



Minutes: Thursday, September 7, 2017, 7:00

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

Joint Meeting of Moscow Urban Renewal Agency and Moscow City Council

Agency Members Present	Council Members Present	Also in Attendance
Steve McGeehan, Chair	Bill Lambert, Mayor	Bill Belknap, MURA Executive Director
Art Bettge	Art Bettge	Gary Riedner, MURA Interim Treasurer
Dave McGraw	Jim Boland	Anne Peterson, MURA Clerk
Ron Smith	Kathryn Bonzo	
Brandy Sullivan	Walter Steed	
John Weber	Gina Taruscio	
	John Weber	

Chair McGeehan called the meeting to order at 7:00 a.m.

Agency Business

- 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.
 - Minutes from August 17, 2017***ACTION:** *Approve the consent agenda or take such other action deemed appropriate.*

Bettge moved approval of the consent agenda, seconded by Weber. Motion carried unanimously.

Joint Meeting with Moscow City Council

- Welcome –Chair McGeehan and Mayor Lambert**

McGeehan welcomed everyone to the meeting. Introductions were not necessary.

- Update of City Strategic Plan, Current and Future Projects – Gary J. Riedner**

Riedner provided a status report on the City Strategic Planning process, including some of the driving forces and trends such as tax implications, services outpacing resources, aging/failing infrastructure, University of Idaho enrollment, employment levels, etc. Goal is to provide opportunity for the community while continuing to support the current climate of friendliness and good sense of place. City is doing longer-range planning in all areas with the critical goal of providing transparency throughout the process. The City's partnership with URA will be very important in addressing the aging downtown infrastructure and deteriorating pavement.

- Review of Agency Strategic Plan and Recent Projects – Bill Belknap**

Belknap quickly reviewed the Agency Strategic Plan and its goals, plans and objectives that focus on the Agency mission of growth, enhancement, collaboration and investment in the community. A five-year capital improvement plan has been created to assist with longer-term planning and focuses on helping partner entities achieve their goals for the community. Project highlights demonstrate to the public the benefit of Agency activities

such as the downtown restroom project, downtown sidewalk replacement, Styner/White pedestrian underpass and numerous streetscape enhancements.

4. Overview of Potential Legacy Crossing Amendment and New South Moscow District – Bill Belknap

Based on the initial conversation during last year's joint meeting, the Agency has continued exploration of amending the Legacy Crossing District boundaries so the Agency could partner with City projects such as city beautification and additional Main Street intersection bulb-outs and sidewalk café space. At the same time, the need for more industrial-zoned properties and desired infrastructure improvements in South Moscow has developed into a priority goal of the MURA to create a new urban renewal district. Belknap described many of the considerations leading to the establishment of potential new or revised district boundaries, keeping in mind the total area within all renewal districts cannot not surpass the 10% threshold of total assessed valuation of City property. Belknap briefly explained the process and there was discussion about the County's hesitancy to provide a Transfer of Power Ordinance. Counties do have the authority to create their own urban renewal districts but other complications would make that route less desirable. McGraw expressed concern that a Legacy Crossing expansion could appear to citizens as overreach unless the reasoning was very well articulated. Riedner said some URAs within Idaho have had trouble because they were too aggressive, but Moscow's renewal districts have only been created in response to very particular needs. He added that since a large portion of Moscow's land is tax exempt, the incremental growth within renewal districts helps increase the tax base. An audience member suggested that including the property owners very early in the conversation would make a huge difference in their willingness to be included within district boundaries. McGraw stated the County Commissioners are completely on board with the South Moscow district and he'd like to revisit the Transfer of Power option. Taruscio suggested the Council and Agency members should be provided specific talking points to help explain URAs in general as they speak with citizens. Belknap outlined the process for district amendment or creation which includes further discussion with property owners, eligibility studies, Agency approval of eligibility reports, approval via Agency resolution, review by Planning & Zoning, a public hearing before City Council, and final approval via City ordinance. Consensus was for the Agency to continue its efforts toward amending Legacy Crossing and studying a new South Moscow district.

5. Discussion of Potential Future Projects and Priorities – Chair McGeehan and Mayor Lambert

Boland asked about potential Agency involvement with the Dumas site development and Belknap said the property is under contract but no project plans have been submitted. Boland asked if Crites had plans to move or expand within Legacy Crossing. Garrett Thompson stated from the audience that they have no plans to move. Boland asked if a pedestrian underpass is under discussion at the Identity on Main area and Belknap said the Palouse Path Task Force has discussed it.

6. Adjourn

McGeehan declared the meeting adjourned at 8:20 am.


Steve McGeehan, Agency Chair
Brandy Sullivan, Vice

9-21-17
Date