

MINUTES OF THE REGULAR MEETING OF THE
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
HELD ON June 25th, 2018, AT 6:00 P.M.
AT MOUNTAIN HOME CITY HALL CHAMBERS
MOUNTAIN HOME, IDAHO

- 20320 CALL MEETING TO ORDER/ESTABLISH A QUORUM
- 20320 ITEM ADDED UNDER NEW BUSINESS - Idaho Gem Grant Agreement
- 20320 RECOGNIZING PERSONS IN THE AUDIENCE
- 20320 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 OF MINUTES
 - Airport Advisory Committee - May 15, 2018
 - Planning & Zoning Commission - June 4, 2018
 - City Council - June 11, 2018
 - B. BILLS - 6/12/18 to 6/25/18 in the Amount of \$187,204.31
 - C. TREASURER'S REPORT - for the Period Ending 5/31/18
 - D. APPROVE RENEWAL OF PROSECUTION SERVICES AGREEMENT with Paul J. Fitzer, MSBT Law from October 1st, 2018 to September 30th, 2019 at the same price of \$12,750.00 per month and Authorize the Mayor and City Clerk to sign
 - E. APPROVE AMENDMENT TO LEASE AGREEMENT allowing the United Parcel Service, Inc. to renew and extend their lease in the City industrial Park for an additional five (5) year period beginning September 1st, 2018 to August 31st, 2023 with a new annual lease amount of \$2,940.00 based on the Consumer Price Index and Authorize the Mayor to sign
 - F. APPROVE REQUEST FOR FAA APPROVAL of Agreement for Transfer of Entitlements and Memorandum of Understanding to allow the City of Preston to transfer \$30,000.00 of their FAA Entitlement Funds to the City of Mountain Home to be used at the City Airport and Authorize the Mayor to sign
 - G. APPROVE FAA AGREEMENT FOR PROFESSIONAL SERVICES with JUB Engineers, Inc. for Design Engineering Services for the Installation of Runway 10-28 PAPI's and REIL's at the City Airport and Authorize the Mayor to sign
 - H. APPROVE PURCHASE of replacement Range/Oven from Standard Restaurant Equipment Co. in the amount of \$1,795.00 paid out of contingency for the Golf Course because the old one stopped working and could not be repaired
 - I. APPROVE REQUEST TO PURCHASE a 2015 Ford Transit (250) Van with 43,850 miles from Keith Forsyth in the amount of \$34,500.00 to be used by the IT Department **(Pulled from agenda and placed under New Business)**
 - J. APPROVE REQUEST TO WAIVE BUILDING PERMIT AND PLAN REVIEW FEES in the amount of \$488.72 for the Mountain Home School District #193 for the Reroof

- of the building located at 420 South 14th East
- K. APPROVE REQUEST TO WAIVE BUILDING PERMIT FEES in the amount of \$20.00 for Elmore County for a fence project at 150 South 4th East
- L. AWARD BID FOR SOUTH 18TH EAST STREET LIGHT PROJECT to Quality Electric Inc. in the amount of \$343,431.20 and Authorize the Mayor to sign contract documents

20321 BUDGET PRESENTATIONS - Civic Groups
 Arts Council
 Historical Society
 Senior Center/Meals on Wheels
 Treasure Valley Transit

20322 OLD BUSINESS

20322 NEW BUSINESS

Items Removed from Consent Agenda Section. ACTION ITEM

Discussion/Decision on Planning and Zoning Commission Recommendation for an Ordinance Change to Title 9, Chapter 12, Section 4 - Off Street Parking and Loading Regulations, Subsection B(9) ACTION ITEM.

Discussion/Decision on Draft Resolution to be passed at the next meeting seeking a partnership with higher education to provide workforce education within the City. ACTION ITEM

Discussion/Decision on vacating a portion of Highway 51 and an old City Street in front of Jackson's Convenience Store. ACTION ITEM.

Discussion to piggy back through Sourcewell formerly National Joint Powers Association (NJPA) for the purchase of directional boring machine with trailer and accessories, to be used for the installation of fiber within the city in the amount of \$240,200.44 from Vermeer Rocky Mountain and bring back lease purchase paperwork through Mountain West Bank on a 5 year lease purchase with an annual payment of \$52,340.31 ACTION ITEM.

20325 ORDINANCES

Ordinance - Amending the Equivalent Dwelling Unit Table. (3rd and Final Reading by Title Only) ACTION ITEM.

20325 FINAL COMMENTS

20327 ADJOURN

MINUTES OF THE REGULAR MEETING OF THE
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
HELD ON JUNE 25th, 2018, 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 3rd East, Mountain Home, Idaho on June 25th, 2018. A quorum was established with, Councilman Brennan, Councilman Schipani, Councilman Bundy, Councilman Bryant and Mayor Sykes being present.

ITEM ADDED TO THE AGENDA UNDER NEW BUSINESS - Idaho Gem Grant Agreement

• Mayor Sykes said he needed to add to the agenda under New Business an Idaho Gem Grant Agreement. The reason this item had to be added tonight is that we just received it and it needs to be signed and sent back by the end of this week, so it cannot wait until the next City Council Meeting.

Councilman Bundy made a motion to add the Idaho Gem Grant to the agenda under New Business because we just received it and it has to be signed and sent back by the end of this week, so it cannot wait until the next City Council meeting. Councilman Schipani seconded the motion.

The following vote was recorded:

Councilman Bryant	AYE
Councilman Brennan	AYE
Councilman Schipani	AYE
Councilman Bundy	AYE

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

This item was added under New Business.

RECOGNIZING PERSONS IN THE AUDIENCE

No one came forward to speak at this time.

CONSENT AGENDA

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• Mayor Sykes pulled Item I from the Consent Agenda and placed it under New Business.

• Councilman Bundy said he is a full time employee with the Mountain Home School District but waiving the fees in item J will not benefit him in any way and he does plan on voting on this item with the Consent Agenda.

• Councilman Brennan said he would like to talk about Item D. He asked Geoff Schroeder who works for MSBT Law if he thinks the City is getting what they are paying for and if MSBT Law is getting everything they need.

Geoff Schroeder answered that he believes it is going well and MSBT Law has a good relationship with the people at the courthouse and he is able to call on officers if he has any questions pertaining to a case.

Police Chief, Nick Schilz said he feels MSBT Law is very proactive and is good about speaking with the officers involved in each case.

Councilman Bryant made a motion to approve the Consent Agenda as printed without Item I. Councilman Schipani seconded the motion.

The following vote was recorded:

Councilman Bryant	AYE
Councilman Brennan	AYE
Councilman Schipani	AYE
Councilman Bundy	AYE

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

BUDGET PRESENTATIONS - Civic Groups

Arts Council

Chris Devore was present with Mildred McNeal and advised The Arts Council would like to ask for \$5,000.00 from the City this year. He said they have had a strong season this year with increased participation.

Councilman Bundy said the Arts Council does a lot of great things but his favorite is the Shakespearian program they put on at the high school. He said it really engages the kids there.

Historical Society

Debbie Shoemaker, Chris Alzola and Stephanie Kazyaka were present from the Historical Society. Debbie advised they would like to ask the City for their same amount of \$8,000.00 for operating costs, and also an additional \$3,000.00 to fix the roof and an additional \$4,000.00 to regROUT the front wall of the Museum. She advised all four walls need to be done but would like to start with the front wall this year. She said they have done more educational programs for the community this year and have been able to partner with the library as well.

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Councilman Bryant said he would like to see the roof get repaired and the grout for all the walls repaired before mold becomes an issue. He said it will cost less to fix it now then to wait until the problems get worse.

Councilman Schipani said he sees the Museum building as a City building and they should find the money in the budget for the repairs.

Chris Alzola said they would bring back an estimate for the grouting of all four walls of the Museum.

Senior Center/Meals On Wheels

Connie Cruser was present from the Senior Center and advised they would like to ask the City for \$10,000.00 again for the Senior Center and Meals On Wheels Program. She said so far this year they have given out 24,000 meals.

Treasure Valley Transit

Debbie Maxwell was present from Treasure Valley Transit and advised they would like to ask the City for \$20,000.00 again this year with an additional onetime \$10,000.00 to purchase a new bus. She said currently the two buses they have are both from 2008 and each have around 300,000 miles on them.

Mayor Sykes asked if the City gives the \$10,000.00 for a new bus will the bus be used or will it be new.

Debbie answered it will be a new bus.

OLD BUSINESS

There was no old business to discuss at this meeting.

NEW BUSINESS

Items Removed from Consent Agenda Section. ACTION ITEM.

Item I: Approve Request to Purchase a 2015 Ford Transit (250) Van with 43,850 miles from Keith Forsyth in the amount of \$34,500.00 to be used by the IT Department

Mayor Sykes said he pulled this item from the agenda because when they looked at the state bids they could get the same van new for \$29,000.00.

Keith Forsyth, Fiber Optics Manager said he feels the van is better than getting a trailer because then it is all contained in one place and it is a controlled environment, which is needed when you are fiber splicing.

Councilman Schipani asked where the cost of a van would come out of the budget.

Paula Szafranski, City Treasurer said they had planned to take it out of the availability funds.

Keith said it really doesn't matter to him if he drives his own van or if the City buys one but either way it will need to be outfitted for fiber splicing.

Councilman Schipani said he recommends Keith brings this back to the Council with a cost of how much the van will be from the state bid and a cost of how much it will cost to outfit the van.

It was decided Keith would come back to the Council with the costs for a new van and the cost of outfitting the van.

Discussion/Decision on Planning and Zoning Commission Recommendation for an Ordinance Change to Title 9, Chapter 12, Section 4 - Off Street Parking and Loading Regulations, Subsection B (9). ACTION ITEM.

Councilman Brennan said after speaking with Building Official, Mike McCain he feels like the ordinance needs some clarification as to what is a side yard versus a setback.

Mike said that was correct, in this case a side yard can be two completely different items. On an interior lot a side yard could go from the front of the house to the back of the house. A setback in that area can be five, twelve or twenty feet. So a setback should not really be used in this case because a corner lot has a setback of twenty feet or more.

Mayor Sykes said to him it seemed the only way to have a side yard setback is if you lived on a corner lot.

Mike said every house has a setback. He said it is how far a house can be to the side yard property line.

Councilman Brennan asked if there is a tall utility trailer parked behind a fence on the side yard but you could see it over the fence, would the City regulate what they are parked on.

Mike said if they can't see what the trailer is parked on then they wouldn't pursue it but if Code Enforcement can see the trailer is parked on grass they will pursue.

Councilman Brennan said he thinks the item needs work before it is passed.

Nina Patterson, City Clerk asked if this would have to go back to Planning and Zoning.

Jay Friedly, City Attorney said he didn't think so.

It was decided Mike McCain, Building Official would make changes to the ordinance about what qualified as a setback and bring it back to the next Council meeting.

Discussion/Decision on Draft Resolution to be passed at the next meeting seeking a partnership with higher education to provide workforce education to provide workforce education within the City. ACTION ITEM

Courtney Lewis, Ted Thompson and Dirk Kuntz were present to discuss the draft resolution seeking a partnership with higher education to provide workforce education within the City.

Courtney Lewis, Economic Development Director said The Education Workforce Development Committee is a partnership between her office and the Mountain Home Chamber of Commerce. She said they are working on initiatives to create a stronger workforce with what is available. She said they would like to have a satellite office where residents of Mountain Home could go locally to get education. She said it is easier to get this off the ground if everyone works together and so she would like the Mayor and Council to support this effort by signing a resolution of support. She said they have submitted a draft resolution of support for the Council to review and make any changes they might have.

Councilman Bryant asked if companies considering moving here are asking about the education opportunities in the City.

Courtney said it is always one of the first things asked about.

Councilman Brennan asked about feedback from the students who take
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courses on base that are not military. He wanted to know, do they have a hard time getting base access.

Dirk Kuntz, from Park University said it is not an issue for most but there is the occasional person who cannot gain base access because of issues in their background, but in that case we do offer online classes.

Councilman Bundy said classes on base are great but he thinks we are also looking for partnerships for vocational classes in town that high school students and adults can take.

It was decided the final draft of the Resolution for workforce education with the City would be brought back to the next City Council Meeting for approval to be signed by Mayor Sykes.

Discussion/Decision on vacating a portion of Highway 51 and an old City Street In front of Jackson's convenience Store. ACTION ITEM.

There was a discussion between Mayor Sykes, the Council and Building Official, Mike McCain about starting the process of vacating a portion of Highway 51 and an old City Street in front of Jackson's convenience store. Part of the portion of road being vacated would go to Jackson's convenience store and another part would go to Todd McCurry owner of Mountain Home Auto Ranch.

Councilman Schipani made a motion to approve starting the process of vacating a portion of Highway 51 and an old City Street in front of Jackson's Convenience Store. Councilman Bryant seconded the motion.

The following vote was recorded:

Councilman Bryant	AYE
Councilman Bundy	AYE
Councilman Schipani	AYE
Councilman Brennan	AYE

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

Discussion/Decision to piggy back through Sourcewell formerly National Joint Powers Association (NJPA) for the purchase of a directional boring machine with trailer and accessories, to be used for the installation of fiber within the city in the amount of \$240,200.44 from Vermeer Rocky Mountain and bring back lease purchase paperwork through Mountain West Bank on a 5 year lease purchase with an annual payment of \$52,340.31. ACTION ITEM.

Councilman Schipani asked where the annual payment for the lease would come out of the budget.

Mayor Sykes answered it would come out of availability funds.

Councilman Schipani said he would like to see a breakdown of how much everything will cost for the fiber project.

Keith Forsyth, Fiber Optic Manager said he could do that. He said he understood the upfront cost of the boring machine was high but if you contract with a company the charge is anywhere from \$7.00 a foot to \$27.00 a foot, so in the long run you will make your money back with the boring machine.

Councilman Bryant wanted to know if the machine will hold value after three to five years. He said once the project is completed the City could sell the machine.

Keith said you wouldn't want to, as it can be used for other departments as well.

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Councilman Schipani asked how long the machine will last.

Keith said with proper care it will last ten years or more.

Councilman Brennan asked Dave Sonnentag, Water Superintendent how he would utilize the boring machine.

Dave said he doesn't have any big projects currently but he could use it for the service line.

Rich Urquidi, Director of Public Works said he thought currently the pipes are too big to use the boring machine for Wastewater but if we look at starting to replace those pipes it could be used.

Mayor Sykes said fiber is the future. People want to be connected to the internet all the time. He said he wants people to pick the provider they want so that it is not a monopoly anymore. Of course it will be up to each resident if they want to opt into fiber at their home, but the City of Ammon has had a 90% opt in rate.

It was decided Keith would bring more information back to a future City Council Meeting.

Discussion/Decision on Agreement with Department of Commerce for an Idaho Gem Grant. ACTION ITEM.

Councilman Bundy made a motion to approve the agreement with the Department of Commerce for an Idaho Gem Grant and authorize the Mayor to sign. Councilman Schipani seconded the motion.

The following vote was recorded:

Councilman Bryant	AYE
Councilman Bundy	AYE
Councilman Schipani	AYE
Councilman Brennan	AYE

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

ORDINANCES

Ordinance - Amending the Equivalent Dwelling Unit Table. (3rd Reading by title only). ACTION ITEM

The City Clerk read the Ordinance for its third and final reading by Title Only.

Mayor Sykes asked, "Does this Ordinance pass its third and final reading by Title Only."

The following vote was recorded:

Councilman Bryant	AYE
Councilman Brennan	AYE
Councilman Schipani	AYE
Councilman Bundy	AYE

The vote being unanimous, the motion was carried and given #1671.

FINAL COMMENTS

• Councilman Schipani asked how the purchase of the boring machine would affect the budget.

Paula Szafranski, City Treasurer said if you look on Treasurer's Council Minutes - June 25th, 2018

Report it lists the availability fees and what is available to spend. She said some of the money in that line must be held to pay for DEQ loans that require the City to hold a payment, but the rest of that line is available.

Councilman Schipani said there have been water pressure problems near Legacy Park.

Dave Sonnentag, Water Superintendent said if he could get the address of the home having issues he would test the pressure there.

Mike McCain, Building Official said it could be a problem with the pressure reducer in the home as well. All of the homes in that area have them because there was too much pressure there to begin with.

Councilman Schipani said he wanted to thank the homeowners association on Urwin Street who paid to have a speed limit detector sign put up out of their own money.

- Councilman Brennan wondered if the City could advertise an internship for the fiber project and have it tie in with the Workforce Development program.

Courtney Lewis, Economic Development Director said it was something that could be checked into, she has been setting up meetings with Universities around the state to see if she can set up other partnerships with the City, so she will also mention that.

Councilman Brennan asked if there is an additional cost to the City for internships. He asked would benefits be offered.

Nina Patterson, City Clerk said it would be a volunteer position with no benefits but they would have to be claimed on the City's workman's comp insurance.

- Councilman Schipani said the Council needs to set another meeting with the WECRD on Railroad Park.

- Mayor Sykes said he and Courtney Lewis, Economic Development Director went downtown to 2nd street and visited with the business owners and gave them fact or fiction flyers on the Downtown Plan. He said there have been a lot of rumors that he is trying to run businesses out of town and he finds it frustrating because he wants every business in Mountain Home to stay in Mountain Home and be successful. Mayor Sykes found out recently there is a scholarship that he can give out through Stevens Henager College to help someone get a degree. It is not City money it is money offered from the school and is called a Mayoral scholarship. Roger Brooks will be doing a live webinar Tuesday, July 17th, at the Junior High. It will be part presentation and the other part will be a question and answer forum. He said he and Courtney along with City Treasurer, Paula Szafranski went to Twin Falls to view their downtown because they had a lot of the same problems as Mountain Home did when it came to implementing their new plan downtown. Mayor Sykes said he wanted to dispel the rumor that the City bought the HUB building. The City did not buy it the Urban Renewal Agency bought the building.

Councilman Bundy said they should close on the building around the 31st of August. Councilman Bundy said they are also buying the parking lot across the street. Which will add another 25 parking spots at least in that area and will be public parking for downtown.

- Courtney Lewis, Economic Development Director said they are getting the word out about the Roger Brooks presentation so they are sending out invitations and directly handing them to the businesses downtown. When she had spoken with the people in Twin Falls and mentioned Mountain Home had been able to get a lane diet worked out with ITD they were shocked because they have struggled working with ITD. She said she is working with Union Council Minutes - June 25th, 2018

Pacific and hoping to get on their preferred program.

- Tiffany Belt, Recreation Superintendent said t-ball and softball are wrapping up this week. She said about 4500 people have used the pool so far this year. Over the weekend the Freedom for Fighters 5k was held.

- Dave Sonnentag, Water Superintendent said they are cleaning up the well houses to repaint them. He said they are putting a new roof on well 9.

- Miguel Pedroza, Parks Superintendent said they are mowing and trying to keep the parks green during the heat.

- Shirley Batchelor, Wastewater Superintendent said they have had the second harvest at the farm and they should pick up the new camera van next week.

- Jake Olsen, Golf Course Superintendent said the irrigation people have about three holes left to finish and they are doing summer maintenance.

- Gene Palmer, Streets Superintendent said his crew is out working on the roads.

- Nick Schilz, Police Chief said the number of cases they are handling is up. Patrol has been working a hit and run today.

- Mark Moore, Fire Chief said he will be working out the details of the events that will take place on the 4th of July and today the burn ban officially went into effect.

Mayor Sykes said there will be a designated spot at Legacy Park for people to light off safe and sane fireworks if they do not have another area they can light them off in. The area will be available to residents from July 4th to the 8th.

- Mike Freeman, Communications Assistant said the Mytthaken video he put out was so popular there have been several requests for more videos.

- Rich Urquidi, Director of Public Works said he would like to thank Carl from ITD for working hand in hand with the City to get projects done. The Morning View Subdivision is ready to start building as soon as they get their permit applications in to Development Services.

- Councilman Brennan said he wanted to offer his condolences to the community and family members of the three airmen that were lost in an accident on I-84 recently.

ADJOURN

There being no further business to come before the Council, the meeting was adjourned at 7:58 P.M. by orders from Mayor Sykes.

ATTEST:


Nina Patterson, City Clerk


Rich Sykes, Mayor

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