THE URBAN RENEWAL AGENCY OF THE CITY OF TWIN FALLS

# Urban Renewal Agency Minutes

Thursday, October 29, 2020, 10:00 AM

**-- SPECIAL MEETING --**

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 10:00 AM on the date of this meeting. The comments will be read into the record.
None received.

## 2) Confirmation of Quorum/Call Meeting to Order

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|---|---|
| Present: | Alexandra Caval, Rudy Ashenbrener, Jan Rogers, Cindy Bond, Andy Hohwieler, Dan Brizee, and Doug Vollmer *(joined at 10:15)* |
| Absent: | None |
| Staff Present: | Nathan Murray, Executive Director; Brent Hyatt, Assistant Finance Officer; Jesse Schuerman, Engineer; Jonathan Spendlove, Planning & Zoning Director; Leila Sanchez, Recording Secretary; |

Chair Ashenbrener called the meeting to order at 10:00 AM. A quorum was present.

## 3) Items of Consideration

a) Consideration of a request to spend $9,227.00 for a new power pole and transmitter to be located in the alleyway midway between Hansen & Shoshone St. and 2nd Ave & 3rd Ave S. Nathan Murray introduced the agenda item. Similar to 2nd South Market, the Float Magic project needed to upgrade the power transmitter to handle additional power flows. Since this is infrastructure and it would help the entire block, Shawnee Kyle, the Owner, asked if the Agency could help with the costs. Idaho Power will be asked to attend a future meeting to explain the need for power upgrades. Chair Ashenbrener clarified that Idaho Power would pay back, to the URA, funds collected from future tap-ins.
**MOTION:** Alexandra Caval moved to approve the request to spend $9,227.00 for a new power pole and transmitter to be located in the alleyway midway between Hansen & Shoshone St. and 2nd and 3rd Ave. S. Dan Brizee seconded the motion. Roll call vote showed all members present voted. Approved 7 to 0.

b) Discussion regarding the disposition of Agency property.
Nathan Murray explained the due processes for disposition and explained the request. He shared a map of Agency owned properties. The properties are currently being appraised for use in the future disposition process which could include transfer to the public, RFP, or surplus with a bid. Property review with discussion ensued. No public comments were made. Discussions will continue at future meetings.

c) Consideration of a request to issue a Request for Proposals to develop Agency owned property on Block 133, Lots 10-16 in Twin Falls.
Nathan Murray shared that interest has been expressed by others to develop the property. Discussion ensued.
**MOTION:** Andy Hohwieler moved to issue a Request for Proposal to develop Agency owned property on Block 133, Lots 10-16 in Twin Falls. Jan Rogers seconded the motion. Roll call vote showed all members present voted. Approved 7 to 0.

d) Discussion regarding the creation of a new revenue allocation area.
Nathan Murray shared examples of downtown areas that could qualify for a new area once the current area expires. The application process would begin with an eligibility study. The findings of fact would be presented to the Agency as well as the City Council for the adoption of a new area. Discussion ensued. Creating a vision was recommended. Citizen input was heard in regards to needed infrastructure improvements on Main Ave. North. Rock Creek could be improved by adding a tunnel under Addison and a trail to Auger Falls. It was also noted that just creating an urban renewal district will not help with financing improvements. A revenue source is needed within the RAA. Future discussions will be scheduled and public input is greatly encouraged.

**4) Upcoming Meeting(s)**

a) Monday, November 9, 2020, at 12:00 p.m.
The November 9, 2020 meeting was canceled. The next meeting will be Monday, December 14, 2020, at 12:00 p.m.

**5) General Input/Announcements - Public/Staff**
None.

**6) Adjournment**
The meeting adjourned at 11:47 AM.

Leila Sanchez, Recording Secretary