

MINUTES OF REGULAR MEETING
BOARD OF COMMISSIONERS
CAPITAL CITY DEVELOPMENT CORPORATION
121 N. 9th St., Conference Room
Boise, ID 83702
July 15, 2019 12:00 p.m.

I. CALL TO ORDER:

Vice Chair Woodings convened the meeting with a quorum at 12:01 p.m.

Present: Commissioner Gordon Jones, Commissioner Maryanne Jordan, and Commissioner Ryan Woodings. Commissioner Ben Quintana participated by conference phone.

Absent: Commissioner Scot Ludwig, and Commissioner Dana Zuckerman

Agency staff members present were: John Brunelle, Executive Director; Todd Bunderson, Development Director; Max Clark, Parking & Mobility Director; Ross Borden, Finance & Administration Director, Mary Watson, General Counsel & Contracts Manager; Shellan Rodriguez, Real Estate Development Manager; Doug Woodruff, Senior Project Manager; Laura Williams, Project Manager; Matt Edmond, Project Manager; and Sandy Lawrence, Administrative Assistant. Also present was Agency legal counsel, Ryan Armbruster.

II. AGENDA CHANGES/ADDITIONS:

Consent Agenda Item B2 (Resolution #1609) was removed from the agenda, as the material was not included in the Board packet.

III. CONSENT AGENDA

A. Expenses

1. Approval of Paid Invoice Report – June 2019

B. Minutes and Reports

1. Approval of June 10, 2019 Meeting Minutes

C. Other

1. Approve Resolution #1613 – Amend 535 S. 15th Street – River Street Lofts – Participation Program Type 1 Agreement.

Commissioner Jordan moved to approve the Consent Agenda.
Commissioner Jones seconded.
All said Aye, the motion carried 4-0.

Commissioner Bieter arrived at 12:06 p.m.

IV. ACTION ITEM

A. CONSIDER: Resolution #1604 – Approving the Gateway East Participation Program

Matt Edmond, CCDC Project Manager, gave a report.

Commissioner Jordan moved to adopt Resolution #1604, approving the Gateway East CCDC Participation Program.

Commissioner Bieter seconded.
All said Aye, the motion carried 5-0.

B. CONSIDER: Resolution #1611 – Approving 11th & Bannock – Westside Urban Park – Public Art – Type 4 Capital Improvement Reimbursement Agreement

Doug Woodruff, CCDC Senior Project Manager, gave a report.

Commissioner Jordan moved to adopt Resolution #1611, approving the Westside Urban Park Public Art Type 4 Capital Improvement Reimbursement Agreement.

Commissioner Bieter seconded.
All said Aye, the motion carried 5-0.

C. CONSIDER: Resolution #1614 – Approving the Real Property Surplus Designation and Sealed Bid Disposition Policy

Laura Williams CCDC Project Manager, gave a report.

Commissioner Jordan moved to adopt Resolution #1614, approving the Real Property Surplus Designation and Sealed Bid Disposition Policy.

Commissioner Bieter seconded.
All said Aye, the motion carried 5-0.

D. CONSIDER: 1118 W. Idaho Street – Rafanalli and Nahas – Participation Program Type 2 Agreement Designation with Rafanelli & Nahas

Shellan Rodriguez, CCDC Real Estate Development Manager, gave a report.

Commissioner Jordan moved to direct staff to negotiate a final Type 2 Participation Agreement with 11th and Idaho Partners LLC for future Board approval.

Commissioner Bieter seconded.
All said Aye, the motion carried 5-0.

Commissioner Jones left the meeting at 12:38 p.m.

V. INFORMATION/DISCUSSION ITEMS

A. Westside Amendment

Shellan Rodriguez, CCDC Real Estate Development Manager, gave a report.

B. Housing – Ash Street Townhomes Updates

Shellan Rodriguez, CCDC Real Estate Manager, gave a report.

C. CCDC Monthly Report

John Brunelle, CCDC Executive Director, gave a report.

VI. MEETING ADJOURNMENT

There being no further business to come before the Board, a motion was made by Commissioner Jordan to adjourn the meeting. Commissioner Bieter seconded the motion. All said Aye. The motion carried, 4-0. The meeting was adjourned at 12:50 p.m.

ADOPTED BY THE BOARD OF DIRECTORS OF THE CAPITAL CITY DEVELOPMENT CORPORATION ON THE 12th day of AUGUST 2019.



Dana Zuckerman, Chair



David H. Bieter, Secretary