

GARDEN CITY URBAN RENEWAL AGENCY

**MEETING MINUTES
September 21, 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 July 20 and August 17, 2009 Minutes:** A correction to the July 20th minutes was made by Ryan Armbruster . . . on page 3 of the minutes, the item Public Facilities items should read \$900,000 not \$90,000. 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 Balance Sheet as of today is \$993,734.74 is all in cash accounts and in the State Government Investment Plan. For the Profit and Loss year to date the tax increment income is \$771,096.31; total expenses \$295,194.32 the vast majority of which has been park development on Riverfront Park; other income of \$4,552.47 in interest income; net income for fiscal year to date is \$480,454.35. Audit preparation is about to begin. A motion was made by Julaine Ziegert to approve the treasurer's report. Gene Heil seconded the motion. Motion carries.
- **Addition of Banking Facility:** Chair Beaumont reported that the Bank of the Cascades has been put on notice from the Feds that they need to make some changes in their operations. Shannon Stoeger from the Bank of the Cascades called the Chair to advise of the situation. We had planned for that possibility and have kept less than \$250,000 there, the maximum amount federally insured. It is the Chair's recommendation to add another banking facility and she recommends that US Bank be added with a checking account and a money market account. A discussion was held and the Commissioners feel that Bank of the Cascade has been a good "neighbor" to the City and it should remain the main bank for the Agency, keeping a balance under the insured \$250,000. A motion was made by Jeff Souza to approve

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adding US Bank as an additional banking facility for the Agency. Julaine Ziegert seconded the motion. Chair will have an account set up with US Bank immediately after the start of the next fiscal year.

Riverfront Park Update: Chair Beaumont updated the Agency that the grass is growing and they are re-seeding the bare areas. It should be in good shape by next spring.

- **Mystic Cove Park Update:** Chair Beaumont stated that the playground equipment is installed. Getting ready to pour the concrete curbing and the pathway and then woodchips under the equipment and it all should be finished by the end of the week.
- **Approval of Phase II of Well #3 Rehab and Updated Water Meters:** Chair Beaumont reported that Phase I of the well #3 rehab had total cost of \$433,313 that was for purchase and installation of 601 meters and telemetry equipment in the urban renewal area and this was for the bottom portion of the water meters. These have been installed and the sewer flowing monitoring at Station #2 is completed. Construction equipment (safety equipment) was \$8,300 and that is completed. On the well rehab, they are in the middle of the engineering and the DEQ requirements and plan to start drilling within the next week to 10 days. The project continues to move ahead. Phase II has been previously discussed, but have been waiting for the final cost to formally approve includes \$222,000 for completion of the water meters Total Phase II costs include :

Stand Alone Generator	\$100,000
Tree, Tank, Berm Removal	7,000
Well House Construction	410,000
Water Meters	<u>220,000</u>
Total	\$737,000

Chair requests that the Agency provide preliminary approval to Phase II, contingent upon final approval of the design of the well house and the landscape plan. The initial design for the well house is like other city well houses, plain cinderblock with a metal roof and it needs to have better architecture interest to fit with the Agency's vision for the urban renewal area . Re-design will be forthcoming from the City for Agency approval. Further, Chair recommended that Doug Russell of The Land Group provide a landscaping plan to match the Riverfront and Mystic Cove parks that he has designed. A motion was made by Jeff Souza to approve this budget contingent upon our approval of the building and landscaping plans for the project in the amount of \$737,000. Julaine Ziegert seconded the motion. Roll Call vote . . . Chair Beaumont — yes; Commissioner Heil — yes; Massman — absent; Souza — yes; Ziegert — yes. Motion carries.

- **Other Business:** None.

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- A motion was made by Julaine Ziegert to adjourn. Jeff Souza seconded the motion. Meeting adjourned.
- Next Meeting to be held **Monday, November 16, 2009.**

Chair, Pam Beaumont

Date

Secretary, Sherry Atwell

Date