

MINUTES OF REGULAR MEETING  
OF  
BOARD OF COMMISSIONERS  
CAPITAL CITY DEVELOPMENT CORPORATION

121 N. 9<sup>th</sup> St., Conference Room  
Boise, ID 83702

Monday September 8th, 2008  
12:00 p.m.

Commissioner Larabee convened the meeting with a quorum at 12:00 p.m.

**ATTENDANCE:** - Present were, Commissioner Cheryl Larabee, Commissioner Andy Simonds, Commissioner Chuck Hedemark, Commissioner Dave Eberle, Commissioner Alan Shealy, Commissioner Pat Shalz and Commissioner John May. Commissioner Phil Reberger was absent.

Agency staff members present were: Todd Bunderson, Chief Financial Officer; Pam Sheldon, Planning Director; Mike Hall, Development Director; Max Clark, Parking and Facilities Director; Katina Dutton, Development Manager; Scot Oliver, Special Projects Manager; Jon Cecil, Planning Manager; Megan Larsen, Controller; Deah Leuthold, Administrative Specialist; Valinda Speakman, Accountant; Also present was Agency legal counsel, Ryan Armbruster.

Others in attendance are listed on the attached attendance sheet, which is incorporated and made part of these minutes as of herein set forth in full.

**CONSIDER- CHANGES, MODIFICATIONS, OR ADDITIONS TO THE AGENDA:** Executive Session was removed from the Agenda.

**CORRESPONDENCE:** Entered into the record.

**CONSENT AGENDA:**

Approve meeting minutes from August 25, 2008  
Resolution #1160 Records Disposition

Commissioner Hedemark moved to approve the Consent Agenda. Commissioner May seconded the motion.

Commissioner Larabee abstained from voting on the minutes.

The motion carried 6-0.

**CONSIDER: RESOLUTION #1159 KEYSER MARSTON CONTRACT EXTENTION**– Pam Sheldon, Planning Director, gave a report.

Commissioner Eberle moved to approve Resolution #1159 approving a five year, on-call contract extension with Keyser Marston Associates, Inc. with an effective date retroactive to February 20, 2008, and continuing five years from the date of execution of the Agreement by CCDC and authoring the publishing of the notice required by Idaho Code 59-514. Commissioner Shealy seconded the motion.

Commissioner May Amended the motion to state that the contract will continue 5 years from the retroactive date of February 20, 2008. The Amendment was accepted.

All said Aye.

The motion carried 7-0.

**CONSIDER: RESOLUTION # 1162 30<sup>TH</sup> STREET ELIGIBILITY REPORT** – Pam Sheldon, Planning Director, gave a report.

Commissioner Shealy moved to adopt Resolution 1162 accepting the eligibility report for the 30<sup>th</sup> Street Area, authorizing its transmittal to the Boise City Council and requesting the Council's consideration of the report. Commissioner Eberle seconded the motion.

All said Aye.

The motion carried 7-0.

**CONSIDER: RESOLUTION # 1154 STREETScape GRANT AGREEMENTS -** Katina Dutton, Development Manager, gave a report.

Commissioner Eberle moved at approve Resolution #1154 approving Streetscape Grant Agreements for the May 2008 Application Cycle. Commissioner Hedemark seconded the motion.

All said Aye.

The motion passed 7-0.

**CONSIDER: RESOLUTION #1161 ON CALL LANDSCAPE ARCHITECT SERVICE AREEMENT**- Scot Oliver, Special Projects Manager, gave a report.

Commissioner May moved to approve Resolution #1161 adopting the professional services agreement with Jensen Belts Associates for on-call landscape architecture and urban design. Commissioner Shalz seconded the motion.

All said Aye.

The motion carried 7-0.

**REPORT: ARMORY – FORT BOISE AREA PLANNING AND DEVELOPMENT STRATEGY** – Mike Hall, Development Director, gave a report.

No action required.

**REPORT: OPERATIONS REPORT-** Max Clark, Parking & Facilities Director gave a report.

No action was required.

**DISCUSSION: COMMISSIONER DISCUSSION-** Commissioner Larabee announced that John Hale will be the new Commissioner appointed to the CCDC Board.

**ADJOURNMENT:** There being no further business to come before the Board, a motion was made by Commissioner Eberle to adjourn the meeting. Commissioner May seconded the motion.

All said Aye.

The meeting was adjourned at 1:04 p.m.

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ADOPTED BY THE BOARD OF DIRECTORS OF THE CAPITAL CITY DEVELOPMENT CORPORATION ON THE 10<sup>th</sup> day of November, 2008.



Cheryl Larabee, Chairman



Andy Simonds, Secretary