POCATELLO DEVELOPMENT AUTHORITY

Board of Commissioners Meeting December 15, 2004 11:00 a.m.

City Hall 911 North 7th Avenue

11:00 a.m. Council Chambers

Call to Order - Chairman Neuhardt

Acknowledge Guests of Board, if any

Disclosure of Conflicts of Interest, if any

Agenda - Add or Delete Action or Discussion Items

Action and Discussion Items:

Minutes for November 17, 2004 – Motion to Approve and/or Amend

Minutes for December 2, 2004 Special Meeting – Motion to Approve and/or Amend

Minutes for December 8, 2004 Special Meeting - Motion to Approve and/or Amend

Financial Report: November Income and Expenses

Consider Approving the 2005 Cash Budget

Discuss Amended 2004-2010 Cashflow

Old Town Pocatello District:

Downtown Reinvestment Project Update

Central Corridor District:

Federal Express Project

Roosevelt District:

Consider Approving Pay Request #6
Consider Payment of Fred Meyer Reimbursement
Consider Approving Payment of RMES Invoice #2004315

North Yellowstone Urban Renewal Area:

Consider Approving Property Exchange off Lou Avenue Consider Approving Agreement with Hawkins Group Reconsider Approving Payment for Property Appraisals Consider Approving Payment of Invoice #8347

Miscellaneous Items/Questions from Commissioners

Pocatello Development Auti	hority													
Cash Budget - 2004													Current	
	Actual	Actual	Actual	Actual	Actual	Estimated	Estimate	Approved						
	January	February	March	April	May	June	July	August	September	October	November	December	2004	2004
Beginning Balance	\$301,845.60	\$965,816.60	\$489,747.85	\$557,971.05	\$568,735,42	\$493,462.37	\$492,685.58	\$2,173,285.44	\$653,997.25	\$555,915.89	\$453,354,77	\$419,636.38	\$301,845.60	\$301,845.60
SOURCES OF FUNDS									•					
Kress District	2,379,21	0.00	32.73	0.00	0.00	0.00	3,289,35	0.00	0.00	0.00	0.00	0.00	\$5,701.29	\$5,699.58
Newtown District	23,756,01	0.00	0.00	549.70	0.00	0.00	33,777,37	0,00	0.00	0.00	0.00	0.00	\$58,083,08	\$58,071.57
Al Ricken Drive District	376,654.81	0.00	10,019.48	0.00	0.00	0.00	908,369.41	0.00	0.00	0.00	0.00	0.00	\$1,295,043.70	\$1,294,851.48
Old Town District	2,792,21	0.00	10,567,19	5,146,54	1,424.96	0.00	202,876,86	3,084.60	3,356,02	119.77	4.052.47	0.00	\$233,420.62	\$238,809.95
North Main District	19,464,77	0.00	21,910.57	814.44	0.00	0.00	41,277,40	0.00	0.00	23.758.24	0.00	0.00	\$107.225.42	\$104,347,46
Roosevelt District	211,787.32	0.00	21,910.57	1,198.90	0.00	0.00	235,800.44	0.00	0.00	23,758.24	0.00	0.00	\$107,225.42 \$448.786.66	\$104,347,46 \$448,759.81
Central Corridor District	30,116.60	0.00												
	0.00	0.00	27,212.51	6,136,96	832,45	0.00	269,037.62	1,143.24	2,031.71	1,553.65	154.61	0,00	\$338,219.35	\$342,827.69
General Funds			0.00	0.00	4,728.98	0,00		0.00	0.00	. 0,00	0.00	0,00	\$4,728.98	\$0.00
Interest Income	282,13	264.17	282.65	261.78	270.75	262.26	271.25	271.49	262,98	271.99	263.45	300.00	\$3,264.90	\$3,500.00
TOTAL	667,233.06	264,17	70,025.13	14,108.32	7,257.14	262.26	1,694,699.70	4,499.33	5,650.71	25,703.65	4,470.53	300.00	\$2,494,474.00	\$2,496,867.54
CASH AVAILABLE	\$969,078.66	\$966,080,77	\$559,772.98	\$572,079.37	\$575,992.56	\$493,724.63	\$2,187,385.28	\$2,177,784.77	\$659,647.96	\$581,619.54	\$457,825.30	\$419,936.38	\$2,796,319.60	\$2,798,713.14
APPLICATION OF FUNDS														
Kress District	0.00	2,379.21	0.00	0.00	0.00	0.00	0.00	3,322.08	0.00	0.00	. 0.00	0.00	\$5,701.29	\$5,699.58
Newtown District	0,00	23,756,01	0.00	0.00	549,70	0.00	0.00	33,777,37	0.00	0.00	0.00	0.00	\$58,083,08	\$58.071.57
Al Ricken: Drive District	0.00	376,654.81	0.00	0.00	10,019.48	0.00	0,00	908,369,41	0.00	0.00	0.00	0.00	\$1,295,043,70	\$1,294,851.48
Old Town District	0.00	13,129,41	0.00	0.00	15,713,73	0.00	0.00	204,301.82	0.00	6,440.62	0.00	0.00	\$239,585,58	\$238,809,95
North Main District	0.00	19,464,77	0.00	0.00	22,725.01	0.00	0.00	41,277,40	0.00	0.00	0.00	0,00	\$83,467.18	\$104,347,46
Roosevelt District	0,00	7,890.00	1,376.20	0.00	0.00	0.00	6,935,00	62,538,74	103,331,02	93,233,22	32.587.02	71.251.62	\$379,142,82	\$448,759.81
Central Corridor	0.00	32,851,90	95.68	95.88	33,373,47	915.98	0.00	269,870.07	0.00	3,174.95	0.00	0.00	\$340,377.93	\$364,027.69
No. Yellowstone District	0.00	0.00	0.00	0.00	0.00	0.00	148.58	244.80	77.00	22,180.00	5,495,04	0.00	\$28,145,42	\$0.00
General Funds	3,262,06	201,43	330,05	3,248.07	148.80	123.07	7,016,26	85.83	324.05	3,235,98	106.86	100.00	\$18,182,46	\$13,700.00
Bank Charges	0.00	5.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	\$10,102.40	· \$600,00
TOTAL	3,262.06	476,332,92	1,801,93	3,343,95	82,530,19	1,039,05	14,099,84	1,523,787.52	103,732,07	128,264.77	38,188,92	71.401.52	\$2,447,784.84	\$2,528,867.54
·	5,202.00	770,002,02	1,001.83	5,545,55	62,530.19	1,039,03	14,099,04	1,523,767.52	103,732,07	120,264.77	36,186.92	/ 1,401,62	∌∠, 44 1,/04.04	\$£,328,861. 54
ENDING BALANCE	\$965,816.60	\$489,747.85	\$557,971.05	\$568,735.42	\$493,462.37	\$492,685.58	\$2,173,285.44	\$653,997.25	\$555,915.89	\$453,354.77	\$419,636.38	\$348,534.76	\$348,534.76	\$269,845.60

∳d 	Estimated June	Estimated July	Estimated August	Estimated September	Estimated October	Estimated November	Estimated December	Current Estimate 2005	Approved 2005
3.36	\$569,886.36	\$655,006.36	\$2,135,754.18	\$881,494.23	\$819,294.23	\$863,469.23	\$832,189.23	\$348,000.00	\$348,000.00
p.00	0.00	2,817,09	0.00	0.00	0.00	0.00	0.00	#E 50448	AT 00 4 40
0.00	0.00	29,307,85	0.00	0.00	0.00	0.00	0.00	\$5,634.18	\$5,634.18
0.00	0.00		0.00	0.00	0.00	0.00	0.00	\$58,615.70	\$58,615.70
0.00	0.00	173,704.00	0.00	0.00	0.00	0.00		\$1,023,588.23	\$1,023,588.23
0.00	0.00	87,951.39	0.00	0.00	0.00	0.00	0.00	\$260,555.56	\$260,555.56
0.00	0.00	276,462.87	00.0	0.00	0.00	0.00	0.00 0.00	\$131,927.08 \$44.4 CD4.24	\$131,927.08
0.00	85,000.00	235,887,62	0.00	0.00	120,000.00	0.00	0.00	\$414,694.31	\$414,694.31
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	\$558,831.43 \$403.374.03	\$558,831.43
0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	\$102,274.92 \$0.00	\$102,274.92
0.00	270.00	270,00	270.00	270.00	270,00	270.00	270.00	\$0.00 \$3.240.00	\$0.00
0.00	85,270.00	1,488,792.82	270.00	270.00	120,270.00	270.00	270.00	\$3,240.00 \$2,559,361.41	\$3,240,00 \$2,559,361.41
6.36	\$655,156,36	\$2,143,799.18	\$2,136,024,18	\$881,764.23	\$939,564.23	\$863,739.23	\$832,459.23	\$2,907,361.41	\$2,907,361.41
0.00	0.00	0.00	2,817.09	2.00		1			
0.00	. 0.00	0.00	29,307,85	0.00	0.00	0.00	0.00	\$5,634.18	\$5,634.18
0.00	0.00	0.00	682,392,00	0.00	0.00	0.00	0.00	\$58,615.70	\$58,615.70
0.00	0.00	0.00	173,704.00	0.00	0.00	0.00	0.00	\$1,023,588.23	\$1,023,588.23
0.00	0.00	0.00	87.951.39	0.00	0.00	0.00	0.00	\$260,555.56	\$260,555.56
0.00	0.00	4,770.00	42,320.00	62,320.00	0.00		0.00	\$131,927.08	\$131,927.08
20.00	0.00	0.00	235.887.62	0.00	62,320.00	31,400.00	71,251.62	\$280,651.62	\$280,651.62
0.00	0.00	0.00	0.00	0.00	10,500.00	0.00	0.00	\$371,031.43	\$371,031.43
00.00	100.00	3,225.00	100.00	100,00	0,00	0.00	0.00	\$0.00	\$0.00
50.00	50.00	50.00	50.00	50.00	3,225,00 50.00	100.00	100,00	\$13,700.00	\$13,700.00
50.00	150.00	8,045.00	1,254,529,95	62,470.00	76,095.00	50,00 31,550.00	50.00 71,401.62	\$600,00 \$2,146,303,80	\$600.00 \$2,146,303.80
B6.36	\$655,006.36	\$2,135,754.18	\$881,494.23	\$819,294.23	\$863,469.23	\$832,189.23	\$761,057.61	\$761,057.61	\$761,057.61



Voice: (208) 234-0110 ♦ Fax: (208) 234-0111 ♦ email: rme@rmes.biz

December 6, 2004

City of Pocatello Attn: Cac Turner, P.E. Public Works Engineer P.O. Box 4169 Pocatello, ID 83205-4169

RE: Roosevelt-Alameda Pay Request Analysis Phase 3-6th Pay Request

Dear Mr. Turner:

We have completed our analysis of the 6th Pay Request on Phase 3 of the Roosevelt Alameda Neighborhood Improvement Project. We have accepted the project and recommend a payment of \$15,375.00 be made to Kiggins Concrete. This payment consists of the 5% retainage.

If you have any questions or require additional information please call us at (208) 234-0110.

Sincerely,

Mitchell Greer, P.E.

RMES

Attachments: Payment Progress Report, Application for Payment

APPLICATION FOR PAYMENT

ROOSEVELT-ALAN PHASE 3	MEDA NEIGHBORHOOD	ROW IMPROVEMENT	「PROJECT	
	Monthly Estimate No.	6	Job No.	21347
			Am	ount
Contract Amount				<u> </u>
Amount of Approved	d Extra Work (CHANGE O	RDER\$1-10)		\$64,536.87
Total Contract				3308,586.87
Less Liquidated Dar	nages & Penalties		<u> </u>	\$1,086.87
Total Earned throug	h_ 12/3/2004			307,500.00
5% Retainage		•••••	<u> </u>	\$15,375.00
Net Amount Due			\$	307,500.00
Advance for Materia	Is delivered to Job Site		······	\$0.00
Less Previous Paym	nent		<u>\$</u>	292,125.00
Balance Due this Pa	yment	•••••		\$15,375.00
*****	********	************	******	·
-	nat the estimates containe mount of work performed o	•	-	
DATE: <u>[</u> 2	2/8/04	ROCKY MOUNTAIN	N ENGINEERING &	SURVEYING
		BY: (Milchel	ttul () Greer)	hu?
I have ex	amined this Monthly Estim	ate and concur in the	certification of RMES	S.
DATE:	12/8/04	_City Engineer:	Linder	I W. Kurre
	, , ,	Ву:		

City of Pocatello Roosevelt Alameda Nighborhood Improvement Project Pocatello, ID

ROOSEVELT-ALAMEDA NEIGHBORHOOD IMPROVEMENT PROJECT

PHASE 3
Contractor: Kiggins Concrete
Last Updated: November 3, 2004

•		Ly.	Rob								
SPE#1 ITEM 70 1912 SECTION 10 10 10 10 10 10 10 10 10 10 10 10 10	Internation (S	Males Acres Danis - 20101			1-Jul-04	1-Aug-04	1-Sep-04	1-Oct-04	7		
SITEPREP	UNIT	QUANT	UNIT PRICE	TOTAL	排	in selection distinguis	TRANSPORT LABORE	Of all others are a significant or a significant	100 0 10 10 10 10 10 10 10 10 10 10 10 1	Later and the second	5.500 Acres 40.00
207-A Misc. Removal of Obstructions	L.S.	MANAGEMENT OF STREET	A THE PERSON NAMED IN COLUMN	A LA TENERAL PROPERTY OF	Pay Request #1	Pay Request #2	Pay Request #3	Pay Register #4		THE SECTION	學的學樣的學學的學
207-C1 Removal of Curb and Gutter	L.F.	150	\$ 1,000.00	<u>\$ 1,000.00</u>	\$ -	\$ 750.00	\$ 250.00	SECTION INDICATION	e contraction in the	100%	Total Work Completed.
207-C2 Removal of Concrete	S.F.	5000	\$ 3.00]\$ -	\$ 225.00		\$ 864.00	\$ (864.00)		\$ 1,000.00
207-D2 Removal of 6"-24" Dla, Tree	E.A.	15	\$ 0.75]\$	\$ 950.00					\$ 1,314.00
207-D3 Removal of tree (Larger than 24")	E.A.		\$ 275.00		\$ 1,650,00	\$ 550,00	\$ 1,650.00			100%	\$ 4,938.00
210 SRW Retaining Wall	S.F.	100	000,00		\$ 1,000.00	\$ 2,500.00	\$ 1,500.00		15	100%	\$ 4,125,00 \$ 5,000,00
SURFACE REPAIRS	i Sinnag	250000000000000000000000000000000000000	\$ 20.00			-	\$ 2,000.00	\$ 4,200,00	\$ (4,200,00)	310%	\$ 6,200.00
307-A1 Misc. Surface Restoration	C.A.	4	\$ 4.850.00	MATERIAL PROPERTY.	California de martino.	AND STREET	CONTRACTOR OF STREET	A STUDY OF STREET	30 30 90 50 50 50 50 50 50 50 50 50 50 50 50 50	PEGENGIAL INC.	255820000000000000000000000000000000000
307-D Asphalt Restoration	S.F.	35055		\$ 4,850.00	§ -	\$ 900.00	\$ 2,250.00	\$ 1,700.00	1 \$	100%	\$ 4.850.00
307-C Gravel Restoration	S.F.	1600	\$ 1,60 \$ 1,00		 § -	\$ 4,800.00	\$ 37,813.15	\$ 31,063,20		131%	\$ 73,676,35
307-E Sod Restoration	S.F.	14852	\$ 0.65		1.	- [\$	\$ 960.45	\$ 1,709.76	\$ (1.070.21)	167%	\$ 2,670.21
CONGRETE/CONSTRUCTION CONTROL OF THE	100 100		V 0.65		-		\$ 3,062.29	\$ 2,747,92		60%	\$ 5,810,21
706-A Curb and Gutter (Type Unspecified)	L.F.	5600	\$ 11.50		THE RESERVE		1101000	Section in bound of the	MINERAL PLACEMENT OF THE	CHRISTOPHIA	The annual way was the contraction of the contracti
706-B 4'Concrete Valley Gutter	S.F.	670	\$ 20,00		<u>*</u> -	\$ 22,095.25	\$ 38,108.40			100%	\$ 64,400,00
706-E Concrete Sidewalk	S.F.	25035	\$ 2,75		15 -	\$-	\$ 4,400.00	\$ 8,944,00	\$ 56.00	100%	\$ 13,344,00
MISC CONSTRUCTION	CESTALINATION	HUNTERS OF STREET			3 .	\$ 20,085.00	\$ 21,122.38	\$ 47,706,72		129%	\$ 88,914,10
901 Irrigation System Repairs	L.F.	500	\$ 3.00		A. 建建步步 2.00 图	2.000° milyte	经验证据证据证据	18 1950	Films and single-	0.000	102111000000000000000000000000000000000
2040 Fence Repair	L.F.	1100	\$ 5.00	\$ 1,500.00	, ·	\$ -	\$ 750.00	\$ 1,854,00		174%	\$ 2.604.00
MISC ITEMS	100000000000000000000000000000000000000	HAREST PHE CALABORATES		\$ 5,500.00		\$ 1,000.00	\$ 475.00	\$ 7,520.00	\$ (3,495,00)	164%	\$ 8,995,00
1103 Traffic Control	L.S.	120 014 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	\$ 4,000,00		The second	10 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	和細胞學和特別學	PERMIT	Castle Commence		0,000,00
2010 Mobilization	L.S.	-	\$ 8,500,00	\$ 4,000.00	\$ 400.00	\$ 3,000.00	\$ 600.00	\$ -	\$ -	100%	\$ 4,000.00
2020 Tree installation	E.A.	12	\$ 400.00	\$ 8,500.00	\$ 4,250.00	\$ 4,250.00		\$ -	\$ -	100%	\$ 8,500.00
2050 Towing	C.A.	- ''	\$ 500.00	\$ 4,800.00 \$ 500.00	<u>*</u> -	- 1	\$ 800.00	\$ -	\$ 4,000,00	17%	\$ 800.00
Large Tree Removal (Extra)	E.A.	6	\$ 100.00		13	§ -		\$ 500,00	\$	100%	\$ 500.00
CO #5 Reprep Curb and Gutter	L.S.	- i	\$ 420.00		<u>}</u> -	ļ\$ -	\$ 500.00	\$ 100,00	\$ -	100%	\$ 600.00
CO #7 Reprep Curb and Gutter, Removal of Conc.	LS.	1	\$ 1,326,00		! } .	§ .	\$ 420,00	\$ -	\$.	100%	\$ 420.00
CO #8 Move Tree, Place Decorative Curb, R.W.	L.S.	1	\$ 2,325,00		12 -		\$ 1,326.00	\$ -	\$ -	100%	\$ 1,326.00
CO #9 Removal of Obstructions & Base Prep for Valley Gutter	L.S.	- i -	\$ 750.00		13 .	\$ -	\$ 2,325.00	\$ -	\$ -	100%	\$ 2,325.00
CO #11 Fence Repair and Removal @ 296 Pershing	L.S.	- -	\$ 500.00		12 .	§ -		\$ 750.00	\$ -	100%	\$ 750.00
Concrete Change from S.W. to Approach	S.F.	1025	\$ 1,00	\$ 1,025,00	- 1	[* .		\$ 500.00	\$ -	100%	\$ 500,00
Total			1,00		<u> </u>	\$ 1,025.00		\$	\$ -	100%	\$ 1,025,00
				\$ 266,909.25	\$ 7,300.00	\$ 62,130.25	\$ 122,400.17	\$ 116,756,45	\$ (41,677,62)	116%	
5% Retainage					\$ 365.00	\$ 3,106.51	\$ 6,120.01		. (-1,-1102)	,.	
Recommended Payment					\$ 6,935.00	\$ 59,023.74	· •,	-,	TOTAL EAD		•
Nithody Change College 4 M					,,	- 00,020.14	¥ (10,200.16	\$ 110,018.62	TOTAL EARNED		\$ 308,586.87
*Work Change Orders 1 through 10 are reflected in the quantities where	applicable	. The amounts	that can't be						Liquidated Damages		1000
reflected in the quantities are listed separately.						•			**Concrete Deduction	<u> </u>	\$ 86.87

307,500.00

FINAL TOTAL

^{**}The concrete placed at 612 Pershing was not formed properly.



INVOICE

CLIENT:

City of Pocatello

DATE:

10/4/2004

ADDRESS:

P.O. Box 4169

INVOICE PERIOD: September 27 - November 8, 2004

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CITY, STATE:

Pocatello, ID 83205-4169

INVOICE NO.

2004315

PROJECT:

Attn: Tim Tinge Roosevelt - Alameda

CONTRACT NO:

21347

Progress Billing

Number:

12

WORK ACCOMPLISHED THIS PERIOD:	FEE	QTY	COST
Project Inspections	\$250.0 0	1	\$250.00
Inspection Punch List and Closeout	\$200.00	1	\$200.00
Inspection Notes and As-Built Documentation	\$250.00	1.	\$250.00

DIRECT AND REIMBURSABLE COSTS

Approval for leyment Lindy W. lum

Total Amount Due This Invoice

\$700.00

PROJECT BUDGET SUMMARY

 Contract Amount
 \$33,950.00

 Contract Changes
 \$0.00

 Total Invoiced Previously
 \$23,400.00

 Total Invoiced This Period
 \$700.00

 Total Invoiced To Date
 \$24,100.00

 Budget Remaining
 \$9,850.00

Billing S ary-Contract # 3

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		STO SECURIO	2000000000000	Gordscounsered a	DESINERE LEADERS AND A	ern landon parata de la Colonia			<u> </u>		-					
Task	Description	Dollar Value	Invoice	Invoice a	Invoice)+	Invoice	ir Invoice 98999	Invoice	i Invoice	Invoice	Invoice	Invoice	Involce	Invoice	Posta Post	della ricologia
2,D	Design Reviews	\$500	\$698388 F	98424	98442.5	98485	98999	98614	98646	2004183	2004203	2004226	2004261	2004316	Total	Remainin
2.E	Project Bidding	\$500	\$250						:		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	<u> </u>	1-9- E-O E-O E-O	15,20040103	\$250	
2.E.1	Create Bidding Documents	\$2,400	PD 400								•				⊉ 250	\$25
2.E.2	Advertisements (1)	\$2,400 \$350	\$2,400						,	[an ina '	_
2.E.3	Pre-Bid Meeting	\$250	\$350								•				\$2,400	\$
2.E.4	Bid Addenda and Coordination		\$250						1	•			:-		\$350	
2.E.4	Bid Summaries and Award	\$550	\$150											•	\$250	\$
	Project Percentage	\$300	, \$300	ŕ,			. 1		i				:		\$150	\$40
				. ;	:			*	1		:		i	1 :	\$300	\$
ER.	Cost For 4X Bid Process (5)						:		1		i :				·	
	(0)	\$4,400						1000	1200		1		:			
3,	0 Construction Services						! .	,		1					\$2,200	\$2,20
							:		i	•			;			
3.A	Contractor Bid Awards	,					1			;			1			
3.A.1	Review Contracts, Shop Drawings, Etc				'		:		1				i			
3.A,2	Review Contract Schedules and Sequencing	\$350		350			1 !		1				:			
3.A.3	Public Information	\$400		400	•		· .		1						\$350	\$
	, and mornishon	\$750		750			:								\$400	\$
BER	Cost For 4X Bid Process (5)				:		٠.		r						\$750	\$
	SOULDI AN DIG LIBCARS (5)	\$2,650	-		1		•				i -					
3.B	Construction Staking				1		. :			1000	,		350		\$1,350	\$1,30
3.B.1	Horizontal and Vertical Control for Imp. (4)			:	1		1 :		į.	٠ .						
3.C	Construction Inspection and Management	\$9,100	•	300	2200	1750	200									
3.C.1	Perform Project Inspections (2)		•	:		,,,,,	, 200		:	300	1215	1100	535		\$7,600	\$1,50
.C.2	Administra Communications (2)	\$5,500	•		650	300	1800			:						
3.C,3	Administer Contract (pay req., change orders)	\$1,200		•	100	200					500	500		250	\$4,000	\$1.50
I.C.4	Progress meetings and prepare press releases	\$1,000	•	100	100:	200			i	100		100			\$900	\$30
1.0.4	Final Inspection, Punch List and Closeout	\$950				200	400		;	100	100	100	:		\$700	\$30
	Project Percentage		•	٠,	:		400				. ;			200	\$600	\$35
			•											•		•
4.	Project Closeout Phase				1					. :						
					:		:									
l.B	Prepare Record Drawings			3					:					•		•
.B.1	Summarize Contractor Notations	\$1,350			:											
.B.2	Summarize Inspection Notes	\$1,050					400						, 200	200	\$800	\$55
I.C	Warranty Inspections	4.1000					500			:	100	100	. 0		\$750 '	\$30
.D.1	One Year Inspection	\$400					. :						!		5.50	930
.D.2	Contractor Coordination	\$500					:						•		\$0	\$40
	Project Percentage	φουυ			:						.				\$0	\$40 \$50
	-								-		•		•		φU	\$50
	TOTAL MAN HOURS	\$33,950	\$3,700	£1.000	#2.0F0	*****				1			•	•		
		4401200	Φ0,700	\$1,900	\$2,950	\$2,450	\$3,700	\$1,000	\$1,200	\$1,500	\$2,015	\$1,900	\$1,085	\$700	\$24,100	\$9,850

ROOSEVELT DISTRICT

ACTIVITY STATEMENT CONTRACT WITH ROCKY MOUNTAIN ENGINEERING PHASE THREE

DATE	DESCRIPTION	PAYMENT	TOTAL	PROJECT
			PAYMENTS	BALANCE
3/19/2003	Total Motion Amount			\$33,950.00
4/16/2003	Inv. #98388 (ck#1365)	3,700.00	\$3,700.00	\$30,250.00
5/20/2003	Inv. #98424 (ck #1371)	1,900.00	\$5,600.00	\$28,350.00
6/18/2003	Inv. #98442 (ck #1373)	2,950.00	\$8,550.00	\$25,400.00
7/16/2003	Inv. #98485 (ck #1380)	2,450.00	\$11,000.00	\$22,950.00
9/17/2003	Inv. #98510 (ck #1392)	3,700.00	\$14,700.00	\$19,250.00
2/18/2004	Inv. #98614 (ck #1422)	1,000.00	\$15,700.00	\$18,250.00
3/17/2004	Inv. #98646 (ck #1429)	1,200.00	\$16,900.00	\$17,050.00
8/18/2004	Inv. #2004183 (ck #1449)	1,500.00	\$18,400.00	\$15,550.00
8/18/2004	Inv. #2004203 (ck #1449)	2,015.00	\$20,415.00	\$13,535.00
9/15/2004	Inv. #2004226 (ck #1458)	1,900.00	\$22,315.00	\$11,635.00
10/20/2004	Inv. #2004261 (ck #1463)	1,085.00	\$23,400.00	\$10,550.00
12/15/2004	Inv. #2004315 (ck #1478)	700.00	\$24,100.00	\$9,850.00

POCATE ID DEVILOPRIEN AUTHORITY

Pocatello Development Authority

ISU Research and Business Park 1651 Alvin Ricken Drive Pocatello, Idaho 83201

An urban renewal agency for the City of Pocatello, Idaho

December 9, 2004

Pocatello Development Authority Board of Commissioners

Dear Commissioners,

Attached you will find the most recent financial information we have regarding our budget and funding projects for the next few years. You will note that due to information received from the county late yesterday, our projected income in the Central Corridor is down considerably from earlier projections. Numbers received from the County earlier had led us to believe that we would have revenues in the \$2.3 Million category when reality indicates we will have revenues in the \$1.8 Million category. This will have a significant impact on scheduled projects and will require serious consideration by Commission members at our meeting on Wednesday.

Cordially,

Raymond Burstedt
Executive Director

Pocatello Development Authority

ISU Research and Business Park 1651 Alvin Ricken Drive Pocatello, Idaho 83201

An urban renewal agency for the City of Pocatello, Idaho

November 22, 2004

Kirk Bittle
Fischer and Company
210 Sixth Ave, Suite 3400
FreeMarkets Center
Pittsburgh, PA 15222

RE: FedEx Facility

Dear Kirk,

This letter will serve as your notice that the Pocatello Development Authority has designated a commitment of \$200,000 for the FedEx facility expansion on South 5th Avenue in Pocatello, Idaho. The funds are available for infrastructure development on the site, as well as other public improvements. The funds may be used for paved parking, lighting, water and sewer hook-ups, utility infrastructure, and other costs associated with the development of the property.

Traditionally, the builder/contractor will submit invoices for costs relevant to these expenses during the construction phase and those costs will be paid by the PDA up to the amount of their commitment. The contractor can be reimbursed for paid invoices or we can, with special arrangements, make payments directly to the supplier.

We look forward to your new facilities in Pocatello and we welcome your expansion into our economy with your renewed commitment of service to your customers.

Cordially,

Raymond Burstedt

Executive Director

POCATELLO DEVELOPMENT AUTHORITY FY 2005

INCOME:

Bonded Districts: Tax estimates from Bannock County

Central Corridor: \$85,000 (June—payment for South Cliffs loan)

\$120,000 (October—Ross Park pool payment)

North Yellowstone District: \$102,274.92 (engineer costs requisitioned from

Bond's Construction Fund)

Interest Income: \$3,240.00 (estimated)

EXPENSES:

Bonded Districts: Tax revenues to Trustee

Kress District: Semi-annual payment to Carroll and Houston

Roosevelt District: \$18,000—remainder of Contract with RMES

\$191,400—estimate for the next phase of the

neighborhood improvements

\$71,251.62—final payment to Fred

General Funds: \$1,200—PDA lunches

\$12,500—qtrly. admin. Fees

Bank Charges: \$600 (if needed)

Dev. 15 my

Pocatello Development Authority Cash Budget - 2004

Cash Budget - 2004												
	Actual January	Actual February	Actual March	Actual April	Actual May	Actual June	Actual July	Actual August	Actual September	Actual October	Actual November	Estimate Decembe
Beginning Balance	\$301,845.60	\$965,816.60	\$489,747.85	\$557,971.05	\$568,735.42	\$493,462.37	\$492,685,58	\$2,173,285.44	\$653,997.25	\$555,915.89	\$453,354.77	\$419,636.
SOURCES OF FUNDS												
Kress District	2,379.21	0.00	32.73	0.00	0.00	0.00	3,289.35	0.00	0.00	0.00	0.00	0.
Newtown District	23,756.01	0.00	0.00	549.70	00,0	00,0	33,777.37	0.00	0.00	0.00	00,0	0.
Al Ricken Drive District	376,654.81	. 0.00	10,019.48	0.00	0.00	0.00	908,369.41	0.00	0.00	0.00	0.00	0.
Old Town District	2,792.21	0.00	10,567.19	5,146.54	1,424.96	0.00	202,876.86	3,084.60	3,356.02	119.77	4,052.47	0.
North Main District	19,464. <i>7</i> 7	0.00	21,910.57	814.44	0.00	0.00	41,277.40	0.00	0.00	23,758.24	0.00	0.
Roosevelt District	211,787.32	0.00	0.00	1,198.90	0.00	0.00	235,800.44	0.00	0.00	0.00	0.00	0.
Central Corridor District	30,116.60	0.00	27,212.51	6,136.96	832,45	0.00	269,037.62	1,143.24	2,031.71	1,553.65	154.61	0.
General Funds	0.00	00,0	0.00	0.00	4,728.98	0.00	0.00	0.00	0.00	0.00	0.00	0.
Interest Income	282.13	264.17	282.65	261.78	270.75	262.26	271,25	271.49	262.98	271.99	263.45	300.0
TOTAL	667,233.06	264.17	70,025.13	14,108.32	7,257.14	262.26	1,694,699.70	4,499.33	5,650.71	25,703.65	4,470.53	300,0
CASH AVAILABLE	\$969,078.66	\$966,080.77	\$559,772.98	\$572,079.37	\$575,992.56	\$493,724.63	\$2,187,385.28	\$2,177,784.77	\$659,647.96	\$581,619.54	\$457,825.30	\$419,936.
APPLICATION OF FUNDS												
Kress District	0.00	2,379.21	0.00	0.00	0.00	0.00	0.00	3,322.08	0.00	0.00	0.00	1.0
Newtown District	0.00	23,756.01	0,00	0.00	549.70	0.00	0.00	33,777.37	0.00	0.00	0.00	0,0
Al Ricken Drive District	0.00	376,654.81	0.00	0.00	10,019.48	0.00	0.00	908,369.41	0.00	0.00	0.00	0.0
Old Town District	0.00	13,129.41	0.00	0.00	15,713.73	0.00	0.00	204,301.82	0.00	6,440.62	0.00	0.0
North Main District	0.00	19,464.77	0.00	0.00	22,725.01	0.00	0.00	41,277.40	00,0	0.00	0.00	0.0
Roosevelt District	0.00	7,890.00	1,376.20	0.00	0.00	0.00	6,935.00	62,538.74	103,331.02	93,233,22	32,587.02	49,395.8
Central Corridor	0.00	32,851.90	95.68	95.88	33,373.47	915.98	0.00	269,870.07	0.00	3,174.95	0.00	0.0
No. Yellowstone District	0.00	0.00	0.00	0.00	0.00	0.00	148.58	244.80	77.00	22,180.00	5,495.04	0.0
General Funds	3,262.06	201.43	330.05	3,248.07	148.80	123.07	7,016.26	85.83	324.05	3,235.98	106.86	.100.0
Bank Charges	0.00	5.38	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.0
TOTAL	3,262.06	476,332.92	1,801.93	3,343.95	82,530.19	1,039.05	14,099.84	1,523,787.52	103,732.07	128,264.77	38,188.92	49,545.8
ENDING BALANCE	\$965,816.60	\$489,747.85	\$557,971.05	\$568,735.42	\$493,462.37	\$492,685.58	\$2,173,285.44	\$653,997.25	\$555,915.89	\$453,354.77	\$419,636.38	\$370,390.5

ant Authority

Pocatello Develop	ment Authority
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Cash Budget - 2005	Estimated	Estimated	Estîmated	Estimated	Estimated	Estimated	Estimated	Estimated	Estimated	Estimated	Estimated	Estimate
•	January	February	March	April	May	June	July	August	September	October	November	Decembe
Beginning Balance	\$370,000.00	\$1,229,593.59	\$602,851.36	\$601,471.36	\$598,466.36	\$676,886.36	\$677,006.36	\$2,157,754.18	\$903,494.23	\$841,294. 2 3	\$885,469.23	\$854,189.
SOURCES OF FUNDS											0.00	0
Kress District	2,817.09	0.00	0.00	0.00	0.00	0.00	2,817.09	0.00	0.00	00.0	0.00	0.
Newtown District	29,307.85	0.00	0.00	0.00	0.00	0.00	29,307.85	0.00	0.00	0.00	0.00	0.
Al Ricken Drive District	341,196.23	0.00	0.00	0.00	00,0	0.00	682,392.00	0.00	0.00	0.00	0.00	0,
Old Town District	86,851.56	0.00	0.00	0.00	0.00	0.00	173,704.00	0.00	0.00	0.00	0.00	0.
North Main District	43,975.69	0.00	0.00	0.00	0.00	0.00	87,951.39	0.00	0.00	0.00	0.00	0.
Roosevelt District	138,231.44	0.00	0.00	0.00	0.00	0.00	276,462.87	0.00	0,00	0.00	0.00	0,
Central Corridor District	117,943.81	0.00	0,00	0.00	85,000.00	0.00	235,887.62	0.00	0.00	120,000.00	0.00	0.
North Yellowstone District	102,274.92	0.00	00.0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.
General Funds	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.
Interest Income	270.00	270.00	270.00	270.00	270.00	270.00	270.00	270.00	270.00	270.00	270.00	270.
TOTAL	862,868.59	270.00	270.00	270.00	85,270,00	270.00	1,488,792.82	270.00	270.00	120,270.00	270.00	270.
CASH AVAILABLE	\$1,232,868.59	\$1,229,863.59	\$603,121.36	\$601,741.36	\$683,736.36	\$677,156.36	\$2,165,799.18	\$2,158,024.18	\$903,764.23	\$961,564.23	\$885,739.23	\$854,459.
APPLICATION OF FUNDS												
Kress District	0.00	2,817.09	0.00	0.00	0.00	0.00	0.00	2,817.09	0.00	0.00	00,0	0.
Newtown District	0.00	29,307.85	0.00	0.00	0.00	0.00	0.00	29,307.85	00.0	0.00	. 0.00	0.
Al Ricken Drive District	0.00	341,196.23	0.00	0.00	0.00	0.00	0.00	682,392.00	0.00	0.00	0.00	0.
Old Town District	0.00	86,851.56	0.00	0.00	0.00	0.00	0.00	173,704.00	0.00	0.00	0.00	0.
North Main District	0.00	43,975,69	0.00	0.00	0.00	0.00	0.00	87,951.39	0.00	0.00	0.00	0.
Roosevelt District	0.00	4,770.00	1,500.00	0.00	0.00	0.00	4,770,00	42,320.00	62,320.00	62,320.00	31,400.00	71,251.
Central Corridor	0.00	117,943,81	0.00	0.00	6,700.00	0.00	0.00	235,887.62	0.00	10,500.00	0.00	0.
North Yellowstone District	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00,0	0.00	00,0	0.00	0.
General Funds	3,225.00	100.00	100.00	3,225,00	100.00	100,00	3,225.00	100.00	100.00	3,225.00	100,00	100.
Bank Charges	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50,00	50,00	50,00	50.00	50.
TOTAL	3,275.00	627,012.23	1,650.00	3,275.00	6,850.00	150.00	8,045.00	1,254,529.95	62,470.00	76,095.00	31,550.00	71,401.
ENDING BALANCE	\$1,229,593.59	\$602,851.36	\$601,471.36	\$598,466.36	\$676,886.36	\$677,006.36	\$2,157,754.18	\$903,494.23	\$841,294.23	\$885,469.23	\$854,189.23	\$783, 05 7.

new where

POCATELLO DEVELOPMENT AUTHORITY CENTRAL CORRIDOR CASH FLOW PROJECTIONS 2004 THROUGH 2010

YEARS ENDED Previous Year Balance*:	2004 \$3,542,409.35	2005 \$1,049,591.96	2006 -\$557,504.29	2007 -\$1,362,376.29	2008 -\$841,050.44	2009 \$99,832.56
INCOME: Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000.00				
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		
Positron Repayment:						
Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1 ,87 2 ,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$1,435,013.71	\$710, 14 1.7 1	\$1,031,467.56	\$1,972,350.56
EXPENSE: Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
South CliffsPhase 1**:	19,636.53		•			
South CliffsPhase 2**:	2,997.11					
Old Town Revitalization:	622,000.00					
Old Town Reinvestment***:	2,546,535.28	1,910,000.00	1,410,000.00			
Old Town EngineeringPhase 2:		100,000.00				
Positron:	400,000.00					
Cheyenne Crossing**:	6,410.22	140,000.00	200,000.00	518,216.65		
Whitman/Yellowstone Hotel:		256,500.00	256,500.00			
Federal Express:	•	200,000.00				
Clark Street Overpass:		101,203.00		101,203.00		
Total Projected Expense:	4,530,510.39	3,640,614.25	2,797,390.00	1,551,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	-\$557,504.29	-\$1,362,376.29	-\$841,050.44	\$99,832.56	-\$821,306.94

Notes:

- * Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor
- ** Project totals as of 1/1/04.

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

			2004 1111100001120	10		
YEARS ENDED Previous Year Balance*:	2004 \$3,542,409.35	2005 \$1,049,591.96	2006 -\$557,504.29	2007 \$47,623.71	2008 -\$841,050.44	2009 \$99,832.56
INCOME: Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
	2,037,093.00	85,000.00	1,072,510.00	1,072,510.00	1,072,510.00	1,072,010.00
South Cliffs Repayment:		•	400 000 00	200 000 00		
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		
Positron Repayment:						
Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1,872,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$1,435,013.71	\$2,120,141.71	\$1,031,467.56	\$1,972,350.56
EXPENSE: Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
South CliffsPhase 1**:	19,636.53					
South CliffsPhase 2**:	2,997.11					
Old Town Revitalization:	622,000.00					
Old Town Reinvestment***:	2,546,535.28	1,910,000.00		1,410,000.00		
Old Town EngineeringPhase 2:		100,000.00				
Positron:	400,000.00					
Cheyenne Crossing**:	6,410.22	140,000.00	200,000.00	518,216.65		
Whitman/Yellowstone Hotel:		256,500.00	256,500.00			
Federal Express:		200,000.00				
Clark Street Overpass:		101,203.00		101,203.00		
Total Projected Expense:	4,530,510.39	3,640,614.25	1,387,390.00	2,961,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	-\$557,504.29	\$47,623.71	-\$841,050.44	\$99,832.56	-\$821,306.94

Notes:

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

		4	2004 INKOUGH 201	10		
YEARS ENDED	2004	2005	2006	2007	2008	2009
Previous Year Balance*: INCOME:	\$3,542,409.35	\$1,049,591.96	\$1,352,495.71	\$47,623.71	-\$841,050.44	\$99,832.56
Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000.00				
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		
Positron Repayment:						
Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1,872,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$3,345,013.71	\$2,120,141.71	\$1,031,467.56	\$1,972,350.56
EXPENSE:						
Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
South CliffsPhase 1**:	19,636.53		•			
South CliffsPhase 2**:	2,997.11					
Old Town Revitalization:	622,000.00					
Old Town Reinvestment***:	2,546,535.28		1,910,000.00	1,410,000.00		
Old Town EngineeringPhase 2:		100,000.00				
Positron:	400,000.00					
Cheyenne Crossing**:	6,410.22	140,000.00	200,000.00	518,216.65		
Whitman/Yellówstone Hotel:		256,500.00 ,	256,500.00			
Federal Express:		200,000.00				
Clark Street Overpass:		101,203.00		101,203.00		
Total Projected Expense:	4,530,510.39	1,730,614.25	3,297,390.00	2,961,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	\$1,352,495.71	\$47,623.71	-\$841,050.44	\$99,832.56	-\$821,306.94

Notes:

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

YEARS ENDED Previous Year Balance*:	2004 \$3,542,409.35	2005 \$1,049,591.96	2006 -\$557,504.29	2007 \$47,6 2 3.71	2008 \$568,949.56	2009 \$1,509,832.56
INCOME:	φ3,542,403.33	φ1,045,551.50	-9557,504.25	\$47,023.71	ψ 300 ,543.50	ψ1,000,002.00
Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000.00				
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		
Positron Repayment:						
Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1,872,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$1,435,013.71	\$2,120,141.71	\$2,441,467.56	\$3,382,350.56
EXPENSE:		•				
Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
South CliffsPhase 1**:	19,636.53					
South CliffsPhase 2**:	2,997.11					
Old Town Revitalization:	622,000.00					
Old Town Reinvestment***:	2,546,535.28	1,910,000.00				
Old Town EngineeringPhase 2:		100,000.00	•			
Positron:	400,000.00					
Cheyenne Crossing**:	6,410.22	140,000.00	200,000.00	518,216.65		
Whitman/Yellowstone Hotel:		256,500.00	256,500.00			
Federal Express:	3	200,000.00				
Clark Street Overpass:		101,203.00		101,203.00		
Total Projected Expense:	4,530,510.39	3,640,614.25	1,387,390.00	1,551,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	-\$557,504.29	\$47,623.71	\$568,949.56	\$1,509,832.56	\$588,693.06

Notes:

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

		•	LUG TITITO CONTES			
YEARS ENDED	2004	2005	2006	2007	2008	2009
Previous Year Balance*: INCOME:	\$3,542,409.35	\$1,049,591.96	\$1,352,495.71	\$47,623.71	\$568,949.56	\$1,509,832.56
Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000.00				
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		
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Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1,872,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$3,345,013.71	\$2,120,141.71	\$2,441,467.56	\$3,382,350.56
EXPENSE:						
Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
South CliffsPhase 1**:	19,636.53					
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Positron:	400,000.00					
Cheyenne Crossing**:	6,410.22	140,000.00	200,000.00	518,216.65		
Whitman/Yellowstone Hotel:		256,500.00	256,500.00			
Federal Express:		200,000.00				
Clark Street Overpass:		101,203.00	-	101,203.00		
Total Projected Expense:	4,530,510.39	1,730,614.25	3,297,390.00	1,551,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	\$1,352,495,71	\$47,623.71	\$568,949.56	\$1,509,832.56	\$588,693.06

Notes:

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

YEARS ENDED Previous Year Balance*:	2004 \$3,542,409.35	2005 \$1,049,591.96	2006 \$397,495.71	2007 \$47,623.71	2008 -\$841,050.44	2009 \$99,832.56
INCOME: Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.00	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000. 0 0				
Ross Park Pool Repayment:		120,000.00	120,000.00	200,000.00		•
Positron Repayment:						÷
Total Projected Income:	2,037,693.00	2,033,518.00	1,992,518.00	2,072,518.00	1,872,518.00	1,872,518.00
TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$2,390,013.71	\$2,120,141.71	\$1,031,467.56	\$1,972,350.56
EXPENSE: Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
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Old Town Revitalization:	622,000.00					
Old Town Reinvestment***:	2,546,535.28	955,000.00	955,000.00	1,410,000.00		
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Whitman/Yellowstone Hotel:		256,500.00	256,500.00			
Federal Express.		200,000.00				
Clark Street Overpass:		101,203.00		101,203.00		
Total Projected Expense:	4,530,510.39	2,685,614.25	2,342,390.00	2,961,192.15	931,635.00	2,793,657.50
CALCULATED ANNUAL BALANCE	\$1,049,591.96	\$397,495.71	\$47,623.71	-\$841,050. 44	\$99,832.56	-\$821,306.94

Notes:

Beginning balance 2003 is total revenues held by Trustee as of 1/1/04.

Repayments in 2010: \$400,000 from Positron, & \$200,000 from South Cliffs.

AMI repayment of \$1.2 million is due in 2012.

Updated 12/2/04.

^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.

		•	2004 111110001120	10		
YEARS ENDED	2004	2005	2006	2007	2008	2009
Previous Year Balance*: INCOME:	\$3,542,409.35	\$1,049,591.96	\$397,495.71	\$47,623.71	\$568,949.56	\$1,509,832.5€
Estimated Tax Revenues:	2,037,693.00	1,828,518.00	1,872,518.0 0	1,872,518.00	1,872,518.00	1,872,518.00
South Cliffs Repayment:		85,000.00				
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TOTAL AVAILABLE INCOME:	\$5,580,102.35	\$3,083,109.96	\$2,390,013.71	\$2,120,141.71	\$2,441,467.56	\$3,382,350.56
EXPENSE:						
Current Year Debt Service*:	932,931.25	932,911.25	930,890.00	931,772.50	931,635.00	2,793,657.50
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Old Town Revitalization:	622,000.00					
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CALCULATED ANNUAL BALANCE	\$1,049,591.96	\$397,495.71	\$47,623.71	\$568,949.56	\$1,509,832.56	\$588,693.06

Notes:

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^{*} Includes all Central Corridor Tax Districts--Newtown, Alvin Ricken, Old Town, North Main, Central Corridor

^{**} Project totals as of 1/1/04.

^{***} Anticipted cost as per file documents--includes portions of project not yet approved by board.



INVOICE

VOICE: [208] 234-0110 ♦ FAX: [208] 234-0111 ♦ EMAIL: rme@rmes.bix

CLIENT:

City of Pocatello

DATE:

10/4/2004

ADDRESS:

P.O. Box 4169

Attn: Tim Tinge

0004045

CITY, STATE:

Pocatello, ID 83205-4169

INVOICE NO.

2004315

PROJECT:

Roosevelt - Alameda

CONTRACT NO:

21347

NVOICE PERIOD: September 27 - November 8, 2004

Progress Billing

<u>QTY</u>

1

1

Number:

12

NORK ACCOMPLISHED THIS PERIOD:

<u>FEE</u>

COST

Project Inspections

\$250.00

\$250.00 \$200.00

nspection Punch List and Closeout

\$200.00 \$250.00

\$250.

nspection Notes and As-Built Documentation

250.00 1

\$250.00

DIRECT AND REIMBURSABLE COSTS

Approval for lynnt Lindy W. lunn

Total Amount Due This Invoice

\$700.00

PROJECT BUDGET SUMMARY

Contract Amount Contract Changes Total Invoiced Previously

\$23,400.00 \$700.00

\$0.00

\$33,950.00

Total Invoiced This Period Total Invoiced To Date

\$24,100.00

Budget Remaining

\$9,850.00

Billing Sammary-Contract # 3

		1														
100	7				STATE OF THE STATE	TABLES TO A STATE OF THE STATE	SANDARA SANGAR	what the wife to him.	Militale transport	Sign of the State	Common to reference			1		
Task	Description.	Dollar Value	Invoice	linvoice	invoice/ti	Jinvoice n	ininvoice	alinyoice &	Invoice	i Invojce	Invoice	invoice :	Invoice	Invoice		WELLS OF
2.D	Design Reviews	\$500	\$250	#3204X#3#	98442	13998485	66888995	學 98614	98646	2004183	2004203	2004226	2004261	2004316	Total	Remaining
2.E	Project Bidding	4000	\$200										•		\$250	\$250
2,E,1	Create Bidding Documents	\$2,400	\$2,400			:		;					:			
2.E.2	Advertisements (1)	\$350	\$350						•				:		\$2,400	\$0
2.E.3	Pre-Bid Meeting	\$250	\$250			· i			İ		. :	:			\$350	\$0
2.E.4	Bid Addenda and Coordination	\$550	\$150			i			1.						\$250	\$0
2.E.4	Bid Summaries and Award	\$300	\$300		. :				İ	:	١.	!			\$150	\$400
	Project Percentage	4555	\$30B			į					į į				\$300	\$0
		•	,						į	:	١ ,	;	:		!	
2ER	Cost For 4X Bid Process (5)	\$4,400						1000	1200		; i	i	!		#0.000 °	
3.0	Construction Services					. 1				!	i .	•	:		\$2,200	\$2,200
3.	GOUST GOTOLL GELAICES				;				!			•	i			
3.A	Contractor Bid Awards	-	:		:								1			
3.A.1	Review Contracts, Shop Drawings, Etc	\$350		350			. :	:.	1							
3.A.2	Review Contract Schedules and Sequencing	\$400		400					1		ı				\$350	\$0
3.A.3	Public Information	\$750		750											\$400	\$0
		*****				!			1	i i		:			\$750	\$0
3ER	Cost For 4X Bid Process (5)	\$2,650						•	;	1000	į :	:	350			
3.B	Construction Staking									, 1000	!	İ	330		\$1,350	\$1,300
3.B.1	Horizontal and Vertical Control for Imp. (4)								ì	; ·	i ¦	!	-		-	
3,C	Construction Inspection and Management	\$9,100		300	2200	1750	200			300	1215	1100	535		\$7,600	\$1,500
3.C.1	Perform Project Inspections (2)								•				:		Ψ1,000	φ1,000
3.C.2	Administer Contract (pay req., change orders)	\$5,500			650			·			500	500	i.	250	\$4,000	\$1,500
3.C.3	Progress mostings and account or angle orders)	\$1,200			100				:	100		100			\$900	\$300
3.C.4	Progress meetings and prepare press releases Final Inspection, Punch List and Closeout	\$1,000		100	٠ :	200	100		:	100		100			\$700	\$300
0.0,4	Project Percentage	\$950					400		•				•	200	\$600	\$350
	1 toject rescentage								:	:		i :		200.	4000	\$330
4.4	Project Closeout Phase									-			:			
	•						;									
4.B	Prepare Record Drawings				i į		1		1							
4.B.1	Summarize Contractor Notations	\$1,350					400				ı					
4.B.2	Summarize Inspection Notes	\$1,050			i	1	500		:				200		\$800	\$550
4.C	Warranty Inspections						300		:	!	100	. 100	0	50	\$750	\$300
4.D.1	One Year Inspection	\$400			!											•
4.D.2	Contractor Coordination	\$500			:						1				\$0	\$400
	Project Percentage						. ,	•	•	•					\$0	\$500
	Total IIII							:		;						
L	TOTAL MAN HOURS	\$33,950	\$3,700	\$1,900	\$2,950	\$2,450	\$3,700	\$1,000	\$1,200	\$1,500	\$2,015	\$1.900	! \$1,085	\$700	\$24,100	\$9,850

ROOSEVELT DISTRICT

ACTIVITY STATEMENT CONTRACT WITH ROCKY MOUNTAIN ENGINEERING PHASE THREE

DATE	DESCRIPTION	PAYMENT	TOTAL	PROJECT
			PAYMENTS	BALANCE
3/19/2003	Total Motion Amount			\$33,950.00
4/16/2003	inv. #98388 (ck#1365)	3,700.00	\$3,700.00	\$30,250.00
5/20/2003	Inv. #98424 (ck #1371)	1,900.00	\$5,600.00	\$28,350.00
6/18/2003	Inv. #98442 (ck #1373)	2,950.00	\$8,550.00	\$25,400.00
7/16/2003	Inv. #98485 (ck #1380)	2,450.00	\$11,000.00	\$22,950.00
9/17/2003	inv. #98510 (ck #1392)	3,700.00	\$14,700.00	\$19,250.00
2/18/2004	Inv. #98614 (ck #1422)	1,000.00	\$15,700.00	\$18,250.00
3/17/2004	Inv. #98646 (ck #1429)	1,200.00	\$16,900.00	\$17,050.00
8/18/2004	Inv. #2004183 (ck #1449)	1,500.00	\$18,400.00	\$15,550.00
8/18/2004	Inv. #2004203 (ck #1449)	2,015.00	\$20,415.00	\$13,535.00
9/15/2004	Inv. #2004226 (ck #1458)	1,900.00	\$22,315.00	\$11,635.00
10/20/2004	Inv. #2004261 (ck #1463)	1,085.00	\$23,400.00	\$10,550.00
12/15/2004	inv. #2004315 (ck #1478)	700.00	\$24,100.00	\$9,850.00

POCATELLO DEVELOPMENT AUTHORITY
1651 ALIVIN RICKEN DRIVE
POCATEILO, JD 83201
1208) 233:3500

O.THE
RMES
S.**700:00

Nen-Handred, and, 00/100***

Inv. #200315

Inv. #200315

CITY OF POCATELLS. 911 NORTH 7TH AVENUE P D BOX 4169 POCATELLO, ID:83205-4169

(208) 234-6214

TO: POCATELLE DEV AUTHORITY 1651 MALVIN RICKEN PCCATELLO, ID 83201

INVUICE NU: 08347

DATE: 11/19/04

CUSTOMER: NO: 495/1691

TYPE: HO - HURLEY DRIVE

QUANTITY DESCRIPTION

UNIT PRICE EXTENDED PRICE

1.00 HURLEY DRIVE

ENGINEERING

ENGINEERING DESIGN EXPENSES

74,129.50 74,129.50

THE CLTY OF POCATELLO THANKS YOU FOR YOUR *** ** PROMPT PAYMENTS !!! **

TOTAL DUE:

\$74,129.50

PLEASE DETACH AND SEND THIS COPY WITH REMITTANCE

DATE: 11/19/04 DUE DATE:11/19/04 NAME: POCATELLO DEV AUTHORITY CUSTOMER NO: 495/1691

TYPE: HO - HURLEY DRIVE

REMIT AND MAKE CHECK PAYABLE TO: CITY OF POCATELLO

911 NORTH 7TH AVENUE

D BOX 4169 CATELLO.

ID 83205-4169

INVOICE NO: 8347 TERMS: NET O DAYS

: TAUURHA

\$74,129.50



OFFICE OF THE MAYOR 911 North 7th Avenue P.O. Box 4169 Pocatello, Idaho 83205 (208) 234-6163 Fax: (208) 234-6297

ROGER W. CHASE Mayor

Pocatello City Council: RON FRASURE GARY MOORE HARRY NEUHARDT EVA JOHNSON NYE RICHARD STALLINGS BRIAN T. UNDERWOOD

MEMORANDUM FOR Ray Burstedt, Executive Director Pocatello Development Authority

FROM: David Swindell, Chief Financial Officer

SUBJECT: Request for Reimbursement; North Yellowstone / Hurley Drive Engineering

DATE: November 17, 2004

- 1. Request that the Pocatello Development Authority reimburse the City of Pocatello for design engineering expenses incurred in the North Yellowstone / Hurley Drive ("Pocatello Square") urban renewal project.
- 2. Reimbursable invoices are as follows, all from Rocky Mountain Engineering:

 Invoice 2004269 	Engineering Design Progress Payment #2	\$22,931.75
b. Invoice 2004297	Engineering Design Progress Payment #3	\$49,729.50
c. Invoice 2004299	Contract Service Fees / Reimbursable expense #2	\$1,468.25
	Total Reimbursement Request:	\$74,129.50

3. The City of Pocatello has paid these three invoices on behalf of PDA. The City now requests reimbursement and invoices the PDA. City engineering staff reviewed the invoices and concurred that these are appropriate progress payments based on the drawings and other data that the city staff has had access to.

4. Attachments:

- a. City invoice for \$74,129.50
- b. Rocky Mountain invoice #2004269
- c. Rocky Mountain invoice #2004297
- d. Rocky Mountain invoice #2004299
- e. Billing summary, fax coversheet from Hawkins and 5 page summary of engineering man-day estimate and engineering project summary. The total estimated costs for engineering services are \$157,830 along with an estimated reimbursable expense cost of \$800.00. To date, the project has billed \$94,840.75 in engineering services and \$6,269.50 in reimbursable expenses. To date, the city has paid all these bills and PDA has reimbursed \$22,180.00 in engineering services and \$4,801.25 in reimbursable expenses. The PDA authorized up to \$200,000 of advance engineering work on the North Yellowstone/Hurley Drive project.
- 5. If there are any questions, please contact me at 208-234-6166 or dswindell@pocatello.us

PROOF OF PUBLICATION

Bonds, to redeem or purchase outstand-STATE OF purchase outstand on the County of I open market, or for any other legal purpose of the Agency.

NOTICE OF ORDINANCE NO. 2004-1

Public notice is hereby given by the Pocatello Development Authority (the "Agency"), that on December 8, 2004, the Board of Commissioners of the Agenapproved and adopted Ordinance No. 2004-1 (the "Ordinance").

The Ordinance authorizes the issuance of the Agency's Revenue Allocation (Tax Bonds. increment) 2004 Series A (the "Bonds"), in the aggregate amount of up to \$7,700,000.

The Bonds are being issued to refund cer tain prior bonds of the Agency, to pay various Project costs and to pay costs of of the issuance Bonds and other expenses as provided in the Ordinance.

Under the Ordinance, the Agency pledged for the payment of the amount of interest coming due on each interest payment date and the principal coming due on each annual principal payment date of the Bonds, all proceeds, together with tax increment revenues. received by the Agency, moneys in the Revenue Allocation Fund for the Bonds and the Bond Fund (collectively, the "Pledged Revenues"), all as defined in the Ordi-Pledged nance. received Revenues by the Agency in excess of debt service on Agency bonds may be reserved by the Agency for future payments of Debt Service on the Neither the City of Pocatello, the State of Idaho, its Legislature, nor any political subdivision thereof is liable for the payment of the principal of or interest or redemption premium, if any, on the Bonds.

Ordinance and other supporting material is available for public inspection at the offices of the Agency at 1651 Alvin Richen Drive, Pocatello, Idaho, Monday through Friday, 8:00 a.m. to 5:00 (telephone 233-3500).

The Ordinance became effective upon its passage and approval on December 8, 2004.

In accordance with the provisions of Sections 50-2027 and 50-2911 of the Idaho Code, no direct or collateral action attacking or otherwise questioning the valid-ity of the Bonds may be brought prior to the effective date of the Ordinance authorizing such Bonds or after the elapse of thirty (30) days from and after the effective date of the Ordiauthorizing nance such Bonds.

By Order of the Board of Commissioners of the Pocatello Devel-Authority, opment i dated as of the 8th day of December, 2004.

POCATELLO DEVEL-OPMENT AUTHORI-

By:/s/Harry Neuhardt Harry Neunardt, its: Chairman

ATTEST:/s/Dan Schroeder Dan Schroeder, Secreťary December 18, 2004 LN11351

KAREN MASON

being first duly sworn on oath deposes and says: That was at all times herein mentioned a citizen of the United States of America, more than 21 years of age, and the Principal Clerk of THE IDAHO STATE JOURNAL, a daily newspaper, printed and published at Pocatello, Bannock County, Idaho, and having a general circulation therein.

That the document or notice, a true copy of which is attached, was published in the said IDAHO STATE JOURNAL, on the following dates to wite

Tonowing dates, to-wit.		4	
DEC. 18	, 2004		, 2004
	, 2004		, 2004
	, 2004		, 2004
	,2004		
	,2004		, 2004

That said paper has been continuously and uninterruptedly published in said County for a period of seventy-eight weeks prior to the publication of said notice of advertisement and is a newspaper within the meaning of the laws of Idaho.

STATE OF IDAHO COUNTY OF BANNOCK

On this 18TH. day of DEC. in the year of 2004, before me, a Notary Public, personally appeared KAREN , known or identified to me to be the MASON person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledge to me that he executed the

Notary Public for Idaho

siding at ARIMO commission expires: FEB