



Meeting Agenda: Thursday, February 21, 2019, 7:00 a.m.

City of Moscow Council Chambers • 206 E 3rd Street • Moscow, ID 83843
(A) = Board Action Item

1. **Consent Agenda (A)**- 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 February 7, 2019
 - B. January 2019 Payables
 - C. January 2019 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. **Deliberation on Sixth and Jackson Proposals (A) – Bill Belknap**

On September 8, 2018, the Agency published a request for proposals for the disposition and development of the portions of the Sixth and Jackson property that would remain after the development of Hello Walk. Three proposals were received by the submission deadline of December 21, 2018 and one was withdrawn thereafter. The Board received presentations of the two remaining proposals, asked questions of the respondents, and accepted public comment at the Board's on February 7, 2019 meeting. The Board members were then provided evaluation scoring sheets to individually evaluate the proposals. These evaluations have been compiled for the Board's review and continued deliberation. The Board may choose to accept a proposal, reject all proposals, or take other action as deemed appropriate.

ACTION: Upon continued review and deliberation, accept a proposal and direct staff to prepare the associated Exclusive Negotiation Agreement; reject all proposals; or, take other action as deemed appropriate.

4. **Dumas Seed Warehouse Redevelopment Project Review (A) – Bill Belknap**

Noel Blum recently purchased the prior Dumas Seed Warehouse property with the intent of developing the site. The remaining brick powerhouse building was separated from the main property and sold to Mr. Garrett Thompson with the intent of preserving and repurposing the existing building. Mr. Blum will begin development of his property this spring. There are several public improvements surrounding the site that Staff is proposing the Agency partner with Mr. Blum, Mr. Thompson, and the City within FY2019 and FY2020. These improvements include the construction of a pedestrian pathway, participation in frontage improvements for the Thompson frontage, and reconstruction of Almon Street from 3rd Street to A Street and First Street from Almon to Jackson. Two of these public improvements (Almon Street and the pathway) are already contained within the Agency's five year capital improvement plan. Staff is seeking Board

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authorization to prepare participation agreements with the relevant parties to document the Agency's financial participation.

ACTION: Approve the proposed financial participation and authorize staff to prepare and execute the associated participation agreement; or take such other on deemed appropriate.

5. Public Records Custodian Designation Resolution (A) – Bill Belknap

During the 2018 legislative session, the legislature modified Idaho Code Section 74-119 requiring every public entity to adopt guidelines concerning public records including where records are located, the primary custodian of the records, and an alternate custodian for "contingencies." Staff has prepared the required resolution for the Board's review and approval which designates the Board Clerk as the primary custodian and the Executive Director as the alternate custodian.

ACTION: Approve the proposed public records custodian resolution, or take other action as deemed appropriate.

6. General Agency Updates – Bill Belknap

- Legacy Crossing District
- Alturas District
- General Agency Business