August 13, 2024

THE URBAN RENEWAL AGENCY BOARD OF THE CITY OF LEWISTON, IDAHO, met in a regular meeting Tuesday, August 13, 2024, at Lewiston City Hall. Chairperson Sheila Bond called the meeting to order at 12:00 p.m.

I. CALL TO ORDER

BOARD MEMBERS PRESENT: Sheila Bond, Chairperson; Don Beck; A.L. "Butch" Alford (via Zoom); Joe Anderson; Jim Kleeburg; Tim Switzer; Joe Gish, Vice Chairperson;

BOARD MEMBERS EXCUSED:

STAFF MEMBERS PRESENT: Shannon Grow, URA Director; Katie Hollingshead, Assistant URA Director; Dan Johnson, Mayor; Luke Antonich, City Engineer;

OTHERS PRESENT: Thad O'Sullivan, URA Legal Counsel (via Zoom);

II. CITIZEN COMMENTS

Mayor Johnson stated that he had reviewed the budget and that everything looked to be in order. He thanked the board for their hard work.

III. PUBLIC HEARING

A. FY2025 BUDGET – Receive testimony of FY2025 Budget (Action Item)

Chairperson Bond opened the public hearing and asked for comments. There were no citizens in the audience. Director Grow stated that no comments had been submitted prior to the meeting. Chairperson Bond closed the public hearing.

IV. ACTIVE AGENDA (ACTION ITEM)

A. Approval of Minutes, July 09, 2024 – Action Item

Board members Beck and Switzer moved and seconded, respectively, to approve the July 09, 2024 minutes. Motion passed 7-0.

B. Approval of Invoices – Action Item

1. O'Sullivan Legal PLLC, Legal Services, July 2024, $132.50

2. City of Lewiston, Administrative Fees – 2nd half, April 2024 to September 2024, $15,118.75.

Board members Anderson and Switzer moved and seconded, respectively, to approve the O'Sullivan Legal PLLC invoice and City of Lewiston invoice. Motion passed 7-0.

C. Review of Financial Summary

Director Grow presented the July financial summary and noted the increases in amounts due to the tax payments that were received in June. Reviewed the amount transferred out of the State Insurance Pool in preparation of the Main East Main

Revenue Allocation Area (RAA) disbursements and the amount transferred into the State Insurance Pool from the remaining three RAA's tax increment received in June. Director Grow was available for questions.

D. Approve FY2025 Budget – Action Item

Director Grow reviewed the budget and stated that no changes had been made since the draft budget was reviewed at the July meeting. Vice Chair Gish apologized for not being present at the July meeting and asked about the expenses listed under the East Orchard Sewer Revenue Allocation Area. Director Grow stated that those expenses were for project items that the board has already approved, such as the rock boring study, but have not received or paid the invoices for.

Board member Switzer and Vice Chair Gish moved and seconded, respectively, to approve the FY2025 Budget as presented. Motion passed 7-0.

V. APPROVAL OF REBATES TO TAXING ENTITIES FROM CLOSURE OF RAA #4 (Action Item)

A. **CITY OF LEWISTON $516,060.00**

B. **NEZ PERCE COUNTY $305,550.00**

C. **SCHOOL DISTRICT $72,180.00**

D. **PORT OF LEWISTON $6,210.00**

Director Grow reviewed the amounts to be rebated back to each of the taxing entities. Board member Beck asked about further payments after these. Director Grow stated that a second rebate will be on the September agenda for board approval and then a final rebate will be on the October agenda for board approval. Any monies received after that will be distributed by the County Tax Assessor's office.

Vice Chair Gish and Board member Switzer motioned and seconded, respectively, to approve the rebates to the taxing entities as presented. Motion passed 7-0.

VI. UNFINISHED AND NEW BUSINESS

A. Board Member Comments

Board Member Anderson said things are busy at the Port.

B. Staff Comments

Director Grow stated that the bond payment for the East Orchards Sewer Revenue Allocation Area will be made in September and will be reflected in the financial statement and that additional rebates for the Main East Main Revenue Allocation Area will be on the September agenda for the board to approve.

Chairperson Bond asked if there was anything happening with the Wallowa River Property project. Director Grow stated that the city is in negotiations with a consultant to do a study on the water and sewer to determine availability and improvements needed to service that area. Director Grow stated that a property owner to the north of the parcel owned by Wallowa River Property also approached the city looking to do development and the consultant will help the city determine the best course of action for development to be successful.

VII. ADJOURN (ACTION ITEM)

There being no further business, Board members Switzer and Kleeburg moved and seconded, respectively, to adjourn. The motion carried 7-0 and the Urban Renewal Agency Board adjourned at approximately 12:15 p.m.

RESPECTFULLY SUBMITTED,

Katie Hollingshead

KATIE HOLLINGSHEAD,
RECORDING SECRETARY

ATTEST:

Sheila Bond

URBAN RENEWAL AGENCY CHAIR

Approved this 10th day of September, 2024.