



# FORD IDAHO CENTER

## CONVEYANCE CONSIDERATION



### EXPLORATION & FEASIBILITY

With the needed expansion of the amphitheater stage and the city's budget constraints, city leaders began exploring options with CWI. Once the concept was worthy of thoughtful exploration, we initiated a fact-finding mission with CWI to determine if there was a mutual interest before presenting it to the public.

### PUBLIC OUTREACH

- Stakeholder meetings: Snake River Stampede Board, Venue Management Commission, Idaho Horse Park Foundation
- Public website (see back)
- Met with local legislators
- Nampa Chamber of Commerce Board
- Mayor's quarterly meeting with community leaders
- July 15 - Ford Idaho Center Town Hall
- **August 7** - Facilitated Discussion at IH2C (5-7pm)
- **August 11** - Listening Session at Nampa City Hall (5:30pm)

### NEXT STEPS

The Nampa City Council could take action on **August 18, 2025** to authorize a levy override for funding of the Ford Idaho Center. The meeting begins at 5pm at Nampa City Hall.

## WHY ARE WE CONSIDERING THIS?

- The City of Nampa is trying to find a way to support the vibrancy of the Ford Idaho Center while not putting the burden on Nampa taxpayers.
- To increase the utilization of the Ford Idaho Center while providing new opportunities to our student population.
- The reason cities exist is to provide services to the citizens we serve. Our goal is to focus on using hard-earned taxpayer dollars to provide these necessary services (e.g., public safety and infrastructure).
- By conveying the property to CWI, a public asset remains public and preserves Nampa traditions, such as the Snake River Stampede, horse park events and other traditional events, for years to come.
- The Ford Idaho Center property remains controlled by a locally elected board.
- The City of Nampa will no longer bear the risk or financial burden of unforeseen costs related to the property.
- The City of Nampa will have to consider raising taxes to continue to run the Ford Idaho Center.

## FINANCIAL INFORMATION

- When the total net income for the Ford Idaho Center of \$410,205 is taken away from the city investment of \$20.3 million, it leaves the City of Nampa with a **loss of \$19.9 million over the last 20 years.**
- Over the next 10-15 years, it is estimated the property will need \$20-\$25 million in capital improvements (including the parking lot repaved, a new roof and HVAC system).
- Recent legislative changes have significantly decreased the new construction revenue the City of Nampa would have received by \$5.8 million. These funds could have supported public safety, the Ford Idaho Center and other city needs.
- Due to the deferred maintenance needs of the facility, a levy override is being considered as a possible funding option if the City of Nampa decides to keep the Ford Idaho Center.



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- **Advisory Commission.** An Advisory Commission will be formed and will be in effect for at least five years to provide input and advice regarding any proposed future development of the Ford Idaho Center property.
- **Recreation Facilities.** The City of Nampa projects that the construction of a new recreational facility will range from \$20 to \$30 million. In the event CWI constructs a recreation facility near the main campus, it will permit public access to the facility, provided that such public use does not disrupt CWI's operations and activities.
- **Public Safety Training Facility.** In the event CWI constructs a public safety training facility in the future, it will enable the Nampa Police Department to co-locate within the facility, providing reasonable office space and access to the facility, as well as opportunities for collaboration in training instruction.
- **CWI Soccer Fields.** Nampa will continue its non-exclusive use of existing soccer fields for a period up to ten (10) years.
- **Parking.** CWI agrees to provide reasonable parking available at or in proximity to the Ford Idaho Center for existing and future uses of the Ford Idaho Center, but not less than required by applicable parking requirements of Nampa City Ordinance.
- **Snake River Stampede Use of Ticket Office Facility.** CWI agrees to enter into a 99-year lease with Snake River Stampede for the ticket office building. The long-term vision is for this building to become home to a future Snake River Stampede museum.
- **Horse Park Facilities.** It is the intent of the City of Nampa for the horse park to continue its current operations and planned events.

## LEARN MORE



SCAN HERE

A number of documents are available on our website:

<https://www.cityofnampa.us/1765/Ford-Idaho-Center-Consideration>

- Advisory Commission and Facilities Use Agreement (Draft 7.8.2025)
- Conveyance and Acquisition Agreement (Draft 7.8.2025)
- Ford Idaho Center Financial Summary FY05-25
- Summary of Deferred Maintenance - Ford Idaho Center