

# MINUTES

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**McCall City Council  
Regular Meeting  
Legion Hall (McCall City Hall - Lower Level)  
February 10, 2011**

## Agenda

Call to Order and Roll Call  
Approve the Agenda  
Reports  
Pledge of Allegiance  
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 5:30 p.m. Council Member Aymon, Mayor Bailey, and Council Member Scott all answered roll call. Council Member Delaney and Council Member Witte were absent. A quorum was present.**

City staff present was Lindley Kirkpatrick, City Manager; Bill Nichols, City Attorney; Dennis Coyle, Parks and Recreation Director; John Anderson, Airport Manager; Jerry Summers, Police Chief; Carol Coyle, Grant Coordinator; Peter Borner, Public Works Director; David Simmonds, Information Systems Manager; Michelle Groenevelt, Community Development Director; Bradley Kraushaar, City Planner; Anne Kantola, Library Director; Linda Stokes, City Treasurer; and BessieJo Wagner, City Clerk.

**Mayor Bailey approved the agenda as submitted.**

## **REPORTS**

### **Department Reports**

Lindley Kirkpatrick, City Manager, reviewed the Council Meeting Schedule. He also reviewed the cost of Winter Carnival to the City and will provide a report at a later date. Mr. Kirkpatrick updated the Council on the evaluation process of City employees, stating that the majority of the evaluations are complete.

Mayor Bailey stated that back in 2009 references were made to an amended future land use plan; he would like it to be brought back to the front of the work schedule. Mr. Kirkpatrick stated that a joint session with County is on the future meeting schedule.

Mayor Bailey stated his appreciation of all City Employees, and called out the streets department and Police Department in particular for their part in a very successful Winter Carnival and parade.

Council Member Scott complemented Dennis Coyle, Parks and Recreation Director, on the winter recreation programs and also thanked Officer Pannell for his presentation to the second grade class.

The Council congratulated Michelle Groenevelt, Community Development Director, of her nomination for the 2011 Idaho Accomplished Under 40 Award by the Idaho Business Review.

### **Committee Minutes**

The Council received copies of the following committee minutes:

- Airport Advisory Committee – January 6, 2011
- Environmental Advisory Committee – April 20, 2010
- Environmental Advisory Committee – May 19, 2010
- Environmental Advisory Committee – June 16, 2010
- McCall Historic Preservation Commission – August 31, 2010
- McCall Historic Preservation Commission – November 23, 2010
- McCall Centennial Planning Committee – November 30, 2010
- McCall Improvement Committee – November 12, 2010
- Parks and Recreation Advisory Committee – October 20, 2010
- Parks and Recreation Advisory Committee – November 17, 2010
- Transportation Advisory Committee – August 27, 2008
- Transportation Advisory Committee – September 24, 2008
- Tree Advisory Committee – December 2, 2010

**Mayor Bailey led the audience in the Pledge of Allegiance at 5:58 p.m.**

### **PUBLIC COMMENT**

**Mayor Bailey called for public comment at 5:59 p.m.**

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

### **BUSINESS AGENDA**

**AB 11-27 SUB-10-01: Village Green Townhouses Final Plat (a re-plat of Village Green Condominiums)**

Bradley Kraushaar, City Planner, gave a brief description of the request of the re-plat for Village Green Condominiums. The re-plat does not make any substantive changes to the existing development, it only re-names the project from Village Green Condominiums to Village Green Townhomes, and more accurately depicts the actual, as-built locations of the structures.

Council Member Scott inquired about the applicant's request for additional documents. Mr. Kraushaar stated it was a clarification to ensure that everyone had the correct information.

Mayor Bailey asked the applicant for an explanation of the reference of the road easement on Davis Avenue. Mayor Bailey would like to revisit Davis Avenue and the possibility of a bike path.

**Mayor Bailey moved to approve SUB-10-01, subject to the presented Findings and Conclusions and authorize the Mayor to sign all necessary documents. Council Member Aymon seconded the motion. In a roll call vote Council Member Aymon, and Mayor Bailey, Council Member Scott all voted aye and the motion passed.**

**AB 11-28 Airport Hangar 524 Lease Assignment to Trust**

John Anderson, Airport Manager, recommended the lease transfer. Mr. Anderson gave a brief explanation of the different leases currently active at the Airport. There was some discussion of the standards for hangar lease transfers and assignments.

Bill Nichols, City Attorney, clarified and asked that the name of the trust on the assignment be corrected as it did not accurately reflect the name of the trust.

**Council Member Scott moved to approve the lease transfer as amended and authorize the Mayor to sign any and all documents. Council Member Aymon seconded the motion. In a roll call vote Council Member Scott, Council Member Aymon, and Mayor Bailey all voted aye and the motion passed.**

**AB 11-26 Renewable Energy Enterprise Zone (REEZ) contract with Aurora Power and Design for the Solar City Project**

Michelle Groenevelt, Community Development Director, gave a brief description of the Renewable Energy Enterprise Zone contract. The Solar City Project is funded by a Renewable Energy Enterprise Zone (REEZ) grant of \$171,957. The total project cost is \$228,005. The project will install solar energy systems in ten locations around McCall.

**Council Member Scott moved to approve the contract for the REEZ Solar City project with Aurora Power and Design and authorize the Mayor to sign all necessary documents. Council Member Aymon seconded the motion. In a roll call vote Council Member Aymon, and Mayor Bailey, Council Member Scott all voted aye and the motion passed.**

Council Member Delaney Joined the meeting at 6:34 (via phone)

## **AB 11-30 Local Option Tax Renewal Work Session Joint Meeting with the Local Option Tax Commission**

Members of the Local Option Tax Commission present were Steve Gleason, Dr. Eddie Droge, Lance Daniels, and Carl Barrett.

The Council and the LOT Commission discussed options for the renewal of the local option tax. The current tax is 3% on lodging, and expires on December 31, 2011. The Commission proposed that a new local option tax be presented to the voters on May 17, 2011, to be effective on January 1, 2012. The new local option tax rates are proposed to be: 4% on lodging, 4% on meeting space rentals, 2% on liquor by the drink and prepared food, and 2% on rental vehicles (including cars, snowmobiles and golf carts). The allowable uses for the tax revenue are proposed to remain the same as the current local option tax. The Council was very supportive of the proposal. The members of the LOT Commission will begin a concerted public awareness campaign – no tax dollars can be used for advocacy for or against the proposed local option tax. The Council will hold a public comment period at the March 10, 2011 City Council meeting, to gather public input about the proposal. Additional public input will be heard at the March 24, 2011 City Council meeting. The intent is to adopt some form of the proposal at the March 24, 2011 City Council meeting, so that it can be presented to the voters at a special election on May 17, 2011.

### **CONSENT AGENDA**

Staff recommended approval of the following items:

- Warrant Registers Dated February 3, 2011
- Payroll Report for Period Ending January 21, 2011
- AB11-25 Assumption of lease for Greystone Village #3, Lot 10, Block 3, from Idaho Housing and Finance Association to James J. Hurley and Lorrie L. Hurley

A brief discussion took place regarding the Warrant Register.

**Council Member Scott moved to approve the Consent Agenda. Council Member Council Member Aymon seconded the motion. In a roll call vote Council Member Scott, Council Member Aymon, Mayor Bailey, and Council Member Delaney all voted aye and the motion passed.**

### **EXECUTIVE SESSION**

**At 7:50 p.m. Mayor Bailey 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 Mayor Bailey, Council Member Scott, Council Member Aymon, and Council Member Delaney all voted aye and the motion passed.**

Council discussed the Payette Lakes Water and Sewer District settlement agreement.

**OPEN SESSION**

**At 8:11 p.m. Mayor Bailey moved to return to open session. Council Member Delaney seconded the motion. In a voice vote all members voted aye and the motion carried.**

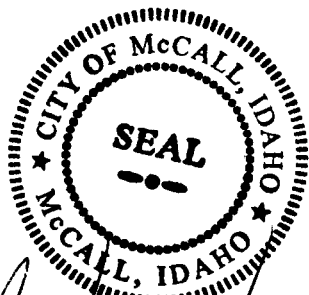
**AB 11-29 Approve Settlement Agreement with the Payette Lakes Recreational Water & Sewer District**

The Settlement Agreement with the Payette Lakes Recreational Water and Sewer District (the District) further refines the agreement reached on October 21, 2010, and will resolve the long-standing dispute between the City and the District. In general terms, the District is currently a user of the wastewater treatment plant, rather than an owner. The Settlement Agreement will establish a fixed user fee to be paid by the District until 2016, although it can be increased under certain circumstances. Under the agreement, the District has the opportunity to participate in long-range planning for the treatment facility, and would pay a portion of the cost of that long-range planning. After that planning is complete, the District could choose to remain as a user, or to 'detach' and build a treatment plant which would belong to the District. If the District remains a user, rates would be established and charged to the District, in much the same way that rates are established and charged to any other user. All previous agreements about the sewer treatment plant would be replaced, and all claims and disputes will be dismissed and resolved with the Settlement Agreement.


**Mayor Bailey moved to approve the February 10, 2011 version of the Settlement Agreement with the Payette Lakes Recreational Water and Sewer District. Council Member Scott seconded the motion. In a roll call vote Mayor Bailey, Council Member Scott, Council Member Aymon, and Council Member Delaney all voted aye and the motion passed.**

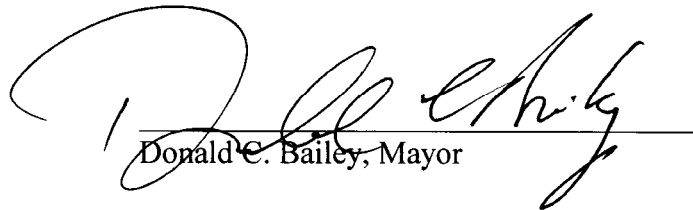
**ADJOURNMENT**

**Without further business, the Mayor adjourned the meeting at 8:13 p.m.**



ATTEST:

  
BessieJo Wagner, City Clerk

  
Donald C. Bailey, Mayor