



ECONOMIC DEVELOPMENT AUTHORITY

AGENDA SECTION	BUSINESS ITEMS
MEETING DATE	08/03/2026

ITEM:	Amended Fire Suppression Grant Agreement 4755 University Ave NE (El Pollo Loco LLC).		
Presenting Item: CD Coordinator Emilie Voight			
DEPARTMENT: Community Development		BY/DATE: CD Coordinator, 07/24/2026	
CORE CITY STRATEGIES: (please indicate areas that apply by adding an “X” in front of the selected text below)			
_Community that Grows with Purpose and Equity		_Engaged, Effective and Forward-Thinking	
_High Quality Public Spaces		_Resilient and Prosperous Economy	
X Safe, Accessible and Built for Everyone		_Inclusive and Connected Community	

BACKGROUND

In March, the EDA approved a Fire Suppression Grant for the owners of the property at 4755 University Ave NE, Julio Orellana and Johanna Espinoza. The proposed scope of the application submitted at that time was the design and installation of a sprinkler system. The estimated maximum cost of improvements was \$51,863; the grant was therefore approved for \$25,931.50 (50% of the cost of improvements).

Since then, the owners have continued working on the building and have received confirmation from their contractors that the scope of the fire suppression work will include disconnecting the existing water line and installing and connecting new water lines to meet the demand of the new system.

The property owners have submitted a new grant application to detail the proposed water line scope of work, including the two required quotes. One bid amounts to \$52,500 (LVLD LLC) and the other amounts to \$80,000 (Inter City Water & Sewer Co. Inc.). The quotes have been included in the meeting packet.

Staff have prepared an amended grant agreement that incorporates the work approved under the original March 2026 grant and the work proposed in this new application and caps the grant award at \$50,000 across the two projects.

Out of an initial 2026 budget of \$100,000 for the Fire Suppression Grant Program, there are currently \$46,168.50 remaining. Approving the proposed amended grant agreement would increase the grant award to this applicant by \$24,068.50, which would leave \$22,100 remaining in the 2026 program budget.

STAFF RECOMMENDATION

Staff recommend approval of the amended grant agreement as written, for a cumulative grant award of \$50,000. Installation of a complete fire suppression system including water lines will modernize the building and improve its safety.

RECOMMENDED MOTION(S):

MOTION: Move to approve the proposed amended Fire Suppression Grant Agreement, dated August 3rd, 2026, with the owners of 4755 University Ave NE (El Pollo Loco).

ATTACHMENT(S)

1. New 4755 University Ave NE (El Pollo Loco) Fire Suppression Grant Application
2. Reference – Original 4755 University Ave NE (El Pollo Loco) Fire Suppression Grant Application (watermarked)
3. Draft Amended Fire Suppression Grant Agreement dated August 3rd, 2026