

## **KETCHUM URBAN RENEWAL BOARD MEETING CALENDAR**

**Tuesday, September 3, 2013, beginning at 4:45 p.m.**

**480 East Avenue, North, Ketchum, Idaho**

1. CALL TO ORDER
2. COMMUNICATIONS FROM THE BOARD OF COMMISSIONERS.
3. COMMUNICATIONS FROM THE PUBLIC.
4. PUBLIC HEARINGS.
  - a) Resolution 13-URA6: Adopting the FY2013-14 Budget - Gary Marks, Executive Director.
5. CONSENT CALENDAR.
  - a) Approval of minutes from the August 5, 2013 URA Board meeting.
  - b) Recommendation to approve current bills.
6. EXECUTIVE SESSION to discuss personnel, litigation and land acquisition pursuant to Idaho Code §§67-2345 1(a) (b), (c) and (f).
7. ADJOURNMENT.

Any person needing special accommodations to participate in the above noticed meeting should contact the Ketchum Urban Renewal Agency three days prior to the meeting at (208) 726-3841.

This agenda is subject to revisions and additions. NOTE: Revised portions of the agenda are underlined in **bold**. Public information on agenda items is available in the Clerk's Office located at 480 East Ave. N in Ketchum or (208) 726-3841.

# **Ketchum Urban Renewal Agency, Idaho**

**P.O. Box 2315 Ketchum, ID 83340 (208) 726-3841 Fax: (208) 726-8234**



September 3, 2013

Chairman Eshman and Board of Commissioners  
Ketchum Urban Renewal Agency  
Ketchum, Idaho

Chairman Eshman and Board of Commissioners:

## **Recommendation to Hold Public Hearing and Adopt Resolution No. 13-URA6 The FY 2013-14 Annual Appropriation Resolution**

### Introduction/History

Per Idaho Code 50-2006 the Urban Renewal Agency is required to pass an annual appropriation resolution and submit the resolution to the City Clerk of the City of Ketchum

On August 15, 2013 the Board of Commissioners adopted Resolution No. 13-URA5 approving the proposed budget for Fiscal Year Beginning October 1, 2013 and ending September 30, 2014, containing the proposed expenditures and revenues necessary for all purposes for said fiscal year to be raised and appropriated within Ketchum, Idaho and providing for publication of Notice of Public Hearing and for Public Hearing Thereon.

### Current Report

The Board of Commissioners will hold a Public Hearing on September 3, 2013 at 4:45 p.m. for the purpose of considering and fixing a final budget and making appropriations to each fund for the next fiscal year (2013-14) at which time Ketchum citizens may appear and be heard upon any part or parts of said budget.

The Board of Commissioners will consider adopting Resolution Number 13-URA6, entitled the Annual Appropriation Resolution for the Fiscal Year beginning October 1, 2013, appropriating sums of money authorized by law and deemed necessary to defray all expenses and liabilities of the Urban Renewal Agency and providing an effective date.

### Financial Requirement/Impact

The Fiscal Year 2013-2014 Urban Renewal Agency Budget provides budget authority for the services and projects the Agency anticipates to provide during the new fiscal year.

Recommendation

I respectfully recommend that the Board of Commissioners hold the Public Hearing and pass the Annual Appropriation Resolution No. 13-URA6.

Recommended Motion

*"I move to approve Resolution No. 13-URA6, The Annual Appropriation Resolution for the Fiscal Year commencing October 1, 2013 and ending September 30, 2014."*

Sincerely,

Sandra E. Cady  
Secretary/Treasurer

RESOLUTION NO. 13-URA6

BY THE BOARD OF COMMISSIONERS OF THE KETCHUM URBAN RENEWAL AGENCY OF KETCHUM, IDAHO:

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE KETCHUM URBAN RENEWAL AGENCY OF KETCHUM, IDAHO, TO BE TERMED "THE ANNUAL APPROPRIATION RESOLUTION", APPROPRIATING SUMS OF MONEY AUTHORIZED BY LAW AND DEEMED NECESSARY TO DEFRAY ALL EXPENSES AND LIABILITIES OF THE URBAN RENEWAL AGENCY, FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2013, AND ENDING SEPTEMBER 30, 2014, FOR ALL GENERAL, SPECIAL AND CORPORATE PURPOSES; DIRECTING THE EXECUTIVE DIRECTOR TO SUBMIT SAID BUDGET; AND PROVIDING AN EFFECTIVE DATE.

THIS RESOLUTION, made on the date hereinafter set forth by the Ketchum Urban Renewal Agency of Ketchum, Idaho, an independent public body corporate and politic, authorized under the authority of the Idaho Urban Renewal Law of 1965, as amended, Chapter 20, Title 50, Idaho Code, a duly created and functioning urban renewal agency for Ketchum, Idaho, hereinafter referred to as the Agency.

WHEREAS, the Agency, an independent public body, corporate and politic, is an urban renewal agency created by and existing under the authority of and pursuant to the Idaho Urban Renewal Law of 1965, being Idaho Code, Title 50, Chapter 20, as amended and supplemented;

WHEREAS, the City Council of the City of Ketchum, Idaho (the City), on October 30, 2006, after notice duly published, conducted a public hearing on the Ketchum Urban Renewal Plan (the Urban Renewal Plan);

WHEREAS, following said public hearing the City adopted its Ordinance No. 992 on November 15, 2006, approving the Urban Renewal Plan and making certain findings;

WHEREAS, the City Council of the City of Ketchum, Idaho (the City), on November 15, 2010, after notice duly published, conducted a public hearing and adopted its Ordinance No. 1077, approving a revised Urban Renewal Area Plan with a revised revenue allocation area;

WHEREAS, pursuant to Idaho Code Sections 50-2006, 50-2903(5) and 50-1002, Agency staff has prepared a budget and the Agency has tentatively approved estimated revenues and expenditures for the fiscal year commencing October 1, 2013, and ending September 30, 2014, by virtue of its action at the Agency's Board meeting of August 15, 2013;

WHEREAS, Agency has previously published notice of a public hearing to be conducted on September 3, 2013, at 4:45 p.m., at the Ketchum City Council Chambers, located at 480 East Avenue North, Ketchum, Idaho;

WHEREAS, on September 3, 2013, pursuant to Section 50-1002, Idaho Code, the Agency will hold a public hearing at the Ketchum City Council Chambers, located at 480 East Avenue North, Ketchum, Idaho, on the proposed budget and will consider public comment on services, expenditures, and revenues planned for Fiscal Year 2014;

WHEREAS, pursuant to Section 50-2006, Idaho Code, the Agency is required to pass an annual appropriation resolution and submit the resolution to the City Clerk of the City of Ketchum.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE BOARD OF COMMISSIONERS OF THE KETCHUM URBAN RENEWAL AGENCY OF KETCHUM, IDAHO, AS FOLLOWS:

Section 1: That the sums of money, or as much thereof as may be authorized by law, needed, or deemed necessary to defray all expenses and liabilities of the Agency, as set forth in Exhibit A, which is annexed hereto and by reference made a part of this Resolution, are hereby appropriated for the general, special and corporate purposes and objectives of the Agency for the fiscal year commencing October 1, 2013, and ending September 30, 2014.

Section 2: That the Chairman shall submit said budget to the City of Ketchum upon adoption of this Resolution.

Section 3: That this Resolution shall be in full force and effect immediately upon its adoption and approval.

PASSED AND ADOPTED by the Ketchum Urban Renewal Agency of the City of Ketchum, Idaho, on September 3, 2013. Signed by the Chairman of the Board of Commissioners, and attested by the Secretary/Treasurer to the Board of Commissioners, on this 3rd day of September 2013.

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MARK ESHMAN  
Chairman

ATTEST:

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Sandra E. Cady, CMC  
Secretary/Treasurer

EXHIBIT A

**REVENUE:**

**URBAN RENEWAL FUND**

Tax Increment Revenue	708,763
Other Revenue	56,000
Fund Balance	67,974
<b>TOTAL URBAN RENEWAL FUND</b>	<b>832,737</b>

**URBAN RENEWAL DEBT SERVICE FUND** **400,743**

**Total Revenue** **1,233,480**

**EXPENDITURES:**

<b>URBAN RENEWAL FUND</b>	<b>832,737</b>
<b>URBAN RENEWAL DEBT SERVICE FUND</b>	<u><b>400,343</b></u>
<b>Total Expenditures</b>	<b>1,233,080</b>



**SPECIAL MEETING OF THE KETCHUM  
URBAN RENEWAL AGENCY  
August 5, 2013**

**Commissioners present:** Chairman Mark Eshman  
Commissioner Michael David (by phone)  
Commissioner Randy Hall  
Commissioner Jim Slanetz  
Vice-Chairman Trish Wilson

**Commissioners absent:** Commissioner Trina Peters  
Commissioner Tim Eagan

**Also present:** Executive Director Gary Marks  
Attorney Stephanie Bonney  
Minutes written by Ketchum Recording Secretary Sunny Grant

**1. This Special Meeting of the Ketchum Urban Renewal Agency was called to order by Chairman Mark Eshman at 5:02p.m. at City Hall, Ketchum, Idaho.**

**2. Communications from the Board of Commissioners**

- Commissioner Randy Hall said people were making positive comments on Ketchum's Walkability signs.
- Commissioner Trish Wilson complimented Bigwood Bread on its most attractive, nicely landscaped project.
- Chairman Mark Eshman said the new coffee shop Velocio's business was 50% better than they expected; and he'd heard that Starbucks' business was booming since Velocio opened.

**3. Comments from the Public**

No comments at this time.

**4. Public Hearing**

**Resolution 13-URA4, amending Resolution 12-URA5, the annual appropriations resolution for the fiscal year beginning October 1, 2012, and ending September 30, 2013: appropriating additional monies to be received by the Ketchum Urban Renewal Agency, Ketchum, Idaho, in the sum of \$111,500, and providing an effective date.**

Executive Director Gary Marks said the URA Board approved Resolution 13-URA3 at their last meeting, setting forth this public hearing to consider amending the budget of the current fiscal year 2013. The URA Board has indicated they want to support Ketchum's Walkability project. Resolution 13-URA4 amends the FY2013 budget. If all \$111,500 is spent, Marks projected the URA's fund balance at the end of FY2013 would be 28% compared to total annual revenue. He projected fund balance at the end of FY2014 at 44%. Marks suggested the URA consider capital project or projects they'd like to fund in the future.

**PUBLIC COMMENT:**

- Ketchum resident Mickey Garcia asked how this money tied into Capital Improvements, and if other City improvement projects like sidewalks would continue to be done.

Executive Director Marks said the project was part of the City of Ketchum's Capital Improvements, but the URA Board indicated they wanted to shift the Walkability program into the URA budget. The URA's Capital Improvement Plan will probably be amended accordingly at some point. The Ketchum Council will review the City's upcoming Capital Improvement projects included in the FY2014 budget later this month.

**Commissioner Trish Wilson moved to adopt Resolution 13-URA4 of the Ketchum Urban Renewal Agency of Ketchum, Idaho, amending Resolution 12-URA5, the annual appropriations resolution for the fiscal year beginning October 1, 2012 and ending September 30, 2013, appropriating additional moneys to be received by the Ketchum Urban Renewal Agency, Ketchum, Idaho in the sum of \$111,500 and providing an effective date. Motion seconded by Commissioner Randy Hall, and passed unanimously.**

**5. Consent Calendar**

- a. Approval of minutes from the July 15, 2013 URA Board meeting**
- b. Recommendation to approve current bills**

Chairman Eshman confirmed that the bill from Conrad Brothers was for the Walkability project.

**Commissioner Randy Hall moved to approve the Consent Calendar for August 5, 2013, seconded by Commissioner Trish Wilson. Motion passed unanimously.**

**6. EXECUTIVE SESSION**

**Commissioner Randy Hall moved to go into Executive Session at 5:13 p.m. to discuss land acquisition, pursuant to Idaho Code §§67-2345 1(c). Motion seconded by Commissioner Jim Slanetz. Roll call: Commissioner Michael David yes, Commissioner Jim Slanetz yes, Commissioner Trish Wilson yes, Commissioner Randy Hall yes, and Chairman Mark Eshman yes. Motion passed unanimously.**

**Open Session resumed at 6:00p.m.**

**7. ADJOURNMENT**

**Commissioner Randy Hall moved to adjourn at 6:01pm. Motion seconded by Commissioner Jim Slanetz, and passed unanimously.**

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MARK ESHMAN,  
Chairman

ATTEST:

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SANDRA E. CADY, CMC  
Secretary/Treasurer



## Report Criteria:

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

[Report].GL Account Number = "961000000"- "9844109930"

Vendor Name	Invoice Number	Description	Net Invoice Amount
<b>URBAN RENEWAL AGENCY</b>			
<b>URBAN RENEWAL EXPENDITURES</b>			
<b>98-4410-2505 HEALTH REIMBURSEMENT ACCT(HRA)</b>			
NBS-NATIONAL BENEFIT SERVI	CP-0112882	July HRA Claims	17.52
<b>98-4410-3100 OFFICE SUPPLIES &amp; POSTAGE</b>			
JOHNNY G'S SUBSHACK, LLC	33640	URA Meeting Lunches	95.93
UNIFIED OFFICE SERVICES	165499	Name Plate	47.85
<b>98-4410-4200 PROFESSIONAL SERVICES</b>			
GRANT, SUZANNE	080613	URA Minutes 08/05/13	15.00
MOORE SMITH BUXTON & TUR	44834	1536-03 - General	447.80
NBS-NATIONAL BENEFIT SERVI	424879	HRA Admin Fees	3.06
<b>98-4410-4400 ADVERTISING &amp; LEGAL PUBLICATIO</b>			
EXPRESS PUBLISHING, INC.	2196-07/13	Account 2196	427.32
<b>98-4410-4900 PERSONNEL TRAINING/TRAVEL/MTG</b>			
US BANK	07/25/13	RAI Meeting Expenses - Lisa E.	3.00
<b>98-4410-7850 KCDC WALKABILITY PROJECT</b>			
City of Ketchum	080713	Reimburse City for Walkability	6,826.80
CONRAD BROTHERS OF IDAHO	1794	Walkability	44,614.44
<b>98-4410-8801 REIMBURSE CITY GENERAL FUND</b>			
City of Ketchum	07/31/13	Reimbursement for Salaries - July 2013	4,059.43
City of Ketchum	07/31/13	Reimbursement for Benefits - July 2013	1,741.19
City of Ketchum	07/31/13	Reimbursement for Administrative Expenses - July 2013	1,994.55
Total URBAN RENEWAL EXPENDITURES:			60,293.89
Total URBAN RENEWAL AGENCY:			60,293.89
Grand Totals:			60,293.89