



**EAGLE URBAN RENEWAL AGENCY
MEETING MINUTES**

October 15, 2024 – 9:00AM

Eagle City Hall, 660 E. Civic Lane
Valor Room

I. CALL TO ORDER:

Vice Chairman Burnett called the meeting to order.

II. ROLL CALL/CONFIRMATION OF QUORUM:

X	FRANCIE AGRUSA	X*	MICHAEL HOPE
X	JERRY BRAKEBILL, TREASURER	X	CRAIG KVAMME
X	IAN BURNETT, VICE CHAIRMAN	X	MAC MCOMBER
X	MARK BUTLER		

**On the phone*

III. PLEDGE OF ALLEGIANCE:

Vice Chairman Burnett asked the board to stand for the pledge of allegiance.

IV. AGENDA APPROVAL:

A motion was made by Commissioner Brakebill and seconded by Commissioner McOmber to approve the agenda including switching the order of Items 9A and 9B.

AYES: Brakebill, Burnett, Hope, Kvamme, McOmber

NAYS: Agrusa and Butler

V. REPORTS AND DISCUSSION ITEMS:

A. Acting Chair and Board Member Reports

- **Acting Chairman's Report (Vice Chairman Burnett)**

No Report

- **Board Member Reports**

Commissioner Hope asked about the terms Board and Commissioners and which is more appropriate per statute. Counsel Lakey confirmed both could be used.

B. City of Eagle Report(s)

- **City of Eagle Report(s)**

No Report.

C. Executive Director Report

Sqyres reported on the Jackson House feasibility study; the FY24 audit; the new state reporting requirements; and the need for a project committee meeting.

D. Legal Counsel Report

No report.

E. Committee Reports

No report.

F. Future Agenda Topics

- **Requests by Board Members**

No requests.

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 September 17, 2024 regular board meeting.

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

ALL AYES.

VIII. OLD BUSINESS:

- A. DISCUSSION AND POTENTIAL ACTION ITEM: Palmetto Avenue Property (Lakey):** Review, discuss, and consider the approval of the recommended next steps to dispose of the EURA-owned Palmetto Avenue property.

Counsel Lakey provided an update of his conversation with the adjacent property owner. Will bring forth an agreement to a future meeting.

- B. DISCUSSION ITEM: Yesterday Properties Second and Idaho Street Update (Shawn Nickel):** Required six-month update on the East Second and Idaho Avenue project with Shawn Nickel of Yesterday Properties, LLC.

Shawn Nickel provided an update on timing of plan submittal to the board along with financing and construction timeframes.

- C. ACTION ITEM: Clifton Larsen Allen Contract Renewal (Squyres):** Review, discuss, and consider the approval of the Clifton Larsen Allen contract renewal for accounting and audit support services and corresponding resolution 24-015.

Squyres introduced the topic to the board. Discussion was had amongst board. A motion was made by Commissioner Brakebill and seconded by Commissioner Kvamme to approve the scope of work for CLA through June 30, 2025.

ALL AYES.

IX. NEW BUSINESS:

- A. ACTION ITEM: September 2024 Financials and Notice of Bills Paid (Squyres):** Review, discuss, and consider the approval of the September 2024 financials and notice of bills paid.

Squyres reviewed the financials and bills to be paid. A motion was made by Commissioner Brakebill and seconded by Commissioner Agrusa to approve the September 2024 financials and notice of bills paid.

ALL AYES WITH COMMISSIONER BUTLER ABSTAINING.

- B. ACTION ITEM: Parkview at Heritage Reimbursement (Squyres):** Review, discuss, and consider the reimbursement of the improvements for FY2025 and corresponding resolution 24-016.

Commissioner Butler left the room for this item.

Squyres reviewed the topic with the board. A motion was made by Commissioner Burnett and seconded by Commissioner Kvamme to approve the \$20,000 FY25 reimbursement.

ALL AYES WITH COMMISSIONER BUTLER ABSTAINING.

- C. ACTION ITEM: Election of Officers for remainder of FY2024-2025 (Burnett):** Nominations and the formal election of Chairman, Vice-Chairman, Secretary, and Treasurer for October 2024 through February 2025 and corresponding resolution 24-017.

Vice Chairman Burnett introduced the topic and offered up the following slate of officer candidates as a motion: Jerry Brakebill – Chairman; Craig Kvamme – Vice Chairman; and Mac McOmber – Treasurer. This was seconded by Commissioner Kvamme.

ALL AYES.

- D. ACTION ITEM: DL Evans Bank Account Signatories/Users (Squyres):** Review, discuss, and consider approving the four EURA officers as bank account signatories and users along with corresponding resolution 24-018.

Squyres introduced the topic. A motion was made by Commissioner Burnett and seconded by Commissioner Brakebill to approve the four EURA officers as bank account signatories.

ALL AYES.

- E. ACTION ITEM: Filling of Open Committee Seats (Squyres):** Review, discuss, and consider filling open committee seats along with corresponding resolution 24-019.

Squyres introduced the topic and the openings for each committee. Discussions were had whether to keep committees or not. Ultimately, the board decided to keep the committees as they are helpful and decided to begin recording all meetings and posting to the EURA website. Squyres and Commissioner Butler will work on policies/duties. Discussions were had to amend the Executive Committee with the new officers; to amend the Parking and Transportation Committee by adding Commissioner Hope; to amend the Project Committee by adding forthcoming Commissioner Dietrich when he joins in November; to amend the Request for Proposal Committee to add Commissioner Hope and Dietrich. A motion was made by Commissioner Brakebill and seconded by

Commissioner Butler to approve these amendments to the committees along with the recordings of future meetings and crafting of policies as they relate to the committees.

ALL AYES.

X. ADJOURNMENT:

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

ALL AYES.

Jerry Brakebill, Chairman

Ashley Squyres, Executive Director