



Urban Renewal Agency Minutes

Monday, December 10, 2018, 12:00 PM

Council Chambers
203 Main Avenue East- Twin Falls, Idaho

Members: Dexter Ball, Perri Gardner, Suzzane Cawthra, Rudy Ashenbrener, Cindy Bond, Andy Hohwieler, Doug Vollmer

1) Confirmation of Quorum/Call Meeting to Order

Present: Rudy Ashenbrener, Dexter Ball, Andy Hohwieler, Perri Gardner, Cindy Bond, Suzzane Cawthra

Absent: Doug Vollmer

Staff Present: Nathan Murray, Executive Director; Jesse Schuerman, Engineer; Brent Hyatt, Assistant Finance Officer; Lorrie Bauer, Secretary; Shane Nope, City Attorney; Jonathan Spendlove, Planning and Zoning Director; Nikki Boyd, City Council Liaison

Chairman Ball called the meeting to order at 12:00 PM. A quorum was present.

2) Consideration of Amendment(s) to the Agenda

None.

3) Consent Calendar

- a) Request to approve: 1) Minutes for November 14, 2018 meeting; 2) November 2018 Financial Report; 3) December 2018 Accounts Payable.

MOTION: Cindy Bond moved to approve the consent calendar. Perri Gardner seconded the motion. Roll call vote showed all members present voted. Approved 6 to 0.

4) Reports/Updates

- a) Executive Director's Report:

160 Main Avenue: Tyler Davis-Jeffers of Summit Creek Capital shared that they are currently working with HC Company exploring costs for a parking structure. They are also looking to engage funding for the project.

Downtown and Commons Area Maintenance: To help with budgeting Nathan Murray shared that a new fund, City Property Expense, was created to help keep track of maintenance costs, some which are provided by the City's parks department, of URA property that the City will take over at the end of the allocation area.

Downtown Arts and Projects: Last October, a request was received by the committee for the URA's help to finish a park located next to the Historic Grain Elevators. The committee felt the request should be presented to the URA Board because most members felt it was more of a redevelopment rather than an art project. It was confirmed that the funds for art

was a one-time commitment and needs to be spent by December 31, 2022. Discussion ensued. The park has been in progress for approximately 10 years, intermittently. There was interest to see the project completed as well as for the Arts committee to participate.

Disposition of Vacant Parcels: The URA has received a proposal from Electric One West, Inc. to purchase a piece of property the Agency owns on Victory Avenue, that abuts their property, for expansion. Discussion ensued. A request for proposal will be publicly advertised for the purpose of redevelopment or expansion of a commercial use later this month.

Pre-site Preparation for Future Developments: The URA owns parcels in the warehouse district where parking lots have been created. Due to contaminants in the soil, as stated in a 2009 soils report, development of some URA owned properties are very limited until the contaminants are removed. Nathan Murray queried the board for their interest in knowing what the clean-up costs would be. He will report the findings at a later date.

5) Items of Consideration

- a) Consideration of a request to approve the Schedule of Regular Meetings for 2019.

Due to Federal holidays in October and November 2019 that fall on the second Monday, another date needed to be scheduled. Following discussion, the new dates will be Wednesday, October 16, 2019 and Wednesday, November 13, 2019. All other dates will stay as presented.

MOTION: Perri Gardner moved to approve the Schedule of Regular Meeting with dates changed in October and November. Suzzane Cawthra seconded the motion. Roll call vote showed all members present voted. Approved 6 to 0.

6) General Input/Announcements - Public/Staff

None.

7) Upcoming Meeting(s)

Monday, January 14, 2019 at 12:00 pm.

8) Adjournment

The meeting adjourned at 12:24 PM.



Lorrie Bauer, Secretary