



**City of Yachats
Finance Committee Meeting
To Be Held Via Zoom & In Person
Thursday, February 12, 2026, 2:00 PM**

In Person Meeting Location:

Commons Building, Civic Meeting Room 1
441 N. Hwy 101, Yachats OR 97498

[Join Zoom Meeting](#)

<https://us02web.zoom.us/j/82455077267>

Meeting ID: 824 5507 7267

Agenda

Work Session

Regular Session

- I. Call to Order**
- II. Announcements & Correspondence**
- III. Citizens' Concerns** (limited to items not on the Agenda, 5-minute limitation per person)
- IV. Reports**
- V. New Business**
 - a. Interview Brian Serbu for Finance Committee
 - b. Interview Paul Kelly for Finance Committee
 - c. Review the Econic Forecast Survey Results

VI. Ongoing Business

- a. Continue planning the 2026-2027 CIP Budget

VII. Other Business

- a. From Committee
- b. From Staff

VIII. Adjourn

This meeting is open to the public and interested citizens are invited to attend via Zoom. These are open meetings under Oregon law, but a work session is not a community forum; audience participation is at the discretion of the Council. Meetings are audio-recorded. The meetings are accessible to persons with disabilities. For accommodations, please call (541) 547-3565, or Oregon Relay 1-800-735-2900 TDD) two days in advance. City of Yachats does not discriminate on the basis of race, color, religion, creed, gender, national origin, age, disability, marital or veteran status, sexual orientation, or any other legally protected status. POSTED XXXXXXXX, 20XX By: Kimmie Jackson, Recorder



City of Yachats Volunteer Agreement

City of Yachats
501 Highway 101 N

PO Box 345

Yachats, OR 97498

Phone: 541-547-3565

Fax: 541-547-3063

Thank you for your interest in volunteering for City of Yachats!

We value community involvement and look forward to partnering with volunteers to help us better serve the citizens of Yachats. To ensure the safety of our volunteers and protect the interests of the City, all prospective volunteers are required to complete a brief application and follow the process outlined below.

The application process includes the following steps:

1. Complete the volunteer application form & submit
2. The City Recorder will schedule a meeting between the applicant and the City Manager to discuss the role and what to expect.
3. The application will be forwarded to the relevant commission or committee for review.
4. If selected to move forward, the applicant will be interviewed by the City Council.
5. City Council will then vote on the appointment.

Thank you again for your willingness to contribute your time and talents. We appreciate your interest in serving our community!

First Name

Brian

Last Name	Serbu
Address	██████ W 7th St
City	Yachats
State	OR
Zip Code	97498
Daytime Phone	██████████
Evening Phone	<i>Field not completed.</i>
Email	██████████ ██████████

Volunteer Activity

Please describe the type of volunteer work you are interested in performing, activity/event, or Commission/Committee you wish to volunteer for.	Budget and Finance committee
---	------------------------------

Please list the date(s) or range of dates for which you would like to volunteer	Immediate for undetermined.
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Statement of Interest or Related Experience for Commissions & Committees	MBA with a focus on finance. Business owner and general manager.
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Upload document, if needed	<i>Field not completed.</i>
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(Section Break)

References

*Please list two references that are **not related to you** and that have knowledge of your relevant experience for the type of volunteer activity you are interested in.*

Reference 1

First Name	Richard
------------	---------

Last Name	Wharton
Address	<i>Field not completed.</i>
City	Yachats
State	OR
Zip Code	97498
Phone Number	██████████
Relationship	Friend
Years Known	1
Reference 2	
First Name	Richard
Last Name	Dorsey
Address	<i>Field not completed.</i>
City	Waldport
State	or
Zip Code	97394
Phone Number	██████████
Relationship	Friend
Years Known	25
Emergency Information	
<i>Name and contact information for the person(s) to reach in the event of an emergency.</i>	
Name	<i>Field not completed.</i>
Phone Number	<i>Field not completed.</i>
Relationship	<i>Field not completed.</i>
Name	<i>Field not completed.</i>
Phone Number	<i>Field not completed.</i>

Relationship *Field not completed.*

I understand and agree to the following:

- I will keep all issues pertaining to city business confidential
- I may be subject to background and motor vehicle record checks.
- I will adhere by Oregon Occupational Safety and Health Division (OR-OSHA) safety standards and training I am provided.
- I have read and understand the Volunteer Policy.

I hereby certify that the facts set forth in this volunteer registration are true to the best of my knowledge. I agree that if the information given in my registration, resume, or any other materials, or during any interview, is found to be false in any way, it shall be considered sufficient cause for denial of volunteer status.

I understand that City of Yachats is not obligated to appoint me to a volunteer position and that nothing contained in the volunteer registration form is intended to create a contract between City of Yachats and me. In addition to the above items, I agree to comply with the policies, rules, regulations, and procedures of City of Yachats, which I understand may change at any time and I understand that my volunteer status can be terminated with or without cause or notice, at any time, at the option of either me or City of Yachats.

Signature Brian Serbu

Date 12/30/2025

Required for all Minors: Parent or Guardian's Authorization for Medical Care & Consent to Agreement

I PARENT/GUARDIAN as parent or legal guardian, hereby grant permission for MINOR to do volunteer work for City of Yachats. In the event of an emergency, accident, or illness, I authorize City of Yachats and its employees to administer emergency medical care to my child and/or, if deemed necessary, to secure emergency medical services and incur expenses for which I will be responsible for payment. My signature in the following hereby represents that I have read, understand, and to this agreement.

Parent/Guardian *Field not completed.*

Minor *Field not completed.*

Signature *Field not completed.*

Date *Field not completed.*

Version 2025-08-28

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From:



City of Yachats Volunteer Agreement

City of Yachats
501 Highway 101 N

PO Box 345

Yachats, OR 97498

Phone: 541-547-3565

Fax: 541-547-3063

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5. City Council will then vote on the appointment.

Thank you again for your willingness to contribute your time and talents. We appreciate your interest in serving our community!

First Name

Paul

Last Name	Kelly
Address	████ Ocean View Dr
City	Yachats
State	OR
Zip Code	97498
Daytime Phone	██████████
Evening Phone	<i>Field not completed.</i>
Email	pcpk53@gmail.com

(Section Break)

Volunteer Activity

Please describe the type of volunteer work you are interested in performing, activity/event, or Commission/Committee you wish to volunteer for.	Finance and Budget Committees
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Please list the date(s) or range of dates for which you would like to volunteer	2026
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Statement of Interest or Related Experience for Commissions & Committees	<p>Yachats is a wonderful community that my wife and I moved to 15 months ago. We love the natural beauty, the small town culture and the friendly people. I understand that it is run by volunteers to a large extent. Right after we moved here we were cautioned by a business owner that we should learn how to "say no" because there were so many opportunities to volunteer for. I am now ready to say yes. Prior to my retirement in 2018, I ran global manufacturing companies for 25 years. These included divisions of Emerson Electric, Spectris, PLC and privately held companies. I was very involved in the strategic and financial planning as well as the implementation of those plans. I managed these companies through both good times and bad and was the key decision maker in how to manage both growth and the adjustments that needed to be made during challenging times. Fundamental in all of these experiences was the development of a strong company culture and doing everything I could to model the behaviors that would demonstrate our</p>
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commitment to customers and employees. I have an advanced degree in engineering and also an MBA so I have been able to contribute both technically and from a business and finance perspective to the organizations I have been a part of. Communication is key to successful strategy and that was always a focus as I spent much of my time wandering the factory floor of our operations talking with employees as well as visiting customers to understand their issues. These lofty plans, programs and ideals had to be balanced with the financial realities of providing returns to our investors so trade-offs and compromise were always part of our planning processes. Priority setting, specificity of goals, regular status reporting and frequent communication were part of the approach that led to healthy, growing businesses where employees felt proud to work.

Upload document, if needed



(Section Break)

References

*Please list two references that are **not related to you** and that have knowledge of your relevant experience for the type of volunteer activity you are interested in.*

Reference 1

First Name Ross

Last Name Bryant

Address



City Longmont

State CO

Zip Code 80504

Phone Number



Relationship business associate

Years Known 15

Reference 2

First Name Jacob

Last Name Beck

Address *Field not completed.*

City	<i>Field not completed.</i>
State	<i>Field not completed.</i>
Zip Code	<i>Field not completed.</i>
Phone Number	██████████
Relationship	business associate
Years Known	40

Emergency Information
Name and contact information for the person(s) to reach in the event of an emergency.

Name	Beth McKnight
Phone Number	██████████
Relationship	wife
Name	Meredith Kelly
Phone Number	██████████
Relationship	daughter

I understand and agree to the following:

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Signature Paul C Kelly

Date 1/22/2026

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Parent/Guardian *Field not completed.*

Minor *Field not completed.*

Signature *Field not completed.*

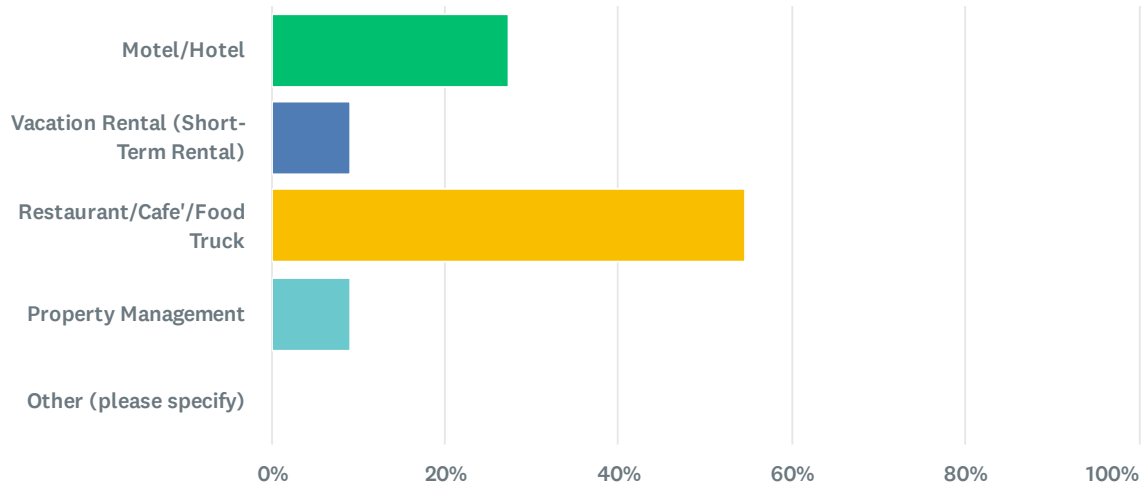
Date *Field not completed.*

Version 2025-08-28

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Q1 Business Type

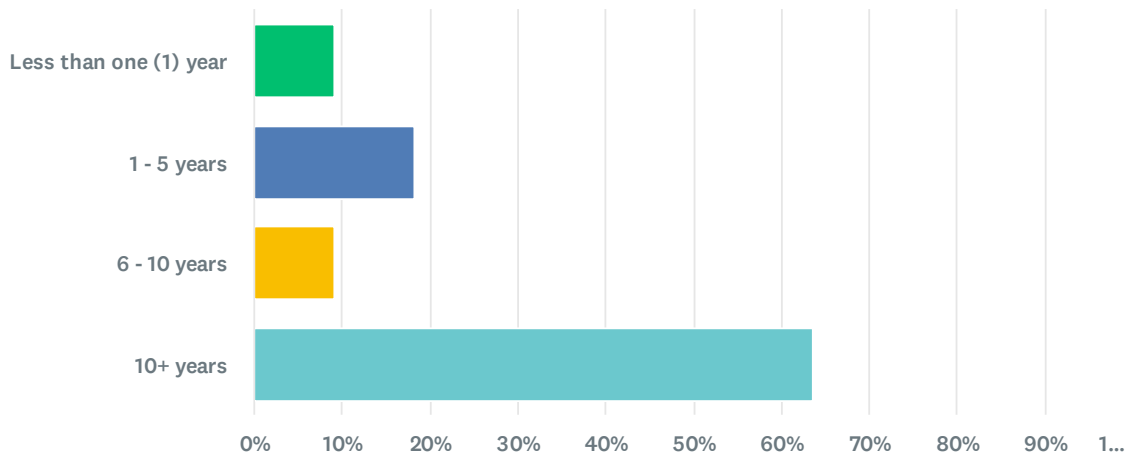
Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● Motel/Hotel	27.27%	3
● Vacation Rental (Short-Term Rental)	9.09%	1
● Restaurant/Cafe'/Food Truck	54.55%	6
● Property Management	9.09%	1
● Other (please specify)	0%	0
Total		11

Q2 How long has your business been in operation? (select one)

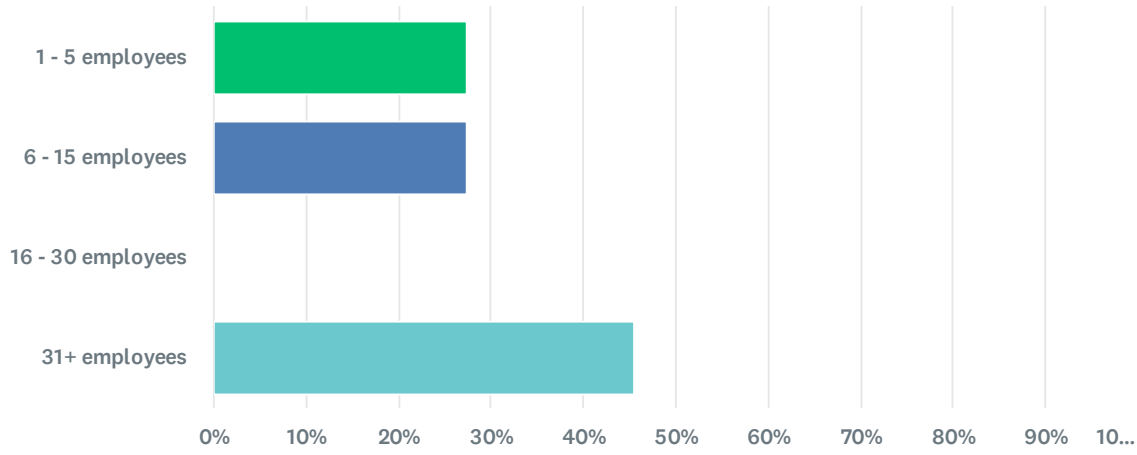
Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● Less than one (1) year	9.09%	1
● 1 - 5 years	18.18%	2
● 6 - 10 years	9.09%	1
● 10+ years	63.64%	7
Total		11

Q3 Business Size (select one)

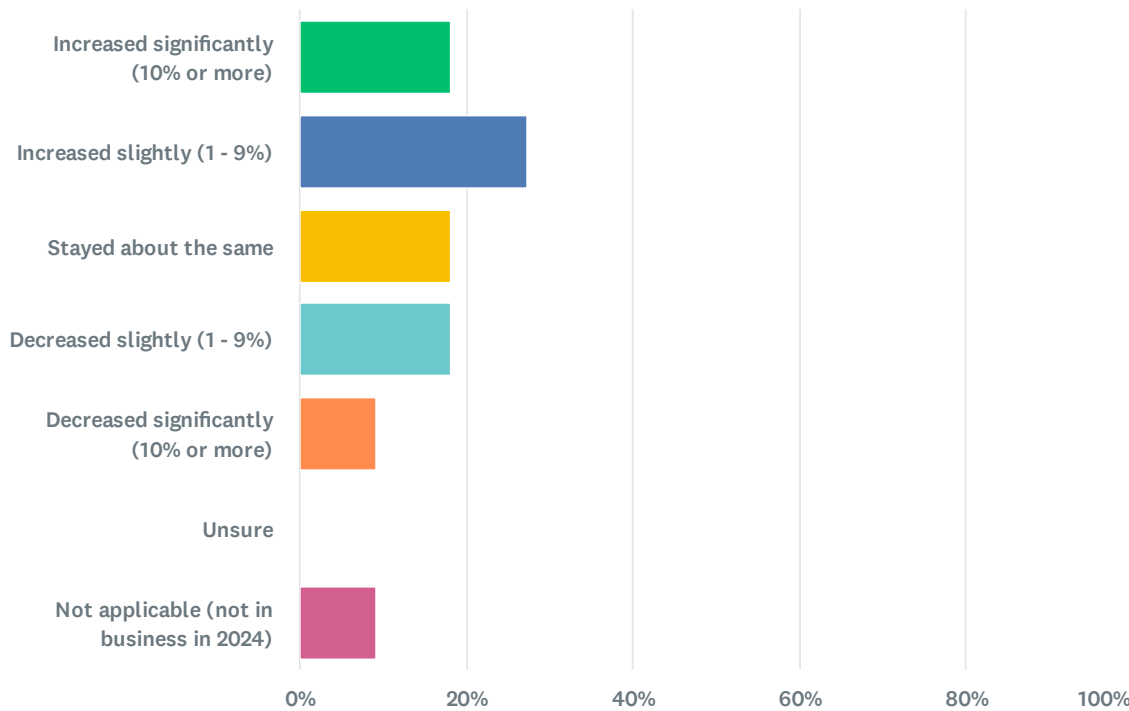
Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● 1 - 5 employees	27.27%	3
● 6 - 15 employees	27.27%	3
● 16 - 30 employees	0%	0
● 31+ employees	45.45%	5
Total		11

Q4 Overall Business Volume Change 2024-2025 (select one)

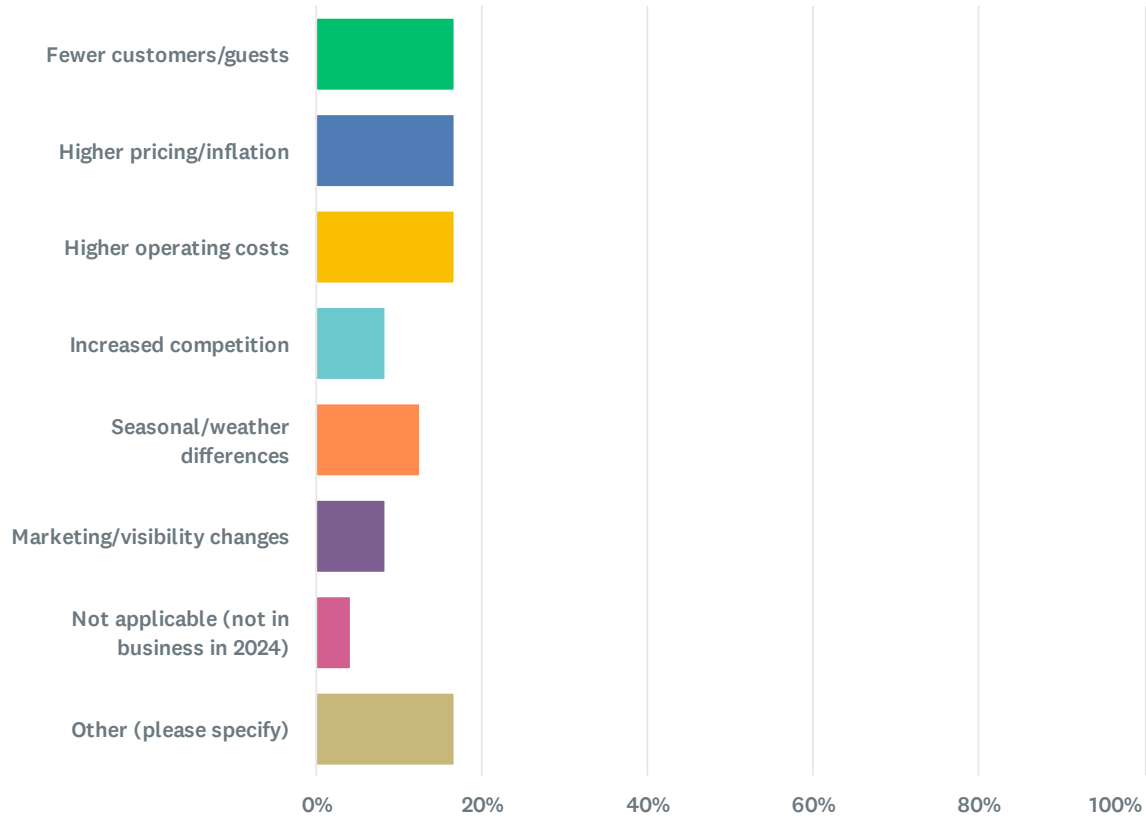
Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● Increased significantly (10% or more)	18.18%	2
● Increased slightly (1 - 9%)	27.27%	3
● Stayed about the same	18.18%	2
● Decreased slightly (1 - 9%)	18.18%	2
● Decreased significantly (10% or more)	9.09%	1
● Unsure	0%	0
● Not applicable (not in business in 2024)	9.09%	1
Total		11




Q5 Primary Factors Affecting Year-Over-Year Change (select all that apply)

Answered: 11 Skipped: 0



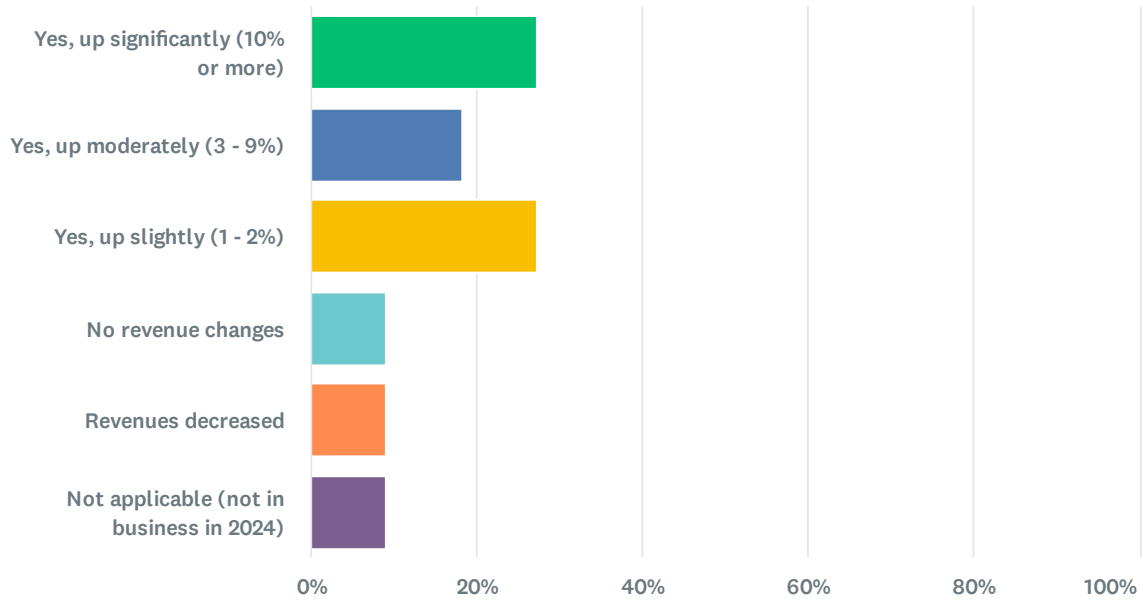
^ Collapse

Answer Choices	Percentage	Responses
● Fewer customers/guests	16.67%	4
● Higher pricing/inflation	16.67%	4
● Higher operating costs	16.67%	4
● Increased competition	8.33%	2
● Seasonal/weather differences	12.50%	3
Total		24

Answer Choices	Percentage	Responses
 Marketing/visibility changes	8.33%	2
 Not applicable (not in business in 2024)	4.17%	1
 Other (please specify) Show responses	16.67%	4
Total		24

Q6 Revenue Changes 2024 - 2025 (select one)

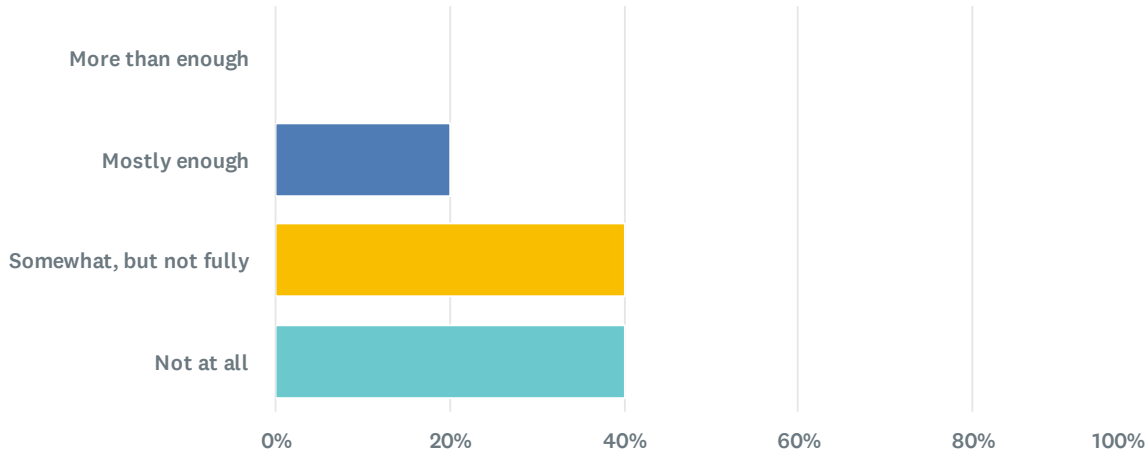
Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● Yes, up significantly (10% or more)	27.27%	3
● Yes, up moderately (3 - 9%)	18.18%	2
● Yes, up slightly (1 - 2%)	27.27%	3
● No revenue changes	9.09%	1
● Revenues decreased	9.09%	1
● Not applicable (not in business in 2024)	9.09%	1
Total		11

Q7 Did Price Increases Offset Rising Costs? (select one)

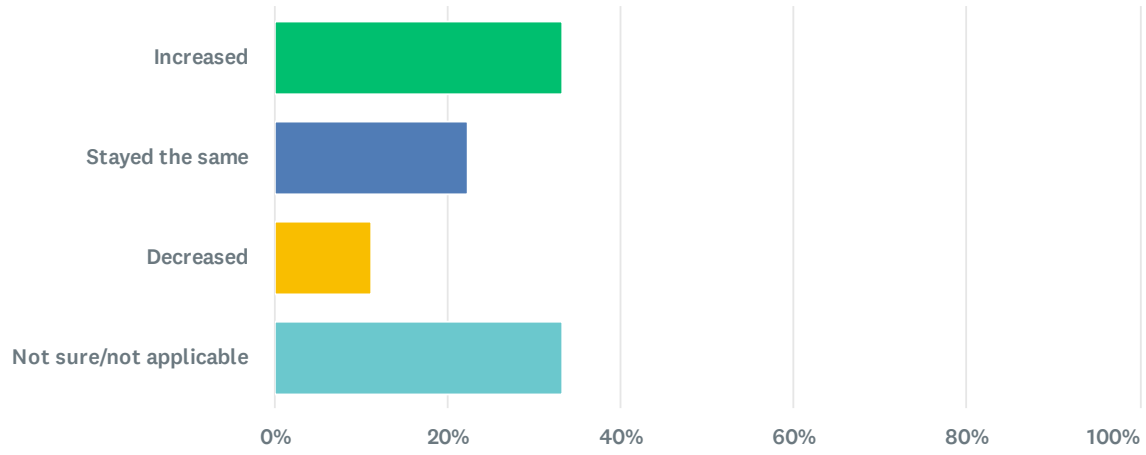
Answered: 10 Skipped: 1



Answer Choices	Percentage	Responses
● More than enough	0%	0
● Mostly enough	20.00%	2
● Somewhat, but not fully	40.00%	4
● Not at all	40.00%	4
Total		10

Q8 Lodging: Occupancy Rate Change (select one)

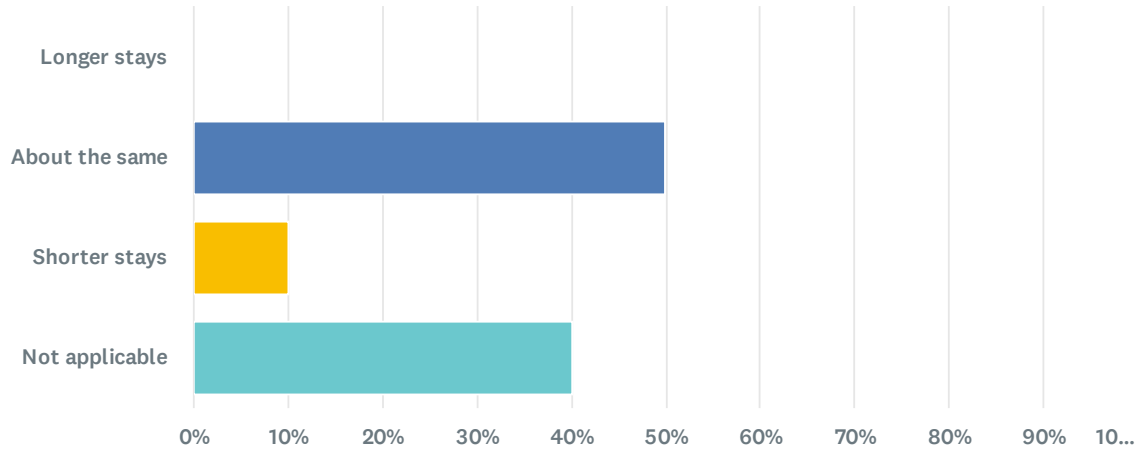
Answered: 9 Skipped: 2



Answer Choices	Percentage	Responses
● Increased	33.33%	3
● Stayed the same	22.22%	2
● Decreased	11.11%	1
● Not sure/not applicable	33.33%	3
Total		9

Q9 Lodging: Length of Stay Changes (select one)

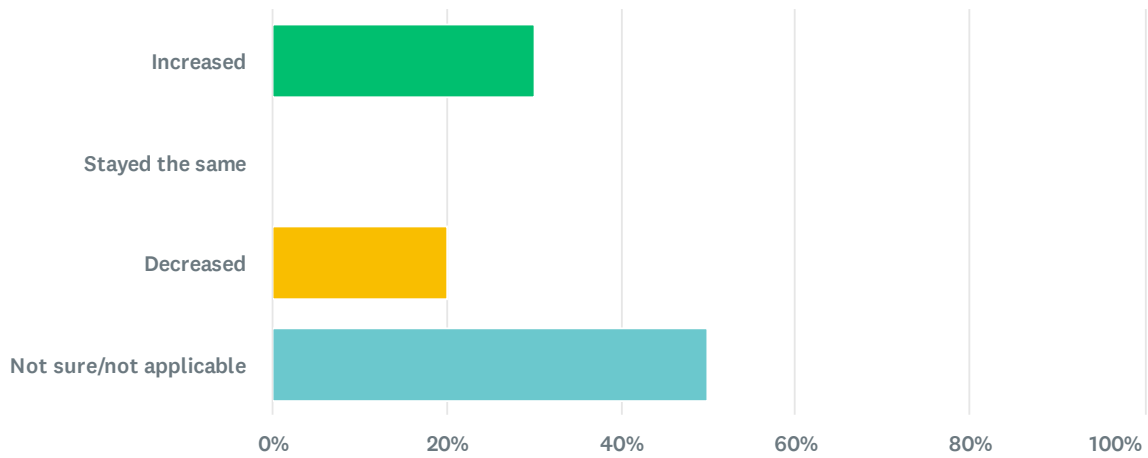
Answered: 10 Skipped: 1



Answer Choices	Percentage	Responses
● Longer stays	0%	0
● About the same	50.00%	5
● Shorter stays	10.00%	1
● Not applicable	40.00%	4
Total		10

Q10 Dining:Customer Count Change (select one)

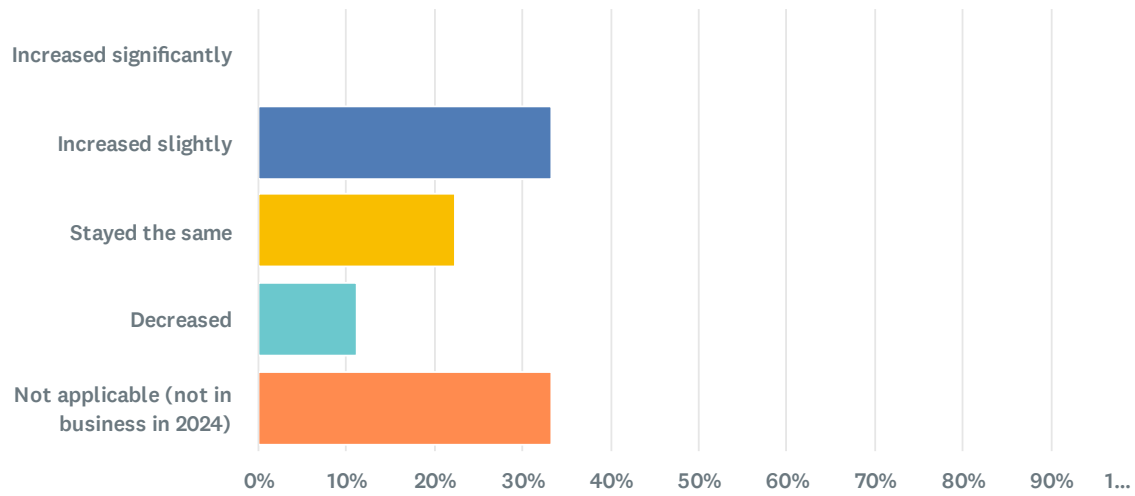
Answered: 10 Skipped: 1



Answer Choices	Percentage	Responses
● Increased	30.00%	3
● Stayed the same	0%	0
● Decreased	20.00%	2
● Not sure/not applicable	50.00%	5
Total		10

Q11 Dining: Average Ticket Size Change (select one)

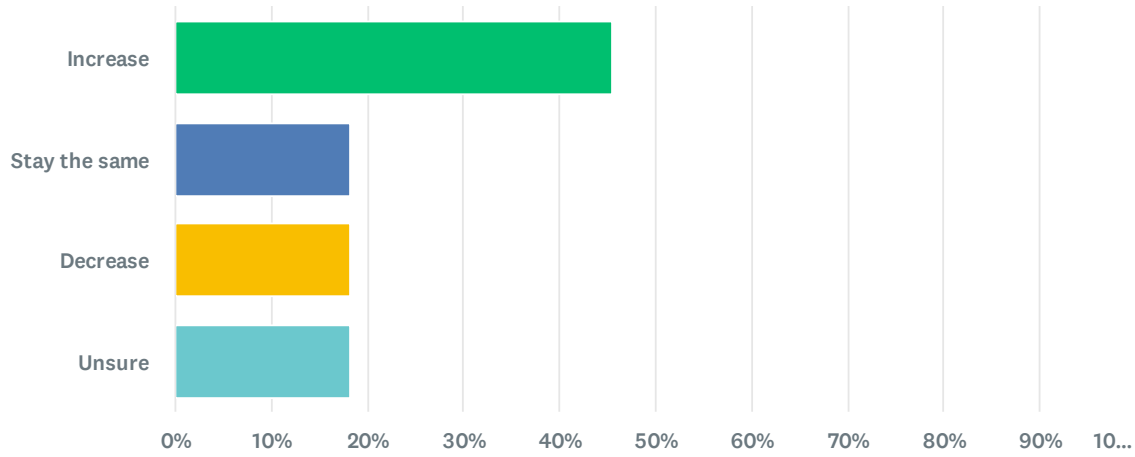
Answered: 9 Skipped: 2



Answer Choices	Percentage	Responses
● Increased significantly	0%	0
● Increased slightly	33.33%	3
● Stayed the same	22.22%	2
● Decreased	11.11%	1
● Not applicable (not in business in 2024)	33.33%	3
Total		9

Q12 Expected Business Activity 2025 - 2026 (select one)

Answered: 11 Skipped: 0



Answer Choices	Percentage	Responses
● Increase	45.45%	5
● Stay the same	18.18%	2
● Decrease	18.18%	2
● Unsure	18.18%	2
Total		11

Q13 Please feel free to make any additional comments regarding your business activity.

Answered: 6 Skipped: 5

	Budget	Spending	Anticipated Invoices	Grants/Gifts Received	Grants/Gifts Anticipated
STREETS					
	20,000				
E2PHS3ST	Loma to River Rd General Engineering	20,000			
	Loma to River Rd General Construction	30,000	47,511.40		
STRTPV26	Street Repairs	110,000	90,306.36		
3STIMPST	West 3rd Street Engineering - Streets	5,000	2,066.37		
CRSWLKFL	Crosswalk Flashers	0	3,110.00		
OCEANVIE	OCEANVIEW DRIVE DELINEATORS	0	3,567.17		
	TOTAL GENERAL STREETS BEFORE CAPITALIZED LABOR	165,000	146,561.30		
STORM DRAINS					
	40,000	37,590			
MARINESDR	Loma to River Rd Storm Drains	40,000	37,590		
	Marine/101 Storm Drain	60,000			
	Overlook Drive Storm Drain Upgrade Engineering and Const	0		10000	
3STIMPST	West 3rd Street Engineering - Storm Drains	7,000	3,014.87		
	TOTAL STORMS BEFORE CAPITALIZED LABOR	107,000	40,604.87		
CITY SERVICES (CITY HALL)					
	11,000	4,373.11			
	Code Compliance Vehicle	10,000			
	Radar Speed Trailer	13,000	13,165.5		
CHLTUPGR	City Hall Lighting Upgrade	6,000	5,935		
TROLLEY1	Trolley Purchase	121,000	127,324		50,000
	Security Upgrade	5,000			
	TOTAL CITY SERVICES BEFORE CAPITALIZED LABOR	166,000	150,797.61		
PARKS & TRAILS					
	250,000	202,329.96			732,696.00
BOARDWLK	Boardwalk Construction	250,000	202,329.96		732,696.00
	Underground Utilities	100,000			
	TOTAL PARKS & TRAILS BEFORE CAPITALIZED LABOR	350,000	202,329.96		
COMMONS					
	10,000	373.5			
COMMSHEL	Emergency Shelter - Commons	10,000	373.5		
COMMSDLT	Sound / Lighting Updates	50,000	49,985.41		
	Generator Relhousing and Relocation - Resiliency Measure	15,000			
CIVICOMP	Park Plan / Civic Plan / Masterplan	20,000	5,025		
COMRSTRM	Public Restroom	25,000	19,137.37	28,766	
	Stairs NE Entrance	45,000			
COMMPAV1	Pavilion Upgrades	160,000	-306.05	19,225	
COMMADDI	Commons Addition for YYFAP - Geotech Study	0	15,939		
COMMSDAC	Commons Acoustic Panels MP Room	0	15,060		
	TOTAL COMMONS BEFORE CAPITALIZED LABOR	325,000	105,214.23		
LIBRARY					
	880,000	878,630.2	1,037.5	340,000.00	
LIBRARY1-FURNISHG	Preconstruction and Construction	880,000	878,630.2	1,037.5	340,000.00
	Interior Finishing	100,000	66,898.83	69,554.25	
	Interior Wall Felt	25,000			
	TOTAL LIBRARY BEFORE CAPITALIZED LABOR	1,005,000.00	945,529.03		
LITTLE LOG CHURCH MUSEUM					
	285,000	87,869.29	125,000	130,000.00	
LLCMRENO	LLCM Rehabilitation	285,000	87,869.29	125,000	130,000.00
	TOTAL GENERAL FUND BEFORE CAPITALIZED LABOR	2,403,000.00	1,496,809.29		

FUND/CODE	PRIORITY	MASTERPLAN	DEPARTMENT / DETAIL	Budget	Spending	Anticipated Invoices	Grants/Gifts Received	Grants/Gifts Anticipated
				2025-2026				
ENTERPRISE				WATER (WTP)				
E2PHS3WL	1	M/P D-13	2ND ST PH3 Loma to River Rd Waterline Construction	284,000	282,197.41			
SWLCWPUD	1	M/P S-03	Analysis / Engineering SWLCWPUD	50,000	11,157.25			
REEDYIMP	1	M/P S-05	Reedy Creek Raw Water Pipeline Improvements	300,000	7,801.50			
WTPUPGRD	1	M/P T-01	WTP Upgrade CIP Annually	30,000	47,276.59			
3STIMPWL	2	M/P D-08	West Third Street Engineering Water	30,000	3,014.89	8,000		
WTRSPJ26 + WTDESDEV	2	M/P ST-04	Feasibility Study For Water Tank - New Reservoir Site	210,000	136,981.70		20,000.00	80,000.00
			Property Acquisition for Reservoir Replacement	750,000				
HYDRTIMP			Annual Hydrant Replacements	30,000	32,384.55			
			Blackstone 126 res Fence	25,000				
WELECGT0			Public Works Slide Gate	0	20,075.03			
WTPSCADA			SCADA Upgrade	30,000	1,953.15	13,000		
			Water Booster Stations Gensets	80,000				
METERUPG			Water Meter Upgrades	25,000	15,710.62	5,000		
			Water Treatment Plant Fence	20,000				
			Water Unplanned / Contingency	25,000				
OVERLKWL			Overlook Waterline Engineering	0		15,000		
TOTAL WTP BEFORE CAPITALIZED LABOR				1,889,000	558,552.69	41,000		
ENTERPRISE				WASTEWATER (WWTP)				
	1	M/P G-02	Mainline A Manhole between A-040 to A-050	15,000				
	1	M/P G-04	Hanley Drive Sewer Manholes	20,000				
	1	M/P P-03	Quiet Water Lift Station Improvements	50,000	2,303.25			
	1	M/P T-05	Outfall Pipeline Improvements	30,000				
	2	M/P F-01	Pontiac Lift Station Force Main Engineering	12,000				
	2	M/P F-02	Riverside Lift Station Force Main Engineering	33,000	2,303.25			
MLSUPGRD	2	M/P P-04	Main Lift Station Improve	166,000	48,513.00			
			Annual Inflow and Infiltration (I&I) Rehabilitation	40,000				
WWELECGT			Public Works Slide Gate	0	18,849.00			
E2PHS3WW			2ND PH3 Loma to River Rd Wasteline Construction	50,000	47,589.12			
WWTPUPGD			Wastewater Treatment Plant Upgrades	85,000	26,606.10	57,000		
949YRRIM			949 Yachats River Rd Property Improvements	58,000	5,827.12			
3STIMPSL			West 3rd Street Engineering Wastewater	10,000	3,014.87			
PWDESNST			Public Works Design Standards	0		2,000		
			Wastewater Unplanned / Contingency	25,000				
TOTAL WWTP BEFORE CAPITALIZED LABOR				594,000	155,005.71	59,000		
TOTAL ENTERPRISE BEFORE CAPITALIZED LABOR				2,483,000	713,558.40			

CITY OF YACHATS
CAPITAL IMPROVEMENT PROJECTS

2/10/2026

				CIP BUDGET		FISCAL 2025-2026		SPEND or CARRY		CIP 5 YEAR PROJECTION						TOTAL CIP	
				ADOPTED APPROP	APPROPS AFTER RECLASS	(ACTUAL) SPEND TO DATE	(REMAINING) AVAILABLE TO YEAR END	Estimated Spending through June	CARRY FORWARD	FISCAL CIP YR1	FISCAL CIP YR2	FISCAL CIP YR3	FISCAL CIP YR4	FISCAL CIP YR5	FISCAL CIP >5YRS	TOTAL CIP	
FUND/CODE	PRIORITY	MASTERPLAN	DEPARTMENT / DETAIL	ESTIMATED COST	2025-2026	2/10/2026	2/10/2026			2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	>2031	2026<	
ENTERPRISE WATER (WTP)																	
	1	M/P D-02	System Pressure Release Valve Rehab/ Update	50,000							50,000					50,000	
	1	M/P D-03	Windsong Street Service Reconnections	11,000							11,000					11,000	
	1	M/P D-04	New PRV at 7th Street & Radar Road	101,000							101,000					101,000	
	1	M/P D-05	New PRV on King Street Between 7th and Prospect Ave	101,000							101,000					101,000	
	1	M/P D-06	New 8" Water Main on Radar Road at Prospect Ave	57,000							57,000					57,000	
	1	M/P D-07	New 8" Water Main on King Street at Prospect Ave	86,000							86,000					86,000	
	1	M/P D-10	Combs Circle Pressure Release Valve Rehab	40,000							40,000					40,000	
E2PHS3WL	1	M/P D-13	2ND ST PH3 Loma to River Rd Waterline Construction	150,000	284,000	284,000	282,197	1,803	0	0						0	
	1	M/P S-03	Analysis / Engineering SWLWUPUD	75,000	50,000	50,000	11,157	38,843	0	50,000	50,000	50,000	50,000	50,000	50,000	300,000	
	1	M/P S-05	Reedy Creek Raw Water Pipeline Improvements	208,000	300,000	7,802	7,802		0		300,000					300,000	
	1	M/P T-01	Water Plant Electrical Control Systems - MCC (Master Control)	814,000							407,000	407,000				814,000	
WTPUPGRD	1	M/P T-01	WTP Upgrade CIP Annually	30,000	30,000	47,277	47,277	0	0	30,000	30,000	30,000	30,000	30,000	30,000	180,000	
	2	M/P D-08	New 8" Water Main on West Third (3rd) Street	167,000						210,000						210,000	
	2	M/P D-08	West Third Street Engineering Water		30,000	30,000	3,015	26,985	26,985	0						0	
	2	M/P D-09	New 4" Water Main and PRV on Horizon Hill Road (Hillside Rock)	737,000											737,000	737,000	
	2	M/P D-11	Yachats Ocean Road Service Reconnections	20,000											20,000	20,000	
	2	M/P D-15	Pontiac Street Waterline - 3rd to 4th	88,000						88,000						88,000	
	2	M/P D-16	Shell Street Waterline	79,000											79,000	79,000	
	2	M/P D-17	Gender Drive and Windy Way Waterlines	254,000											254,000	254,000	
	2	M/P D-18	Pontiac Street Waterline - 2nd to 3rd	105,000						105,000						105,000	
	2	M/P D-19	Hanley Drive Waterline	47,000											47,000	47,000	
	2	M/P P-01	New Radar Road Pump Station	767,000											767,000	767,000	
	2	M/P P-02	New Horizon Hill Pump Station & Reservoir	1,079,000											1,079,000	1,079,000	
	2	M/P ST-01	New 200,000-gallon Lower Radar Road Reservoir	2,000,000											2,000,000	2,000,000	
	2	M/P ST-04	Feasibility Study For Water Tank - New Reservoir Site A		210,000	136,982	136,982	0	0	0						0	
	2	M/P ST-04	Feasibility Study For Water Tank - New Reservoir Site B		0	73,000			73,000	0	170,000					170,000	
	2	M/P ST-05	1,000,000-gallon Reservoir Replacement	8,000,000							4,000,000	4,000,000				8,000,000	
			Property Acquisition for Reservoir Replacement		750,000	0			0	0						0	
WPCLRRHB	2	M/P T-02	Water Plant Clarifier - Rehabilitation of Drives (\$641K)	250,000							250,000					250,000	
	2	M/P T-03	WTP Mixed Media Filter Rehabilitation	350,000											350,000	350,000	
	2	M/P T-04	WTP Compressor Upgrades	20,000								20,000				20,000	
	2	M/P T-07	WTP Building Seismic Retrofit	270,000											270,000	270,000	
	3	M/P D-20	Automated Water Meter Reading System	318,000											318,000	318,000	
HYRDTIMP			Annual Hydrant Replacements	10,000	30,000	32,385	32,385	0		40,000	40,000	40,000	40,000	40,000	40,000	240,000	
			Blackstone 126 res Fence	25,000	25,000	0	0	0	0							0	
WELECGT			Public Works Slide Gate	20,000	0	20,075	20,075	0	0							0	
WTPSCADA			SCADA Upgrade	60,000	30,000	30,000	1,953	28,047	28,047	0	30,000	30,000	30,000	30,000	30,000	180,000	
			Water Booster Stations Gensets	70,000	80,000	80,000			0	80,000	80,000					80,000	
METERUPG			Water Meter Upgrades		25,000	15,711	15,711		9,289	0	25,000	25,000	25,000	25,000	25,000	150,000	
			Water Treatment Plant Fence	20,000	20,000	20,000										0	
			Overlook Water Line Engineering and Construction		0	25,000	0	25,000	25,000	0	225,000					225,000	
			Yachats River Gaging Station Upgrade	7,000							7,000					7,000	
			Water Unplanned / Contingency		25,000	25,000					25,000	25,000	25,000	25,000	25,000	150,000	
TOTAL WTP				16,486,000	1,889,000	877,232	558,553	120,677	162,321	80,000	1,085,000	5,603,000	4,627,000	200,000	200,000	6,121,000	17,836,000
ENTERPRISE WASTEWATER (WWTP)																	
	1	M/P G-01	Sewer Line from King Street to 3rd Street (Manhole D-220 to Manhole D-270)	140,000							140,000					140,000	
	1	M/P G-02	Mainline A Manhole between A-040 to A-050	141,000	15,000	15,000			15,000	0					141,000	141,000	
	1	M/P G-03	Mainline D Manhole D-010 to D-030, Ocean View Drive	263,000							45,000	263,000				308,000	
	1	M/P G-04	Hanley Drive Sewer Manholes	40,000	20,000	20,000			0	20,000						20,000	
	1	M/P P-03	Quiet Water Lift Station Improvements	493,000	50,000	50,000	2,303	47,697	47,697	0	250,000	193,000				443,000	
	1	M/P T-02	SBR and Digester Diffuser Membrane Replacement	15,000											15,000	15,000	
	1	M/P T-04	PW Rehab - Roofing	200,000									100,000	100,000		200,000	
	1	M/P T-04	PW Rehab Exterior Panels	350,000									100,000	250,000		350,000	
	1	M/P T-05	Outfall Pipeline Improvements	120,000	30,000	0				0	30,000	200,000				230,000	
	2	M/P F-01	Pontiac Lift Station Force Main Engineering	45,000	12,000	12,000			12,000	0						0	

CITY OF YACHATS
CAPITAL IMPROVEMENT PROJECTS

2/10/2026

				CIP BUDGET		FISCAL 2025-2026		SPEND or CARRY		CIP 5 YEAR PROJECTION						
				ADOPTED APPROP	APPROPS AFTER RECLASS	(ACTUAL) SPEND TO DATE	(REMAINING) AVAILABLE TO YEAR END	Estimated Spending through June	CARRY FORWARD	FISCAL CIP YR1	FISCAL CIP YR2	FISCAL CIP YR3	FISCAL CIP YR4	FISCAL CIP YR5	FISCAL CIP >5YRS	TOTAL CIP
FUND/CODE	PRIORITY	MASTERPLAN	DEPARTMENT / DETAIL	ESTIMATED COST	2025-2026	2/10/2026	2/10/2026			2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	>2031	2026<
	2	M/P F-01	Pontiac Lift Station Force Main Improvements	121,000						121,000						121,000
	2	M/P F-02	Riverside Lift Station Force Main Engineering	33,000	33,000	33,000	2,303	30,697	30,697	0						0
	2	M/P F-02	Riverside Lift Station Force Main Improvements	326,000								326,000				326,000
MLSUPGRD	2	M/P P-04	Main Lift Station Improve	405,000	166,000	166,000	48,513	117,487	80,000	0	100,000					100,000
	2	M/P P-05	Parkside Lift Station Improvements	218,000							109,000	109,000				218,000
	2	M/P P-06	Riverside Lift Station Improvements	250,000							100,000	100,000				200,000
	2	M/P P-07	Pontiac Lift Station Improvements	218,000							109,000	109,000				218,000
	2	M/P T-07	New Biosolids Disposal Site Acquisition	50,000											50,000	50,000
	2	M/P T-08	Biosolids Manure Spreader	100,000											100,000	100,000
	2	M/P T-09	Aerobic Digester and Sludge Storage Tank Air Supply System Imps.	223,000											223,000	223,000
	2	M/P T-10	Aerobic Digester Tank Coating and Piping Improvements	330,000											330,000	330,000
	2	M/P T-11	SBR, EQ Basin, & Digester Control System Upgrades	972,000											972,000	972,000
	2	M/P T-13	SBR Basin #3	1,236,000											1,236,000	1,236,000
			Annual Inflow and Infiltration (I&I) Rehabilitation	40,000	40,000	40,000	0	40,000	25,000		40,000	40,000	40,000	40,000	40,000	240,000
WWELECGT			Public Works Slide Gate	25,000	0	18,849	18,849	0	0							0
E2PHS3WW			2ND PH3 Loma to River Rd Wasteline Construction	50,000	50,000	50,000	47,589	2,411	0							0
WWTPUPG			Wastewater Treatment Plant Upgrades	240,000	85,000	85,000	26,606	58,394	58,394	0	150,000					150,000
			949 Yachats River Rd Property Improvements		58,000	26,000	5,827	20,173	20,000	0	10,000	10,000	10,000	10,000	10,000	60,000
3STIMPSL			West 3rd Street Engineering Wastewater		10,000	10,000	3,015	6,985	6,985	0						0
			West 3rd Street Construction Wastewater line 460 feet of 8" line	400,000							400,000					400,000
PWDESNST			PW Design Standards		0	2,000	0	2,000	2,000	0						0
			Wastewater Mixing Zone Study		0	10,000	0	10,000	10,000	0	40,000					40,000
			Public Works Pickup 4wd with tow package	50,000							50,000					50,000
			Wastewater Unplanned / Contingency		25,000	25,000					25,000	25,000	25,000	25,000	25,000	150,000
			TOTAL WWTP	7,094,000	594,000	562,849	155,005	335,844	307,773	20,000	1,554,000	971,000	664,000	275,000	425,000	7,031,000
			TOTAL ENTERPRISE BEFORE CAPITALIZED LABOR	23,580,000	2,483,000	1,440,081	713,558	456,521	470,094	100,000	2,639,000	6,574,000	5,291,000	475,000	625,000	24,867,000
GENERAL FUND			STREETS													
			EAST 2nd Street PH 3 - Loma to River Rd 560'													
			Loma to River Rd General Engineering	13,000	20,000	0			0	0						0
E2PHS3ST			Loma to River Rd General Construction	187,000	30,000	50,000	47,511	2,489	0	0						0
			STREET PROJECTS													0
CRSWLKFL			Crosswalk Flashers		0	3,110	3,110	0	0	0						0
OCEANVIE			Oceanview Drive	50,000											50,000	50,000
			Oceanview Drive Delineators		0	10,000	3,567	6,433	6,433	0						0
			Street Paving Upgrades	100,000	110,000	96,890	90,306	6,584	3,000	0	110,000	110,000	110,000	110,000	110,000	660,000
3STIMPST			West 3rd Street Engineering - Streets		5,000	5,000	2,066	2,934	2,934	0						0
			West 3rd Street Construction	250,000							250,000					250,000
			Underground Utilities - Ocean View Drive - 2nd St to 7th - Phase 1	500,000								500,000				500,000
			Equipment - Street Paving Roller	100,000							100,000					100,000
			Transporation Growth Master Plan	10,000							10,000					10,000
			TOTAL GENERAL STREETS BEFORE CAPITALIZED LABOR	1,210,000	165,000	165,000	146,561	18,439	12,367	0	470,000	610,000	110,000	110,000	110,000	1,570,000
GENERAL FUND			STORM DRAINS													
			Loma to River Rd Storm Drains	40,000	40,000	40,000	37,590	2,410	0	0						0
MARINESDR			Marine/101 Storm Drain	60,000	60,000	35,000	0	35,000	0	35,000	60,000					60,000
3STIMPSD			West 3rd Street Engineering - Storm Drains		7,000	7,000	3,015	3,985	3,985	0						0
			West 3rd Street Storm Drains Construction								100,000					100,000
			Overlook Drive Storm Drain Upgrade Engineering and Construc		0	10,000	0	10,000	10,000	0	80,000					0
			Storm Drain Master Plan		0	15,000	0	15,000	15,000	0						0
			Oceanview Drive Storm Drains									20,000				20,000
			TOTAL GENERAL STREETS BEFORE CAPITALIZED LABOR	100,000	107,000	107,000	40,605	66,395	28,985	35,000	240,000	20,000	0	0	0	180,000
GENERAL FUND			CITY HALL													
EMRGMNGT			Conex replacement and supplies	11,000	11,000	11,000	4,373	6,627			23,000					23,000
			Emergency Preparedness	40,000								20,000	5,000	5,000	5,000	40,000
			Exterior Rehabilitation; ADA Compliant/Code & Safety Review	60,000							60,000					60,000
			Code Compliance Vehicle	12,000	10,000	0	0				12,000					12,000

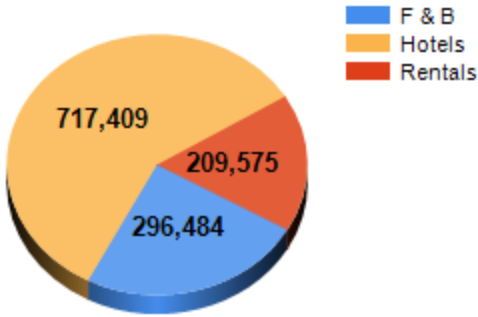
CITY OF YACHATS
CAPITAL IMPROVEMENT PROJECTS

2/10/2026

					CIP BUDGET		FISCAL 2025-2026		SPEND or CARRY		CIP 5 YEAR PROJECTION						
					ADOPTED APPROP	APPROPS AFTER RECLASS	(ACTUAL) SPEND TO DATE	(REMAINING) AVAILABLE TO YEAR END	Estimated Spending through June	CARRY FORWARD	FISCAL CIP YR1	FISCAL CIP YR2	FISCAL CIP YR3	FISCAL CIP YR4	FISCAL CIP YR5	FISCAL CIP >5YRS	TOTAL CIP
FUND/CODE	PRIORITY	MASTERPLAN	DEPARTMENT / DETAIL	ESTIMATED COST	2025-2026	2/10/2026	2/10/2026			2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	>2031	2026<	
SPEEDTLR			Radar Speed Trailer	13,166	13,000	13,166	13,166	0	0	0	0	0	0	0	0	0	13,000
			Masterplan Project Implementations - City Hall							100,000	50,000	50,000	50,000	50,000	50,000	350,000	
			City Hall Lighting Upgrade	5,609	6,000	5,935	5,935	0	0	0	0	0	0	0	0	0	
			Generator Rehousing and Relocation for City Hall	50,000						50,000						50,000	
			Trolley Purchase	127,324	121,000	127,324	127,324	0	0	0	0	0	0	0	0	0	
			Trolley Signage							8,000						8,000	
			Security Remodel	10,000	5,000	0		0		60,000						60,000	
			TOTAL BEFORE CAPITALIZED LABOR	329,099	166,000	157,425	150,798	6,627	0	313,000	70,000	55,000	55,000	55,000	55,000	616,000	
GENERAL FUND																	
PARKS & TRAILS																	
BOARDWLK			Bayside Boardwalk Engineering	125,000												0	
BOARDWLK			Extension of Walkway to State Park	750,000							200,000	100,000	100,000	100,000	100,000	600,000	
BOARDWLK			Landmark Gateway Overlook and Improvements	450,000						50,000	200,000	100,000	100,000	100,000		500,000	
BOARDWLK			Boardwalk Construction	875,000	250,000	250,000	20,233	229,767	229,767	0	700,000	0	0	0	0	700,000	
BOARDWLK			Underground Utilities	200,000	100,000	100,000	0	100,000	100,000	0	0					0	
			O'Neill Landmark Property													0	
			Masterplan Project Implementations - Parks and Trails							100,000	50,000	50,000	50,000	50,000	50,000	350,000	
			TOTAL BEFORE CAPITALIZED LABOR	2,400,000	350,000	350,000	20,233	329,767	329,767	850,000	450,000	250,000	250,000	250,000	150,000	2,150,000	
GENERAL FUND																	
COMMONS																	
			Gutters and Fascia and Roof Repair	80,000						80,000						80,000	
COMMSHEL			Emergency Shelter - Commons	30,000	10,000	5,000	374	4,626	4,626	0	5,000	5,000				10,000	
COMMSDLT			Sound / Lighting Updates	25,000	50,000	50,000	49,985	15	0	0						0	
			Generator Rehousing and Relocation - Resiliency Measure	15,000	15,000	15,000	0	15,000	0	15,000	200,000					200,000	
			Park Plan / Civic Plan / Masterplan		20,000	5,025	5,025	0	0	0						0	
			Masterplan Project Implementations							100,000	100,000	100,000	100,000	100,000	100,000	600,000	
			Public Restroom	150,000	25,000	50,000	19,137	30,863	28,766	0	125,000					125,000	
COMMSTNE			Stairs NE Entrance	30,000	45,000	0					45,000					45,000	
			Commons NE Entrance	105,000							105,000					105,000	
COMMPAV1			Existing Pavilion Upgrades	40,000	160,000	160,000	-306	160,306	160,306	0	300,000					300,000	
COMMADDI			Commons Addition for YYFAP		0	15,939	15,939	0	0	200,000	1,000,000	1,000,000				2,200,000	
COMMSDAC			Commons Acoustic Panels MP Room		0	15,060	15,060	0	0	55,000						55,000	
			Greenspace Pavilion (New)							50,000	50,000	50,000	50,000			200,000	
			DEQ Soil Testing from Heating Oil Tank that was removed	50,000						50,000						50,000	
			Commons Storage Improvements	14,500						5,000						5,000	
			TOTAL BEFORE CAPITALIZED LABOR	539,500	325,000	316,024	105,215	210,809	193,698	1,170,000	1,305,000	1,150,000	150,000	100,000	100,000	3,975,000	
GENERAL FUND																	
LIBRARY																	
			Preconstruction and Construction	1,150,000	880,000	871,744	871,744	0								0	
			Interior Finishing	100,000	100,000	133,256	61,945	71,311	74,435	0						0	
			Interior Wall Felt	25,000	25,000	0										0	
			ADA Push Buttons for Doors	40,000						40,000						40,000	
			Final Landscaping	55,000						55,000						55,000	
			TOTAL BEFORE CAPITALIZED LABOR	1,370,000	1,005,000	1,005,000	933,689	71,311	74,435	95,000	0	0	0	0	0	95,000	
GENERAL FUND																	
LLM																	
LLCMRENO			LLM Rehabilitation	500,000	285,000	220,000	86,800	133,200	125,000	0						0	
			TOTAL BEFORE CAPITALIZED LABOR	500,000	285,000	220,000	86,800	133,200	125,000	0	0	0	0	0	0	0	
ENTERPRISE FUNDS TOTAL					23,580,000	2,483,000	1,440,081	713,558	456,521	470,094	100,000	2,639,000	6,574,000	5,291,000	475,000	625,000	24,867,000
GENERAL FUNDS TOTAL					6,348,599	2,403,000	2,320,449	1,483,901	836,548	764,252	50,000	3,138,000	2,455,000	1,565,000	565,000	515,000	8,586,000
GRAND TOTAL					29,928,599	4,886,000	3,760,530	2,197,460	1,293,068	1,234,346	150,000	5,777,000	9,029,000	6,856,000	1,040,000	1,140,000	33,453,000
							(1,125,470)										

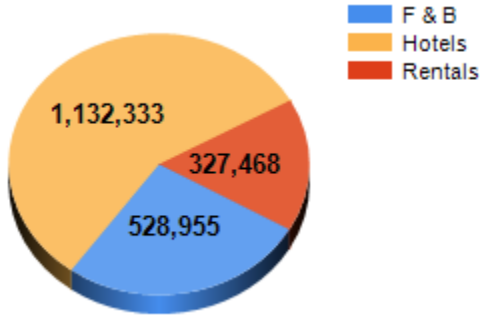
Business Name	Q1 - 23	Q2-23	Q3-23	Q4-23	TOTAL-23	Q1-24	Q2-24	Q3-24	Q4-24	TOTAL-24	Q1-25	Q2-25	Q3-25	Q4-25	TOTAL-25	TOTAL
	9771.87	13221.28	15984.63	11621.67	50599.45	7010.43	16784.51	24157.29	15023.67	62975.90	12366.02	16544.09	21644.84	14480.21	65035.16	178610.51
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	339.15	348.16	687.31	687.31
	1592.35	2272.39	2865.46	1773.11	8503.31	1854.35	2343.17	3553.53	1767.55	9518.60	1927.72	3044.90	1562.14		6534.76	24556.67
	838.72	1289.15	1733.56	735.44	4596.87	659.61	1064.81	1944.25	638.25	4306.92	727.93	1021.71	1712.56	667.99	4130.19	13033.98
	1751.38	4049.66	3030.41	2609.65	11441.10	1532.55	3281.30	4964.89	2519.31	12298.05	1666.30	4054.29	5632.46	4268.40	15621.45	39360.60
	0.00	0.00	86.71	0.00	86.71	17.34	256.59	323.62	65.22	662.77	37.38	152.88	141.27		331.53	1081.01
	982.42	1298.64	1613.65	1226.57	5121.28	1001.92	1194.98	1408.26	1050.78	4655.94	981.88	1104.92	1017.81	764.04	3868.65	13645.87
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1456.45	1,803.62	3260.07	3260.07
	0.00	0.00	0.00	132.16	132.16	1008.59	2039.91	4461.55	2128.12	9638.17	1300.90	3496.70	5949.37	2796.50	13543.47	23313.80
	26685.78	34948.68	48404.19	27156.67	137195.32	27755.52	39362.23	50061.76	26106.31	143285.82	24420.47	41314.50	41141.32	24,434.81	131311.10	411792.24
	3596.23	4694.52	6849.21	4812.59	19952.55	3464.65	5097.65	7020.12	4465.95	20048.37	3955.85	5620.53	7436.42	4,604.46	21617.26	61618.18
	6373.68	8701.21	12048.96	7328.03	34451.88	6874.75	9481.93	12611.78	7862.75	36831.21	7607.00	2701.33	0.00	0.00	10308.33	81591.42
	12812.84	25081.24	37549.37	16564.73	92008.18	13063.31	22553.52	42176.91	16186.20	93979.94	15031.28	27576.32	41442.42	16,186.20	100236.22	286224.34
	8686.13	14296.74	27728.88	11699.78	62411.53	10688.97	17494.09	27705.20	12383.24	68271.50	8505.38	15148.23	27541.72	11,964.44	63159.77	193842.80
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	65.08	0.00	65.08	0.00	0.00	0.00	0.00	0.00	65.08
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	683.86	1698.27	0.00	0.00	2382.13	2382.13
	2897.44	3905.25	6077.19	3951.77	16831.65	3123.18	4988.38	6546.51	3925.02	18583.09	3134.27	5200.57	6129.44	3,789.48	18253.76	53668.50
	822.94	2532.31	5796.04	844.17	9995.46	953.94	2357.52	4955.10	782.28	9048.84	857.94	2642.76	5094.47	835.29	9430.46	28474.76
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	312.91	1106.47	681.29	2100.67	2100.67
	2749.30	4016.51	3853.02	3168.49	13787.32	3267.00	4120.20	5303.33	3201.69	15892.22	3348.13	3626.20	5270.26	3,183.50	15428.09	45107.63
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1663.83	3447.48	5115.25	2,861.74	13088.30	13088.30
	677.91	5939.43	8547.83	54.68	15219.85	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15219.85
	0.00	0.00	0.00	0.00	0.00	9.21	163.22	258.48	148.20	579.11	162.94	197.98	437.90	285.62	1084.44	1663.55
	792.42	0.00	1421.42	692.46	2906.30	694.69	548.12	693.79	719.91	2656.51	211.81	0.00	0.00	0.00	211.81	5774.62
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00		312.91	1,106.47	681.29	2100.67	2100.67
	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5388.59	11195.52	7,334.16	23918.27	23918.27
TOTAL	81031.41	126247.01	183590.53	94371.97	485240.92	82980.01	133132.13	198211.45	98974.45	513298.04	88590.89	144608.07	192473.71	101971.20	527643.87	1526182.83
										28057.12					14345.83	

[Redacted text block containing multiple lines of blacked-out information, likely a list of business names or internal notes.]

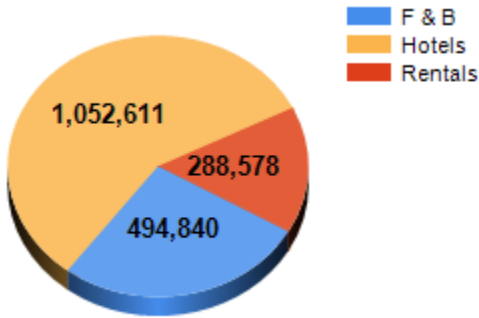


2025-2026
July - December

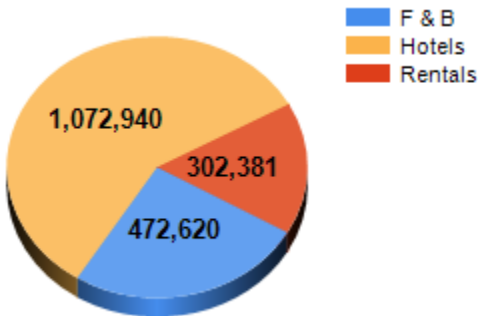
COMPARISON TO SAME TIME LAST YEAR
 0.2 % decrease in F&B (\$296,539)
 7.9% increase in Hotel (\$664,728)
 10.4% increase in VRs (\$187,685)



2024-2025



2023-2024



2022-2023

If you are comparing this to previous reports, the change in the figures is due to businesses paying taxes that are in arrears.