

MPH Co LLC. **Hailey Urban Renewal Agency**  
**Hailey City Hall**  
**115 Main Street S**  
**Council Chambers – upstairs AND via Teams**  
**Tuesday, March 19, 2024**  
**11:00 AM**

**THIS MEETING IS BEING HELD IN MICROSOFT TEAMS.**

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[+1 469-206-8535,,324529467#](tel:+14692068535324529467#) United States, Dallas

Phone Conference ID: 324 529 467#

**Email:** Public comments may be shared with the Agency Board via email to Lisa Horowitz, [lisa.horowitz@haileycityhall.org](mailto:lisa.horowitz@haileycityhall.org). Emails or other written testimony must be **received no later than 5:00 p.m. on Monday, March 18, 2024.**

**Live Meeting Attendance:** Members of the public wishing to attend the meeting may do so remotely through the virtual platform with a phone or a computer or in person. The Agency strives to make the meeting available virtually but cannot guarantee access due to platform failure, internet interruptions or other potential technological malfunctions. Log-in information is located at the top of this agenda.

If there are any questions, contact Lisa Horowitz at [lisa.horowitz@haileycityhall.org](mailto:lisa.horowitz@haileycityhall.org) or (208) 788-4221.

<b>Chair:</b>	<b>Larry Schwartz</b>
<b>Vice Chair:</b>	<b>Sandi Viau</b>
<b>Treasurer</b>	<b>Becky Stokes</b>
<b>Board Members</b>	<b>Walt Denekas, Martha Burke, Bob Brand</b>
<b>Staff Support:</b>	<b>Lisa Horowitz, Executive Director of HURA and City Administrator</b>

**Next Resolution Available: 2024-006**

1. [11:01:12 AM](#) **CALL TO ORDER**
2. **CONSENT AGENDA:**
  - a. Approval of Bills unpaid since February, 2024..... **ACTION ITEM**  
[11:01:40 AM](#) **Brand motioned to approve. Burke seconded. All in Favor.**
  - b. [11:01:15 AM](#) Approval of meeting minutes dated February 20, 2024.....  
**ACTION ITEM** [11:01:21 AM](#) **Burke motioned to approve. Brand seconded. All in Favor.**
3. **New Business:**
  - a. [11:06:18 AM](#) Consideration of Resolution 2024-\_\_\_\_, a resolution adopting Reimbursement Participation Agreement with CK Property Group, LLC for MID RVR townhouse development..... **ACTION ITEM**

[11:06:55 AM](#) Kevin Cablik summarized proposed project and project location. Schwartz asked about parking. Staff provided color renderings from design review application. Horowitz noted that applicant is

proposing joint funding for undergrounding power line and suggested potentially accelerating the reimbursement of this particular cost. Horowitz and Conrad discussed estimated tax rate and how that impacts the reimbursement. Discussion ensued on how the reimbursement would be processed once the project is completed, and properties sold to individuals. Schwartz suggested having a separate deal with the City for the well head park. Discussion continued regarding burying power lines. Cablik explained that would not build the project if could not get approval to bury power lines. Board recommends reviewing the power line as separate item, possibly with the pocket park. Conrad recommends not linking park with the power lines. All agreed to bring back in April.

**4. Public Comment:**

- a. [11:03:37 AM](#) 2023 Annual Report. No comments.

**5. Old Business:**

- a. [11:03:49 AM](#) Consider Resolution No. 2024-\_\_\_ approving the 2023 Annual Report, authorize filing the Annual Report with the City Clerk and the State Controller's Office as required by Idaho law, and authorize publication of the legal notice of filing. ....

**ACTION ITEM**

Staff noted minor edit to page two.

[11:05:29 AM](#) **Viau motioned to approve Resolution No. 2024-006 approving the 2023 Annual Report, authorize filing the Annual Report with the City Clerk and the State Controller's Office as required by Idaho law, and authorize publication of the legal notice of filing. Burke seconded. All in Favor.**

**6. Staff Update:**

- a. Update on URA Projects: Horowitz, Burke and Schwartz provided update on Hailey South.
- b. Financials
- c. Upcoming Meetings
  - i. Discussion to potentially reschedule April meeting date: All agreed to keep normal meeting date but will not have audit.
  - ii. April 2024: Spruce Street RPA, By Laws Review, Mid RVR RPA, Hailey South Draft Plan
  - iii. Budget moved to May 2024.

**7. Adjourn**

[12:01:36 PM](#) **Burke motioned to adjourn. Brand Seconded. All in Favor.**