

MINUTES OF THE REGULAR MEETING OF THE  
 COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,  
 HELD ON JUNE 27<sup>th</sup>, 2022, AT 6:00 P.M.  
 AT MOUNTAIN HOME CITY HALL CHAMBERS  
 MOUNTAIN HOME, IDAHO

- 21551 CALL MEETING TO ORDER/ESTABLISH A QUORUM
- 21551 DEPARTMENT HEAD COMMENTS/REPORTS
- 21551 CONFLICT OF INTEREST DECLARATION  
 Has any Council Member received information pertaining to or otherwise had any contact with any person regarding any items on this City Council agenda? If so, please set forth the nature of the contact
- 21551 PUBLIC HEARING  
 1) City proposed 10 year Capital Improvement Plan and the development impact fees ordinance.
- 21552 CONSENT AGENDA - All matters listed within this Consent Agenda section require formal Council action, but are typically routine or not of great controversy and will be enacted by one motion. Questions for the purpose of clarification may be asked about a particular item before the motion is voted on. However, for lengthy discussion or separate motion a Council member or citizen may request an item be removed from the Consent Agenda section and placed on the Regular Agenda. ALL CONSENT AGENDA ITEMS LISTED BELOW ARE ACTION ITEMS.
- A. Approval acceptance of minutes  
 Planning & Zoning Commission - May 16, 2022  
 City Council - June 13, 2022
- B. Bills - 06/14/22 to 6/27/22 in the Amount of \$270,206.76
- C. Treasurer's report for the period ending May 31, 2022
- D. Approve Blue Raven Solar request for building permit #22-0005 refund (**removed from Consent Agenda and placed under New Business**)
- 21552 OLD BUSINESS  
 1) **Action Item:** *(Legislative continued from May 9, 2022)* Deliberation/Decision on suggested definitions for Multi-Family developments.
- 21553 NEW BUSINESS  
 1) Items Removed from Consent Agenda Section.  
 2) **Action Item:** Deliberation/Decision on moving the Equivalent Dwelling Unit (EDU) Table to resolution from an ordinance.
- 21554 BUDGET PRESENTATION - CIVIC GROUPS  
 1) Historical Society  
 2) Mountain Home Arts Council  
 3) Treasure Valley Transit  
 4) Senior Center/Meals on Wheels
- 21554 RECOGNIZING PERSONS IN THE AUDIENCE
- 21554 FINAL COMMENTS
- 21554 ADJOURN

MINUTES OF THE REGULAR MEETING OF THE  
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,  
HELD ON JUNE 27<sup>th</sup>, 2022, AT 6:00 P.M.

The Council of the City of Mountain Home, Elmore County, Idaho, met at the Mountain Home City Hall Chambers, 160 South 3<sup>rd</sup> East, Mountain Home, Idaho on June 27<sup>th</sup>, 2022. A quorum was established with, Councilman Stokes, Councilman Brennan and Mayor Sykes being present. Councilwoman Garvey was present via zoom and Councilman McCain was present over the phone.

DEPARTMENT HEAD COMMENTS/REPORTS

- Gene Palmer, Street Superintendent said they did work on Hwy 30 and will be chip sealing in that area as well.

- Brock Cherry, Community Development Director said there have been questions about if development will continue and everything he has been seeing says yes. Developments have been putting in plans and there has also been commercial interest.

- Scott Conner, Police Chief said they are going through the Corporal promotion process.

- Shasta Hochstrasser, Library Director said they have their Murder Mystery Dinner. She went over the upcoming programming for the library.

Councilman Brennan asked if the programs require a library membership.

Shasta said all library events are free.

- Shirley Batchelor, Wastewater Superintendent said they are working on keeping the farm maintained for summer.

Councilman Brennan thanked Shirley for her years of service and congratulated her on her upcoming retirement.

- Rich Urquidi, Director of Public Works said the road project on Hwy 30 was a combined project with the Highway District so that saved the city quite a bit of money. He said drilling the test pump for the well is going well and they haven't hit any large chunks of rock.

- Paula Szafranski, City Treasurer said she was invited to sit on a AIC panel and said all of the cities are going through the same struggles with salary and project costs and one of the things they discussed was how to combat that.

- Mayor Sykes said they went to the AIC awards last week and Mountain Home was awarded two awards this year.

- Councilman Stokes said he attended the Daniel Dopps Rodeo and thanked the committee for putting on a wonderful event.

CONFLICT OF INTEREST DECLARATION

Councilman Brennan said over the last year he believes the entire council has received comments about the proposed impact fees but the comments will not influence his decision.

Councilman Stokes said he concurs with Councilman Brennan's statement.

PUBLIC HEARING

1. City proposed 10 year Capital Improvement Plan and the development impact fees ordinance.



The public hearing opened at 6:12 p.m.

Misty Pierce came forward in favor of raising the impact fees for city development.

The public hearing closed at 6:15 p.m.

CONSENT AGENDA

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- A. Approval acceptance of Minutes  
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- D. Approve Blue Raven Solar request for building permit #22-0005 refund. **(removed from Consent Agenda and placed under New Business)**

Councilman Brennan asked about the refund on the building permit for item D.

Hank Patrick, Building Official said because the project is not going forward, they have asked for a refund. He said that happens sometimes people request permits and never pick them up after review.

Councilman Brennan asked to have Item D removed from the consent agenda and placed under New Business.

Councilman Stokes made a motion to approve the Consent Agenda as printed pulling Item D. Councilwoman Brennan seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman Brennan	AYE
Councilman McCain	AYE
Councilwoman Garvey	AYE

The vote being unanimous, the motion was carried and so ordered.

OLD BUSINESS

Action Item: (Legislative continued from May 9, 2022)  
Deliberation/Decision on suggested definitions for Multi-Family developments.

Rich Urquidi, Director of Public Works gave an overview of how they came up with the definition of multi-family.

Councilman Stokes made a motion to go forward on the suggested definitions for multi-family developments, looking at those illustrations and adding those in and possibly removing the word complex and getting the definitions to legal for review. Councilwoman Garvey seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman Brennan	AYE
Councilman McCain	AYE
Councilwoman Garvey	AYE

The vote being unanimous, the motion was carried and so ordered.

Mayor Sykes asked this be brought back to the Council at the next council Council Minutes - June 27, 2022



meeting.

Councilman Brennan said if it could be on the next agenda for sure then the council has the opportunity to have the impact fee discussion as well, because a major part of the impact fee discussion is multi-family housing.

NEW BUSINESS

1) Items Removed from Consent Agenda Section. ACTION ITEM.

Item D: Approve Blue Raven Solar request for building permit #22-0005 refund.

Councilman Brennan made a motion to deny the request for building permit refund. Councilman Stokes seconded the motion.

Mayor Sykes asked if it was okay with legal to deny the request to refund.

Geoff Schroeder, City Attorney said it would be up to the city whether or not to deny it.

Councilwoman Garvey said going forward she would like to make sure the city has good documentation in case anyone ever question the refusal to refund the money paid for building permits.

The following vote was recorded:

Councilman Stokes	AYE
Councilman Brennan	AYE
Councilman McCain	AYE
Councilwoman Garvey	AYE

The vote being unanimous, the motion was carried and so ordered.

2) Action Item: Deliberation/Decision on moving the Equivalent Dwelling Unit (EDU) Table to resolution form an ordinance.

Councilman Brennan said he felt the one thing the council agreed upon was having the buy in for the EDU system and the initial cost when you pull your building permit was off of the meter size, and adjusting the table based on a reasonable guess of what water they will be using. He said before the meeting started, he was shown how much more that will make the buy in than the current system.

Rich Urquidi, Director of Public Works went over how the calculation came to be factoring in the meter size.

Councilman Brennan asked if Rich was recommending nothing more than a table adjustment.

He said that was correct.

Councilwoman Garvey said she wanted to make sure the auditing of accounts is done regularly on a schedule.

Councilwoman Garvey made a motion to approve moving the Equivalent Dwelling Unit (EDU) Table to resolution from an ordinance. Councilman McCain seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman Brennan	NAY
Councilman McCain	AYE
Councilwoman Garvey	AYE

The majority of the vote being in favor, the motion was carried and so ordered.

BUDGET PRESENTATIONS - CIVIC GROUPS

Historical Society

Debbie Shoemaker was present and advised they were asking for \$6,000.00 this year.

Mountain Home Arts Council

Chris Devore, with the Mountain Home Arts Council was present and gave an overview on the Council for the past year. He advised they would be asking for \$5,000.00.

Treasure Valley Transit

No one was present from Treasure Valley Transit.

Senior Center/Meals on Wheels

Connie Crusier was present and said they would be requesting \$10,000.00 in total. \$5,000.00 each for Meals on Wheels and the Senior Citizens Center.

RECOGNIZING PERSONS IN THE AUDIENCE

- Misty Pierce came forward to speak to the Council about an incident in her neighborhood where there was a shooting on the evening of June 12<sup>th</sup>.

- Kasey Thomason came forward and thanked the City for all their hard work helping him with building his new coffee shop.

- Connie Crusier asked the council about the food trucks on the corner of North 18<sup>th</sup> East and American Legion.

- Sean Bailey came before the council to introduce himself as the Executive Director of the Recreation Foundation of Elmore County. The goal is to close the gap on funding of the aquatic center on South 18<sup>th</sup>.

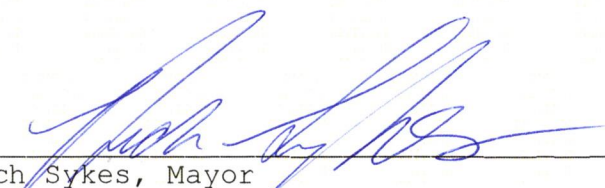
Councilman Brennan asked what the difference is between the WECRD and this foundation.

Sean said they are a 501c3 and all of the money raised will go toward the completion of the project on 18<sup>th</sup> street. He said they will need to raise a million dollars in order to finish the project.

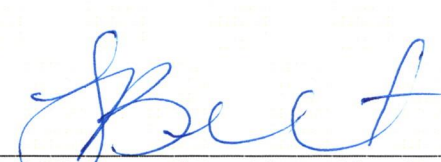
- Karen Eligin requested that something be added to the sound system so people in the back could hear better.

ADJOURN

There being no further business to come before the Council, the meeting was adjourned at 7:39 P.M. by orders from Mayor Sykes.

  
Rich Sykes, Mayor

ATTEST:

  
Tiffany Belt, City Clerk

Council Minutes - June 27, 2022

