

**GARDEN CITY URBAN RENEWAL AGENCY**

**MEETING MINUTES**

**November 16, 2009**

**Garden City Municipal Building  
6015 Glenwood Street — Garden City, Idaho**

Chair Pam Beaumont called the Meeting of the Garden City Urban Renewal Agency to order at 12:00 p.m.

- **Roll call** was taken and the following were present . . . Chair Beaumont, Commissioners Heil, Souza, and Ziegert.
- **Secretary Certified Meeting Notice:** Sherry Atwell certified that the meeting had been legally noticed in accordance with Idaho Code 67-2343.
- **Changes to Agenda:** No changes.
- **Approval of September 21 and October 14, 2009 Minutes:** A motion was made by Gene Heil to approve the minutes with the referenced correction. Jeff Souza seconded the motion. Motion carries.
- **Treasurer's Report:** Chair Beaumont reported that current assets (all in cash) are \$832,952.91. On the Profit and Loss for the new fiscal year . . . there is \$1,400 in income and total expenses are \$9,700. A motion was made by Gene Heil to approve the treasurer's report. Julaine Ziegert seconded the motion. Motion carries.
- **Well #13 Landscape Plan:** Chair Beaumont reported that the Agency is funding the rehab of Well #13 and two of the caveats for that were (1) approval of the wellhouse itself and the design of that was approved in October; (2) was the approval of the landscape plan. Handout to Board . . . because of EPA regulations the wellhouse must be moved to a new location as shown on the handout. There is drainage well in case of well overage. Given those two constraints, Doug Russell from The Land Group was able to work with the Public Works to make sure the driveway came in appropriately to allow landscaping on the side of the building. All the way around the property now will be landscaped and will match the grasses and plants that match the other City parks. A local homeowner sent a thank you to the Agency for doing something with this property. A motion was made by Gene Heil to approve the landscaping plan. Jeff Souza seconded the motion. Roll Call Vote: Chair Beaumont — Yes; Commissioner Heil — Yes; Commissioner Massman — Absent; Commissioner Souza — Yes; and Commissioner Ziegert — Yes. Motion carries.

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A report from the City advised that progress on the well from Colin Schmidt/Public Works and Water Department that they are in the final stages of drilling and setting the 24-inch casing. Treasure Valley Drilling is hoping the underground portion of this project by the end of November with test pumping beginning the last week of November or the first week of December. Construction on the building will begin the second week of December with a finish date of May 1st. The bid process was completed on November 6th with the official contract being awarded next week. Chair reported that the Agency had in the budget \$395,000 for the wellhouse, electrical, and pump portion. It is the Chair's understanding that that it came in about \$325,000 to \$330,000. Also in the \$395,000 was the landscape plan that has not gone out to bid. Should be under the \$395,000 budget.

- **Water Meter Replacement:** Chair reported that the housing units are all installed and they are beginning to install the electronic component. On schedule with the portion of the project.
- **2009 Audits:** Chair advised that the auditors were to begin the audit today, but will not begin until tomorrow. They have all our records and Bailly and Company is working on the financials and are in direct contact with the auditors.
- **Agency Bank Accounts:** Chair reported that the Agency bank accounts we approved at our last meeting to add another banking facility, US Bank for a checking and a money market account. Also set with the State having transfers made between the State and US bank rather than Bank of the Cascades. Bank Balances right now are: Bank of the Cascades \$245,000; US Bank \$210,000; and State Fund \$382,000 in the short-term fund.
- **2010 Calendar:** Sherry Atwell has prepared and will email to Agency contacts.
- **Chronic Nuisance Properties:** Chair reported that there are several properties that are chronic nuisances in the Urban Renewal Area. They are defined two different ways . . . (1) they are rundown, unsafe, unsanitary, dilapidated, etc.; and (2) chronic criminal activity. The City Council is looking at streamlining of the chronic nuisance ordinances, particularly criminal activity. The current ordinance is very complicated and difficult to enforce. Looking at the criminal activity nuisance ordinance that Milwaukee, WI has and it moves fast and fines are steep. There is currently one nuisance property directly across the street from Well #13 where there have been 12 to 14 instances in the past 6 months. The way the ordinance is written is that anybody who has any interest in that property can be held accountable for it. The property owner who may have someone who has a trailer on his property and who keeps having all these issues, the property owner can also be held accountable. It is important for the long-term economic development in the urban renewal area that these kinds of problematic properties either get cleaned up or they are gone.
- **Greenbelt Pet Stations:** Chair advised that in the River Front and Mystic Cove parks we have the doggie pet stations and there have been requests to have doggie pet stations with bags on the greenbelt. There could be one near the Boys & Girls Club and one at the other

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end and see if that can help. The City will maintain the stations once they are installed. They are \$225 each and that includes the post, the unit, and 500 bags to start. Julaine Ziegert moved to approve up to \$600 to purchase two doggie pet stations. Gene Heil seconded the motion. Motion carries.

- **Other Business:** Received a thank you letter from the Library for their grant for computers.
- A motion was made by Jeff Souza to adjourn. Gene Heil seconded the motion. Meeting adjourned.
- Next Meeting to be held **Tuesday, January 19, 2010.**

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Chair, Pam Beaumont

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Date

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Secretary, Sherry Atwell

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Date