

CALDWELL URBAN RENEWAL AGENCY
7:00 P.M.
Monday, November 13, 2017
REGULARLY SCHEDULED MEETING

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

CONSENT CALENDAR

- 1) Approve minutes from the Urban Renewal Agency Regularly Scheduled Meeting held on October 9, 2017;
- 2) Approve request to void URA Resolution No. 2017-37 concerning Warranty Deed (Instrument No. 2017-033603) – Badger Creek Investments, LLC for future consideration of acceptance by the Caldwell City Council.

OLD BUSINESS

- 1) Economic Development Activity Report from Steve Fultz (October 2017).
- 2) Economic Development Activity Report from Keri Sigman (October 2017).

NEW BUSINESS

- 1) Consider invoices for payment from the Urban Renewal Agency Treasurer
- 2) Approve Resolution authorizing the execution of Real Estate Lease Agreement for property known as 215 S. Kimball effective January 1, 2018 – December 31, 2018;
- 3) Approve Resolution authorizing the execution of Real Estate Lease Agreement for property known as MEZANINE at 217 S. Kimball effective January 1, 2018 – December 31, 2018;
- 4) Approve Resolution authorizing the execution of Real Estate Lease Agreement for property known as 217 S. Kimball effective January 1, 2018 – December 31, 2018;

VENDOR	AMOUNT	DESCRIPTION
HMH	\$4,500.00	October Attorney Fees
City of Caldwell – Econ. Development	\$18,000.00	November Economic Dev. Contribution
Electric Wholesale Supply CO	\$40,650.00	Indian Creek Plaza-Electrical
City of Caldwell	\$352,731.49	Reimbursement for City Project Costs Paid
City of Caldwell	\$2,910.37	Reimbursement for URA Expenses Paid
Redevelopment Association of Idaho	\$3,250.00	Membership Dues/Legislative Contr. FY2018
Suzy Crisci	\$380.00	Reimbursement/Home Inspection/5221 E Linden
Skinner Land Survey	\$2,500.00	Record of Survey/0 KCID
Barnes Construction	\$9,185.25	Building Repairs/217 S Kimball/Painted Lady
AMFEC Inc.	\$25,000.00	BIG Payment #3
Johnson Thermal Systems	\$12,500.00	BIG Payment #7
GGLO	\$185,962.50	Indian Creek Plaza/Design Services/Aug&Sept

Caldwell Irrigation Lateral	\$2,721.92	Irrigation Assessments 2018
Pioneer Irrigation Lateral	\$6,317.76	Irrigation Assessments 2018
McAlvain Construction	\$308,539.20	Indian Creek Plaza/Construction/October
TOTAL	\$975,148.49	

- 5) Ratify payment to McAlvain Construction, Inc. of \$449,722.29 for Indian Creek Plaza Construction Costs for August and September.
- 6) Treasurer's Report:
 - a. Approve Monthly Cash Reconciliation Report.
 - b. Update Report on URA Project
 - Movie Theater
 - Hickman Property
 - Crisci Property
 - Plaza Financing
 - Capitol Distributors
 - 2018 Increment Estimate
- 7) Attorney's report.
- 8) Chairman's report.
- 9) Commissioner reports.
- 10) Executive Session pursuant to Idaho Code, Section 74-206, Subsection (c) for the purpose of discussing the acquisition of or an interest in real property not owned by a public agency.
- 11) Motion to adjourn.

Next Urban Renewal Regular Meeting: Monday, December 11, 2017 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.