KETCHUM URBAN RENEWAL AGENCY

Ketchum Urban Renewal Agency

P.O. Box 2315 | 191 5th Street | Ketchum, ID 83340

July 13, 2026

Chair and Commissioners
Ketchum Urban Renewal Agency
Ketchum, Idaho

Recommendation to Hold Public Hearing for the FY 2027 Budget

Introduction/History

On June 8, 2026, the Board reviewed the proposed budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027, containing the proposed revenues and expenditures necessary for all purposes for said fiscal year to be raised and appropriated within Ketchum, Idaho. Notice of the public hearing on the proposed budget was published in the Idaho Mountain Express on June 17, 2026 and June 24, 2026.

Analysis

The Board will hold a public hearing on July 13, 2026, at 4:00 PM for the purpose of considering and adopting a final budget and making appropriations to each fund for the forthcoming FY 2027 at which time the public may appear and be heard upon any part or parts of said budget. After which the Board will consider adopting a resolution at the August 10th meeting.

No public comments have been received to date.

Financial Requirement/Impact

The FY 2027 Urban Renewal Agency Budget provides budget authority for the services and projects the Agency anticipates providing during the new fiscal year.

Recommendation and Motions

No motion required at this time. Staff will prepare the Annual Appropriation Resolution for the August 10, 2026 meeting.

Attachments:

FY 2027 Budget
FY 2027 Budget Publication

	2024 Actual	2025 Acutal	2026 Adopted Budget	2027 Proposed Budget
Revenue Source				
TAX INCREMENT REVENUE	$ 2,331,589	$ 2,700,848	$ 2,619,773	$ 3,034,673
PROPERTY TAX REPLACEMENT	$ 15,272	$ 15,272	$ 15,000	$ 15,000
PENALTY AND INTEREST ON TAXES	$ 7,968	$ 14,604	$ 5,000	$ 5,000
INTEREST EARNINGS	$ 281,488	$ 225,653	$ 140,000	$ 50,000
INTEREST EARNINGS URA DEBT	$ 20,222	$ 25,866	$ -	$ -
OTHER REVENUE (Rent)	$ 33,000	$ 3,000	$ -	$ -
REFUNDS AND REIMBURSEMENTS		$ 2,325	$ -	$ -
WRCHT DEPOSIT 1ST $ WA			$ -	$ -
USE OF FUND BALANCE			$ 235,808	$ 3,951,633
Total Revenue	**$ 2,689,539**	**$ 2,987,568**	**$ 3,015,581**	**$ 7,056,306**
Expenditure Type				
OFFICE SUPPLIES AND POSTAGE	$ 30	$ -	$ 100	$ 100
PROFESSIONAL SERVICES	$ 94,255	$ 24,153	$ 120,000	$ 120,000
ADVERTISING AND LEGAL PUBLICATION	$ 1,015	$ 500	$ 1,000	$ 1,000
LIABILITY INSURANCE	$ 3,414	$ 6,270	$ 4,000	$ 4,000
DUES SUBSCRIPTIONS AND MEMBERS	$ 4,600	$ 9,200	$ 5,000	$ 5,000
PERSONNEL TRAINING/TRAVEL	$ -	$ 32	$ 3,000	$ 3,000
PARTNERSHIPS	$ -	$ -	$ -	$ 350,000
ADMINISTRATIVE EXPNS-CITY GEN FUND	$ -	$ -		
REIMBURSE CITY GENERAL FUND	$ 124,764	$ 95,895	$ 105,000	$ 105,000
URA FUND OP CONTINGENCY	$ -	$ -	$ 50,000	$ 61,900
SUB TOTAL	228,078	136,049	288,100	650,000
Capital Improvements				
INFRASTRUCTURE PROJECTS	$ 2,260,000	$ 1,088,019	$ 2,050,000	$ 5,718,845
OPA PAYMENTS	$ 10,000	$ -	$ 138,000	$ 146,000
DEPRECIATION EXPENSE			$ -	$ -
AMORTIZATION COSTS			$ -	$ -
SUB TOTAL	$ 2,270,000	$ 1,088,019	$ 2,188,000	$ 5,864,845

Debit Service				
DEBT SERVICE ACCT PRIN-2021	$ 481,014	$ 488,835	$ 495,067	$ 505,612
DEBT SRVC ACCT INTRST-2021	$ 61,192	$ 52,871	$ 44,414	$ 35,849
SUB TOTAL	$ 542,206	$ 541,706	$ 539,481	$ 541,461
Total Expenditures	**$ 3,040,284**	**$ 1,765,774**	**$ 3,015,581**	**$ 7,056,306**

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Notice of Public Hearing
Ketchum Urban Renewal Agency
Proposed Budget for FY 2027

A public hearing for consideration of the Ketchum Urban Renewal Agency budget for the fiscal year that begins October 1, 2026, and ends September 30, 2027, will be held at the Ketchum City Council chambers, located at 191 5th Street, on July 13, 2026 at 2:00pm. pursuant to Idaho Code 50-1002. Written or oral comments about the proposed budget are welcome. Written comments may be submitted prior to the meeting to: Ketchum Urban Renewal Agency, PO Box 2315 Ketchum, Idaho 83340 or sent to bdavis@ketchumidaho.org.

The Agency budget funds the program, services, and capital projects that the Agency Board has determined to be important to meet the Agency's strategic goals and meet the needs of the residents and businesses within the Agency's boundaries.

The public hearing on the proposed budget is required for formal adoption of the FY 2027 budget. The City Council chambers are accessible to persons with disabilities.

	FY 2025 Actual	FY 2026 Budget	FY 2027 Proposed
EXPENDITURES:			
URA Expenditures	1,224,068	2,476,100	6,514,845
URA Debt Service Expenditures	541,706	539,481	541,461
TOTAL URBAN RENEWAL AGENCY EXPENDITURES	**1,765,774**	**3,015,581**	**7,056,306**
REVENUE:			
Tax Increment Revenue	2,716,120	2,634,773	3,049,673
Other Revenue	271,448	145,000	55,000
Fund Balance	--	235,808	3,951,633
TOTAL URBAN RENEWAL AGENCY REVENUE	**2,987,568**	**3,015,581**	**7,056,306**

Brent Davis
KURA Treasurer

Publish June 17, 2026 and June 24, 2026