



AGENDA REPORT

City Council Meeting

TODAY'S DATE: November 11, 2025
MEETING DATE: November 19, 2025
TO: MAYOR AND CITY COUNCIL
FROM: Rachel McKinley, Project Manager
SUBJECT: Redevelopment Area for Downtown Revitalization Project Phase 3b - ICDBG

BACKGROUND:

City of Sandpoint is seeking funds via an Idaho Community Development Block Grant (ICDBG) that will support the procurement and installation of streetlighting and site amenities for Downtown Revitalization project Phase 3b.

DESCRIPTION:

Per ICDBG application guidelines, it is required that City Council pass a resolution establishing the redevelopment project area in which the funds will be expended. The resolution also details the slum and blight criteria conditions within the redevelopment area, which are additional criteria that must be met per application requirements. In order to assess the slum and blight criteria the City conducted an area-wide Revitalization Area Assessment of both property and infrastructure within the area in which ICDBG funds would be expended. The attached Assessment of Downtown Redevelopment Area Report – November 2025 is the result of the assessment conducted on September 25, 2025.

The redevelopment area for Phase 3b City of Sandpoint's Downtown Revitalization project encompasses the First Ave corridor from Church St to Lake Street.

Current barriers to Downtown Sandpoint vitality are substandard infrastructure, which will continue to limit business growth should the City not make investments in upgrades. Specifically, downtown pedestrian lighting is substantially substandard. This has had the effect of leaving many portions of downtown extremely dark, with little or no lighting. Additionally, a substantial portion of sidewalks within the downtown area are substandard. There are multiple areas where sidewalk cracking and heaving have resulted in sustained damage. Lack of site amenities does promote access for diverse user groups. Combined, these substandard infrastructure systems can have the effect of limiting private investment, public and business ADA accessibility, public safety, and overall vitality of the downtown area.

STAFF RECOMMENDATION:

Adopt the Redevelopment Area: the 2 blocks along First Ave from Church Street to Lake Street for City of Sandpoint's Downtown Revitalization project Phase 3b to meet the required for the Idaho Community Development Block Grant.

ACTION:

Move to Adopt the Redevelopment Area .

WILL THERE BE ANY FINANCIAL IMPACT? No **HAS THIS ITEM BEEN BUDGETED?** Yes

ATTACHMENTS:

1. Resolution Template from ICDBG
2. Resolution 17-77- Example of Past Redevelopment Area for ICDBG-DR FY19
3. Assessment of Downtown Redevelopment Area Report – November 2025

LINKS:

- [05-App.-Handbook-general-application.docx](#) – ICDBG Application Manual
- [08-App.-Handbook-downtown-revitalization.docx](#)- – ICDBG Application Manual