DEVELOPMENT IMPACT FEE ADVISORY COMMITTEE
REGULAR MONTHLY MEETING AGENDA
WEDNESDAY, JANUARY 8, 2020
12:00 P.M.

Location:
Boise Depot - Meeting Station
2603 W. Eastover Terrace
Boise, Idaho 83706

I. CALL TO ORDER

II. ATTENDANCE

III. NEW BUSINESS

  *A. Minutes – September 11, 2019

  *B. Funding Request – Police Microdistrict Substation

IV. ADJOURNMENT

Pursuant to Idaho Code Section 74-204(4), all items on the Agenda marked with an asterisk * are action items that require a vote. Identifying an item as an action item on the Agenda does not require that a vote be taken. All Consent Agenda items will be enacted by one motion, unless a Committee Member or citizen requests the item be removed from the Consent Agenda and considered in the normal sequence of business.
TO:    David Yorgason, Committee Chair  
FROM: Eric Bilimoria, Capital Improvement Planning Manager  
       Jennifer Tomlinson, Parks Superintendent  
DATE:  1/3/2020  
RE:    January 8, 2020 Development Impact Fee Advisory Committee Meeting  

DEVELOPMENT IMPACT FEE ADVISORY COMMITTEE SUMMARY REPORT

Please find enclosed the descriptive information supporting your agenda topics for this meeting. The meeting is anticipated to last 30 minutes.

NEW BUSINESS AGENDA ITEMS

A. MINUTES – SEPTEMBER 11, 2019 – Requested by Eric Bilimoria, Capital Improvement Planning Manager (See Item III. A. on the agenda)

RECOMMENDATION: The department requests that the Committee recommend the approval of the September 11, 2019 Development Impact Fee Advisory Committee Minutes, Exhibit A, to Boise City Council if there are no recommended changes.

B. FUNDING REQUEST – POLICE MICRODISTRICT SUBSTATION – Requested by Eric Bilimoria, Capital Improvement Planning Manager (See Item III. B. on the agenda)

As part of the 2016 Capital Improvement Plan and Impact Fee Study (2016 CIP), the Boise Police Department (BPD) recognized the need for three additional policing districts in order to continue meeting its targeted response time of three minutes. It was established that one of these new districts would be a microdistrict to better serve the people that live, work and recreate in Boise’s downtown area. The total cost identified in the 2016 CIP was $3,871,200, which was to be entirely financed by Impact Fees.

In October 2018, Boise City Council unanimously approved the $1,150,000 purchase of an 0.85-acre parcel at 2223 W Fairview Ave (across the street from the New Path Community Housing) to serve as the microdistrict substation’s permanent location. The tenant at the time, Lucky Dog Tavern, was given up to a year to find a new location.

Based on contractor feedback, the Boise Public Works Department determined that late 2019 would be the optimal time (in terms of cost) to solicit bids. In October 2019, Public Works solicited bids on the renovation, which were received mid-December. Due to unforeseen escalation in construction costs and the increased importance of energy efficient features, bids came in higher than the $2.1 million estimated in 2016 (actual bids ranged from $2.3 to $2.9 million). As a result, the microdistrict project needs an additional $490,000 of budget authority, which would be
funded entirely by Impact Fees. Following approval by the Committee and City Council, construction would start as soon as practicable, with completion in late summer or early fall of 2020.

Currently, the total approved budget is unchanged from the 2016 CIP ($3,871,200). To date, $1,577,453 has been spent or otherwise encumbered.

**RECOMMENDATION:** The Boise Police Department, Public Works Department and Department of Finance and Administration request that the Committee recommend the approval of a $490,000 increase to the BPD Microdistrict Substation project budget, to be funded by Impact Fees, to Boise City Council.
The Boise City Development Impact Fee Advisory Committee (Committee) held a regular monthly meeting on September 11, 2019. Boise City Team Members Present: Trevor Kesner and Mike Sherack. Other present: Michael Fondino, Boise City Legal and Chloe Sallabanks, Clerk.

I. CALL TO ORDER

Committee Chair David Yorgason called the meeting to order at 12:05 p.m.

II. ATTENDANCE

Development Impact Fee Advisory Committee (Committee) Members Present: Candice Hopkins, Corbin Harp, David Yorgason, Eddie Ormseth, Michael Ellis and Tony Pori

Committee Members Absent: Colleen Fellows and Jill Giese

III. NEW BUSINESS

A. Minutes – April 10, 2019

MOTION: Committee moved to recommend the approval of the April 10, 2019 Development Impact Fee Advisory Committee Minutes to Boise City Council.

RESULT: APPROVED
MOVER: C. Harp
SECONDER: M. Ellis
AYES: Unanimous
ABSENT: C. Fellows and J. Giese

B. Fiscal Year 2019 3rd Quarter Impact Fee Financial Report

Summary: Impact fee reports were issued once per quarter. M. Sherack explained that impact fees, year-to-date, were trending lower than usual but were still expected to meet the budget. There was more commercial development in Boise City, with large downtown project impact fees trending down from even higher previous years.

M. Sherack provided an overview of the Quarter 3 Impact Fee Financial Report for Fiscal Year 2019. The committee shared general questions and discussions about the report.

MOTION: Committee moved to approve the FY19 3rd Quarter Impact Fee Financial Report.

RESULT: APPROVED
MOVER: C. Harp
C. Fiscal Year 2020 Capital Improvement Projects Tour

Summary: The Committee participated in a tour of the FY20 Capital Improvement Projects.

The Committee visited the J.A. and Kathryn Albertson Family Foundation Boise River Whitewater Park Phase II, Bernardine Quinn Riverside Park, and the Military Reserve amenities.

No motion necessary, as this was an informational item only.

IV. ADJOURNMENT:

There being no further business to come before the committee at the time, the meeting was adjoumed at 2:10 p.m.

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David Yorgason, Chair