



2024

**LOCAL  
INFRASTRUCTURE  
FINANCE  
TOOL (LIFT)  
BIENNIAL REPORT**

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# Introduction

## Background

The Community Economic Revitalization Board (CERB) and the Department of Revenue (DOR) are authorized to administer the Local Infrastructure Financing Tool (LIFT) Program created in Chapter 39.102 Revised Code of Washington (RCW).

LIFT allows selected local governments to use tax revenue generated by private business activity within a designated Revenue Development Area (RDA) to help finance public infrastructure improvements.

Nine jurisdictions currently participate in the LIFT Program, each eligible to receive a state contribution of up to \$1 million per year for 25 years. Three LIFT projects were selected by the legislature and the remaining six were competitively selected by CERB.

There is no further authority under LIFT for additional state contributions and the program is currently closed to new designations.

## Outcome Reporting

The nine jurisdictions authorized to receive LIFT awards are required to report to CERB and DOR annually on the progress of their projects. CERB, in turn, reports to the legislature on a biennial basis. These reports are required by 39.102.140 RCW to include:

- The amount of local excise tax allocation revenues, local property tax allocation revenues, other revenues from local public sources, and taxes under RCW 82.14.475 received by the sponsoring local government, co-sponsoring local government, or any participating local government during the preceding calendar year that were dedicated to pay the public improvements financed in whole or in part with LIFT authority, and a summary of how these revenues were expended.
- The names of any businesses locating within the revenue development area as a result of the public improvements undertaken by the sponsoring local government and financed in whole or in part with LIFT authority.
- The total number of permanent jobs created in the revenue development area as a result of the public improvements undertaken by the sponsoring local government and financed in whole or in part with LIFT authority.
- The average wages and benefits received by all employees of businesses locating within the revenue development area as a result of the public improvements undertaken by the sponsoring local government and financed in whole or in part with LIFT authority.
- That the sponsoring local government is in compliance with RCW 39.102.070.
- A list of public improvements financed on a pay-as-you-go basis in previous calendar years and by indebtedness issued under LIFT authority.
- The date when any indebtedness issued under LIFT authority is expected to be retired.
- Periodic updated estimates of state excise tax allocation revenues, state property tax allocation revenues, and local excise tax increments, as determined by the sponsoring local government, that are estimated to have been received by the state, any participating local government, sponsoring local government, and co-sponsoring local government, since the approval of the project award by the board (updates provided at least once every three years).

## **Joint Legislative Audit Review Committee (JLARC) Reports**

By statute (RCW 39.102.200), JLARC is required to evaluate the effectiveness of LIFT and report to the legislature every five years beginning in September 2013. JLARC's final recommendation on whether to expand LIFT statewide is due September 1, 2028.

[JLARC's 2020 Final Report](#)

# The LIFT Program

## What is LIFT?

Created in 2006, the LIFT program is a form of tax increment financing in Washington State. Tax increment financing allows local governments to use expected future tax gains to finance public facility projects today. Under the LIFT program, nine local governments have been given the authority to finance specific local public improvement projects intended to encourage economic development. The state is a partner in these projects and provides a limited amount of funding, provided the local government has demonstrated a net gain in state tax revenues. The program is currently closed to new designations.

## LIFT Components

Local governments designated under LIFT create a Revenue Development Area (RDA) in which to measure growth. The LIFT award recipient builds and finances public improvements in the RDA by issuing general obligation or revenue bonds, or by financing public improvements on a “pay-as-you-go” basis.

The public improvements in the RDA are intended to create growth in sales and property tax revenues by encouraging private development activities. This growth in tax revenue is in turn used to pay principal and interest on the bonds issued to finance the improvements. The local jurisdiction may earn a state contribution of up to \$1 million each year to help pay this debt service.

## Competitive Criteria

Three LIFT projects were selected by the legislature and six were selected by CERB through a competitive process. Criteria used to select projects included:

- Potential to enhance regional and/or international competitiveness.
- Ability to encourage mixed-use development and redevelopment.
- Jobs created and net employment change expected from the project.
- Net property tax and sales & use tax change expected from the project.
- A balanced statewide geographic distribution of project awards.

RDA boundaries were established by local government ordinance as part of the CERB application requirements. A signed developer agreement between the local government and a committed private partner was also required.

## State Contributions

At the time of project selection, each LIFT designee received a “project award” which identifies the maximum amount of state contribution they may receive per fiscal year for up to 25 years. The actual distribution of state funds is determined by the Department of Revenue annually based on local progress reports. These annual “caps” and the amount distributed to date are reflected in Table 1 (page 8).

**Table 1: Annual State Contributions**

LIFT Recipient	Award Year	LIFT Tax Implementation Year	Annual State Award Cap	Amount of State Award Distributed*
City of Bellingham	2007	2013	\$1,000,000	\$11,000,000
City of Bothell	2008	2014	\$1,000,000	\$10,000,000
City of Everett	2008	2017	\$500,000	\$2,451,981
City of Federal Way	2008	2013	\$1,000,000	\$10,886,060
City of Mount Vernon	2009	2019	\$500,000	\$2,500,000
City of Puyallup	2009	2010	\$1,000,000	\$13,000,000
Spokane County	2008	2010	\$1,000,000	\$12,053,170
City of Vancouver	2008	Not yet implemented	\$500,000	\$0
City of Yakima	2009	2011	\$1,000,000	10,680,816.00
<b>Totals</b>			<b>\$7,500,000</b>	<b>\$72,572,027</b>

*\*Distributions as of December 31, 2023*



# City of Bellingham

## New Whatcom Revenue Development Area

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2013**

### Project History

In January 2005, the City of Bellingham partnered with the Port of Bellingham on the redevelopment of 137 acres of heavy industrial property formerly occupied by Georgia-Pacific Corporation (GP). The property's location, in the heart of Bellingham's historic waterfront district, makes this an ideal site for redevelopment combining environmental cleanup and urban revitalization.

The City committed to construct the necessary public infrastructure on the site and to create a regulatory framework attractive to private investment. The Port committed to undertake the environmental cleanup of its property and the Whatcom Waterway, build the necessary marine infrastructure, and provide the City land for parks, public space, and right-of-ways. This is the largest redevelopment project in the history of Whatcom County and is the beginning of an exciting new era for Bellingham's waterfront. Over the next several decades, Bellingham's waterfront will undergo a transformation from an industrial waterfront site into a vibrant new neighborhood featuring breathtaking views, parks and trails, sustainable urban living, and a mix of essential new and traditional jobs.

Redeveloping Bellingham's central waterfront will provide numerous benefits for all of Whatcom County. These benefits include: (1) promoting mixed-use redevelopment that will help generate new family-wage jobs; (2) providing an area for both housing and business development to occur in a manner that helps preserve the County's limited supply of agricultural and natural resource lands; (3) helping reduce traffic congestion by allowing more people to live near where they work; (4) facilitating remediation of environmental contamination within the site to a standard suitable for mixed-use redevelopment; (5) facilitating the creation of valuable near shore habitat; (6) allowing Western Washington University to expand programs and establish a more visible presence in Bellingham; and (7) demonstrating Bellingham's commitment and ability to provide public access to the waterfront and to promote environmentally sustainable redevelopment.

### Public Improvements

Improvement Name	Description	Year Built	\$
Cornwall Remediation	Engineering for site	2023	\$52,213
RG Haley Remediation	Engineering for site	2023	\$282,979
Central Waterfront Remediation	Engineering for site	2023	\$69,863
South State Street Remediation	Engineering for site	2023	\$138,568
F Street Crossing Improvements	Road improvements	2023	\$2,120,320
Salish Landing	Design new park	2023	\$251,375
Waypoint Park Phase 2	Design new park	2023	\$220,752
Cornwall Remediation	Engineering for site	2022	\$46,031
RG Haley Remediation	Engineering for site	2022	\$710,247
Central Waterfront Remediation	Engineering for site	2022	\$121,653
F Street Crossing	Improvements	2022	\$373,115
Whatcom Waterway Central Pier	Engineering for site	2022	\$78
Maritime Heritage Park Slide	Improvements	2022	\$18,517
Cornwall Beach	Engineering for site	2022	\$281,591
Waypoint Trail	Engineering for site	2022	\$73,483
RG Haley Engineering	Engineering for site	2021	\$548,499

F Street Crossing	Street improvement	2021	\$294,103
Maritime Heritage Park Slide	Park Slide	2021	\$295,000
Cornwall Park Architecture	Architecture	2021	\$301,740
F Street Quiet Zone Improvements	Street improvement	2020	\$132,087
Maritime Heritage Park improvements design	Design improvements	2020	\$243,106
Cornwall Beach Engineering	Enginneering for site	2020	\$313,939
Waypoint Park Design Phase 2	Design improvements	2020	\$59,002
Roeder Ave	Street improvement	2019	\$1,287,595
F Street Quiet Zone Improvements	Street improvement	2019	\$127,035
RG Haley Project	Remediation	2019	\$665,850
Granary/Laurel Street	Street improvement	2019	\$2,291,008
Maritime Heritage Park Slide planning	Parks planning	2019	\$11,761
Whatcom Waterway Park	Design improvements	2019	\$38,471
Boulevard Trestle Repair/Removal	Improvements	2018	\$377,950
Granary/Laurel Street	Street improvement	2018	\$10,043,122
Whatcom Waterway Park	Park improvements	2018	\$2,736,603
RG Haley Project	Remediation	2017	\$9,655
Granary/Laurel Street	Street improvement	2017	\$1,449,083
Cornwall Beach Master Plan	Remediation	2017	\$9,655
Whatcom Waterway Park	Park improvements	2017	\$1,672,515
RG Haley Project	Remediation	2016	\$106,434
Granary/Laurel Street	Street improvement	2016	\$1,197,209
Cornwall Beach Master Plan	Remediation	2016	\$106,434
RG Haley Project	Remediation	2015	\$168,316
Granary/Laurel Street	Street improvement	2015	\$82,245
Cornwall Beach Master Plan	Remediation	2015	\$168,316
Breakwater Trail	Park improvements	2015	\$15,916
Chestnut/Bay at RR Bridge Rehabilitation	Bridge improvement	2015	\$2,636,938
South State Street improvements	Street improvement	2014	\$510,648
Wharf Street Round-a-bout	Street improvement	2014	\$356,307
Granary/Laurel Street	Street improvement	2014	\$294,058
Breakwater Trail	Park improvements	2014	\$60,366
South State Street improvements	Street improvement	2013	\$534,174
Wharf Street Round-a-bout	Street improvement	2013	\$2,122,057
Granary/Laurel Street	Street improvement	2013	\$218,606
Central Ave rehabilitation and enhancement	Street improvement	2012	\$1,799,777
Central Ave rehabilitation and enhancement	Street improvement	2011	\$1,487,520

# City of Bothell

## Revenue Development Area

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2014**

The Bothell Crossroads Project aligned State Route (SR) 522 south of its previous route at Bothell Landing. The general aspects of this work involved construction of the new roadway including utilities, grading, hazardous soil remediation, retaining walls, lighting, traffic control elements, landscaping, stream mitigation, and erosion control which was described in the City's LIFT proposal. The Project is also a GreenRoads™ Pilot Project. The total estimated cost of this project was \$53,203,000.

### Public Improvements

Improvement Name	Description	Year Built	\$
<b>Bothell RDA Capital Investments</b>			
Downtown Contaminated Soil & Groundwater Clean Up (CFP T47)	Project continues to assess, design and implement remediation of contaminated soil and groundwater at various sites in the downtown area. This project is a key component of the City's Downtown Revitalization Plan.	"On-going (thru 2026)"	\$21,625,406
102nd Ave NE Downtown Access Improvements (CFP T86)	This project will replace existing damaged sidewalks in the north-south direction between NE 185th and the King County Park and Ride along 102nd Ave NE in order to connect transit users with the downtown businesses. Construction is slated to begin in 2025.	2023	\$490,584
Sound Transit - Bus Rapid Transit (T60)	This project will provide transit improvements on 98th Ave NE between SR 522 and Bothell Way NE and on NE 185th Street between Bothell Way NE and Beardslee Boulevard. Work will primarily include intersection modifications/improvements along 98th Ave NE at NE 183rd St as well as channelization modifications north of the intersection. It will also include intersection modifications on NE 185th St at Bothell Way NE, 101st Ave NE and 102nd Ave NE with traffic signals installed at the 104th Avenue NE and Beardslee Boulevard. Construction is slated to begin in 2025.	2023	\$148,019
Replacement of Downtown Fire Station #42 (CFP F3)	Downtown Fire Station 42 that was built in 1980 is outdated. Public Safety Capital Bonds fund the complete rebuild of the fire station including safety upgrades, technical modernization and energy efficiency to accommodate current and future growth. Construction completed in early 2023.	2022	\$21,506,280
Park at Bothell Landing Pedestrian Bridge Replacement (CFP P24)	The timber pedestrian bridge that crosses the Sammamish River at the Park at Bothell Landing is the key non-motorized link between Downtown Bothell and the regional Sammamish River Trail. This project replaced the aging bridge and makes it Americans with Disabilities Act (ADA) compliant. Construction completed in early 2021.	2021	\$2,793,291
NE 188th St Non-Motorized Improvements (CFP T71)	The improvements include a five-foot sidewalk on the south side of the street and five-foot bicycle lanes on both sides of the street. The project would link Bothell High School to the Pop Keeney Field. It would link the neighborhood to the Downtown.	2021	\$3,148,429
Main Street Enhancements: Phase 1 (CFP T41)	Project implemented improvements to Main Street from Bothell Way to 104th Ave NE. Reworked the entire streetscape from building front to building front. This project was a key component of the City's Downtown Revitalization Plan.	2018	\$7,759,635

Horse Creek Plaza (CFP P21)	This project is currently at approximately 60% design, construction is anticipated to take place no earlier than 2023. The open space will be designed to provide a place to gather as well as provide a viewing point for a portion of the day-lighted Horse Creek.	2018	\$196,847
Multiway Blvd: Phase 2 (CFP T39)	Constructed the east side of Bothell Way from SR 522 to Reder Way, linking the east and west sides of downtown Bothell across Bothell Way. The project was intended to be the "showpiece public space" in the city's revitalized downtown core.	2017	\$11,198,954
Bothell Crossroads (CFP T6)	Realigned SR 522 to the south of the existing SR 522 to create new "T" intersections at Bothell Way and 98th Ave NE. Addressed local and regional traffic concerns while creating 2-3 new city blocks to generate future economic redevelopment. Realignment of SR 522 addresses local and regional traffic concerns while creating two to three new city blocks to generate future economic redevelopment. This project was originally identified via a Citizen Advisory Group (CAG) as a solution to address traffic congestion, enhance the City's historic downtown, and facilitate transit operations.	2014	\$46,785,870
Replacement of City Hall & Dawson Buildings: Phases 1 & 2 (CFP F1)	Constructed a new City Hall and Council Chambers on the current City Hall site to accommodate service delivery and staffing needs.	2014	\$7,686,598
Multiway Blvd: Phase 1 (CFP T38)	Constructed the east side of Bothell Way from NE 183rd Street to NE 188th Street. Linked the east and west sides of downtown Bothell across Bothell Way. The project was intended to be the "showpiece public space" in the city's revitalized downtown core.	2014	\$11,296,468
Main Street Extension (CFP T40)	Project extended the current Main Street from Bothell Way to 98th Avenue NE creating a vital east-west connection across Bothell Way. Supported successful realization of the City's Downtown Revitalization Plan. Design with conceptual streetscape design and a right-of-way plan was completed. The construction of the project will be funded by private developers.	2014	\$2,937,810
Pop Keeney Way (CFP T53)	City completed 30% design to provide to developers to ensure the road will be constructed within the vision of the City's Downtown Revitalization Plan. The road connects NE 185th Street near the bend at 98th Ave NE to Pop Keeney Field.	2013	\$225,448
Purchase of Northshore School District Property (CFP F8)	Purchased 18 acres of District-owned property in Bothell's historic downtown to facilitate redevelopment of the downtown core and creation of new family-wage jobs pursuant to guidelines and plans formulated by the City's downtown revitalization vision. The plan included a new City Hall, right-of way expansion on Bothell Way, parking, public space enhancements, and historic preservation of the Anderson Building (currently McMenamins).	2012	\$24,754,103
<b>Bothell RDA Utility Capital Investments</b>			
Sammamish River Side Channel Restoration	Capital projects to correct existing water, sewer, and storm & surface water deficiencies, prevent flooding, and replace aging infrastructure in the Downtown Revitalization Area. The projects are identified in the April 2011 Downtown Revitalization Utility Phasing, Cost partitioning, and Financing Study by Gray and Osborne, Inc.	2016	\$1,549,247
Horse Creek Improvements (CFP SW11)	This project replaced the Horse Creek pipe with a hybrid open-channel/culvert system along 98th Ave NE. The system was designed to convey flows exceeding the 100-year storm event and will meet the fish passage criteria established by the State Department of Fish and Wildlife. The project begins at NE 188th St, north of Pop Keeney Field, and extends along 98th Ave to the Sammamish River.	2015	\$28,428,062
Downtown Revitalization Utility Improvements (CFP S9, CFP SW13, CFP W11)	This project enhances and reconnects riparian wetlands and remnant side channels on the left bank of the Sammamish River adjacent to 102nd Ave bridge.	2015	\$4,036,936

# City of Everett

## Riverfront Revenue Development Area

**LIFT Award: Up to \$500,000 per year for 25 years**

**Year LIFT Tax Imposed: 2017**

### Project Description

The City of Everett's Riverfront Revenue Development Area (RRDA) covers approximately 233 total acres of mostly vacant property uniquely situated between Interstate 5 and the Snohomish River, from Pacific Avenue and Lowell/Snohomish River Road. The RRDA includes three large parcels, identified as Parcels A, B, and C, which together represent approximately 111 acres of prime developable property that are poised for development as a cohesive, unique blend of commercial, office, retail, and residential uses that will generate significant jobs and tax revenues for the region.

The total new taxable commercial activity generated from these developments over the next 30 years has been independently estimated to be about \$4.5 billion or an average of approximately \$149 million per year. The incremental increases in sales and property taxes resulting from these developments are estimated to total approximately \$400 million over the next 30 years or an average of some \$13.3 million per year. These developments will also generate some 1,500 new jobs involving several different industries.

There are few, if any, areas of the size and quality represented in the RRDA in close proximity to Interstate 5 in the central Puget Sound region. In fact, economic development officials describe the RRDA as the largest contiguous undeveloped tract of land adjacent to 1-5 between Seattle and the Canadian border. What makes the site even more attractive to prospective developers is that it features a central location on one hand, and a pastoral, riverside environment on the other. Specifically, the Riverfront RDA is adjacent to Everett's downtown core and multi-modal transportation centers, including Everett Station, to the west, and adjacent to the Snohomish River shoreline to the east. The RRDA is ideally situated for "place-making" that features sustainable development on all levels and direct linkages between the shoreline environment and the Everett Station multi modal facility. When work is complete, the Riverfront RDA will represent one of the most comprehensive transformations of formerly dormant, brownfield property ever successfully undertaken in Washington State.

### Public Improvements

Improvement Name	Description	Year Built	\$
41st Street Roundabout			\$10,845,732
Public Amenities			\$4,366,864
Leachate System			\$8,238,999
Gas Collection Sys Improves			\$1,180,594
Site Preparation Design			\$9,556,215
Eclipse Mill Rd Intersection Improves			\$1,160,927
3-Acre Park - Phase 1			\$458,343
Landfill SE Gas System			\$506,455
Riverfront Development Review			\$191,700

# City of Federal Way

## City Center Revenue Development Area

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2013**

The City of Federal Way is pursuing aggressive redevelopment of its largely auto-oriented, suburban style central business district (“City Center”) in pursuit of a higher-density, mixed-use, multi-story, pedestrian-friendly, and transit-oriented major urban center between Seattle and King County that is envisioned by the city leaders and the state Growth Management Act. The Revenue Development Area (RDA) for application of the LIFT program comprises a majority of the City Center.

An essential component to triggering the redevelopment of the Federal Way City Center is significant additional investment in public infrastructure in tandem with private development. Key investments in public open space will begin to provide the amenities that create the “sense of place” that will draw residents, shoppers, employers, and visitors. Key investments in right-of-way (ROW) improvements will add bike lanes, walking paths, and additional roads to help create a pedestrian-friendly, efficient traffic circulation and land-use pattern. Key investments in public parking facilities are necessary to support the more intensive urban-style, mixed-use, and multistory developments.

The Federal Way LIFT project will leverage up to a \$1,000,000 million per year in State funds over the 25-year program period, resulting in up to \$35,000,000 in total funding for these infrastructure improvements.

This redevelopment scenario will be comprised of multiple projects. Three major projects were identified in the original application as cornerstones of this effort:

### Public Improvements

Improvement Name	Description	Year Built	\$
Citywide Adaptive Signal Control	This is a project to implement an adaptive traffic control system in the City Center	2022/23	\$22,982
Adaptive Traffic Control Phase III	This project is to expand the adaptive traffic control system to SR99 and Military Rd N of City that was not implemented in Phase 1 or 2 of the project	2022/23	\$2,695
Variable Lane Use	This project will allow the utilization of variable lane use control signs to optimize the efficiency of selected intersections in the City	2022/23	\$20,764
City Center Access	Preliminary engineering and environmental for overpass and other improvements within the City Center	2022/23	\$151,199
City Center Adaptive Signal	This project will fully optimize intersection signals in the city center area	2022/23	\$143,469
City Center Access PH I - SB I-5 Ramps	Construct all SB I-5 ramps, secondary exit to S 324th; extend S 324th Street from 23rd Ave S to I-5. Improves access to city center by distributing traffic demand to/from I-5 between S 320th and S 324th.	2023	\$521
S 320th St @ 21st Ave S Grade Separation	Study to evaluate the feasibility of a grade separated pedestrian crossing on 21st Ave S across S 320th St.	2023	\$71,722



# City of Mount Vernon

## Downtown Mount Vernon Revenue Development Area

**LIFT Award: Up to \$500,000 per year for 25 years**

**Year LIFT Tax Imposed: 2019**

**Project Description:**

The City has commenced a comprehensive redevelopment plan for its downtown area. The goal of this planning effort was to guide the investment of public and private resources in the downtown area over the next 20 years. The City is creating a vibrant, attractive, and safe waterfront and downtown, with enhanced public access to the river, new and improved public amenities, and mixed-use redevelopment that will generate new jobs, providing an area for both housing and business development to occur in a manner that helps preserve the character of downtown. A key component of this plan was to provide the City's downtown area with 100-year flood protection. The threat of flooding posed a major barrier to investment in the downtown area.

The City has completed the flood control project which provides for enhanced access to the river with the new Skagit Riverwalk promenade and the completion of the 30,000 square foot Skagit Riverwalk Park Plaza adjoining the riverwalk in the heart of downtown. Additionally, the downtown restroom project was completed in March 2016.

The City has been working with FEMA to achieve a Letter of Map Revision since April 2018 and has now completed the final stages and new flood maps have been issued. This final Letter of Map Revision has completed the flood protection project and provides the historic downtown area relief from the threat of flood and increased costs of flood insurance. Downtown private investment over 30 years is projected to be in excess of \$408,000,000. New jobs created over 30 years are estimated to be 2,548, along with 112 average annual construction jobs. Additionally, residences for 1,120 people will be provided.

### Public Improvements

Improvement Name	Description	Year Built	\$
MV Library Commons and Parking Structure	A&E costs	Not built yet - 2021	\$1,652,914
MV Library Commons and Parking Structure	A&E, site prep - 2022	In Process -2022	\$4,695,435
MV Library Commons and Parking Structure	Construction	In Process - 2023	\$28,088,692

# City of Puyallup

## Puyallup Revenue Development Area

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2010**

Puyallup's long-term goal is to redevelop several City-owned parcels in the downtown area into mixed use transit oriented development projects that include parking. In addition the City will provide for pedestrian, parks, trail, storm water, and telecommunications improvements in the South Hill area. The City estimates that these, along with other non-LIFT financed improvements, will generate approximately 8,600 jobs throughout the Revenue Development Area (RDA) during the life of this program.

### Public Improvements

Improvement Name	Description	Year Built	\$
37th & S. Meridian - storm repair		2009	\$20,183
39th Ave SE Extension		2009	\$4,478,148
39th Ave SW Widening (Meridian to 9th)		2009	\$599,332
2nd Street SE		2009	\$53,668
Chip Seal Projects		2009	\$53,218
Good Samaritan Hospital*		2010	\$1,800,000
Fruitland Water*		2010	\$91,232
39th Ave SW Widening (Meridian to 9th)		2010	\$862,485
39th Ave SE Extension		2010	\$41,505
9th St SW @ 94th Ave E		2010	\$318,700
Western Washington Fair - signalization		2010	\$22,000
Lowe's - new location - storm overflow pipes		2010	\$17,920
Street Maintenance - curb, gutter, sidewalks		2010	\$9,161
Lowe's - new location*		2011	\$897,974
Pyramid Peak Medical*		2011	\$105,979
Hampton Inn*		2011	\$190,790
Good Samaritan - Medical Office Building*		2011	\$35,825
Fairfield Inn - conduit*		2011	\$162,012
39th Ave SE Extension		2011	\$5,895
AOB Parking Improvements		2011	\$25,638
39th Ave SW Widening		2011	\$309,207



Street Maintenance - chip seal, curb, gutter, sidewalks	2011	\$29,643
Eagles Watch street lights - 2106-2216 S Meridian*	2012	\$37,400
30th & Meridian - Phase 2*	2012	\$1,330
Group Health Medical Office Building*	2012	\$643,880
The Villages - 39th Ave SE & Wildwood Signal*	2012	\$416,221
39th Ave SE Extension - Fruitland Water new water main	2012	\$246,151
39th Ave SE Extension - roadway	2012	\$890,692
39th Ave SE Extension - storm drainage	2012	\$61,024
330 3rd St SE Improvements	2012	\$85,258
3rd St SE Sewer Repair	2012	\$9,071
Flasher/Beacon - 5th St NW/3rd Ave NW	2012	\$6,564
Driveway/Road Replacement - 1502 S Meridian	2012	\$9,171
French Quarters - 401 S Meridian*	2013	\$12,192
Domondon Medical Bldg - 3703 9th St SW*	2013	\$47,510
Group Health Medical Bldg Signal - 43rd Ave SE & 5th St SE*	2013	\$789,665
Red Canoe - 601 39th Ave SW*	2013	\$10,980
Railroad Crossing Upgrades - 2nd St NE, 5th St NW, Meridian	2013	\$847,589
5th Ave NW & N Meridian Sewer Replacement	2013	\$296,018
SR 161 Safety Improvements	2013	\$44,829
39th Ave SE Extension	2013	\$493,395
3rd Street Infrastructure	2013	\$1,252,940
39th Ave SE Extension	2014	\$23,756
3rd St Infrastructure	2014	\$186,367
SR 161 Safety Improvements	2014	\$39,328
39th Ave SE Overlay - 10th to Shaw	2014	\$455,959
23 Ave SE - Meridian to 9th	2014	\$1,737
7th Ave SW & Citywide Safety	2014	\$429,600
S Meridian Overlay	2014	\$102,682
Pioneer Park - Splash Pad & Play Equipment	2014	\$276,909
South Hill Mall Gravity Station	2014	\$8,000
4th Ave SE Water Main Replacement	2014	\$164,513
Street Improvement for Car Wash*	2014	\$10,787

SR 161 Safety Improvements		2015	\$769,765
39th Ave SE Overlay - 10th to Shaw		2015	\$762
23 Ave SE - Meridian to 9th		2015	\$6,956
7th Ave SW & Citywide Safety		2015	\$60,227
S Meridian Overlay		2015	\$1,457,447
Pioneer Park - Splash Pad & Play Equipment		2015	\$417,814
South Hill Mall Gravity Station		2015	\$4,087
W Stewart Signal Modification		2015	\$79,766
9th Ave SW - Meridian-5th St SW		2015	\$15,462
9th St SW/River Road Safety Improvements		2015	\$878
2015 Overlay & Chip Seal Project		2015	\$244,571
Citywide Flashing Yellow Arrows		2015	\$3,144
Emergency Repair - South Hill Mall		2015	\$21,623
SR 161 Safety Improvements		2016	\$1,918
23 Ave SE - Meridian to 9th		2016	\$15,220
South Hill Mall Gravity Station		2016	\$75,034
W Stewart Signal Modification		2016	\$97,556
9th St SW/River Road Safety Improvements		2016	\$57,390
9th Ave SW; Meridian - 5th St SW		2016	\$2,685
2015 Overlay & Chip Seal Project		2016	\$85,622
Citywide Flashing Yellow Arrows		2016	\$458,317
31st Ave SE - 5th St SE Signal		2016	\$3,582
DES Energy Upgrades (street lights only)		2016	\$147,964
Pavilion Sewer Repair		2016	\$25,901
17th Ave SE Ramp Upgrade		2016	\$6,928
Annual Sidwalk Link		2016	\$87,474
WSF Redevelopment*		2016	\$365,012
YMCA Sewer Extension*		2016	\$94,156
Puyallup Dermatology Improvements*		2016	\$13,003
South Hill Mall Gravity Station		2017	\$1,268,707
9th Ave SW - Meridian-5th St SW		2017	\$55,502
Traffic Calming		2017	\$84,024
5th St SW/NW Adaptive Signal Controls		2017	\$3,902
31st Ave SE - 5th St SE Signal		2017	\$157,318
Chick-Fil-A Puyallup*		2017	\$327,185
9th Ave SW - Meridian-5th St SW		2018	\$565,676
Overlay Program - W Pioneer 11th - 5th		2018	\$89,719

Signal Installation - 31st Ave SE & 5th St		2018	\$1,316,042
Adaptive Signal Improvements - 9th St SW and River Road		2018	\$982,398
Sidewalk - Wildwood Park Drive - 31st Ave SE to Ferrucci JH		2018	\$48,663
Traffic Calming Program		2018	\$11,570
Adaptive Signal Control 5th St SW/ NW		2018	\$53,761
South Hill Mall Gravity Station		2018	\$60,621
23rd Ave SE; Meridian to 9th		2018	\$2,287
30th Ave Medical Office Bldg (Davita)*		2018	\$309,281
Wesley Homes Senior Housing Community*		2018	\$249,966
Traffic Calming		2019	\$1,565
9th Ave SW - Meridian-5th St SW		2019	\$1,422,724
5th St SW/NW Adaptive Signal Controls		2019	\$695,342
9th St SW/River Road Safety Improvements		2019	-\$100,713
23 Ave SE - Meridian to 9th		2019	\$4,753
Huntington Place - apartment building*		2019	\$165,050
Fire Station 72*		2019	\$20,640
30th Ave Medical Office Bldg (Davita)*		2019	\$56,488
Wesley Homes Senior Housing Community*		2019	\$249,966
Affinity*		2019	\$272,492
At Home		2019	\$46,400
Meridian Café - grease interceptor*		2019	\$12,000
Taqueria El Rinconsito - grease interceptor*		2019	\$17,332
Starbucks*		2019	\$41,314
Sidewalk - Wildwood Park Drive - 31st Ave SE to Ferrucci JH*		2019	\$572,422
23 Ave SE - Meridian to 9th		2020	\$1,066
9th St SW/River Road Safety Improvements		2020	\$3,295
5th St SW/NW Adaptive Signal Controls		2020	\$30,498
Bradley Lake Trail Connections		2020	\$1,535
Deer Ridge Memory Care Facility*		2020	\$33,508

Cascadia Senior Living (Fieldstone)*	2020	\$59,923
CCM Dry Cleaner Site*	2020	\$137,471
5th Ave & E Main Signal	2021	\$375
Downtown Street Rehabilitation & Restoration	2021	\$99,063
23 Ave SE - Meridian to 9th	2021	\$5,618
Bradley Lake Trail Connections	2021	\$14,830
Pioneer Park Public Restrooms	2021	\$42,017
4th Street Storm Extension	2021	\$66,921
G. Moody - Sewer Main Extension*	2021	\$27,966
Cascadia Senior Living (Fieldstone)*	2021	\$13,560
Deer Ridge Memory Care Facility*	2021	\$214,880
Affinity*	2021	\$38,211
East Pioneer Asphalt	2022	\$78,654
9th Ave SW (Meridian - 5th ST SW)	2022	\$41,480
Wildwood Park Drive (31st - 26th)	2022	\$106,059
Downtown Street Rehabilitation & Restoration	2022	\$218,605
Bradley Lake Trail Connections	2022	\$316
Pioneer Park Public Restrooms	2022	\$170,172
4th Street Storm Extension	2022	\$24,010
Lattitude Medical Office Building*	2022	\$45,379
Sound Transit - 5th & Main Street/Signal*	2022	\$1,716,000
Meridian - concrete, grind and overlay*	2022	\$55,370
Bumpy's - sidewalk/ADA ramp*	2022	\$20,000
Sidewalk Rehab - Bradley Lake area*	2022	\$23,692
ST 4th St Storm Extension	2023	\$40,432
9th Ave SW; Meridian-5th St SW	2023	\$171,144
Pioneer Park Restrooms	2023	\$1,879,603
Traffic Calming Program	2023	\$2,499
3rd St SE; 7th-9th Sewer Main	2023	\$556,836
Wildwood Park Dr Sidewalks (31st-26th)	2023	\$199,359
9th St SW; 15th-31st Road Improvements	2023	\$1,648
Downtown Street Rehab & Restore	2023	\$21,099
Meeker Festival Street	2023	\$80,311
Downtown Wayfinding - signage	2023	\$26,482
Gravity Coffee - street lighting*	2023	\$64,692

<b>Sound Transit - parking garage*</b>		<b>2023</b>	<b>\$79,100,000</b>
<b>Sound Transit - 5th St NW/ Stewart/4th St NW/Main street imp*</b>		<b>2023</b>	<b>\$2,223,678</b>
<b>*developer contributions</b>			

# Spokane County

## River District Revenue Development Area at Liberty Lake

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2010**

The Spokane County River District Revenue Development Area at Liberty Lake is identified as a legislatively selected demonstration project under RCW 39.102. CERB approved the River District RDA application on September 13, 2007. The RDA has a 2008 Base Year. Spokane County established the Local Infrastructure Financing Tool (LIFT) sales and use tax, authorized under chapter 82.14.475 RCW, on July 1, 2010, the earliest date allowed by statute. On August 18, 2009, Spokane County established the LIFT sales and use tax levy rate of 0.178 percent.

The River District RDA coincides with the boundary of Spokane County Increment Area 2005-01, a property Tax Increment Finance (TIF) area authorized under chapter 39.89 RCW and established by Spokane County on December 22, 2005. Increment Area 2005-01 has a 2005 (Assessment Year) Base Year and a 2006 (Assessment Year) Increment Year.

Since establishment of Spokane County Increment Area 2005-01 and the approval of the River District RDA, approximately \$8,733,463 of public infrastructure, intended to be financed by LIFT on a “pay as you go” basis, has been constructed.

### Public Improvements

Improvement Name	Description	Year Built	\$
Bitterroot Street	Street, Lighting, Landscaping	2007	\$239,689
Bitterroot Street	Storm Drainage	2007	\$11,660
Bitterroot Street	Sewer	2007	\$45,173
Bitterroot Street	Water	2007	\$89,063
Bitterroot Street	Lift Station	2008	\$150,000
Cronk Sewer - Indiana Paving	Sewer install and paving	2011	\$198,727
I-90 Waterline Crossing Sleeve	Waterline crossing sleeve install	2011	\$84,000
I-90 Waterline	Waterline install	2011	\$440,000
Courtyard and Bitterroot Infrastructure	Street, Lighting, Landscaping	2012	\$33,000
Courtyard and Bitterroot Infrastructure	Water and Sewer install	2012	\$176,300
Harvest Parkway	Street, Water, Sewer	2013	\$833,995
Harvard Road Roundabout	Roundabout install	2013	\$610,000
Harvard Road Sewer Lift Station	Lift Station install	2014	\$804,213
Wellington Road (Trutina)	Street, Water, Sewer	2015	\$973,998
River Crossing North	Street, Water, Sewer	2015	\$551,916
Indiana	Street, Water, Sewer	2015	\$250,975
Trutina First Addition	Street, Water, Sewer	2017	\$863,914
Mission Ave	Waterline Extension	2018	\$464,133
Mission Ave	Roundabout install	2018	\$713,961

Indiana and Harvest Pkwy	Street improvements	2018	\$1,198,746
Orchard Park Phase 1	Park and splash pad	2019	\$3,670,452
Indiana - Harvest to Bitterroot	Street improvements	2019	\$1,652,997
Orchard Park Phase 2	Depot construction	2020	\$574,965
Harvard Signal	Street improvements	2022	\$521,844
Indiana Street Bitterroot to Harvard	Street improvements	2022	\$1,321,853
Mission Ave East from Harvest	Street improvements	2022	\$1,341,536
Kramer Pkwy to Mission Overpass	Overpass over I-90	2023	\$4,656,234

# City of Vancouver

## Riverwest Revenue Development Area

**LIFT Award: Up to \$500,000 per year for 25 years**

**Year LIFT Tax Imposed: LIFT TAX NOT YET IMPOSED**

The Riverwest project, the City of Vancouver’s LIFT project, originally anticipated construction of over 500,000 square feet of mixed-use development on 3.75 acres in downtown Vancouver, located at the southwest corner of Evergreen Blvd and C Streets.

The private project was estimated to cost \$160 million and include:

- 100,000 square foot office building
- ~200 condominiums/townhouses
- 65 room boutique hotel
- 17,500 square feet of retail
- Public plaza

In addition, the project includes an 83,000 square foot new main library branch, (funded by 2006 voter-approved bond). The LIFT funded public infrastructure is a 300-400 square foot parking structure to serve the non-residential portions of the project. The cost of the public portion of the parking structure originally was estimated at ~\$15 million. Current construction costs are likely to drive the cost of the parking structure to an excess of \$30 million.

The library building has been completed. The library construction was funded with bonds approved by the library district voters and private donations.

Timing of the construction of the parking garage is anticipated to match that of the private development portion of the project. The immediate library’s parking needs are met with temporary surface parking at the site. The City, FVRL, and Killian have worked together to develop a phasing plan to meet the Library’s parking needs, as well as during phased construction of the garage and private buildings on the site.

The City has secured ownership of the site and is in discussions with private developers to build a transit oriented development that integrates with the planned I-5 bridge replacement and light rail extension.

### Public Improvements

Improvement Name	Description	Year Built	\$



# City of Yakima

## Revenue Development Area

**LIFT Award: Up to \$1,000,000 per year for 25 years**

**Year LIFT Tax Imposed: 2011**

The Yakima Cascade Mill Development Project involves redevelopment of the 225-acre mill site into a mixed use, regional commercial, business park, light industrial and entertainment area. Once completed, the area is expected to generate over 4,500 jobs, \$337 million in private sector investment and add over \$426 million in new tax revenue over 30 years.

The planned LIFT funded project originally consisted of potential bonding of up to \$50 million in public infrastructure for utilities and streets, contribution to a modification of the I-82 & Yakima Avenue interchange to improve freeway access to the site, and environmental clean-up of a former municipal landfill. However some of these projects have been at least partially funded on a pay as you go basis over the past several years, so the construction bond, which is expected to be issued in 2020 or 2021, will be for substantially less.

### Public Improvements

Improvement Name	Description	Year Built	\$
East/West Corridor	LF2337		\$365,011
East/West Corridor Labor Costs	LF2337		\$6,023
Bravo Co.	LF2770		\$19,803
Environmental Remediation	LF2337 (MSW Cleanup)		\$146,030
County Engineering Contribution	Environmental Costs Bravo, MSW)		\$3,431
Environmental Remediation	Risk Management (515)		\$261,584
Interfund Loan/Interest Paid	Debt Repayment		\$597,593
In 2022 correction made to County Eng. Contribution.			\$(132,658)
In 2021 & YTD there were \$13,874,294.03 for Toxic MSW Cleanup within ROW and DOE paid for part of the project. <i>Expenses left over should be accounted for as part of LIFT, so I am adding them in this year. Total Exp YTD \$13,874,294-\$12,740,000 (Grant and COY Match)=balance to add to LIFT Improvement/match.</i>			\$1,134,294

## Project Revenue

The following tables demonstrate estimated tax allocation revenues in the RDAs as reported by the nine jurisdictions administering LIFT projects for calendar years 2014 and 2015. Some minor calculation errors in the project reports have been corrected by CERB and DOR staff and these corrections are reflected in the following tables. *Minor calculation errors in the project reports have been corrected by CERB and DOR staff.*

**Table 2: 2022-23 Estimated Property Tax Allocation Revenues as Reported by LIFT Jurisdictions**

LIFT Recipient	Award Year	Local Property Tax Allocation Revenues		State Property Tax Allocation Revenues	
		2022	2023	2022	2023
City of Bellingham	2007	\$119,976	\$81,861	\$3,821	\$3,574
City of Bothell	2008	\$8,227,558	\$7,459,232	\$2,252,719	\$2,170,628
City of Everett	2008	\$185,112	\$195,796	\$1,797,226	\$2,598,666
City of Federal Way	2008	\$1,276	\$3,350	\$39,903	\$116,439
City of Mount Vernon	2009	\$254,896	\$295,298	\$309,131	\$472,296
City of Puyallup	2009	\$221,965	\$229,612	\$4,855,213	\$5,760,906
Spokane County	2008	\$58,501,439	\$139,774,895	\$998,239	\$3,667,303
City of Vancouver	2008				
City of Yakima	2009	\$219,505	\$15,698	\$201,325	\$18,992
<b>Totals Reported</b>		<b>\$67,731,727</b>	<b>\$148,055,742</b>	<b>\$10,457,577</b>	<b>\$14,808,804</b>

**Table 3: 2022-2023 Excise Tax Allocation Revenues as Reported by LIFT Jurisdictions**

LIFT Recipient	Award Year	Local Excise Tax Allocation Revenues Received by Year		State Excise Tax Allocation Revenues Received by Year	
		2022	2023	2022	2023
City of Bellingham	2007	\$360,876	\$144,756	\$1,019,867	\$409,093
City of Bothell	2008	\$2,015,038	\$126,531	\$3,638,263	\$228,459
City of Everett	2008	\$181,307	\$1,368,063	\$2,258,382	\$2,615,415
City of Federal Way**	2008	\$90,340	\$163,993	\$697,816	\$1,266,729
City of Mount Vernon	2009	\$374,983	\$389,857	\$2,769,761	\$2,879,626
City of Puyallup	2009	\$114,665	\$14,325	\$19,488,656	\$18,199,892
Spokane County	2008	\$704,875	\$448,358	\$2,840,500	\$1,807,000
City of Vancouver	2008				
City of Yakima*	2009		\$13,522		\$49,379
<b>Totals Reported</b>		<b>\$3,842,084</b>	<b>\$2,669,405</b>	<b>\$32,713,245</b>	<b>\$27,455,593</b>

\*City of Yakima: The original assumptions approved in 2008 have been used for the last several years to estimate these revenues but are no longer reliable as the construction schedule has been delayed by several years.

**Table 4: 2022-2023 Local Revenue Generated and Funds Expended for Public Improvements as Reported by LIFT Jurisdictions**

LIFT Recipient	Local Property Tax Allocation Revenue	Local Excise Tax Allocation Revenue	Other Revenue from Local Public Sources	Local LIFT Tax Revenue*	Total Local Revenues Received 2018-2019	Funds Expended Pay As You Go	Funds Expended for Bond Repayment
City of Bellingham	\$201,837	\$505,632	\$4,760,784	\$3,008,196	\$8,476,449	\$4,760,784	
City of Bothell	\$15,686,790	\$2,141,569	\$24,381,258	\$3,000,000	\$45,209,617	\$19,837,257	\$3,995,000
City of Everett	\$380,908	\$1,549,370		\$884,612	\$2,814,890	\$72,945,032	
City of Federal Way	\$4,626	<b>\$254,333</b>	\$413,352	\$3,054,515	\$3,726,826	\$413,352	
City of Mount Vernon	\$550,194	\$764,840	\$1,250,000	\$1,703,770	\$4,268,804	\$40,775,724	
City of Puyallup	\$451,577	\$128,990	\$83,805,646	\$2,000,000	\$86,386,213	\$86,867,519	
Spokane County	\$198,276,334	\$1,153,233		\$2,000,000	\$201,429,567	\$7,841,467	
City of Vancouver							
City of Yakima	\$235,203	\$13,522	\$2,744,842	\$2,000,000	\$4,993,567	\$4,790,838	
<b>Totals</b>	<b>\$215,787,469</b>	<b>\$6,511,489</b>	<b>\$117,355,882</b>	<b>\$17,651,093</b>	<b>\$357,305,933</b>	<b>\$238,231,973</b>	<b>\$3,995,000</b>

\*Available the year after the tax is first imposed.

# Business Activity

## Businesses, Jobs, and Wages in Revenue Development Areas

Jurisdictions with LIFT awards report to CERB and the DOR annually. Part of this report includes economic outcomes within the RDA that have resulted from “public improvements undertaken by the sponsoring local government and financed in whole or in part with LIFT authority” (39.102.140 RCW ). These economic outcomes include:

- The names of any businesses locating within the Revenue Development Area.
- The total number of permanent jobs created in the Revenue Development Area.
- The average wages and benefits received by all employees of businesses locating within the Revenue Development Area.

**Table 6: Business Activity in 2022-2023**

City of Bellingham		
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA	
3,379 (1st quarter 2021)	\$54,037	
Names of Businesses Locating within RDA (since 2013)		
11th Hour Latte LLC	Basic Paint Services	Boardworks
A Better Way Massage LLC	Bay Street Studios	Bobbette L Whetsell
AAPPN	Bea Hamster Sews LLC	Bombu
Absolute Mortgage	Beauty By Miranda	Bon Aperture Photo
Access Mental Health LLC	Bellingham Bulwarks LLC	Braycon LLC
Acme Ice Cream LLC - Holly St	Bellingham Cider Company LLC	Brittany Dawn Aesthetics
Aegir Craft Consulting	Bellingham Dock LLC	Brownlie Legal
Ajhart & Hair	Bellingham Engraving	Bruna Press + Archive
All For You	Bellingham Girls Rock Camp	Burley Media
All Of The Above Consulting, LLC	Bellingham Joint Port Labor Relations Committee	C Clean
All Positive Energy	Bellingham Makerspace	C2c De Comunidad A Comunidad
All Positive Energy Smoothies LLC	Bellingham Play Library	Caitlin Connolly Lcsw
All That Jazz Boutique Gallery	Bellingham Travel & Cruise Inc	Camber
Allegro Strings	Bellwether Law Pc	Caribbean Group LLC
Allie Pasquier	Bellwether Real Estate LLC	Carly Thaw Illustration
Amandas Lash	Bellwether Referral Group LLC	Carma Allen
Ambo Ethiopian Cuisine Inc	Beverly’s Music School	Caroline Williams Yoga LLC
American Green Truck LP	Bhamhair LLC	Cascade Neuropsychology PLLC
Amy Rotz Psychotherapy LLC	Bin 13 LLC	Catalyst Community
Amy Tuggle LLC	Birdon America Inc	Catalyst Tattoo LLC
Angel Nails And Spa	Birthday Pony LLC	Catholic Community Services Of Western Washington
Angela Cook Hair	Bison Bookbinding & Letterpress LLC	Cheba Hut
Aptitude	Black Fern	Cherry Bomb Esthetics
Artistry LLC	Black Sheep Bellingham	Chopra And Sons LLC
Artivem Mead Co LLC	Blissfully Iced	Chris Wallace Does Hair
Ashley & Vance Engineering Inc	Bloody Sabbath Art	Christopher Remmers Fine Art
Aubrey Joe Hair LLC	Bloom Bellingham Prenatal Massage	Claire E Mannino Psychotherapy Ps
Aymee Warner	Blue Heron Custom Flooring And	Clarissa I Pearce Lmhc LLC
B&J Fiberglass	Finish LLC	Client Assistance Program
Babygreens Inc	Blue Sea Holly	Coastal Administrative Services Inc
Bakehouse De Jordaan LLC		

Cof& Cornwall	Hairy Styles	Lorikeet Bar Bellingham
Comics Place	Hana Teriyaki	Lotus Salon Inc
Committee To Elect David Nelson	Happychap Media LLC	Luis Deliveries And Pick Ups
Condor Press	Harcourt Developments Granary LLC	Lummi Community Development
Connect Family Chiropractic	Harcourt Developments Residential	Financial Institution
Convergence Partners	Bellingham LLC	Lund Arts LLC
Crosscountry Mortgage LLC	Hatcher Investments LLC	M S Erlich Md LLC
Cryo Rolls	Headquarters Barbershop Lounge	Mac & Mac Hydrodemolition Services
Damage Inc Snowboards	Corporation	Inc
Dan Blue Enterprises	Heather Thorson Artistry	Mad City Coatings
Debra Berglund	Helen Loggie Museum Of Art	Madison Joyce Photography
Design 209 LLC	Henry's Instrumental Tutoring	Madrona Community Development
Dhyana Shultz Sp	Hewed	Mahnaz Lary Md
Dog Island Boat Works	Holdfast Marine	Mains Hair Studio
Dough's Bakery	Holdfast Marine LLC	Malbeco Sas
Downtown Bham Brilliant Trees	Hoppis Real Estate LLC	Manuia Properties LLC
Duncan Robb Boatworks, Inc.	Horseshoe Cafe	Marine Servicenter LLC
Ear Solutions LLC	Hotel Leo	Matthew's Of Bellingham
Edge Psychology	Iceworx LLC	Maude
Edward D Jones & Co Lp #98855	Ideal Wellness Bh LLC	Mecca LLC
Elizabeth Ahlem Clark	International Regional Development	Megan Hillman Hair & Makeup
Emotional Freedom Counseling LLC	Jack's	Artistry
Empire Marine LLC	Jamie Shannon Life Coach For Teens	Mercato Delle Bonta LLC
Enduralock LLC	LLC	Metal Edge The
Envision Family Law	Jazz Center Of Bellingham	Michael Parker Lcsw Ps
Erdmann Graves & Partners	Jennifer Durant	Mirabelle Lemieux
Erin Jacobson Arnp LLC	Jet City Gardens	Mix It Up Tasty - Holly
Evergreen Therapeutic Massage	Jj's In And Out	Mlm LLC
Evolution Dance Co LLC	Joleen Schelinski	Modern Home Builders
Expansive Wellness	Jordan Hedlof Real Estate LLC	Molly's Sewing Machine Service
Fairhaven Harbor Apartments LLC	J's Esthetic	Movement Mortgage LLC
Fig Child Vintage	Julia Mcnernthney-Campos	Mt Baker Media House
Flatstick Pub	Jupiter Dae Stamback Mcknight	Multigen Wealth Services Inc
Flight Express Travel Inc	Just Poke Bowls	Multi-Services Rcs
Fox And Thistle LLC	Juxt	Music With Mrs Van LLC
Frame Studio Inc	Kari Humphreys Counseling	Natosha Scheenstra Msw Licsw Cmhs
Fringe	Katie At Gold Comb	Neeter House Of Luxury
G&B Meta Corp	Kenzi The Mua	Neko Bellingham LLC
Galley To Go LLC	Keystone Pilates Inc	Nephelle Designs
Gba	King Counseling PLLC	New Pathways
Geheim Gallery	Kinsol Timber Systems Inc	New Prospect Theatre
Genetic Electric LLC	Kl Sculpting Body Studio LLC	New Whatcom Interiors
Go West Antiques	Konutgan Company	North By Northwest Counseling PLLC
Goat Mountain	Kulshan Law Group PLLC	North Cascade Counseling
Goddess Coaching	Kyle Vandervelde LLC	North Corner Brewing Supply
Gold Comb Salon LLC	L.Beauty Artistry Studio	Northcastle Fiberglass LLC
Golden Lotus Spiritual Healing	Lashboutiqueleigh	Northwest Hydraulic Consultants Inc
Good Point Creative	Law Firm Of David N Jolly Ps	Northwest Keyboards
Good To Go Meat Pies	Leslie Baker Psyd PLLC	Northwest Region Nurses Association
Goodrich & Associates LLC	Lisa Surr ridge	Northwest Tarp & Canvas
Goosehead Insurance Agency -	Localgroup LLC	Ntg Fabrication Inc
Mergens Agency	Lockbreaker Escapes LLC	Nw Fish Passage
Green Mountain Physical Therapy LLC	Loft At Latitude 48.5	Nw Therapy Solutions PLLC
Gruff Brewing Company LLC	Lombardi's In Bellingham LLC	Old School Tattoo & Piercing Ps

Omni Property Management LLC	Samantha S Eyelash Extensions	Thrivability Massage & Movement
On Guard Piloting LLC	Santosuosso Inc	Time And Materials LLC
One Heart Counseling	Sara Dahlstrom	Transcend Counseling Services PLLC
Onward Bellingham	Sarah Bell Maps	Trek Retail Corporation
Opportunity Council	Sarah Sunshine Real Estate LLC	Trekhops
Organic Mechanic LLC	Savatgy Industries LLC	Tres Rios Holdings LLC
Ormolulu	Sconegrown LLC	Tri County Office Interiors
Otherside Bagel Co	Sea Born LLC	Triangle Studios
Oyster Creek Canvas LLC	Seashells Coffee Company	Trish Harding School Of Art At Studio
P & G Collections	Seattle Marine Bellingham	Ufo
Pacific Marine Yacht Systems LLC	Seifert & Jones Wine Merchants	Troia Dairy Distributing Inc
Pacific North Sports LLC	Selkie Sisters Ice Cream	True North Legal Services
Parkway Modern Salon	Sender Properties	Turn Point Marine LLC
Pat Mcdonnell	Senor Lopez Mexican Restaurant Inc	Umpqua Bank
Paul Russell Music Instruction	Sensibly Sprouted	Untalented Inc
Peak Hydration PLLC	Shay James Cpa	V Go's
Photic Productions LLC	Shirly Scribner	Vane
Photo Treehouse	Silfab Solar Wa Inc	Vintage Modern
Physical Therapy	Simmons Sweeney Freimund Smith	Vittles & Rainbow
Piece Of Mind Cannabis	Tardif PLLC	Vocatoinal Vistas Incorporated
Piercer Cori Coyle	Simply Quilled Designs	Vote Kaylee Galloway
Pipeline Holdings LLC	Slab Design / Build Inc	Wa3 Consulting LLC
Playa Life LLC	Sole Graphics LLC	Wells Fargo Clearing Services LLC
Ponderosa Beer And Books LLC	Soulana Sanctuary	West Side Logging LLC
Poodle Creek	Sown Designs	Wft1910
Portal Putt LLC	Soy House Restaurant	Whatcom Artist Studio Tour
Pride In Bellingham	Starline Windows Usa LLC	Whatcom Business Consultants LLC
Proshop Usa	Stephanie Scary Mama	Whatcom Educational Credit Union -
Prosper Nutrition And Wellness	Steve Murry Johnston	Bellwether
Rainy Day Sports LLC	Still Life Massage And Float Ps	Whatcom Educational Credit Union-
Ramen And Bowl	Stone Fox	Back Office
Ramneet Kaur	STRUCTURES BREWING LLC-Holly	Whatcom Investment Co Inc
Raven Breads	Studio Layao LLC	William John Childs
Red Barn Engineering Incorporated	Styled By Terrick	Wolf Maintenance LLC
Relaced	Sugar It	Workproof
Ren Mckenzie Photography	Summit Construction Group	Wws Boardshop
Resonance Physical Therapy	Summit Sports Chiropractic	Xtrasensory Consulting LLC
Rhythm Counseling LLC	TADEOS MEXICAN FOOD-Holly	Yousko Enterprises
Ride Or Dye Enterprises LLC	Tara Jeane Platz	Yungane
Ritzy Official	Tensordance	Zazen Salon And Spa
Rmj	The Bellingham Yoga Collective	
Roland York Hair	The Cabin Tavern	
Rooted In Wellness Chiropractic	The Catahoula	
Rose & Vine Hair Design LLC	The Chalkboard	
Ross Andelman Md	The Filling Station - W Laurel	
Rumors Cabaret	The Gray North Waffle Company	
Ryan Douglas Licsw PLLC	The Mathis Cooperative	
Sacha Noel Bliese	The Nightclub At Hotel Bellwether	
Sacred Return Llp	The Oddacity	
Salamat Po LLC	The Orion	
Salish Heart Home Care	The Parlour Kailee	
Salish Sea Conservation	The Uproar Fund	
Salt & Cedar Interiors LLC	Thejeannebean	
Saltadena Bakery	Thenticate LLC	

City of Bothell	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
876	\$93,000
Names of Businesses Locating within RDA (since 2017)	

Z Total Image	Setareh Mahmoodi, P S	Annex 13 Research, LLC
La Mexicana	Christian Science Reading Room	Greenlake Counseling (formerly Erik Mildes Ma Counseling, Ps)
Mazda of Seattle Preowned (formerly Autoright Motors)	David A. Peltier, P.S. Attorney at Law	Stages
Leela Yoga, L L C	The Den Café (formerly Kairos Enterprises, Inc.)	Art With Hannah Katherine
American Mutual Insurance Services, Inc	Claire De Lune Skincare Boutique	Map Energy, Inc.
Busch Apartments	Crisafulli Dental (formerly Cascade Dental)	Yin Spirit Medicine, P L L C
Seattle Home Appliance Services LLC (formerly Valbridge)	Twin Pines Animal Hospital	Geonerco Mgmt, LLC
The Hop And Hound, L L C	Hello Kids Dentistry	Sensiba San Filippo, Llp
Frontier Communications Northwest, L L C	Bothell Family Dentistry (formerly Nagatomo, Dds)	El Barrio Latin Groceries
The Sherwin Williams Company	Live At The Landing Townhomes, Corp	Select Physical Therapy
Music & Arts	Relaxing Station	Krobar - Small Plates, Wine and Spirits
Evergreen Karate, L L C	O Lashes, LLC	Alex The Cat Groomer, LLC
Real Living Northwest Realtors	Sports Cars International	Purrfect Cat Boarding - Bothell
Pipinich Insurance Agency, Inc.	Level Seven Salon (formerly Tricia M. Cooper)	Sarahenna LLC
Mobil One, L L C	Sign Up, Sign Co. Inc (formerly Five Mile Circle)	Bothell Classical Pilates (Wanderlust Center, LLC)
Prostar Insurance, Inc.	Afghan Chopan	Make Apothecary LLC
Main Street Hair	Northshore Dental Center Oceanpointe, LLC	Annigan Dental
Bothell Physical Therapy, L L C	Julio's Restaurant	Christopher Steen, D.D.S., M.D., P.S.
Amanda McCauley, D D S, P L L C	Sharetea Bothell	Fey & Grey Orthodontics, PLLC
Puget Sound Risk Capital L L C	Ace Bookkeeping Corporation	ISM Heath PLLC
Bothell Pediatric Dentistry (formerly Yoo-Lee Yea, DDS, PLLC)	Shinnecock Equipment, LLC	Shear Envy Hair Salon LLC
T O S Wheels And Tires, L L C	Isabela's Salon L L C	Unified Dance Studio
Zulu's Board Game Cafe	Seattle Christian Counseling, Pllc	Tubs Gourmet Subs, Inc
Caliber Home Loans, Inc.	Bright Stars Counseling	Mili Mae X For the Luv of Bridal
Vac Master 2	Blooming Nails & Spa (formerly Othilia, L L C)	Anna Babcock Counseling PLLC
Secret Garden Nail & Boutique	First & Main Design Market, L L C	Rebekah Hage Counseling PLLC
The Lash Room	The Cottage (formerly The Artisan Cup, L L C)	Ohh...Macarons LLC
The Three Lions Pub Bothell, L L C	Piper By The Chic Boutique	Social Salas Music (Bothell Music Lessons)
Cascade Integration, Inc.	Beardslee Dental	Cosley Guitar Lessons (Bothell Music Lessons)
Cloud Belly Art (formerly Cloud 9 Art School)	Blueberry Beads, L L C	
Graham's Royaltea, L L C	Zentuitive Bodyworks	
Off Main Street Barbershop	Photography By Salinas, L L C	
Law Office Of Walter Potebnya P L L C	Quezada Communications Group	
Supercuts (formerly Bteng Enterprises)	T-Mobile Financial, LLC	
The Bine Beer & Food		



City of Everett	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
Not Reported	Not Reported
Names of Businesses Locating within RDA (since 2017)	
UNDER CONSTRUCTION	

City of Federal Way	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
642	Not Reported
Names of Businesses Locating within RDA (since 2013)	

028 Barber Shop	Dkr Fashion	Kseniya's Kitchen LLC
2k Trans LLC	Dream Bodyworks	Kum Kang San Grill & Sushi Buffet
31646 Pacific Highway LLC	E & B Nails Spa	L & S Management
5 Star Property Investment Inc	E&B Nails Spa	L.Ev8 Hair Studio
Adeshe Counseling, PLLC	El Paisano Tamales LLC	Lamour Nail Spa
Adore Bridal Boutique	Elegant Nails & Foot Massage	Larson's Children's Resale, LLC
Afc Wild Blue Counter	Ena'vative Hair Studio LLC.	Leystay LLC
Akasaka Restaurant	European Wax Center	Lomi Lomi Spa
Amazon Fresh	Exotic Lashes & Beauty Bar	Lomi Lomi Spa
Andres	Expand Yoga	Lomi Lomi Wellness
Ashna Halal Mart	Federal Way Barber College	Lotus Massage
Asian Express Of Federal Way	Finesse Fast Forever	Lovely Lady LLC
Azizi LLC	Fit Theorem	M.A.C Health Care And Aesthetics
B. Empowered LLC	Five Star Workwear, LLC	Made
Beauty Nails @Salon Avida	Free Spirit Hair Studio	Manduya
Best Investments LLC	Furniture World	MarthalyN Beauty Collections LLC
Best Of K&E	Gallery K Usa, LLC	Media Hankook
Betty's Hairgame LLC	Gene Juarez Academy	Melody Boba House
Bibim Express	Gg Macarons	Menya Musashi Niten Ichiryu
Brez Clothing	Go! Calendars & Games	Meraki Massage And Skin
Brothers Transportaion LLC	Golden Feet	Mg Da Barber
Buddy USA	Golden Foot	Mohamed I Ahmed
Burlington #1401	Halo Beauty Parlor	Moroccan Wellness
Busu Group LLC	Hge Fic M LLC	Oriental Massage
Cameron Donta Thomas	Honey Bear Vietnamese Sandwich -	Pathways To Equitable Resources And
Carbon Health	Banh Mi	Community Supports (Percs)
Carolina Curtis	Hope S Transport Express LLC	Paulo Hidalgo
Carter's Oshkosh B'gosh	Hotworx Federal Way	Pho Trang
Casa De Moda	Ihb	Phone Factory
Casa Latina	In Mem	Pure United LLC
Castaway Salon	Isla Jiu Jitsu Academy	Queen's Cleaning Services LLC
Cellaxs	Jasmine Mongolian Grill	Rabat Moroccan Bath
Century Square Self Storage	John L. Scott Federal Way	Redondo Heights Dialysis
Chelas Cuisine Nutri Fruti	Julie's Nails	Resilient In Sustaining Empowerment
Clinical Placement Consortium #1	Juliet's African Hair Braiding N Micro-	Russu Trucking LLC
Crawfish Island Seafood Restaurant	blading LLC	Salon Avida 5
Cyrex Inc	Jw Logistics LLC	Sanbur Transportation LLC
D3 Digital Services Incorporated	Kabul Hawasana	Save By The Day LLC
Decoraciones Durango	Kaynah	Seattle Wooltari
Dick's Drive In Restaurants	Kika's Fashion	See's Candies Wa222
Digigooz Inc	Korea Pnw	Selebrows



Seoul Cafe	LLC	Wodo
Seoul Tofu House	Taqueria El Rinconsito	Yellow Cab # 480
Silver Slice Bakery, Inc.	Tatted Taper	Yes
Skbmedia, LLC	Thang Sushi Bar	Yo Soy Unico Daycare
Sky Cleaning Services LLC	The Ups Store 5245	Yummy Crepe
Skyline Coach Service, LLC	Theary Cambodian Foods, LLC	Yvette Murrell
Sleep Number	Tidy Uppers	
Style Central	Toa Massage LLC	
Subway	True Cuts By Tina	
Sunright Tea Studio	Txc Studio	
Sunshin Family Child Care	Tyronna Briege	
Tacomadre LLC	Victorio Kristos	
Talk 4 Less Wireless Communications	Willy's Discount Workwear	

City of Mount Vernon	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
Not Reported	Not Reported
<b>Names of Businesses Locating within RDA (since 2019)</b>	
<b>UNDER CONSTRUCTION</b>	

City of Puyallup	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
1,357	\$75,660
<b>Names of Businesses Locating within RDA (since 2010)</b>	

1703 Investments LLC Reider Medical Building	Marcheli Inc (Mr Jalapeno)	Church Chiropractic Inc
30th And Meridian Offices	Panera LLC	Cowgirls Cup Corp
Benoroya Business And Technology Center	Rue21 Inc	Cutting Edge Computer Services LLC
Big Lots	The Tjx Companies Inc	Downtown Vaperz
Dahan Medical Office Bldg.	The Wedge Corp	Edward D Jones & Co Lp
Dick's Sporting Goods Sh Mall	Bj's Restaurant	El Mezquite
Good Samaritan Hospital	Cinnabon	Event Photography Group Inc
Jacobs And Jacobs	Oki Japan	For His Glory Early Education & Family Resource
Jc Penneys	Puyallup River Alehouse	Four Our Families Inc.
Kirk's Pharmacy At Hartland, Inc.	Retail Group LLC / Romy	Gnarled Roots Massage Therapy LLC
Little Caesars	Scotty's Bar & Grill	Gold Empire LLC
Matzatlan	South Sound Running	Guitar Center Stores Inc
Regency Nursing Home	Taco Del Mar	Hair By Jengrace
Crocketts Public House (Mad Nicks)	Utah Jazz Retail	Hallmark Retail LLC
Elements Frozen Yogourt	Walt's Auto Care	Heavenly Beauty Salon
Sportman's Warehouse Inc.	Wendy's	Jacki Kaelin Inc
Westwood Shipping	5 Boxes Inc	Jcs Music Inc
Demi 777 LLC (Amante Pizza)	A G Jeweler Corp	Jisung Enterprises Inc
Eight Opportunities LLC (Aveda)	A Lianeve Inc	Jm Puyallup Inc
Fairfield Inn	Aff Interlink LLC	Legacy Smo LLC
Foss Audio & Tint Inc	Ann Taylor Retail Inc	Lindsay @ Style Bar
Gkc, Inc	Arista Pasta & Specialty Foods LLC	Medical Consultants Network LLC
Gymboree Retail Stores	Armstrong Fitness LLC	My Home Group Real Estate LLC
Hampton Inns & Suites	Bay Equity LLC	Neha Enterprises Inc
	Bb Barbecue LLC	New Orleans Seafood & Steak
	Bonney Lake Bicycle Inc	

Nutrition Authority PLLC	Mayce Taylor LLC	Share & Care House
Nw Sports Therapy & Meditation	Mccc 2377 Inc	Soll Inc
Paramount Treatment Options LLC	Mccc 2380 Inc	Sound Balance Physical Therapy PLLC
Prana Hot Yoga LLC	Olympic Enrichment Services LLC	Sound Vascular Ps
Rainier Internal Medicine	Oriental Massage	South Sound Inpatient Physicians PLLC
Rook Defense LLC	Outpatient Physical Therapy & Rehabilitation Services	Studio 210
Royal Motors Inc	Pacific Vascular Inc	The Steel Horse Group LLC
Safe Harbor Counseling	Paladina Health LLC	The Tattered Apron LLC
Sniffys Dog Salon	Petite Lash LLC	Upton Electric Inc
Tamia Handcrafts	Pizza The Best Inc	Vitaligent - Washington LLC
The Heier Echelon	Playback Sports	Wanna Cupcake Enterprises LLC
Trillium Employment Services	Puget Sound Window & Door Inc	Washington Arms Collectors
Triwest Healthcare Alliance Corp	Puyallup Rev It Up Recess	Weller Construction Inc
Tut Unlimited LLC	Reach3 Marketing Inc	Windemere Real Estate Puyallup Inc
Ulta Salon Cosmetics & Fragrance Inc	Sandal Corporation	Wireless Vision LLC
Washington Fine Wine & Spirits LLC	Sound Massage Therapy	Xo Espresso
Washington Real Estate Team LLC	Spring Communications Holding Inc	Zorawar Singh Dds Mph PLLC
Western Institutional Review Board Inc	The Charming Company LLC	19 Violets Baking Company, LLC
Fish Emporium	The Lash Lounge	3850 South Hill Plaza LLC
Silver Needle Embroidery Inc	Thrive Counseling	Acebedo & Johnson, LLC
Skin Care By Francessa	Tight Rope Boutique	Acquire Marketing, Inc
Skin Hippy	Tolberts Armory	Albyq, Inc.
Sunleaf Medical Company	Torrid LLC	Alderhope Counseling LLC
Walk Me Balloons	Un Altro Fiore LLC	Alicia Gadek Counseling PLLC
Xiangda Investment Inc	Uncorked Cajun	Ambition, Incorporated Blackrock
2nd Street Salon	Walker & Henry Ps	Ambyr M Recchi
Accessorize It	Weecycled LLC	American Current Care Of Washington, P.S.
Ajc Homes LLC	Yoganics LLC	Anderson Group Construction Inc
Amanda Sommerfeld Counseling LLC	2k Services Inc	Arburr Foundation
Arts & Corks LLC	Abode Base LLC	Ascend Leadership LLC
Cdi Puyallup LLC	Arteforest Inc	At Home Stores LLC
Earnest Psychiatric Care PLLC	Axia Financial LLC	Bangs & Brews LLC
Ecoatm Inc	Chilcott Insurance Agency Inc	Barona Enterprises LLC
Elpis Counseling LLC	Dolson Construction	Beamo Caring Adult Family Home LLC
Eterna Vein & Medical Aesthetics PLLC	Downtown Brew LLC	Beauty Bar Salon & Spa, LLC
Eurisko Consulting LLC	Earthly Oasis	Beyond Adore Real Estate Team LLC
Far West Technologies Inc	Francescas Collections Inc	Blackrock Industries L.L.C.
Finance Of America Mortgage LLC	Fresenius Kidney Care Puyallup	Bre Wa Chestnut Hills LLC
Glenbrooke Puyallup Lp	Hauser Jones & Sas PLLC	Briana Holmes, Inc.
Gophers Waffles LLC	Heroes Journey Yoga Inc	Bridget Stjohn, LLC
Gravity Coffee Company LLC	Idens Dealer Services LLC	Brooke Drumm Photography LLC
Homeservices Lending LLC	Jms Roofing & Remodel	Bryana Cross Bean
Ieh Auto Parts LLC	Loandepot.Com LLC	California Infoplace Inc
Inail Salon & Spa	Mattress Firm Inc	Camille Park
Jackies Kitchen Inc	Mcswain & Co Ps	Cc Motors North, Inc.
Jenisch Vision Care PLLC	Mj Lehman Enterprises LLC	Charlie's Jewelry And Watch Repair LLC
Kuzmer Properties	Natural Life Integrative Health	Chrisal Investments, LLC
Land Home Financial Services Inc	Novo Life Counseling LLC	Concentra Health Services, Inc.
Lashes Downtown LLC	Pacific Jade Industries LLC	Copper Creek Transportation Inc.
Law Office Of Michael Harbeson	Pla & Watts Dds Msd PLLC	Cornerstone Counseling, LLC
Leviathan Partners LLC	Powers Funeral Home LLC	Elysian One LLC
Lios Cleaning Services	Rcdp LLC	Entente Law PLLC
Loanstar Home Loans LLC	Realty Pacific	Erl Sales LLC
Lylas Room LLC	Rent Ready Solutions LLC	

Esma LLC	Ryan Dale Barnes	Dutch Bros. Coffee
Family First Chiropractic, Inc. P.S.	Sabrina Danielle Pecelunas	E&G Properties, LLC
Family Foot Clinic Inc.	Safeguard Home Inspection Services	Edgewood Monuments
Fat Zach's Pizza LLC	Selah Massage Studio LLC	El Rey Market
Fitness Quest LLC	Sheridan Art & Designs, LLC	Enumclaw Law, PLLC.
Franciscan Medical Group	Shukar, LLC	Erin Esthetics
Freedom Energy Solutions LLC	Simple Wireless (Nevada) LLC	Everard Medical Network, LLC
Generous Consulting LLC	Simply Glorious, Inc.	Fairytale Financial Services
Good Faith Trucking LLC	Starbucks Corporation	Fancy Nails
Grace Designs LLC	Stylish Beauty Nail Salon By Ellen LLC	Flippin Fixers LLC
Greater Story Counseling, Pc	Sugaring By Queen B, LLC	Foss Audio & Tint
Hair By Liana LLC	Team Car Care, LLC	Front Door Construction
Harbor Freight Tools Usa, Inc.	The Bules Group LLC	Fruits & Fondue
Highlights Salons, LLC	The Life Of Riley, LLC	Galindo Bcs LLC
Hobby Lobby Stores, Inc.	The Lion's Den Barbershop LLC	Gentiletti's Pass
Home Solutions	The Locals Store, LLC	Golden Corral
Horizonview Health, PLLC	The Martipag Group, Inc.	Gunderson Law Firm
Iora Health Washington Physicians, P.C.	Tj's Ultimate Way Inc	Guru Nanak LLC/Cinnabon
J.P. Morgan Securities LLC	Tla Acquisition Corp.	Hi Tech Tile & Marble
Jimenez & Son Siding LLC	Travis Austin Worley	Illuminated Vistas Therapy
Kole Jax Enterprises LLC	U.S. Medgroup Of Washington, P.S.	Jenah Mahan Real Estate, Inc.
Kupa, Inc	Weisbeck Stylist LLC	Jennifer Block, Rdh
Law Office of Sonny Shin, PLLC	Whistle's Workwear Inc.	Jennifer Rogers, Psy.D.
Leroy Hart	Wilde Berry Coffee Co L.L.C.	Kat Lawton Interiors LLC
Liquid Assets Accounting, LLC	Wildwood Wellness L.L.L.P	Kay's Kitchen
LRI Logistics Corp.	Ya Ham Inc	Kidstalk Therapy
Minheekim Inc	Yanhua Li	Kings Den
Mitchell International, Inc.	2 Palms Oasis Tax LLC	Kramer Smith Real Estate Inc
More Realty of Washington, LLC	24 Hour Fitness	Lauren Chantel Hair
Movemooreoften LLC	Active Chiropractic	Law Office Of Sofia K. Miguel PLLC
Msp Enterprise LLC	Alicia Jade Stylist	Leh Property LLC
No Better Time (Nbt) Therapy, PLLC	All Care Residential LLC	Lemon Tree Boba Tea LLC
Northlight Interiors, Inc.	All Star Sports Nw	Lids #6125
Occupational Health Centers Of Washington, P.S.	America's Best Contacts & Eyeglasses #5244	Liv & Rory Boutique
Olive & Oak LLC	Amiliza Cpa Professional Accounting & Taxation Services	Looks By Lindsey
Olympic Sports & Spine PLLC	Amphouse Studios	Mark Anthony The Painter
Onyx Spa Puyallup Pc	Aura Salon And Spa	Massage Therapy
Pants Fitness, LLC	Blank Boundaries	Meineke Car Care Center Of South Hill
Park Place Media LLC	Bluestocking Designs	Microbrow
Picket Fence Therapy And Consulting, LLC	Body Talk, Inc	Misha
Pnw Home Services - Washington, LLC	Break-Through Logistics, Inc	Monroe Electrology
Prime Health Clinic PLLC	Btn Home Services	Morrison Management Specialists #50055
Proliance Surgeons, Inc., P.S.	Burger King #2866	Multicare Center For Weight Loss & Wellness
Puar & Sons L.L.C.	Cairn Accounting	New Covenant Blessings, LLC
Purity Medical Spa Of Washington, LLC	Cancer Care Leasing Company	Nextitle Pierce, LLC
Puyallup Children's Theater & Music Academy, LLC	Care Concepts	Northwest Title, LLC DbA Ntl LLC
Puyallup Chiropractic Clinic, Inc.	Carter's/Oshkosh B'gosh	Nwcw, LLC
Puyallup Regenerative Medicine, PLLC	Celz Custom Bindery	Okc Partners, LLC
Real Estate Equities Development LLC	Charming Charlie, Inc.	Olivia Jones Hair
Rocky Lucile LLC	Copa Marketing	Pace Wealth Advisors
Ross Sales L.L.C.	Creating Purpose Counseling	Palaces Pnw
	Dewdrop's Perch	Pathway To Change Counseling Services
	Digs Rental	Peak Alliance LLC
	Downtown Designs, Inc.	

Peak Performance & Prevention	Zita Pizzeria	Golden Sapphire Properties
Perry's Bar Bistro	253tattoo	Good Sam Mob Investors, LLC
Phone Fix International	Accent Design/Build, LLC	Gtg Property Services
Picture People	Adams Designs	Hair By Kim LLC
Piper Striping & Sealcoat LLC	Agent Broker Training LLC	Hair By Tammylynn
Prestige Dental Lab, LLC	Aladdin Food Management Svcs, LLC	Hairbyvampyv
Prezalter-Northwest, LLC	(#E4113)	Hcl Property LLC
Priority Beauty Bar, LLC	Anetspeech	Heir Sports Academy LLC
Prn Care LLC	B.Limitless By J. Irene	Hemmerling And Dunn
Pure Essential Healing	Bawsii Boutique	Images & Events, Inc.
Pure Harmony Nails & Spa	Body And Soul Therapeutic Massage	Insuring Washington Ii, LLC
Quality Auto Detailing, Inc.	PLLC	Inventory Specialties
Rachelle Idler Hair	Brammer LLC	Jiffy Lube
Rainier Physicians	Brandy Summers Massage	Kaleidoscope Family Gym, LLC
Ramsaur Law Office	Bricks Investing LLC	Keybank National Association
Regis Salon N4710	Bum-Bun Canning Company	Lakehood Bail Enforcement
Ron Hillman Counseling	C&A Cleaning Services	Lash Effects
Rove Vintage	Camargo Professional Media Services	Lash Mommy LLC
Rrs Enterprises, LLC	LLC	Lashes By Kimberly Marie
Rvcr Contracting Incorporated	Cascadia Ink	Liberating Lives, LLC
Samantha Solis PLLC	Cherry Hill Programs, Inc.	Life's A Beauchamp
Serenity Counseling And Consulting, LLC	Classique Hair And Nail Design	Lil Life Childcare
Sharlene Birkland, Ms, Lmhc	Coldwell Banker Bain	Los Amigos Taqueria LLC
Skin Addict Esthetics, LLC	Compass Counseling Services PLLC	Mb Salon ,LLC
Sky9 Consulting LLC	Cornerstone Hospitality LLC	Michael Jorgenson
Smile Solutions	Costella's	Miller's Crafts
Smith Business Solutions	Cryo-Cell International, Inc.	Mrb Billing Services
Sofia Kathryn Miguel	Denise Le Bron Rn Independent	Northwest Prosperity Counseling
Sound Financial Recovery, LLC	Consulting	Olympus Consulting Group LLC
South Hill Psychiatry	Deseret Industries	Orthodontic Care Of Washington
Stylish Beauty Nails & Spa	Design Build Nw LLC	P&K Incorporated
Sunglass Hut At Macy's	Develop Meridian, LLC	Pac-North Anesthesia
Tacoma Therapy, PLLC	Drug Screens R Us	Papa John's Pizza
Tech Garage Door, Repair & Services	Dsg Transport LLC	Partner Oncology
Tek Source, LLC	El Rinconsito De Jalisco Inc.	Physician Office Laboratories
The End Salon & Spa Inc	Electrify America, LLC	Pnw Insurance Group, LLC
The Lead Crop	Electrodiagnosis & Rehabilitation	Pnw Mobile Pet Services, LLC
The Platform By Salon Ish	Assoc.	Post Funk Counseling
The Steel Magnolia	Elevate Home Team	Power Of Two
The Surgery Center At Rainier	Elite Custom Homes & Construction	Prime Window Cleaning
Titlepro Services, LLC	LLC	Primelending, A Plainscapital
Tough Nickel LLC	Emily Nelson	Company
Umbrella Counseling And Wellness	Enders Home Services	Pro Image Sports #654
Valerie J Mehrer Lmt LLC	Enlightened Therapy, PLLC	Ps Salon & Spa
Vego	Fairway Independent Mortgage	Puget Sound Pain Clinic
Veterans Security Operations	Corporation	Purple Door Hair Salon
Washington Permanente Medical	Falk & Green General Contractors Inc.	R.J. Northwest LLC.
Group, P.C.	Feyevsx	Ratigan And Wahl LLC
Weenie Genie	Flonjo Senior Care	Recovery Innovations Inc
West Pioneer Grill	Foot Locker #8142	Red Wagon Burger Puyallup
Wiggleworks Kids	For Your Wellness Puyallup PLLC	Rkt Construction
William L. Flatley-Holway	Gamsa Counseling PLLC	Root'd Hair Studio
Winks And Wildflower	Gold Star Mortgage Financial Group,	Runsbuffalo Crafts
	Corporation	Salon Cerna LLC

Sean Pearson Photography	Arts To Embers	Northwest Sportscenter, Inc.
Seasons Counseling Northwest	Atomic Genius LLC	Nostalgic Flair
Seattle Christian Counseling, PLLC	Bangkok Thai Restaurant	Novelle Enterprises, Inc.
Shutterfly Lifetouch, LLC	Barron Financial Services, LLC	Odie Bacon Psychiatry PLLC
Silvar Construction LLC	Best Coast Barbeque	Okee Dokee Mongolian Grill
Skairoyal Shades	Bethany Baptist Church	Pamper Her Beauty Bar LLC
Smooth Solution Studio	Beverly Nelson Inc	Peaceful Goddess Massage
Sound Mind Mental Health Counseling PLLC	Big Ez Car Wash	Pontum Health
Sound Monitoring LLC	Body By Bonbon Beurre	Puyallup Community Kitchen
Splatter Rage	Brazen Beauty Studio	Puyallup Smoke Shop
Starlight Remodel & Construction LLC	Brown Counseling PLLC	Rayus Radiology
Style Sharp LLC	Burrill & Associates, P.S.	Revival Hair Company
Su Cut Barber	Caring Hearts Medical Staffing LLC	Richard Bell The Barber
Sunset Garden	Cascade Answering Solutions	Salon Stiles Rx
Swyft, Inc	Coba Mirabella LLC	Seattle Spine And Sports Medicine - Puyallup
Taqueria Mi Pueblito LLC	Create Nutrition LLC	Styled By Shannon Noel
Terrafin Real Estate LLC	Cruz Barber Shop LLC	Sunrise Medical Consultants, LLC
Thc Real Estate Holdings, LLC	Cutzthatgo	Sweet Loves! LLC
The American Reveille	Czh Global Leadership, LLC	Sweet Relief Acupuncture
The Balsley Group	D & D 2021 LLC	The Candle Bar
The Birnbaum Law Offices, PLLC	Desto-Phoenix	The Stone Soup Kitchen
The Children's Place #4184	Dickeys Barbecue Pit Puyallup	Thoughtful Counseling Group
The Forum Puyallup	Dlux Barber Shop	Tokyo Japanese Lifestyle
The Rivers At Puyallup	Elevation Commercial Lending	Trove Provisions
This One Property LLC	Evergreen Body Modification	Vitae Life Counseling, PLLC
T-Mobile West LLC	Fieldstone Memory Care Of Puyallup	Wch Precision Color, Inc.
Top Dog	Fired Up Brands, Inc.	Whispering Rock Counseling, LLC
Toptier Fencing And Decking	Galaxy Cutz Barber Academy	Woolery Therapy Services LLC
Trk Ring Recruiting	Genoa Healthcare LLC	Zensations
Trudys Hallmark South Hill	Gerry Moody Insurance Agency, Inc.	Sales Lunch, Inc.
Twisted Kilt Irish Pub And Eatery	Hcon Services, LLC	Puyallup Farmers Market
Ufc Gym	Hill Funeral Home & Cremation Service	Hickory Farms # 40015
Underdog Ninja LLC	Honey Skin By Hannah	The Office Club, Inc.
Unique Bazaar LLC	Huntington Place Apartments	Mary Bridge Children's Outpatient Center- Puyallup
United Health Care	Ideal Option PLLC	Proliance Prosports Imaging Nw Mri
Vic Drywall LLC	James Belford Insurance And Financial Services, LLC	Banfield Pet Hospital # 5339
Vineyard Park Of Puyallup	Jameson Trucking LLC	Exodus Housing
Violet Whisperz Mystic Portals	Jaquelynjane Stylist	Stewart Title Company
Vip Recognition LLC	John Trucking LLC	Pediatric Health Care
Wash Me	Leske Realty LLC	Beltone
Well Counseling PLLC	Li's Massage	Safelite Auto Glass #3750
Wesley Homes Bradley Park	Lola's Place	Daffodil Valley Children's Therapy
Wicked Pie Pizza	Manestage Theatre	Crosscountry Mortgage, LLC
Wild Rose Hair	Mauer Delivery	Hampton Inn And Suites
312 E. Pioneer, LLC	Me Express Delivery Inc	Rvt Investments, Inc.
401 15th Avenue Se	Meat's Diggity Dogs	Folktown
4m Healthcare	Melody Boba House	Ams Technology
Abp Logistics Inc	Meridian Thai Massage	Life In Balance
Alicia Avis Lmp LLC	Mi Poblanita	Create Connections, LLC
Altha's Louisiana Cajun Seasoning & Spices LLC	Mingle	Insight Pest Solutions
Andaca By Andaca Floral Cutz	Mosaic Realty LLC	Azure Northwest Homes, LLC
Andy Taylor Homes LLC	Nicole Gatchell, Lmt	Round One Bowling & Amusement



Azure Northwest Homes, LLC	Bernardo Properties Uno LLC	Aminopurelabs LLC
Ijlb LLC	Caitlyn Curley Beauty 2	Crawfish Chef Seafood Restaurant
Jq's Barber Shop	Moctezuma's Kitchen, Inc.	Arielle Combs Hair LLC
May Creek Grove LLC	Builder Services Platform LLC	William M Leamer Allstate Insurance, LLC
Sammamish Estates, LLC	Fam Construction LLC	Madison Lash Street
Lendmark Financial Services, LLC	Twenty Sixteen	T.C.F Mobile Marketing LLC
Azure Northwest Land, LLC	1145 Cole LLC	Medventure Staffing Solutions LLC
Chef Justina Inc	Hh Orderly	Olivia Jones Hair LLC
Washington Gastroenterology-Puyallup Clinic	Flyting & Writing	Matthew P. Hollibaugh And Associates
Azure Northwest At Tehaleh 00015,LLC	Melon	Flatten The Curve Body Sculpting
Kathryn Zawislak Therapy And Associates	Firehouse Pet Shop-Puyallup LLC	Gordon Holding Company
Kassandra Goodin Stylist	Out Of Luck Vintage	Daniel B. Peters
Hair By Crystalle	Business Transformation	Tea Story
Aesthetic Lash + Beauty Co.	Minden Logistics LLC	Jt's Lash Studio, LLC
Azure Northwest At Tehaleh LLC	Beauty Fulfilled Salon Services, LLC	Will Blankenship
Merriment & Company, LLC	Bardon Home Repairs & Remodel, LLC	Revive And Thrive LLC
Builders Capital	Amran Trucking LLC	Fazoflex
Hg Tax And Accounting LLC	Lau Foundation	Lashedbyjules LLC
Azure Northwest Puget Sound LLC	Ampersand Consulting, Inc	Sook's Cut And Fade
Pacific Roots Therapy PLLC	Shari's Child Care LLC	Vibe - Vibrantly Influenced Body Expression LLC
Scott J Technologies LLC	Good Vibes Espresso	Evolution Engineered
The Cozy Scent Co.	D&H Trucking Solutions	Seva Travel
Touchstone Tms	Charlie's Restaurant And Lounge	Rejuvenatehrt LLC
Ttt, LLC	Zen Den Massage PLLC	Evergreen Note Servicing
Mcdonalds	Pretty Bomb Coffee Co LLC	Ema Puget Sound
Pnw Hydration & Wellness	Crystal Cove And Tea LLC	Community Health Care
Wingstop	Kathleen Whi	Puyallup Ambulatory Surgery Center LLC
Powerback Rehabilitation	Healthy Humans Coaching	Jamba #70584
Powerback Rehabilitation	Stylish Nails And Lashes	Wyndi W Caillier
Behavior Cusp LLC	Frutilandia	Perfectly Pretty Hair
Edvalds LLC	Lozano	Bigfoot Java
Dennis Tran Dds PLLC	Nwbizplace, LLC	Dollar Tree #9419
Enlightened Frequency Center	Align Mental Health	Umpqua Bank
24hr Healthcare Agency LLC	Ascendant Business Solutions LLC	Spirit Halloween Superstores LLC
Westside Integrity Construction LLC	Browbabes	First Continental Mortgage, Ltd
Ccd Careers LLC	Agent Broker Training	Angel One Floral And Gifts
Eagle Security Co	Sound Bikes	Camaro Usa LLC
Sky Trucks LLC	Bright Eyes Photography	Se Construction, LLC
Wdcs	Emily Winters	Christian Vargas Agency, LLC
Quaintance Enterprises LLC	Pass It On Boutique Pnw	Fleet Safety Consultants, L.L.C.
Elevation Solar Corp.	Thrif-Tea Shop Co LLC	Curiale Hostnik PLLC
Wolf Heart Fit Co	Northwest Rei LLC	Pacific Northwest Dermatology
The Lazy Ballerina Wine Bar	Lick Homemade Ice Cream	Corey Scott Lmp, LLC
Mizk Brows & Smp LLC	Amore Holistic Health Clinic, PLLC	Viking Realty
Integrated Health And Wellness LLC	Avid Iv Aesthetics And Wellness	Washington State Police Canine Association
Community One Financial, LLC	Your Accountant & Controller, PLLC	The Sugar Case
Rocky Lucile Logistics	Ame Ventures	Mvesthetics
Two Equals One LLC	Alexis Josephine Photography	Advice Pc Group LLC
Los Amigos Taqueria	Yabai Designs	7 Imports
The Mental Health Mom Co	7-Eleven #16319f	The Sterling Inspection Group, Inc.
Gilroy Construction LLC	Cynthia Hunziker	
	Morning Rays Children's Academy	
	Salud! Bar & Grill	
	Iron Chef	

Viridian At Holmes Point LLC	Little Caesars	Luka Lucky
Gravity	Function & Flow Massage	Nicole Robbins
Eagle Quest, LLC	Buds & Blooms At South Hill LLC	Puyallup Community Kitchen
Mountain View Massage & Bodywork	Smiles Orthodontics	Virtuous Home Buyers, LLC
Fanzone By Hatstop	Safe Chimney	New Sky Ata Martial Arts LLC
Sports Stuff Hub LLC	Inail Salon & Spa	Puyallup Neurofeedback Clinic
Cb Styles	Riverview Cargo LLC	The Tux Shop
Dpr Construction, A General	The Mindful Kaizen, PLLC	Meeker Mercantile
Partnership	Simply You LLC	Enchanted Espresso
South Hill Chiropractic	1502 N James St LLC	DkalohapLLC
Christen Estates, LLC	C&M Pyro	Brick-Stone Massage Of Puyallup
Optimum Professional Solutions, LLC	Counter Culture Leadership LLC	
Lice Clinics Of America	Mukja Korean Bbq	
Karina Matias Media	Hair By Priscilla Inc	
Catffeinated	Mountains And Molehills LLC	
Jamie Lynn Maddax	Pro Nails	
Pepper Basin Azure Nw LLC	Level Up Professional Services	
Ace Cleaners	Seer Beauty Studio Inc	
J-P Wallace Azure Nw LLC	Natures Inventory	
The Cat And Rabbitt LLC	Unwind Sugar And Skin LLC	
Ivory, LLC	Radiant Soul LLC	
Med-Project Wa, LLC	Summit Ridge Foundational Therapy	
Andrew James	Vannoy Construction	
Gnc Holdings, LLC	Red Wagon Burger Puyallup	
Candace Singh	TI Nails & Spa	
Kindred Property Management LLC	Supreme Smoke LLC	
Goldfish Swim School Puyallup	Rallypoint	
Gravity Port Orchard LLC	Pacific Standard Investments, LLC	
Azure Holdings LLC	Puyallup Ambulatory Surgery Center,	
J-P Ledford Azure Nw LLC	LLC	
Discount Furniture Gallery	General Coatings Ppc	
Morgan Sinclair Isenberg	House Of Kicks	
Lyle Ward, Ea, LLC	Quality1	
Shoe Mgc	Nelson Allen Walk, PLLC	
Assistant 2go	Prabhjot Singh Dhesi	
Okee Dokee Grill	Spray Tans By Donna	
Caring Souls Home Care & Staffing	Living River Counseling	
Royal Pizza Point	Aspen Acres Azure Nw LLC	
Allstate Reconveyance Company	Simply Cleaned LLC	
Tokyo Japanese Lifestyle	Children's Injury Law Center, P.S.	
Meridian Chevron	Avs Logistics LLC	
Servicios Contables Payroll &	Aspen Amigos LLC	
Bookkeeping LLC	Solas Clinic	
Kiddleton	Blvck Widow	
Savis Mushrooms LLC	Summit Therapy PLLC	
Gravity Coffee Company	Daniel H Foss	
Prudent Planning Legal, PLLC	Better Properties Fife	
Ascend Dental	Collado Therapy	
Fast America LLC	313 Flaten LLC	
Nyeela East African Market LLC	Amo Lanscaping And Pressure	
Sunrise Dental Of Puyallup	Washing	
Ufc Of Puyallup	Fancy Nails & Spa	
S & S Mailing Equipment LLC	Ali's House & Gyro LLC	
True Health Chiropractic	Mini Spa LLC	

Spokane County	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
65	\$84,288

Names of Businesses Locating within RDA (since 2010)		
Western States CAT Tesla Hay J's Bistro Butcher Block Piccolo Pizza Divine's Fastmart Conoco Storage Solutions Harvard & Mission	Hub sports center Have Beans Will Travel Action Sportswear Camping World Versalia Pizza Sweet Annie's Ice Cream Hello Sugar Liberty Lake Coffee Co	Trutina (property management) Bitterroot (property management) TT's Old Iron Brewery and BBQ 3 Ninjas Liberty Lake New Love Coffee Shop Maverick's Barber Shop

City of Vancouver
<b>LIFT TAX NOT YET IMPOSED</b>

City of Yakima	
Total Number of Permanent Jobs Created in the RDA	Averages Wages in the RDA
72	Not Reported

Names of Businesses Locating within RDA		
509 Athletics Allstart Cheer & Tumbling LLC 5th Line Brewing High-Steppe Climbing Ctr.LLC Yakima Tent & Awning Get Air D-Bat Yakima	Fleetpride INC G&J Towing & Storage Dunollie Enterprise LLC D-Bat Yakima 509 Athlitics Allstrt Cheer and Tumbling LLC 5th Line Brewing Co. LLC	High Steppe Climber Center Rogue Company Fleetpride Get Air Yakima



# Acknowledgments

## Community Economic Revitalization Board (CERB)

Michael Echanove, Chair  
Mike Mason, Vice Chair  
Dr. Vange Ocasio Hochheimer, Vice Chair  
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Senator Mark Mullet  
Representative Kevin Waters  
Senator Judy Warnick  
City Representative - Vacant

### *Ex-Officio Members*

Mark Barkley, Department of Commerce  
Matthew Largent, Department of Revenue  
Elizabeth Casey, Employment Security Department  
Alon Bassok, Department of Transportation

### Staff:

Janea Stark, Executive Director & Tribal Liaison



**Washington State Department of Revenue**  
Brittney May, Tax Administration Manager

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For people with disabilities, this report is available on request in other formats.  
To submit a request, please call 360-725-3151 (TTY 360-586-0772).

Occupation data is from [www.datausa.io](http://www.datausa.io)