

## Ashton Urban Renewal Agency

Meeting Minutes  
September 28, 2011  
Ashton, Idaho

Chairman Jeff Hamilton called the meeting to order at 4:05 PM. Those in attendance were Jeff Hamilton, Marylou Davis, Richard Huntsman, Mayor Teddy Stronks, Terry Butikofer and Judy Coy.

Chairman Hamilton asked if there were any changes to the minutes from the August 23, 2011 meeting. No changes were suggested and a motion was made by Richard Huntsman to approve the minutes are prepared. Mayor Stronks seconded the motion. Motion carried.

### Invoices for Payment

Chairman Hamilton then presented an invoice from ECIPDA for administrative services in the amount of \$2,662.50 which was for 37.5 hours of work at \$71.00/hour from May 1, 2011 to August 31, 2011. A motion was made by Chairman Hamilton to approve payment of the invoice as presented. MaryLou Davis seconded the motion. Motion carried.

An invoice from Elam & Burke was presented next in the amount of \$1,237.57 which was for work done on the tax appeal for Ashton Memorial, Inc. A motion was made by Jeff Hamilton to approve payment of the invoice as presented. Mayor Stronks seconded the motion. Motion carried.

Chairman Hamilton commented that he had heard that Ashton Memorial has received notice that the Agency has appealed to the State Board of Tax Appeal. The hearing will be set in the next 90 days and the Agency will be notified of that date.

### Redevelopment Association of Idaho – Membership

Chairman Hamilton brought up the issue of membership in the Redevelopment Association of Idaho which is made up of various redevelopment agencies in the state of Idaho. Chairman Hamilton asked what they do. The comment was made that they have representatives from each of the regions in the state on the board of the Redevelopment Association of Idaho. They major thing they will be doing will be to educate and lobby the legislature. The membership fee is a maximum of \$500 with a minimum of \$100.00 based on the tax increment received, so for the AshtonUrban Renewal Agency the fee would be \$500.00. Terry will contact them and tell them if the agency is interested in joining. Chairman Hamilton felt that it would be good to try it for a year and see what happens. After discussion a motion was made by Mayor Stronks to consider membership in the Redevelopment Association of Idaho. The motion was seconded by Richard Huntsman. Motion carried. Terry noted that he would contact them and get the ball rolling to obtain membership.

### Amendment to the Urban Renewal Plan

Chairman Hamilton stated that he and Terry have had email dialogue going on trying to get good clarification from the consultant how much ground can be added to the existing urban renewal district. Chairman Hamilton had a spreadsheet he provided with proposed expansion of the district. He noted that about 4.2 blocks can be added to the existing zone. The existing area pretty much consists of the travel center and roads, there are no buildings. He identified some target areas that he felt would be good to add without going over 10% of the current county assessed value. Whatever is added cannot exceed \$3.4 million in assessed value. He felt that the assessed value or threshold would be an issue. He had listed on the sheet some of the properties that had been discussed in past meetings and provided an estimated measurement of the land area and what impact that would have. The properties in question were the old

hospital on Main Street, the old high school site, and the pocket park area that had been discussed in past meetings. With those three properties there would still be about half of a block in area that could be identified for addition. One area would be the strip right across from the pocket park site. Another area would be more of the old high school site and the third area would be the old gas station. He felt that these areas would be good to focus on. At this point in time it would not be feasible to get the amendment completed by year end but the Eligibility Report could be completed. Terry Butikofer brought up the issue of Brown Field properties and what could be done with the gas station property. Chairman Hamilton asked if it would be alright to put the old gas station property into the expansion properties category. Everyone was in agreement. He then asked for a motion to approve the target properties. A motion was made by Mayor Stronks and was seconded by MaryLou Davis. Motion carried. Terry noted that they should go ahead and work up the Eligibility Report but not with the intention of completing the final amendment to the Plan.

Projects

Chairman Hamilton noted that extending the light poles and sidewalks which will be put on the back burner until spring. MaryLou Davis noted that the trees downtown are really looking good. Mayor Stronks stated that he would like to see ITD put a blinking light up to increase safety for the kids as they cross the street to go to the high school. No other project items were suggested.

Chairman Hamilton stated that things will be kind of be put on hold until the Eligibility Report is started and the date is set for the Board of Tax Appeals. The meeting was adjourned at 4:35 PM.

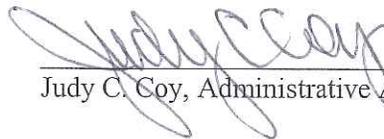
Meeting minutes accepted by:



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Chairman Jeff Hamilton

Meeting Minutes prepared by:



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Judy C. Coy, Administrative Assistant