

MINUTES OF THE REGULAR MEETING OF THE
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
HELD ON SEPTEMBER 14th, 2020, AT 6:00 P.M.
AT MOUNTAIN HOME CITY HALL CHAMBERS
MOUNTAIN HOME, IDAHO

- 20884 CALL MEETING TO ORDER/ESTABLISH A QUORUM
- 20884 PUBLIC HEARING - Increase in Golf Fees
- 20884 RECOGNIZING PERSONS IN THE AUDIENCE
- 20884 COUNCIL COMMENTS
- 20884 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
 - Planning & Zoning Commission - August 17, 2020
 - Airport Advisory Committee - August 18, 2020
 - City Council - August 24, 2020
 - Special City Council - August 26, 2020
 - Special City Council - September 8, 2020
 - B. BILLS - 8/25/20 to 9/14/20 in the Amount of \$655,404.18
 - C. PAY ROLL 7/22/20 TO 8/21/2020 in the Amount of \$570,578.53
 - D. APPROVE REQUEST TO PURCHASE from Mike Freeman, Communications Specialist for Archiving of Social Media responses using a company called ArchiveSocial **(Removed from Consent Agenda and placed under New Business)**
 - E. APPROVE EXTENSION TO ENTRY POINT AGREEMENT to September 30th, 2021 for Consulting Services for the Fiber Optic project
 - F. APPROVE STANDSTILL AGREEMENT with the Bureau of Land Management (BLM) to extend the current agreement until a new agreement can be agreed upon for property leased at the City Airport for Fire Fighting Operations and Authorize the Mayor and City Clerk to sign
 - G. APPROVE APPLICATION FOR CITY BEER AND WINE LICENSE for Pacific Sushi LLC dba Pacific Sushi
 - H. APPROVE ANNEXATION AGREEMENT for the Knudson/Gatlin property located on the East side of South 5th West Street, North of Smith Road and East of Caribou Drive and Authorize the Mayor to sign
 - I. APPROVE RENEWAL OF INSURANCE POLICY with ICRMP Insurance for Policy year October 1, 2020 to September 30, 2021
 - J. APPROVE RENEWAL OF CURRENT AGREEMENT with CDI Affiliated Services, Inc. for the Collection of Unpaid Utility Bills from October 1, 2020 to September 30, 2021
 - K. APPROVE RENEWAL OF CURRENT AGREEMENT with CDI Affiliated Services, Inc. for the Collection of returned checks from October 1, 2020 to September 30, 2021
 - L. APPROVE RENEWAL OF ANNUAL MAINTENANCE AGREEMENT for the phone system with Data Tel for the 2020/2021 year and Authorize the Mayor to sign

- M. APPROVE RENEWAL OF UTILITY BILLING CUSTOMER SERVICE AND PROCESSING AGREEMENT with Billing Document Specialist for an additional year from October 1, 2020 to September 30, 2021 and Authorize the Mayor to sign
- N. APPROVE REQUEST TO EXTEND MAINTENANCE AGREEMENT with MES for an additional 1 year from October 1, 2020 to September 30, 2021 for the SCBA Equipment for the Fire Department and Authorize the Mayor to sign
- O. APPROVE SERVICES AGREEMENT with Elmore County Domestic Violence Council, Inc. And Authorize the Mayor and City Clerk to sign
- P. APPROVE SERVICES AGREEMENT with Mountain Home Arts Council, Inc. and Authorize the Mayor and City Clerk to sign
- Q. APPROVE SERVICES AGREEMENT with Mountain Home Historical Society, Inc. and Authorize the Mayor and City Clerk to sign
- R. APPROVE SERVICES AGREEMENT with Treasure Valley Transit, Inc. and Authorize the Mayor and City Clerk to sign
- S. APPROVE SERVICES AGREEMENT with Mountain Home Chamber of Commerce, Inc. for the Desert Mountain Visitor Center and Authorize the Mayor and City Clerk to sign
- T. APPROVE SERVICES AGREEMENT with Mountain Home Senior Citizens, Inc. and Authorize the Mayor and City Clerk to sign
- U. APPROVE PROPOSED PERSONNEL POLICY UPDATES FOR THE Personnel Policy to be Adopted by Resolution at the September 28th City Council meeting
- V. PASS RESOLUTION #26-20 Establishing Golf Fees effective as of October 1st, 2020 for the 2021 Golf Season
- W. PASS RESOLUTION #27-20 Authorizing the Execution and Delivery of a Municipal Equipment Lease-Purchase Agreement with Mountain West Bank and Separate Lease Schedules for the Acquisition of two 2020 Transit Vans for the Recreation Department and Authorize the Mayor and City Clerk to sign
- X. PASS RESOLUTION #28-20 - Authorizing the Execution and Delivery of a Municipal Equipment Lease-Purchase Agreement with Mountain West Bank and Separate Lease Schedules for the Acquisition of a 2020 Dodge Ram Pickup Truck for the Street Department and Authorize the Mayor and City Clerk to sign
- Y. PASS RESOLUTION #29-20 - Authorizing the Execution and Delivery of an Equipment Lease Agreement and all other schedules attached thereto with PNC Equipment Finance for a new Fairway Mower and Greens Mower for the Golf Course and Authorize the Mayor and City Clerk to sign

20885 OLD BUSINESS

20885 NEW BUSINESS

Items Removed from Consent Agenda Section. ACTION ITEM.

Discussion/Decision on Planning and Zoning Commission Recommendations to Amend or Repeal City Code Sections 9-9-2, 9-9-26, 9-12-2 and 9-7-8. ACTION ITEM.

20889 ORDINANCES

Ordinance - Annexing Knudson/Gatlin property. ACTION

ITEM.
Ordinance - Zoning R-4 Knudson/Gatlin property.
ACTION ITEM.

20890 FINAL COMMENTS

20890 EXECUTIVE SESSION - Pursuant to Idaho Code Section 74-206(1)(c) - To Acquire an interest in real property which is not owned by a public agency. ACTION ITEM.

20890 EXECUTIVE SESSION - Pursuant to Idaho Code Section 74-206(1)(b) - Personnel matters. ACTION ITEM.

20890 ADJOURN

MINUTES OF THE REGULAR MEETING OF THE
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
HELD ON SEPTEMBER 14th, 2020, 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 September 14th, 2020. A quorum was established with, Councilman Stokes, Councilman McCain, Councilman Bundy, Councilman Brennan and Mayor Sykes being present.

PUBLIC HEARING - Increase in Golf Fees

The Public Hearing was opened at 6:00 p.m.

No one was present to speak for or against the increase in Golf Fees.

The Public Hearing was closed at 6:01

RECOGNIZING PERSONS IN THE AUDIENCE

A.J. Lewis gave a statement about what was said at a previous Council Meeting on tie down fees.

COUNCIL COMMENTS

• Councilman Stokes said he, Christina Drake and Tabitha Dudley would be hosting a 1st Responder Celebration Day in the Century 21 parking lot this Saturday, September 19th, from 11:00 a.m. to 2:00 p.m.

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 Councilmember 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
 - Planning & Zoning Commission - August 17, 2020
 - Airport Advisory Committee - August 18, 2020
 - City Council - August 24, 2020
 - Special City Council - August 26, 2020
 - Special City Council - September 8, 2020
- B. BILLS - 8/25/20 to 9/14/20 in the Amount of \$655,404.18
- C. PAY ROLL - 7/22/2020 TO 8/21/2020 in the amount of \$570,578.53
- D. APPROVE REQUEST TO PURCHASE from Mike Freeman, Communications Specialist for Archiving of Social Media responses using a company called ArchiveSocial **(Removed from Consent Agenda and placed under New Business)**
- E. APPROVE EXTENSION TO ENTRY POINT AGREEMENT to September 30th, 2021 for Consulting Services for the Fiber Optic project
- F. APPROVE STANDSTILL AGREEMENT with the Bureau of Land Management (BLM) to extend the current agreement until a new agreement can be agreed upon for property leased at the City Airport for Fire Fighting Operations and Authorize the Mayor and City Clerk to sign
- G. APPROVE APPLICATION FOR CITY BEER AND WINE LICENSE for Pacific Sushi LLC dba Pacific Sushi
- H. APPROVE ANNEXATION AGREEMENT for the Knudson/Gatlin property located on the East side of South 5th West Street, North of Smith Road and East of Caribou Drive and Authorize the Mayor to sign
- I. APPROVE RENEWAL OF INSURANCE POLICY with ICRMP Insurance for Policy year October 1, 2020 to September 30, 2021
- J. APPROVE RENEWAL OF CURRENT AGREEMENT with CDI Affiliated Services, Inc. for the Collection of Unpaid Utility Bills from October 1, 2020 to September 30, 2021
- K. APPROVE RENEWAL OF CURRENT AGREEMENT with CDI Affiliated Services, Inc. for the Collection of returned checks from October 1, 2020 to September 30, 2021

- L. APPROVE RENEWAL OF ANNUAL MAINTENANCE AGREEMENT for the phone system with Data Tel for the 2020/2021 year and Authorize the Mayor to sign
- M. APPROVE RENEWAL OF UTILITY BILLING CUSTOMER SERVICE AND PROCESSING AGREEMENT with Billing Document Specialist for an additional year from October 1, 2020 to September 30, 2021 and Authorize the Mayor to sign
- N. APPROVE REQUEST TO EXTEND MAINTENANCE AGREEMENT with MES for an additional 1 year from October 1, 2020 to September 30, 2021 for the SCBA Equipment for the Fire Department and Authorize the Mayor to sign
- O. APPROVE SERVICES AGREEMENT with Elmore County Domestic Violence Council, Inc. and Authorize the Mayor and City Clerk to sign
- P. APPROVE SERVICES AGREEMENT with Mountain Home Arts Council, Inc. and Authorize the Mayor and City Clerk to sign
- Q. APPROVE SERVICES AGREEMENT with Mountain Home Historical Society, Inc. and Authorize the Mayor and City Clerk to sign
- R. APPROVE SERVICES AGREEMENT with Treasure Valley Transit, Inc. and Authorize the Mayor and City Clerk to sign
- S. APPROVE SERVICES AGREEMENT Mountain home Chamber of Commerce, Inc. for the Desert Mountain Visitors Center and Authorize the Mayor and City Clerk to sign
- T. APPROVE SERVICES AGREEMENT with Mountain Home Senior Citizens, Inc. and Authorize the Mayor and City Clerk to sign
- U. APPROVE PROPOSED PERSONNEL POLICY UPDATES for the Personnel Policy to be Adopted by Resolution at the September 28th City Council meeting
- V. PASS RESOLUTION #26-20 - Establishing Golf Fees effective as of October 1st, 2020 for the 2021 Golf Season
- W. PASS RESOLUTION #27-20 - Authorizing the Execution and Delivery of a Municipal Equipment Lease-Purchase Agreement with Mountain West Bank and Separate Lease Schedules for the Acquisition of two 2020 Transit Vans for the Recreation Department and Authorize the Mayor and City Clerk to sign
- X. PASS RESOLUTION #28-20 - Authorizing the Execution and Delivery of a Municipal Equipment Lease-Purchase Agreement with Mountain West Bank and Separate Lease Schedules for the Acquisition of a 2020 Dodge Ram Pickup Truck for the Street Department and Authorize the Mayor and City Clerk to sign
- Y. PASS RESOLUTION #29-20 - Authorizing the Execution and Delivery of an Equipment Lease Agreement and all other schedules attached thereto with PNC Equipment Finance for a new Fairway Mower and Greens Mower for the Golf Course and Authorize the Mayor and City Clerk to sign

• Councilman Brennan said he would like to see all the agreements to give money to nonprofits include a provision where they have to give the money back if they close in the middle of the year.

It was agreed that provision would be added to the agreements

• Councilman Brennan asked to have Item D pulled from the Consent Agenda and placed under New Business.

Mayor Sykes pulled Item D from the Consent Agenda and placed under New Business.

Councilman Stokes made a motion to approve the Consent Agenda as printed without Item D. Councilman Brennan seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

OLD BUSINESS

There was no Old Business to discuss at this meeting.

NEW BUSINESS

Items Removed from Consent Agenda Section. ACTION ITEM.

Item D: Approve Request to purchase from Mike Freeman, Communications

Specialist for Archiving of Social Media responses using a company called ArchiveSocial. ACTION ITEM.

Councilman Brennan said this talks about having a permanent record for social media but he thought the City was moving away from the Facebook platform.

Mike Freeman, Communications Specialist said they have started streaming the City council meetings on YouTube but it is still linked through Facebook. The City is still very active on the Facebook platform. He said this would record everything so the information would be there in case of a public records request.

Paul Fitzer, City Attorney said he couldn't say if this was necessary to satisfy public records requests because the law hasn't caught up with the technology in this case. However, Facebook isn't something the City maintains, it is a medium outwards, whereas the City does have a responsibility to keep track of public comment made at City Council meetings, which is why the City keeps an audio record. He said he does think this is an inexpensive way to keep track of the responses on Facebook. Basically, he said it was not required but would be prudent.

Councilman Stokes asked if it would keep a record if someone went live on Facebook.

Mike said yes, it would keep track of everything on the City's Facebook page.

The Council discussed if this is the best way to have community involvement but not open the City to liability issues by having commenting during the live stream of the meeting. They all agreed commenting should be turned back on after the live stream of the meeting was over because it helped gage community reaction.

Councilman Bundy made a motion to approve the request to purchase from Mike Freeman, Communications Specialist for Archiving of Social Media responses using a company called ArchiveSocial. Councilman Stokes seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

Discussion/Decision on Planning and Zoning Commission Recommendations to Amend or Repeal City Code Section 9-9-2, 9-9-26, 9-12-2 and 9-7-8. ACTION ITEM.

Community Development Director, Brock Cherry gave a presentation on the Planning and Zoning Commission Recommendations to amend or repeal City Code Sections 9-9-2, 9-9-26, 9-12-2 and 9-7-8.

Councilman Brennan made a motion to approve the Planning and Zoning recommendation to amend section 9-9-2 of the City Code to allow 5ft. setbacks in all residential zoning areas for accessory buildings. Councilman Stokes seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE

Councilman Bundy

AYE

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

After discussion it was decided to continue the decision on 9-9-26 until the Council could have a working group on the matter at the next City Council meeting.

It was decided to continue the discussion on amending or repealing 9-12-2 until the next Council meeting.

Councilman Stokes made a motion to approve the Planning and Zoning Recommendation to amend the zoning schedule bulk and coverage controls regarding C-2 zoning district 9-7-8 in the following nature - front setback and rear setback of zero feet and a max building height of 55 ft. Councilman Bundy seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

Brock said The Planning and Zoning Commission recommended that footnote #9 of 9-7-8, that business to be conducted within an enclosed building found in the zoning schedule of bulk and coverage controls for commercial industrial zones be repealed.

The Council discussed the repercussions of repealing this section of the code. It was decided to continue the discussion of repealing footnote #9 of 9-7-8 of the City Code to the next Council meeting on September 28th, 2020.

ORDINANCES

Ordinance - Annexing Knudson/Gatlin property. ACTION ITEM.

Councilman Bundy made a motion to suspend the three reading rule and read the Ordinance by title only for its one and only reading tonight. Councilman Stokes seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

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

Mayor Sykes asked, "Does the Council wish this Ordinance to pass."

The following vote was recorded:

Councilman Bundy	AYE
Councilman Brennan	AYE
Councilman Stokes	AYE
Councilman McCain	AYE

The vote being unanimous, the motion was so ordered and given #1700.

Ordinance - Zoning R-4 Knudson/Gatlin property. ACTION ITEM.

Councilman Bundy made a motion to suspend the three reading rule and read the Ordinance by title only for its one and only reading tonight. Councilman Stokes seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

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

Mayor Sykes asked, "Does the Council wish this Ordinance to pass."

The following vote was recorded:

Councilman Bundy	AYE
Councilman Brennan	AYE
Councilman Stokes	AYE
Councilman McCain	AYE

The vote being unanimous, the motion was so ordered and given #1701.

FINAL COMMENTS

- Mayor Sykes thanked the Councilmembers who took part in the AFAD video, he said it turned out great.

EXECUTIVE SESSION

Executive Session - Pursuant to Idaho Code Section 74-206(1)(c) - To Acquire an interest in real property which is not owned by a public agency. ACTION ITEM.

Councilman Stokes made a motion to go into executive session pursuant to Idaho Code Section 74-206(1)(C) - To Acquire an interest in real property which is not owned by a public agency. Councilman Brennan seconded the motion.

The following vote was recorded:

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

The Council went into Executive Session at 8:04 p.m.

The Council came out of Executive Session at 8:31 p.m.

Executive Session - Pursuant to Idaho Code Section 74-206(1)(b) - Personnel matters. ACTION ITEM.

Councilman Brennan made a motion to go into executive session pursuant to Idaho Code Section 74-206(1)(b) - Personnel matters. Councilman Bundy seconded the motion.

The following vote was recorded:

Council Minutes - September 14th, 2020

Councilman Stokes	AYE
Councilman McCain	AYE
Councilman Brennan	AYE
Councilman Bundy	AYE

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

The Council went into Executive Session at 8:31 p.m.

The Council came out of Executive Session at 9:16 p.m.

ADJOURN

There being no further business to come before the Council, the meeting was adjourned at 9:16 P.M. by orders from Mayor Sykes.

Rich Sykes, Mayor

ATTEST:

Nina Patterson, City Clerk