

# **LIVE STREAMING & AUDIO RECORDING**

***Now In Progress***



COLLABORATE. CREATE. **DEVELOP.** COMPLETE.

# Board of Commissioners

**Regular Meeting  
June 10, 2019**



# AGENDA

## **I. Call to Order**

Chair Zuckerman

## **II. Agenda Changes/Additions**

Chair Zuckerman

## **III. Consent Agenda**

### **A. Expenses**

1. Approval of Paid Invoice Report – May 2019

### **B. Minutes & Reports**

1. Approval of May 13, 2019 Meeting Minutes

# CONSENT AGENDA

Motion to Approve Consent Agenda

# AGENDA

## IV. Action Item

- A. CONSIDER: Resolution #1610 – Approval of 200 Myrtle Street – Boise Caddis – Participation Program Type 2 Agreement (10 minutes).....Laura Williams
- B. CONSIDER: Resolution #1600 – Approval 5<sup>th</sup> and Grove Undergrounding (10 minutes) .....Matt Edmond

## V. Information/Discussion Items

- A. CCDC Monthly Report (5 minutes)..... John Brunelle

## VI. Adjourn

# 200 Myrtle Street – Boise Caddis – Type 2 Agreement



Laura Williams, Project Manager



# Project Location



# Project Background



- 173 for-rent units
  - Studios: 31
  - 1 Bed: 74
  - 2 Bed: 43
  - Efficiency: 24
- 394 structured parking spaces
- 4,000 SF Retail
- 20,000 SF amenities
- \$31 Million Total Development Costs

## Timeline

- February 13, 2019 – DR Approval
- Spring 2019 - Type 2 Agreement Finalize
- Fall 2019 - Construction Start
- Summer 2021 - Construction Complete



# Project Scorecard



- Level A Scoring (140 + Points)
  - FAR score
  - Utility Improvements
  - Public Park/Plaza
  - Parking
  - Environmental Remediation
  - Public Art
- 80% of TIF generated for up to 4 years

[illegible]

- Public Improvement Cost Estimates:
  - Streetscapes & Plaza – \$550,000
  - Street & Alley Paving – \$100,000
  - Utilities – \$200,000
  - Public Art- \$100,000
  - 10% Contingency
  - Total - Approximately \$1.1 Million
- Easements required for some areas to be Eligible:
  - 3<sup>rd</sup> Street
  - Myrtle Street
  - 2<sup>nd</sup> and Broad Street corner

# Reimbursement Schedule

Reimbursement	Project Completion	Assessment Type	Assessment	Taxes Due	Reimbursement Paid	Reimbursement Amount
#1	July 2021	Occupancy Year (Subsequent Roll)	November 2021	Jan. 2022 & June 2022	September 2022	\$122,000
#2	NA	Primary Roll	January 2022	Dec. 2022 & June 2023	September 2023	\$245,000
#3	NA	Primary Roll	January 2023	Dec. 2023 & June 2024	September 2024	\$245,000
#4	NA	Primary Roll	January 2024	Dec. 2024 & June 2025	September 2025	\$245,000
Total						\$857,000

# CONSIDER: Resolution #1610

## Suggested Motion:

I move to adopt Resolution #1610 approving the Type 2 General Assistance Participation Agreement with Boise Caddis, LLC and authorizing the Executive Director to execute the agreement.



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## V. Information/Discussion Items

- A. CCDC Monthly Report (5 minutes)..... John Brunelle

## VI. Adjourn



# CONSIDER: Resolution #1600 Authorizing Idaho Power Work Order and Payment for 5<sup>th</sup> Street Utilities - Undergrounding

Matt Edmond  
Project Manager – Capital Improvements



Legend

Boise

The Gibson

City Hall

Veltex

Main St

Grove St Apartments

NEW UNDERGROUND  
POWER, TELCO &  
CONDUIT

Grove St

OVERHEAD LINES  
TO BE REMOVED

6th St

6th & Front

3rd St

Front St

5th St

Google Earth

400 ft





# Fiscal Notes

Project Scope	Cost
Idaho Power Work Order	\$321,801 (+\$3,500)
Telecom Work	\$108,107
Street Light, Conduit & Vaults	\$52,000
Contingency	\$48,032
<b>PROJECT TOTAL</b>	<b>\$533,440</b>



# Timeline/Next Steps

- June 10: Work order authorization & payment to Idaho Power
- July: Idaho Power begins work
- August: ACHD road work on Main Street
- September: ACHD road work complete



# **CONSIDER:** Resolution #1600 Authorizing Idaho Power Work Order and Payment for 5<sup>th</sup> Street Utilities - Undergrounding

## Suggested Motion

I move to adopt Resolution No. 1600 approving an agreement with and payment to Idaho Power for undergrounding overhead power lines on 5th Street between Front Street and Idaho Street, and south of Grove Street between 3rd Street and 5th Street.



# AGENDA

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## V. Information/Discussion Items

- A. CCDC Monthly Report (5 minutes)..... John Brunelle

## VI. Adjourn

# INFORMATION: CCDC Monthly Report

John Brunelle  
CCDC Executive Director

# Adjourn

*This meeting is being conducted in a location accessible to those with physical disabilities. Participants may request reasonable accommodations, including but not limited to a language interpreter, from CCDC to facilitate their participation in the meeting. For assistance with accommodation, contact CCDC at 121 N 9th St, Suite 501 or (208) 384-4264 (TTY Relay 1-800-377-3529).*