

# MINUTES

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## **McCall City Council Regular Meeting July 10, 2008**

### Agenda

Call to Order and Roll Call  
Council Work Session  
Public Comment  
Consent Agenda  
Business Agenda  
Committee Minutes  
Executive Session  
Adjournment

## **CALL TO ORDER AND ROLL CALL**

**Mayor Kulesza called the regular meeting of the McCall City Council to order at 5:30 p.m. Council Member Bailey, Council Member Delaney, and Mayor Kulesza answered roll call. A quorum was present. Council Member Scott joined the meeting at 5:34 p.m. Council Member Witte was absent.**

In addition to the Council Members, present were Lindley Kirkpatrick, City Manager; City Attorney Bill Nichols; Eric McCormick, Golf Course Superintendent; Walt Eisenstein, Deputy City Manager/Infrastructure & Community Development; John Anderson, Airport Manager; Linda Stokes, Acting Treasurer; Michelle Groenevelt, Planning Manager; Brock Heasley, Parks and Recreation Director; Brenna Chaloupka, Acting City Clerk / Administrative Assistant; and BessieJo Wagner, Deputy City Clerk / Administrative Assistant.

## **COUNCIL WORKSESSION**

### **City Manager Report**

Mr. Kirkpatrick went over the Council Meeting Schedule: the Council retreat will take place at Hotel McCall on Thursday, July 17, 2008; and the next step in the budget process will be on Friday, June 18, 2008 at 8:30 to adopt the tentative budget and formally set the public hearing. Mr. Kirkpatrick also updated the Council of the events that are coming to McCall: the State Parks Visitor's Center Grand Opening Celebration on Saturday, June 12, 2008, 10:00-3:00; City of McCall's 97<sup>th</sup> Birthday Celebration on July 19, 2008 at Veterans Park; and the Circus will be in town on July 19, 2008 in Ridley's parking lot.

### **The Consolidated Department Head Report**

Mayor Kulesza recognized the great job City employees, Park and Recreation, did during the 4<sup>th</sup> of July weekend. He also complimented the Library and the positive reactions to the summer reading program.

Council Member Delaney asked Ms. Groenevelt about the Bike Path Grant going away? Ms. Groenevelt responded that the Idaho Transportation Department (ITD) has a new management program for pathways and has cut the program. So, IDT is looking for feedback from different committee members and Citizens of McCall to let ITD know that the City would like to see that program stay in place. Mr. Kirkpatrick stated that, as a City, an informal comment will be sent on this issue.

Council Member Bailey had a question about the Timber Crest project downtown and the plans for finishing the infrastructure. Ms. Groenevelt stated that Timber Crest is looking at finishing the project and infrastructure prior to putting it up for sale. Council Member Bailey asked for an update on Dr. Newton's place and what is the plan for enforcement of what is required. Ms. Groenevelt responded that a notice of noncompliance has not yet been given. Council Member Bailey's opinion is that this property has been abused and should be restored.

Mayor Kulesza attended the tour of invasive and noxious weeds with the County representative Kevin Gaither. He asked Mr. Gaither to attend the next Council Meeting on this topic. There is a County or State Ordinance that covers this issue. He would like property owners held accountable to maintaining their property and the noxious weeds.

Council Member Bailey asked how the number of Building permits compares to last year. Ms. Groenevelt stated that it is comparable to last year. He also stated that the Airport Minimum standards has a document that has been approved by the Airport Advisory Committee, and that the Council needs to receive a copy of that document prior to it coming to the Council for adoption. The Council would also like to have Mr. Anderson's input about the contents of the document. Council Member Bailey would like the Council to review the design of the New Maintenance Facility for the Golf Course in advance as well.

Mayor Kulesza complimented the Parks Department for the great landscaping job done at Harshman Skate Park. The Park hosted the Regional Championship Skateboarding event recently and is looking forward to the National Event to be held on July 26 and 27, 2008.

Council Member Bailey commented that on the Aging Report, the first item – Bridge Development – has an outstanding balance due of \$9,003.22 in the “Over 150” days, so why would they be given an additional project that has a \$232 balance currently due. Ms. Groenevelt stated that Bridge Development came back and said they were going to do the next project. They were then notified that they would have to pay their existing fees before they would be granted an additional application and then Bridge Development did not follow through with it.

Mayor Kulesza had a comment about Idahomes on the Aging Report, are the three figures suppose to add up to \$10,304.22? Mrs. Stokes clarified that there had been a payment made and that is why those figures did not add up.

Council Member Bailey had a question on the City Engineers report, Task Order 35. There is a parking challenge with this project; he would like to know the location of that property. Mr. Kirkpatrick stated that it is located across from the Common Ground Coffee Shop on Colorado Street.

Council Member Scott asked that during construction, is there a rule for the contractors on keeping down the dust. There has been a large amount of dust happening with the construction on Mill Street. Mr. Kirkpatrick stated that it depends on the dust issue, but generally, yes there is a rule for dust abatement.

Council Member Scott asked about a Contact for the Special Olympics snow shoeing event. Mr. Kirkpatrick stated that Erin Roper is the local coordinator for the Special Olympic Events happening at Ponderosa State Park. Council Member Scott also asked for an update on the Title III Zoning code changes. Ms. Groenevelt stated that Community Development is working on it and picking off a few each month and Council will start to see them come to Council.

**Mayor Kulesza led the audience in the Pledge of Allegiance at 6:05 p.m.**

## **PUBLIC COMMENT**

**Mayor Kulesza called for public comment at 6:05 p.m.**

**Hearing no comments, Mayor Kulesza closed the public comment at 6:06 p.m.**

## **CONSENT AGENDA**

Staff recommended approval of the following items:

- Minutes from Regular Meetings on June 12 & 26, 2008
- Minutes from Special Meetings on June 13, 20, 23, & 27, 2008
- Warrant Register printed on July 3, 2008
- Payroll Report for Period ending June 27, 2008
- AB 08-137 Application to Hang a Highway Banner – Bike MS: Road, Sweat and Gears Ride McCall 2008
- AB 08-138 Alcohol Beverage Catering Permits
- AB 08-141 Assumption of lease for Greystone Village #3 Lot 8, Block 3 from Neighborhood Housing Services to Peter J. Wessel

**Council Member Delaney moved to approve the Consent Agenda. Council Member Scott seconded the motion and in a voice vote, all members voted aye and the motion passed.**

## **BUSINESS AGENDA**

### **AB 08-143 Neighborhood Housing Services**

Lynn Cundick with Neighborhood Housing Services (NHS) presented the status of the McCall Avenue homes. He stated that due to the bank loan coming due at the end of June, the loan had to be extended through the end of December. The Bank made it very clear that they would not grant another extension. This creates a situation where Neighborhood Housing Services needs to get the McCall Avenue homes sold. If the bank does take over the sale of these homes the conditions and restrictions would no longer apply. In a market analysis of similar homes the value is estimated between \$149,000 and 160,000, these comparisons were done with homes without restrictions attached. Mr. Cundick stated that NHS will reduce their fee by \$7,000 and VARHA is willing to reduce their fees to \$3,000 and increase the appreciation cap from 4% to 8%, which puts the houses at about \$167,000.

There was much discussion between the Council Members, Mr. Cundick and Mr. Nichols, the City Attorney as to what needs to be done to make these homes saleable, and for the City to recoup its initial investment. It was decided that between now and the next meeting the Council would be ready to make some decisions on this issue.

### **AB 08-142 Mosquito Abatement Program at the McCall Golf Course**

Eric McCormick addressed the Council with the Mosquito Abatement plan used at the City's Golf Course. He stated that their first line of defense was to put up swallow houses, he stated that the swallows started moving in immediately when the houses were hung, even when there was still snow on the ground. Mr. McCormick also uses Altacid in the ponds to prevent the mosquitoes from reaching maturity and then, as a last resort, when the numbers are so high the mosquito spray does not work and the players are complaining, he uses a fog against mosquitoes about every two weeks.

Mr. McCormick introduced Alan Morrison, the Golf Course Pro who runs the Pro Shop. Mr. Morrison shared with Council what he has been hearing from the public about the mosquitoes and stated that they have been very appreciative of the City's efforts at mosquito abatement. He has not received any negative feedback on the fogging; in fact some have stated that they would like to see it done more often.

Mr. McCormick introduced Jack Bennett, of the Ada County Mosquito Abatement District. Mr. Bennett handed out brochures on mosquito abatement. He gave a brief summary of the products and techniques used in Ada County. Included in his summary were how the chemicals affect non-targets, how it breaks down in the environment and any possible negative affects.

**AB 08-144 Memorandum of Understanding with the City of McCall Police Department and City of Cascade Police Department**

Police Chief Summers gave the history of the previous Memorandum of Understanding (MOU) and the reason for the new MOU. With the old MOU the highest ranking official of each City's Police Department had to communicate in order for an officer from the other City to be able to react to an issue that needs mutual aid. The new MOU is less cumbersome than the original and enables each department's protocol to be followed.

**Council Member Bailey moved to adopt the Memorandum of Understanding and authorize the Mayor to sign. Council Member Scott seconded the motion and in a roll call vote, all members voted aye and the motion passed.**

**AB 08-139 Discussion Regarding Rationale for Airport Rates and Charges**

John Anderson, Airport Manger gave a brief summary of the various airport fees and lease agreements. There are constraints through public law, FAA policy, grant assurances and market forces that the Airport has to follow. Mr. Anderson covered areas where the airport receives revenue. The number one way that the Airport receives revenue is through land lease. Mr. Anderson explained that most of the Airport leases have clauses that prevent the raising of rates. With the clauses and restrictions to the leases, if the Council decided to make changes to the rates, there would need to be much work done to accomplish those changes.

Mr. Anderson pointed out that the best way to increase revenue for the Airport would be to have more land to lease. The issue with leasing more land is how to get sewer. The long term solution is \$1 million to put the sewer under the runway. An interim solution for sewer would be a community septic system. Property development would be more revenue generating than raising airport rates.

There was much discussion on the various possible ways to increase revenue for the Airport. The Council stated that when the Advisory Committee makes recommendations, the Council is interested in Mr. Anderson's opinion of those recommendations.

**Other Discussion**

Council Member Bailey asked if there is a CIP and Impact Fee work session finalization date. Mr. Kirkpatrick stated that it should happen this month; the meeting time needs to be coordinated with Anne Wescott's schedule. Mr. Kirkpatrick will let the Council know when that meeting has been scheduled. Council Member Bailey would like to know the status of LOT report; it will be at the next meeting. He also has a concern about the speed limit on West Deinhard. Council Member Bailey would like to have a discussion to re-evaluate this speed limit due to the amount of traffic and bikers that use the by-pass. Mayor Kulesza would be interested to know just how fast people are going down this street.

Council Member Bailey wanted to know if there is a status report on the Recycling Partners. Did they pull their request for LOT funds for this year?

## COMMITTEE MINUTES

The Council received copies of the following minutes:

- McCall Public Library Board of Trustees – May 21, 2008
- McCall Historic Preservation Commission – May 28, 2008

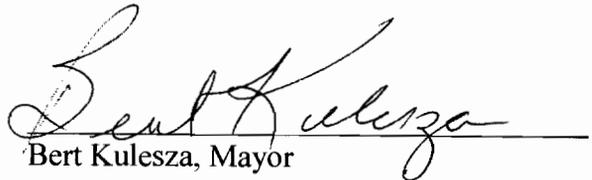
## EXECUTIVE SESSION

**Council Member Bailey moved to go into Executive Session for litigation pursuant to Idaho Code §67-2345(1)(f). Council Member Delaney seconded the motion and in a roll call vote, all members voted aye and the motion passed.**

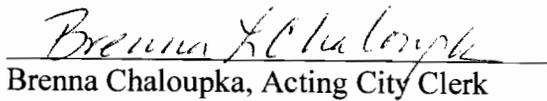
Executive Session started at 8:15 P.M.

## ADJOURNMENT

**Without further business, the meeting was adjourned at 10:10p.m.**

  
Bert Kulesza, Mayor

**ATTEST:**

  
Brenna Chaloupka, Acting City Clerk