



University District Public Development Authority (UDPDA)

Board of Directors' Meeting Minutes

Tuesday, March 6, 2018 – 2:06pm-2:22pm

Downtown Spokane Library, 906 W Main Ave, Spokane, WA – Room 1A

Board Members Present: Bill Bouten, Catherine Brazil, Mayor David Condon (non-voting), Dr. Daryll DeWald, Ezra Eckhardt, Lou Gust (acting chair in Hill's absence), Mary Joan Hahn (Gonzaga proxy), Taudd Hume (non-voting), Cindy Leaver, Mariah McKay, Todd Mielke, Kim Pearman-Gillman, Brandon Ropez-Betty, Mark Richard, Council President Ben Stuckart, Beck Taylor, Dr. Francisco Velazquez, and Kim Zentz

Board Members Absent: Elaine Couture, Dr. Mary Cullinan, Teresa Dugger (UDDA meeting only), Latisha Hill, Dr. Christine Johnson, Dr. Thayne McCulloh (see proxy Hahn above), David O'Brien (UDDA meeting only)

Other Participants and Invited Guests Present: Gavin Cooley (City), Andrew Worlock (City), Charlie Wolff (City), Brian McClatchey (proxy), Dawn Kinder (City)

Staff Present: Lars Gilberts, Alden Jones

Call to Order:

In chair Latisha Hill's absence, vice chair Lou Gust called the meeting to order at 2:06pm. The board then proceeded with the following consent agenda items: Gust asked the Board to review the January 9 UDPDA board meeting minutes and the UDPDA financials as of December 31, 2017 and January 31, 2018. **MOTION to approve minutes and financials as presented** (Pearman-Gillman); seconded (Velazquez) and passed unanimously.

As per bylaws and approved by Chair Hill, UDPDA appointed board members representing these organizations have selected the following proxies going forward: City Council President (Brian McClatchey), Gonzaga (Mary Joan Hahn), EWU (Sara Sexton-Johnson), UW (Stephanie Fleisher), Whitworth (Larry Probus), WSU (Bob Eggart until March 16), CCS (TBD), Mayor's office (as a non-voting member of the UDPDA, the Mayor declined proxy).

Development Committee Report

- Pearman-Gillman recognized Bob Eggart of WSU (although absent) for his exceptional service and long-standing contributions to the University District and the Development Committee.
- Pearman-Gillman reminded the board of the events leading up to the January 9, 2018 UDPDA board action which "authorized the CEO to begin the process to review City-owned parcels and bring back diligence to the UDPDA board for further discussion". As such, on March 1, the CEO sent a "letter of interest" to the City regarding potential surplus properties including: 433 E Sprague Ave (terminus of Sherman and Sprague); 201 and 207 W Main (UW Center); 15 N Grant (corner of N Grant St and E Riverside Ave).
- Pearman-Gillman also reminded the board that they have been and will continue to be apprised of the process by which over 110 potential development projects were identified and then narrowed down to eight. Two of those prioritized projects (wayfinding and parking/mobility) are underway. One is being postponed (Spokane

River access and habitat improvement). One will be considered in tandem with bridge construction (bridge landing site).

- The remaining four priority projects are recommended for immediate expediting (storm water management study, Sprague water and sewer upgrade and infrastructure, Sprague and Sherman streetscape improvements, and South UD BID feasibility formation). The Development Committee will work closely with the City to advance these four projects and gather diligence for board review at an upcoming meeting.
- The Committee also will remain attuned to issues that could delay "shovel ready" progress or discourage private development such as contamination, easements, and other mitigating environmental factors.

Vice chair Gust adjourned the meeting at 2:22pm.



Ben Stuckart, board secretary



Date