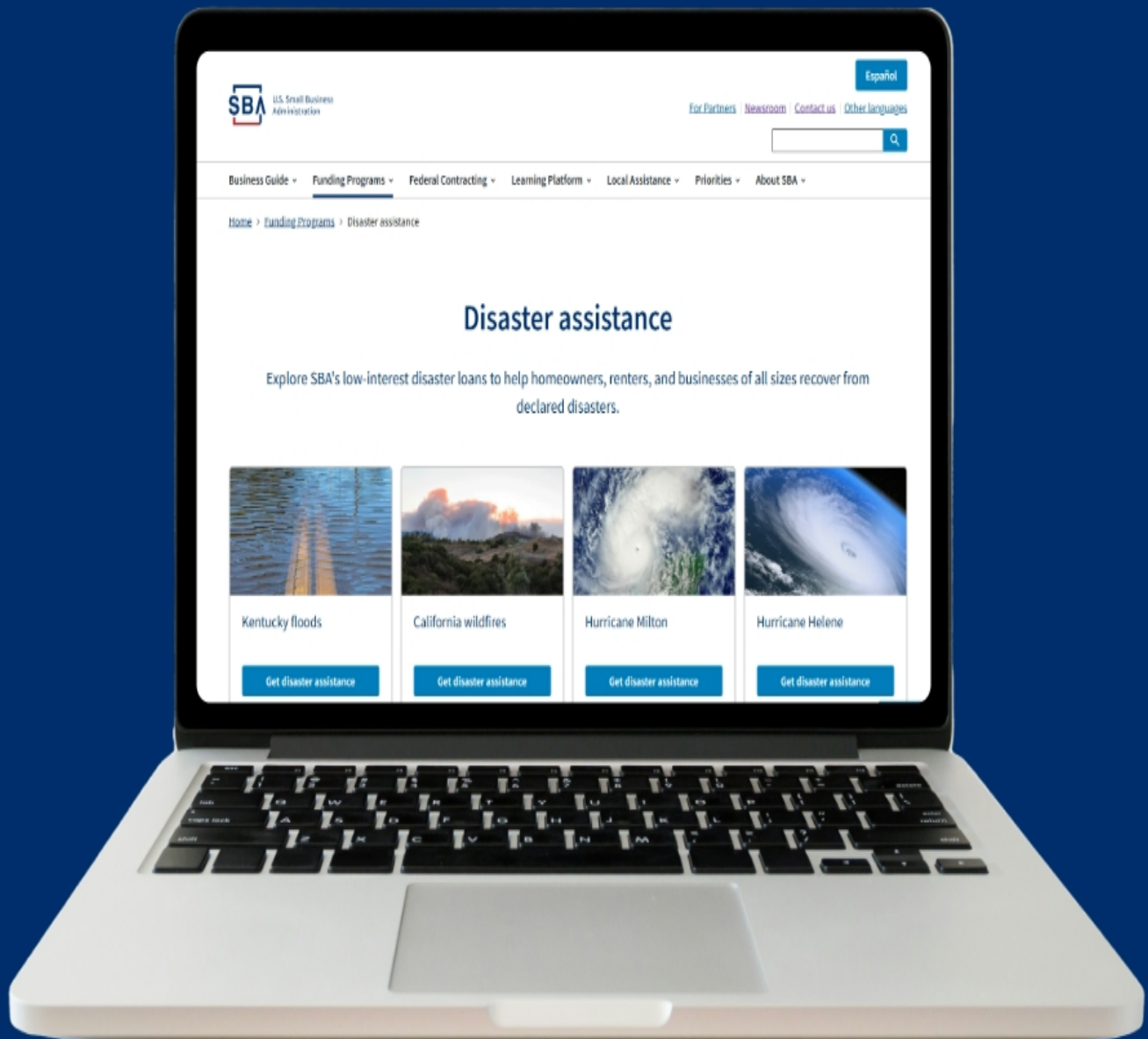


U.S. Small Business
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DISASTER RECOVERY

Businesses • Homeowners
Renters • Nonprofits

Learn how SBA can help you recover in just a few clicks



Learn more and apply at sba.gov/disaster



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COMMUNITY DEVELOPMENT AND PLANNING DEPARTMENT

STAFF REPORT

CONSOLIDATED REVIEW OF HOLLIWALK AFFORDABLE HOUSING DEVELOPMENT

MARCH 26, 2026

I. SUMMARY OF APPLICATION AND RECOMMENDATIONS

Summary: The applicant is seeking subdivision of an existing eight-unit multifamily affordable housing development to sell the units to individuals whose income is equal to or below 80% area median income. To retain the single 1.5" meter serving the existing eight-units a planned residential development permit is required in accordance with FHMC 13.04.030 (ordinance 1307). To meet the provisions in FHMC Chapter 17.66 Planned Residential Development and subsequent Binding Site Plan (BSP) four variances are required: reduction in the 20' PRD site setback, reduction in 10' PRD lot front yard setback, reduction in the PRD perimeter landscaping plant quantity, and the reduction in the 20' BSP vegetation buffer.

Recommendation: Town Staff recommend approval of LUA2026-0001, LUA2026-0002, LUA2026-0003, LUA2026-0005, and LUA2026-0010 as conditioned in Section IX.

II. PRELIMINARY INFORMATION

A. BACKGROUND INFORMATION:

<u>Applicant:</u>	San Juan Community Home Trust
<u>Agent/Representative:</u>	Karl Eberhard Friday Harbor, WA 98250
<u>Site Location/Address:</u>	260 Price Street Friday Harbor, WA, San Juan County
<u>Tax Parcel Number:</u>	351456013000
<u>Existing Short Legal Description:</u>	PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W



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<u>Zoning:</u>	Multifamily Residential
<u>Comprehensive Plan:</u>	Residential
<u>Number of Proposed Lots:</u>	8 lots with a single common area
<u>Total Acreage:</u>	0.76 ± acres
<u>Roads:</u>	Price Street and Holli Place
<u>Water:</u>	1.5" water meter existing
<u>Sewer:</u>	Public – Town sewer main in Holli Place
<u>Stormwater:</u>	Stormwater Plan (SWP70)
<u>Fire Protection:</u>	San Juan Island Fire District #3
<u>Law Enforcement:</u>	San Juan County Sheriff's Department
<u>Public Schools:</u>	San Juan Island School District #149
<u>Topography:</u>	The subject property gently slopes down to the east.
<u>Vegetation:</u>	Vegetation consists primarily of fruit trees, trees, lawn, native shrubs, native grasses and native forbs.
<u>Adjacent Land Uses:</u>	Residential uses to the south, east, and north. There is former church to the west surrounded by residential uses.
<u>Utilities Easements:</u>	Right of Way easement to be recorded prior to Binding Site Plan.
<u>Variances:</u>	LUA2026-0002- Reduction of PRD site setback LUA2026-0003 – Reduction of PRD plant Quantity



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LUA2026-0005 Reduction of PRD front yard
Setback

LUA2026-0010 – Reduction of BSP
vegetative buffer

SEPA Review:

LUA2026-0011 – DNS issued March 18, 2026

B. AUTHORIZING ORDINANCES:

1. Revised Code of Washington Chapter 58.17
2. Washington Administrative Code 197-11
3. 2018 Town of Friday Harbor Comprehensive Plan
4. Friday Harbor Municipal Code Chapter 17.66, Planned Residential
Developments
5. Friday Harbor Municipal Code Chapter 16.12 Binding Site Plans
6. Friday Harbor Municipal Code Chapter 17.68, Off-Street Parking
Requirements

III. PROJECT PROPOSAL

The applicant is seeking subdivision of an existing eight-unit multifamily affordable housing development to sell the units to individuals whose income is equal to or below 80% area median income. To retain the single 1.5" meter serving the existing eight-units a planned residential development permit is required in accordance with FHMC 13.04.030 (ordinance 1307). To meet the provisions in FHMC Chapter 17.66 Planned Residential Development and subsequent Binding Site Plan (BSP) four variances are required: reduction in the 20' PRD site setback, reduction in 10' PRD lot front yard setback, reduction in the PRD perimeter landscaping plant quantity, and the reduction in the 20' BSP vegetation buffer.

IV. PUBLIC NOTICE AND COMMENT

Requirements for public notice are outlined in FHMC 20.24.010.

Notice of Application: Legal notice for the project proposal was published on February 18, 2026 and February 25, 2026; posted on the Town's website and on bulletin boards in Town Hall on February 18, 2026; and mailed to property owners within 300 feet of the proposed project site on February 18, 2026.

Public Input:



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Notice of Public Hearing: Legal notice for the April 2, 2026 public hearing was submitted for publication on March 18, 2026 and March 25, 2026; and posted on the Town's website and bulletin boards in Town Hall on March 18, 2026.

V. STATE ENVIRONMENTAL POLICY ACT (SEPA)

The State Environmental Protection Agency (SEPA) requires applicants to identify potential impacts to the environment that could result from their proposed project. The applicant submitted an Environmental Checklist March 04, 2026. The Town of Friday Harbor's responsible official issued a Determination of Non-Significance (DNS) on March 18, 2026. No comments were received, and the DNS was not appealed.

VI. FINDINGS OF FACT AND CONSISTENCY WITH REGULATIONS

The proposed planned residential development is subject to the entire FHMC as applicable. The following is a review of regulations most applicable to determine consistency with Friday Harbor Development Regulations.

Planned Residential Development (PRD)

Planned Units Development are allowed in the Single Family and Multifamily residential zone (FHMC 17.66.020).

The subject parcel is zoned Multifamily.

The design and layout shall consider the surrounding areas. The perimeter should be designed to minimize undesirable impact on adjacent properties.

The layout is an existing multifamily development. Additional construction is not proposed. The project as a whole includes a pedestrian easement for a future sidewalk that is not the responsibility of the applicant to construct.

The PRD site is subject to bulk dimensional standards including one-acre minimum lot size, density of the underlying zone, minimum 5 units per acre in a multifamily residential zone, and a 20ft setback from the perimeter of the parent parcel. (FHMC 17.66.040 B-E)

The subject parcel is 0.76 acres. The underlying zone is Multifamily with a density of 14 unit per acre; the maximum density is 12 units and per FHMC 17.66.040(D) the minimum density is 5 units



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per acre. The minimum density for the subject parcel is 5 units; the existing development is 8 multifamily units. The applicant is not seeking additional residential units.

Perimeter landscaping is required to provide a “filter screen” between a PRD and other developments. Protection or enhancement of existing views must be considered. Landscaping shall meet the vegetation standards to create a filtered screen of a diversity plant community (FHMC 17.66.040 (F)).

The applicant has submitted a variance application to reduce the required plant quantity to accommodate constraints from the existing development. A 6 foot tall wooden fence in conjunction the proposed tree spacing and overall plant quantities will provide a filtered screen.

Each PRD shall provide not less than 20 percent of the gross site area for common open space (FHMC 17.66.040 (G)).

The existing development as provided on the submitted site plan provides approximately 30% opens pace.

All roads shall be a minimum of 22 feet wide and constructed of concrete or asphalt. A 30ft easement shall be provided on private roads FHMC 17.66.040 (H)).

The exist development is served by Holli Place. This right-of-way was improved under SPR07-2020; no additional improvements are required.

All common wall structures greater than 4,000 shall meet the Multifamily zone fire flow requirements. All dwelling units in the single-family residential zone shall have individual meters and side sewer connections (FHMC 17.66.040 (I)).

Each existing duplex is under 4,000 square feet in floor area and fire flow has been met at the nearest fire hydrant. The existing development is within the multifamily zone; a single water meter is allowed. The existing development is served by two separate lateral connections, one lateral serving the west 4 units and the other lateral serving the east 4 units.

The minimum front yard setback is 20ft from approved access, or 10ft from common space other than approved access. Rear yards are 10ft. There are no side yard setbacks. The lot width shall be 40ft, where the lot abuts the approved access (FHMC 17.66.050(A)(B)&(E)).

The applicant has submitted variance application LUA2026-0001 and LUA2026-0003 to address the existing development within these setbacks.



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The maximum lot coverage for the PRD is 70% (FHMC 17.66.050(C)).

The existing development lot coverage is 19%. The applicant is not requesting additional lot coverage.

Offsite parking shall be provided at the same ration for the type of building and uses as required by the town's regulations for off street parking requirements (FHMC 17.66.050(D)).

The housing type is single family residential; according to FHMC 17.68.030 off street parking shall be provided at 2 per dwelling unit. The existing development provides 2 parking spaces per unit.

As feasible, the town shall incorporate complete streets infrastructure into new and existing public and private streets to create a comprehensive, integrated, and fully connected transportation network that balances access, mobility, health, and safety of all road users.

Hearing examiner decision dated July 30, 2024 addressed frontage improvements. The PRD as submitted is consistent with that decision.

A PRD shall meet the preliminary plat standards in FHMC 16.16 Binding Site Plan

The submitted PRD site plan either met FHMC 16.16 or has been conditioned to meet the requirements of preliminary plat standards prior to final plat approval.

Town Staff has determined the proposed planned unit development as conditioned meets the Chapter 17.66 requirements for Planned Unit Developments.

Stormwater

No person or any other entity shall commence any land disturbance activity, structural development, or creation of impervious surfaces without first having fulfilled the requirements in the Town of Friday Harbor Stormwater Technical Manual (FHMC 13.36.020 and 13.36.040).

A stormwater plan was submitted prepared by Tom Bennett engineering approved under SWP70, that provides stormwater management for the existing multifamily development; there is no change to the amount of impervious surface with the PRD and subsequent Binding Site Plan.

There is no change from the existing approved stormwater plan (SWP70). Public Works has determined the PRD as conditioned the applicable requirements of Friday Harbor Municipal code for stormwater management, Title 13 Public Services.



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Sewer

There is no change from the existing approved sewer service. The Sewer department has determined that the PRD as conditioned meets the applicable requirements of Friday Harbor Municipal code for sewer service, Title 13 Public Services

Water

There is no change from the existing approved water service. The Water Department has determined that the PRD as conditioned meets the applicable requirements of Friday Harbor Municipal code for water service, Title 13 Public Services.

Fire

Fire apparatus roads shall be a minimum of 20ft wide exclusive of shoulders (IFC 503.2).

A fire apparatus road was approved with a hammerhead in the right-of-way at the parking lot by SPR07-2020.

The surface of the fire apparatus road shall be designed and maintained to support the imposed loads of a fire apparatus and shall be surfaced to provide all weather driving capabilities (IFC 503.2.3).

A fire apparatus road was approved to increase existing road width with asphalt from the corner of Price Street and Holli Place to the parking lot entrance by SPR07-2020.

The number of fire hydrants available to a building shall be not less than minimum specified in C102.1. (IFC, 2018 edition Appendix C Fire Hydrant Locations and Distribution).

The Town of Friday Harbor has adopted appendices A,C,D,I, and K to the International Fire Code, 2021 Edition. The number of and spacing of fire hydrants is dependent on the required fire flow. Fire flow for the proposed development per the Town's adopted water system plan is 750gpm for 60minutes. Table C102.1 indicates 1 hydrant must be provided within 200ft of each point on a street or road frontage to a hydrant. There is an existing hydrant located within 100 feet of the subject parcel.

The Fire Marshal has determined that the PRD as conditioned meets the applicable requirements for site layout, hydrants, and fire apparatus access in the IFC, 2018 edition.



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Variance Criteria (FPMC 17.84.030)

The applicant shall have the burden of clearly establishing that each of the following criteria are met (Attachment D through G – Variance Applications):

A. The strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone;

Town Staff generally concurs with the applicant's analysis that the strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone. There are some statements that Town Staff does not concur as a result Town Staff provides the following analysis.

LUA2026-0002 Reduction of the Planned Residential Development Site Setback

The existing development was approved as a multifamily development under the setback provisions in FPMC 17.30.

Lot Coverage. For a project with similar number of units to meet the 30% lot coverage a multiplex apartment building is most likely necessary. A multiplex housing type is not compatible with the nearby multifamily units which are two story two-family dwellings and smaller detached single-family dwellings constructed at a density of 14 units per acre.

B. The need for a variance is a result of special circumstances that are solely related to the property, such as irregular shape or size, or natural features not generally existing within the same zone (deed restrictions, needs personal to the applicant, financial circumstances, or property alterations by the applicant or a predecessor shall not be proper considerations);

Town Staff generally concur with the applicant's analysis that the project need for a variance is a result of special circumstances that are solely related to the property. The site does slope from the South to North. Maximum height is calculated from average grade which is the difference in height at the end and beginning of a wall section. Sloped parcels are a special circumstance that affects the overall height of the building on the uphill slope.

C. The requested variance will provide the minimum variation from the standards necessary to afford relief; and

The minor height increase of 3ft is due to average grade calculation for the project. To meet the Town Comprehensive Plan and use the historic guidelines for compatible residential design the project has elected to use a gable roof form with a moderate 6:12 pitch, the minor height increase is the minimum necessary to balance competing goals, policies, and development regulations. Similarly, the increase in lot coverage is the minimum necessary to accommodate housing density for middle housing.



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D. The granting of the variance will not:

1. Provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone; or

Town Staff generally concur with the applicant's analysis that the project will not provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone. The bonus density is available to any parcel owner with similar circumstances that address underdeveloped multifamily parcels in the immediate area.

2. Cause significant injury to the rights of other property owners in the zone; or

The developer is required to complete a traffic analysis and stormwater report to determine impacts, if any to existing conditions. Should impacts be identified, mitigation measures must be employed. The developer is required to address the existing condition of public improvements on Grover Street and Hamilton Ranch Road in accordance with the Town Engineering Standards, this includes construction or providing funding for construction of curb/gutter, sidewalk, streetlamps, street trees, and half street paving improvements if necessary.

3. Be materially detrimental to the public welfare; or

Town Staff generally concur with the applicant's analysis that the project will not be materially detrimental to the public welfare.

4. Allow an incompatible structure or use to be located within the zone.

Town Staff generally concur with the applicant's analysis is a compatible structure or use to be located within the zone.

VII. RECOMMENDATION

Based on review by the Community Development and Planning and Friday Harbor Planning Commission the Planned Residential Development and 4 accompanying variances area consistent with Friday Harbor Municipal Code. Staff recommends approval of LUA2026-0001, LUA2026-0002, LUA2026-0005, LUA226-0010 subject to Conditions of Approval.

VIII. RECOMMENDED CONDITIONS OF APPROVAL

Community Development:

1. The PRD site setback shall be as depicted in Attachment C page 23 , Town Staff Redlined site plan.



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2. The PRD front yard setback shall be as depicted in Attachment C page 23, Town Staff Redlined site plan.
3. The public pedestrian easement shall be as depicted in Attachment C page 23, Town Staff Redlined site plan. This easement shall be recorded with the San Juan County Auditor and the AFN number shown on the final Binding Site Plan.
4. Binding site plan application BSP No. 1 is completed consistent with the signed Mutal Agreement dated December 9, 2025.
5. Approved Landscaping shall be installed during that next appropriate planting season. Provisions for surety shall be followed in accordance with the signed Mutal Agreement dated December 9, 2025.



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Water Department

6. At the time of civil drawing submittal, the applicant shall provide the layout of the water distribution system.

Attachments

- A. LUA2026-0001 - Planned Residential Development (PRD) Application
- B. Planned Residential Development Site Plan
- C. Town Staff Redlined site plan
- D. LUA2026-0002 - Variance Application for Reduction of PRD site setback
- E. LUA2026-0003 – Variance Application for Reduction of PRD plant Quantity
- F. LUA2026-0005 – Variance Application for Reduction of PRD front yard Setback
- G. LUA2026-0010 - Variance Application for Reduction of BSP vegetative buffer
- H. LUA2026-0011 – Threshold Determination of Non-Significance
- I. Mutual Agreement

Town of Friday Harbor

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FEB 18 2026

RECEIVED

Planned Residential Development Application

Application Date January 23, 2026		Date of Property Acquisition 04/19/2016		OFFICE USE ONLY LUA 2026-0001 PRD # File Entry	
Property Owner Name San Juan Community Home Trust				Property Owner Phone Number (360) 378 5541	
Property Owner Mailing Address PO Box 2603				Property Owner Email Address info@hometrust.org	
City Friday Harbor	State WA	Zip 98250	Tax Parcel Number 351456013000		
Legal Description (attach separate page if more space is needed) PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W					
PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W					
Water Supply Source Town of Friday Harbor			Solid Waste System Town of Friday Harbor		
PROPERTY OWNER'S CERTIFICATE: I hereby certify the above or attached legal description of land to be divided shows the entire contiguous land in which there is an interest of ownership, lease, contract for purchase, earnest money agreement, or option by any person, firm, or corporation in any manner connected with the development, and listed below are the names, addresses, and telephone numbers and/or email addresses of all such persons, firms, or corporations (leave blank if same as applicant name above).					
Name Rachel Brooks, Board President			Phone Number 360 378 5541		
Mailing Address PO Box 2603			Email Address info@hometrust.org		
City Friday Harbor	State WA	Zip 98250			
Name			Phone Number		
Mailing Address			Email Address		
City	State	Zip			
Name			Phone Number		
Mailing Address			Email Address		
City	State	Zip			
Name			Phone Number		
Mailing Address			Email Address		
City	State	Zip			
Name			Phone Number		
Mailing Address			Email Address		
City	State	Zip			
Signature of Property Owner Rachel Brooks			Date 1/23/26		

Town of Friday Harbor

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TOWN OF FRIDAY HARBOR
Community Development

FEB 18 2026

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LETTER OF AGENT AUTHORIZATION

Rachel N. Brooks, President of the Board

I, San Juan Community Home Trust

(Legal Property Owner(s))

authorize Karl Eberhard, Project Manager to act on
(Agent)

my behalf during the processing of:

Any Application related to TPN 351456013000 (Holliwalk)

(Application Type)

Rachel Brooks Jan 19 2026
(Signature of legal property owner) (Date)

(Signature of legal property owner) (Date)

Karl Eberhard

Architect

TOWN OF FRIDAY HARBOR
Community Development

FEB 18 2026

RECEIVED

February 18, 2026

Attn: Mayor and Town Council
Planning Commission
The Town of Friday Harbor
60 Second Street
P.O. Box 219
Friday Harbor, WA 98250

Re: 260 Price Street (Holliwalk)
Consolidated Applications
Transmittal Letter

Dear Honorable Mayor and Town Council,
Chair and Members of the Planning Commission,

Pursuant to the December 9, 2025 Mutual Agreement between the San Juan Community Home Trust and the Town of Friday Harbor, please find attached applications and supporting materials for a consolidated review process (per FHMC \$20.12.040) as follows:

1. Letter of Agent Authorization
2. Planned Residential Development
 - a. Application
 - b. Site Plan (Partial BSP Plans)
 - c. Landscaping Plans
3. Setback Variance Request
 - a. Application
 - b. Supplemental Information (Letter)
 - c. Setback Variance Site Plan
(Marked-up Partial BSP Plans)
4. Landscaping Variance Request
 - a. Application
 - b. Supplemental Information (Letter)
 - c. Landscape Plans (by Reference Only)

AZ 43345

CA C22194

WA 20106300

P.O. Box 1044, Friday Harbor WA 98250

(928) 699-7974

www.KarlEberhard.com

eberhard@karleberhard.com

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Consolidated Applications
Transmittal Letter

Page 2

5. Setback Variance Request No. 2
 - a. Application
 - b. Supplemental Information (Letter)
 - c. Setback Variance Site Plan No 2
(Marked-up Partial BSP Plans)
6. Landscaping Variance Request No. 2
 - a. Application
 - b. Supplemental Information (Letter)
 - c. Landscaping Variance Site Plan No 2
(Marked-up Partial BSP Plans)

Pursuant to the Mutual Agreement, the Site Plan documentation associated with this Planned Residential Development application is the Binding Site Plan documentation of the currently pending Binding Site Plan application. Please note that the BSP plans version submitted herewith has been updated per the January 6, 2025 Notice of Administrative Decision (with "Draft" Watermark).

Pursuant to the Mutual Agreement, no fees are due in association with these consolidated review applications, and thus none is attached.

On behalf of the Home Trust, thank you for your consideration.

Sincerely,



Karl Eberhard, Architect
San Juan Home Trust Project Manager
Authorized Agent

FEB 18 2026

RECEIVED

STAR SURVEYING, INC.

LAND SURVEYING MAPS

PLAN 1610



LAND SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF SAN JUAN COMMUNITY HOME TRUST DURING THE PERIOD JUNE, 2022 THROUGH AUGUST, 2024. I HEREBY CERTIFY THAT THIS MAP FOR THE HOLLIWALK COMMUNITY IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED; THAT THE BEARINGS AND DISTANCES ARE CORRECTLY SHOWN; THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN; AND THAT ALL HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS, (1) TO THE EXTENT DETERMINED BY THE WALLS, FLOORS, OR CEILING THEREOF, OR OTHER PHYSICAL MONUMENTS, ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH SAID MAP, OR (2) TO THE EXTENT SUCH BOUNDARIES ARE NOT DEFINED BY PHYSICAL MONUMENTS, SUCH BOUNDARIES ARE SHOWN ON THE MAP.

ROBERT M. ANDERSON
CERTIFICATE NUMBER LS 19612

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT REAL PROPERTY TAXES ON THE ABOVE-DESCRIBED PROPERTY HAVE BEEN PAID, SATISFIED, OR DISCHARGED UP TO AND INCLUDING THE YEAR 2025.

SAN JUAN COUNTY TREASURER

DATE

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS DAY OF 2025, AT AM/PM IN BOOK OF PLATS AT PAGE, AT THE REQUEST OF STAR SURVEYING, INC.

FILE NUMBER
SAN JUAN COUNTY AUDITOR

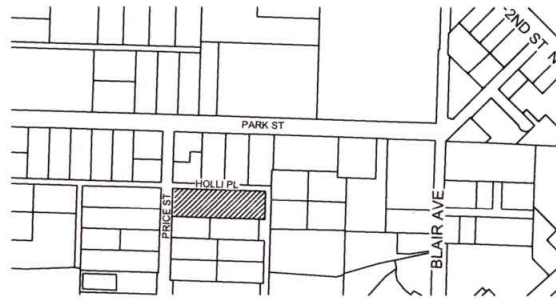
ADMINISTRATOR'S CERTIFICATE
THIS BINDING SITE PLAN CONFORMS TO THE REQUIREMENTS FOR BINDING SITE PLANS ESTABLISHED BY THE TIF CHAPTER 16.02 TOWN OF FRIDAY HARBOR MUNICIPAL CODE

DIRECTOR OF COMMUNITY DEVELOPMENT

DATE

BINDING SITE PLAN HOLLIWALK
A MISCELLANEOUS COMMON INTEREST COMMUNITY

PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF SECTION 14 (N/4), TOWNSHIP 35
NORTH, RANGE 3 WEST, W.M. SAN JUAN ISLAND, SAN
JUAN COUNTY, WA



VICINITY MAP
NOT TO SCALE

LAND DESCRIPTION

TIN: 351456/01000
PER STATUTORY WARRANTY DEED
APN: 2016-0429004

LOT 13, PRICE 3 ADDITION TO THE TOWN OF FRIDAY HARBOR, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 1 OF PLATS, PAGE 87, RECORDED OF SAN JUAN COUNTY, WASHINGTON.

NOTE

THE TOWN OF FRIDAY HARBOR, BY ACCEPTING AND APPROVING THIS SHORT PLAT, MAKE NO ASSURANCES OR REPRESENTATIONS TO THE OWNER OR TO ANY PERSON WHO MAY ACQUIRE AN INTEREST IN ANY OF THE PLATTED PROPERTIES, INCLUDING BUT NOT LIMITED TO, THE ACCURACY OF THE INFORMATION SET FORTH ON THE FACE OF THE SHORT PLAT.

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY

FRIDAY HARBOR ENGINEER

DATE

PLAT RESTRICTIONS

1. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR MUNICIPAL CODE IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
2. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR ENGINEERING DESIGN STANDARDS IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
3. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR STORM WATER REGULATIONS AT THE TIME OF PROJECT PERMIT APPLICATION.
4. ALL DEVELOPMENT AND USE OF THE LAND DESCRIBED HEREIN SHALL BE IN ACCORDANCE WITH THIS BINDING SITE PLAN, OR AS IT MAY BE AMENDED WITH THE APPROVAL OF THE TOWN, AND IN ACCORDANCE WITH SUCH OTHER GOVERNMENT PERMITS, APPROVALS, REGULATIONS, REQUIREMENTS, AND RESTRICTIONS THAT MAY BE IMPOSED UPON SUCH LAND AND THE DEVELOPMENT AND USE THEREOF UPON COMPLETION. THE IMPROVEMENTS ON THE LAND SHALL BE INCLUDED IN ONE OR MORE CONDOMINIUMS OR OWNED BY AN ASSOCIATION OR OTHER LEGAL ENTITY IN WHICH THE OWNER OF UNITS THEREIN OR THEIR OWNERS' ASSOCIATION HAVE A MEMBERSHIP OR OTHER LEGAL OR BENEFICIAL INTERESTS. THIS BINDING SITE PLAN SHALL BE BINDING UPON ALL NOW OR HEREAFTER HAVING ANY INTEREST IN THE LAND DESCRIBED HEREIN.
5. ANY CHANGES TO THE BINDING SITE PLAN WILL REQUIRE A BINDING SITE PLAN ALTERATION AND IS SUBJECT TO THE FRIDAY HARBOR MUNICIPAL CODE AND ENGINEERING DESIGN STANDARDS IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
6. SEE COVENANTS AND RESTRICTIONS AND RECORDS OF SAN JUAN COUNTY WASHINGTON.



DECLARANT DECLARATION

1. THE UNDERSIGNED OWNER OF THE INTEREST IN THE REAL ESTATE DESCRIBED HEREIN HEREBY DECLARE THIS MAP AND DEDICATE THE SAME FOR A COMMON INTEREST COMMUNITY NAMED THE HOLLIWALK COMMUNITY, A MISCELLANEOUS COMMON INTEREST OWNERSHIP ACT, SOLELY TO MEET THE REQUIREMENTS OF THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT AND NOT FOR ANY PUBLIC PURPOSE. THIS MAP AND ANY PORTION THEREOF IS RESTRICTED BY LAW AND THE DECLARATION FOR THE HOLLIWALK COMMUNITY RECORDED UNDER SAN JUAN COUNTY RECORDING NO.
2. AREAS DESIGNATED AS "A" & "B" ON FACE OF BINDING SITE PLAN TO BE DEDICATED TO THE TOWN OF FRIDAY HARBOR AS AN EASEMENT FOR INGRESS & EGRESS. THE TOWN OF FRIDAY HARBOR IS RESPONSIBLE FOR MAINTENANCE AND UPRKEEP OF IMPROVEMENTS IN SAID EASEMENT.
3. LAND UNDER UNIT STRUCTURES IS LEASE HOLDER PROPERTY.
4. AREA DESIGNATED "C" IS A 5' RIGHT-OF-WAY EASEMENT TO BE DEDICATED TO FRIDAY HARBOR FOR FUTURE FRONTAGE IMPROVEMENTS.

SAN JUAN COMMUNITY HOME TRUST DATE

ACKNOWLEDGMENT

STATE OF WASHINGTON

COUNTY OF SAN JUAN

ON THIS DAY OF 2025, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DAY COMMISSIONER AND SWORN PERSONALLY APPEARED OF THE SUBJECT PROPERTY THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE WILL AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES MENTIONED.

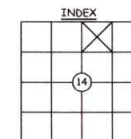
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

RESIDING AT:

MY COMMISSION EXPIRES:

INDEX

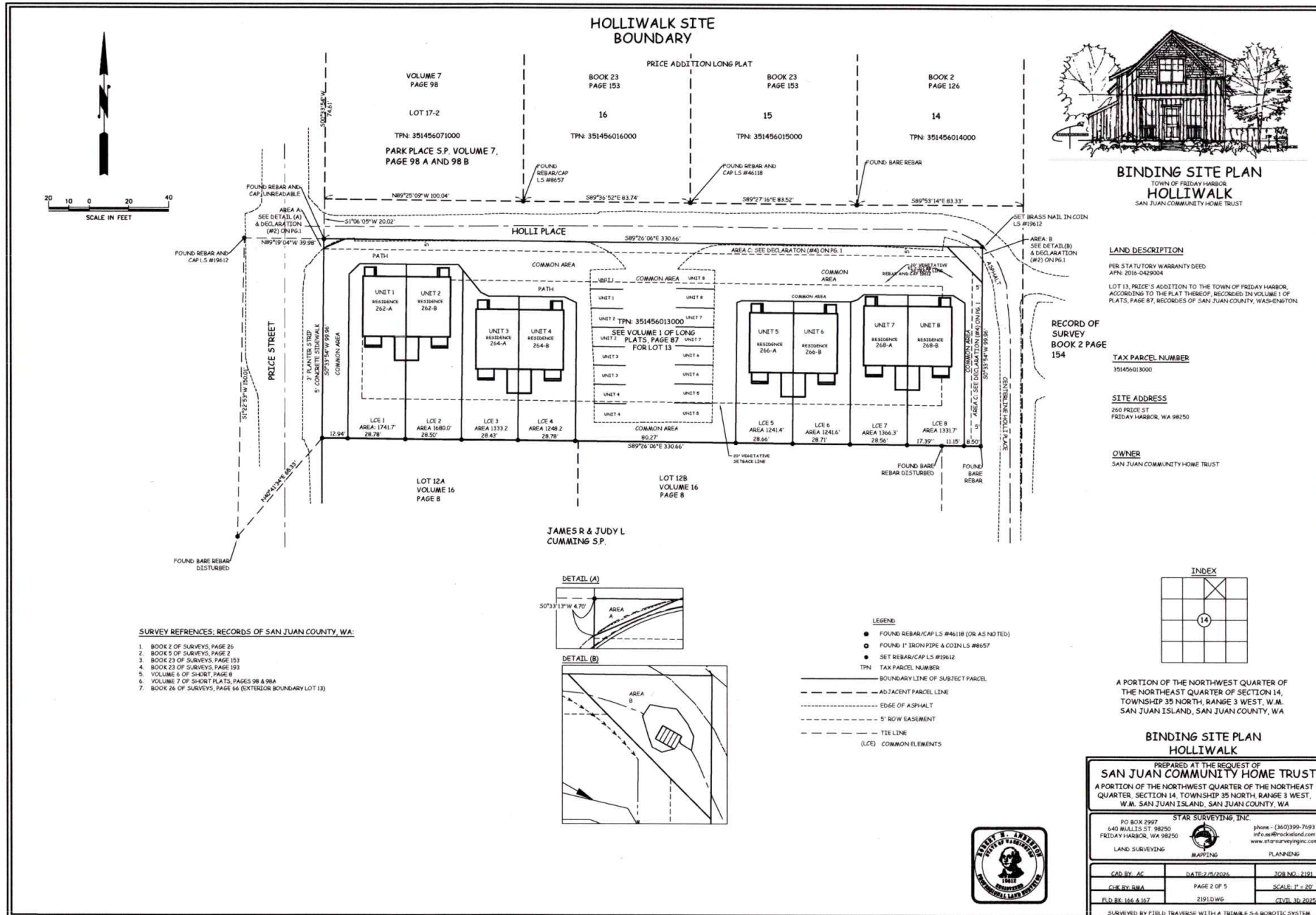
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2. EXTERIOR BOUNDARY
3. UNIT BOUNDARY 1-4
4. UNIT BOUNDARY 5-8
5. IMPROVEMENTS

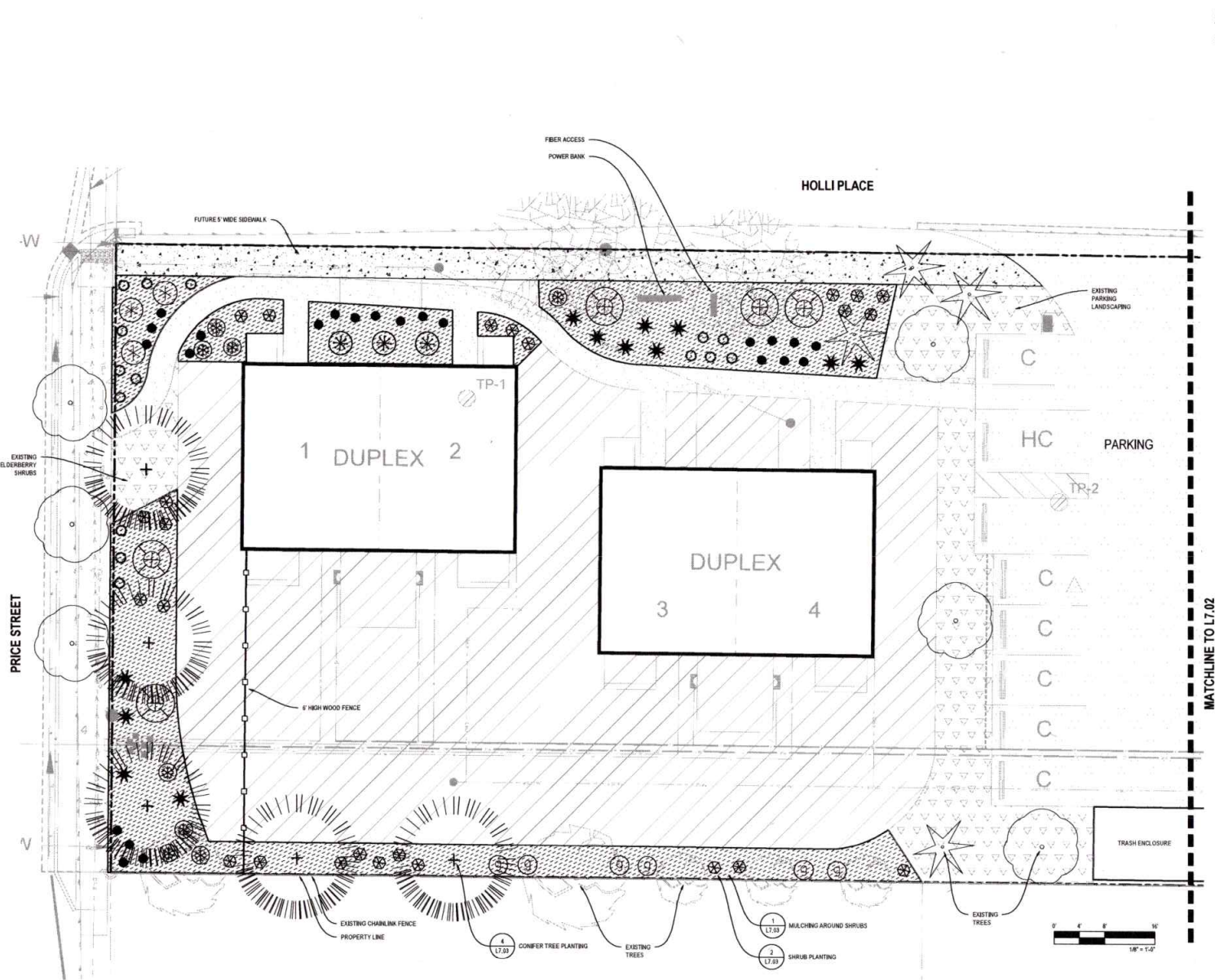


A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

PAGE 1 OF 5 2191.DWG

JOB NO.: 2191 CIVIL 3D 2025
CAD BY: AC FLD BK: 166 & 167
CHK BY: RMA DATE: 2/5/2026
SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE S-6 ROBOTIC SYSTEM
PO BOX 2997
640 MULLIS ST. STE 102A 98250
FRIDAY HARBOR, WA 98250
phone - (360)378-5072
info.ssi@rockisland.com
www.starsurveyinginc.com





Legend

	PROPERTY LINE
	EXISTING CRUSHED ROCK PAVING
	EXISTING ASPHALT PAVING
	EXISTING RESIDENT-MAINTAINED LANDSCAPING
	EXISTING BUFFER PLANTING
	EXISTING SEEDING DRAINAGE DITCH AND EXISTING TREES
	PROPOSED PLANTING BUFFER/SCREENING AREA

Issuance	Planting
Date	January 15, 2022
Drawn/Checked/QC	DH
Project Number	2508



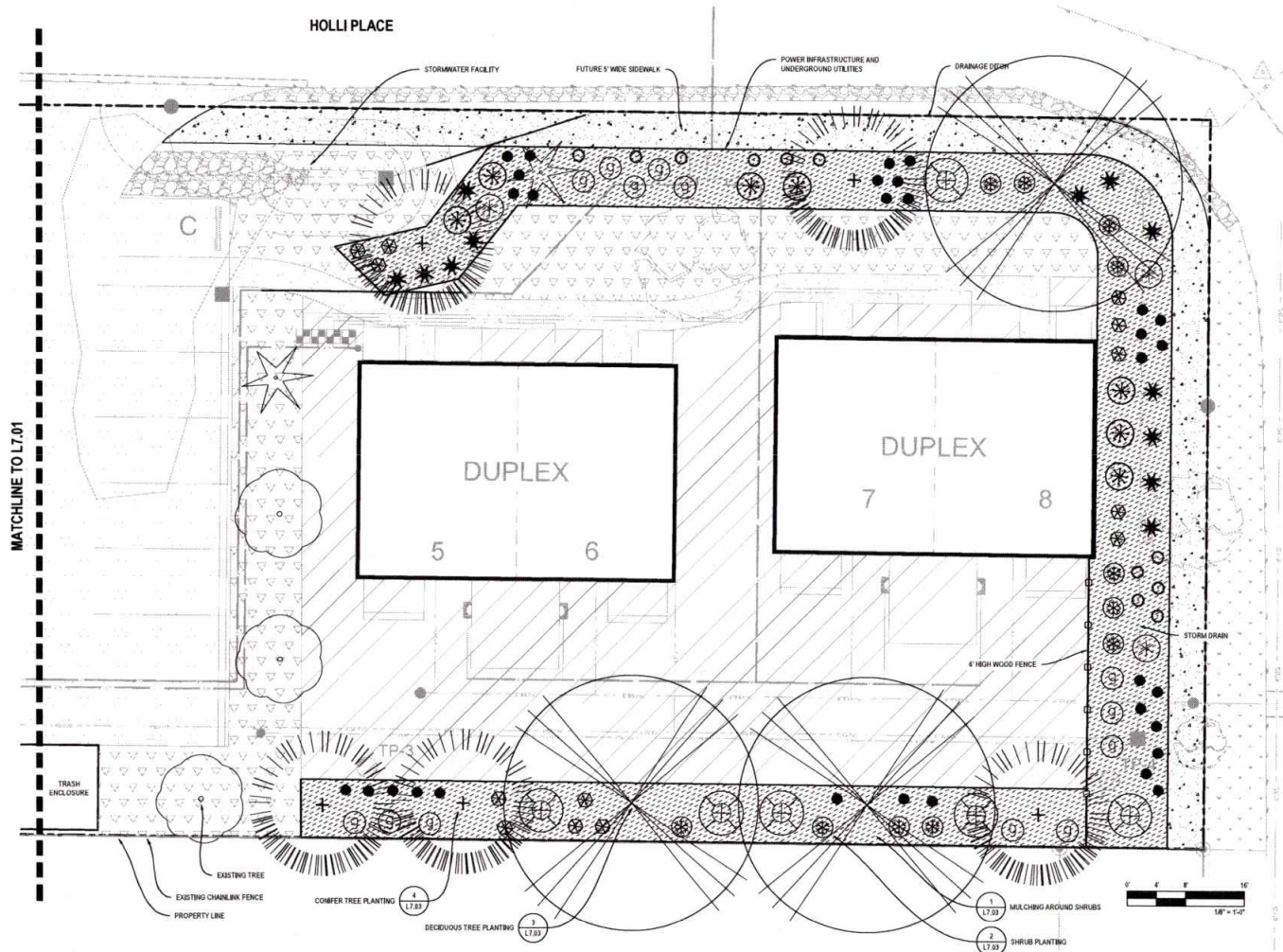
Rev.	Date	Description
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AHJ Use Only

Holliwalk Housing
 260 Price Street
 Friday Harbor, Washington 98250
 Planting Plan West

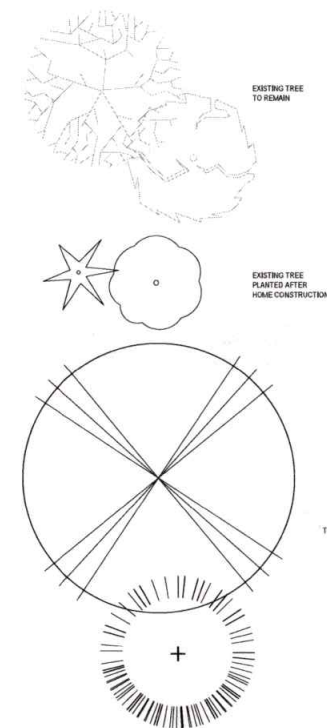
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L7.01



Legend

	PROPERTY LINE
	EXISTING CRUSHED ROCK PAVING
	EXISTING ASPHALT PAVING
	EXISTING RESIDENT-MAINTAINED LANDSCAPING
	EXISTING BUFFER PLANTING
	EXISTING SEEDING, DRAINAGE DITCH AND EXISTING TREES
	PROPOSED PLANTING BUFFER/SCREENING AREA



Issuance	Planting
Date	January 15, 2021
Drawn/Checked/QC	DH
Project Number	2508



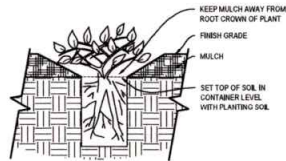
Rev.	Date	Description
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AHJ Use Only

Holliwalk Housing
 260 Price Street
 Friday Harbor, Washington 98250
Planting Plan East

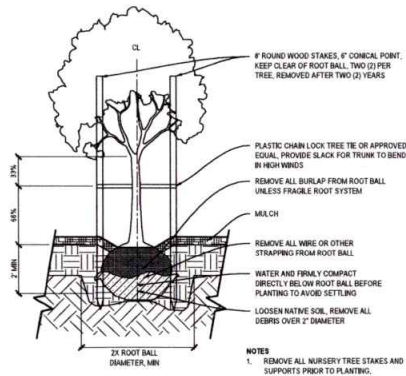
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L7.02



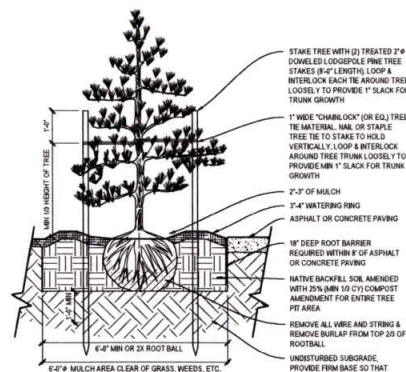
1 Mulch Around Shrubs

1/8" = 1'-0"



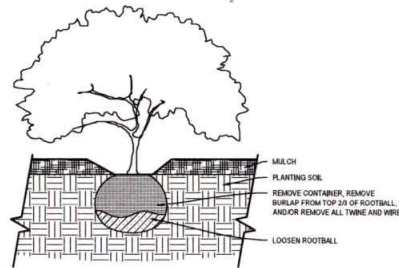
3 Deciduous Tree Planting

1/2" = 1'-0"



4 Conifer Tree Planting

1/2" = 1'-0"



2 Shrub Planting

1" = 1'-0"

Existing Plants

WOODY SHRUBS		
LATIN NAME	COMMON NAME	APPROXIMATE QUANTITY
AMELANCHIER ALNIFOLIA	SERVICEBERRY	6
CORYLUS SP.	HAZEL	2
HOLDOESCUS DECOLOR	OCEANSPRAY	12
LAVANDULA SP.	LAVENDER	8
MAHONIA AQUIFOLIUM	TALL OREGON GRAPE	25
RHUS SP.	SUMAC	4
RIBES SANGUINEUM	RED-FLOWERING CURRANT	6
ROSA SP.	ROSE	38
RUBUS PARVIFLORUS	THIMBLEBERRY	5
SAMBUCUS SP.	ELDERBERRY	10

PERENNIAL FORBS AND GRASSES

LATIN NAME	COMMON NAME
ACHILLEA MILLEFOLIUM	YARROW
AJUCA	BUGLEWEED
ASTER SP.	ASTER
CAREX SP.	SEDGE
EROPHYLLUM LANIATUM	WOOLLY SUNSHINE
FRAGARIA SP.	STRAWBERRY
IRIS SP.	IRIS
JUNCUS SP.	REED GRASS
SOLIDAGO	GOLDENROD

Plant Schedule

TREES				
SYMBOL	LATIN NAME	COMMON NAME	SIZE	QUANTITY
	ACER X FREEMANN 'JEFFERSREE'	AUTUMN BLAZE RED MAPLE	2" CALIPER	4
	THUJA PLICATA	WESTERN REDCEDAR (N)	8" HEIGHT	9

SHRUBS SIX (6) FEET AND TALLER				
SYMBOL	LATIN NAME	COMMON NAME	SIZE	QUANTITY
	CHOCOSIA TERNATA	MEXICAN ORANGE	5 GAL	10
	GARRYA ELLIPTICA	SILK TASSEL TREE (N)	5 GAL	11
	MAHONIA AQUIFOLIUM	TALL OREGON GRAPE (DT) (N)	5 GAL	19
	RIBES SANGUINEUM	RED FLOWERING CURRANT (N)	5 GAL	6
	SYMPHORICARPOS ALBUS	SNOWBERRY (N)	5 GAL	19
	VACCINIUM OVATUM	EVERGREEN HUCKLEBERRY (N)	1 GAL	38

SHRUBS SHORTER THAN SIX (6) FEET				
SYMBOL	LATIN NAME	COMMON NAME	SIZE	QUANTITY
	JUNCUS ENSIFOLUS	DAGGERLEAF RUSH (N)	1 GAL	54
	LAVANDULA X INTERMEDIA 'NICO'	LAVENDER	1 GAL	26
	POLYSTICHUM MUNITUM	SWORD FERN (N)	1 GAL	24

Issuance Planting
Date January 15, 2021
Drawn/Checked/GC DH
Project Number 2508



Rev. Date Description

AHJ Use Only

Holliwalk Housing

260 Price Street
Friday Harbor, Washington 98250

Plant Schedule and Planting Details

Original Sheet
Size 22"x34"

L7.03

LAND DESCRIPTION

TPN: 351456013000
PER STATUTORY WARRANTY DEED
AFN: 2016-0429004

LOT 13, PRICE'S ADDITION TO THE TOWN OF FRIDAY HARBOR,
ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 1 OF
PLATS, PAGE 87, RECORDED OF SAN JUAN COUNTY,
WASHINGTON.

NOTE

THE TOWN OF FRIDAY HARBOR, BY ACCEPTING AND APPROVING
THIS SHORT PLAT, MAKE NO ASSURANCES OR REPRESENTATIONS
TO THE OWNER OR TO ANY PERSON WHO MAY ACQUIRE AN
INTEREST IN ANY OF THE PLATTED PROPERTIES, INCLUDING BUT
NOT LIMITED TO, THE ACCURACY OF THE INFORMATION SET
FORTH ON THE FACE OF THE SHORT PLAT.

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY

FRIDAY HARBOR ENGINEER

DATE

BINDING SITE PLAN HOLLIWALK
A MISCELLANEOUS COMMON INTEREST COMMUNITY

PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF SECTION 14 (NW/NE), TOWNSHIP 35
NORTH, RANGE 3 WEST, W.M. SAN JUAN ISLAND, SAN
JUAN COUNTY, WA



VICINITY MAP
NOT TO SCALE

DECLARANT DECLARATION

1. THE UNDERSIGNED OWNER OF THE INTEREST IN THE REAL ESTATE DESCRIBED HEREIN HEREBY DECLARE THIS MAP AND DEDICATE THE SAME FOR A COMMON INTEREST COMMUNITY NAMED THE HOLLIWALK COMMUNITY, A MISCELLANEOUS COMMUNITY, AS THAT TERM IS DEFINED IN THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT, SOLELY TO MEET THE REQUIREMENTS OF THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT AND NOT FOR ANY PUBLIC PURPOSE. THIS MAP AND ANY PORTION THEREOF IS RESTRICTED BY LAW AND THE DECLARATION FOR THE HOLLIWALK COMMUNITY RECORDED UNDER SAN JUAN COUNTY RECORDING NO.
2. AREAS DESIGNATED AS "A" & "B" ON FACE OF BINDING SITE PLANT TO BE DEDICATED TO THE TOWN OF FRIDAY HARBOR AS AN EASEMENT FOR INGRESS & EGRESS THE TOWN OF FRIDAY HARBOR IS RESPONSIBLE FOR MAINTENANCE AND UPKEEP OF IMPROVEMENTS IN SAID EASEMENT.
3. LAND UNDER UNIT STRUCTURES IS LEASE HOLDER PROPERTY.
4. AREA DESIGNATED "C" IS A 5' RIGHT-OF-WAY EASEMENT TO BE DEDICATED TO FRIDAY HARBOR FOR FUTURE FRONTAGE IMPROVEMENTS.

SAN JUAN COMMUNITY HOME TRUST

DATE

ACKNOWLEDGMENT

STATE OF WASHINGTON

COUNTY OF SAN JUAN

ON THIS _____ DAY OF _____, 2025, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED _____ OF THE SUBJECT PROPERTY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE WILL AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES MENTIONED.

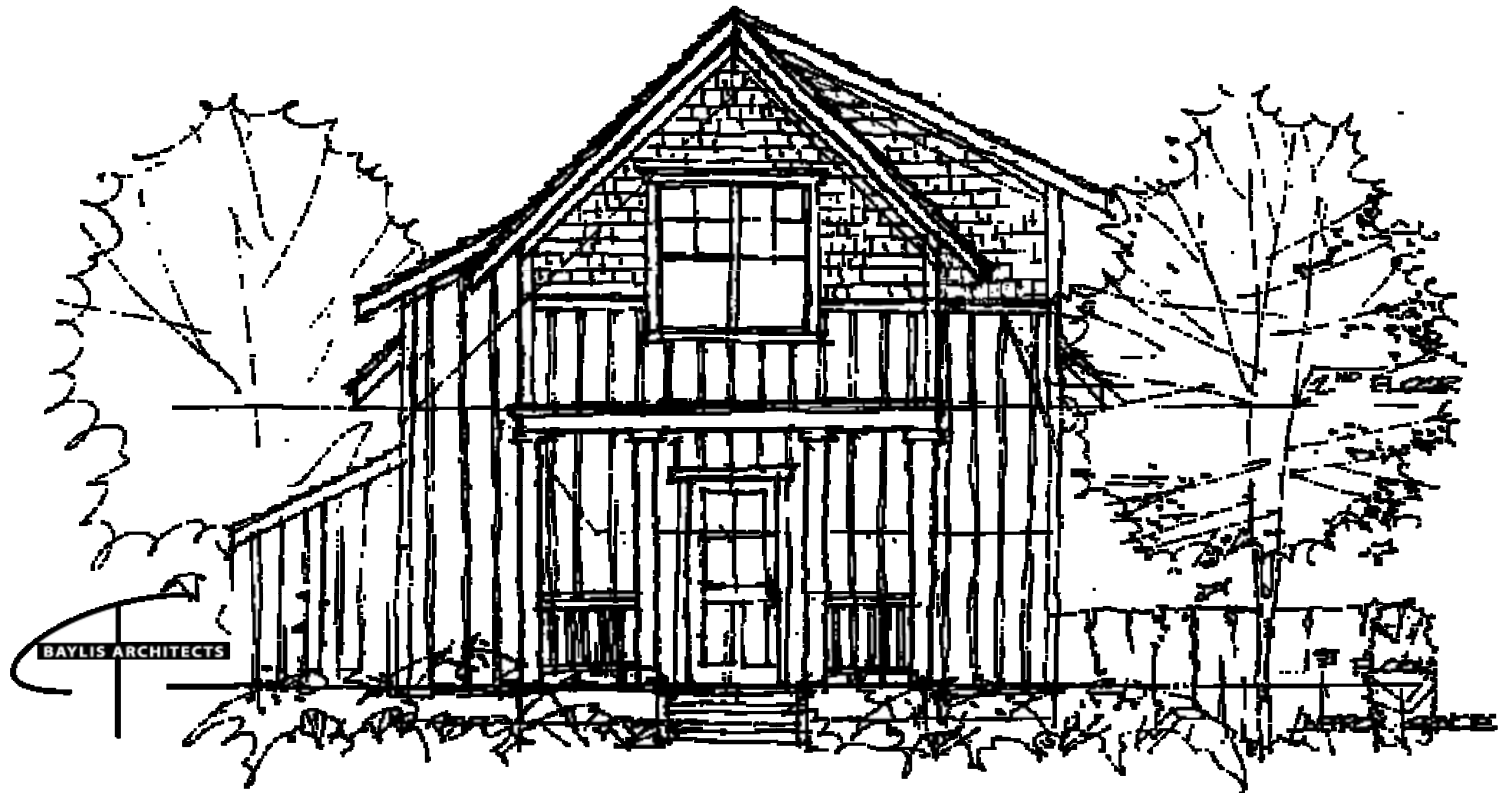
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

RESIDING AT: _____

MY COMMISSION EXPIRES: _____

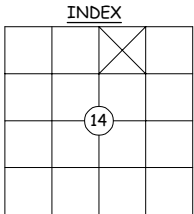
PLAT RESTRICTIONS

1. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR MUNICIPAL CODE IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
2. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR ENGINEERING DESIGN STANDARDS IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
3. ALL FUTURE DEVELOPMENT SHALL MEET THE TOWN OF FRIDAY HARBOR STORM WATER REGULATIONS AT THE TIME OF PROJECT PERMIT APPLICATION.
4. ALL DEVELOPMENT AND USE OF THE LAND DESCRIBED HEREIN SHALL BE IN ACCORDANCE WITH THIS BINDING SITE PLAN, OR AS IT MAY BE AMENDED WITH THE APPROVAL OF THE TOWN, AND IN ACCORDANCE WITH SUCH OTHER GOVERNMENT PERMITS, APPROVALS REGULATIONS, REQUIREMENTS, AND RESTRICTIONS THAT MAY BE IMPOSED UPON SUCH LAND AND THE DEVELOPMENT AND USE THEREOF. UPON COMPLETION, THE IMPROVEMENTS ON THE LAND SHALL BE INCLUDED IN ONE OR MORE CONDOMINIUMS OR OWNED BY AN ASSOCIATION OR OTHER LEGAL ENTITY IN WHICH THE OWNER OF UNITS THEREIN OR THEIR OWNERS' ASSOCIATION HAVE A MEMBERSHIP OR OTHER LEGAL OR BENEFICIAL INTERESTS. THIS BINDING SITE PLAN SHALL BE BINDING UPON ALL NOW OR HEREAFTER HAVING ANY INTEREST IN THE LAND DESCRIBED HEREIN.
5. ANY CHANGES TO THE BINDING SITE PLAN WILL REQUIRE A BINDING SITE PLAN ALTERATION AND IS SUBJECT TO THE FRIDAY HARBOR MUNICIPAL CODE AND ENGINEERING DESIGN STANDARDS IN EFFECT AT THE TIME OF PROJECT PERMIT APPLICATION.
6. SEE COVENANTS AND RESTRICTIONS AFN _____, RECORDS OF SAN JUAN COUNTY WASHINGTON.



INDEX

1. COVER PAGE
2. EXTERIOR BOUNDARY
3. UNIT BOUNDARY 1-4
4. UNIT BOUNDARY 5-8
5. IMPROVEMENTS



A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHEAST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

PAGE 1 OF 5 2191.DWG

JOB NO.: 2191 CIVIL 3D 2025

CAD BY: AC FLD BK: 166 & 167

CHK BY: RMA DATE: 2/5/2026

SURVEYED BY FIELD TRAVERSE WITH
A TRIMBLE S-6 ROBOTIC SYSTEM

PO BOX 2997
640 MULLIS ST. STE 102A 98250
FRIDAY HARBOR, WA 98250

phone - (360)378-5072
info.ssi@rockisland.com
www.starsurveyinginc.com

STAR SURVEYING, INC.



PLANNING



LAND SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY
MADE BY ME OR UNDER MY DIRECTION IN
CONFORMANCE WITH THE REQUIREMENTS
OF THE SURVEY RECORDING ACT AT THE
REQUEST OF SAN JUAN COMMUNITY HOME
TRUST DURING THE PERIOD JUNE, 2022
THROUGH AUGUST, 2024. I HEREBY CERTIFY
THAT THIS MAP FOR THE HOLLIWALK
COMMUNITY IS BASED UPON AN ACTUAL
SURVEY OF THE PROPERTY HEREIN
DESCRIBED: THAT THE BEARINGS AND
DISTANCES ARE CORRECTLY SHOWN; THAT
ALL INFORMATION REQUIRED BY THE
WASHINGTON UNIFORM COMMON
INTEREST OWNERSHIP ACT IS SUPPLIED
HEREIN; AND THAT ALL HORIZONTAL AND
VERTICAL BOUNDARIES OF THE UNITS, (1)
TO THE EXTENT DETERMINED BY THE WALLS,
FLOORS, OR CEILINGS THEREOF, OR OTHER
PHYSICAL MONUMENTS, ARE
SUBSTANTIALLY COMPLETED IN
ACCORDANCE WITH SAID MAP, OR (2) TO THE
EXTENT SUCH BOUNDARIES ARE NOT
DEFINED BY PHYSICAL MONUMENTS, SUCH
BOUNDARIES ARE SHOWN ON THE MAP.

ROBERT M. ANDERSON
CERTIFICATE NUMBER LS 19612

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT REAL PROPERTY
TAXES ON THE ABOVE-DESCRIBED PROPERTY
HAVE BEEN PAID, SATISFIED, OR DISCHARGED
UP TO AND INCLUDING THE YEAR 2025.

SAN JUAN COUNTY TREASURER

DATE

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY
OF _____, 2025, AT _____ AM/PM
IN BOOK _____ OF PLATS AT PAGE _____,
AT THE REQUEST OF STAR SURVEYING, INC.

FILE NUMBER

SAN JUAN COUNTY AUDITOR

ADMINISTRATOR'S CERTIFICATE

THIS BINDING SITE PLAN CONFORMS TO THE
REQUIREMENTS FOR BINDING SITE PLANS
ESTABLISHED BY THE TOFH CHAPTER 16.02
TOWN OF FRIDAY HARBOR MUNICIPAL CODE

DIRECTOR OF COMMUNITY DEVELOPMENT

DATE

HOLLIWALK SITE
BOUNDARY



BINDING SITE PLAN
TOWN OF FRIDAY HARBOR
HOLLIWALK
SAN JUAN COMMUNITY HOME TRUST

LAND DESCRIPTION

PER STATUTORY WARRANTY DEED
AFN: 2016-0429004

LOT 13, PRICE'S ADDITION TO THE TOWN OF FRIDAY HARBOR,
ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 1 OF
PLATS, PAGE 87, RECORDS OF SAN JUAN COUNTY, WASHINGTON.

RECORD OF
SURVEY
BOOK 2 PAGE
154

TAX PARCEL NUMBER

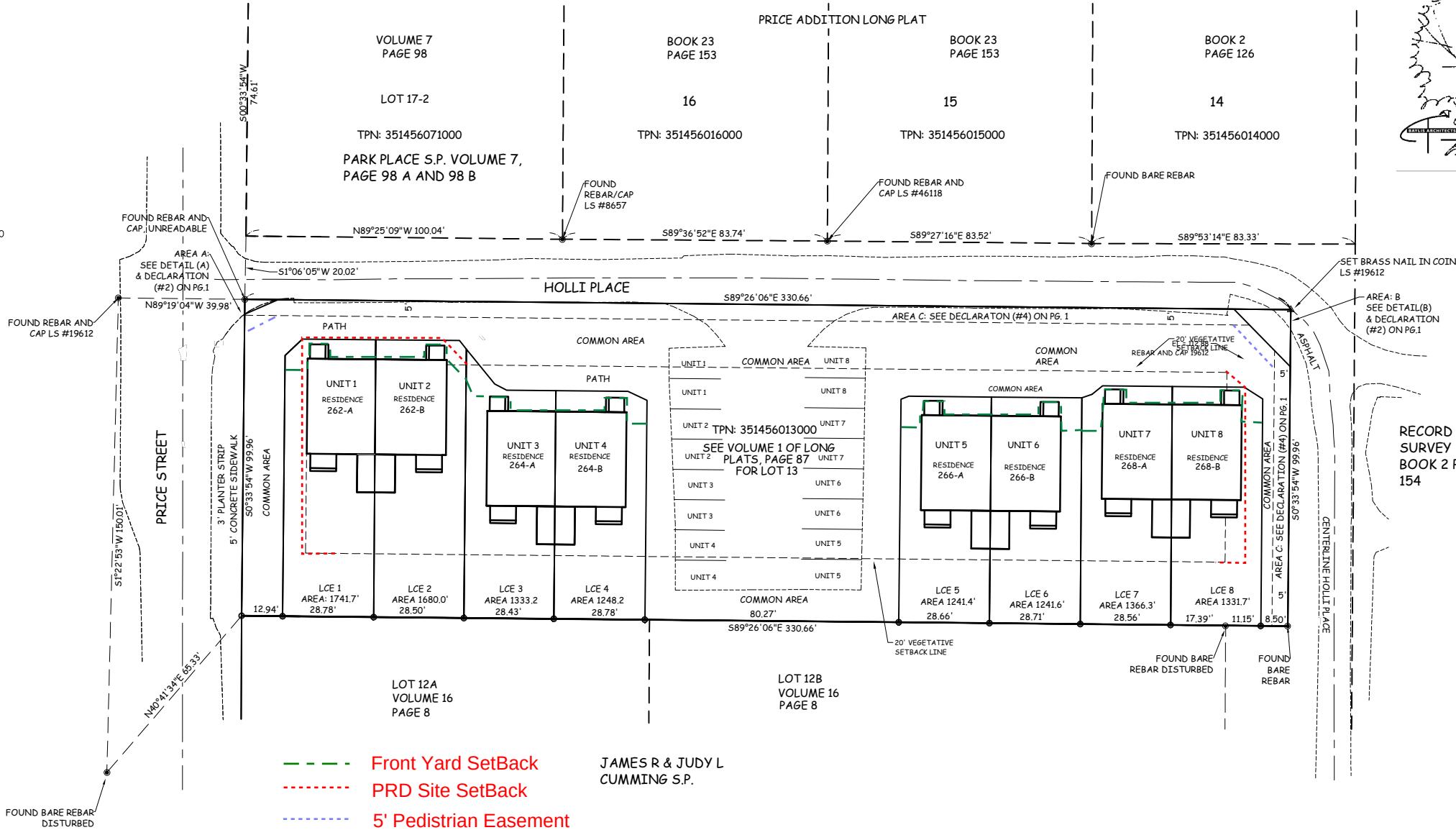
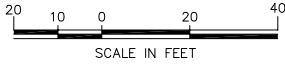
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SITE ADDRESS

260 PRICE ST
FRIDAY HARBOR, WA 98250

OWNER

SAN JUAN COMMUNITY HOME TRUST

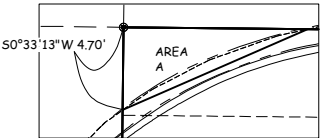


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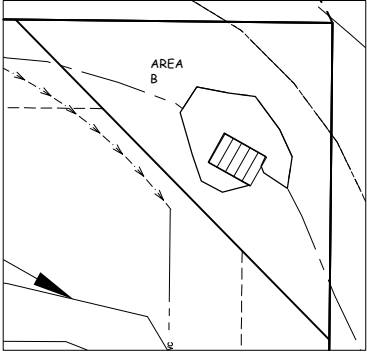
- BOOK 2 OF SURVEYS, PAGE 26
- BOOK 5 OF SURVEYS, PAGE 2
- BOOK 23 OF SURVEYS, PAGE 153
- BOOK 23 OF SURVEYS, PAGE 193
- VOLUME 6 OF SHORT, PAGE 8
- VOLUME 7 OF SHORT PLATS, PAGES 98 & 98A
- BOOK 26 OF SURVEYS, PAGE 66 (EXTERIOR BOUNDARY LOT 13)

JAMES R & JUDY L
CUMMING S.P.

DETAIL (A)



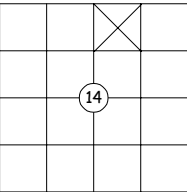
DETAIL (B)



LEGEND

- FOUND REBAR/CAP L.S. #46118 (OR AS NOTED)
- FOUND 1" IRON PIPE & COIN L.S. #8657
- SET REBAR/CAP L.S. #19612
- TPN TAX PARCEL NUMBER
- BOUNDARY LINE OF SUBJECT PARCEL
- ADJACENT PARCEL LINE
- EDGE OF ASPHALT
- 5' ROW EASEMENT
- TIE LINE
- (LCE) COMMON ELEMENTS

INDEX



A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHEAST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

BINDING SITE PLAN
HOLLIWALK

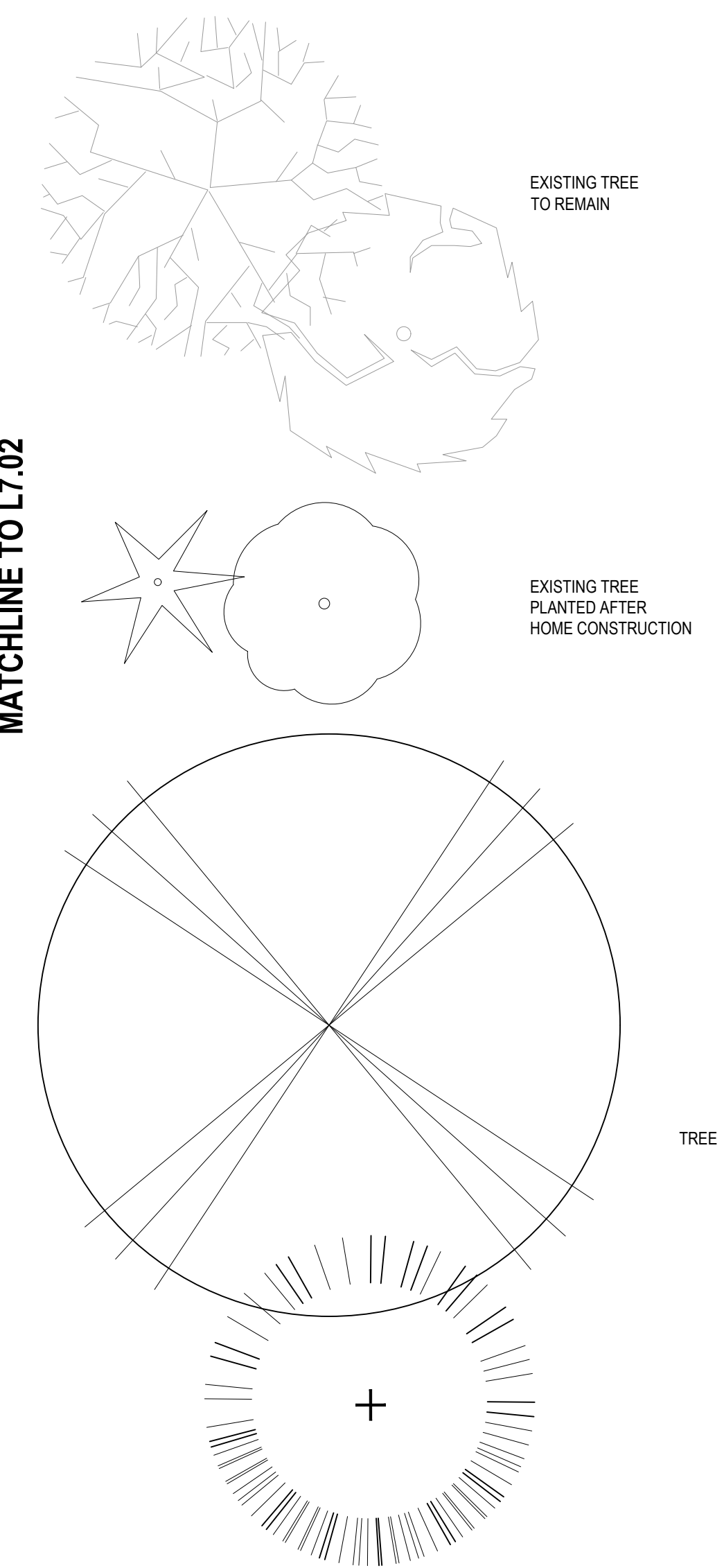
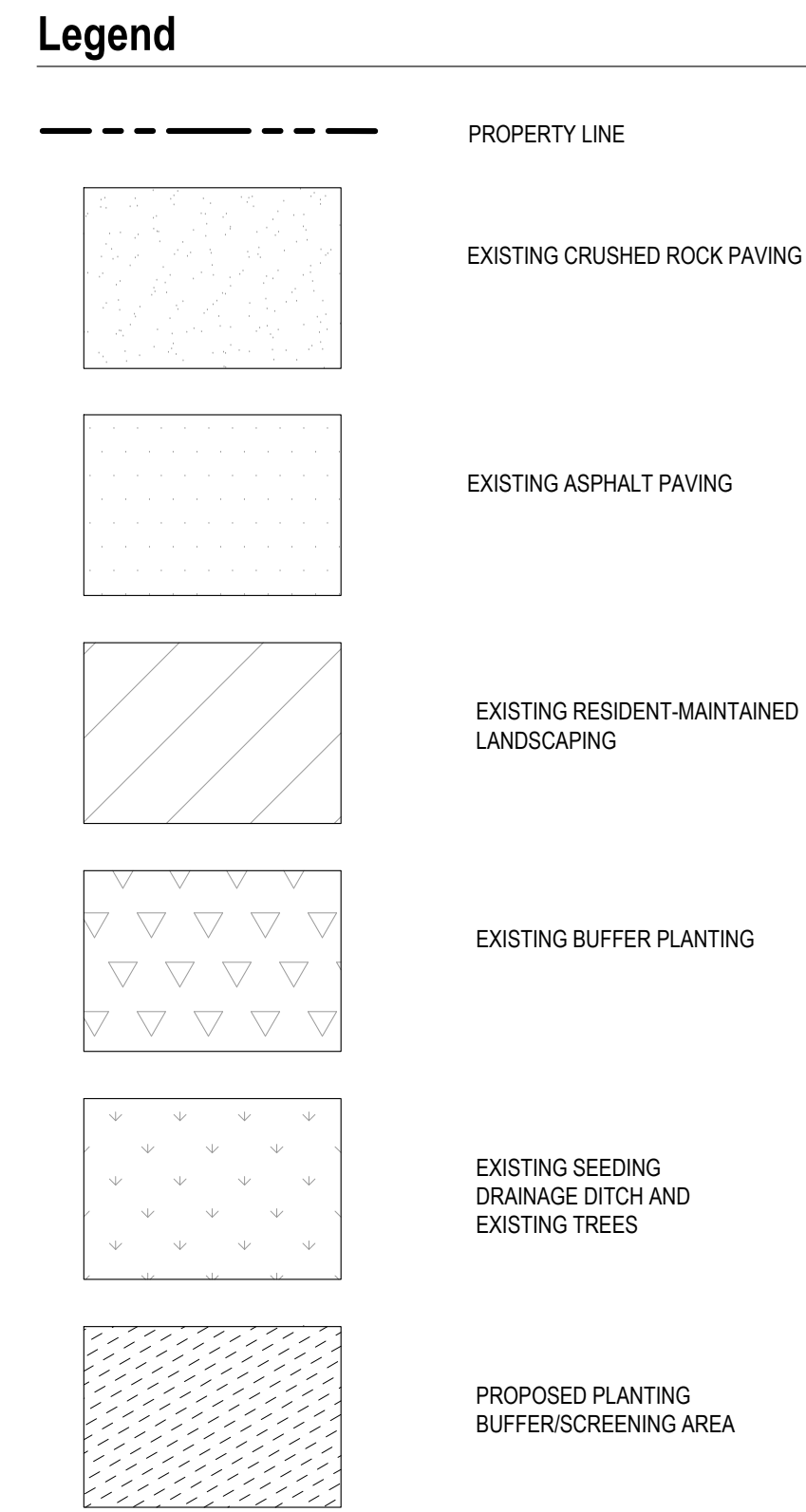
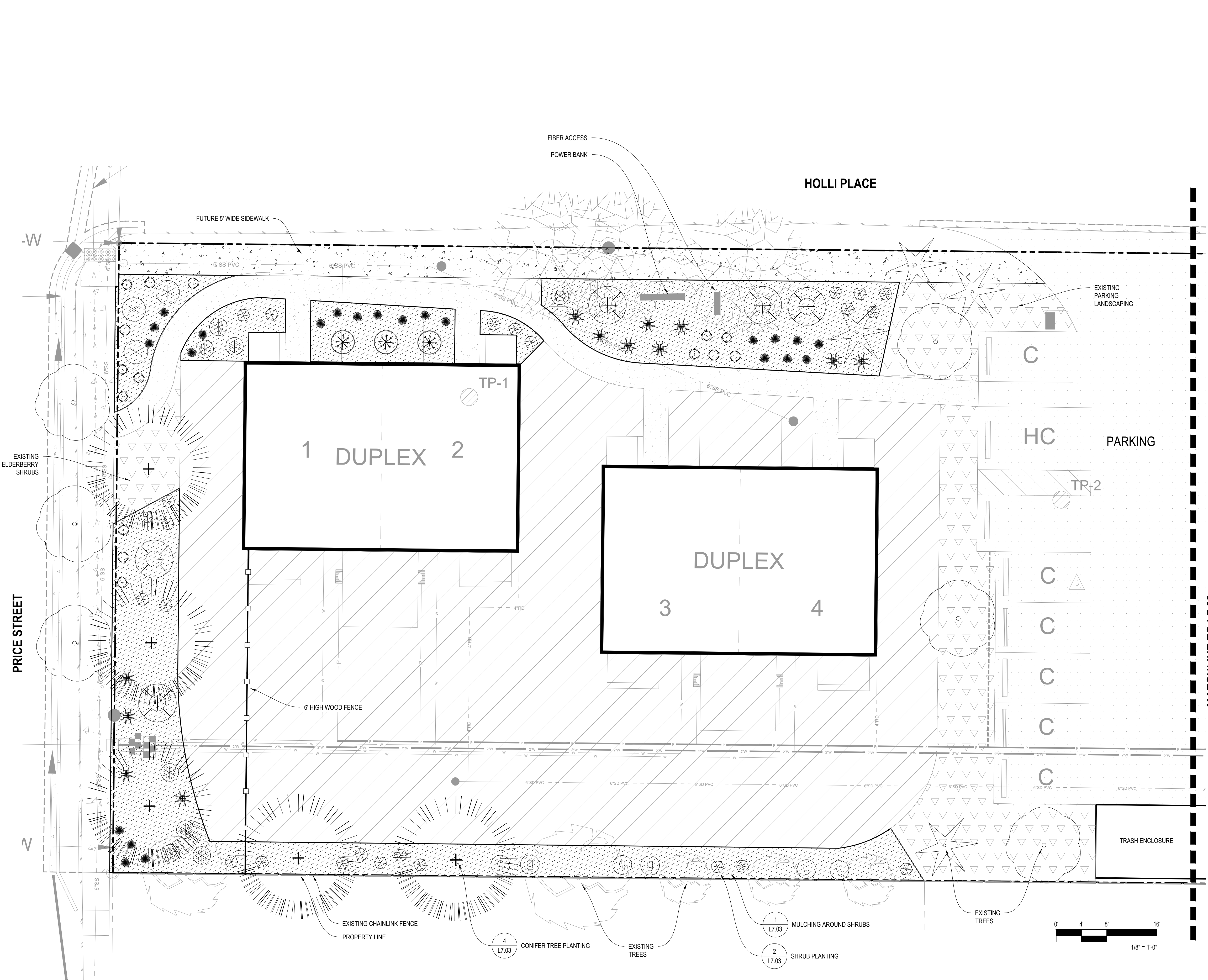
PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

STAR SURVEYING, INC.
PO BOX 2997
640 MULLIS ST. 98250
FRIDAY HARBOR, WA 98250
LAND SURVEYING
phone - (360)399-7693
info.ssi@rockisland.com
www.starsurveyinginc.com
MAPPING
PLANNING

CAD BY: AC	DATE: 2/5/2026	JOB NO.: 2191
CHK BY: BMA	PAGE 2 OF 5	SCALE: 1" = 20'
FLD BK: 166 & 167	2191.DWG	CIVIL 3D 2025

SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE S-6 ROBOTIC SYSTEM





Issuance	Planting
Date	January 15, 2025
Drawn/Checked/QC	DH
Project Number	2508



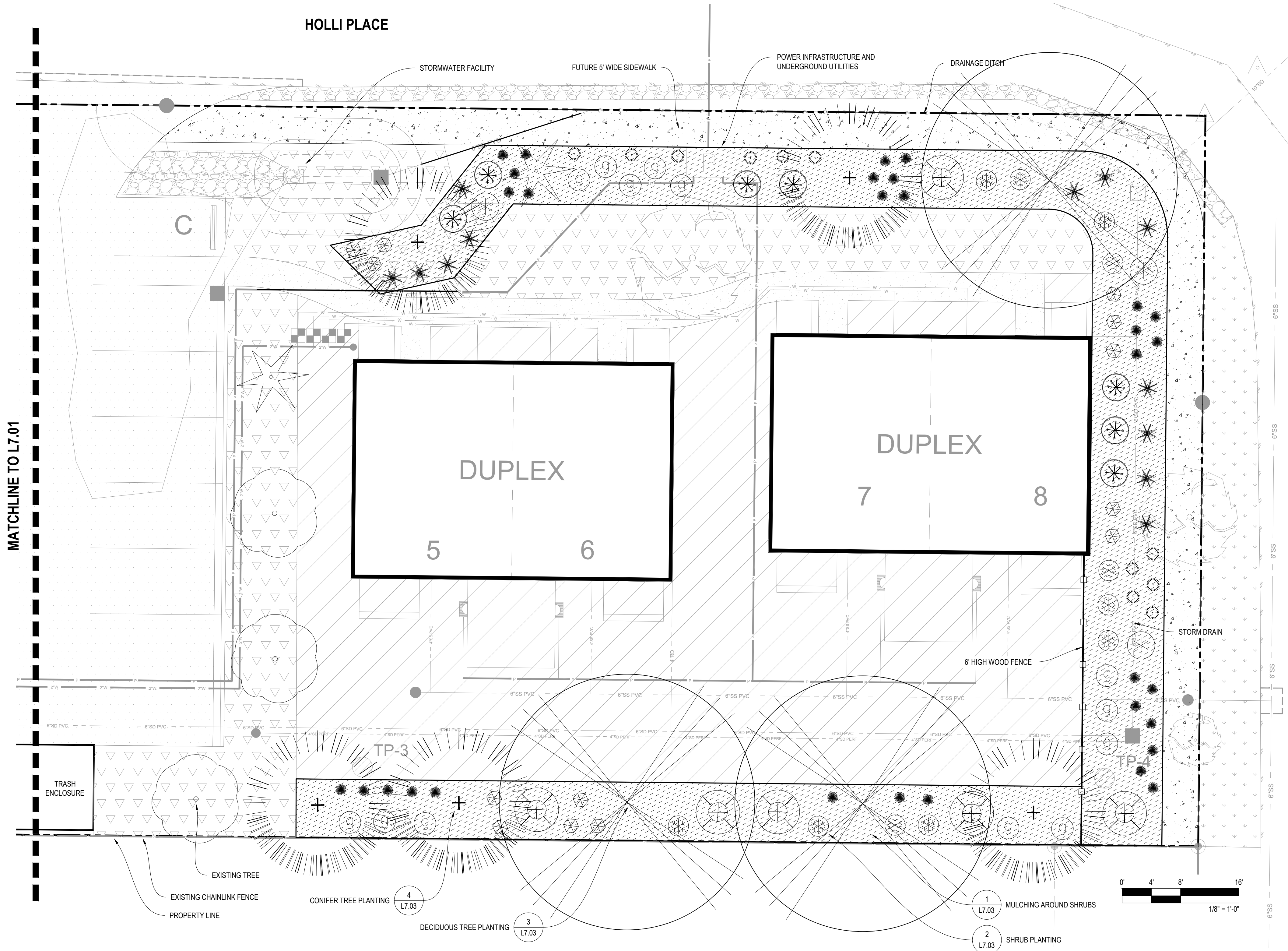
Rev.	Date	Description

AHJ Use Only

Holliwalk Housing

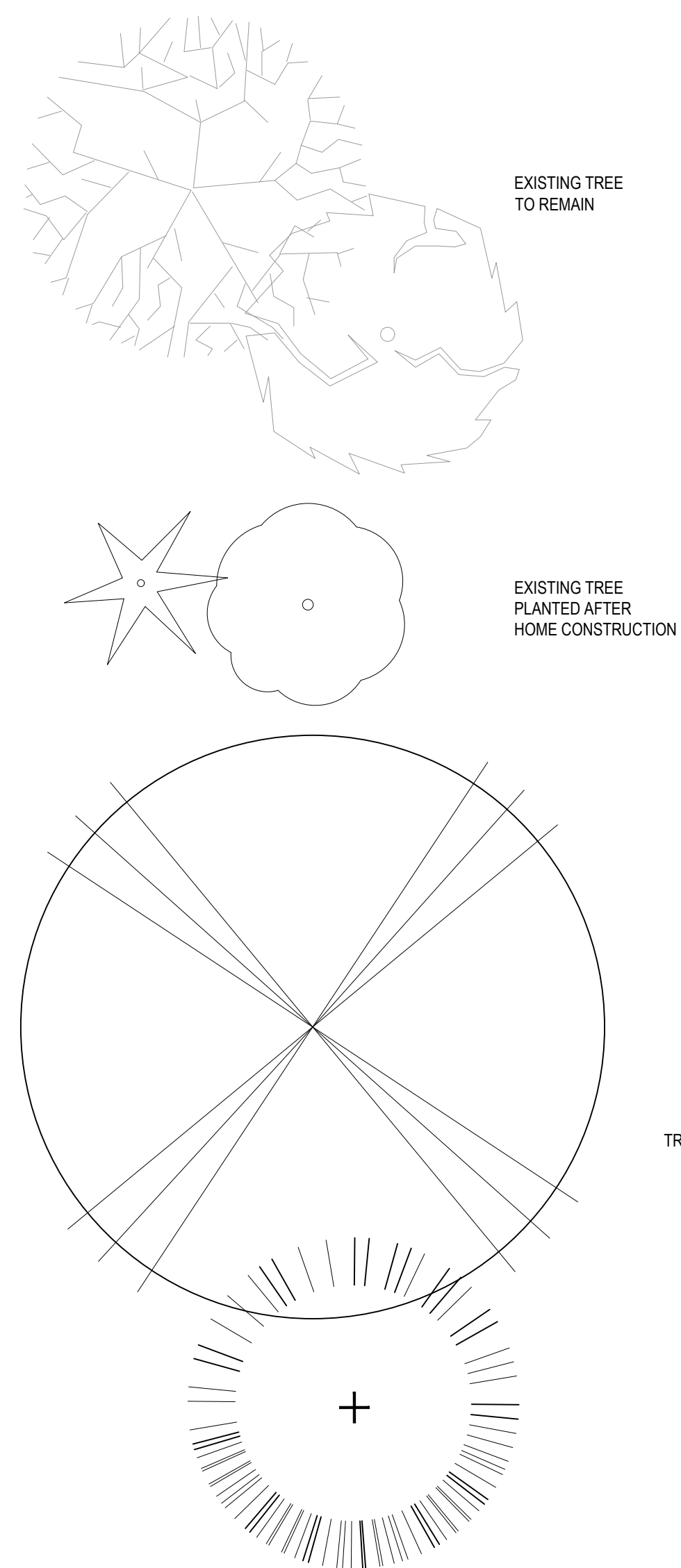
260 Price Street
Friday Harbor, Washington 98250

Planting Plan West



Legend

	PROPERTY LINE
	EXISTING CRUSHED ROCK PAVING
	EXISTING ASPHALT PAVING
	EXISTING RESIDENT-MAINTAINED LANDSCAPING
	EXISTING BUFFER PLANTING
	EXISTING SEEDING DRAINAGE DITCH AND EXISTING TREES
	PROPOSED PLANTING BUFFER/SCREENING AREA



Issuance	Planting
Date	January 15, 2025
Drawn/Checked/QC	DH
Project Number	2508



Rev.	Date	Description

AHJ Use Only

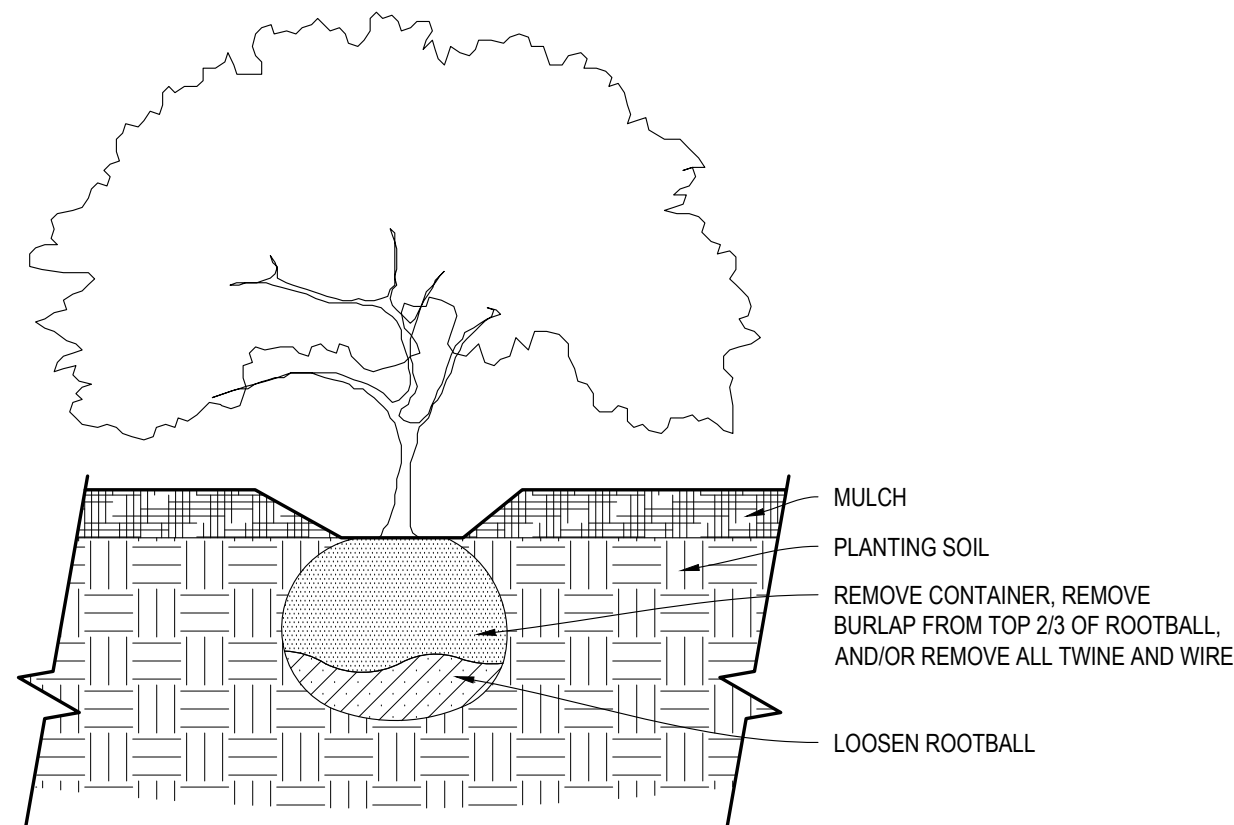
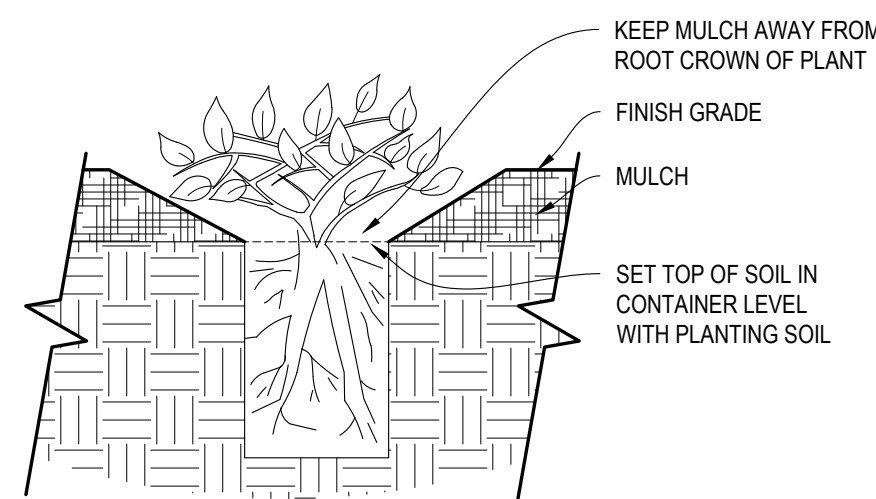
Holliwalk Housing

260 Price Street
Friday Harbor, Washington 98250

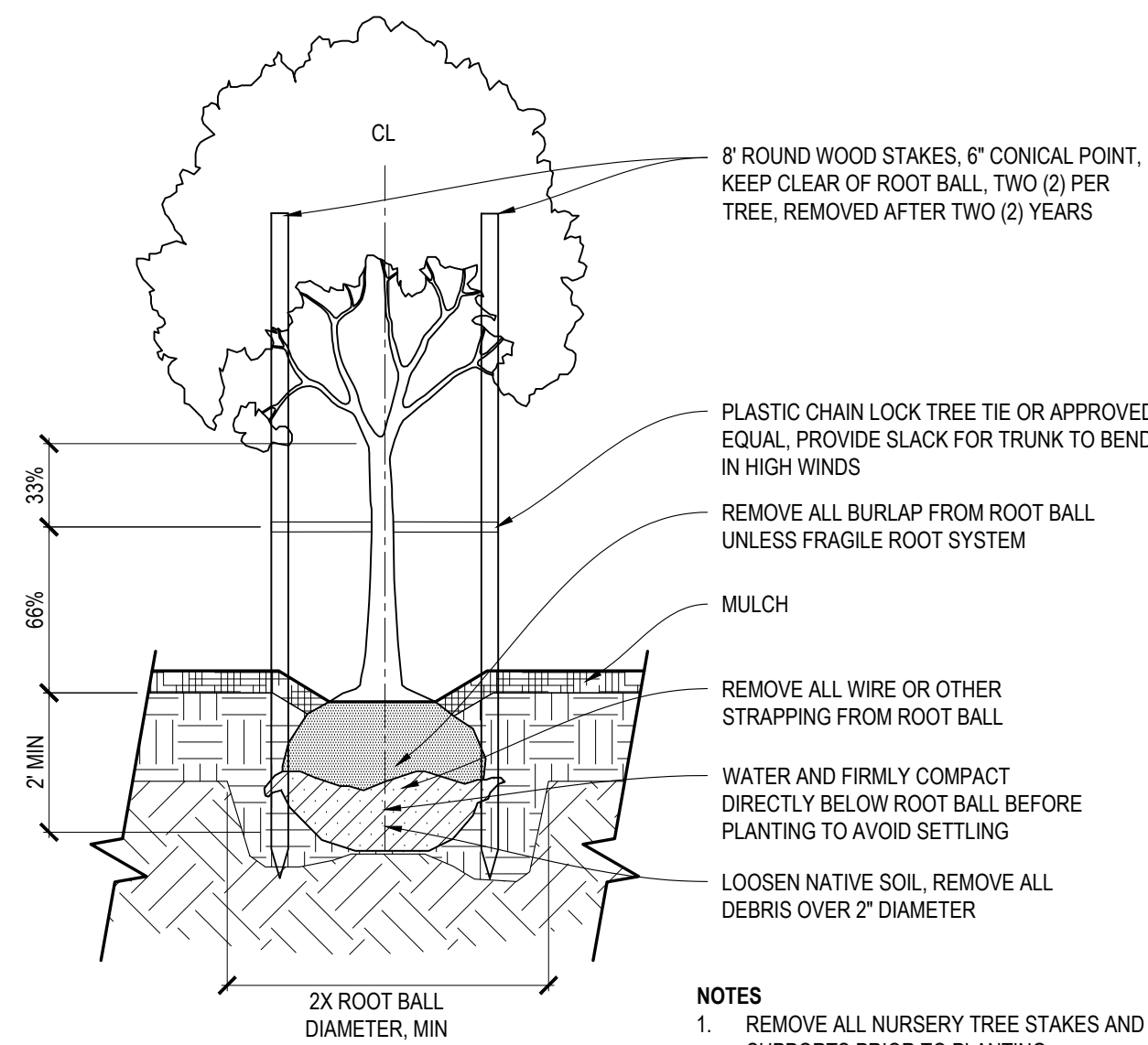
Planting Plan East

Original Sheet
Size 22"x34"

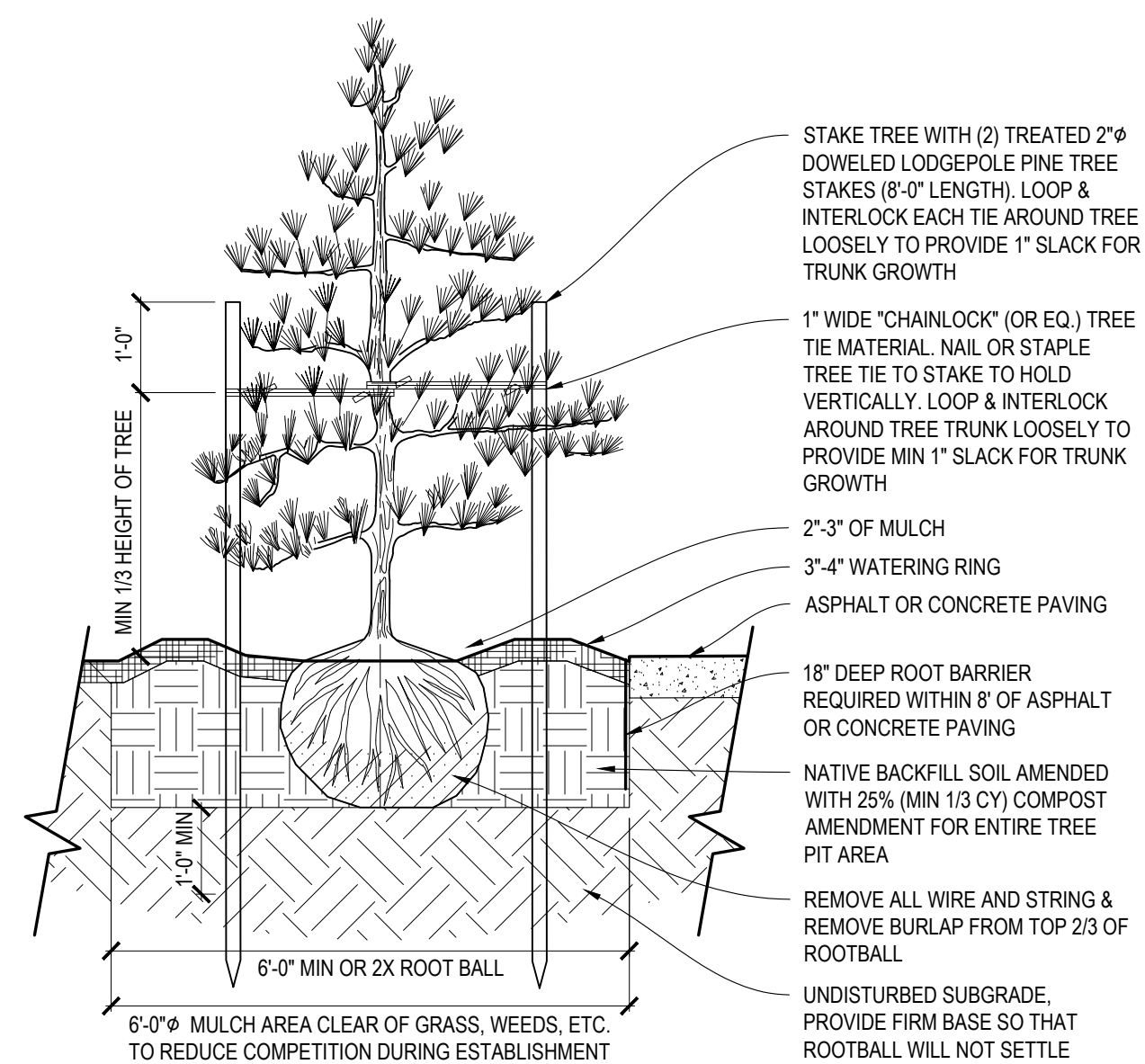
L7.02



1 Mulch Around Shrubs

$$1-1/2'' = 1'-0''$$


2 Deciduous Tree Planting

$$1/2'' = 1'-0''$$


4 Conifer Tree Planting

1/2" = 1'-0"

Shrub Planting

$$1'' = 1' - 0''$$

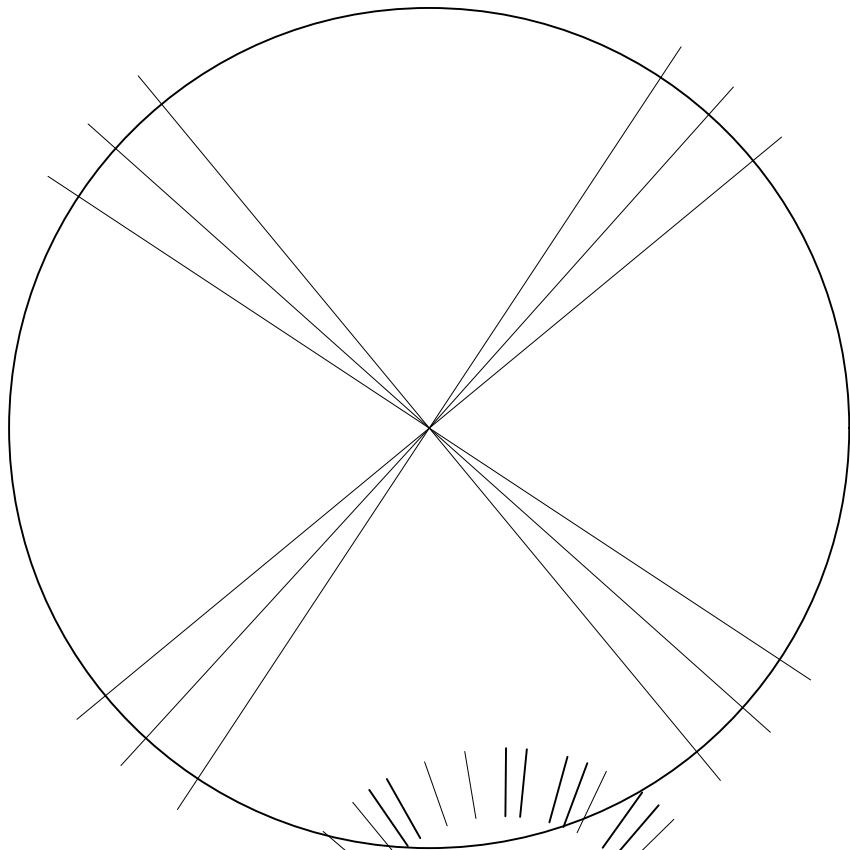
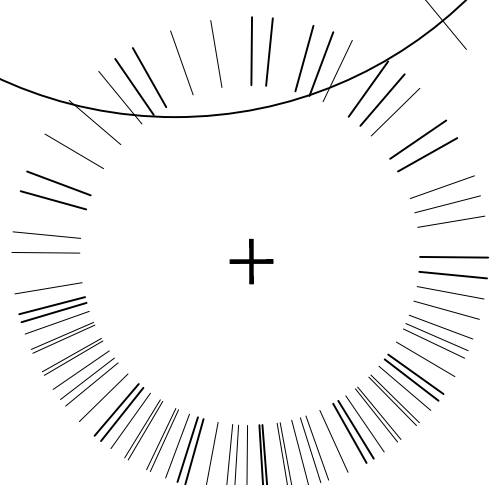
Existing Plants

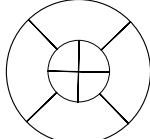
WOODY SHRUBS		
LATIN NAME	COMMON NAME	APPROXIMATE QUANTITY
AMELANCHIER ALNIFOLIA	SERVICEBERRY	6
CORYLUS SP.	HAZEL	2
HOLODISCUS DISCOLOR	OCEANSPRAY	12
LAVANDULA SP.	LAVENDER	8
MAHONIA AQUIFOLIUM	TALL OREGON GRAPE	25
RHUS SP.	SUMAC	4
RIBES SANGUINEUM	RED-FLOWERING CURRANT	6
ROSA SP.	ROSE	38
RUBUS PARVIFLORUS	THIMBLEBERRY	5
SAMBUCUS SP.	ELDERBERRY	10

PERENNIAL FORBS AND GRASSES

LATIN NAME	COMMON NAME
ACHILLEA MILLEFOLIUM	YARROW
AJUGA	BUGLEWEED
ASTER SP.	ASTER
CAREX SP.	SEDGE
ERIOPHYLLUM LANATUM	WOOLLY SUNSHINE
FRAGARIA SP.	STRAWBERRY
IRIS SP.	IRIS
JUNCUS SP.	REED GRASS
SOLIDAGO	GOLDENROD

Plant Schedule

TREES				
SYMBOL	LATIN NAME	COMMON NAME	SIZE	QUANTITY
	ACER X FREEMANII 'JEFFERSRED'	AUTUMN BLAZE RED MAPLE	2" CALIPER	4
	THUJA PLICATA	WESTERN REDCEDAR (N)	8' HEIGHT	9

SHRUBS SIX (6) FEET AND TALLER					
SYMBOL		LATIN NAME	COMMON NAME	SIZE	QUANTITY
     		CHOISYA TERNATA	MEXICAN ORANGE	5 GAL	10
		GARRYA ELLIPTICA	SILK TASSEL TREE (N)	5 GAL	11
		MAHONIA AQUIFOLIUM	TALL OREGON GRAPE (DT) (N)	5 GAL	19
		RIBES SANGUINEUM	RED FLOWERING CURRANT (N)	5 GAL	6
		SYMPHORICARPOS ALBUS	SNOWBERRY (N)	5 GAL	19
		VACCINIUM OVATUM	EVERGREEN HUCKLEBERRY (N)	1 GAL	38

SHRUBS SHORTER THAN SIX (6) FEET				
SYMBOL	LATIN NAME	COMMON NAME	SIZE	QUANTITY
	JUNCUS ENSIFOLIUS	DAGGER-LEAF RUSH (N)	1 GAL	54
	LAVANDULA X INTERMEDIA 'NIKO'	LAVENDER	1 GAL	26
	POLYSTICHUM MUNITUM	SWORD FERN (N)	1 GAL	24

Issuance	Planting
Date	January 15, 2025
Drawn/Checked/QC	DH
Project Number	2508



Rev.	Date	Description
------	------	-------------

AHJ Use Only

Holliwalk Housing

260 Price Street
Friday Harbor, Washington 98250

Plant Schedule and Planting Details

Original Sheet
Size 22"x34"

L7.03

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

(360) 378-2810 / fax (360) 378-5339 / www.fridayharbor.org

TOWN OF FRIDAY HARBOR
Community Development

FEB 18 2026

RECEIVED

Application for Variance

LVA2026-0002

Application date: January 21, 2026	Project Tax parcel number: 351456013000
Applicant name: Karl Eberhard for San Juan Community Home Trust	Phone number: (928) 699-7974
Mailing address: PO Box 2603, Friday Harbor, WA 98250	
Email address: eberhard@karleberhard.com	
Area requested for Variance: (Street address or other description)	
262 Price Street / 268 Price Street	
Legal Description:	
PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W	
Current Zoning: MF	
Variance requested and reasons for:	
17.66.040.E - Development standards for PRD sites / Setbacks	
Details provided in attached letter.	

SCANNED

REQUIRED MATERIAL FOR ALL VARIANCE APPLICATIONS

Detailed written statement as to the specific regulations which because of special circumstances applicable to the property deprives the property of privileges commonly enjoyed by other properties in the same zone or vicinity and which adjustment remedies disparity in privileges.

Provided in attached letter.

January 21, 2026

Date



Karl Eberhard
2026.01.15 07:55:01 -08'00'

Signature of Applicant / Agent

Karl Eberhard

Architect

February 18, 2026

Attn: Mayor and Town Council
The Town of Friday Harbor
60 Second Street
P.O. Box 219
Friday Harbor, WA 98250

Re: 260 Price Street (Holliwalk)
Setback Variance Request

Dear Honorable Mayor and Town Council,

The San Juan Community Home Trust (Home Trust) respectfully requests approval of a variance from the Friday Harbor Municipal Code (FHMC), Section 17.66.040 Development standards for PRD sites, Sub-section E Setbacks. This section requires a twenty-foot setback from all property lines of a Planned Residential Development site. Per these setback requirements, the existing, legally constructed development has the following conflicts:

1. One of the four buildings adjacent to the east-west portion of Holli Place (262 Price Street) is set back 18 feet 6 inches, with six-foot-wide porches set back 13 feet 6 inches.
2. The building adjacent to the north-south portion of Holli Place (268 Price Street) is setback fifteen feet.

The Home Trust requests that these PRD setback encroachments be permitted considering, based on, the setbacks of the underlying Multi-family (MF) zone. The setback requirements of the MF zone are:

1. Adjacent to Price Street: Twenty Feet (Front Yard).
2. Adjacent to the east-west portion of Holli Place and the southern property line (adjacent to the neighbors): Fifteen Feet (Side Yards).
3. Adjacent to the north-south portion of Holli Place: Five Feet (Rear Yard).

AZ 43345

CA C22194

WA 20106300

P.O. Box 1044, Friday Harbor WA 98250

(928) 699-7974

www.KarlEberhard.com

eberhard@karleberhard.com

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request

Page 2

Background

Multi-family Development

The Holliwalk project received land-use approval and was permitted and built as a multi-family development, meeting the setback requirements of the MF zone¹.

As required for multi-family housing, the property was landscaped per FPMC Section 17.56.030 Landscaping.

As a multi-family development, a single Town water connection (and meter) is permitted to serve all eight units. Notably, the property was built with private water meters serving each unit for conservation and property management billing purposes.

Binding Site Plan (BSP)

After approval and construction, the Home Trust has pursued a Binding Site Plan to accommodate selling the units individually (the original intent). Per the FPMC Section 16.12.030.E, these legally existing structures are not required to meet current zoning regulations, and the setbacks are thus not of concern.

However, unlike the setbacks of the structures, development standards are not exempted. Thus, per FPMC Section 13.04.030.C each individual lot is required to have its own water system connection unless "all of the benefited parcels are within an approved planned residential development which is located in a multifamily residential district".

Planned Residential Development (PRD)

Instead of reconfiguring the built and in-use water connection and adding seven more connections to the Town water system, per one of the options discussed with the Town staff, the Home Trust is pursuing a Planned Residential Development approval. However, according to the development standards of PRDs, greater setbacks are required.

¹ The porches of 262 Price Street, as built, encroach one foot into the side yard setback. Having obtained land-use approval and the construction permitted, we presume the minimal encroachment was approved considering that two of the other buildings are setback thirty-five feet and the fourth is setback thirty feet. FPMC Section 15.06.100 would permit this encroachment.

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request

Page 3

Overarching Rationale for Variance

If built as apartments or if sold as separate units as condominiums or on individual lots created by a PRD, a single water connection is acceptable. But, if the same lots and buildings are created by a BSP instead, a single water meter is not acceptable.

In the same way, if built as apartments or condominiums, or on lots created by a BSP, the zoning district setbacks are acceptable. But creating the same lots and buildings by a means of PRD requires greater setbacks.

Ideally, the applicable development standards would be identical for multi-family housing regardless of being developed as apartments, condominiums, or on lots and common areas approved under a BSP or a PRD.

Notably the physical setback of the buildings along the southern property line (adjacent to the neighbors) substantially exceeds the setback requirements of the MF zone (nearly double on average). Along the north-south portion of Holli Place three times the MF zone setback requirement was observed. The average setback along the east-west portion of Holli Place is 29.5 feet, nearly double the setback requirement of the MF zone and fifty percent more than the setbacks required for approval by means of a PRD.

Furthermore, per the FHMC Section 17.66, the purpose of allowing PRDs "is to encourage imaginative site and building design, promote urban infilling, and create open space in residential developments by permitting greater flexibility in zoning requirements than is otherwise permitted". Requiring significantly greater setbacks has the unintended effect of discouraging use of the PRD mechanism, rather than providing the flexibility and encouragement described in the code.

The Home Trust's objective in making this request is to fulfill our longstanding commitment to work collaboratively with the Town and to ensure that the project complies with applicable development standards in a manner appropriate to its context. While the project was permitted and constructed in accordance with the approvals in place at the time, we are engaging in the requested variance process to address the Town's concerns and to confirm that the established setbacks remain consistent with the intent of the code and the surrounding neighborhood context.

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request

Page 4

Meeting Variance Criteria

The criteria for approval of a variance are set forth in the FHMC Section 17.84.030, and are addressed as follows:

Criteria A: The strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone.

Approval of this variance would result in setbacks consistent with those applicable to physically identical apartments or condominiums, or buildings and lots created under a BSP, all being allowed in the zone.

Criteria B. The need for a variance is a result of special circumstances that are solely related to the property, such as irregular shape or size, or natural features not generally existing within the same zone (deed restrictions, needs personal to the applicant, financial circumstances, or property alterations by the applicant or a predecessor shall not be proper considerations).

The circumstances giving rise to this request are unusual in that the project was permitted, constructed, and occupied prior to application of the PRD development standards through the subsequent Binding Site Plan and PRD process. This request is intended to avoid or minimize the creation of irregular site conditions that do not otherwise exist within the same zone.

Additionally, the subject property is 0.76 acres in size², whereas PRD standards are generally intended for larger sites, and application of those standards to this smaller parcel creates conditions not generally present within the zone.

Criteria C. The requested variance will provide the minimum variation from the standards necessary to afford relief.

What is requested is consistent with the MF setbacks and seeks a minimal deviation from the setbacks for approval by means of a PRD.

² A PRD is allowed on lots under one acre if they are affordable housing.

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request

Page 5

Criteria D.1. *The granting of the variance will not provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone.*

Approval of this variance would apply setback standards consistent with those applicable to physically identical apartments, condominiums, or units approved under a Binding Site Plan. This does not constitute a special privilege and ensures consistency with standards already applicable to comparable developments in the zone.

Criteria D.2. *The granting of the variance will not cause significant injury to the rights of other property owners in the zone.*

Applying setback standards consistent with MF zone setbacks will not cause significant injury to neighboring properties and will maintain compatibility with surrounding development.

Criteria D.3. *The granting of the variance will not be materially detrimental to the public welfare.*

Applying setback standards consistent with MF zone setbacks will not be materially detrimental to the public welfare.

Criteria D.4. *The granting of the variance will not allow an incompatible structure or use to be located within the zone.*

Structures and uses that are compatible as apartments or condominiums, and compatible when created under a BSP, would likewise be compatible when approved under a PRD.

On behalf of the Home Trust, thank you for your consideration.

Sincerely,



Karl Eberhard, Architect
San Juan Home Trust Project Manager
Authorized Agent



BINDING SITE PLAN TOWN OF FREDDY HARBOR **HOLLIWALK** SAN JUAN COMMUNITY HOME TRUST

LAND DESCRIPTION

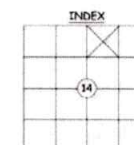
PER STATUTORY WARRANTY DEED
APN: 8306-0429004
LOT 13, PRECISE ADDITION TO THE TOWN OF FREDDY HARBOR
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF
PLATS, PAGE 87, RECORDED IN SAN JUAN COUNTY, WASHINGTON

**RECORD OF
SURVEY
BOOK 2 PAGE
154**

TAX PARCEL NUMBER
351456013000

SITE ADDRESS
260 PRICE ST
FREDDY HARBOR, WA 98250

OWNER
SAN JUAN COMMUNITY HOME TRUST



A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHWEST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

BINDING SITE PLAN **HOLLIWALK**

PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

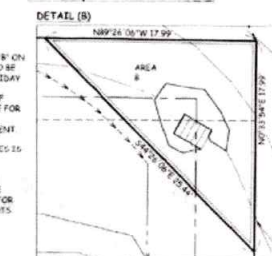
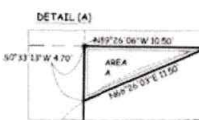
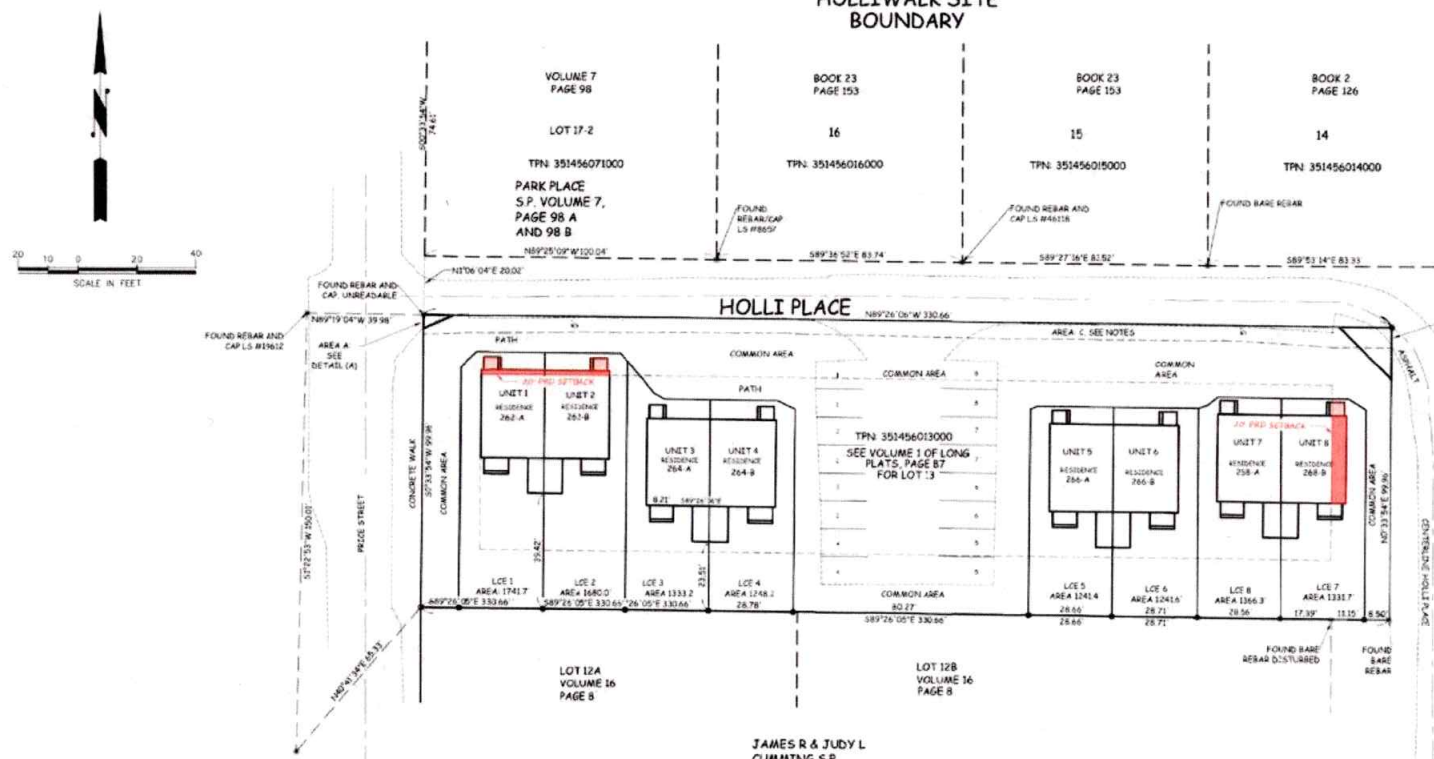
TO BOX 2997
640 WALLS ST. SE
FREDDY HARBOR, WA 98250
LAND SURVEYING
STAR SURVEYING, INC.
PHONE: (360) 359-7893
info@star-surveying.com
www.star-surveying.com
APPENDING
PLANNING

DATE: 12/20/2024	JOB NO: 0191
DATE: 12/20/2024	SCALE: 1" = 20'
DATE: 12/20/2024	DATE: 12/20/2024

SURVEYED BY T.S.O. TRAVERS WITH A TOTAL STATION SYSTEM



HOLLIWALK SITE BOUNDARY



SURVEY NOTES

THIS IS A PHOTOGRAPHIC SURVEY. AS SUCH, IT IS NOT REQUIRED TO BE RECORDED
PER RCW 41.01 TO THE SURVEY RECORDING ACT. FOR MORE INFORMATION,
INCLUDING PREPARED LOCATION OF LOT CORNERS, PLEASE REFER TO:

BOOK 2 OF SURVEYS, PAGE 26
BOOK 5 OF SURVEYS, PAGE 2
BOOK 23 OF SURVEYS, PAGE 153
BOOK 23 OF SURVEYS, PAGE 193
VOLUME 6 OF SHORT PLATS, PAGE 8
VOLUME 7 OF SHORT PLATS, PAGES 98 & 99A
BOOK 26 OF SURVEYS, PAGE 86 (EXTENDING BOUNDARY LOT 13)

THIS DRAWING DOES NOT PURPORT TO SHOW ALL RECORDED OR UNRECORDED
EASEMENTS

NOTES

- 1) AREAS DESIGNATED AS 'A' & 'B' ON
FACE OF BINDING SITE PLAN TO BE
DEDICATED TO THE TOWN OF FREDDY
HARBOR AS AN EASEMENT FOR
INGRESS & EGRESS. THE TOWN OF
FREDDY HARBOR IS RESPONSIBLE FOR
MAINTENANCE AND REPAIR OF
IMPROVEMENTS IN SAID EASEMENT.
- 2) LAND UNDER UNIT STRUCTURES IS
LEASE HOLDER PROPERTY.
- 3) AREA DESIGNATED 'C' IS A 5'
RIGHT-OF-WAY EASEMENT TO BE
DEDICATED TO FREDDY HARBOR FOR
FUTURE FRONTAGE IMPROVEMENTS.

UNIT BOUNDARIES WEST



BINDING SITE PLAN HOLLIWALK SAN JUAN COMMUNITY HOME TRUST

LEGEND

- SETBACK AND LOT LINES
- FOUR-QUARTER AND LOT
- EASEMENT LINE
- EASEMENT / PURCHASED LOT LINE
- EASEMENT
- LOT / LEASED COMMON AREA
- (LCE) COMMON ELEMENT

LAND DESCRIPTION

PER STATUTORY WARRANTY DEED
AFN 2003-0429004

LOT 13, PRELIMINARY ADDITION TO THE TOWNSHIP OF FREDAY HARBOR, WASHINGTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 87, RECORDS OF SAN JUAN COUNTY, WASHINGTON

TAX PARCEL NUMBER

35454003000

SITE ADDRESS

260 PRIDE ST
FREDAY HARBOR, WA 98550

OWNER

SAN JUAN COMMUNITY HOME TRUST



BINDING SITE PLAN HOLLIWALK

PREPARED AT THE REQUEST OF

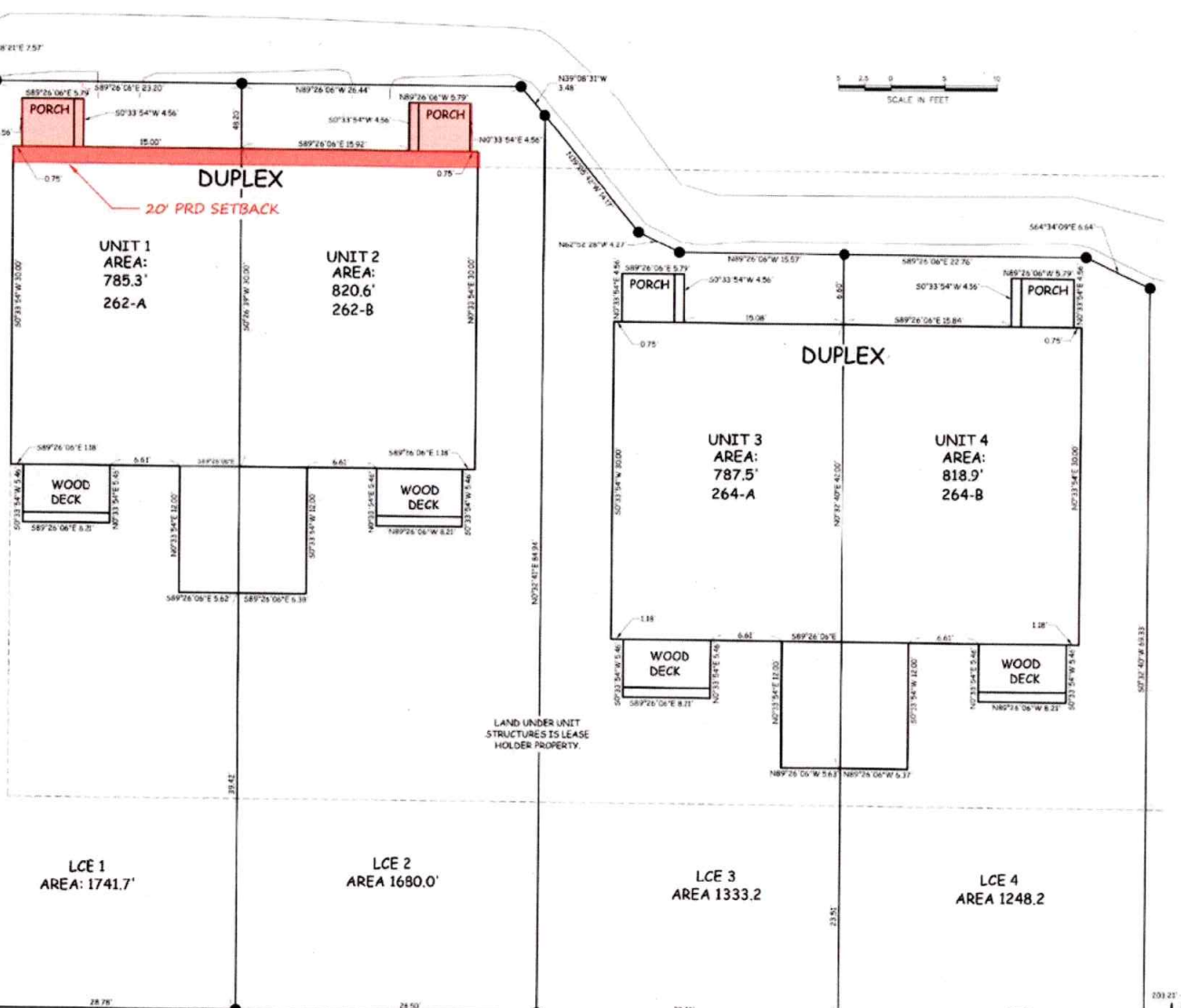
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

PO BOX 2997
640 MILLIS ST. SEASIDE
FREDAY HARBOR, WA 98550
PHONE: (360) 399-7690
info@starland.com
www.starland.com

LAND SURVEYING MAPPING PLANNING

CAD BY: AC	DATE: 12/20/2020	JOB NO.: 2291
CHK BY: BBA	PAGE 3 OF 5	SCALE: 1" = 5'
FILE NO: 156.8.167	2021.DWG	LEVEL: 3D, 2D

SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE S-5 ROBOTIC SYSTEM



UNIT BOUNDARIES EAST



BINDING SITE PLAN TOWN OF FRIDAY HARBOR HOLLIWALK SAN JUAN COMMUNITY HOME TRUST

LEGEND

- SET NEARS AND CAP LA BRACE
- FOUND NEARS AND CAP
- PARCEL LINE
- BUILDING / FURNISHED LOT LINE
- LOT FATH
- LOT / LIMITED COMMON AREA
- NEARBY LINE
- (LCE) COMMON AREA

LAND DESCRIPTION

PER STATUTORY WARRANTY DEED
REF: 2026-0423004

LOT 18, PRIDE IS ADDITION TO THE TOWN OF FRIDAY HARBOR
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF
PLATS, PAGE 87, RECORDED OF SAN JUAN COUNTY, WA

TAX PARCEL NUMBER

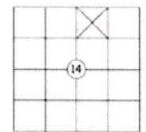
351454033000

SITE ADDRESS

260 PRIDE ST
FRIDAY HARBOR, WA 98250

OWNER

SAN JUAN COMMUNITY HOME TRUST



INDEX
A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHEAST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

BINDING SITE PLAN HOLLIWALK

PREPARED AT THE REQUEST OF

SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

STAR SURVEYING, INC.

PO BOX 2997
640 WALLS ST. SEBASTO
FRIDAY HARBOR, WA 98250



PHONE: (360) 299-7653
FAX: (360) 299-7653
WWW.STARSURVEYING.COM

LAND SURVEYING

MAPPING

PLANNING

CAD BY: AC

DATE: 12/20/2025

JOB NO: 219

CHK BY: BMA

PAGE 4 OF 5

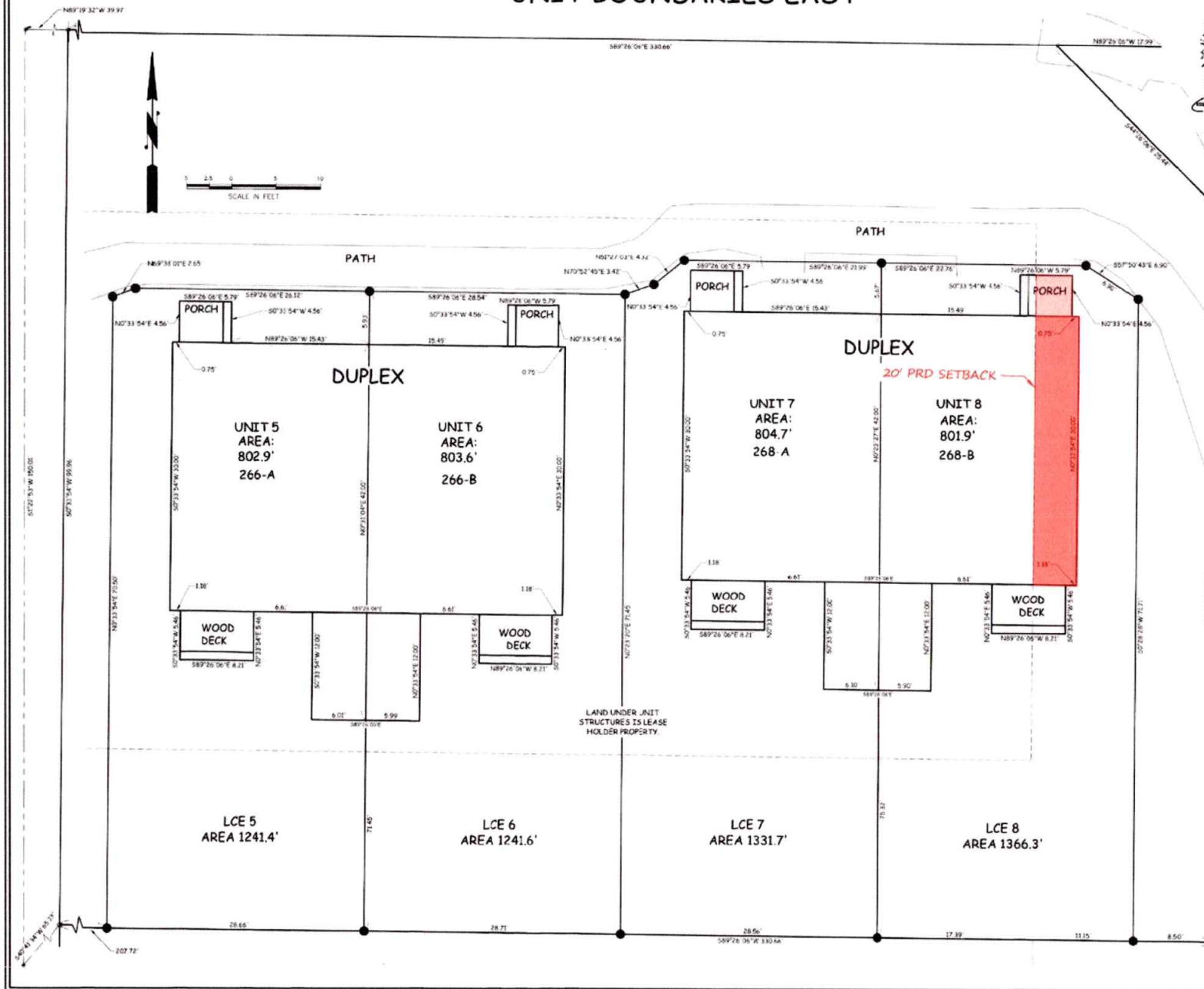
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2191.DWG

CIVIL: 10/20/25

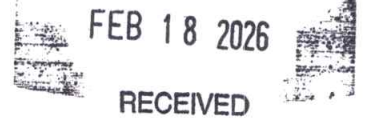
SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE 5600B5TC SYSTEM



Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

(360) 378-2810 / fax (360) 378-5339 / www.fridayharbor.org



Application for Variance

LUA2024-0003

Application date: January 21, 2026	Project Tax parcel number: 351456013000
Applicant name: Karl Eberhard for San Juan Community Home Trust	Phone number: (928) 699-7974
Mailing address: PO Box 2603, Friday Harbor, WA 98250	
Email address:	eberhard@karleberhard.com
Area requested for Variance: (Street address or other description)	
Perimeter of Property	
260 Price Street	
Legal Description:	
PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W	
Current Zoning: MF	
Variance requested and reasons for:	
17.66.040.F - Development standards for PRD sites / Perimeter Landscaping	
Details provided in attached letter.	

REQUIRED MATERIAL FOR ALL VARIANCE APPLICATIONS

Detailed written statement as to the specific regulations which because of special circumstances applicable to the property deprives the property of privileges commonly enjoyed by other properties in the same zone or vicinity and which adjustment remedies disparity in privileges.

Provided in attached letter.

January 21, 2026

Date



Karl Eberhard
2026.01.15 07:55:01 -08'00'

Signature of Applicant / Agent

Karl Eberhard
Architect

LUA2026-0003

TOWN OF FRIDAY HARBOR
Community Development

FEB 18 2026

RECEIVED

January 21, 2026

Attn: Mayor and Town Council
The Town of Friday Harbor
60 Second Street
P.O. Box 219
Friday Harbor, WA 98250

Re: 260 Price Street (Holliwalk)
Landscaping Variance Request

Dear Honorable Mayor and Town Council,

The San Juan Community Home Trust (Home Trust) respectfully requests approval of a variance from the Friday Harbor Municipal Code (FHMC), Section 17.66.040 Development standards for PRD sites, Sub-section F Perimeter Landscaping. This section requires plant materials on the perimeter of the site as follows:

1. Evergreen Trees (>30% of the trees): 15 feet on center¹ for a total of 28 evergreen trees.
2. Deciduous Trees (>50% of the trees): 20 feet on center² for a total of 29 deciduous trees.
3. Shrubs: 5 feet "apart" (on center assumed)³ for a total of 710 shrubs.

If granted, this request would allow the following plant quantities:

1. 9 additional evergreen trees.
2. 4 deciduous trees in addition to the 7 already planted for a total of 11 deciduous trees⁴.
3. 103 shrubs in addition to the 116 already planted for a total of 219 shrubs.

¹ The FHMC being unclear, Town staff interprets this as "on center each way".

² ibid

³ ibid

⁴ Excluding the four deciduous street trees that were existing on the site.

AZ 43345

CA C22194

WA 20106300

P.O. Box 1044, Friday Harbor WA 98250

(928) 699-7974

www.KarlEberhard.com

eberhard@karleberhard.com

FEB 18 2026

RECEIVED

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request

Page 2

Background

Multi-family Development

The Holliwalk project received land-use approval and was permitted and built as multi-family development, meeting all the requirements of the MF zone.

As required for multi-family housing, the property was landscaped per FHMC Section 17.56.030 Landscaping. With no quantities specified, the requirements were:

1. Provide an opportunity for preservation and development of a pleasing visual environment in the town (*sic*);
2. Preserve land values of properties;
3. Avoid and reduce visual blight; and
4. Provide for the health, safety, and general welfare of the citizens by minimizing discordant and unsightly surroundings, (*sic*).

Seven trees existed or were planted on the site. One hundred and sixteen shrubs were planted. And, native and pollinator, modern low water use ground covering materials were installed.

As a multi-family development, a single Town water connection (and meter) is permitted to serve all eight units. Notably, the property was built with private water meters serving each unit for conservation and property management billing purposes.

Binding Site Plan (BSP)

After approval and construction, the Home Trust has pursued a Binding Site Plan to accommodate selling the units individually (the original intent). Per the FHMC Section 16.12.030.E, landscaping per the zoning requirements would be required. Instead, the PRD landscaping requirements were applied, including the plant quantities, as Conditions of Approval for the Binding Site Plan.

Under approval through a BSP, per FHMC Section 13.04.030.C each individual lot is required to have its own water system connection unless "all of the benefited parcels are within an approved planned residential development which is located in a multifamily residential district".

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request

Page 3

Planned Residential Development (PRD)

Instead of reconfiguring the built and in-use water connection and adding seven more connections to the Town water system, per one of the options discussed with the Town staff, the Home Trust is pursuing a Planned Residential Development approval. However, according to the development standards of PRDs, additional landscaping is required.

Overarching Rationale for Variance

As a foundation, it helps to understand the PRD landscaping requirements in context. Pre-settlement conditions on San Juan Island likely resembled 50-150 trees per acre. An average urban forest in the Pacific Northwest has 20-80 trees per acre. The highest density of trees in the Town of Friday Harbor is 23 trees per acre. For a typical urban residential lot, planting in this area would have 50-150 shrubs.

The PRD landscaping standards call for 159 trees per acre, approximately six and half times as dense as the densest treed area in Town. What is proposed is fifty trees per acre - double the densest treed area in Town. Similarly, PRD landscaping standards call for 1,974 shrubs per acre, approximately six and half times as many shrubs as a densely planted urban residential lot. What is proposed is one and one half times as many shrubs as a densely planted urban residential lot.

Visually, when completed and mature, and even with the requested variance, the site would function as a substantially screened landscape and would stand out as significantly more densely planted than surrounding properties, rather than providing the "filtered screen" contemplated by the code.

For the Home Trust, not only is visual incompatibility an issue, but planting trees at the density of the PRD standards also means that at some point seven out of eight trees will need to be removed for the health of the trees because the standards require planting tree species with approximately forty-five-foot mature canopies at fifteen feet on center each way. As proposed, three out of four will need to be removed at some point.

Notably, other than installing the substantially more rigorous landscaping required by the PRD development standards, no work is required or proposed.

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request

Page 4

As noted when addressing the setbacks, if built as apartments or if sold as separate units as condominiums or on individual lots created by a PRD, a single water connection is acceptable. But, if the same lots and buildings are created by a BSP instead, a single water meter is not acceptable.

In the same way, if built as apartments or condominiums, or on lots created by a BSP, the reasonable zoning district landscaping is supposed to be acceptable⁵. But, if the same lots and buildings are created by a PRD, the above-described PRD landscaping is required.

Ideally, the applicable development standards would be identical for multi-family housing regardless of being developed as apartments, condominiums, or on lots and common areas approved under a BSP or a PRD.

Furthermore, per the FHMC Section 17.66, the purpose of allowing PRDs "is to encourage imaginative site and building design, promote urban infilling, and create open space in residential developments by permitting greater flexibility in zoning requirements than is otherwise permitted". Requiring significantly greater landscaping has the unintended effect of discouraging use of the PRD mechanism, rather than providing the flexibility and encouragement described in the code.

The Home Trust's objective in making this request is to fulfill our longstanding commitment to work collaboratively with the Town and to ensure that the project meets applicable development standards in a manner appropriate to its context. We agree that additional landscaping beyond what is currently installed is appropriate. However, we believe the landscaping objective – particularly the goal of promoting the health, safety, and general welfare of the community – should be achieved by matching the general plant density and landscape character of the surrounding neighborhood. Landscaping that fully screens the project from public view would be inconsistent with the established context, visually incompatible with adjacent development, and may ultimately require removal or modification as plantings mature. This request seeks to achieve a balanced and context-sensitive landscaping solution, through the requested variance, that meets the intent of the code while remaining compatible with the surrounding neighborhood.

⁵ The PRD landscaping requirements were also imposed as Conditions of Approval for the Binding Site Plan.

January 21, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request

Page 5

Meeting Variance Criteria

The criteria for approval of a variance are set forth in the FHMC Section 17.84.030, and are addressed as follows:

Criteria A: The strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone.

Strict application of the PRD landscaping standards would require planting densities substantially greater than those commonly found on other properties in the same zone, depriving the applicant of the ability to landscape in a manner comparable to surrounding multi-family and residential developments.

Criteria B. The need for a variance is a result of special circumstances that are solely related to the property, such as irregular shape or size, or natural features not generally existing within the same zone (deed restrictions, needs personal to the applicant, financial circumstances, or property alterations by the applicant or a predecessor shall not be proper considerations).

The circumstances giving rise to this request are unusual in that the project was permitted, constructed, and occupied before the PRD landscaping standards were applied through the subsequent Binding Site Plan and PRD process. This request is intended to avoid or minimize the creation of irregular site conditions that do not otherwise exist within the same zone.

Criteria C. The requested variance will provide the minimum variation from the standards necessary to afford relief.

The requested variance represents the minimum modification necessary to allow landscaping that meets the intent of the code while remaining compatible with the surrounding neighborhood.

Criteria D.1. The granting of the variance will not provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone.

Approval of the variance would not grant a special privilege, as the resulting landscaping density would remain comparable to or greater than that of surrounding properties in the same zone.

FEB 18 2026

RECEIVED

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

(360) 378-2810 / fax (360) 378-5339 / www.fridayharbor.org

Application for Variance

LUA 2024-0005

Application date: February 18, 2026	Project Tax parcel number: 351456013000
Applicant name: Karl Eberhard for San Juan Community Home Trust	Phone number: (928) 699-7974
Mailing address: PO Box 2603, Friday Harbor, WA 98250	
Email address: eberhard@karleberhard.com	
Area requested for Variance: (Street address or other description)	
262 Price Street / 268 Proce Street	
Legal Description:	
PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W	
Current Zoning:	
Variance requested and reasons for:	
17.66.050.B Development standards for lots within PRD / Setbacks.	
Details provided in attached letter.	

REQUIRED MATERIAL FOR ALL VARIANCE APPLICATIONS

Detailed written statement as to the specific regulations which because of special circumstances applicable to the property deprives the property of privileges commonly enjoyed by other properties in the same zone or vicinity and which adjustment remedies disparity in privileges.

Provided in attached letter.

February 18, 2026

Date



Karl Eberhard
2026.02.17 12:15:44 -08'00'

Signature of Applicant / Agent

FEB 18 2026

RECEIVED

UA2026-0005

Karl Eberhard

Architect

February 18, 2026

Attn: Mayor and Town Council
The Town of Friday Harbor
60 Second Street
P.O. Box 219
Friday Harbor, WA 98250

Re: 260 Price Street (Holliwalk)
Setback Variance Request No. 2

Dear Honorable Mayor and Town Council,

The San Juan Community Home Trust (Home Trust) respectfully requests approval of a variance from the Friday Harbor Municipal Code (FHMC), 17.66.050 Development standards for lots within PRD, Sub-section B Minimum Setbacks. This section reads, "front yard setbacks shall be 20 feet from approved access, or 10 feet from common space separate from access." When applied to the twenty-foot-wide (common area) landscaping strip along Holli Place (which provides access), the buildings would have to be setback another ten feet, for a total setback of thirty feet.

The existing, legally constructed development encroaches into the thirty feet as follows:

1. 262 Price Street is set back from Holli Place 18 feet 6 inches, with six-foot-wide porches set back 13 feet 6 inches.
2. 268 Price Street is set back from Holli Place 30 feet; However, the six-foot-wide porches encroach into the thirty-feet.

The Home Trust requests that these PRD setback encroachments be permitted considering the following:

1. The common space in question is not separate from the access and is common space solely for the purpose of maintenance by a single entity (the Home Trust).
2. It is more likely that the intent of the code was to separate buildings from common spaces like tot-lots or community gardens than it was to setback buildings from other setbacks.
3. In both cases, the rear yard setbacks are increased by substantially more than the proposed encroachment.

AZ 43345

CA C22194

WA 20106300

P.O. Box 1044, Friday Harbor WA 98250

(928) 699-7974

www.KarlEberhard.com

eberhard@karleberhard.com

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request No. 2

Page 2

Background

Multi-family Development

The Holliwalk project received land-use approval and was permitted and built as a multi-family development, meeting the setback requirements of the MF zone¹.

As required for multi-family housing, the property was landscaped per FPMC Section 17.56.030 Landscaping.

As a multi-family development, a single Town water connection (and meter) is permitted to serve all eight units. Notably, the property was built with private water meters serving each unit for conservation and property management billing purposes.

Binding Site Plan (BSP)

After approval and construction, the Home Trust has pursued a Binding Site Plan to accommodate selling the units individually (the original intent). Per the FPMC Section 16.12.030.E, these legally existing structures are not required to meet current zoning regulations, and the setbacks are thus not of concern.

However, unlike the setbacks of the structures, development standards are not exempted. Thus, per FPMC Section 13.04.030.C each individual lot is required to have its own water system connection unless "all of the benefited parcels are within an approved planned residential development which is located in a multifamily residential district".

Planned Residential Development (PRD)

Instead of reconfiguring the built and in-use water connection and adding seven more connections to the Town water system, per one of the options discussed with the Town staff, the Home Trust is pursuing a Planned Residential Development approval. However, according to the development standards of PRDs, greater setbacks are required.

¹ The porches of 262 Price Street, as built, encroach one foot into the side yard setback. Having obtained land-use approval and the construction permitted, we presume the minimal encroachment was approved considering that two of the other buildings are setback thirty-five feet and the fourth is setback thirty feet. FPMC Section 15.06.100 would permit this encroachment.

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request No. 2

Page 3

Overarching Rationale for Variance

If built as apartments or if sold as separate units as condominiums or on individual lots created by a PRD, a single water connection is acceptable. But, if the same lots and buildings are created by a BSP instead, a single water meter is not acceptable.

In the same way, if built as apartments or condominiums, or on lots created by a BSP, the zoning district setbacks are acceptable. But creating the same lots and buildings by a means of PRD requires greater setbacks.

Ideally, the applicable development standards would be identical for multi-family housing regardless of being developed as apartments, condominiums, or on lots and common areas approved under a BSP or a PRD.

The average setback along the east-west portion of Holli Place is 29.5 feet, a mere six inches less than the compounded setbacks (ten-foot setback from the twenty-foot setback). Notably the physical setback of the buildings along the southern property line (adjacent to the neighbors) substantially exceeds the setback requirements of the MF zone (nearly double on average).

Furthermore, per the FHMC Section 17.66, the purpose of allowing PRDs "is to encourage imaginative site and building design, promote urban infilling, and create open space in residential developments by permitting greater flexibility in zoning requirements than is otherwise permitted". Requiring significantly greater setbacks has the unintended effect of discouraging use of the PRD mechanism, rather than providing the flexibility and encouragement described in the code.

The Home Trust's objective in making this request is to fulfill our longstanding commitment to work collaboratively with the Town and to ensure that the project complies with applicable development standards in a manner appropriate to its context. While the project was permitted and constructed in accordance with the approvals in place at the time, we are engaging in the requested variance process to address the Town's concerns and to confirm that the established setbacks remain consistent with the intent of the code and the surrounding neighborhood context.

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request No. 2

Page 4

Meeting Variance Criteria

The criteria for approval of a variance are set forth in the FHMC Section 17.84.030, and are addressed as follows:

Criteria A: The strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone.

Approval of this variance would result in setbacks consistent with those applicable to physically identical apartments or condominiums, or buildings and lots created under a BSP, all being allowed in the zone.

Criteria B. The need for a variance is a result of special circumstances that are solely related to the property, such as irregular shape or size, or natural features not generally existing within the same zone (deed restrictions, needs personal to the applicant, financial circumstances, or property alterations by the applicant or a predecessor shall not be proper considerations).

The circumstances giving rise to this request are unusual in that the project was permitted, constructed, and occupied prior to application of the PRD development standards through the subsequent Binding Site Plan and PRD process. This request is intended to avoid or minimize the creation of irregular site conditions that do not otherwise exist within the same zone.

Additionally, the subject property is 0.76 acres in size², whereas PRD standards are generally intended for larger sites, and application of those standards to this smaller parcel creates conditions not generally present within the zone.

Criteria C. The requested variance will provide the minimum variation from the standards necessary to afford relief.

What is requested is consistent with the MF setbacks and seeks a minimal deviation from the setbacks for approval by means of a PRD.

² A PRD is allowed on lots under one acre if they are affordable housing.

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Setback Variance Request No. 2

Page 5

Criteria D.1. The granting of the variance will not provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone.

Approval of this variance would apply setback standards consistent with those applicable to physically identical apartments, condominiums, or units approved under a Binding Site Plan. This does not constitute a special privilege and ensures consistency with standards already applicable to comparable developments in the zone.

Criteria D.2. The granting of the variance will not cause significant injury to the rights of other property owners in the zone.

Applying setback standards consistent with MF zone setbacks will not cause significant injury to neighboring properties and will maintain compatibility with surrounding development.

Criteria D.3. The granting of the variance will not be materially detrimental to the public welfare.

Applying setback standards consistent with MF zone setbacks will not be materially detrimental to the public welfare.

Criteria D.4. The granting of the variance will not allow an incompatible structure or use to be located within the zone.

Structures and uses that are compatible as apartments or condominiums, and compatible when created under a BSP, would likewise be compatible when approved under a PRD.

On behalf of the Home Trust, thank you for your consideration.

Sincerely,

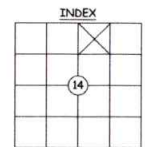


Karl Eberhard, Architect
San Juan Home Trust Project Manager
Authorized Agent

TOWN OF FRIDAY HARBOR
Community Development



OWNER
SAN JUAN COMMUNITY HOME TRUST



A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHEAST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

BINDING SITE PLAN
HOLLIWALK

PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA

PO BOX 2997
640 MULLIS ST. 98250
FRIDAY HARBOR, WA 98250

STAR SURVEYING, INC.



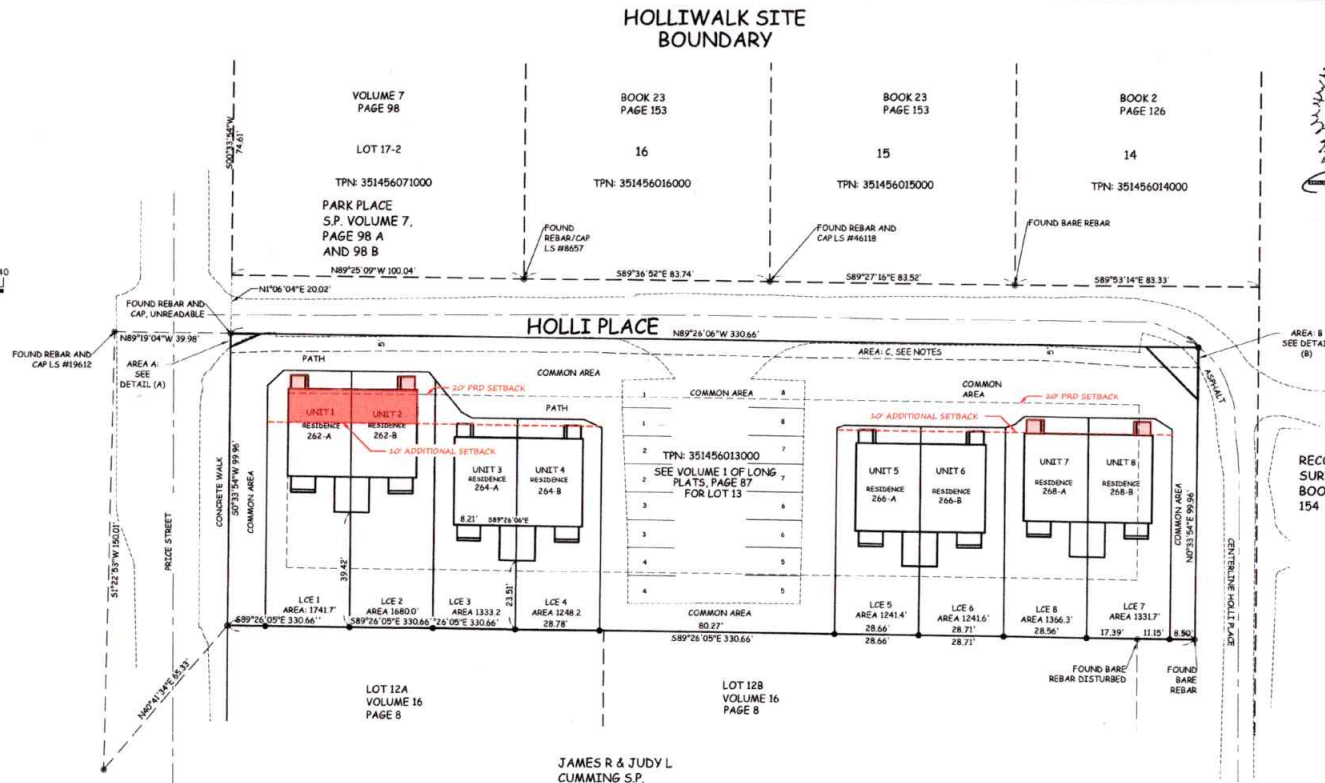
phone - (360)399-7693
info.ssi@rockisland.com
www.starsurveyinginc.com

LAND SURVEYING MAPPING PLANNING



CAD BY: AC	DATE 12/30/2025	TJB NO.: 2191
CHK BY: BMA	PAGE 2 OF 5	SCALE: 1" = 20'
PLD BK: 166 & 167	2191.DWG	CIVIL 3D 2025

SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE S-6 ROBOTIC SYSTEM



SURVEY NOTES

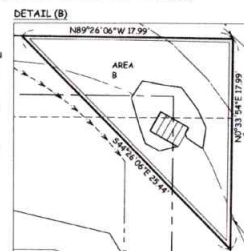
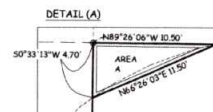
THIS IS A TOPOGRAPHIC SURVEY, AS SUCH, IT IS NOT REQUIRED TO BE RECORDED PER AGO #1 TO THE SURVEY RECORDING ACT. FOR MORE INFORMATION, INCLUDING SPECIFIC LOCATION OF LOT CORNERS, PLEASE REFER TO:

BOOK 2 OF SURVEYS, PAGE 26
BOOK 5 OF SURVEYS, PAGE 2
BOOK 23 OF SURVEYS, PAGE 153
BOOK 23 OF SURVEYS, PAGE 193
VOLUME 6 OF SHORT, PAGE 8
VOLUME 7 OF SHORT PLATS, PAGES 98 & 98A
BOOK 26 OF SURVEYS, PAGE 66 (EXTERIOR BOUNDARY LOT 13)

THIS DRAWING DOES NOT PURPORT TO SHOW ALL RECORDED OR UNRECORDED EASEMENTS.

NOTES

- 1) AREAS DESIGNATED AS "A" & "B" ON FACE OF BINDING SITE PLAN TO BE DEDICATED TO THE TOWN OF FRIDAY HARBOR AS AN EASEMENT FOR INGRESS & EGRESS THE TOWN OF FRIDAY HARBOR IS RESPONSIBLE FOR MAINTENANCE AND UPEEK OF IMPROVEMENTS IN SAID EASEMENT.
- 2) LAND UNDER UNIT STRUCTURES IS LEASE HOLDER PROPERTY.
- 3) AREA DESIGNATED "C" IS A 5' RIGHT-OF-WAY EASEMENT TO BE DEDICATED TO FRIDAY HARBOR FOR FUTURE FRONTAGE IMPROVEMENTS.



LEGEND

- * FOUND REBAR/CAP L# #45118 (CR AS NOTED)
 O FOUND 1" IRON PIPE & COIN L# #8657
 * SET REBAR/CAP L# #19612
 TPN TAX PARCEL NUMBER
 _____ BOUNDARY LINE OF SUBJECT PARCEL
 ----- ADJACENT PARCEL LINE
 ----- EDGE OF ASPHALT
 ----- 5' ROW
 ----- TIE LINE
 (LCE) COMMON ELEMENTS



Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

(360) 378-2810 / fax (360) 378-5339 / www.fridayharbor.org

Application for Variance

LUA2026-0010

Application date: February 18, 2026	Project Tax parcel number: 351456013000
Applicant name: Karl Eberhard for San Juan Community Home Trust	Phone number: (928) 699-7974
Mailing address: PO Box 2603, Friday Harbor, WA 98250	
Email address: eberhard@karleberhard.com	
Area requested for Variance: (Street address or other description)	
Perimeter of Property	
260 Price Street	
Legal Description:	
PRICE'S ADDN TO FRIDAY HARBOR - LOT 13, VOL. 1 PG. 87 Sec 14, T 35N, R 3W	
Current Zoning:	
Variance requested and reasons for:	
Section 16.12.040. B.18 as regards "a 20-foot-wide native vegetation buffer".	
Details provided in attached letter.	

REQUIRED MATERIAL FOR ALL VARIANCE APPLICATIONS

Detailed written statement as to the specific regulations which because of special circumstances applicable to the property deprives the property of privileges commonly enjoyed by other properties in the same zone or vicinity and which adjustment remedies disparity in privileges.

Provided in attached letter.

February 18, 2026

Date

Karl Eberhard
2026.02.17 13:52:47 -08'00'

Signature of Applicant / Agent

Karl Eberhard

Architect

February 18, 2026

Attn: Mayor and Town Council
The Town of Friday Harbor
60 Second Street
P.O. Box 219
Friday Harbor, WA 98250

Re: 260 Price Street (Holliwalk)
Landscaping Variance Request No 2

Dear Honorable Mayor and Town Council,

The San Juan Community Home Trust (Home Trust) respectfully requests approval of a variance from the Friday Harbor Municipal Code (FHMC), Section 16.12.040 Binding site plan contents and approval criteria, Sub-section B.18 as regards "a 20-foot-wide native vegetation buffer". Among other requirements, this section requires that the plan depict "a minimum 20-foot-wide native vegetation buffer around the perimeter of the binding site plan area."

The Home Trust requests that the 20-foot landscaping setback be "averaged" to match the 20-foot Planned Residential Development site setback. The encroachment of buildings into the 20-foot landscaping comprises 278 SF, approximately 2% of the area required, and is proposed to be replaced by 322 SF of landscape area added onto the existing parking landscaping.

Overarching Rationale for Variance

Visually, this site will stand out as significantly more densely planted than surrounding properties, rather than providing the "filtered screen" contemplated by the code. This minor area shift, besides being an industry standard mitigation, will not alter the "heavily landscaped" character proposed. This variance also serves the code by eliminating a conflict with previously granted use permit approvals.

AZ 43345

CA C22194

WA 20106300

P.O. Box 1044, Friday Harbor WA 98250

(928) 699-7974

www.KarlEberhard.com

eberhard@karleberhard.com

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request No 2

Page 2

Meeting Variance Criteria

The criteria for approval of a variance are set forth in the FPMC Section 17.84.030, and are addressed as follows:

Criteria A: The strict application of the performance standards set forth in this title would deprive the applicant of a substantial property right commonly enjoyed by other properties in the same zone.

Being already over-landscaped, more than double that of properties in the same zone, moving 2% of the landscaping, would not alter the applicant's substantial property right commonly enjoyed by other properties in the same zone.

Criteria B. The need for a variance is a result of special circumstances that are solely related to the property, such as irregular shape or size, or natural features not generally existing within the same zone (deed restrictions, needs personal to the applicant, financial circumstances, or property alterations by the applicant or a predecessor shall not be proper considerations).

The circumstances giving rise to this request are unusual in that the project was permitted, constructed, and occupied before the BSP landscaping standards were applied through the subsequent Binding Site Plan and PRD process. This request is intended to avoid or minimize the creation of irregular site conditions that do not otherwise exist within the same zone.

Criteria C. The requested variance will provide the minimum variation from the standards necessary to afford relief.

The requested variance represents the minimum modification necessary to allow landscaping that meets the intent of the code while remaining compatible with the surrounding neighborhood.

Criteria D.1. The granting of the variance will not provide the applicant with a special privilege not already enjoyed by or available to other property owners in the zone.

Approval of the variance would not grant a special privilege, as the resulting landscaping density would remain comparable to or greater than that of surrounding properties in the same zone.

February 18, 2026
Mayor and Town Council
Re: 260 Price Street (Holliwalk)
Landscaping Variance Request No 2

Page 3

Criteria D.2. The granting of the variance will not cause significant injury to the rights of other property owners in the zone.

The proposed landscaping will not cause injury to neighboring properties and will maintain compatibility with the existing neighborhood character.

Criteria D.3. The granting of the variance will not be materially detrimental to the public welfare.

The variance will not be detrimental to the public welfare and avoids future tree health and safety issues associated with excessive planting density.

Criteria D.4. The granting of the variance will not allow an incompatible structure or use to be located within the zone.

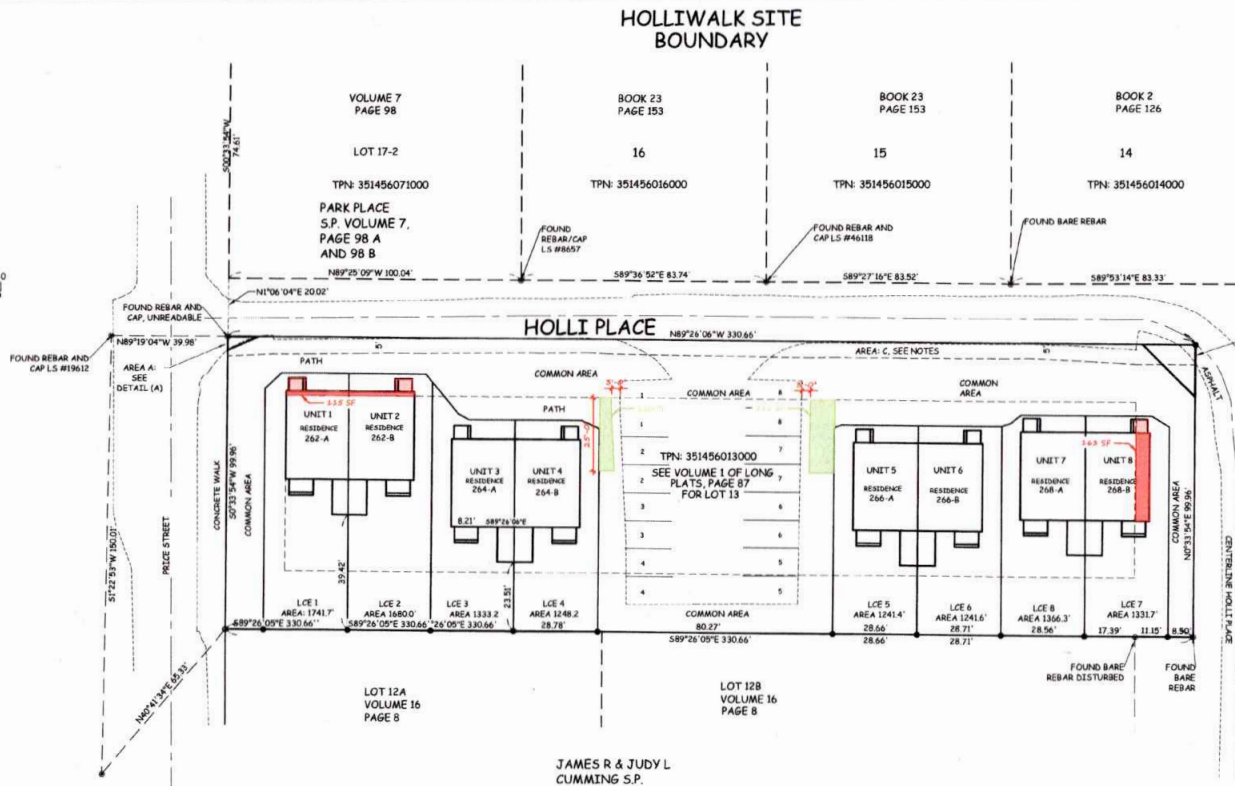
Landscaping is not a structure or use and additional landscaping does not allow further incompatible structures or uses.

On behalf of the Home Trust, thank you for your consideration.

Sincerely,



Karl Eberhard, Architect
San Juan Home Trust Project Manager
Authorized Agent



BINDING SITE PLAN TOWN OF FRIDAY HARBOR **HOLLIWALK** SAN JUAN COMMUNITY HOME TRUST

LAND DESCRIPTION

PER STATUTORY WARRANTY DEED
APN: 2016-0429004
LOT 13, PRICE'S ADDITION TO THE TOWN OF FRIDAY HARBOR,
ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 1 OF
PLATS, PAGE 87, RECORDS OF SAN JUAN COUNTY, WASHINGTON

**RECORD OF
SURVEY
BOOK 2 PAGE
154**

TAX PARCEL NUMBER
351456013000

SITE ADDRESS
260 PRICE ST
FRIDAY HARBOR, WA 98250

OWNER
SAN JUAN COMMUNITY HOME TRUST

SURVEY NOTES

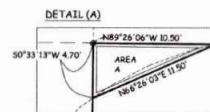
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BOOK 26 OF SURVEYS, PAGE 66 (EXTERIOR BOUNDARY LOT 13)

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EASEMENTS.

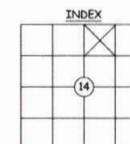
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FACE OF BINDING SITE PLAN TO BE
DEDICATED TO THE TOWN OF FRIDAY
HARBOR AS AN EASEMENT FOR
IMPROVEMENTS & EGRESS TO THE TOWN OF
FRIDAY HARBOR IS RESPONSIBLE FOR
MAINTENANCE AND UPKEEP OF
IMPROVEMENTS IN SAID EASEMENT.
- 2) LAND UNDER UNIT STRUCTURES IS
LEASE HOLDER PROPERTY.
- 3) AREA DESIGNATED "C" IS A 5'
RIGHT-OF-WAY EASEMENT TO BE
DEDICATED TO FRIDAY HARBOR FOR
FUTURE FRONTAGE IMPROVEMENTS.



LEGEND

- FOUND REBAR/CAP L.S. #46118 (OR AS NOTED)
- FOUND 1" IRON PIPE & COIN L.S. #8607
- SET REBAR/CAP L.S. #19612
- TPN TAX PARCEL NUMBER
- BOUNDARY LINE OF SUBJECT PARCEL
- ADJACENT PARCEL LINE
- EDGE OF ASPHALT
- 5' ROW
- TIE LINE
- (LCE) COMMON ELEMENTS



A PORTION OF THE NORTHWEST QUARTER OF
THE NORTHEAST QUARTER OF SECTION 14,
TOWNSHIP 35 NORTH, RANGE 3 WEST, W.M.
SAN JUAN ISLAND, SAN JUAN COUNTY, WA

BINDING SITE PLAN **HOLLIWALK**

PREPARED AT THE REQUEST OF
SAN JUAN COMMUNITY HOME TRUST
A PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST
QUARTER, SECTION 14, TOWNSHIP 35 NORTH, RANGE 3 WEST,
W.M. SAN JUAN ISLAND, SAN JUAN COUNTY, WA



PO BOX 2997
640 MULLIS ST. 98250
FRIDAY HARBOR, WA 98250
LAND SURVEYING
STAR SURVEYING, INC.
phone: (360)399-7493
info: info@starland.com
www.starland.com

CAD BY: AC	DATE: 12/30/2021	JOB NO.: 2191
CHK BY: BMA	PAGE 2 OF 5	SCALE: 1" = 20'
PLD BY: 166 & 167	2191.DWG	CIVIL 3D 2025

SURVEYED BY FIELD TRAVERSE WITH A TRIMBLE 5-6 ROBOTIC SYSTEM



TOWN OF FRIDAY HARBOR

Post Office Box 219 • Friday Harbor, Washington 98250

(360) 378 – 2810 • FAX: (360) 378 – 5339 • www.fridayharbor.org

STATE ENVIRONMENTAL POLICY ACT
Determination of Non-Significance (DNS)

Applicant(s): San Juan Community Home Trust

Project Name: Holliwalk – PRD & BSP

Location of Proposal: 260 Price Street, Friday Harbor WA 98250

Description of Proposal: This project divides the land for purposes of sale. Physical work includes the install landscaping on a property already developed with 8 residential units, a parking lot, and landscaping. This work would add 13 trees and 103 shrubs to the existing landscaping. The work includes the installation of fencing at two locations screening the rear yards from view.

Documents Available: The SEPA Environmental Checklist and background information are available via the Town's website: <http://www.fridayharbor.org/2346/Development-Applications-Notices>

Agency File Number: LUA2026-0011

Lead Agency: Town of Friday Harbor

Agency Contact: Ryan Ericson, ryane@fridayharbor.org, 360-378-2810 ext. 231

SEPA Decision: The Town of Friday Harbor has determined that this project proposal will not have a probable significant adverse impact on the environment. The determination was made after reviewing a completed environmental checklist and other information on file with the lead agency. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This DNS is issued under WAC 197-11-340(2). **The lead agency will not act on this proposal for 14 days. Comments must be submitted to the Agency Contact no later than 4:00 p.m. on April 1, 2026.**

Responsible Official: Ryan Ericson, Community Development Director

Address: 60 Second Street
PO Box 219
Friday Harbor WA 98250

Signature: _____ Date of Issuance: March 18, 2026

Appeal Process: Appeal procedures are found in RCW 43.21C.075 Appeals. Notice will be given per RCW 43.21C.080

MUTUAL AGREEMENT

This Mutual Agreement (“Mutual Agreement”), dated for reference purposes as of December 09, 2025, is entered between the San Juan Community Home Trust (“SJCHT”) and the Town of Friday Harbor (“Town”) (each, a “Party” and collectively as the “Parties”).

RECITALS

WHEREAS, SJCHT applied for a Binding Site Plan (“BSP”) for its *Holliwalk* project and the Town identified conditions which would be included in its decision;

WHEREAS, SJCHT disagreed with the conditions identified by the Town which led the Parties to discuss alternative paths forward for the project permitting;

WHEREAS, in an effort to resolve the disagreement over the Town’s conditions and to avoid the costs of litigation, the Parties reached mutual agreement on the type of project permit applications and project permit review process and agree as follows:

AGREEMENT

1. Additional Applications. To resolve the disagreement over conditions required by the Town to approve a Binding Site Plan for the project commonly referred to as *Holliwalk*, SJCHT agrees to apply for a planned residential development (PRD) permit and variance from the perimeter landscaping requirements in FHMC 17.66.040(F)(2) and a variance to average the 20’ foot setback in FHMC 17.66.040(E) as outlined in Section 1.A through 1.C below (“Applications”) for *Holliwalk*:

- A. **Planned Residential Development.** SJCHT shall apply for a PRD for *Holliwalk* by submitting an application on a form provided by the Town. The Town agrees that no additional information including, but not limited to, surveys, site drawings, reports or analyses are required to process the PRD application; except for any additional information expressly identified herein.
- B. **Landscaping Variance.** SJCHT shall seek a variance for the perimeter landscaping requirements under FHMC 17.66.040(F)(2) that achieves the following minimum standard:
 - i. Planting 13 additional trees (generally 50/50 evergreen/deciduous for all trees on property) spaced to provide partial screening on the exterior lot lines.
 - ii. Planting of shrubs 6 feet apart within the 20ft perimeter landscaping area which circles the original boundary (not the interior lines).
- C. **Setback Variance.** SJCHT shall seek a variance to reduce the planned residential 20’ setback in FHMC 17.66.040(E) in areas that are not feasible to obtain 20 feet, reduce the 10’ foot setback from a common area for Units 1 & 2, and average the

20' vegetated buffer in FHMC 16.12.040(b)(18) in areas that are not feasible to obtain 20 feet:

- i. The planned residential perimeter setback variance shall be the minimum necessary to provide relief where existing buildings encroach on the 20' setback.
- ii. The vegetated buffer may be reduced in areas where buildings or structures encroach into the vegetative buffer and increased in other areas such that the area of the averaged buffer is equal to the standard buffer and that the depth of the setback is the maximum extent feasible for a given location and at no time is the depth less than 10 feet.

2. Applications Process.

A. Permit Consolidation. SJCHT agrees to consolidate the Applications per FHMC 20.12.040.

B. Preliminary PRD/Variance. The Town agrees to process the Applications pursuant to the following schedule:

- i. The Town shall issue a letter of completeness or incompleteness within 14 days of SJCHT's submission of the Applications;
- ii. To determine completeness the Town will use information requested on the PRD application and information required by FHMC 17.66.060(B). SJCHT may use its original BSP application materials to satisfy the PRD application requirements;
- iii. In the event the Town issues a letter of incompleteness it shall issue a new completeness determination within seven (7) days of SJCHT's response. This step shall be repeated as necessary until a letter of completeness is issued;
- iv. The Town shall provide written comments on the submitted materials within 7 days of the notice of complete application. The Town shall place the Applications on the agenda for the first Planning Commission meeting following receipt of complete corrections, if necessary, from the applicant.
- v. The Town shall place the Applications on the agenda for the first Town Council meeting following the Planning Commission meeting described immediately above.

C. Fees. The Town agrees and hereby waives all permit application and/or review fees associated with the planned residential development application and variance applications. This provision shall not be construed to waive any fees applicable to completing the approval process for BSP No. 1.

3. Preliminary Binding Site Plan Conditions of Approval.

Within ten (10) days of receiving the Town's decisions on the Applications, SJCHT shall notify the Town in writing of its election to move forward with the Town's determination as provided in Section 3(A) or Section 3(B).

A. Issuance of an Amended January 2025 Preliminary Binding Site Plan Decision. The Town shall issue the decision for the BSP for Holliwalk substantively similar to the January 2025 preliminary BSP approval except as follows:

- i. Condition 23 is no longer required as a condition of approval.
- ii. Conditions 2, 18, 29, 32 and 33 shall be deleted as those conditions reference the gypsum parapet requirement in condition 23.
- iii. Condition 5. Shall be amended to read: "All conditions of planned residential development (permit number) are considered conditions of approval."
- iv. Condition 19 shall be deleted.
- v. Conditions 6 and 7 shall be amended to read "All conditions of variance (application number) are considered conditions of approval."
- vi. Condition 25 shall be amended to read "A single water meter has been approved by planned residential development (permit number)."
- vii. The approved setbacks must be shown on the final binding site plan.
- viii. Replace the term "binding site plan" with "final binding site plan".
- ix. Add a plat note that references approval of the planned residential development and variances.

B. Issuance of the January Preliminary Binding Site Plan Decision. The Town shall issue a preliminary binding site plan determination for Holliwalk substantively similar to the January 2025 preliminary BSP with no substantive changes to the conditions contained in that document.

4. **Reservation and No Waiver.** Nothing in this Agreement shall be construed to release or waive any rights, arguments or claims SJCHT has or may have regarding the processing of its applications. For the avoidance of doubt, SJCHT reserves all rights, arguments and claims regarding the Town's processing of its PRD application and BSP application including, but not limited to, the right to appeal any decision as permitted by applicable law and to seek damages as allowed by applicable law. The Town reserves all defenses and arguments to the same.

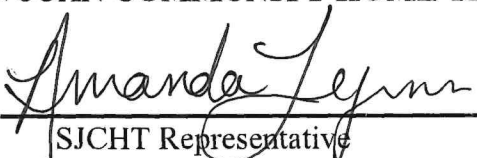
5. **Miscellaneous:**

- A. **Entire Agreement.** The Parties agree and represent that no promise, inducement, or agreement that is not expressly provided for in this Settlement Agreement has been made by any Party. This Settlement Agreement sets forth the entire agreement between the Parties and supersedes any and all prior agreements or understandings.
- B. **Amendments.** This Settlement Agreement shall not be deemed or construed to be modified, amended, rescinded, canceled or waived, in whole or in part, except by written amendment signed by each Party.

- C. No Third-Party Beneficiary. This Agreement is made and entered into for the sole protection and benefit of the Parties hereto and their successors and assigns. No other person shall have any right of action based upon any provision of this Agreement.
- D. No Assignment of Claims. Each Party hereby warrants and represents that he, she, or they has not assigned, conveyed, transferred, pledged, or encumbered any claims that he, she, or they may have against another Party.
- E. Warranty of Authority. Each Party represents and warrants to the other that the individual executing this Settlement Agreement on behalf of such Party has been duly authorized by said Party for whom he/she/they purports to act and has full power, authority and capacity to execute this Settlement Agreement.
- F. Counsel. Each Party hereby warrants and represents that it has had the opportunity to be represented by counsel of its choice in connection with the review, approval and execution of this Settlement Agreement, and understands that the Agreement is a legally binding contract; that each has read and understood this Settlement Agreement; that each intends to be bound by each provision of this Agreement.
- G. Good Faith Cooperation. The Parties agree to act in good faith with respect to this Settlement Agreement, its making, performance and enforcement. Specifically, Town staff agrees to recommend approval of the PRD, variance and BSP consistent with the Agreement to the Town Council. Each of the Parties, without further consideration, agrees to execute and deliver such other documents and take such other action as may be necessary to consummate more effectively this Settlement Agreement.
- H. Counterparts. This Agreement may be executed in multiple counterparts, and each counterpart, when fully executed and delivered, shall constitute an original instrument, and all such multiple counterparts shall constitute but one and the same instrument. Executed counterparts of this Agreement may be delivered digitally (e.g. fax, pdf e-mail, DocuSign) and will be binding as originals. A digital copy (e.g. fax, pdf, DocuSign) of fully executed and assembled version of this Agreement is binding as an original and "best evidence" of the parties' agreement herein.

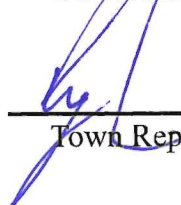
IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed as of the dates set forth below:

SAN JUAN COMMUNITY HOME TRUST:

By: 
 SJCHT Representative

STATE OF WASHINGTON)
) ss.
 COUNTY OF SAN JUAN)

TOWN OF FRIDAY HARBOR:

By: 
 Town Representative

GIVEN under my hand and official seal this 9th day of December

JENNIFER M KREMBS
Notary Public
State of Washington
Commission # 24021871
My Comm. Expires Jun 21, 2028

STATE OF WASHINGTON)
) ss.
COUNTY OF SAN JUAN)

GIVEN under my hand and official seal this 9 day of December.

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MEMORANDUM

To: Town Council

From: Ryan Ericson, Community Development Director

Date: 03/26/2026

Re: Letter dated January 12, 2026 (Attachment A), to Town Council from Mason Wiley et.al.
regarding Finnegan Way

Item 1. Paragraph 1 page 1

While there are numerous grievances to illustrate a clear lack of planning and governmental oversight for this project as described below, we are primarily concerned with three issues at this juncture—landscaping and open space.

Staff Response:

Until the recent the discussion in the last 6 months, Town Staff has received one letter with concerns at Finnegan Way (Attachment B). This letter was received in October 2022 regarding stormwater runoff at the construction site. The letter indicated the owners were discussing the matter with Mr. Thomas and those owners were not requesting the Town intervene at that time. Town staff completed an inspection of the Construction Erosion Control on November 22, 2022, and issued a correction email to the constructor onsite.

Current Town Staff have been overseeing the development since 2021. This is includes keeping in contact with five contractors (4 General Constructors and 1 large pipe and site preparation contractor) throughout the development:

2021

- March
 - Requesting as-built final stormwater installation for Phase I, update construction stormwater prevention plan, updated permanent stormwater controls
- April
 - Town Staff request water heater expansion tanks for Phase I homes
 - Discussion with new unit owner and issued temporary occupancies
 - Town Staff requested installation of Street Sign
- May
 - Town Staff requested lateral engineering calculations
- June
 - Town Staff requested that the project engineer provide engineering calculations for water service

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- Town Staff requested an updated Utility Plan resulting from site plan changes
- July
 - Town Staff reviewed updated water system
 - Sent request for more information i.e., stormwater and addressing directory
- August
 - Approved revised water system plan, loop not allowed with existing pump
 - Discussed location of refuse containers instead of individual cans
 - Denied request for final inspections; requested updated stormwater and road construction not completed
 - Meeting to discuss road construction and stormwater plan. Applicant asked to wait on pavement until construction completed
 - Email outlining path forward for Finnegan Way Development
- September
 - Received updated stormwater plan
 - Town Staff requested installation of Street Sign
- October
 - Town meeting with project engineer about updated stormwater plan
 - Request more information on submitted building permits for foundation and lateral deck connections
- November
 - Eliminate grass/gravel grids on main access road and increase detention.
 - Ok. For temporary gravel road
- December
 - Refuse trash container not on a pad
 - Stop work order, construction without a permit and final plat of Phase III

2022

- February
 - Received updated stormwater plan
 - Compliance Letter for erosion control
- March
 - Received email and letter regarding stormwater runoff on property. Town Staff requested a meeting with Mr. Maynard. Meet with Mr. Maynard and Mr. Whelan
 - Requested more information on updated stormwater plan
 - Site meeting to discuss permanent stormwater facilities, road construction, Sewer, Foundations on fill, perimeter planting requirements. Developer indicated waiting on local nursery to recommend planting in rocky areas
- April
 - Discussion stem wall construction with project engineer

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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- May
 - Received lateral engineering analysis on foundations. Retrofit design received and approved
 - Received final updated stormwater plan
- July
 - Phase III approval revoked and submitted to Town Council per Town Code. Town Council approved Phase III
- September
 - Tried to set up a meeting with owner of Madrona Court Apartments
- October
 - I received letter from Madrona Court stating they are meeting with Charles about the stormwater runoff and angled slope. They are not asking for Town to intervene at this time
- November
 - Sent correction email for temporary construction stormwater controls out of compliance
- December
 - Developer asked for a meeting to discuss road

2023

- July
 - Issued Temporary Occupancy for Phase II
- August
 - Developer indicates they are getting ready to pave the road

2024

- February
 - Sent 25 permit expiration letters to developer with items missing including expansion tanks, landscaping, and road construction
- March
 - Request for extension on all permits. Also needs to request more time for road paving until after lots 19-26 are completed
- April
 - Applicant submits permits for last 9 permits
 - Sent request for more information on building permits
- June
 - Developer asked that Temporary COs be extended
 - Responded to Developers agent questions regarding the request for more information. Response was late error in issuance completed in May

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- Indicated that Temporary COs will not be issued until PRD was completed
- July
 - Sent request for more information
- August
 - Issued permits for lots 18-22 that were submitted with road construction by October 1, 2024, and landscape and trail plan required prior to framing
- October
 - Developer concerned with damage to asphalt if installed prior to heavy equipment operation at the final construction sites.
 - Issued amended condition 7 to require road prior to June 15, 2025, as the asphalt plant was shut down for the year
- November
 - Developer seeks approval of building permits for lots 23-26. Indicates that a down payment for next summer paving and will send the invoice.
- December
 - Town issues response that DCD is still waiting on responses to the request for more information in July 2024

2025

- January
 - Town informs developer that foundation only permits expired and were not extended
- March
 - Discussion on meter payments with Developer
- April
 - Harkness public records request
- June
 - Developer provides email to Ms. Harkness and the Town and attaches the landscape plan from the preliminary plat approval. Asks to go over the plan with Ms. Harkness
 - Ms. Harkness provides a date for meeting with Developer. Has ideas for the landscaping plan
- July
 - Developer indicates a meeting with the HOA; expecting a landscape plan from the HOA in a week
 - Town received on request to meet with a member of the HOA to go over landscape ideas
 - Town met with the members; who followed up with a landscape plan
 - Town asked for a second meeting on July 29
- September

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- Ms. Harkness asks for summary of my discussions with the Developer regarding the landscape plan and occupancies
 - Town responds no occupancy has been given
 - Ms. Harkness response requesting information on an escrow account for landscaping
 - Update from Developer paving should occur soon and continued HOA meetings regarding landscaping
 - Town provides HOA with a summary of bonding for landscaping
 - Received update on landscaping meetings from Ms. Harkness
- October
 - Town Staff requested from the Developer a paving date and provided documentation of required amended soils
 - Received developer's response. Asked for a site visit on landscaping and stormwater erosion seeding after pavement installed
 - Received email from Developer that Lawson's asphalt machine is not operational; parts on the way
 - Ms. Harkness indicates that all communication with Developer is through attorney's requested updates on landscaping plan and occupancy on rentals
 - Town staff explains response to previous emails was in drafts. Sent the response to next day and offered to meet with HOA and Developer
 - Ms. Harkness responded will discuss meeting with HOA Board and Attorney

2026

- January
 - Town Council receives a letter from adjacent property owners expressing concerns.
 - Developer sends update on Lawson's timing for paving. Waiting for 50-degree temperature
- February
 - Developer sends update on landscape plan
 - Courtesy walk-through of units no final approval or occupancy provided
- March
 - Ms. Harkness asked for update on paving timing to notify the neighbors
 - Met onsite with Lawson and MEM regarding layout of drive access and parking
 - Town staff sent an email to Lawson, Developer, and HOA outlining the inspection procedures for the road and true grid
 - Ms. Harkness asked for most recent PRD and Landscape approval plan
 - Town staff responded with explanation of preliminary plat approvals and final plat procedures. Explained that the public records request is being processed per the schedule provided

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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- Met onsite with Developer and project engineer to discuss landscaping as required by the preliminary plat approval and stormwater plan

Item 2. Paragraph 2, Page 1

Our request is simple. We ask that the Town of Friday Harbor government ("Town") enforce its own code prior to the issuing of certificates of occupancy or other finalization and permitting of the project.

Town staff will continue to enforce the project as approved and consistent with applicable state building codes and statutes. Town staff will continue to process code compliance requests when submitted.

Item 3. Paragraph 3, Page 1

The Finnegan Way development was allowed to proceed with setbacks that are a mere three feet from boundary lines. As described by Thomas Sandstrom in an April 12, 2019, letter to the Town (Attachment A), the original Finnegan Way site plan violates the Salmon Run setback requirements that were legally enforceable by the Town. The Town should have enforced this plat restriction and declined to do so for reasons not found in the record.

Staff Response:

The opportunity for any party to appeal the original approval of the Planned Unit Development is within 21 days after the Town Council issued final approval. This appeal period is set by the State in RCW 36.70c.040(3). The state created an expediated judicial review for land use decision appeals RCW 36.70c commonly referred to as the Land Use Petition Act or LUPA at the same time of adoption of other growth management statues in RCW 36.70a and RCW 36.70b. The 2019 letter written by Thomas Sandstrom provided by Mr. Mason, indicates in the last paragraph the urgency in requesting a timely Town's response to meet the LUPA appeal period. A LUPA appeal was not filed by Mr. Sandstrom or any other aggrieved party.

Washington State Supreme Court in 2002 issued a decision on Chelan County vs. Nykreim in favor of the applicant Nykreim; where Chelan County, a year after issuance, revoked an approved boundary line modification that created a new lot in violation of Chelan County code and Washington State RCW 58.17 Plats-Subdivisons. The Court determined that local jurisdictions are subject to the same appeal period as any other party in RCW 36.70c.040(3), as a result Chelan County was barred from revoking the decision after the 21-day appeal period concluded.

An applicant is vested to the land use controls in affect at the time of preliminary plat approval for 5 years. If an applicant submits a final plat within those 5 years, then the plat is vested for an additional 5 years. These vesting periods are set by the State in RCW 58.17 Plats-Subdivisons. Finnegan Way Phase I was approved in 2019, Phase II was approved in 2020, and Phase III of

Town of Friday Harbor

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Finnegan Way was approved in 2022. The Finnegan Way PRD is subject to the land use controls in affect at the time of preliminary plat approval until April of 2027.

The governing conditions of approval and plat map are memorialized in the April 2019 Town Council decision issuing preliminary plat approval. Those conditions are provided as Attachment C and are the sole applicable standards that the applicant/developer must satisfy.

Item 4. Paragraph 4, Page 1

On average, each home has less than two parking spaces, leaving many of the residents to park off-street, which is prohibited and dangerous on our private road.

Staff Response:

The project consists of 26 detached single-family homes on separate lots within the multifamily zone. The proposal as described in the Findings of Fact and Conclusions of Law and Decision that issued approval of the PRD, indicates a multifamily planned residential development. At the time of preliminary plat approval multifamily development required 1.5 spaces per unit. Applying that standard the applicant/developer is required to provide 39 parking spaces. According to the approved site plan the developer will provide 26 standard spaces and 22 compact spaces, for a total of 48 parking spaces or 1.85 parking spaces per unit.

True to typical multifamily development, parking spaces are dispersed throughout the development. Some of the parking spaces are located within individual lot boundaries. Condition of Approval #9 indicates that the Homeowners Association will provide parking easements; those easements will need to be established prior to final occupancy of the remaining 4 units.

Item 5. Paragraph 4, Page 1

Many of the parking spaces are on a slope with gravel that spills into the roadway year-round, already causing considerable road damage and dramatically reducing road-life expectancy.

Staff Response:

Construction sites are required to control "track out", soils deposited by construction vehicles on roadways. Town Staff has not received code compliance requests regarding soils tracked onto the roadway.

This issue appears to be a maintenance issuance of the private road Finnegan Ridge from the overspill of gravel originating in the True Grid gravel pavers installed in the Phase I area. True Grid gravel pavers when not properly maintained may allow gravel to migrate into the roadway; this condition does exist on Sockeye Avenue adjacent to Phase I parking area. This is an issue for those parties subject to the Salmon Run Short Plat private road easement

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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(document number 1999-0120001) that established the Road and Utility maintenance agreement. Item 4. Explicitly states, "The construction, maintenance, and drainage of the private road, Sockeye Avenue (current name Finnagen Ridge), shall not be the responsibility of the Town of Friday Harbor."

Item 6. Paragraph 1, Page 2

For years there appeared to be no stormwater runoff mitigation, resulting in damage and hefty repair costs to downhill neighboring properties, in particular 580-582 Finnegan Ridge and the Madrona Court Apartments. This is likely the result of the developer's removal of nearly every tree within the Finnegan Way building area. To the Town and/or developer's credit, it appears that some controls have been installed in the past year, alleviating some of the stormwater issues. However, downhill residents note that there is still uncontained fill from the project that drains into their property during storms.

Staff Response

Construction erosion control measures have been in place from the beginning of site improvements. Some measures were readdressed in 2022. The final grade of the road occurred in 2024, 5 years after development started this maybe the recent change discussed in the letter.

The onsite stormwater flow controls include underground detention tanks and catch basins that will direct water to the existing stormwater conveyance ditch. Final grade and paving have not occurred, the permanent stormwater system may not be receiving the entirety of designed flow. Post construction soil amendments and grass will be installed to ensure long term soil stability. The site is an active construction area; the contractor is not required to meet post construction standards until after improvements are completely constructed.

Item 7. Paragraph 2, Page 2

Many truckloads of soil were taken from the project area as well. This has led to the uncontained spread of noxious weeds, including tansy ragwort and scotch broom. (more on landscaping below). To our knowledge, there has never been an effort by the developer to contain the spread of noxious weeds.

Staff Response:

Town Staff have never received a noxious weed complaint. The Town of Friday Harbor does have a tree retention/protection ordinance. Temporally removing topsoil is allowed, so long as amended soils are returned to the site for post construction onsite stormwater management.

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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Item 8. Paragraph 3, Page 2

Finnegan Way should not have been allowed to proceed as planned. The Town leadership responsible for these issues is mostly gone. With the Town's new leadership in mind, we expect better.

Staff Response:

The Planned Unit Development meets or exceeds several of the provisions in the Town of Friday Harbor Municipal Code. Additional conditions of approval may have assisted in managing the development flow. A stricter application of temporary occupancies may have led to less inconveniences of residents in the development and neighborhood, however those units would have sat empty and out of the needed housing stock.

Item 9. Paragraph 4, Page 2

We ask the Town to require the developer to meet the landscaping standards found within FHMC 17.66.040(F). During a March 26, 2025, annual meeting for the Finnegan Ridge HOA, of which Finnegan Way HOA is a member, the developer stated that the land underlying Finnegan Way is nothing but "bare rock," so he can't be expected to meet the Town's landscaping requirements. We've come to understand that Mr. Thomas made the same representation to Town staff as well. This attempt to evade landscaping standards is unacceptable for two reasons.

Staff Response:

The developer is subject to the Town Council's conditions of approval in the preliminary plat approval documents, the row of trees shown on the approved site plan, and the approved stormwater plan that requires BMP 5T-13 soil amendments with hydroseeding. According to court rulings the time to ensure that a project permit meets Town code is at the time of review before a final decision is issued.

Item 10. Paragraph 5, Page 2

First, the code itself does not provide exemptions from the Town's landscaping standards regardless of the condition of the land. Moreover, the preliminary site plan submitted by the developer and approved by the Town (referenced in Town Ordinance 1066) has trees along the perimeter of Finnegan Way. This plan is binding on the developer. Second, if there is a lack of topsoil now, this is a result of the developer's clearcutting and trucking out of topsoil. The Finnegan Way building area was a forest prior to development. A quick glance on a Polaris map prior to 2019 reveals this, as does a look at neighboring properties.

Staff Response:

The Town approved location of utilities that conflict with planting of trees, specifically sanitary sewer; these utilities are also shown on the preliminary plat approval. The areas with utility conflict may need to provide a solution that meets the visual separator requirements in Chapter 17.66 Planned Residential Development.

The approved stormwater plan requires 8" of amended soils to be brought back onsite with hydroseeding for erosions control (BMP 5T.13). For this project 4" of soil is also required to

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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provide a total of 12" of soil medium. In some areas around the housing units, the soil depth may need to be reduced to accommodate the vent wells to prevent flooding of the crawl spaces.

Item 11. Paragraph 6, Page 2

Our request is that the Town ensure that topsoils are adequately replenished along with any infrastructure and hardscaping installations needed that would prevent post-replenishment soil runoff, and a watering plan is established so that landscaping attempts will be successful in the long term. Noxious weeds should also be mitigated to prevent their spread, as is required under State law. RCW 17.10.140.

Staff Response:

The developer is required to meet BMP 5T.13 Post Construction Soil Stabilization (Attachment D), that is a defined soil depth and hydroseeding of areas outside of impervious surfaces. The Friday Harbor municipal code or PRD's conditions of approval do not require the use of drought resistant planting or to establish a landscape maintenance plan. FHMC Chapter 17.66 states that perimeter landscaping shall be required and each PRD shall provide not less than 20 percent of the gross site area for common open space.

The developer is responsible for installation of the required landscaping and condition of approval #9 indicates that the Homeowner Association is responsible for maintenance of drainage detention facilities and the open space; most of the landscaping is within the open space area. The roadside planter strips are within the private road easement.

Item 12. Paragraph 7, Page 2

We've been made aware by members of the Finnegan Way HOA that they have proposed responsible alternatives to the Town's landscaping standards. We support these efforts, so long as the neighborhood is beautified in a way that is conducive to the island's natural environment. And that any changes to the landscaping standards are done in an open public meeting with adequate notice.

Staff Response:

The conditions of approval do not require a specific landscape plan to be completed and submitted for review. There are site constraints which may hinder implementation of the approved preliminary plat map that illustrates a single row of vegetation around the perimeter of the PRD. The preliminary plat map also shows a sewer line in the location of the row of vegetation; the presence of the sewer line is incompatible with plants that have moderate or deep root systems.

As a result, alternative plantings may be required. Any required public meetings will be duly noticed as required by the Friday Harbor Municipal Code Title 20 Development Code Administration or State statutes.

Town of Friday Harbor

PO Box 219 / Friday Harbor / WA / 98250

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Item 13. Paragraphs 1 and 2, Page 3

Open Space Per FHMC 17.66.040(G)

At least 20% of the gross site area must be “open space”. Open space is:

1. Concentrated in large usable areas and designed to provide either passive or active recreation;
2. If under one ownership, owned and maintained by the ownership;
- or 3. Held in common ownership by all the owners of the development by means of a homeowners’ or similar association. Such association shall be responsible for maintenance of the common open space;
4. Dedicated for public use, if acceptable to the town and/or other appropriate public agency Finnegan Way has a single space in its north-east corner that could reasonably be considered a large usable area for active or passive recreation—even if it abuts the uncontained, community dumpsters. This one area amounts to maybe 4-6% of the total project area. Every other area in common ownership is either a road or parking space (not considered open space per FHMC 17.66.040(G)), or unusable sloping areas.

While it would have been preferable, and legally required, to have 20% of the project area dedicated to open space, that ship has sailed. We instead ask that the Town at least ensure that the developer turns this single open space over to the homeowners as required by Town code. We’ve been told that Mr. Thomas has expressed intentions to keep private ownership over this space and develop it for his own purposes. This would be unlawful under Town code. Please do not permit any building in this space unless it is part of a community-owned open space plan.

Staff Response:

Finding of Fact “Number 7. Open Space” of the signed Finding of Fact, Conclusions of Law and Decision states that “... approximately 22,295 SF or $\pm$.51 acres in size will serve as the common area of the development which include pedestrian pathways”. According to the survey data on the preliminary approved site plan the size of the PRD outside of the road easement for Salmon Run is 81, 571 SF using that area the required open space is 16,314 SF. The total area of the PRD including the road easement for Salmon Run is 97,903SF using that area the required open space is 19, 581 SF. The proposed open space area is greater than the area required by FHMC Chapter 17.66 Planned Residential Development.

Town Staff using a plan review software measured three areas of contiguous open space (Attachment E).

- Area 1 is located on the north side of Finnegan Way and is approximately 9, 251 SF, and includes a walking pathway.
- Area 2 is located on the south side of Finnegan Way and is approximately 11,875 SF and includes a walking pathway.
- Area 3 is the former Lot #9 that was converted to Open Space during the final plat of Phase II is approximately 1,103 SF. This is the area the letter describes as being adjacent to the refuse containers.

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The Town Council made the determination in the FFCLD that the pedestrian pathways satisfy the requirement for the open space to be designed for passive or active recreation; walking is considered passive recreation.

Item 14. Paragraph 4, Page 3

We have been made aware that there is a legal dispute between the residence of Finnegan Way and Mr. Thomas. The residents allege that Mr. Thomas never held HOA meetings with members to provide budgets for review and ratification, nor elect officers. Mr. Thomas is listed as a governor for the HOA on the Secretary of State website, and to our knowledge, the other two officers are people who don't live on Finnegan Ridge or have any involvement in the Finnegan Way development. Residents report they were never provided by laws for the HOA. Meanwhile, we've been told that Mr. Thomas has been charging the HOA residents for costs that are legally the responsibility of a developer. We understand that the two groups are now in a legal dispute over ownership of the HOA.

Staff Response:

This is a civil issue between property owners, the Homeowner Association, or Mr. Thomas. The Town of Friday Harbor is not a party to the HOA or Conditions, Covenants, or Restrictions recorded on the properties (Attachment F).

Item 15.

We've seen emails between the Town's CDPD Director Ryan Ericson and the HOA residents that could be interpreted as Mr. Ericson having the mistaken belief that the HOA members may be required to pay for development costs. It is imperative that Mr. Thomas is held responsible for the costs of meeting development standards. His name is on the application and associated plans—he alone is responsible for their completion to standards established by law.

Staff Response:

The date of the email is not provided. I did send an email date October 21, 2025, that email is provided with this staff memorandum as Attachment G. In the email I indicated that several issues raised about cost is a civil issue the Town does not regulate who pays for the improvements. Typically, the cost of a development is ultimately passed onto the purchasers of real estate. A developer will determine the price of the home based upon the cost to build, profit, and market demand. How a developer chooses to recoup the costs is not a regulated action.

May statement is regarding watering of the landscaping after installation. The CCRs indicate that the HOA is responsible for maintenance of the landscaping. The Friday Harbor Municipal code indicates that landscaping must be provided. Unlike right of way improvements, stormwater facilities, or vegetation mitigation, the code does not require a maintenance/warranty bond to ensure the PRD landscaping survives.

This is a civil issue between property owners, the Homeowner Association, or Mr. Thomas. The Town of Friday Harbor is not a party to the HOA or Conditions, Covenants, or Restrictions recorded on the properties.

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The Friday Harbor municipal code regulates what property improvements are required, development or zoning dimensional standards, and permissible uses.

Next Steps

- Town Staff will continue to review documents and complete inspections to ensure the conditions of approval for the PRD and construction permits are met.
- The Developer is working on finalizing the last four outstanding requirements on the four remaining building permits road pavement, parking striping and installation of True Grid in the parking areas, landscape plant installation, and post-construction BMP 5T.13 (amended soils and hydroseeding).
- The developer's agent is working on a site showing soil depth requirements, landscape plantings, and areas for hydroseeding for Town Staff review. Town Staff has explained to the developer that substantial deviations from the approved preliminary plat map will require Town Council review and a final decision.

**Letter from Concerned Neighbors of Finnegan Ridge
Regarding Final Approval of the Finnegan Way Development**

January 12, 2026

To: Friday Harbor Town Council
Evan Perrollaz, Friday Harbor Mayor

Cc: Denise Kulseth, Friday Harbor Town Administrator
Ryan Ericson, Community Development & Planning Director

Please accept this letter as a lodging of our concerns of the Planned Residential Development known as Finnegan Way, formerly Purple Lane. We are a collection of homeowners in the Finnegan Ridge neighborhood on the periphery of the Finnegan Way project. For six years, we have witnessed the haphazard development of the 27-lot subdivision (PRD #005) by developer Hyon Su “Charles” Thomas (referred to as Mr. Thomas or “developer” herein). It now comprises the majority of homes in the Finnegan Ridge neighborhood. While there are numerous grievances to illustrate a clear lack of planning and governmental oversight for this project as described below, we are primarily concerned with three issues at this juncture—landscaping and open space.

Our request is simple. We ask that the Town of Friday Harbor government (“Town”) enforce its own code prior to the issuing of certificates of occupancy or other finalization and permitting of the project.

Background of Finnegan Way Project

It may be helpful to explain why we felt the need to write a letter to ask the Town to follow its own laws in the first place. From its inception, the residents of our neighborhood have borne the consequences of the ill-conceived planning of this project. For example, Finnegan Way is a subdivision within a larger plat from 1999, titled Salmon Run, which established a ten foot setback for all structures from side and rear boundary lines. The Finnegan Way development was allowed to proceed with setbacks that are a mere three feet from boundary lines. As described by Thomas Sandstrom in an April 12, 2019 letter to the Town (attached), the original Finnegan Way site plan violates the Salmon Run setback requirements that were legally enforceable by the Town. The Town should have enforced this plat restriction and declined to do so for reasons not found in the record.

Consequently, the homes within Finnegan Way appear crammed together, with most having only six feet of separation between walls. It gives the neighborhood a cluttered look, particularly because inadequate land was set aside for open space (more on open space below). On average, each home has less than two parking spaces, leaving many of the residents to park off-street, which is prohibited and dangerous on our private road. Many of the parking spaces are on a slope with gravel that spills into the roadway year-round, already causing considerable road damage and dramatically reducing road-life expectancy.

For years there appeared to be no stormwater runoff mitigation, resulting in damage and hefty repair costs to downhill neighboring properties, in particular 580-582 Finnegan Ridge and the Madrona Court Apartments. This is likely the result of the developer's removal of nearly every tree within the Finnegan Way building area. To the Town and/or developer's credit, it appears that some controls have been installed in the past year, alleviating some of the stormwater issues. However, downhill residents note that there is still uncontained fill from the project that drains into their property during storms.

Many truckloads of soils were taken from the project area as well. This has led to the uncontained spread of noxious weeds, including tansy ragwort and scotchbroom. (more on landscaping below). To our knowledge, there has never been an effort by the developer to contain the spread of noxious weeds.

Finnegan Way should not have been allowed to proceed as planned. The Town leadership responsible for these issues is mostly gone. With the Town's new leadership in mind, we expect better.

Landscaping Standards

We ask the Town to require the developer to meet the landscaping standards found within FHMC 17.66.040(F). During a March 26, 2025 annual meeting for the Finnegan Ridge HOA, of which Finnegan Way HOA is a member, the developer stated that the land underlying Finnegan Way is nothing but "bare rock," so he can't be expected to meet the Town's landscaping requirements. We've come to understand that Mr. Thomas made the same representation to Town staff as well. This attempt to evade landscaping standards is unacceptable for two reasons.

First, the code itself does not provide exemptions from the Town's landscaping standards regardless of the condition of the land. Moreover, the preliminary site plan submitted by the developer and approved by the Town (referenced in Town Ordinance 1066) has trees along the perimeter of Finnegan Way. This plan is binding on the developer. Second, if there is a lack of topsoil now, this is a result of the developer's clearcutting and trucking out of topsoils. The Finnegan Way building area was a forest prior to development. A quick glance on a Polaris map prior to 2019 reveals this, as does a look at neighboring properties.

Our request is that the Town ensure that topsoils are adequately replenished along with any infrastructure and hardscaping installations needed that would prevent post-replenishment soil runoff, and a watering plan is established so that landscaping attempts will be successful in the long-term. Noxious weeds should also be mitigated to prevent their spread, as is required under State law. RCW 17.10.140.

We've been made aware by members of the Finnegan Way HOA that they have proposed responsible alternatives to the Town's landscaping standards. We support these efforts, so long as the neighborhood is beautified in a way that is conducive to the island's natural environment. And that any changes to the landscaping standards are done in an open public meeting with adequate notice.

Open Space

Per FHMC 17.66.040(G), at least 20% of the gross site area must be “open space”. Open space is:

1. Concentrated in large usable areas and designed to provide either passive or active recreation;
2. If under one ownership, owned and maintained by the ownership; or
3. Held in common ownership by all the owners of the development by means of a homeowners’ or similar association. Such association shall be responsible for maintenance of the common open space;
4. Dedicated for public use, if acceptable to the town and/or other appropriate public agency.

Finnegan Way has a single space in its north-east corner that could reasonably be considered a large usable area for active or passive recreation—even if it abuts the uncontained, community dumpsters. This one area amounts to maybe 4-6% of the total project area. Every other area in common ownership is either a road or parking space (not considered open space per FHMC 17.66.040(G)), or unusable sloping areas.

While it would have been preferable, and legally required, to have 20% of the project area dedicated to open space, that ship has sailed. We instead ask that the Town at least ensure that the developer turns this single open space over to the homeowners as required by Town code. We’ve been told that Mr. Thomas has expressed intentions to keep private ownership over this space and develop it for his own purposes. This would be unlawful under Town code. Please do not permit any building on this space unless it is part of a community-owned open space plan.

Finnegan Way HOA, Developer Costs, and Ending Remark

We have been made aware that there is a legal dispute between the residence of Finnegan Way and Mr. Thomas. The residents allege that Mr. Thomas never held HOA meetings with members to provide budgets for review and ratification, nor elect officers. Mr. Thomas is listed as a governor for the HOA on the Secretary of State website, and to our knowledge, the other two officers are people who don’t live in Finnegan Ridge or have any involvement in the Finnegan Way development. Residents report they were never provided bylaws for the HOA. Meanwhile, we’ve been told that Mr. Thomas has been charging the HOA residents for costs that are legally the responsibility of a developer. We understand that the two groups are now in a legal dispute over ownership of the HOA.

We’ve seen emails between the Town’s CDPD Director Ryan Ericson and the HOA residents that could be interpreted as Mr. Ericson having the mistaken belief that the HOA members may be required to pay for development costs. It is imperative that Mr. Thomas is held responsible for the costs of meeting development standards. His name is on the application and associated plans—he alone is responsible for their completion to standards established by law.

Thank you for your consideration. We are happy to meet with anyone interested in speaking further on this issue. Just as last year, we will extend an invitation to Town leadership to attend our Finnegan Ridge HOA meeting in March. We received no response last year. We hope you will find time to attend or, at the very least, acknowledge our concerns this year.

Sincerely,

Stephanie Buffum
Christine Ciaciura
Leo De Bruyn
Rick Draffkorn
Shannon Kirby
Jessi Libbing
Susan Mahoney
Gregory Maynard
Jeff Rachwitz
Kate Rachwitz
Archie Rathore
Vijay Rathore
Mason Wiley
Jeanette Yen

Thomas D. Sandstrom, Attorney
tsandstrom@sjilaw.com

April 12, 2019

RECEIVED

APR 12 2019

VIA PERSONAL DELIVERY

Mike Bertrand, Land Use Administrator
Duncan Wilson, Town Administrator
Town of Friday Harbor
60 Second Street
Friday Harbor, WA 98250

TOWN OF FRIDAY HARBOR
Community Development

**RE: Request for Reconsideration of Council Decision;
Planned Residential Application No. 5 – Purple Lane – Hyon Su Thomas
Friday Harbor Municipal Code Provision 20.20.040**

Dear Mike and Duncan:

As you are aware my firm represents Rick and Ashley Draffkorn who are owners of several lots situated along Finnegan Ridge Road, Friday Harbor Washington. I was asked by Rick and Ashley to review and analyze the restrictions existent on the face of the Salmon Run Short Plat recorded under San Juan County Auditor File Number 1999-012000. The Draffkorn's properties are situated in areas fully within the areas delineated on this short plat and it is our position that any restrictions contained thereon that have not been terminated or altered by any express agreement signed by all parties' subject to these covenants and therefore the restrictions remain in effect. While it is apparent all of the lots in the original Short Plat have subsequently been divided, the mere redivision of property within a short plat does not extinguish restrictions that were recorded on the original plat. The town should not have accepted the subdivision application because said restrictions were absent on the face of the proposed preliminary plat. The enforceability of the restrictions is consistent with the appearance of the Salmon Run Short Plat in the Title exceptions of the Hyon Su Thomas's statutory warranty deed. See attached Exhibit A.

The Salmon Run Short Plat included the following provision pertaining to setbacks within the Short Plat:

6. All Structures shall be set back a minimum of 20 Feet from any public street and Sockeye Avenue and 10 feet from any side or rear boundary line.

(See attached Exhibit B for ease of reference.)

As part of the public comments phase of the above referenced PRD application, Mr. and Mrs. Draffkorn submitted comments referencing the setback restriction contained within the Salmon Run Short Plat and requested that the Planning Commission consider the continuing enforceability of these restrictions and accordingly require the plat continue in its enforcement of the setbacks in the proposed PRD project. Any portion of this project that is an alteration of areas originally part of Salmon Run Short Plat represents a significant alteration of the Plat. In fact, the subdivision being proposed is said to authorize 26 residential lots and is subject to Chapter 16.04

FHMC and RCW Chapter 58.17. FHMC 17.66.060 indicates all PRD applications shall include a preliminary site plan that meets the standards set forth in FHMC 16.04.060.

FHMC 16.04.060 sets out the Preliminary Plat Standards that every preliminary plat fully disclose a copy of all restrictive covenants proposed to be imposed upon land within the subdivision. See FHMC 16.04.060(O). The council's act of approving the preliminary plat without said set backs is an adverse decision from the Draffkorn's standpoint. The Council's decision to approve the Preliminary Plat without the setback restriction renders this issue ripe for appeal as the council's approval of the Preliminary Plat has no further remedies for appeal within the Friday Harbor Municipal Code. This forces the Draffkorn's to now have to prepare for an appeal under the Land Use Petition Act as there is no apparent means of appeal of the Council's decision under the Subdivision code or the code concerning Planned Residential Development.

When I first contacted you about this issue you inquired whether restrictions on the face of the short plat are enforceable as covenants. My response is that they are. In the Supreme Court case *Hollis v. Garwall, Inc.*, 137 Wn.2d 683, 974 P.2d 836 (1999), the court addressed this very question. In the Hollis case, the subject plat on its face included a restriction that no tract is to have more than one single family residential unit. The Hollis case concerned a plat entitled "Short Plat 79-80 by Survey". The defendant Garwall, Inc. had purchased one of the larger tracts in the plat and the statutory warranty deed transferring ownership to that tract stated that the tract is subject to easements set forth in the Short Plat 79-80 by Survey, but it did not specifically mention the three restrictions contained on the face of that plat. After the defendant began mining and crushing rock on the tract the Plaintiff sued for an injunction claiming the restriction only allowed for residential use. The defendant argued the restriction only applied to the smaller lots but not larger ones in the plat. This argument was even supported by a plat administrator who testified it was not the County's intent to establish any restrictions as to the uses that could occur on the larger tract. The court held in this case that the *restrictions set forth on the face of the plat are restrictive covenants* affecting the use of the property...and that the language of the restrictions limits the use of the property to that falling within the definition of "residential use;"... *Id.* at 845 (emphasis supplied). The court rejected any analysis of extrinsic evidence in interpreting the restrictive covenant.

You also stated that the subsequent replats that altered the Salmon Run Short Plat were all completed when the entire short plat was under common ownership of Michael Mayes. As an initial matter, while it is true Michael Mayes signed the short plats that divided some of the lots, it also shows he did so as a member of three distinct entities. See Exhibit C. This is inconclusive as we have no data to support the actual ownership structure of these various entities. Regardless, it is my understanding you believed this to be significant because the alteration of certain lots of the original Salmon Run short plat into new short subdivisions that did not call out the restrictions was somehow immaterial. It followed that the "one common" developer would not have had any requirement to seek approval from all parties subject to the covenant to have the new plats approved. See RCW 58.17.215 et seq. This is not however accurate and Mr. Mayes through his entities did not retain common ownership. I had a meeting with Mike on Thursday morning and we reached a concurrence that lot 4 was adjusted in a boundary line adjustment in April 2006 and then this altered lot as well as portions of Lots 2 & 3 were transferred in July 2006 to Adele S. Revella and Donald R. Montgomery, Trustees of the Montgomery Family Bypass Trust. See San Juan County AFN# 2006-0731029. (Exhibit D). The Trust held the property until 2018, divided the lot as St. James Place and sold 3 of the lots to the PRD applicant. This conclusively means that there was not common ownership when further divisions of the Short Plat lots were completed. In fact, only the Short Plat identified as Marvin Gardens precedes the sale to the Montgomery Trust. A significant portion of the proposed PRD is within the lots formerly

owned by the Montgomery Trust. Any lots created in this area are still subject to the 10-foot side and rear setbacks restrictions that have carried through and remain enforceable today.

Finally, I do not agree that an omission of the restrictive covenant from a subsequent Short Plat would extinguish the restriction. In *M.K.K.I., Inc. v. Krueger*, 135 Wn.App. 647, 653, 145 P.3d 411 (2006), a landowner attempted to extinguish easements that were created in a short plat, but the landowner failed to comply with the formal requirements for amending the short plat. *M.K.K.I.*, 135 Wn.App. at 650–53. The court held that easements depicted in a short plat could not be extinguished without formally amending the short plat. *Id.* at 657–60, 145 P.3d 411. The court in *M.K.K.I.* held that changes to something depicted on a short plat, or changes that permit something expressly prohibited by the notes on the short plat, are ineffective unless the plat is formally amended as provided for in RCW 58.17.215.

An alteration of a plat is the modification of a previously recorded plat, short plat, binding site plan, or any portion thereof, that results in changes to conditions of approval, the addition of new lots or more land, or the deletion of existing lots or the removal of plat or lot restrictions or dedications that are shown on the recorded plat. FHMC 16.04.170 states that whenever any person is interested in the vacation of any plat or portion thereof, the town shall process such request in accordance with the provisions of RCW 58.17.212 and/or 58.17.215. See also *Carlson V. Gable* 151 Wn.App. 1015 (2009) (An "alteration" is defined as the result of altering or as "a change in a legal instrument that changes its legal effect either in the obligation it imports or its force as legal evidence. . . .").

The town has the authority to enforce the restriction under its mandate to enforce the subdivision statutes under RCW 58.17 and must do so accordingly. The Town of Friday Harbor Municipal Code empowers the Town Administrator to review subdivision applications under RCW 58.17. The purpose is to ensure that subdivisions approved by the town conform with all state statutes. Among these statutes that subdivisions must conform are the platting statutes found at Chapter 58.17. RCW 58.17.170 states a subdivision "shall be governed by the terms of approval of the final plat." It follows then that the Town of Friday Harbor Council must enforce restrictions imposed upon a subdivision as a term or condition of approval. By authorizing the Preliminary Plat without including the set back restriction of the Salmon Run Plat, which has never been extinguished, the Council has ratified a plat without this requirement. RCW 58.17.215 states that when a proposed subdivision will violate a restrictive covenant, the applicant must obtain the approval of parties subject to the covenant before the restriction may be altered:

If the subdivision is subject to restrictive covenants which were filed at the time of the approval of the subdivision, and the application for alteration would result in the violation of a covenant, the application shall contain an agreement signed by all parties subject to the covenants providing that the parties agree to terminate or alter the relevant covenants to accomplish the purpose of the alteration of the subdivision or portion thereof. RCW 58.17.215. As one basis for denying Jones' application, the town engineer noted that Jones did not submit an agreement to alter the restriction signed by other property owners who are subject to the restriction. The town engineer was correct to insist on such an agreement before allowing Jones to proceed.

No agreement signed by all parties exists. In short, the town must enforce and require this PRD include the restrictive setback covenant of the Salmon Run Short Plat in furtherance of its duty to enforce statutory mandates. Doing so is not impermissibly conducting a private action based on a private covenant. See *Jones v. Town of Hunts Point*, 166 Wn.App. 452, 272 P.3d 853 (2012).

The Draffkorn's request the Town reconsider the approval of the preliminary plat. FMHC 16.04.060(O) expressly requires restrictive covenants be proposed to be imposed upon land within the subdivision. The absence of the 10-foot rear and side setback requirements presents an immediate issue.

FMHC 20.20.040 indicates as follows:

The Council may reconsider any action taken at the conclusion of its deliberations at any time prior to the adoption of its written findings of fact and conclusions of law. The council may reconsider its adoption of findings of fact and conclusions of law only by a motion duly made and seconded at the same meeting as at which the findings of fact and conclusions of law were adopted, including a continuation of that meeting.

However, without any clear appeal proviso in the code for the Council's decision as no appeal is provided for in the applicable code sections of this particular PRD application, my client's have very limited time before they must start the process of directing me to draft the LUPA appeal. We will need a response from the Town by close of business on April 15, 2019.

I do appreciate your attention to these matters.

Best Regards,



Thomas D. Sandstrom

Encl.

Cc: Client

LAW OFFICE OF
NICHOLAS E.D. POWER
540 GUARD STREET, SUITE 150
FRIDAY HARBOR, WA 98250

NICKEDPOWER
@GMAIL.COM
(360) 298-0464

Rcvd 10/6/22
Shully

TOWN OF FRIDAY HARBOR
Community Development

OCT 06 2022

September 29, 2022

Hyon Su Thomas
P.O. Box 3299
Friday Harbor, WA 98250

Via: Certified U.S. Mail

RECEIVED

Re: Building Site Issues Finnegan Ridge

Dear Mr. Thomas,

This office has been retained to advise and represent Madrona Court Apartments LLC (550 University Rd., Ronald and Vicki Warden) and Well We'll See, LLC (580/582 Finnegan Ridge, Gregory Maynard) with respect their rights impacted by your Finnegan Ridge project in Friday Harbor, Washington. As you might know, these properties immediately abut the western boundary of your development.

Let me start by saying it is not the goal of my clients to stop, delay, or needlessly increase the costs of your project. In fact, my clients have specifically chosen not to involve the Town or initiate suit at this juncture in the hopes that a resolution can be privately achieved.

However, if we are not well on the path to resolving my clients' concerns within one week of receipt of this letter, they will have no choice but to seek redress through formal means and will be requesting a stop work order and injunction suspending further activity on the project pending resolution of their concerns.

As built, your project has materially deviated from the plans that were permitted and is causing undue harm to my clients.

Of most concern is the very substantial elevation of the grade on the western boundary of your site. As you undoubtedly know, the grade has been raised approximately 6 feet within several feet of my clients' parcels.

This is not in conformity with your permit and has already been to the detriment of my clients' property.

My clients frequently had to remove sizeable rocks that migrated downhill onto their property. Indeed, they have had to construct new -- as well as fortify and repair existing -- fences because of the downhill migration of this debris. It should go without saying that my clients should not have to bear the expense of having to fence-out unstabilized rip rap.

Moreover, the new grade now places existing parking spaces facing directly into the living areas of my clients' properties. If the grade is to remain as it exists, my clients insist you install at your expense appropriate screening to minimize the intrusive effect of having cars pull into parking spaces that directly face their living areas.

In addition, the alteration to grade has dramatically affected the surface and groundwater drainage characteristics of my clients' property. Even last year, before the most westerly fill was added, the parking area on the 550 University parcel suffered subsidence and degradation requiring the partial resurfacing of the parking area in an effort to mitigate the effects of the altered hydrology. In addition, the natural and constructed drain ways that runs between the Maynard parcel and Warden parcel has been overwhelmed by the change in topography.

Finally, you and your contractors have ignored best management practices during construction that are essential to avoid nuisance to your neighbors and protect the environment. These practices are not only required by law but were proposed as part of your project's storm water plan. You have not initiated adequate dust control practices by dampening the site or prevented sediment laden runoff from migrating onto my client's property or into the public right of way. Despite the enormity of the excavated area and the steep slope there your crew has failed to install adequate measures such as silt fences and straw sediment traps.

In addition to arriving at long-term drainage and screening solutions, my clients request that you immediately implement all best management site practices to minimize further harm as well as provide compensation for periodic power washing and window cleaning of their properties.

Accordingly, my clients request that the following actions be agreed to and taken:

- 1) A drainage plan by a qualified storm water engineer or geohydrologist be designed and constructed that mitigates the increased volume and amount of surface and subterranean water as well as addresses the drainage of water across and under my client's properties to restore the hydrology to that as existed before your project.
- 2) That a plan be created and implemented to adequately address slope stability along the boundary of your and my clients' properties and that you agree to pay for fencing and other structures that are/were necessary to prevent the migration of fill onto my clients' properties.
- 3) That a plan be created and implemented to provide for screening of pull-in parking on your property.

- 4) And, that you agree to pay for power-washing and window cleaning of my client's property once every three months as long as construction dust is being generated at your site.

It is my clients' hope that we can reach an agreement to address and resolve the above issues within a week. Barring that, my clients have authorized me to bring suit to compel compliance with your permit and resolve the above issues.

Please feel free to contact me, or have your attorney contact me, if you have any further questions.

Regards,

A handwritten signature in black ink, appearing to be 'N. Power', with a long horizontal flourish extending to the right.

Nicholas Power



Washigton

352351008000



Siltation
15 NOV 2021



Siltation 15 NOV 2021



27 FEB 2020
T post now broken.



27 FEB 2020

This has since been largely buried.

685 Spring Street, #237
Friday Harbor, WA 98250
27 February 2020

P.O. Box 219
Friday Harbor, WA 98250

Mike----

Thank you for your time a week ago (19Feb20) to discuss siltation and water coming onto my property at 580/582 Finnegan Ridge Road from the adjacent construction project. This exact situation was anticipated, and a means to avoid the problem was suggested in my letter to the Friday Harbor Town Council regarding their request for community comment March 2019 on the proposed adjacent planned residential development. The situation is beyond preventing now, and a solution to the problem is overdue.

I cleaned up the siltation that recently covered pavers behind my house, and over-grade fill has come across the property line such that the board fence I installed with an inch of ground clearance is starting to be buried in places. The board fence is intentionally (evidenced by survey) well within my property, and excavation of my fence to the original (as surveyed) grade will be useless without a physical barrier to continued fill migration on the angle of repose.

(see photo)

Discussion and e-mails with respect to these conditions with my neighbor on 17 February 2020 resulted in his mentioning a subsequent phase of construction development at some time in the future would deal with the problem. I responded that the problem's solution was not my responsibility, the problem needs resolution now, and that I would prefer not to include outside help with a neighbor-neighbor situation. The phone call ended with my neighbor saying he'd best not continue talking, and my wishing him a good day.

Mike, you mentioned talking to people concerning this situation that you agreed needs attention. This letter is meant to formally document our current status, and to be a document of reference if needed in the future. My priority desire is to live beyond this problem in the most respectful, immediate, and long-term satisfying way.

Regards,

Greg Maynard
Managing member of Well We'll See LLC (property owner)
gregoryb.maynard@gmail.com

copies by US Post to:

Charles Thomas, P.O. Box 3299, Friday Harbor, WA 98250

Friday Harbor Town Council, P.O. Box 219, Friday Harbor, WA 98250





Gregory Maynard <gregoryb.maynard@gmail.com>

Fwd: Preventing water and soil erosion problems from Purple Lane Project

1 message

Gregory Maynard <gregoryb.maynard@gmail.com>
To: Gregory Maynard <gregoryb.maynard@gmail.com>

Thu, Mar 10, 2022 at 8:49 AM

(forwarded old email
to myself)

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

From: Gregory Maynard <gregoryb.maynard@gmail.com>
Date: Fri, Oct 30, 2020 at 12:32 PM
Subject: Re: Preventing water and soil erosion problems from Purple Lane Project
To: Charles Thomas <bellacaters@yahoo.com>
Cc: Mike Bertrand <mikeb@fridayharbor.org>

Charles----

Thank you for your reply.

A retaining wall is necessary to prevent fill from your property continuing to collapse over-grade onto my property. The corner monument that I had re-established at original grade is being buried, as is the lower part of the uphill portion of my cedar fence. Your prompt attention to this matter is necessary to prevent more problems.

Regards, G.

Greg Maynard
gregoryb.maynard@gmail.com

On Fri, Oct 30, 2020 at 10:05 AM Charles Thomas <bellacaters@yahoo.com> wrote:

Hi George,

Apparently Charles thinks my name is "George"

We are about to start the 2nd phase of our project and we will address the road issue when we get started mid November early December.

Our construction site was shut down due to Covid 19 and no construction has been done there since April. We have corrected the grade problem and covered up the drain, so this problem shouldn't happen anymore.

Thank you
Charles

On Tuesday, October 27, 2020, 11:19:57 AM PDT, Gregory Maynard <gregoryb.maynard@gmail.com> wrote:

Mike and Charles---

Problems were identified with the storm water plan for the Purple Lane Project in a letter with diagrams I wrote 12 March 2019 for consideration at the initial Purple Lane Project permitting meeting on 22 March 2019. These points remain a concern, despite more than 19 months passing, continued unconfined rubble being filled to the property boundary and beyond, no siltation or water management in place along the property boundary, and erosion problems identified in writing and photos of siltation on my pavers in a letter/email dated 27 February 2020. During this period, I've made efforts to prevent problems with documentary communications and I have also met with both of you separately on the property to see the problem and to indicate a need to prevent a problem before we're forced to solve it. All this has been on a friendly, good faith, neighborly basis.

What is to be done regarding this matter? Continued documentation and verbal communication about an obvious

problem has resulted in no action. In the meantime, I have paid for a surveyed boundary monument to be replaced at the SE corner of my property after it had been disturbed by Purple Lane Project excavation/fill work. The grade has been surveyed historically, and is honored by my fence that has been surveyed to be clearly on my property. Overbank rubble fill is slumping onto my fence and property, and Charles and I saw how uncontrolled water-eroded soil was deposited on my landscaping last spring.

My suggestion remains as it was in my letter at the time of initial permitting: 1) Provide immediate and sufficient structural solutions to water management...grading, ditches and culverts. 2) Provide a structural retaining wall on the Purple Lane Project property sufficient to hold back the present overflowing rubble fill as well as any additional fill that may be placed. Both these solutions need to be done NOW...not as a part of some indefinite, later part of Purple Lane Project development. The problem exists now, and so the problem must be solved now.

The weather is changing as it always does at this time of the year. I hope I won't be dealing with this topic again. I have attached pictures taken 26 October 2020.

Regards, G

Greg Maynard
Well We'll See LLC manager
580/582 Finnegan Ridge
APN: 351190327000

copies via email and certified mail to:

Mike Bertrand Cert Mail# 7019 2280 0002 3287 8236

Charles Thomas Cert Mail# 7019 2280 0002 3287 8243

FINDINGS OF FACT, CONCLUSIONS OF LAW AND DECISION
for
Friday Harbor Town Council

IN THE APPLICATION OF:

Hyon Su (Charles) Thomas
P.O. Box 3299
Friday Harbor, WA 98250

APPLICATION FOR:

Planned Residential Development No. 5
and SEPA Checklist No. 305

Purple Lane

After hearing the merits during a scheduled public hearing on March 28, 2019 and considering the recommendations by the Friday Harbor Planning Commission to the Town Council ("Council") on April 4, 2019, the Town Council makes the following findings of facts and conclusions of law and decision for Planned Residential Development (PRD) Application No. 5 and SEPA Checklist No. 305.

A. FINDINGS OF FACT

Pursuant to Friday Harbor Municipal Code (FHMC) 16.04.050(C) and RCW Chapter 58.17, and in consideration of the public's health, safety, and general welfare, the Council makes the following findings of fact:

1. **Application.** On January 28, 2019, the Applicant submitted to the Land Use Administrator a paid application for a multi-family residential Planned Residential Development (PRD), a long subdivision, pursuant to FHMC Chapter 16.04 and Chapter 17.66.
2. **Subject Property.** The subject properties are located within the Town of Friday Harbor, on 351190328, 351190333, 351190334, and 351190335. All subject parcels are located along Finnegan Ridge Road.
3. **Proposal.** Applicant is proposing a PRD of twenty-six (26) residential lots on multi-family zoned properties with one (1) parent lot, over three (3) phases, to be known as Purple Lane. The proposed development also includes dedicated open space, pedestrian pathways, landscaping, and separate areas for stormwater detention.
4. **Planning Commission.** On March 28, 2019, the Planning Commission for the Town of Friday Harbor held a public hearing, heard and deliberated on this

matter, and recommended approval of the Application to Council based on conditions outlined in the March 20, 2019 Staff Report.

5. **Preliminary Plat Standards.** The Council has reviewed the Application and the Staff Report of March 20, 2019 and finds the Application meets the factual criteria listed under FHMC 16.04.060 for a preliminary plat.
6. **Zoning.** The subject property is zoned Multi-family Residential. All properties immediately adjacent to the subject properties are zoned multi-family residential as well.
7. **Open Spaces.** A large parent parcel, approximately 22,295 square feet or 0.51± acres in size, will serve as the common area of the development which includes pedestrian pathways.
8. **Drainage Ways.** All construction shall conform to the Town of Friday Stormwater Technical Manual, and to the Stormwater Site Plan submitted by the Applicant on January 28, 2019, and approved by the Town's Public Works Director, Wayne Haefele, on February 14, 2019.
9. **Public Ways.** The subject properties are located along Finnegan Ridge Road, a privately-owned and maintained roadway.
10. **Sidewalks.** The proposed development is not subject to sidewalk improvements, as it is accessed via a private roadway.
11. **Transit Stops.** Not relevant to the Subject Property.
12. **Potable Water Supply.** All construction shall conform to the Town of Friday Harbor Comprehensive Water Plan.
13. **Sanitary Wastes.** All construction shall conform to the Town of Friday Harbor General Sewer Plan.
14. **Parks and Recreation.** Not relevant to the Subject Property.
15. **Playgrounds.** Not relevant to the Subject Property.
16. **Schools and School Grounds.** Not relevant to the Subject Property.
17. **Fire Hydrants.** A Stored Water Fire Protection System is required per Ordinance No. 1663 adopted on March 7, 2019.
18. **SEPA.** A State Environmental Policy Act (SEPA) Checklist regarding this proposal was submitted by the Applicant on January 28, 2019. The Town of

Friday Harbor, as lead agency, determined that this subdivision, if constructed to Town regulations and all applicable studies, would not cause a probable significant adverse environmental impact. A Notice of Application and Optional Determination of Nonsignificance (ODNS) Process was issued and published on February 20 and March 6, 2019. The Determination of Nonsignificance was issued on March 25, 2019.

B. CONCLUSIONS OF LAW

Pursuant to Friday Harbor Municipal Code (FHMC) Chapter 16.04 and other relevant laws, and in consideration of the public's health, safety, and general welfare, the Council makes the following conclusions of law:

1. The Application meets the minimum standards for a preliminary plat under FHMC 16.04.060 PRELIMINARY PLAT STANDARDS and 17.66 PLANNED RESIDENTIAL DEVELOPMENT.
2. The public use and interest will be served by platting the proposed subdivision.

C. DECISION

Having found and concluded that the preliminary plat and proposed subdivision meets the requirements set forth in FHMC Title 16.04.060 and 17.66 and other applicable laws, the Council hereby APPROVES the Application, and hereby decides:

1. The Preliminary Plat, as recommended by the Friday Harbor Planning Commission, shall be approved with the following modifications...
2. The preliminary plat is to authorize the creation of 26 residential lots and 1 parent parcel.
3. All construction of utilities and stored fire protection shall conform to the Town of Friday Harbor standards.
4. All utilities shall be placed underground.
5. All utilities are to conform to the utility plans submitted with this application.
6. Water and sewer right-to-connect fees shall be paid prior to the connection of any lot to the Town's water and sewer systems and according to the fee schedule in effect at the time of connection.
7. The applicants shall be responsible for all costs and fees, and obtain all required permits associated with connecting municipal services to the plat.
8. The applicants shall construct on-site storm water detention facilities as specified in the Stormwater Site Plan Report on file with the Town (SWP#67).
9. An incorporated Homeowners' Association shall be established to manage utility payments, maintain roads, provide parking easements, maintain drainage detention facilities and open space within the subdivision. If the storm water detention system is improperly maintained, the Town reserves the right to provide proper maintenance, and assess the cost of maintenance to the Homeowners'.

Association. These covenants shall be provided to the Town for review and approval prior to Final Platting.

10. All conditions of approval shall run with the land.

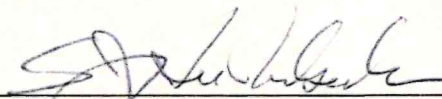
This decision shall be effective upon its execution by the Council of the Town of Friday Harbor. Pursuant to RCW 36.70C.040, the Applicant shall have 21 days to appeal the Council's Decision, after which time the Decision shall become final and not subject to appeal, unless other applicable laws apply.

The Applicant shall submit a final plat meeting the requirements of FHMC 16.04.150 and RCW Chapter 58.17 to the Council for approval within 5 years of the date of this preliminary plat approval.

ADOPTED this 4th day of April, 2019.

TOWN OF FRIDAY HARBOR

By:


Councilmember Steve Hushebeck

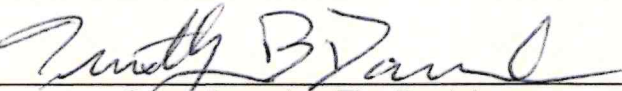
By:


Councilmember Noel Monin

By:

Absent
Councilmember Anna Maria de Freitas

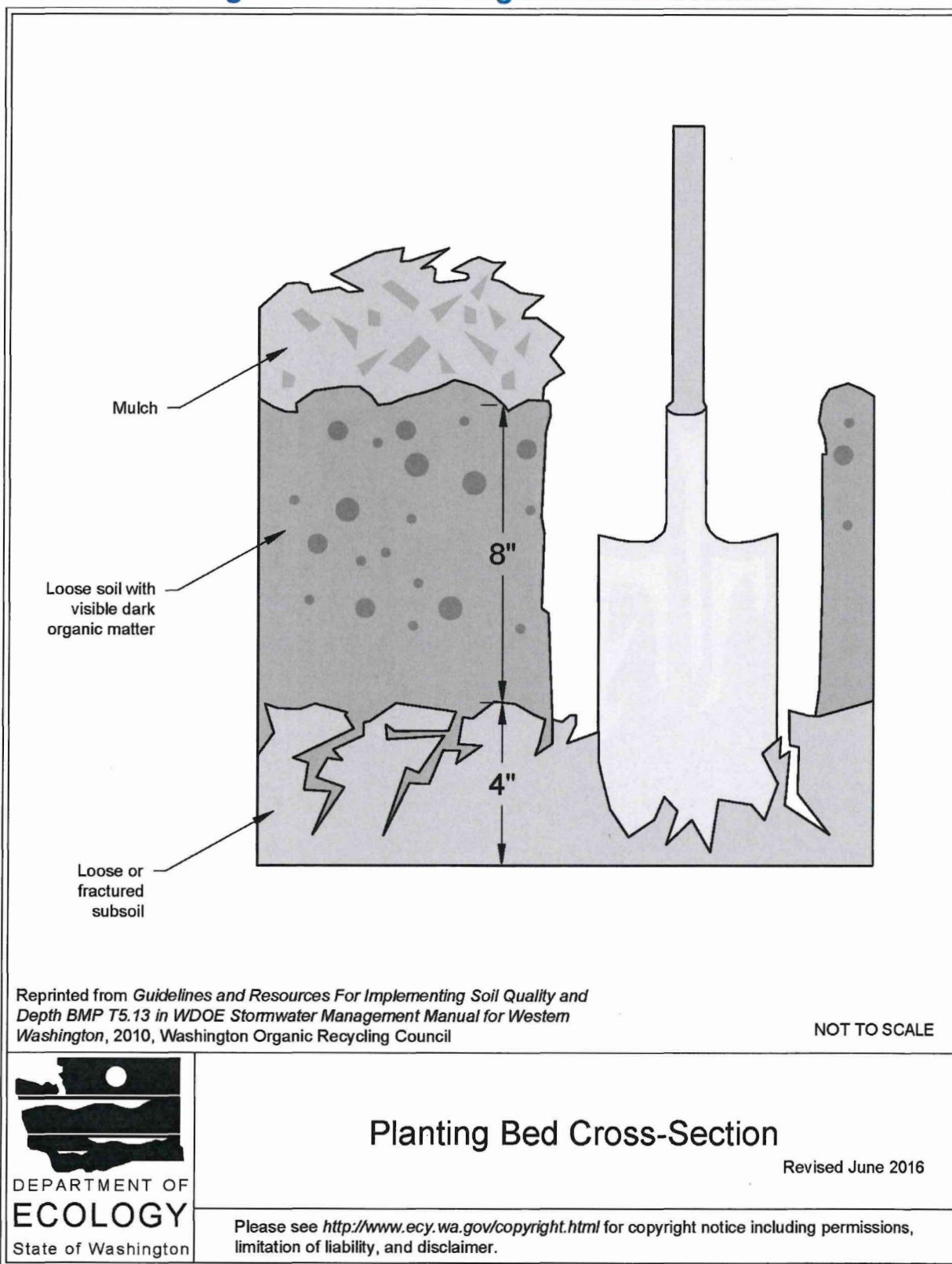
By:

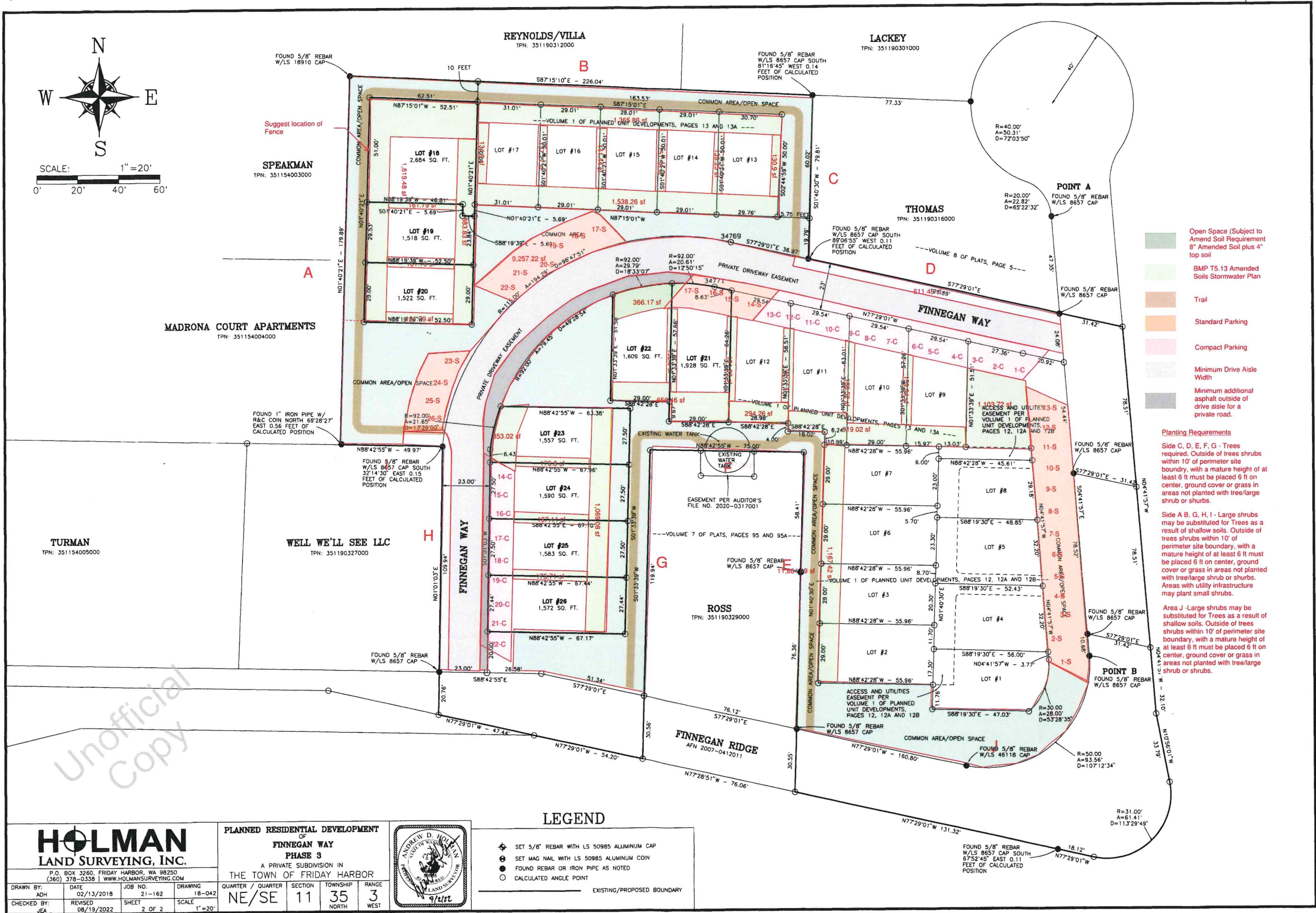

Councilmember Tim Daniels

By:


Councilmember Barbara Starr

Figure V-11.1: Planting Bed Cross-Section





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> Private Covenants and Local Zoning: Dual or Dueling Land Use Regulations?

Private Covenants and Local Zoning: Dual or Dueling Land Use Regulations?

March 11, 2026 by [Leonard Bauer](#)

Category: [Court Decisions and AGO Opinions](#), [Housing](#), [Land Use Administration](#),
[Subdivisions and Planned Developments](#)



Counties, cities, and towns in Washington have a responsibility to plan for and regulate land use and development under the state [Growth Management Act and other statutes](#). These public regulations—such as zoning codes, building codes, and infrastructure standards—are enforced by local governments.

But there is a second set of private property regulations that apply to many properties. Private land use regulations, such as private covenants, are private contractual agreements between parties—for instance individual property owners or homeowners' associations (HOA)—and property owners must navigate both sets of land use regulations.

When public and private regulations conflict, it can be confusing for everyone involved—property owners, contractors, HOAs, and local governments. This blog will provide an overview of private land use regulations, how they relate to public land use regulations, and how local governments can help clarify and improve how the two sets of regulations interact in their communities.

What Are Private Land Use Regulations?

Private land use regulations are agreements entered into by private parties that set out rules for how the property can be used or maintained. They can occur in several forms:

- **Use Restrictions.** Private use restrictions limit the types of activities or businesses that can operate on a property.
- **Development Standards.** Private development standards regulate structural style, height, and size to ensure architectural consistency within a neighborhood. They may also restrict lot size or dimension, design features, and building materials that can be used.
- **Community Spaces.** Private restrictions on community spaces govern the shared use and maintenance of private amenities and infrastructure (e.g., parks, trails, stormwater facilities, or private roads).
- **Easements.** Private [easements](#) are legal rights granted to others—such as utility companies or neighbors—to access or use a portion of a property for a specific purpose.
- **Subdivision Restrictions.** When a subdivision is created, restrictions for use of the newly created properties are often recorded on a plat map. Some of these restrictions may be required by the local government as conditions of approval of the subdivision application.
- **Deed Restrictions.** Private deed restrictions are recorded by a property owner to restrict future use of a property, often as part of an agreement to sell or donate it.

Private land use regulations are sometimes referred to as Covenants, Conditions, and Restrictions (CCRs) or simply as 'covenants'. They are contractual agreements between property owners, and a local government is not involved unless it is a party to the contract (e.g., it owns property within a subdivision governed by CCRs).

Where Can They Be Found?

Private land use restrictions are typically recorded alongside other legal documents related to property ownership at a county clerk's or auditor's office. They may appear on plat maps, property deeds, or in private agreements between property owners.

Restrictions are also often embedded in HOA bylaws, which define the rules and responsibilities of HOA residents. Whether established by the initial developer or a successor HOA, these bylaws may have been recorded with the county and, as a result, are publicly accessible.

How Do Private and Public Land Use Regulations Coexist?

Four broad principles apply when trying to understand how public and private land use regulations interact:

1. Local governments do not enforce private land use regulations,
2. Local governments are not required to consider private covenants when permitting development,
3. Federal and state law limit what private covenants can regulate, and
4. Recent state laws prohibit CCRs that limit housing affordability.

Let's look at each principle in greater detail.

Local governments don't enforce private land use regulations

It is not the responsibility of cities, towns, or counties to enforce private covenants or other land use restrictions. The enforceability of covenants was addressed in [Viking Properties, Inc., v. Holm](#) (2005):

Moreover, the City has correctly conceded that it “has no authority” to enforce or invalidate restrictive covenants, CP at 201, and explicitly accounted for the existence of such covenants in its comprehensive plan by forecasting that areas subject to covenants would experience less future growth than other areas within the City

In another decision, the Washington State Court of Appeals, Division II makes clear that an issue related to a covenant is a private matter between private property owners, and, by implication, a city or county has no role in resolving a dispute between homeowners over whether a private covenant is being met. See unpublished decision at [Oakbrook, 7th Addition Homeowners Ass'n v. Newhouse](#) (2007).

Local governments are not required to consider private covenants when permitting development

Counties, cities, and towns are not required to abide by CCRs in making their land use decisions. While local zoning or building codes could potentially conflict with CCRs, a county, city, or town applies its own development regulations to determine whether an applicant should be granted a permit.

[RCW 64.38.160](#) explicitly protects local governments from civil liability if they issue a permit for an [accessory dwelling unit](#) (ADU) that is inconsistent with an HOA's CCR. However, a property owner could still be subject to a private lawsuit if they build in violation of CCRs that their property is subject to.

There is one exception: [RCW 58.17.215](#) requires that, if an application to amend a plat would result in the violation of a covenant, the local government must ensure the application includes an agreement signed by all parties subject to the covenant. See [Jones v. Towns of Hunts Point](#) (2011).

Federal and state law limit what private covenants can regulate

Private parties can enter into contractual agreements with each other regarding use of property, unless they are limited by state or federal law. For example, both federal and state law prohibits racial

discrimination in real estate transactions, including CCRs.

[RCW 49.60.224](#) prohibits discriminatory covenants, such as those based on race, creed, gender, sexual orientation, and national origin. All existing racial exclusion covenants are void and unenforceable and can be removed pursuant to [RCW 64.38.028](#) and [RCW 49.60.224](#). (For a more detailed explanation, see the 2021 MRSC Insight blog, [The Lasting Impacts of Discriminatory Restrictive Covenants](#).)

In 2023, the Washington State Legislature established the [Covenant Homeownership Program](#) (HB 1474) to further address past discriminatory practices in lending and real estate transactions.

[Chapter 64.38 RCW](#), which addresses HOAs, places additional limitations on what an HOA can privately regulate, but specifically prohibits CCRs from excluding:

- Solar panels ([RCW 64.38.055](#));
- Pollinator habitat and certain types of drought and wildfire ignition resistant landscaping ([RCW 64.38.057](#));
- Adult family homes ([RCW 64.38.060](#));
- The display of flags or political signs ([RCW 64.38.033](#) and [.034](#)); and
- Family day care providers/licensed child day care centers ([RCW 64.38.140](#)).

Recent laws prohibit CCRs that limit housing affordability

In recent years, the legislature has also adopted several limitations on HOAs to prevent them from creating new CCRs that make it difficult to introduce lower-cost housing options. Such barriers exacerbate socioeconomic disparities and make it harder for cities to meet housing demand at the differing income levels required by [RCW 36.70A.070](#)(2).

[RCW 64.38.150](#) – [.900](#) prohibit, with some exceptions, new CCRs from placing restrictions on [middle housing](#), ADUs, occupancy limits, and multi-family housing or [transit-oriented development](#) density in designated station areas. These are prospective requirements rather than retroactive, so pre-existing limitations in CCRs could still be privately enforced.

Local governments should issue permits for these housing types when allowed by their local codes—regardless of CCR prohibitions. Any HOA-property owner dispute remaining from an older CCR is a private matter.

Local Governments Can Help Minimize Conflicts

Private land use restrictions could limit implementation of [comprehensive plan goals](#) for housing, land use, transportation, climate response, or economic growth. This could be especially true for jurisdictions planning for adequate housing as required by [RCW 36.70A.070](#)(2).

However, local governments can mitigate some of these conflicts by addressing them in their comprehensive planning and development permitting processes.

A recent publication by the American Planning Association, [Hidden Controls: Private Covenants and Zoning](#), from *Zoning Practice*, Sept 2025, Vol. 42, No. 9 (subscription required), suggests steps that counties, cities, and towns can take, including:

- **Identifying Potential Conflicts.** Research private restrictions that affect land use in your jurisdiction. If researching restrictions on every individual parcel is too cumbersome, reviewing subdivision restrictions is manageable and important. The [Racial Restrictive Covenants Project](#) at the University of Washington and Eastern Washington University is identifying and mapping neighborhoods marked by racist deed provisions and covenants. Jurisdictions could also contact HOAs to request their CCRs and bylaws. Local governments should compare private restrictions to comprehensive plan goals and local development regulations and carefully consider them during plan or code updates.
- **Verifying Actual Conflicts.** Check whether state or federal law invalidates or limits some restrictions. Local governments should notify HOAs or property owners of any CCRs that are prohibited.
- **Using Private Covenants to Advance Planning Objectives.** Local governments often use covenants or plat conditions to achieve planning and public policy goals. To be effective, such covenants must be carefully structured with clear terms, measurable obligations, and well-defined enforcement mechanisms. Common uses include:
 - Affordable housing agreements tied to land use approvals
 - Easements for infrastructure or environmental purposes
 - Negotiated provisions in [development agreements](#)

Other best practices to consider regarding private land use restrictions are:

- **Use Clear Disclaimer Language.** Include statements on all land use applications that your jurisdiction does not enforce CCRs, and applicants should verify private restrictions independently. For example, Washington County, Maryland, includes disclaimer language on its [Owner's Representative Affidavit](#).
- **Offer Training for Staff.** Ensure permit reviewers understand they should evaluate applications solely against municipal codes, and not private covenants.
- **Establish Notification Protocols.** Establish procedures for alerting applicants when staff become aware of potentially conflicting covenants while making clear this is only a courtesy—property owners bear the responsibility of navigating compliance with CCRs.
- **Adopt Plat Amendment Procedures.** Adopt and implement clear administrative processes for determining CCR violations per [RCW 58.17.21](#), potentially including:
 - Formal administrative determinations;
 - Appeals to a hearing examiner; and

- Documentation requirements (for example, see those required by [Clark County](#), [Leavenworth](#), and [Pomeroy](#)).

Conclusion

Private land use restrictions can pose significant challenges for local governments when they conflict with local zoning, hinder affordable housing efforts, or reflect outdated and discriminatory practices.

Local governments should be equipped to explain these legal complexities to property owners, assess their implications during comprehensive planning and development review processes, and work collaboratively with their communities to help ensure that private restrictions do not significantly undermine broader public goals.

Covenants, deed restrictions, easements, and other private land use restrictions affect properties in most Washington jurisdictions, and property owners must navigate both public and private land use regulations. CCRs are enforced by the involved parties, such as HOAs, as private contracts, and local governments are not responsible for their enforcement.

MRSC is a private nonprofit organization serving local governments in Washington State. Eligible government agencies in Washington State may use our free, one-on-one [Ask MRSC service](#) to get answers to legal, policy, or financial questions.



About Leonard Bauer

Leonard Bauer joined MRSC in June 2024 as a planning consultant. Leonard has over 35 years of public service experience in planning and community development. He served as the managing director of the Washington State Growth Management Services Office at the Department of Commerce for 12 years. Most recently he was the community planning and development director for Olympia for ten years. He also served the Cities of Sumner and Tumwater, and a regional council of governments in Eugene, OR.

Leonard was elected to the American Institute of Certified Planner's College of Fellows in 2014 and received the Meyer Wolfe Award for Professional Achievement from the Washington Chapter of the American Planning Association.

[VIEW ALL POSTS BY LEONARD BAUER](#)

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Follow us:

Ryan Ericson

From: Ryan Ericson
Sent: Tuesday, October 21, 2025 9:48 AM
To: 'Jennifer Harkness'; Theora Moench
Cc: Drew Loura
Subject: RE: Landscaping Proposal for Finnegan Way Development
Attachments: PlantingBedCrossSection.pdf

Jennifer,

I would be happy to meet with you, Charles, and the homeowner association regarding the landscaping. A number of the issues raised about cost and responsibilities is a civil issue between developer and homeowners. The Town does not regulate who bears the cost of the meeting the regulations. I did look at the CCRs and the Homeowners Association is responsible for maintenance which includes landscaping in the definition.

Final Occupancy vs. Temporary Occupancy

Temporary Occupancy, a revokable determination was issued for each unit in Phase I and Phase II; a few units in Phase I have received final occupancy after demonstrating that an expansion tank was installed on the water heater. The outstanding items are Plat/PRD requirements for landscaping and to provide a hard surfaced road; the buildings themselves have passed the minimum requirements for residential construction.

Landscaping

The requirement for landscaping in the PRD code indicates that landscaping is required; it does not provide for a performance time period. The only guidance is that landscaping must provide a filtered screen. The Town needs approvable landscaping to be installed around the perimeter. In the limited areas behind the units the visual separation may require an alternative such as a 6' fence with large shrubs; should tree placement be unattainable along the property lines.

F. Perimeter Landscaping.

Perimeter landscaping shall be required in order to provide a "filtered screen" that functions as a visual separator between PRD and other developments. Protection and enhancement of existing views shall be considered in determining the design of perimeter landscaping.

Landscaping shall consist of:

A mix of evergreen and deciduous trees and shrubs spaced to create a filtered screen;

At least 50 percent deciduous trees and at least 30 percent evergreen trees;

Evergreen trees (minimum eight-foot height) spaced no more than 15 feet on center;

Deciduous trees (minimum two-inch caliper) spaced no more than 20 feet on center;

A mix of evergreen and deciduous shrubs (minimum two-foot height) that achieve a height of six feet within three years spaced no more than five feet apart; and

Living ground cover planted to achieve full coverage of the ground surface within three years.

My last meeting with Charles

- I spoke with Charles who indicated that there is a dispute on the proposed landscaping plan between himself and the other members of the association. The concern was over the cost of water while the plants establish.
- The stormwater plan indicates that BMP T5.13 will be installed post construction; flyer sent to Charles. I explained to Charles that to satisfy the Stormwater Plan soil amendments and hydroseeding to stabilize the soils must be installed after the road is paved. This will allow the Homeowner Association and Charles to work out the landscaping plan.

Kind Regards,

Ryan Ericson

Community Development Director

Town of Friday Harbor

For questions regarding an existing permit or assistance with permit applications

please email permits@fridayharbor.org

From: Jennifer Harkness <jenn@courageoushearthealing.com>

Sent: Tuesday, October 7, 2025 12:11 PM

To: Ryan Ericson <ryane@fridayharbor.org>; Theora Moench <theora.moench@gmail.com>

Cc: Drew Loura <drewloura@gmail.com>

Subject: Re: Landscaping Proposal for Finnegan Way Development

WARNING: The sender of this email could not be validated and may not match the person in the "From" field.

Hi Ryan,

I saw you out here this morning but didn't have time to run out and check in. I never heard back on the previous email. I am curious about the status of the development and landscaping? I know the road is to