

ABBREVIATED MINUTES
POCATELLO DEVELOPMENT AUTHORITY
Meeting February 13, 2001

Members present: Greg Anderson, Steve Brown, J. O. Cotant, Steve Hotchkiss, Ron Frasure, Darsi Johnson, Harry Neuhardt, John Ricks, and Dan Schroeder

Staff present: D. Tranmer, City Attorney; R. Burstedt and C. DeWall, Bannock Development

City staff present: Laura Lamberty, Jenni Light

1. Preliminary matters. Meeting called to order at 11:02 by Chairman Hotchkiss. Audience members and presenters acknowledged. No conflicts were declared.

2. Minutes and financial matters. It was MSC (Schroeder, Cotant) to approve the minutes from the January meeting, with a correction to remove Steve Brown's name from the list of members in attendance. C. DeWall presented report on income and expenditures. All income was from tax receipts and interest. Expenditures included the BDC fourth-quarter payment, transfers to bond Trustee, and lunch and bank charges. It was MSC (Neuhardt, Anderson) to approve the financial report. It was noted by Char that the Board has not yet taken action on disposition of the funds in the Kress District which are not allocable to the loan payments. This amount is \$1,526.62 and Board action is needed to effect the transfer to the Discretionary Fund. Under the original Plan, only those tax receipts in PDA's Kress District account at the time of invoicing were to be paid out of the District fund; any funds exceeding the invoiced amount are to be set aside for PDA use to cover administrative costs, etc. Because Mr. Carroll has altered his time frame for tax payments, there should be no further "excess" and there's no need to carry the balance forward year after year. It was MSC (Anderson Schroeder) to transfer the \$1,526.62 from the Kress District Fund to the Discretionary Fund.

3. Availability of money for funding of additional projects: The Alvin Ricken Drive District has been merged into the Central Corridor District and funds have been escrowed to make payments on the outstanding bonds. Newtown has no language in the bond documents allowing "excess" reserve funds to be transferable. It was noted that the official commitment of funds for the ice rink project expired December 31, 2000. Board members discussed at length the amount of money which could be "released" from the CCC District for this and/or other projects. The original motion was reviewed and the Board noted that Chairman Hotchkiss attended a City Council meeting to convey the PDA's intent, but the Board has not received an official request from the City Council for funding of the project, nor any details as to its scope. Board consensus was that they would prefer something in writing from the Council—a request for financing, repayment proposal, scope of the project, etc., which could be considered in conjunction with the Board's discussions about allocating remaining funds.

4. Old Town District: Request for lighting Project. (continued from last month's meeting). Mary Howell reiterated the request for assistance with the downtown street lighting proposal, asking particularly for replacement of the old lights. Board members again discussed the advisability of continuing to buy lights which become the responsibility of the City to maintain if the City Council does not appropriate funds to maintain and/or replace them. It was noted that the funds for this type of project have been cut several years during the City's budgeting process. At this point, R. Frasure commented at length, arguing that the decision to cut lighting

funds was made by the staff and was not the responsibility of the Council. Thereafter, **it was MS** (Neuhardt, Schroeder) to reject the funding request to avoid adding capital improvements without City commitment to maintain them. Further lengthy discussion ensued on the pros and cons of the project, including information from G. Anderson that the City was considering a street-lighting fee for the future which might well provide sufficient funding for maintenance, and a reminder from M. Howell that the lighting previously funded has increased downtown revitalization and property values. The question was then called. Motion passed with G. Anderson voting against the rejection of the request

At this point, Steve Brown was excused.

4. Stormwater update report. Paul Scoresby and David Schiess of Schiess and Associates were present to inform the Board about the project. An invoice was presented for the costs of the monitoring equipment. \$20,000 was budgeted, the invoice is \$19,963.95. **It was MSC** (Hotchkiss, Schroeder) to authorize payment. Phase I (installation of the piping) from Center Street to Portneuf River is budgeted at 4.3 million dollars. Phase II will involve detention and treatment and upgrading of the pumping system. They are currently projecting a construction start date in May and expect to have substantial completion by the end of November, with finishing of the asphalt and patch-back not done until the following spring/summer. At this point they are requesting approval for Phase II design work from the Board to ensure continuity and avoid delays. **It was MSC** (Frasure, Cotant) to authorize the company to proceed with the Phase II design work as soon as feasible considering the status of Phase I.

5. Miscellaneous District Information. No request has been received from Fred Meyer regarding reimbursement for traffic light installation in the Roosevelt District. R. Burstedt and C. DeWall have reviewed the District values reported by the County and discovered one error which was simply due to an incorrect code. It has since been corrected. They also noted that in spite of the fact that the PDA has officially ended two RAAs, the State Tax Commission has not taken official notice of the fact. The Commission apparently has no specific protocol established to acknowledge the dissolution of a district. PDA assumed that the County would forward a copy of the resolution ending the district just as they forward the enabling documents, and re-code the areas for the next tax year, but the Commission apparently wants to discuss the process and establish a state-wide procedure in the event that another development agency ever ends one of its RAAs. Final note: R. Burstedt reported that Joe Dunford and Diane Bilyeu have both offered to help assess commercial property in the future to assist in projections of revenue for RAAs.

6. Adjournment. There being no further business, the meeting was adjourned at 1:13 p.m.

A handwritten signature in cursive script that reads "Rayna Valentine". The signature is written in dark ink and is positioned in the lower right quadrant of the page.