



Agenda: Thursday, November 5, 2015, 7:00 a.m.

City of Moscow Council Chambers • 206 E 3rd Street • Moscow, ID 83843

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 October 15, 2015
 - B. September 2015 Financials

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

2. **Public Comment for items *not on agenda*:** Three minute limit
3. **Announcements**

4. **828 West Pullman Road Landscape Enhancement Development Agreement – Bill Belknap**

Potlatch Federal Credit Union (PFCU) recently purchased the prior Time Warner building located at 828 West Pullman Road and is currently in the process of renovating the building and property for a new office location. Staff contacted the Credit Union to discuss expansion of their landscaping into the adjacent public right-of-way, which they had previously planned to pave, to improve the aesthetics of the property at the Pullman Road and Line Street intersection which has been identified as a community goal through the City's recently Entryway Beautification Project. The subject property is not within the Legacy Crossing District, but the right-of-way adjacent to the site is located within the District. Under the terms of the proposed agreement, the Agency would contribute up to \$2,000 for the expanded landscaping to be located within the adjacent public right-of-way. PFCU would then assume the obligation to maintain and preserve the landscaping for a period of 10 years.

ACTION: Approve the proposed Development Agreement with Potlatch Federal Credit Union and Associated Resolution; or take such other action deemed appropriate.

5. **Sixth and Jackson Brownfield Remediation Project Update – Bill Belknap**

In 2013 the MURA applied for and received an EPA Brownfield cleanup grant to assist in funding the environmental remediation of the 6th and Jackson property. The remediation work has been separated into two Phases. Phase I will address the excavation of contaminated soils from the site and Phase II will include groundwater remediation activities. Staff will provide an update on the status of the remediation work.

ACTION: Accept Report

6. Requested Amendment of Sangria Downtown LLC Exclusive Negotiation Agreement Schedule of Performance – Bill Belknap

On February 26, 2015, the Board selected Sangria Downtown LLC as the successful respondent to a request for proposals for development of the MURA's 6th and Jackson property. On April 8, 2015, the Board Approved an Exclusive Negotiation Agreement (ENA) to enter into negotiations regarding the property development which was executed on April 24, 2015. The ENA included a schedule of performance which specified specific dates for certain actions by both parties including the submission of development plans from Sangria Downtown LLC by July 1, 2015. On August 12th the Board approved an amendment to the Schedule of Performance to allow additional time for Sangria Downtown LLC to submit their development plans, shifting that date to October 1, 2015. Staff has received a second request to shift that date to November 12th, 2015. Staff has prepared a revised schedule of performance for the Board's consideration and approval.

ACTION: Approve the proposed revised schedule of performance; or take such other action deemed appropriate.

7. General District Updates – Bill Belknap

- Legacy Crossing District
- Alturas District

8. Adjourn - Executive Session per Idaho Code 74-206(1)(C) and (F) – The meeting will not reconvene.

NOTICE: Individuals attending the meeting who require special assistance to accommodate physical, hearing, or other impairments, please contact the City Clerk, at (208) 883-7015 or TDD 883-7019, as soon as possible so that arrangements may be made.