

**ABBREVIATED MINUTES  
POCATELLO DEVELOPMENT AUTHORITY  
Special Meeting April 9, 2003**

**Members present:** Terry Brower, Roger Chase, Jim Guthrie, Darsi Johnson, Harry Neuhardt, Dan Schroeder

**Staff present:** Dean Tranmer, City Attorney; Ray Burstedt and Char DeWall, Bannock Development

The meeting was called to order at 11:35 a.m. by Chairman Neuhardt who gave a brief introduction to the issue at hand—reviewing Board finances and current commitments for the Central Corridor. The spread sheets distributed represent cash flow and do not include calculations for commitments for property acquisition of \$115,000 and \$50,000 previously made. In other words, the \$1,335,374.14 projected balance should be reduced by \$165,000 to approximately \$1,170,374.14 if events transpire to require those expenditures. Tim Whiteus and Jerry Myers provided copies of two time-line scenarios for completion of the projects along with specific details as to which items are planned for which years. Members reviewed the first year proposal item-by-item.

**Lighting:** City Traffic Engineer Dennis Ray and staff member Mike Neville were present to express endorsement of the newer type of lighting. Projections (at current power rates) show that over 200 lights can be added, and, due to lower wattage and increased efficiency of design, the areas will be better illuminated and there will be over \$7,000.00 in electrical-cost savings. Direct-buying by Old Town will also result in initial cost savings due to the bulk-order discount. Lights need to be ordered several weeks in advance because the blue color is a custom order. Additional funds will be used to remove some of the older lighting.

**Trash Baskets and Benches:** Randy Allen, Sanitation Superintendent noted that he cannot comply with a request for free pick-up of the trash from trash baskets without authorization from the City Council and suggested merchants remove bags to various dumpsters by mutual agreement among themselves.

**Trees/grates:** irrigation systems planned; City would bear costs

**Bollards** – similar to current, but in new break-away design to lower repair/replacement costs

**Sidewalks**-additional ADA ramps, stamped concrete corner bulbs

**Penney's lot paving.** R. Chase noted that City Council approval is required as the area is owned by the City and options other than paving are being explored by engineers

Discussion ensued regarding the ability to fully fund the first year's projects without hampering PDA ability to assist with other worthwhile project. J. Guthrie noted that his preference would be to spend only an amount equal to what was actually received in taxes. R. Chase proposed \$.5 million for the first year. D. Johnson noted that her preference was to provide funding, but not to micro-manage the individual expenditures. T. Whiteus noted that \$650,000 would allow for some engineering costs and pay for all but paving for the first year and would be simpler for everyone, but warned that this would simply defer costs for upcoming years.

At this point, J. Guthrie noted that the people requesting funding were insisting on \$3.4 million as the only acceptable number, yet the written material notes that items have been broken down into categories specifically so that different portions can be funded without affecting the rest; in other words it is not an "all or nothing" request. He noted that he would prefer to see a little more willingness to negotiate on their part. S. Brown concurred. R. Chase also cautioned that portion of their plans require approval by the City Council which may not be forthcoming, that

other portions depend upon convoluted agreements among parties, and that the PDA would be unlikely to provide funding for items or projects which were not possible.

D. Schroeder asked if the removal of the Lander Street proposal also results in cutting down of costs for other items. He and H. Neuhardt reiterated the concern about cash-flow problems for the first year and that \$650,000 would be more in their "comfort zone."

Members will place the request on the agenda for a vote on the next meeting.

Meeting adjourned at 12:30 p.m.

*Rayna Valentine*