

**CALDWELL URBAN RENEWAL AGENCY**  
**7:00 P.M.**  
**Tuesday, October 9, 2018**  
**REGULARLY SCHEDULED MEETING**

**ROLL CALL**  
**CONFLICT OF INTEREST DECLARATION**  
**APPROVE AGENDA**  
**SPECIAL PRESENTATIONS**  
**PUBLIC COMMENTS**

**CONSENT CALENDAR [All Consent Calendar items are consider ACTION ITEMS]**

- 1) Approve minutes from the Urban Renewal Agency Regularly Scheduled Meeting held on September 10, 2018;
- 2) Approve the 2019 Urban Renewal Meeting Calendar;
- 3) Approve Resolution accepting the Corporate Warranty Deed for property conveyed to Sky Ranch Real Estate, LLC, a Delaware limited liability company, for property located on Smeed Parkway;
- 4) Approve Resolution approving the ratification and acceptance of the Utility Easement from the Urban Renewal Agency of the City of Caldwell, Idaho to the City of Caldwell pertaining to property located in the Sky Ranch Business Center;
- 5) Approve Resolution approving the ratification and acceptance of the Addendum to Option Agreement with Sky Ranch Real Estate, LLC for property located within the Sky Ranch Business Center.

**OLD BUSINESS**

- 1) Economic Development Activity Report from Steve Fultz (September 2018).
- 2) Economic Development Activity Report from Keri Sigman (September 2018).

**NEW BUSINESS**

- 1) **ACTION ITEM:** Consider invoices for payment from the Urban Renewal Agency Treasurer:

VENDOR	AMOUNT	DESCRIPTION
Hamilton, Michaelson, Hilty Attorneys at Law	\$4,500.00	September – Attorney Fees
City of Caldwell – Economic Development	\$18,000.00	October – Economic Development
Schlinder Elevator Company	\$1,861.20	TVCC Building – Elevator Maintenance
City of Caldwell	\$75.00	Office Space Lease September
<b>TOTAL</b>	<b>\$24,436.20</b>	

- 2) **ACTION ITEM:** Consider ratification of the 2018 bond drawdowns listed below for the Indian Creek Plaza Project.

VENDOR	AMOUNT	DESCRIPTION
<b>Draw #6</b> McAlvain Construction	\$296,071.66	Construction – August
Caldwell URA Reimbursement Cost	\$1,297,488.83	Design & Construction Costs December – February

- 3) **ACTION ITEM:** Treasurer Report:
- Approve Monthly Cash Reconciliation Reports.
- 4) URA Consultant Report.  
5) Attorney Report.  
6) Chairman Report.  
7) Commissioner Reports.  
8) Motion to adjourn.

**Next Regularly Scheduled Urban Renewal Agency Meeting: Monday, November 12, 2018 at 7:00 p.m.**

Location: Community Room at the Caldwell Police Station at 110 South Fifth. Any person needing special accommodations to participate in the meeting should contact the Secretary to the Urban Renewal Agency at 411 Blaine Street or call #455-4656 prior to the meeting. The entire agenda packet and minutes may be viewed on the City of Caldwell's website: <http://www.cityofcaldwell.com/page/AgendasT/or> <http://www.cityofcaldwell.com/1889447> .  
Cualquier persona que necesita arreglos especiales para participar en la reunión debe comunicarse con el Secretario de la Ciudad en 411 Blaine Street o llame al # 455 a 4656 antes de la reunión.