

MINUTES OF REGULAR MEETING
BOARD OF COMMISSIONERS
CAPITAL CITY DEVELOPMENT CORPORATION
121 N. 9th St., Conference Room
Boise, ID 83702
June 13, 2016 12:00 p.m.

I. CALL TO ORDER:

Chairman Hale convened the meeting with a quorum at 12:02 p.m.

Present were: Commissioner David Scot Ludwig, Commissioner Dana Zuckerman, Commissioner Pat Shalz, Commissioner Ben Quintana, Commissioner Ryan Woodings, Commissioner Maryanne Jordan, Commissioner David Bieter, and Commissioner John Hale. Commissioner Pearson was absent.

Agency staff members present were: John Brunelle, Executive Director; Todd Bunderson, Development Director; Max Clark, Parking and Facilities Director; Mary Watson, Contracts Manager; Doug Woodruff, Project Manager; Shellan Rodriguez, Project Manager; Matt Edmond, Project Manager; Karl Woods, Project Manager; Laura Williams, Project Specialist; Sarah Jones, Administrative Assistant, Deah LaFollette, Executive Assistant. Also present was Agency legal counsel, Ryan Armbruster.

II. AGENDA CHANGES/ADDITIONS:

There were no changes.

Chairman Hale welcomed three newly appointed Commissioners to the CCDC Board of Directors. Commissioner Maryanne Jordan, Commissioner Scot Ludwig, and Commissioner Ben Quintana.

III. CONSENT AGENDA:

Commissioner Zuckerman moved to approve the consent agenda. Commissioner Shalz seconded the motion. Motion carried 8-0

The consent agenda included:

A. Expenses

1. Approval of Paid Invoice Report – May 2016

B. Other

1. Approval of Resolution 1449 Approving Amended Professional Service Agreement for Zimmer Gunsul Frasca Architects, LLP (*Add \$49,962; original contract June 2015*)
2. Approval of Resolution 1450 Approving the First Amendment of the T3 Agreement with The Roost Project, LLC for Broad Street Improvements (*Reduce by \$95,000; Board Approved T3 Agreement August 10, 2015*)

3. Approval of Resolution 1451 T4 Agreement Amendment for City of Boise Broad Street Geothermal Extension (*NTE \$500,000; original agreement May 12, 2015*)
4. Approval of Resolution 1452 Approving Amendment to the CM/GC Contract with Guho Corp. for Early Procurement of Geothermal Pipe and Fittings for Broad Street (*NTE \$288,690; original CM/GC Contract executed March 27, 2016*)

IV. ACTION ITEMS

A. CONSIDER: Designation of BVCG Parcel B, LLC as a Type 3 Project

Todd Bunderson, CCDC Development Director, gave a report. Dave Wali, Gardner Company, and Jeff Wardle, Gardner Company also gave a report.

Commissioner Zuckerman moved to designate this project as a Type 3 special assistance project and direct staff to negotiate the finalized terms for the proposed BVCG Parcel B for future Board review and approval. Commissioner Shalz seconded.

The motion carried 8-0

B. CONSIDER: Designation of Clairvoyant Brewery, LLC as a Type 1 Project

Shellan Rodriguez, CCDC Project Manager, gave a report

Commissioner Zuckerman moved to direct staff to negotiate a Type 1 Participation Agreement for the proposed Clairvoyant Brewery, LLC for future Board review and approval. Commissioner Shalz seconded the motion.

The motion carried 8-0

V. INFORMATION/DISCUSSION ITEMS:

A. Hayman House conveyance/Ash Street RFQ outline

Shellan Rodriguez, CCDC Project Manager, gave a report

B. Transportation Action Plan

Max Clark, CCDC Parking & Facilities Manager, gave a report. Daren Fluke of the City Comprehensive Planning Team also gave a report.

C. Parking Strategic Plan Updates

Max Clark, CCDC Parking & Facilities Manager, gave a report


D. Operations Report

John Brunelle, CCDC Executive Director, gave a report.


VI. ADJOURN

The meeting was adjourned at 2:02p.m.

ADOPTED BY THE BOARD OF DIRECTORS OF THE CAPITAL CITY DEVELOPMENT
CORPORATION ON THE 18 day of July, 2016.



John Hale, Chair



Pat Shalz, Secretary