

**OFFICE OF THE
WASHINGTON STATE LIQUOR CONTROL BOARD
Board Meeting /August 16, 2006**

The regular meeting of the Washington State Liquor Control Board was called to order at 10:00 a.m., on Wednesday, August 16, 2006 in the Board conference room, 3000 Pacific Avenue S.E., Olympia, Washington, by Board Member Roger Hoen. Board Member Vera Ing was present. Tony Kim, Administrative Assistant to the Board summarized the minutes.

Retail Services Division – Liquor Store Lease Extension, #161, Tacoma
Suzanne Lewis, Store Leasing Manager

The lease for Store No. 161, located at 516 South 38th Street, Tacoma, WA, expired on September 30, 2005 and was extended.

The Lessor, Hogan Enterprises, represented by Jim White, has agreed to an additional six (6) month extension of our current lease, effective August 1, 2006. During this extension period, the rental rate will be \$6,092.70 per month, or \$13.24 per square foot per year, a 15% increase. All other terms and conditions of the current lease shall remain the same.

We currently pay \$5,298.00 per month, or \$11.51 per square foot per year, for a 5,522 square foot space. Gross sales for FY 2006 were \$3,844,936 with Class H Sales at 51.9%.

Board Member Ing moved for approval. Board Member Hoen seconded the motion, and it was passed.

Retail Services Division – Liquor Store Lease Renewal, #156, Federal Way
Suzanne Lewis, Store Leasing Manager

The lease for Store No. 156, located in Twin Lakes Shopping Center at 2311 W 336th Street, Federal Way, WA, will expire on August 31, 2006.

The Lessor, David Kirkwood of Twin Lakes Shops LLC, represented by Liz Parrott of SUHRCO Management, Inc., has agreed to a one (1) year extension of our current lease, effective September 1, 2006. During this extension period, the rental rate will be \$6,650.00 per month, or \$19.00 per square foot per year, a 22.6% increase. All other terms and conditions of the current lease shall remain the same.

We currently pay \$5,425.00 per month, or \$15.50 per square foot per year, for a

4,200 square foot space. Gross sales for FY 2006 were \$3,669,624 with Class H Sales at 11.8%.

Board Member Ing moved for approval. Board Member Hoen seconded the motion, and it was passed.

The Meeting was adjourned at 10:15 a.m.

Merritt D. Long
Chairman

Vera Ing
Board Member

Roger Hoen
Board Member