



Meeting Minutes

Monday, June 24, 2024,

2:00p.m.

Ketchum City Hall

CALL TO ORDER:

Susan Scovell called the meeting to order. (00:01:26 in video)

ROLL CALL:

Present:

Board Chair—Susan Scovell

Board Member—Gary Lipton

Board Member—Tyler Davis-Jeffers

Board Member—Courtney Hamilton

Board Member—Casey Burke

Absent:

Board Member—Amanda Breen

Board Member—Mason Frederickson

Other attendees:

Suzanne Frick, KURA Executive Director

Morgan Landers, Director of Planning and Building

Trent Donat, City Clerk and KURA Secretary

Dawn Hofheimer, Administrative Specialist

Abbey Germain, KURA Counsel (via teleconference)

Bryan Luksus, Neurilink (via teleconference)

Ian McLaughlin, Pivot North Architecture

Barry Wilson, Wood River Land Trust

COMMUNICATION FROM THE BOARD MEMBERS:

- Tyler Davis-Jeffers commented on the additional public comments received just prior to the meeting. (00:02:11 on video)

CONSENT CALENDAR

3. Approval of May 20, 2024, KURA meeting minutes.

Motion to approve May 20, 2024, Minutes. (00:03:28 in video)

Motion made by Courtney Hamilton; seconded by: Tyler Davis-Jeffers

Ayes: Gary Lipton, Tyler Davis-Jeffers, Courtney Hamilton, Casey Burke, Susan Scovell

Result: Motion Passes

4. Approval of the Bills.

Motion to approve the Bills. (00:03:46 in video)

Motion made by Tyler Davis-Jeffers; seconded by: Casey Burke

Ayes: Gary Lipton, Courtney Hamilton, Casey Burke, Susan Scovell, Tyler Davis-Jeffers

Result: Motion Passes



ACTION ITEMS:

5. Recommendation to Review & Provide Direction on Proposed Plans for First & Washington Project and Schedule a Public Workshop.
Introduced by: Suzanne Frick (00:04:00 in video)

Comments, questions, and clarification of the review process and public participation by Board Members. (00:05:45 in video)

Presented by: Barry Wilson (00:09:36 in video)
Presented by: Ian McLaughlin (00:11:37 in video)

Comments, questions, and discussion by Board Members. (00:22:15 in video)

Public Comment open: (00:40:19 in video)

- Peter G Prekeges, Grumpy's Burgers(00:40:47 in video)
- Scott Curtis (00:45:49 in video)
- Jed Grey, Sun Valley Associates Realty (00:49:02 in video)
- John Melin, Elephants Perch/Ketchum Kitchens (00:51:59 in video)
- Tom Nickel, Sawtooth Club Restaurant (00:54:21 in video)
- Cathy Swink, Apothecary (00:57:07 in video)
- Amy Weyler, Ketchum Resident (00:58:55 in video)
- Julie Johnson, NourishMe (00:59:52 in video)
- Matt Newhouse (01:01:40 in video)
- Perry Boyle, Ketchum Resident (01:03:56 in video)
- Bronwyn Nickel, Ketchum Business Advisory Board (01:08:00 in video)
- Bob Vincent (01:08:56 in video)
Susan Scovell, KURA (01:09:43 in video)
- Pat Higgins (01:10:12 in video)
- Julie Johnson, NourishMe (01:12:42 in video)

Public Comment closed:(01:13:16 in video)

Suzanne Frick posed the question to the Board of "Are we ready to move into the public workshop." (01:13.24 in video)

Tyler Davis-Jeffers responded to public comments. (01:14:10 in video)
Susan Scovell responded. (01:17:41 in video)

- Jed Grey, Sun Valley Associates Realty. (01:19:25 in video)
Gary Lipton commented. (01:20:48 in video)

Comments, questions, and discussion by Board Members. (01:21:31 in video)

ACTION ITEMS:

6. Direction to terminate KURA Agreement 50060, License for Access and Use of First and Washington Property with the City of Ketchum.
Presented by: Suzanne Frick (01:28:19 in video)



Motion to approve agreement 50060 license for Access and Use of First and Washington Property. (01:29:35 in video)

Motion made by Tyler Davis-Jeffers; seconded by: Casey Burke

Ayes: Gary Lipton, Courtney Hamilton, Casey Burke, Susan Scovell, Tyler Davis-Jeffers

Result: Motion Passes

7. Recommendation to approve Agreement 50093 with Robin Brady with Integra Realty Resources to Prepare Reuse Appraisal for First and Washington Property. t. Presented by: Abbey Germaine (01:29:55 in video)

Comments, questions, and discussion by Board Members. (01:32:08 in video)

Motion to approve Agreement 50093. (01:33:54 in video)

Motion made by Gary Lipton; seconded by: Tyler Davis-Jeffers

Ayes: Gary Lipton, Courtney Hamilton, Casey Burke, Susan Scovell, Tyler Davis-Jeffers

Result: Motion Passes

8. Review and Direction on proposed FY25 Budget and Capital Improvement Plan. (01:34:31 in video)

Gary Lipton commented that he wants Town Square and the Ore Wagon Museum out of the budget. (01:34:42 in video)

Response to Gary's comments, and discussion by Board Members. (01:36:10 in video)

FY25 Budget Presented by: Suzanne Frick (01:37:17 in video)

Comments, questions, and discussion by Board Members. (01:41:45 in video)

Comments, questions, and discussion by Board Members particular to the public comment given. (01:51:37 in video)

Abbey Germaine joined the discussion. (02:01:43 in video)

9. Discussion and Direction on July 2024 KURA meeting. Presented by: Suzanne Frick (02:10:53 in video)

ADJOURNMENT:

Motion to adjourn. (02:11:08 in video)

Motion made by Courtney Hamilton; seconded by: Casey Burke

Ayes: Gary Lipton, Susan Scovell, Courtney Hamilton, Casey Burke, Tyler Davis-Jeffers

Result: Adjourned



Susan Scovell, Board Chair

ATTEST:

Trent Donat, KURA Secretary