



Meeting Minutes: December 21, 2023, 7:30 a.m.

**City of Moscow Council Chambers • 206 E 3<sup>rd</sup> Street • Moscow, ID 83843**

Commissioners Present	Commissioners Absent	Staff in Attendance
Steve McGeehan, Chair	Sandra Kelly	Cody Riddle, Executive Director
Mark Beauchamp	Tom Lamar	Jennifer Fleischman, Clerk
Maureen Laflin		Renee Tack, Treasurer
Alison Tompkins		
Nancy Tribble		

**McGeehan called the meeting to order at 7:33 a.m.**

**1. Consent Agenda (A)**

*Any item will be removed from the consent agenda at the request of any member of the Board and that item will be considered separately later.*

- A. Minutes from November 16, 2023
- B. November 2023 Payables
- C. November 2023 Financials

Tompkins moved for approval of the consent agenda as written, seconded by Tribble. Roll Call Vote; Ayes: Beauchamp, McGeehan, Tompkins, Tribble (4). Nays: None. Abstentions: Laflin (1). Motion carried.

**2. Public Comment**

*Members of the public may speak to the Board regarding matters NOT on the Agenda nor currently pending before the Moscow Urban Renewal Agency. Please state your name and resident city for the record and limit your remarks to three minutes.*

None.

Laflin arrived at 7:36 AM.

**3. Update on the Design of the Sixth and Jackson Street Property (A)**

*On September 14, 2023 the Agency entered into an Exclusive Negotiation Agreement (ENA) with Moscow Hotel, LLC, represented by Carly Lilly and George Skandalos for development of the property located on the southwest corner of Sixth and Jackson Streets. The development team will provide an update on the planning and design efforts that have occurred since execution of the agreement.*

Riddle informed the Board that the developers were unable to attend the meeting, but covered some of the updates that were provided to him. The second deadline from the Schedule of Performance had passed on December 1<sup>st</sup> without a submission by the developers. Staff recommends that the Board consider giving the developers a deadline to provide necessary documentation for updating the Schedule of Performance and steps to move forward. The developers have communicated that the submission delay was due to information regarding their geotechnical report.

The Board discussed the communication from the developers and merits of extending the deadlines. There could be measurable standards that are requested from the developers through an updated Schedule. The Board would like to see more forthcoming communications regarding updates and delays. Staff has informed the developers

of the recommended action. There was a conversation about what an updated Schedule of Performance could look like and how that could affect the construction schedule. The Board agreed that problems with a geotechnical report would be considerable reason to cause a delay.

**4. General Agency Updates – Cody Riddle**

- The January 4<sup>th</sup> meeting may be cancelled, with the expectation that a meeting will happen later in January.
- The Idaho Department of Environmental Quality (DEQ) had replaced Well #3 on the Sixth and Jackson Street property, and have received the preliminary results. Staff plans to bring the December report to the next meeting.
- Idaho Counties Risk Management Program (ICRMP) has trainings that can be added to future agendas.
- The Agency has received a Conditional Use Permit Notice of Public Hearing for a coffee stand operating adjacent to the Legacy Crossing property. The Board discussed the possibility of submitting a neutral comment.
- The Board thanked Laflin for her service with the Agency, as this is her last meeting as a Council representative.

**McGeehan declared the meeting adjourned at 8:06 a.m.**



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Steve McGeehan, Agency Chair

1-23-23

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Date