



## **AGENDA REPORT**

### **City Council Meeting**

**TODAY'S DATE:** February 10, 2026

**MEETING DATE:** February 18, 2026

**TO:** MAYOR AND CITY COUNCIL

**FROM:** Erik Bush PLA, Project Manager, City Forester

**SUBJECT:** Downtown Revitalization Phase 3 – Draft Basis of Design Concepts Review

#### **DESCRIPTION/BACKGROUND:**

On December 5, 2012, City Council adopted the Downtown Streets Plan and Design Guide, envisioning Downtown Sandpoint as the “Hub of the Inland Northwest”—a vibrant and welcoming destination for dining, entertainment, shopping, art, and recreation, fostering a strong sense of community throughout the year. The effort to revitalize Downtown Sandpoint began in the early 2000s, with significant contributions from business owners, property owners, community members, consultants, and City representatives working collaboratively to plan, design, secure funding, and implement improvements.

On May 5, 2021, City Council adopted the Multimodal Transportation Plan (MTMP), which refined the concept for completing the third/final phase of the SURA-funded Downtown Revitalization Project. This phase involves a full reconstruction of First Avenue from Church Street to at least Lake Street, as well as short-term improvements identified in the MTMP at Bridge Street and First Avenue.

On November 15, 2023, City Council adopted an additional report recommending improvements to First Avenue to support new development. These improvements include specialty paving, planting beds, street trees, street furnishings, wayfinding, and signage. A new intersection configuration at Bridge Street and First Avenue is also planned to improve pedestrian safety and improve traffic flow. South of Bridge Street, the plan incorporates expanded sidewalks to accommodate a multi-use pathway and angled parking. The Report also envisions a traffic circle at First and Superior, under a phase 4 improvement.

Phases 1 and 2, completed between 2018 and 2021, improved Cedar Street (from Fifth Avenue to First Avenue) and First Avenue (from Cedar Street to Church Street). These improvements, funded by the Sandpoint Urban Renewal Agency (SURA), provided upgraded pedestrian sidewalks, reconstructed roadway, improved stormwater management, improved lighting, tree planting, and enhanced public spaces.

The Professional Services agreement for the design of the Downtown Revitalization Phase 3 project (Resolution 25-048) was executed on December 3, 2025. This phase will align with the Downtown Streets Plan and Design Guide, the Multimodal Transportation Master Plan, and the Comprehensive Plan. The key objectives of this revitalization effort are to enhance downtown connectivity, improve multimodal infrastructure, and support economic growth.

Phase 3 will extend the improvements along First Avenue from Church Street to approximately Lake Street, including portions of Bridge Street. The project scope includes:

- Road reconstruction
- Wider sidewalks to improve pedestrian accessibility.

- Street furniture and landscaping to enhance public spaces and aesthetics.
- Parking upgrades to improve downtown functionality and access.
- Bioretention cells for stormwater treatment before discharge into Sand Creek.
- Incorporation of public art installations to enhance Sandpoint's cultural identity.

Welch Comer has prepared conceptual road sections indicating the spatial relationships between various infrastructure and user group needs: pedestrians, bicyclists, and vehicles. The conceptual sections will be presented during the meeting and contain options of various layout and intersection considerations. The intent of the presentation of draft basis of design options is to identify and begin to determine the preferred sections and intersection alignments. These concepts will also be presented during the first Technical Advisory Group meeting, currently scheduled for March 2, 2026. Upon receipt of feedback from these groups, staff will present feedback to City Council, and request action on design preferences allowing Welch Comer to proceed with the design to 30% completion.

**STAFF RECOMMENDATION:** No action, update only

**WILL THERE BE ANY FINANCIAL IMPACT? YES HAS THIS ITEM BEEN BUDGETED? YES;  
within FY26 budget.**

**ATTACHMENTS:**

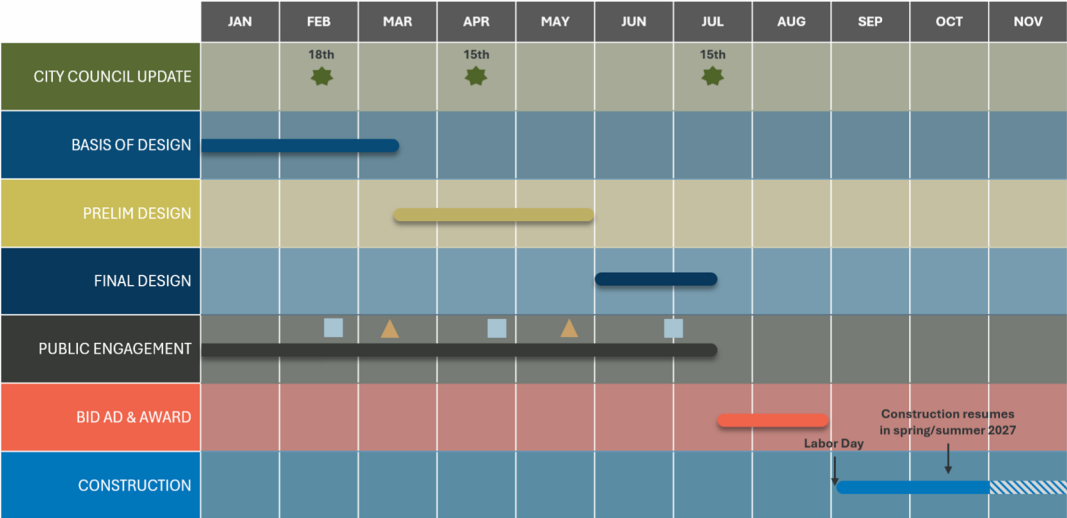
1. Project Schedule

**ACTION:**

No Action Requested

# Sandpoint Downtown, Phase 3 – Project Schedule

February 2026



■ Tag Meeting      ▲ Public Meeting