



Urban Renewal Agency Minutes

Monday, August 10, 2020, 12:00 PM

Council Chambers
203 Main Avenue East- Twin Falls, Idaho

Members: Rudy Ashenbrener, Cindy Bond, Andy Hohwieler, Doug Vollmer, Dan Brizee, Jan Rogers, Alexandra Caval

1) Public Comment Instructions

- a) To provide public comment for items on this agenda, please email lbauer@tfid.org and put "Public Comment" in the subject line. Comments must be received prior to 11:00 AM on the date of this meeting. The comments will be read into the record.

2) Confirmation of Quorum/Call Meeting to Order

Present: Cindy Bond, Rudy Ashenbrener, Andy Hohwieler, Alexandra Caval, Doug Vollmer, Jan Rogers, Dan Brizee

Absent: None

Staff Present: Nathan Murray, Executive Director; Brent Hyatt, Assistant Finance Officer; Jesse Schuerman, Engineer; Lorrie Bauer, Recording Secretary; Meghan Conrad, Special Counsel; Ruth Pierce, City Council Liaison; and Don Hall, County Commissioner

Chair Ashenbrener called the meeting to order at 12:01 PM. A quorum was present.

3) Conflict of Interest Declaration

None.

4) Consent Calendar

- a) Request to approve 1) Minutes for July 13, 2020 meeting; 2) July 2020 Financial Report; 3) August 2020 Accounts Payable.

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

5) Reports/Updates

- a) Executive Director's Report

Nathan Murray reported the following:

160 Main Ave S - Project is ready to demo and the construction permit is ready to be issued. An improvement and relocation agreement with 150 Main is included on today's agenda for approval. Discussions are ongoing regarding a possible parking structure behind 160 Main.

The Agency previously authorized payment for some site preparations to include demo and removal of existing utilities. Costs will be reviewed and discussed at the next meeting due to them being higher than expected.

Children's Museum - Still actively looking for a location downtown near Main Avenue. At this time they are considering a lease within a new structure to be built or acquiring property for a new build.

260 2nd Ave E (VA lease) - Clarified the property is 12,000 sq. ft., however, the lease is for the building only is 4,600 sq. ft. at approx. \$3.25/sq. ft. The VA would like to sign another 10-year lease at market rate. A third party contacted me and is interested in buying the building and presented an offer. Discussion ensued regarding the options for the property. The board consensus was to sell the property.

6) Items of Consideration

- a) Public Hearing for the FY2020-21 Budget and Consideration of a request to sign Resolution No. 2020-12 adopting the budget amount of \$10,389,196.
Brent Hyatt presented the agenda item. Chair Ashenbrener opened the public hearing on the budget. There being no one from the public to provide comment, Chair Ashenbrener closed the public hearing.
MOTION: Cindy Bond moved to adopt the budget. Alexandra Caval seconded the motion. Roll call vote showed all members present voted. Approved 7 to 0.
- b) Consideration of a request to sign Resolution No. 2020-13 approving the Improvement and Relocation Agreement by and between DL Hope, LLC, OneSixty, LLC, and the Urban Renewal Agency of the City of Twin Falls in the amount of \$15,000.00.
Nathan Murray shared the 3-party agreement request. DL Hope, LLC approves this agreement, however, will not sign the agreement until he has found a temporary location to move into which he is actively seeking. Discussion ensued.
Meghan Conrad explained the liability.
MOTION: Andy Hohwieler moved to sign the Resolution. Doug Vollmer seconded the motion. Roll call vote showed all members present voted. Approved 7 to 0.

7) General Input/Announcements - Public/Staff

None.

8) Upcoming Meeting(s)

- a) Monday, September 14, 2020, at 12:00 pm.

9) Adjournment

The meeting adjourned at 12:29 PM.



Lorrie Bauer, Recording Secretary