



**EAGLE URBAN RENEWAL AGENCY  
MEETING MINUTES**

August 03, 2021 – 6:00 PM

Eagle City Hall, 660 E. Civic Lane  
**\*\*CITY COUNCIL CHAMBERS\*\***  
AND  
VIA WEBEX & LIVESTREAM

**I. CALL TO ORDER:**

*At 6:01 PM, Acting Chairman McNeil called the meeting to order.*

**II. ROLL CALL/CONFIRMATION OF QUORUM:**

<input checked="" type="checkbox"/> IAN BURNETT	<input checked="" type="checkbox"/> CRAIG KVAMME, TREASURER
<input checked="" type="checkbox"/> JANET BUSCHERT	<input checked="" type="checkbox"/> ANDREW MCNEIL, VICE CHAIRMAN
<input checked="" type="checkbox"/> MARK BUTLER	<input checked="" type="checkbox"/> MAC MCOMBER
<input checked="" type="checkbox"/> RUSTY COFFELT, CHAIRMAN (*)	<input checked="" type="checkbox"/> BRAD PIKE
<input checked="" type="checkbox"/> KENT EBINGER	

(\*) = on the phone

**III. PLEDGE OF ALLEGIANCE:**

*Chairman McNeil asked the board to stand for the Pledge of Allegiance.*

**IV. AGENDA APPROVAL:**

*A motion was made by Commissioner McOmber and seconded by Commissioner Butler to approve the agenda.*

*ALL AYES.*

**V. REPORTS AND DISCUSSION ITEMS:**

**A. Chair and Board Member Reports**

- **Chairman's Report**

*No report.*

- **Board Member Reports**

*No report.*

**B. City of Eagle Reports**

- **Robin Collins, Economic Development Director**

*No report.*

- **Mayor Jason Pierce**

*No report.*

**C. Executive Director Report**

*Squyres provided an update on the joint ACHD and City of Eagle meeting regarding ACHD downtown projects.*

**D. Legal Counsel Report**

*No report.*

**E. Committee Reports**

*No report.*

**F. Future Agenda Topics**

- **Requests by Board Members**

*Commissioner Butler wants to see recommendations for committee recommendations ahead of time.*

**VI. PUBLIC COMMENT:**

*No public comment.*

**VII. CONSENT AGENDA:**

All consent items are considered ACTION ITEMS. These items will be approved by a single vote unless a Board member requests to remove an item for specific discussion and/or action:

**A. Approve the minutes of the July 20, 2021 regular board meeting.**

*A motion was made by Commissioner Butler and seconded by Commissioner Burnett to approve the consent agenda.*

*ALL AYES.*

**VIII. OLD BUSINESS:**

**A. ACTION ITEM: Request for financial assistance for downtown overhead to underground utility line project (Robin Collins):** Review, discuss, and consider the request for financial assistance for burying of overhead lines within the alley from the Idaho Power substation to Smoky Mountain location with an option to extend to the Historic Hotel location on the SWC of State Street and 1st Street (aka Downtown Overhead to Underground Utility Line Project).

*Commissioner Butler stated that due to project developments he has no further opportunity to benefit financially from this potential project. Legal counsel stated there is no longer a conflict of interest and Commissioner Butler may participate in the discussion on this item.*

*Robin Collins from the City of Eagle reminded the board of the previous request. She stated that the \$500k estimate does not include all other utilities and does not change anything for existing businesses or properties. She stated that it is unclear how many power poles will be impacted but the estimate is likely 10-12.*

*The timeframe involved is two weeks for design, four months to be placed on the schedule, an additional two months to complete. The cost of the design is \$4,446.00.*

*This project is not in the City's CIP, but could if the Council wanted to consider.*

*Commissioner Buschert stated this is a low priority project and believes there are other ways to accomplish; she is not interested in the EURA paying for the design.*

*Commissioner Burnett stated that he would prefer the City offer to participate at least 50/50.*

*Commissioner Ebinger stated he is concerned about the lack of City participation.*

*Commissioner McNeil stated that he would be comfortable paying for the design in order to understand the scope of the project.*

*Commissioner Butler stated that he would like for the City to participate 50/50. There is also the consideration of paying for land acquisition for the utility boxes.*

*Commissioner Kvamme stated there is no understanding on the return on investment and it's not an attractive project and he believes that development could take some of this on.*

*Commissioner Coffelt stated he would be interested in the City paying for the design and then report back to the Commission.*

*No formal action was taken on this item.*

- B. DISCUSSION AND ACTION ITEM: Parkinson Street water extension project (Rowe Sanderson/Andrew McNeil):** The Project Committee will discuss their project recommendation for board consideration.

*Commissioner Burnett presented the project to the board.*

*The applicant discussed the timing of the project asking for 30-days additional time to be incorporated into the document.*

*Commissioner Burnett stated that the committee recommends repayment at 100% broken into two payments: the first after the original project is complete and the second after the first revenue check is received in early 2022. He stated that the project allows for clean drinking water; it begins for a rehabilitation of the area; and adds additional hydrants to the area enhancing safety. The estimated revenues to the district are approximately \$2.7M.*

*Commissioner Butler stated he appreciates the committee's recommendation.*

*Commissioner Pike expressed appreciation for the additional hydrants.*

*Commissioner Buschert stated this is a great return on investment.*

*Commissioner Kvamme stated that this project benefits beyond the developer.*

*The board moved on to Item 9A.*

**IX. NEW BUSINESS:**

- A. ACTION ITEM: Parkinson Street water extension agreement (McNeil/Lakey)** Review, discuss, and consider approval of the agreement with Rowe Sanderson regarding the Parkinson Street water line reimbursement and corresponding resolution 21-017.

*Anticipated timing for the payment of phase one of \$159,600 is October 31, 2021 and of phase two of \$176,000 is February 28, 2022.*

*A motion was made by Commissioner Burnett and seconded by Commissioner Butler to approve the reimbursement agreement related to the Parkinson Street water extension project.*

*ALL AYES.*

- B. DISCUSSION AND POTENTIAL ACTION ITEM: Draft FY2022 Budget:** Consideration and possible action on the proposed FY2022 budget and public comment on the proposed budget. Scheduling of the public hearing for August 17, 2021 [Squyres]

*Squyres presented the draft FY2022 budget and reviewed each line item with the board along with the budget notes.*

*A motion was made by Commissioner Kvamme and seconded by Commissioner Ebinger to approve the draft budget and to schedule the FY2022 budget public hearing for August 17, 2021.*

*ALL AYES.*

- C. EXECUTIVE SESSION: Executive Session pursuant to Idaho Code Section 74-206(1)(c) to consider acquiring an interest in real property which is not owned by a public agency.**

*A motion was made by Commissioner Buschert and seconded by Commissioner Ebinger to go into Executive Session.*

*ALL AYES.*

*A motion was made by Commissioner McOmber and seconded by Commissioner Ebinger to come out of Executive Session.*

*ALL AYES.*

*No decisions were made in Executive Session.*

**X. ADJOURNMENT:**

*A motion was made by Commissioner McOmber and seconded by Commissioner Ebinger to adjourn the meeting.*

*ALL AYES.*

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*Rusty Coffelt, Chairman*

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*Ashley Squyres, Executive Director*