

SPIRIT LAKE URBAN RENEWAL AGENCY

MONTHLY MEETING

Monday, February 12, 2024, 6:30 PM

6042 W. Maine, Spirit Lake ID 83869

Spirit Lake City Hall

1. Call to Order and Roll Call

The regular monthly meeting was called to order at **6:32 pm** by Chairperson Becky DeMers.

Roll Call:

Present: Commissioner Melissa Hallas, Commissioner Bill Parsons, and Chair/Commissioner Becky DeMers.

Absent: Vice-Chair/Commissioner Craig Richards and Commissioner Gary Ventress.

Chair Becky DeMers asked that the Commission accept the Amended Agenda which added additional payable amount to be considered for payment. Commissioner Melissa Hallas made a motion to approve the Amended Agenda. Motion was seconded by Bill Parsons. All in Favor vote: AYE by all three Commissioners present. Motion Passed, Approved.

2. Ceremonies, Appointments and Announcements – NONE

Vice-Positions open on SLURA; Vice-Parsons and Vice-Ventress. We received Volunteer applications from the following: Mark Kroetch and Paul Sturm. They have been approved by Mayor Cowperthwaite and will be on the City Council Agenda tomorrow night, 02/13/2024 for final approval. Brad Sondahl also has shown interest if needed.

3. Conflict Disclosure -

Chair Becky DeMers stated she has a conflict as she also serves on the Spirit Lake Historical Preservation Commission and would recuse herself on any voting to come before this Commission.

4. Consent Calendar –

ACTION ITEMS

Went through Action Items, one by one.

Minutes of the regular meeting held on December 04, 2023. No Additions or Comments.

Payables for the month of February 2024 totaling \$12,027.30.

Invoice from City of Spirit Lake for Water Improvement/Well #6, \$7,476.00;

Invoice from Bredeson Law Group for legal review of February's Meeting Agenda, Meeting Packet and Correspondence, \$100.00

Invoice from Alpine Summit CPAs (AndersonBrosCPAs) for progress billing on Audit 2023, \$3,665.00;

Invoice from City of Spirit Lake for January 2024 Wages in the amount of \$786.30.

Financial Report & Bank Reconciliation ending January 31, 2024.

Commissioner Bill Parsons made a motion to accept the Consent Calendar items as presented and pay invoices. Commissioner Melissa Hallas seconded the motion. All in favor vote: AYE by all three Commissioners present. **Motion Passed, Approved.**

5. Citizens Comments -

Bill Sondahl, Jill Shaklett, Denise Hastings, Loree Peery, Paddy Wilson and Steve Stokes all spoke in favor of the Woolen Brown Building and how it should continue to exist and become a revived building in our community for years to come.

Althea Sondahl read a letter from the Kootenai County Historic Preservation Committee in favor of the preservation of a building like the Woolen Brown Building as a foundation for the community's future. (attached).

6. Unfinished Business - NONE

7. New Business -

Chair Becky DeMers stated the Commission has an educational opportunity through a regional training on March 27 & 28, 2024 in Coeur d'Alene. The cost is \$250.00 per person and she would like Commissioner Melissa Hallas, herself, and Deputy Clerk Taylor Lander to attend this workshop. The workshop will cover Idaho laws and rules related to Urban Renewal areas, computing base value used to reallocate revenue, addressing base values as examples (see Flyer attached).

Commissioner Hallas made a motion to accept sending the three named to attend this training session, Commissioner Bill Parsons seconded the motion. All in Favor vote: AYE by all three Commissioners present. **Motion Passed, Approved.**

2023 Draft of the SLURA Annual Report. Vicki Coombs stated that she had received an email from Lawyer Pete Bredeson and that he says the 2023 Budget and the 2022 Audit should also be included in this report. Vicki stated that she had always given the City Clerk a copy of the Approved Budgets and the Audit Reports but her original instructions for this Annual Report did not include those, but that she is willing to add them to the report. She also wanted to update the report with new pictures but because of our winter weather she did not really have a sunny day to drive around town to update photos, but hopes to do so. It was recommended that she make the changes needed and the Commission would look at the Annual Report again at the March meeting to approve and then it can be submitted to City Council for their approval. **NO ACTION TAKEN TONIGHT TO APPROVE.**

Spirit Lake Historical Preservation Commission was present to talk about their request for funding; \$ for Architect (NO dollar amount was ever said, only that Paul Matthews was still willing to do work on a \$500.00 retainer fee paid), and \$500,000.00 for the Woolen Brown Civic Center Restoration. Althea Sondahl spoke on behalf for the Historical Preservation Commission. She presented the Commission's meeting minutes from their January 15, 2024 meeting. Discussion followed about work done in the Woolen Brown Building and what they want to see done moving forward with the building. They did present an Estimated Cost Breakdown for the basement and 7 rooms of the Woolen Brown Building for a total of \$575,000.00.

It was brought up that \$500,000.00 was earmarked in the Amended 2015 URD Plan which they feel still needs to be fulfilled. Several months ago the City approached SLURA for Water Improvement dollars in the amount of \$1.3 million over 4 years and that was approved, which took the place of funding the Woolen Brown Building.

Because Chair Becky DeMers recused herself from voting leaving only two Commissioners present, a vote could not be made to approve any funding tonight. Chair DeMers asked that they submit a plan and bids for work at the next meeting.

8. Public Hearing – None

9. Staff Report and Updates –

Next meeting date: **Monday, March 11, 2024.**

10. Commissioner Comments –

11. Chairperson Comments -

Connie Krueger, Stonehenge Development & Government introduced herself and gave her background information to the Commission. She discussed what steps needed for a New Urban Renewal District – Where do we Start? **(see handout included)**.

12. Executive Session - NONE


13. Adjournment

There being no more business to discuss, Meeting was adjourned at 8:07pm.

Submitted by:

Vicki Coombs, Office Assistant

Approved, March 11, 2024

A handwritten signature in black ink, appearing to read "Becky", is written over a horizontal line.

**Becky DeMers,
Chair / Commissioner**