

# CITY OF POCA TELLO CITY COUNCIL WORK SESSION

January 9, 2020 · 9:00 AM  
Council Chambers | 911 North 7th Avenue

City Hall is accessible to persons with disabilities. Program access accommodations may be provided with three (3) days' advance notice by contacting Skyler Beebe at [sbeebe@pocatello.us](mailto:sbeebe@pocatello.us); 208.234.6248 or 5815 South 5th Avenue, Pocatello, ID. **POSSIBLE COUNCIL WORKING LUNCH:** Members of the Council may choose to participate in a working lunch to discuss Work Session topics during the Work Session in the Paradise Conference Room. No formal action will be voted on.

## 1. ROLL CALL

## 2. UNITED WAY OF SOUTHEASTERN IDAHO UPDATE

Representatives from United Way of Southeastern Idaho will give an update on their activities and Cradle to Career program. **(ACTION ITEM)**

## 3. REGIONAL ECONOMIC DEVELOPMENT OF EASTERN IDAHO (REDI) UPDATE

Teresa McKnight, Chief Executive Officer, Regional Economic Development of Eastern Idaho (REDI) will be present to give Council an update of REDI's activities and achievements. **(ACTION ITEM)**

## 4. ZOO IDAHO ENTRANCE BUILDING UPDATE

Zoo Idaho staff and Zoo Idaho Zoological Society representatives will be present to review proposed terms and conditions for a potential donation agreement with Connections Credit Union which would provide resources needed to construct the Zoo Idaho Entrance Building. Staff is seeking Council's input and direction regarding the proposed agreement. **(ACTION ITEM)**

Documents:

[AGENDA-ITEM-4.PDF](#)

## 5. ADJOURN



**Date: 1-9-20**

**To: Mayor Blad and Council Members**

**From: Peter Pruett, Zoo Idaho Manager**

**RE: Zoo Idaho, Zoological Society, and  
Connections Credit Union – Proposed  
Zoo Entrance Building Donation  
Agreement and Updated Design**

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### **Background**

Construction began on the Zoo Idaho Entrance Improvements Campaign in 2016, with an estimated cost of approx. \$360,000, spread over two (2) phases. To date, Phase #1 of the project has been completed with a cost of approx. \$200,000, which included: ADA pathways, extensive landscape & irrigation improvements, and staircase/associated fencing & railing infrastructure. The Zoo Idaho Zoological Society (ZIZS) partnered with Zoo Idaho; the City of Pocatello's Parks & Recreation, Streets, and Engineering Departments; Jackson Land Design; Bureau of Land Management; Idaho Fish & Game; and Idaho Firewise for the completion Phase #1 improvements.

The Council supported cost estimate for Phase #2 construction of the Zoo Idaho Entrance & Gift Shop Building is approx. \$160,000. The cost includes a revised estimate of approx. \$44,000 for an updated single-story building from Lodge Log and Timber of Boise, ID, which retains the Council approved "Log Cabin" design building (see rendering), and continues to meet all current and long-term Zoo Idaho Entrance & Gift Shop Building needs. In lieu of previously anticipated entrance building loft space, Zoo Staff plans to develop & construct a reservable "outdoor picnic area" in a centrally located & highly-desirable location directly adjacent to the Entrance Building.

ZIZS has committed to, and continues to have sufficient resources available for purchase of the log cabin building. The remaining \$120,000 in resources is needed for construction of the building, as well as purchase & install of all associated systems (concrete pad, electrical, plumbing, HVAC, restrooms, roof, windows/doors, etc.). Once completed, the goal is to gradually transition to ZIZS being responsible for staffing & management of the Entrance/Gift Shop Building, with the City/Zoo Idaho retaining maintenance responsibilities.

### **Potential Connections Credit Union Donation Agreement – Request for Council Input & Direction**

Zoo Idaho Staff and ZIZS representatives have been meeting with Connections Credit Union (CCU) representatives on an on-going basis, regarding a potential donation

agreement which would provide the \$120,000 in resources needed to construct the Zoo Entrance Building. Staff, ZIZS, and CCU have successfully negotiated tentative terms & conditions for a potential agreement, which are believed to be mutually beneficial, and are acceptable to all parties. It is respectfully requested that Council review the proposed City/ZIZS/CCU donation agreement terms & conditions, and provide input & direction to Staff, and if appropriate, direct Staff to prepare a formal sponsorship/donation agreement for Council consideration at a future meeting

## **Sponsorship/Donation Agreement – Draft Financial Terms**

### **CCU Responsibilities**

- Make an initial \$5,000 donation to the Zoo Idaho Zoological Society towards the Zoo Entrance Capital Improvement Campaign.
- Provide a fixed rate – 10 year/120-month loan (*at CCU Cost*) to the City of Pocatello in the amount of \$120,000 to fund construction of the Zoo Idaho Entrance & Gift Shop Building.
- Make a \$1,000 per month donation during the 10 year/120-month loan term, to be applied towards repayment of the loan (\$120,000 total).

\*Notes: a) Total CCU sponsorship/donation amount for Zoo Entrance Capital Improvement Campaign – \$125,000. b) Agreement to include language which releases CCU from any further financial responsibility, should the City be unexpectedly forced to no longer operate Zoo Idaho at any time during the agreement term (specific language to be determined, and to be acceptable to CCU and City).

### **CCU Benefits, and Zoo Idaho/ZIZS Responsibilities**

- CCU shall be granted “Naming Rights” (in perpetuity) for the Zoo Idaho Entrance & Gift Shop Building – to be named “*Zoo Connections*”
- Display of CCU Logo on “Zoo Connections” Entrance & Gift Shop Building at Zoo Idaho. \*Note: CCU would benefit from Sponsorship exposure to over 30,000 yearly Zoo Idaho participant occurrences.
- Inclusion of CCU Logo on select gift shop merchandise
- CCU shall be permitted to conduct one (1) “CCU Community Free Day at Zoo Idaho” per year during the ten (10) year agreement period, at no cost to CCU.

\*Note: date of yearly Zoo free day anticipated to occur during the month of June each year at CCU discretion, with CCU option to change the month of yearly free day, as needed.



wide-spread recognition & high visibility/exposure opportunities for Zoo Idaho, ZIZS and CCU. Zoo Idaho patronage increases and resulting revenue gains are also expected, as well as a significant expansion to the quality of guest experience. The City of Pocatello's Parks & Recreation Department has also recently made other notable improvements to Lower Ross Park in general as part of the overall Ross Park Master Plan process, including construction of a permanent restroom facility, as well as a new concessions facility at the aquatics complex. Completion of the Zoo Entrance Improvements & Entrance/Gift Shop Building will once again add tremendously to the overall community enjoyment & use of Ross Park and Zoo Idaho.



# Lodge Log and Timber

7789 S. Federal Way  
Boise, ID 83716  
(800) 533-2450

11/18/2019

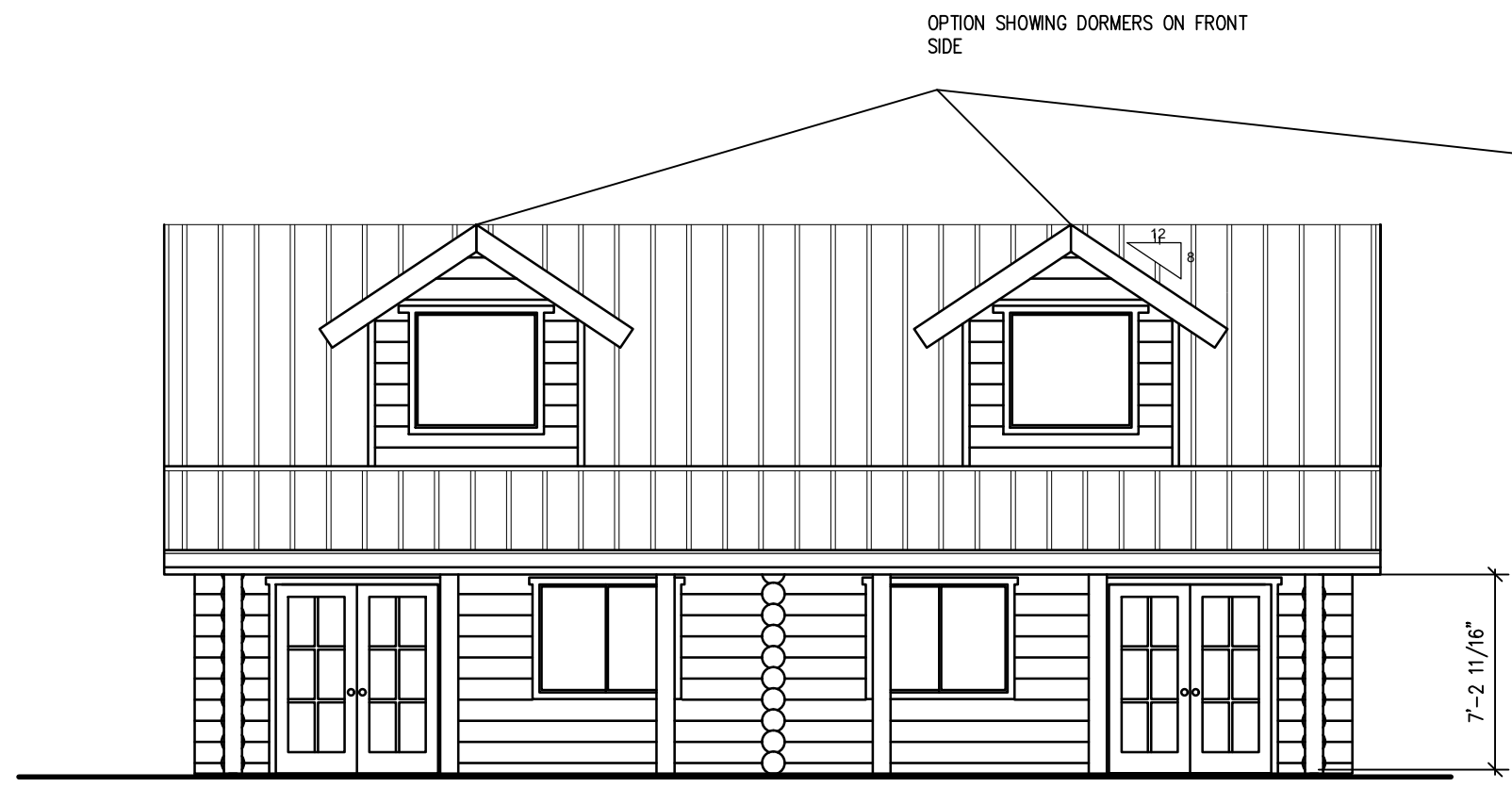
<b>DATE:</b>	<b>11/18/19</b>
<b>NAME:</b>	<b>Zoo Idaho</b>

<b>FILE #:</b>	<b>2019 ReQuote</b>
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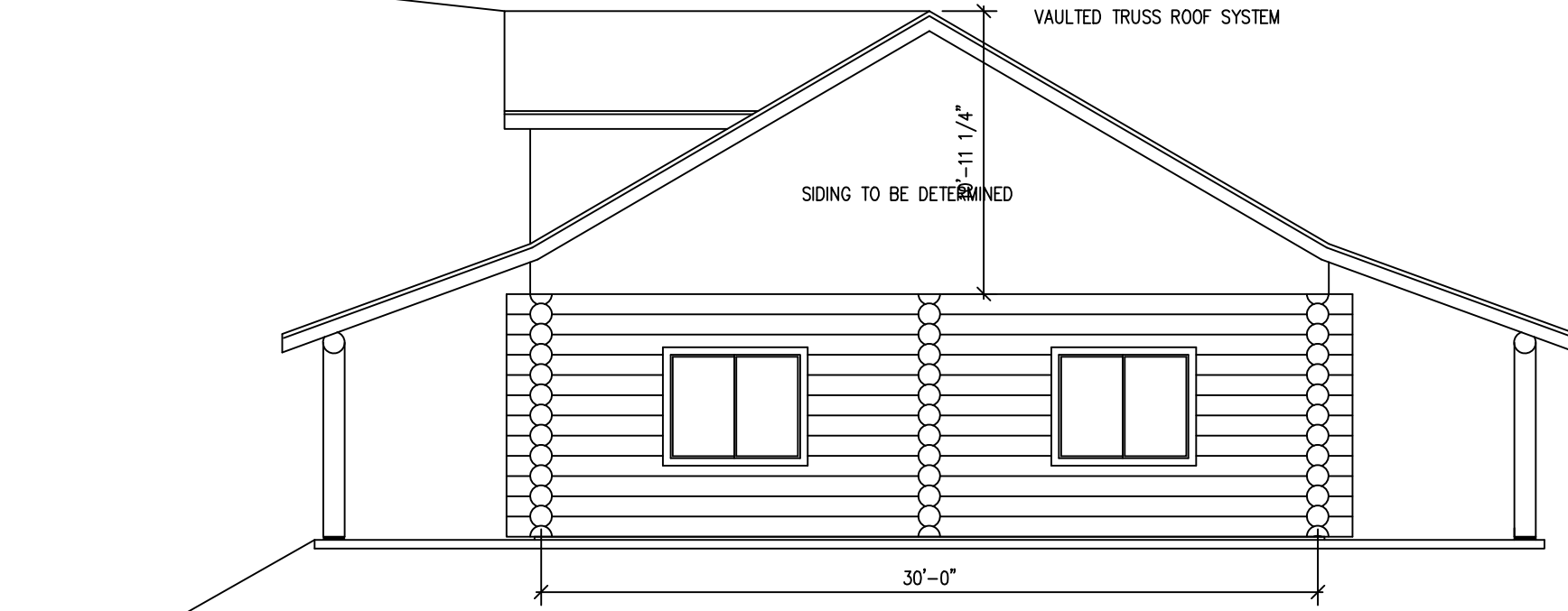
<b>ESTIMATED TOTALS</b>			
<i>Full Round</i>			
<i>10" Western Whitewood</i>			
Log Walls			\$ 36,916.68
Half Log Siding			\$ -
Gables			\$ -
Gable Siding			\$ -
Dormers			\$ -
Dormer Siding			\$ -
Roof Members			\$ -
Trusses & Labor/Hardware			\$ -
Log Floor Joists			\$ -
Interior/Exterior Poles & Headers Front & Rear covered patios			\$ 4,191.76
Log Stairs			\$ -
Treads Only			\$ -
Log Railing			\$ -
Log Mantles			\$ -
Add'l Notches in Wall System for Floor Joists			\$ -
Log Stacker		# of Cases Desired 4.00	\$ 192.00
TPI Grading Charge	<input type="checkbox"/> House	<input type="checkbox"/> Poles in excess of 3000	\$ -
Discount \$	\$ -	Discount %	0% N/A
Bolt Plan	<input type="checkbox"/> \$200 Fee		\$ -
Tools <input checked="" type="checkbox"/>			\$ 200.00
<i>Total Taxable Materials</i>			\$ 41,500.44
Sales Tax		6.00%	\$ 2,490.03
<b>Sub-Total</b>			<b>\$ 43,990.46</b>
<hr style="border-top: 1px dashed black;"/>			
Less Preliminary Drawing Deposit			
Engineering Fees			
Freight Charges			\$ -
Technical Assistant			
<b>Balance Due</b>			<b>\$ 43,990.46</b>



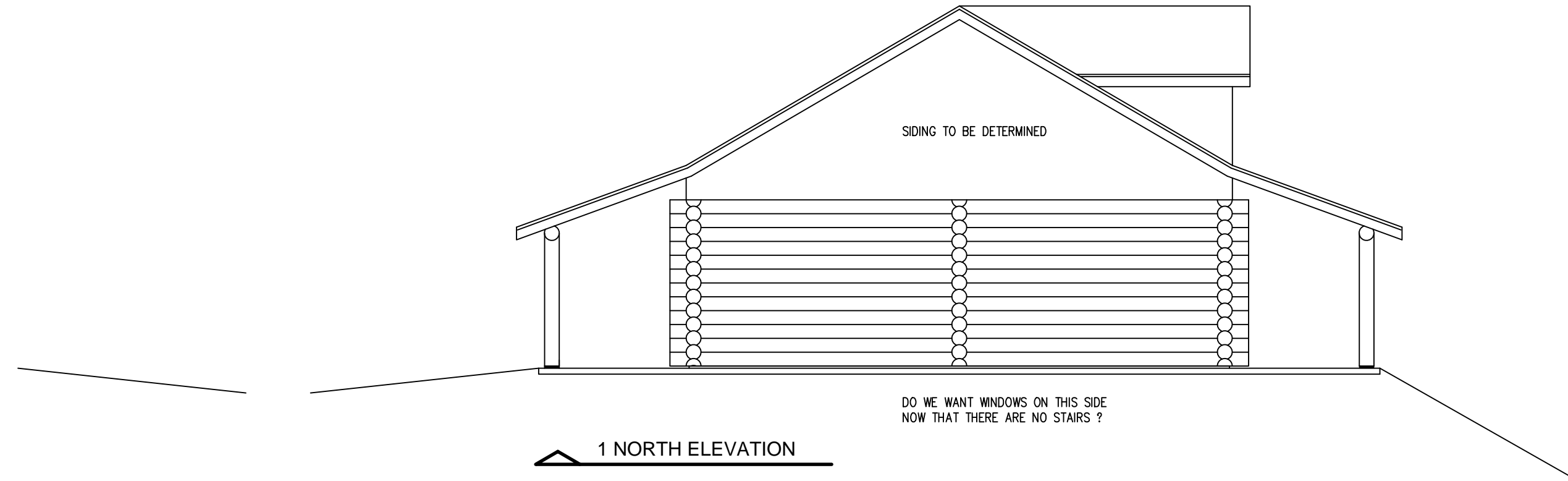
3 EAST ELEVATION  
A3 1/4" = 1'-0"



1 WEST ELEVATION  
A3 1/4" = 1'-0"



4 SOUTH ELEVATION  
1/4" = 1'-0"



1 NORTH ELEVATION  
1/4" = 1'-0"

SHT 3	MODEL POCATELLO ZOO	DEALER/CLIENT POCATELLO ZOO	DEALER POCATELLO ZOO	JOB # 00-00-00	SCALE: 1/4" = 1'-0"	DATE:	CHECKED BY:	
					DRAWN BY:	CHECKED BY:		
<p>7789 S. FEDERAL WAY BOISE, IDAHO 83716 PHONE: (208) 336-2450 FAX: (208) 549-7875</p> <p><b>LOG CABIN</b> LOGS AND TIMBER</p>								
<p>● DO NOT SCALE DIMENSIONS FROM BLUEPRINTS ● THIS BLUEPRINT SHOULD NOT BE USED AS AN INSTALLATION GUIDE FOR MATERIALS TO BE SUPPLIED BY OTHERS ● BUILDER IS RESPONSIBLE FOR COMPLYING WITH ALL LOCAL BUILDING CODES AND PRACTICES</p>								
REVISIONS							DATE:	BY: