



**CITY OF KETCHUM**  
**\*SPECIAL MEETING\* STRATEGIC SESSION #3 MINUTES OF THE CITY COUNCIL**  
Thursday, April 16, 2026  
191 5<sup>th</sup> Street West, Ketchum, ID

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**CALL TO ORDER:** (00:00:13 in video)

Mayor Pete Prekeges called the Ketchum City Council meeting to order at 1:00 p.m.

**ROLL CALL CITY COUNCIL:**

Matthew McGraw  
Randy Hall  
Tripp Hutchinson (remote)  
Spencer Cordovano

**ALSO PRESENT:**

Ben Whipple—Director of Public Works  
Brent Davis— Director of Finance  
Dillon Witmer—KURA Board Member  
Jade Riley—City Administrator  
Jason Shearer—Wood River YMCA  
Morgan Landers—Director of Planning and Building  
Rian Rooney—Housing Policy & Program Strategist (remote)  
Shanna Zuspan—Agnew:Beck Consulting  
Tracie Smith—KURA Board Member  
Trent Donat—City Clerk and Business Manager  
Tyler Davis-Jeffers—KURA Board Member

**PUBLIC COMMENT**

Public comment opened (00:00:40 in video)  
Public comment closed (00:00:55 in video)

**COMMUNICATIONS FROM THE COUNCIL** (00:00:57 in video)

**STRATEGIC PLANNING**

3. Prioritization of future Housing Projects
  - Presented by: Jade Riley (00:01:19 in video)
  - Comments and questions by the Council and staff (00:12:52 in video)
  - Shanna Zuspan presented (00:13:47 in video)
  - Comments and discussion by the Council and staff (00:32:50 in video)

Projected Cash Flow presentation by staff (00:42:46 in video)

- Comments and discussion by the Council and staff (00:56:40 in video)

4. FY27 Budget development—draft five-year Capital Improvement Plan and follow-up of Local Option Tax scenarios

- Presented by: Brent Davis (01:37:00 in video)
- Comments and discussion by the Council and staff (01:54:38 in video)

5. Joint meeting with Ketchum Urban Renewal Agency

**ROLL CALL KURA:** *(02:02:18 in video)*

Dillon Witmer

Randy Hall

Tracie Smith

Tripp Hutchinson (remote)

Tyler-Davis Jeffers

- Public parking at YMCA *(02:03:25 in video)*
  - Jason Shearer presented *(02:12:45 in video)*
  - Comments and discussion by the Council, KURA Board, and staff *(02:13:48 in video)*
- Fiscal Year 2027 priorities *(02:43:38 in video)*
  - Comments and discussion by the Council, KURA Board, and staff *(03:00:45 in video)*

**Motion to adjourn.** *(03:33:58 in video)*

**MOVER:** Randy Hall

**SECONDER:** Spencer Cordovano

**AYES:** Randy Hall, Spencer Cordovano, Tripp Hutchinson, Matthew McGraw

**RESULT: Adjourned**

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Pete Prekeges, Mayor

**ATTEST:**

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Trent Donat, City Clerk