



City of Moscow Council Chambers • 206 E 3<sup>rd</sup> Street • Moscow, ID 83843

McCabe called the meeting to order at 7:09 a.m.

**Attendance:**

Commission Members	Staff Present	Others Present
John McCabe, Chair	Jeff Jones, Executive Director	Tim Brown, Councilmember
Steve Drown	Don Palmer, Finance Director	Patrick Vaughan, County Assessor
Tom Lamar	Stephanie Kalasz, City Clerk	Garrett Thompson
Brandy Sullivan		
Dave McGraw		
Steve McGeehan		
Absent: Sue Scott		

1. Consent Agenda - Any item will be removed from the consent agenda at the request of any member of the Board and that item will be considered separately later.
  - A. Minutes from December 14, 2011 Meeting
  - B. December Payables
  - C. December Financials

**ACTION:** Approve the consent agenda or take such action deemed appropriate.

Lamar moved and McGeehan seconded approval of the consent agenda. Motion carried unanimously.

2. Public Comment for items *not on agenda*: 3 minute limit – No public comment was offered.
3. Announcements
  - o State of the City, February 15, 2012
  - o Audit Report /URA Annual Report (February 22, 2012, **Important Meeting!**)
  - o Wal-Mart Stores Grand Opening, January 25@7:30am
  - o CEDA, Joint Annual Membership & Partner Meeting, February 16, 2012

Jones said the State of the City speech will be February 15<sup>th</sup>. He said the February 22<sup>nd</sup> meeting is important because the audit report and URA annual report will be on the agenda. The Wal-Mart grand opening will be on January 25<sup>th</sup>. He discussed the CEDA joint annual membership and partner meeting that will be held on February 16<sup>th</sup>.

4. Economic Indicators (national, regional, local) – Jeff Jones  
Jones reviewed economic indicators for July through November 2011. Idaho is recovering but most of the metropolitan statistical areas are still considered to be in recession. The state and Latah County are going in the right direction. Moscow's median household income is higher than Pullman and Clarkston but is lower

than state and national levels. Per capita income had similar results. He went through some figures from EMSI Complete Employment 2011.4 to discuss how certain types of businesses are doing. Government employment growth is down which had an effect on retailers. McGeehan asked about diversification. Jones discussed how diversification affects the numbers that were reported. Brown said he was surprised to see incomes lower in Pullman. Jones said that is because the number of students is higher in Pullman. He said there are 168 jobs at Alturas that average over \$52,000 per year which is good. There was discussion about how students affect the numbers.

#### 5. Legacy Crossing Urban Renewal District Status – Jeff Jones

- Asbestos Abatement
- Demolition of “Coffee House” building
- Environmental Phase II /EPA Brownfield Multi-purpose Grant
- ALTA Survey
- Reurbanization Concepts

Jones said the asbestos abatement on the coffee house building needs to be completed. He has received three bids and they are high but it needs to be done. The lowest bid was \$5,365 and he would like to enter into a contract to have it done. Lamar asked what that fee would cover. Jones explained that covers the abatement and it will be another \$4,000 to demolish the building. He discussed what will need to be done after that has been completed. The money has been budgeted for the project. He would like to get permission to move forward. Sullivan moved to have Jones enter into a contract for hazardous waste abatement for \$5,400 and up to \$10,000 for demolition. Lamar seconded the motion. There was discussion about the budget. Motion carried unanimously.

Jones said Dumas Seed has changed their mind about taking advantage of the brownfields grant. It is moving along and Phase 2 should start soon. There is an EPA Brownfield Multi-Purpose Grant that can be used for some clean-up. The application may need to be made by the URA so he would like permission to move forward with the grant application. He discussed the stipulations of the grant and what it would cover. There was discussion about how detailed the application needs to be. Lamar moved to apply for the EPA Brownfield Multi-Purpose Grant. Drown seconded the motion. Motion carried. Jones discussed what the ALTA Survey will cover and the information it will supply.

Jones said reurbanization concepts should be considered in the future for the Legacy Crossing area. It can be broken down into areas and goals can be made for improvements. It will help a lot to start to drive development. It is important for people to see things happening there. He will bring forward a breakdown in the future for how the Board should proceed. There was some discussion about possible improvements. Jones said everything has a price tag but not everything is super expensive. Some nice things can be done that do not cost a lot. He discussed some possible projects to help promote corridor development.

#### 6. Alturas Technology Park Status – Jeff Jones

- Target Marketing – Remaining Lots

Jones discussed marketing Alturas Technology Park by targeting certain types of firms. There are six lots left. There was some general economic development discussion.

Adjournment – The meeting adjourned at 8:02 a.m.