

BELLEVUE URBAN RENEWAL AGENCY (BURA)

AGENDA and NOTICE

Tuesday, February 8, 2022, at 4:00 P.M.

PUBLIC ZOOM ONLINE MEETING

BELLEVUE CITY HALL

115 East Pine, Bellevue, Idaho

Topic: My Meeting

Time: Feb 8, 2022, 04:00 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86539154000?pwd=SVIjek1tQnIBbjJPYTRtWk1SNE9KZz09>

Meeting ID: 865 3915 4000

Passcode: 439902

One tap mobile

+1-346-248-7799 US (Houston)

+1-669-900-9128 US (San Jose)

4:00 PM

CALL TO ORDER

- **NOTICE AND HEARING COMPLIANCE:**

The notice and agenda were posted in accordance with Idaho Code §74-204, prior to the meeting, at the Bellevue Post Office, on the bulletin board of City Hall, on the City website and on the city's social media account on February 3, 2022.

Suggested Motion- I move that the agenda and notice for the February 8, 2022, BURA meeting was done in accordance with Idaho Code §74-204.

ACTION ITEMS:

- **ACTION ITEM-** To review & approve a Conflict Waiver submitted by Elam and Burke
Suggested Motion- I move to approve Conflict Waiver submitted by Elam and Burke
- **ACTION ITEM-** Tentatively approve the 2021 Annual Report
Suggested Motion- I move to tentatively approve 2021 Annual Report
- **ACTION ITEM-** Approval of proposed funds for Bellevue Parks projects.
Suggested Motion- I move to approve proposed funds for Bellevue Parks Projects in the total amount of \$19,800.00.

CONSENT ITEMS:

- **ACTION ITEM-** Approval of Minutes from January 18, 2022
- **Suggested Motion-** I move to approve minutes from 1-18-22
- **ACTION ITEM –** Approve Monthly claims from treasurer
Suggested Motion- I move to approve monthly claims submitted by the Treasurer

DISCUSSION:

- Available for PUBLIC Hearing to approve Annual report on 3-8-22-& to Sign & approve final Financial Park quotes.

ADJOURN- Suggested Motion- I move to adjourn the meeting

Please Note: The agenda is subject to revisions. Anyone needing assistance to attend or participate should contact Bellevue City Hall prior to the meeting at 208-788-2128. Committee packets will be available online at www.bellevueidaho.gov

MEGHAN SULLIVAN CONRAD

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Post Office Box 1539
Boise, Idaho 83701
Telephone 208 343-5454
Fax 208 384-5844
E-mail: msc@elamburke.com

ELAM & BURKE
ATTORNEYS AT LAW

November 15, 2021

**PERSONAL & CONFIDENTIAL
PRIVILEGED COMMUNICATION –
ADVICE OF COUNSEL**

Bellevue Urban Renewal Agency
c/o Diane Shay, Administrator
dshay@bellevueidaho.us

Re: Potential Conflicts of Interest – Waiver
E&B File No. 9097-0001

Dear Diane:

Thank you for your call earlier this month related to a potential development opportunity in Bellevue and how urban renewal/revenue allocation financing may be used as a tool to support the proposed private development. I have enjoyed working with the Bellevue Urban Renewal Agency (BURA) and appreciate the opportunity to discuss potential projects.

In follow up to our call, I have had an opportunity to review the potential conflicts issue as touched on in the call. I am aware the proposed development project currently is in its preliminary due diligence stage of review concerning real property located in unincorporated Blaine County, which area is between the city of Hailey and the city of Bellevue (the “Private Development”). Prior to your call, I had limited communications with representatives from the Hailey Urban Renewal Agency (HURA) and the Oppenheimer Development Corporation (ODC), the development team related to the Private Development, including a consultant, Phil Kushlan. You advised during our call that the area under consideration for the project is within the city of Bellevue’s Area of City Impact located in unincorporated Blaine County. My general understanding is ODC has been transparent that it is having discussions concerning the Private Development with both the city of Hailey and the city of Bellevue, and that the discussions have included how urban renewal/revenue allocation financing may be used as a tool to support the proposed Private Development.

Conflicts of Interest

Notice of potential conflicts of interest.

The Idaho Rules of Professional Conduct (the “Rules”) require us to evaluate whether there exist any ethical constraints to representing BURA in connection with the proposed Private

November 15, 2021

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Development, which scope could ultimately be expanded to include preparation and approval of a new urban renewal plan. Prior to the brief call with you on November 4, 2021, BURA has not specifically approached Elam & Burke, P.A. (the "Firm") concerning the development of a new urban renewal plan/revenue allocation project area; however, Ashley Dyer has previously inquired about the plan amendment process although no specific details were shared.

As you are aware, the Firm currently represents HURA. The relationship between BURA and HURA may create a technical adversereness between BURA and HURA and, as described in the Rules, presents a potential concurrent conflict of interest for the Firm in its representation of BURA.

Under the ethical rules applicable to our profession, it would be a conflict of interest for the Firm to simultaneously represent one client (BURA) in a matter that is adverse to another client (HURA) even if the matters involving our representation of the other client and BURA are wholly unrelated and if different lawyers do the work. Additionally, it would be a conflict of interest if there is a significant risk that the representation of BURA would be materially limited by the Firm's responsibilities to HURA. Under the ethical rules, the Firm believes the conflict that exists here can be waived if all clients involved give their informed written consent after consultation following clarification of the jurisdictional issue, specifically, confirmation by the developer as to annexation status and next steps. Until the jurisdictional issue is clarified, the Firm should not engage in any further discussions concerning the Private Development with either HURA or BURA.

Accordingly, we are asking that BURA agree to waive any conflict with respect to the Firm's representation of HURA in its current and future matters that it may bring to the Firm unrelated to the Private Development and upon clarification of the jurisdictional issue related to the Private Development, so long as the representation of you by the Firm will not serve as grounds to move for any disqualification of the Firm in its representations of HURA in its matters. We have requested similar agreements from HURA.

While the representation of HURA is not directly adverse to BURA, it is important to recognize the relationship between HURA and BURA, and the potential for conflict. My limited understanding is the Private Development is located within an area that has caused jurisdictional disputes between the city of Bellevue and the city of Hailey. I am also aware there have been communications concerning the Private Development with both the city of Bellevue and the city of Hailey. I am not familiar with the annexation process and am unclear as to the scope of the potential jurisdictional issues related to annexation in this specific area. I also understand there may be issues concerning areas of city impact between the city of Bellevue and the city of Hailey, which issues may only be resolved by the two cities, ODC, and possibly Blaine County. The Private Development is the type of development that typically will seek assistance from an urban renewal agency to fund certain eligible public improvements. While it is recognized HURA and BURA are separate and distinct entities from their sponsoring cities, the use of the tool to incent development at this stage could lead potential conflict.

The ethical rules provide guidance as to “material limitation” to representation where there may not be an actual conflict, but due to the relationships between the entities, the Firm’s representation to BURA related to the Private Development could inadvertently be materially limited by its representation to HURA:

Even where there is no direct adverseness, a conflict of interest exists if there is a significant risk that a lawyer’s ability to consider, recommend or carry out an appropriate course of action for the client will be materially limited as a result of the lawyer’s other responsibilities or interests. . . . The mere possibility of subsequent harm does not itself require disclosure and consent. The critical questions are the likelihood that a difference in interests will eventuate and, if it does, whether it will materially interfere with the lawyer’s independent professional judgment in considering alternatives or foreclose courses of action that reasonably should be pursued on behalf of the client.

Portion of Note 8, Rule 1.7 of the Idaho Rules of Professional Conduct.

Certainly, once the Private Development is properly annexed into either city of Hailey or the city of Bellevue, the potential conflict is removed and the Firm may provide legal representation to BURA (and/or HURA) including but not limited to the establishment of a new project area to support the Private Development, the eligibility of certain public infrastructure improvements for reimbursement from revenue allocation proceeds and/or other financing options.

The Rules require that we advise you of the risks should the Firm obtain a waiver to continue to represent BURA and HURA related to the Private Development. The first is that the Firm may be less vigilant and effective in representing BURA because of the allegiance that it owes to HURA. Without a full and complete understanding of any potential jurisdictional issues between the City of Bellevue and the City of Hailey (if any), it would be challenging for the Firm to advise both HURA and BURA as to how the urban renewal tool could be used to support the Private Development. Certainly, once the property is annexed into either the city of Hailey or the city of Bellevue, any potential jurisdictional issue is resolved, which resolves any potential conflict. The second risk is that the Firm has an equal duty of loyalty to each client, and each client has the right to be informed of anything bearing on the representation that might affect that client’s interest and the right to expect that the lawyer will use that information to that client’s benefit. As a result, information may be shared, and should BURA decide that some matter material to the representation should be kept from HURA, then the Firm will be required to withdraw its representation. To the extent certain information should be kept confidential, both HURA and BURA would be required to agree and consent on the scope of any confidentiality. Finally, due to the relationship between the entities, it must be assumed if litigation occurs between BURA and HURA, which is unlikely, the attorney-client privilege will not protect communications with counsel from disclosure. Because of the importance of sharing information to assess any potential concern, BURA and the Firm agree to keep each other informed of current circumstances.

There is no claim or lawsuit currently pending between BURA and HURA. Should a claim or issue arise by and between BURA and HURA, the Firm would not be able to represent the interests of either HURA or BURA and would withdraw its representation.

Any other future conflict between HURA and BURA unrelated to the Private Development is difficult to predict. The Firm understands advance consent of future conflicts is dependent on the particular circumstances. The Firm will advise you of circumstances that may be perceived as a potential conflict and request your specific consent in those circumstances.

Based on the foregoing, under Rule 1.7(b) of the Idaho Rules of Professional Conduct, upon resolution of the jurisdictional concern: (a) the Firm reasonably believes that it will be able to diligently represent its clients; (b) the proposed representation is not prohibited by law; (c) the representation as proposed will not involve assertions of claims by one client against the other represented by the Firm in the same matters; and (d) each affected client has, or will, provide informed consent in writing.

Waiver

A waiver of a conflict of interest implicates legal issues for you, including issues as to the nature and scope of the waivers and their potential significance for you. The Firm is not disinterested as to such issues and, therefore, cannot advise you on them. Should you have questions, we recommend you seek independent legal advice on this matter. Pursuant to such consultation and the matters discussed herein, we will treat your acceptance of this letter as informed consent to our current conflict of interest with HURA.

Approval

If the foregoing terms are acceptable to you, please obtain the required approval and return a signed copy of the enclosed letter, retaining an original for your files.

We are pleased to have the opportunity to serve as your counsel and look forward to a continuing mutually satisfactory and beneficial relationship. While an actual conflict of interest may not arise, it is important to daylight the concerns to avoid any issues, real or perceived, down the road. We are deeply committed to the proposition that our clients must be satisfied with the quality of our services. Our effectiveness and your best interest are enhanced by an atmosphere of candor and confidence between us, not only as to the facts and circumstances of

November 15, 2021

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the legal issues on which we are working, but also as to the attorney-client relationship itself. If at any time you have questions, we hope that you will contact us immediately.

Sincerely,

ELAM & BURKE
A Professional Association



Meghan S. Conrad

MSC/ksk

November 15, 2021

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Accepted and Approved:

Urban Renewal Agency of the City of Bellevue, Idaho, also known as the Bellevue Urban
Renewal Agency

By _____
Chairman

Dated

4882-6065-8946, v. 3

BURA

BELLEVUE URBAN RENEWAL AGENCY

2021 ANNUAL REPORT

January 10, 2022

The 2021 Annual Report of activities of the Bellevue Urban Renewal Agency is filed pursuant to Idaho Code Section 50-2006(c.). The Bellevue Urban Renewal Agency was established with Bellevue's Resolution No.798 and approved by the Bellevue City Council on November 21, 2006. The agency's role is to implement programs of redevelopment and needed public improvements within the city's allocation area.

Board Members:

Jami Sluder- Chair

Becky Duncan

Doug Brown

The 2021 accomplishments of the Bellevue Urban Renewal Agency are as follows:

Resolutions:

- 1.) RESO No. 21-01 Approved 2020 Annual Report
- 2.) RESO No. 21-02- Approved the 2022 Budget
- 3.) CITY RESO No. 2218- Update BURA member Terms

Financial Statements:

A financial statement for the Bellevue Urban Renewal Agency, setting forth its assets, liabilities, income, and operating expenses as of the end of FY-2021 (October 2020-September 2021)

BELLEVUE URBAN RENEWAL AGENCY- EXHIBIT A

BUDGET FY21									
		FINAL 2015	BUDGET 2016	FINAL 2016	BUDGET 2017	FINAL 2017	BUDGET 2018	FINAL 2018	BUDGET 2019
	INCOME								
41001 CARRYOVER BURA	2000	8500	8500	0	15000	0	20550	0	40,000
41000 PROPERTY	21287.3	16000	27735.86	16000	35527.36	18000	53,170.08	45000	50,701 45,000
41200 INTEREST INCOME BURA	1.26			2.36	0	3.77	0	20.61	15 2,369 1,000
TOTAL INCOME	23,288.56	24,500	36,241	24,500	35,531.13	38,000	53,491	65,565	50,732 65,015
	OPERATING EXPENSES								
52009 CITY ATTORNEY	0	150	0	150	100	100	0	0	500 0
55000 LEGAL/ACCOUNTING	400	500	400	500	438.5	2500	1120	2600	4,416 2600 1,295
56000 MEMBERSHIP/DUES	120.05	2000	245	2000	366.44	2000	0	2000	0 2000 0
56500 POSTAGE	0	100	0	100	50	0	50	0	50 0 0
56700 PUBLISHING/ADVERT	1074.8	600	467	800	366.44	800	0	900	333 900 0 400
56800 Office Supplies/ Repairs	0	1000	0	1000	1,000	0	0	0	4749 500 500
TOTAL OPERATING EXPENSES	1,594.05	1,900	1,132	4,550	366.44	6,450	1,120	5,550	9,498 6,550 1,295 4,400
	SUB-TOTAL: OPERATING CAPITAL OUTLAY EXPENSES								
58100 IMPROVEMENT & CONST	4665.08	19050	0	19050	0	28550	6,450	1,120	5,550 9,498 6,550 1,295 4,400
TOTAL CAPITAL OUTLAY	46,665.08	19,050	0	19,050	0	28,550	6,450	1,120	5,550 9,498 6,550 1,295 4,400
	TOTAL EXPENSES								
INCOME MINUS EXPENSES	16,694.63	2,650	35,129	0	35,164.69	0	52,371	\$65	26,186 28,465 71,293 61,600

BURA RESOLUTION NO. 20-04

BY THE BOARD OF COMMISSIONERS OF THE URBAN RENEWAL AGENCY OF
BELLEVUE, IDAHO:

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE BELLEVUE
URBAN RENEWAL AGENCY, TO BE TERMED THE "ANNUAL
APPROPRIATION RESOLUTION," APPROPRIATING SUMS OF MONEY
AUTHORIZED BY LAW AND DEEMED NECESSARY TO DEFRAY ALL
EXPENSES AND LIABILITY OF THE URBAN RENEWAL AGENCY, FOR THE
FISCAL YEAR COMMENCING OCTOBER 1, 2020, AND ENDING
SEPTEMBER 30, 2021, FOR ALL GENERAL, SPECIAL AND CORPORATE
PURPOSES; DIRECTING THE CHAIRMAN TO SUBMIT THE RESOLUTION AND
BUDGET TO THE CITY OF BELLEVUE AND ANY OTHER ENTITY ENTITLED
TO A COPY OF THE RESOLUTION AND BUDGET; AND PROVIDING AN
EFFECTIVE DATE.**

THIS RESOLUTION, made on the date hereinafter set forth by the Bellevue Urban Renewal Agency of Bellevue, Idaho, an independent public body, corporate and politic, authorized under the authority of the Idaho Urban Renewal Law of 1965, Chapter 20, Title 50, Idaho Code, as amended (hereinafter the "Law") and the Local Economic Development Act, Chapter 29, Title 50, Idaho Code, as amended (hereinafter the "Act"), a duly created and functioning urban renewal agency for Bellevue, Idaho, hereinafter referred to as the "Agency."

WHEREAS, the City Council of the city of Bellevue, Idaho, on August 20, 2019, after notice duly published, conducted a public hearing on the Urban Renewal Plan for the Revenue Allocation Area of the Bellevue Urban Renewal Agency (the "Plan");

WHEREAS, following said public hearing the City Council adopted its Ordinance No. 2008-03 on December 11, 2003, approving the Plan and making certain findings;

WHEREAS, pursuant to Idaho Code §§ 50-2006, 50-2903(5) and 50-1002, the Agency prepared a budget and the Agency tentatively approved estimated revenues and expenditures for the fiscal year commencing October 1, 2020, and ending September 30, 2021, by virtue of its action at the Agency's Board meeting on August 18, 2020;

WHEREAS, the Agency has previously published notice of a public hearing to be conducted on Tuesday, August 18, 2020, at 11 a.m., at Bellevue City Hall, 115 East Pine, Bellevue, Idaho, pursuant to the Notice of Hearing published August 5, 2020, and on August 12, 2020, a copy of which is attached hereto and incorporated herein as Exhibit A;

WHEREAS, pursuant to Idaho Code § 50-2006, the Agency is required to pass an annual appropriation resolution and submit the resolution to the city of Bellevue, Idaho, on or before September 1, 2020.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE BOARD OF COMMISSIONERS OF THE BELLEVUE URBAN RENEWAL AGENCY, AS FOLLOWS:

Section 1: That the above statements are true and correct.

Section 2. That the sums of money, or as much thereof as may be authorized by law, needed or deemed necessary to defray all expenses and liabilities of the Agency, as set forth in **Exhibit A- Budget FY21**, which is annexed hereto and by reference made a part of this Resolution, which was published on August 5, 2020, and August 12, 2020. Those sums of money are hereby appropriated for the general, special, and corporate purposes and objectives of the Agency for the fiscal year commencing October 1, 2020 and ending on September 30, 2021.

Section 3: That the Chairman shall submit this Resolution and Budget to the City of Bellevue, Idaho, on or before September 1, 2020.

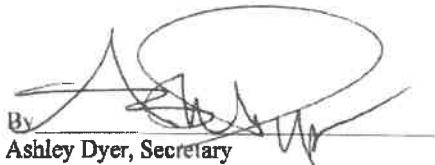
Section 4: That this Resolution shall be in full force and effect immediately upon its adoption and approval.

PASSED AND ADOPTED by the Bellevue Urban Renewal Agency, on 8/18, 2020. Signed by the Chairman of the Board of Commissioners and attested by the Secretary to the Board of Commissioners, on 8/25, 2020.

APPROVED:


By _____
Becky Duncan, Chairman of the Board

ATTEST:


By _____
Ashley Dyer, Secretary

5:08 PM
10/11/21
Accrual Basis

Bellevue Urban Renewal Agency
Balance Sheet
As of September 30, 2021

	<u>Sep 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
10003 - LGIP BURA Savings Fund 3584	298,887.11
10002 - DL EVANS X1714	2,788.24
<hr/>	
Total Checking/Savings	301,655.35
Total Current Assets	301,655.35
TOTAL ASSETS	301,655.35
LIABILITIES & EQUITY	
Equity	
32000 - Unrestricted Net Assets	235,589.37
Net Income	66,065.98
<hr/>	
Total Equity	301,655.35
TOTAL LIABILITIES & EQUITY	301,655.35

4:35 PM
10/11/21

**Bellevue Urban Renewal Agency
Reconciliation Detail
10002 · DL EVANS X1714, Period Ending 09/30/2021**

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						2,219.68
Cleared Transactions						
Checks and Payments - 1 Item						
Bill Pmt -Check	09/10/2021	1029	Elam & Burke P.A.	X	-420.00	-420.00
Total Checks and Payments					-420.00	-420.00
Deposits and Credits - 1 Item						
Deposit	09/15/2021			X	568.56	568.56
Total Deposits and Credits					568.56	568.56
Total Cleared Transactions					568.56	568.56
Cleared Balance					568.56	2,788.24
Register Balance as of 09/30/2021					568.56	2,788.24
Ending Balance					568.56	2,788.24

5:02 PM
10/11/21

**Bellevue Urban Renewal Agency
Reconciliation Detail
10003 - LGIP BURA Savings Fund 3594, Period Ending 09/30/2021**

Type	Date	Num	Name	Ctr	Amount	Balance
Beginning Balance						298,835.06
Cleared Transactions						
Deposits and Credits - 1 Item						
Deposit	09/01/2021			X	31.15	31.15
					31.15	31.15
					31.15	31.15
					31.15	31.15
					31.15	298,867.11
Cleared Balance						
Register Balance as of 09/30/2021						
Ending Balance					31.15	298,867.11

**City of Bellevue
Bellevue Urban Renewal Agency Minutes
ZOOM MEETING
February 23, 2021**

3:00 PM

Chairman Duncan called the meeting to order. Commissioners present were Duncan, Sluder and Brown. Staff present was Ashley Dyer, BURA secretary and City Planner, and Diane Shay, Community Development Director.

Notice and Hearing Compliance:

Notice for this meeting was posted in accordance with Idaho Code 67-2343 by the following:

1. The agenda was posted at the Bellevue Post Office, the bulletin board, outside Bellevue City Hall and on the City website on February 17, 2021.

Duncan made a motion that the notice is in accordance with Idaho Code 67-2343, Sluder seconded, and the vote was unanimous.

Meeting Items:

The Agency tentatively approved the 2020 Annual Report with no comments or concerns.

Brown made a motion to tentatively approve the annual report, Sluder seconded and the vote was unanimous.

The Agency discussed potential to contribute BURA funds to the Pine Street project to help with funding.

Consent Items:

The Agency approved minutes from the December 2, 2020 meeting.

Duncan moved to approve minutes, Sluder seconded, and the vote was unanimous.

Bills and Claims:

No bills or claims

Committee and Staff Discussion:

Commission available for meeting on March 9, 2021 for a public hearing to approve the 2020 annual report.

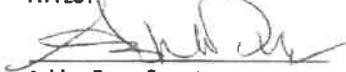
Brown moved to adjourn the meeting, Sluder seconded, and the vote was unanimous.

Signed this 9th day of March, 2021.



Becky Duncan, Chairman

ATTEST:



Ashley Dyer

Ashley Dyer, Secretary

**City of Bellevue
Bellevue Urban Renewal Agency Minutes
ZOOM MEETING
March 9, 2021**

3:00 PM

Chairman Duncan called the meeting to order. Commissioner's present were Becky Duncan, and Doug Brown. Staff present was Ashley Dyer, BURA secretary and City Planner.

Notice and Hearing Compliance:

Notice for this meeting was posted in accordance with Idaho Code 67-2343 by the following:

1. The agenda was posted at the Bellevue Post Office, the bulletin board, outside Bellevue City Hall and on the City website on March 4, 2021.
2. The meeting was noticed in the Idaho Mountain Express on February 17, 2021.

Brown made a motion that the notice is in accordance with Idaho Code 67-2343, Duncan seconded, and the vote was unanimous.

Meeting Items:

The first Action item on the agenda is to approve the 2020 Annual Report. Brown made a motion to approve the 2020 Annual Report, Duncan seconded, and the vote was unanimous.

The second Action item on the agenda is to approve Resolution 2021-01 for the 2020 Annual Report. Brown made a motion to approve Resolution 2021-01 2020 Annual Report, Duncan seconded, and the vote was unanimous.

Consent Items:

The Agency approved minutes from February 23, 2021 meeting.

Brown moved to approve minutes, Duncan seconded, and the vote was unanimous.

Bills and Claims:

No bills or claims

Committee and Staff Discussion:

Next meeting TBD

Brown moved to adjourn the meeting, Duncan seconded, and the vote was unanimous.

Signed this 3rd day of August, 2021.



Becky Duncan, Chairman

ATTEST:



Ashley Dyer, Secretary

City of Bellevue
Bellevue Urban Renewal Agency Minutes
ZOOM MEETING
August 3, 2021

4:00 PM

Chairman Duncan called the meeting to order. Commissioner's present were Becky Duncan, and Jami Sluder. Doug Brown was absent. Staff present was Ashley Dyer, BURA secretary and City Planner.

Notice and Hearing Compliance:

Notice for this meeting was posted in accordance with Idaho Code 67-2343 by the following:

1. The agenda was posted at the Bellevue Post Office, the bulletin board, outside Bellevue City Hall and on the city website on July 29, 2021.

Meeting Items:

The first Action item on the agenda is to tentatively approve the 2022 Annual Budget. The Commission suggested a few amendments to the Cost of Construction and Operating Expenses. Duncan made a motion to tentatively approve the Annual 2022 Budget with the suggested amendments, Sluder seconded, and the vote was unanimous.

Consent Items:

The Agency approved minutes from March 9, 2021, meeting.

Duncan moved to approve minutes, Sluder seconded, and the vote was unanimous.

Bills and Claims:

No bills or claims

Committee and Staff Discussion:

Next meeting Public Hearing to approve the 2022 Budget on August 24th at 4pm.

Duncan moved to adjourn the meeting, Jami seconded, and the vote was unanimous.

Signed this 24th day of August 2021.



Becky Duncan, Chairman

ATTEST



Ashley Dyer, Secretary

City of Bellevue
Bellevue Urban Renewal Agency Minutes
ZOOM MEETING
August 24, 2021

4:00 PM

Chairman Duncan called the meeting to order. Commissioner's present were Becky Duncan, and Jami Sluder and Doug Brown. Staff present was Ashley Dyer, BURA secretary and City Planner, and Diane Shay Community Development Director.

Notice and Hearing Compliance:

Notice for this meeting was posted in accordance with Idaho Code 67-2343 by the following:

1. The agenda was posted at the Bellevue Post Office, the bulletin board, outside Bellevue City Hall and on the city website on August 19, 2021.
2. The meeting was noticed in the Idaho Mountain Express on August 11th and August 18, 2021, in accordance with Idaho Code 67-2343.

Meeting Items:

Chair Duncan opened the meeting and asked if there have been any ex-prate conversations between the board. Duncan and Sluder said they received emails from Doug Brown.

The first Action item on the agenda is to approve the 2022 Annual Budget. Sluder made a motion to approve the Annual 2022 Budget, Brown seconded, and the vote was unanimous.

The second Action item on the agenda is to approve the budget resolution #21-02 for the 2022 Budget. Sluder made a motion to approve RESO #21-02, Duncan seconded, and the vote was unanimous.

The third action item on the agenda is to vote for officers.

Doug Brown Nominated himself, no other votes followed, vote closed.

Jami Sluder nominated herself, Becky Duncan seconded; Brown voted no.

Sluder won Chair by majority of vote.

Duncan nominated Brown for Vice Chair, Jami seconded, and Brown voted Yes.
Brown won Vice Chair by Majority of vote.

Consent Items:

The Agency approved minutes from August 3, 2021, meeting.

Brown had a few questions about the change in capital funds improvement budget item. Duncan answered that the Commission wanted to have enough funds budgeted for the year to complete the projects that the Commission have so far suggested. Brown moved to approve minutes, Sluder seconded, and the vote was unanimous.

Bills and Claims:

No bills or claims

Committee and Staff Discussion:

Next meeting is set for September 29, 2021, at 4pm to discuss 2022 funded projects.

Brown moved to adjourn the meeting, Duncan seconded, and the vote was unanimous.

Signed this 20th day of September 2021.


Becky Duncan, Chairman


ATTESTED
Ashley Dyer, Secretary

Contact Information



City of Bellevue
115 E. Pine Street
Bellevue, ID 83313
208-788-2128

Diane Shay
Community Development Director
dshay@bellevueidaho.us
208-788-2128- Ext. 1004

Ashley Dyer
Community Development Planner/ BURA Secretary
adyer@bellevueidaho.us
208-788-2128- Ext. 1008

Marian Edwards
City Clerk/ BURA Treasurer
medwards@bellevueidaho.us
208-788-2128- Ext. 1002

Signed this _____ day of _____, 2022.

Jami Sluder, Chairman

Ashley Dyer, Secretary



City of Bellevue
115 E Pine Street
PO Box 825
Bellevue, ID 83313
208-788-2128 Fax 208-788-2092
www.bellevueidaho.us

January 19, 2022

BURA Commission

RE: Public Improvement Project/ Update to Bellevue Parks

The City of Bellevue Idaho is currently working on a public improvement project to improve the Bellevue City parks.

The following NEW items are proposed to be purchased for Memorial and O'Donnell Parks:

<u>Item:</u>	<u>Quantity:</u>	<u>Cost:</u>	<u>Total:</u>
1. Picnic Tables	5	\$1300 E.	\$6,500.00
2. Park benches	6	\$1300 E.	\$7,800.00
3. Dog Stations	10	\$300 E.	\$3,000.00
4. Wood chips	@ \$35/ yard	\$2,000	<u>\$2,500.00</u>

Total: \$ 19,800.00

The City of Bellevue is formally requesting \$19,800.00 to be used from our URA account, for a public improvement project to improve the city parks by purchasing new items.

We are formally requesting funds not to exceed \$20,000.00 to complete the public improvement project mentioned above.

Signed this _____ day of _____, 2022

Jami Sluder, Chairman

Ashley Dyer, Secretary

Ashley Dyer

From: shelley@sunvalleygardencenter.com
Sent: Wednesday, October 13, 2021 1:41 PM
To: Ashley Dyer
Subject: City Park update reply

Hi Ashley,

Bryce Turzian, owner of the garden center asked me to get back to you on the playground upgrade.

How many square feet is the area to be covered?

Do you use playground bark or small bark? We have the small bark at the garden center if you want to stop by and approve. We would order the playground bark.

Bryce indicated pricing:

Cost plus 30% on material

\$50.00 per hour/per man

We will be able to complete this project the end of October.

Let us know if you want to go forward, as soon as possible, due to if you go with the playground bark we will need to order out of Rexburg.

Thank you

Shelley

City of Bellevue
Bellevue Urban Renewal Agency Minutes
ZOOM MEETING
January 18, 2022

4:15 PM

Vice Chairman Brown called the meeting to order because there were technical difficulties with the Chair. Commissioner's present were Jami Sluder, Doug Brown, and Becky Duncan. Staff present was Ashley Dyer BURA secretary and City Planner, and Diane Shay Community Development Director.

Notice and Hearing Compliance:

Notice for this meeting was posted in accordance with Idaho Code 67-2343 by the following:

1. The agenda was posted at the Bellevue Post Office, the bulletin board, outside Bellevue City Hall and on the city website on January 13, 2022.

Brown made a motion that the agenda was noticed in compliance with 67-2343, Sluder seconded, and the vote was unanimous.

Consent Items:

Shay asked the Commission to table the Conflicts letter from Elam and Burke to a date certain of 2-8-22, due to a noticing flaw.

Brown made a motion to table the Conflicts letter from Elam and Burke to February 8, 2022, Duncan seconded, and the vote was unanimous.

The next item on the agenda is the resignation letter from Becky Duncan. Duncan told the Commission she has recently taken on a larger role at the High School which has made her have to give up something and sadly BURA was it.

Brown made a motion to accept into record the resignation letter from Becky Duncan, Sluder seconded, and the vote was unanimous.

The next item on the agenda is a discussion item regarding the park site visit that the Commission did in October 2021. Brown went over the items on the list for the parks and discussed how many of each item that is needed, including new picnic tables, benches, wood chips for playground etc.

The Commission agreed on the items to be placed on the next agenda in February to approve the financial funds to purchase the new items for the Bellevue Parks project.

Consent Items:

Brown made a motion to approve the minutes from September 21, 2021 and October 27, 2021. Duncan seconded, and the vote was unanimous.

Bills and Claims:

The Agency approved monthly claims submitted by the Treasurer for October/November. Brown made a motion to approve the claims, Duncan seconded, and the vote was unanimous.

Committee and Staff Discussion:

Next meeting is set for February 8, 2022, at 4pm to tentatively approve 2021 annual report and to approve financial funds for the park project.

Brown moved to adjourn the meeting, Duncan seconded, and the vote was unanimous.

Signed this _____ day of _____, 2022.

Jami Sluder, Chairman

ATTEST:

Ashley Dyer, Secretary