

YOUNG LEADERS GROUP

The past year has seen tremendous growth in membership of our Young Leaders Group (YLG), ULI members under 35 years of age. Leadership for the Young Leaders Group has been provided by the hard working steering committee:

ADAM RICHINS	Chairman
JOE BRUCE	Vice Chair, Membership
SCOTT SCHWEITZER	Vice Chair, Sponsorship
ASHLEY FORD	Vice Chair, Programs
CHRIS TODD	Vice Chair, Regional Outreach
DARCY DUFFIN	Vice Chair, Communications
RYAN SKENE	Co-Vice Chair, Community Outreach
JAY STORY	Co-Vice Chair, Community Outreach
STUART KERBER	Vice Chair, Mentorship
SHELLEY BENNETT	Vice Chair, Treasurer
JED GLAVIN	Board member
DAVE PHILLIPS	Board member



In June 08, the YLG launched a mentoring program. The mission of the Mentor Program is to foster an exchange of professional ideas, friendship, and expertise among young real estate professionals and industry veterans. This program matches young professionals (“Protégés”) with experienced professionals (“Mentors”) for guidance and support, while offering mentors an opportunity to strengthen ties with the young future leaders of the local professional community and the Urban Land Institute.

In the next year the YLG will plan quarterly socials and four formal programs. The formal programs will include tours of projects around the Treasure Valley with developers describing their projects and the lessons learned. The YLG also intends to have a community service outing.

THE YEAR’S EVENTS IN PHOTOGRAPHS



Urban Land Institute

Idaho

ULI IDAHO ANNUAL REPORT

July 1, 2007 – June 30, 2008

MESSAGE FROM THE CHAIR



Dear ULI Idaho District Council Members:

2008 has been a momentous year for ULI Idaho. We have continued our upward trend in membership approaching 240 at the end of June. Our Young Leaders Group (YLG), has especially seen exceptional growth over the past year. This vibrant group of young professionals continues to network professionally and socially and this year developed a new mentoring program which will link YLG with older colleagues. In Fiscal Year 2008, we established a scholarship program to university students, a further indication of our commitment to the next generation of industry professionals.

Our programs continue to be extraordinarily successful. This past year we have engaged over 50 elected officials and others in a program on Infrastructure. Leaders in the industry also took part in an equally well received event on Sustainable Development. Our two annual housing trends programs focused on mixed use development, and work force and student

housing. The final program addressed some of the Emerging Policy Issues facing the region with “insiders” and round table discussions on the contributions ULI Idaho can make.

A clear message from you, the ULI membership, is the need to support and outreach to our political leadership in the ULI way: with research and information. We are currently planning a quarterly mail-out to each of our legislative and local officials, starting with a copy of the ULI publication, *Infrastructure 2008*.

All of this does not happen without the generous support of our annual and program sponsors, and the ULI members who volunteer their time on committees and at programs. I want to extend special appreciation to our outstanding Executive Committee for their active participation and leadership, and to our District Council Coordinator, Diane Kushlan.

Thanks to all for a tremendous year.
Frank Martin, Chair

DISTRICT COUNCIL ANNUAL SPONSORS

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DISTRICT COUNCIL LEADERSHIP

Leadership for ULI Idaho is provided by the officers and members of the ULI Idaho Executive Committee. In Fiscal Year 2008-09, the executive committee has been expanded to include additional representation from public and non-profit organizations and the financial sector.

Committees play a key role in the strength of ULI Idaho. In 2008, 55 members actively participated in committees on programs, sponsorships, communication, community outreach and policy and practice.

ULI IDAHO EXECUTIVE COMMITTEE (2008-09)

CHAIR	Franklin A. Martin, Martin Community Development, LLC
ASSISTANT CHAIR	Robert G. Taunton, Taunton Consulting, LLC
TREASURER	Barry Teppola, Legend Northwest, LLC
VICE-CHAIR, MEMBERSHIPS	Robert Bruce, Stanley Consulting, Inc.
VICE-CHAIR, PROGRAMS	D. Derick O'Neill, O'Neill Enterprises, LLC
VICE-CHAIR, SPONSORSHIPS	Bradley Barker, Group One, Inc
VICE-CHAIR, COMMUNICATIONS	Scott Peyron, Scott Peyron and Associates
VICE-CHAIR, COMMUNITY OUTREACH	Bruce D. Chatterton, AICP, Boise City
VICE-CHAIR, POLICY AND PRACTICE	Robert G. Taunton, Taunton Consulting, LLC
VICE-CHAIR, YOUNG LEADERS GROUP	Adam Richins, Stoel Rives LLP
PAST CHAIR	Quentin M. Knipe, ESQ., Stoel Rives LLP
MEMBERS AT LARGE	
GERRY L. ARMSTRONG	Armstrong Consulting
HILARY M. BRADBURY, ESQ.	Holland and Hart LLP
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GEORGE S. ILIFF	Colliers International
TUCKER M. JOHNSON	Skyline Land Developers
MARIE LANDERS	Wells Fargo Bank
SUSAN MASON	BSU College of Social Sciences and Public Affairs
EDWARD MILLER	Givens Pursley, LLP
ROB PEREZ	Western Capital Bank
J. SCHWEITZER	ACHD
TAMMY DE WEERD	Mayor, City of Meridian
RACHEL WINER	Idaho Smart Growth

MAJOR INITIATIVES

A strategic planning session in June 2007 set the priorities for the District Council over the past year. Through the generous support of our sponsors and ULI membership the District Council has been able to implement the following priorities:

UNIVERSITY STUDENT SCHOLARSHIPS.

To date three scholarships totaling \$3750 have been awarded to university students pursuing degrees in the real estate and planning professions. In addition to supporting the future leaders of the profession, these scholarships have fostered positive relationships between the District Council and the universities. The awarded students are Josie Evans, Public Policy, Boise State University; Joshua Arnold, Bioregional Planning, University of Idaho; and Michael Celt, Community and Regional Planning, Boise State University.

COMMUNITY ACTION GRANT

The ULI Foundation Community Action Grant awarded to ULI Idaho and Idaho Smart Growth was completed, a report published and the findings were presented at a public forum. Findings of the study are being transmitted to the local cities that were represented in the study. ULI Idaho benefited from the study by the partnership with other organizations and in the recommendations from the study that will improve the development process for in-fill projects.

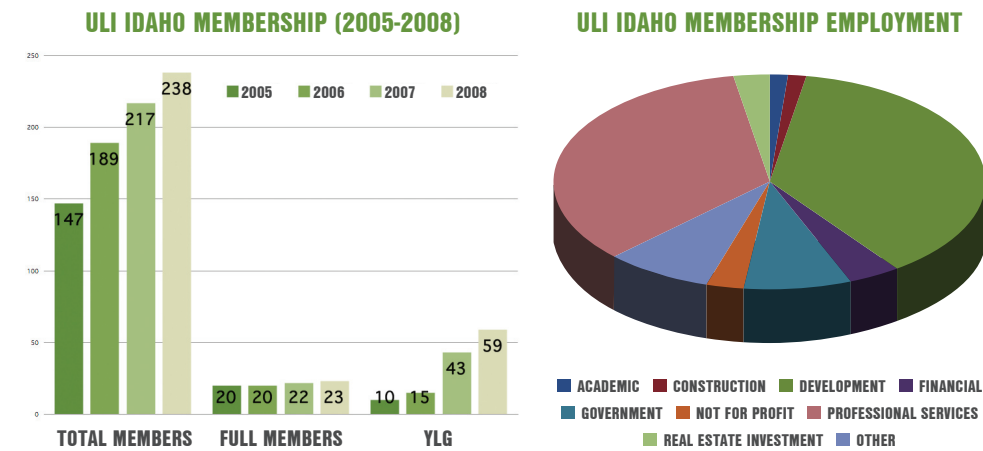
PUBLIC POLICY AND PRACTICE

A committee on public policy practice was formed in the past year with leadership provided by Robert Taunton. Bob has participated in the Steering Committee for the Blueprint for Good Growth. Through his efforts, ULI Idaho members have been represented. The Committee has also created a resource of agencies, working committees, and current policies, studies, and proposed ordinances that affect land use and development in the region. In June, a ULI Idaho program with roundtable discussions identified the significant regional issues as follows:

- Air Quality
- Energy
- Ineffective inter-agency cooperation
- Infrastructure Financing
- Job Growth
- Schools-education
- Transportation

ULI Idaho is committed to addressing these issues through education of an ever increasing audience; bringing to the region the national and international expertise of ULI with case studies of relevant solutions to issues; and partnering with other active participants, particularly the business community.

MEMBERSHIP



From less than 100 members when the district council was formed in 2004, membership in ULI Idaho has steadily increased. Membership increased by nearly 10% in the last fiscal year to 238.

ULI Idaho membership also continues to diversify and attract professionals involved in all aspects of the real estate and land use industry: developers, lawyers, financiers, academics, elected officials, regulators, builders, marketers, environmentalists, planners, architects and realtors. In 2008, 8% of our members belong to the public and non-profit sector, 26% are affiliated with a professional services firm, 28% are developers, and the remainder are from the other disciplines in the real estate field. Women represent 24% of the membership and 23% of our members are Young Leaders (YLG).

2007-08 PROGRAM

Programs providing information, speakers and forums on issues facing the region continue to be a core mission of ULI Idaho. In 2007, six major programs were presented. The program, "Green Turn to Gold? Latest Initiatives in Sustainable Development" set a record in attendance. Overall, 900 people attended programs throughout the year.

Each program presented national speakers and the very best and up to date information possible. Programs of such high quality could not be provided without the generous support of our program sponsors and hard work of the program planning committees.

JULY

- YLG: A Glass of Wine is Better than a Cup of Coffee (48)

OCTOBER

- Transportation Infrastructure Funding: Dollars and Sense (201)

JANUARY

- Can Green Turn to Gold? Latest Initiatives in Sustainable Development (210)

MARCH

- Emerging Housing Trends: Mixed Use Development (193)
- Emerging Housing Trends: Workforce and Student Housing (78)

JUNE

- Public Policy Initiatives: How ULI can Make a Difference(96)

*() = attendance for program in FY 2007-08.

LOOKING AHEAD 2008-09 UPCOMING PROGRAMS

SEPT 4 ULI Idaho Annual Meeting

Looking Back and Looking Forward

SEPT 15-16 10th Annual ULI Conference: Place Making ULI meeting in Denver, CO

OCT. 9 Candidates Forum for ULI Members

A brown bag lunch for ULI Members only. The forum will include ACHD and county commissioner candidates.

OCT. 27-30 ULI Fall Annual Meeting, Miami Beach, FL.

NOV. 12 Idaho Smart Growth Awards

Co-sponsored by ULI Idaho

DECEMBER Holiday Social

A members only event

JANUARY Growing Cooler

Keynote speaker by the author of the ULI publication on the evidence linking development to climate change.

MARCH Emerging Housing Trends

Annual event on current housing trends. Program will be presented in both Boise and Coeur d' Alene.

APRIL Mayors Forum

A roundtable discussion with the area mayors.

APRIL 22-24 ULI Spring Council Forum

Atlanta, Georgia

JUNE Policy Forum

Update on major policy issues facing the region.