

MINUTES

**McCall City Council
Regular Meeting
Legion Hall (McCall City Hall - Lower Level)
July 25, 2013**

Agenda

Call to Order and Roll Call
Approve the Agenda
Work Session
Pledge of Allegiance
Public Hearing
Public Comment
Business Agenda
Consent Agenda
Executive Session
Open Session
Adjournment

CALL TO ORDER AND ROLL CALL

Mayor Bailey called the regular meeting of the McCall City Council to order at 5:34 p.m. Council Member Aymon, Mayor Bailey, and Council Member Witte all answered roll call. Council Member Swanson and Council Member Scott were absent.

City staff present was Gene Drabinski, City Manager; Bill Nichols, City Attorney; Nathan Coyle, Airport Manager; David Simmonds, Information Systems Manager; Michelle Groenevelt, Community Development Director; Nathan Stewart, City Engineer; Dennis Coyle, Parks and Recreation Director; Delta James, City Planner; Carol Coyle, Grant Coordinator; and BessieJo Wagner, City Clerk.

APPROVE THE AGENDA

Mayor Bailey with the consent of the Council approved the agenda as submitted.

WORK SESSION

AB 13-125 Planning and Zoning Commission's Annual report to include an update on the sign code revision

Kim Apperson, Planning and Zoning Commission Chair, presented the McCall Area Planning & Zoning Commission annual report to Council. Ms. Apperson also updated the Council on the process of updating the sign code.

Council discussed ideas for further work sessions.

Council Member Swanson joined the meeting at 5:48 p.m.

Mayor Bailey led the Pledge of Allegiance at 5:54 p.m.

PUBLIC HEARING

AB 13-126 Idaho Community Development Block Grant: Third Street Corridor Revitalization - 2013 Streetscape Improvements

Nathan Stewart, City Engineer, presented the Third Street Revitalization – 2013 Streetscape Improvements project update to Council. He included an updated project schedule to Council, Attachment 1. He reviewed the project budget and updated Council on the added expenses. Mayor Bailey asked for an estimate of what was left to be done. Mr. Stewart provided Council of the primary reasons for delay and the updated schedule of installations. He said the anticipated final completion and city acceptance of project would be at end of September 2013.

Mayor Bailey opened the comment period for the public hearing for the Idaho Community Development Block Grant: Third Street Corridor Revitalization - 2013 Streetscape Improvements at 6:10 p.m.

Mark Sabin, Bruneel Tires, 617 N. Third, complimented the project, Mr. Stewart, and the contractors. He mentioned one concern he had was the number of bicyclist and skateboarders using the sidewalk instead of the road.

Mayor Bailey commented that the project has improved the looks of McCall.

PUBLIC COMMENT

Mayor Bailey called for public comment at 6:16 p.m.

Hearing no comments, Mayor Bailey closed the public comment period.

BUSINESS AGENDA

AB 13-128 Bid Number PW 13-06, Standby Power for Knowles Road Pump Station Summer 2013

Nathan Stewart, City Engineer, presented the Standby Power for Knowles Road Pump Station Summer 2013 project.

Mr. Stewart introduced Cindy Bratz, SPF Water Engineers, to Council stating that she has been a part of the project from the beginning.

Mr. Stewart informed Council that bid packages were sent out to four firms. One bid was received out of the four sent. That bid was from Challenger Companies, Inc in the amount of \$58,501. SPF and Public Works reviewed the bid and determined that it was a competitive and responsive bid. This project was funded in FY13 at \$80,000.

There was a brief discussion about the location of the pump station.

Council Member Aymon moved to award Bid Number PW 13-06–City of McCall, Standby Power for Knowles Road Pump Station Summer 2013 and authorize the Mayor to sign all necessary documents. Council Member Swanson seconded the motion. In a roll call vote Council Member Aymon, Council Member Swanson, Mayor Bailey, and Council Member Witte all voted aye and the motion passed.

AB 13-127 Award of the Generator and Transfer Switch for City Hall Project

David Simmonds, Information Systems Manager, presented the Generator and Transfer Switch Project for City Hall to Council. Mr. Simmonds gave a brief history of the project and recent upgrades to City Hall. He told Council this generator project was designed around actual energy usage of the upgraded building, which would lower the hardware expense. Mr. Simmonds noted this was an informal bid process due to the overall cost. Six bids were received in response to RFP AD 13-01 and Energy Management Corporation was the lowest responsive bidder.

There was a brief discussion on the remaining work to be completed.

Council Member Witte moved to award Bid Number AD 13-01 Stationary Generator and Automatic Transfer Switch for City Hall to Energy Management Corporation and authorize the Mayor to sign all necessary documents. Council Member Aymon seconded the motion. In a roll call vote Council Member Witte, Council Member Aymon, Mayor Bailey, and Council Member Swanson all voted aye and the motion passed.

AB 13-123 Hangar 213 Lease Termination and Establishment of a New Lease

Nathan Coyle, Airport Manager, presented the Termination and Establishment of a New Lease for Hangar 213. He stated the lease termination was for Hangar 213, owned by Wolfe Properties & Investments, LLC. The proposed lease establishment was for John P. Richardson, Gale P. P. Richardson, and William Furling III Revocable Trust. Mr. Coyle gave Council a brief history of the proposed new lease holders and the aircraft types. He also updated Council on the new lease terms. He stated the Airport Advisory Committee approved the lease termination and new lease establishment.

There was a brief discussion about the wording of the lease.

Council Member Scott joined the meeting at 6:37

Council Member Swanson moved to approve termination of the existing lease of Hangar 213 from Wolfe Properties & Investments LLC at the time of closing and subsequently approve the new lease for Hangar 213 to John P. Richardson, Gale P. P. Richardson, and William Furling III Revocable Trust and authorize the Mayor to sign all necessary documents. Council Member Scott seconded the motion. In a roll call vote Council Member Swanson, Council Member Scott, Council Member Aymon, Mayor Bailey, and Council Member Witte all voted aye and the motion passed.

CONSENT AGENDA

Staff recommended approval of the following items:

1. City Council Special Meeting Minutes – April 20, 2013
2. City Council Special Meeting Minutes – April 26, 2013
3. City Council Special Meeting Minutes – June 14, 2013
4. City Council Special Meeting Minutes – June 28, 2013
5. Warrant Registers
6. Payroll Report for Period ending July 5, 2013
7. Alcohol and Catering Licenses Activity Report

A brief discussion took place regarding the Warrant Register and correct the minutes.

Council Member Scott moved to approve the Consent Agenda with the minutes corrected. Council Member Swanson seconded the motion. In a voice vote, all voted aye and the motion carried.

EXECUTIVE SESSION

At 6:50 p.m., Council Member Witte moved to go into Executive Session for:

- **Litigation - Pursuant to Idaho Code §67-2345(1)(f) To communicate with legal counsel for the public agency to discuss the legal ramifications of and legal options for pending litigation, or controversies not yet being litigated but imminently likely to be litigated.**

Council Member Scott seconded the motion. In a roll call vote, Council Member Witte, Council Member Scott, Council Member Aymon, Mayor Bailey, and Council Member Swanson all voted aye and the motion carried.

Council discussed the Hehr and Greystone Village litigation.


RETURN TO OPEN SESSION

At 7:02 p.m., Mayor Bailey moved to return to Open Session. Council Member Swanson seconded the motion. In a voice vote, all voted aye and the motion carried.

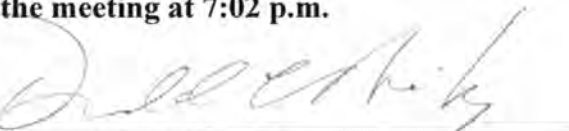
ADJOURNMENT

Without further business, the Mayor adjourned the meeting at 7:02 p.m.

ATTEST:


BessieJo Wagner, City Clerk




Donald C. Bailey, Mayor

**ICDBG – Third Street Corridor Revitalization – 2013 Streetscape Improvements
Project Schedule**
(updated 7/25/13)

(all dates are for 2013)

March 23:	Franchise Utility undergrounding work resumed
April 17:	Granite Excavation work began
June 27:	Sidewalk and street paving substantially completed
July 12:	Substantial Completion Inspection/Certification, punch list generation
July 19:	Substantial Completion punch list completion inspection, final completion punch list generation
July 29:	Fircrest sign installation
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August 5 – 30:	Electrical wiring, street lights and signage installations, <u>concrete wash and seal</u>
September 16 – 29:	West side tree installations
September 30:	Final Completion inspection and City acceptance

ICDBG-12-III-16-ED
 THIRD STREET CORRIDOR REVITALIZATION - OVERALL PROJECT BUDGET SUMMARY

Revised 7/25/2013

Project Components	GRANTS					CITY FUNDING					Total
	CDBG	FTA	ITD	LOT and MIC Grants	Streets Depart.	Sewer Depart.	Franchise Utility Fees	Water Depart.			
Fall 2012 Engineering	\$46,000	\$0	\$0	\$0	\$0	\$0	\$7,000	\$29,000			\$82,000
Fall 2012 Construction	\$27,000	\$0	\$0	\$0	\$1,000	\$0	\$16,000	\$90,000			\$134,000
Summer 2013 Engineering	\$71,000	\$0	\$0	\$0	\$39,000	\$0	\$8,000	\$5,000			\$123,000
Summer 2013 Construction	\$350,000	\$16,000	\$60,000	\$55,000	\$75,000	\$1,600	\$97,000	\$14,000			\$668,600
				GRANTS TOTAL = \$625,000			CITY FUNDS TOTAL = \$382,600				
Total By Funding Source	\$494,000	\$16,000	\$60,000	\$55,000	\$115,000	\$1,600	\$128,000	\$138,000			\$1,007,600
Percent of Total Project	49%	2%	6%	5%	11%	0.2%	13%	14%			100%

Additional Project Funding	
Private Investment(Woody's BBQ) ¹	\$115,000
City Staff (Grant Administration, PW, City Engineer, Streets Staff) ²	\$100,000
Total	\$215,000

Grant vs. Match Comparison	
GRANT FUNDING ^a	\$625,000
MATCHING FUNDS ^b	\$597,600
OVERALL TOTAL	\$1,222,600

1. Estimated value based on information from private investor
 2. Estimated values, includes force account labor and general staff involvement
^a Grant funding includes CDBG, LOT, MIC, FTA and ITD
^b Matching funds includes private investment and City Staff