

MINUTES

**McCall City Council
Regular Meeting
May 22, 2008**

Agenda

Call to Order and Roll Call
Airport Safety Discussion
General Work Session
Public Comment
Consent Agenda
Business Agenda
Committee Minutes
Adjournment

CALL TO ORDER AND ROLL CALL

Mayor Kulesza called the regular meeting of the McCall City Council to order at 5:33 p.m. Council Member Bailey, Mayor Kulesza, and Council Member Scott answered roll call. A quorum was present.

In addition to the Council Members, present were Lindley Kirkpatrick, City Manager; City Attorney Bill Nichols; and BessieJo Wagner, Deputy City Clerk /Administrative Assistant.

COUNCIL WORK SESSION

Airport Safety Discussion

John Anderson, Airport Manager, shared with the Council Members some safety recommendations he is looking at; which include Changes to the flight patterns used for take off and landing. He also shared a brief summary of the accident response, including timelines in which people were notified and how the airport was shutdown. There is a Safety Management System that is being looked at and should be finalized by June or July. Mr. Anderson also addressed the suggestion that was in the newspaper for a recording device to be used by the airport. He discussed the pros and cons of using a recording device. There was a brief discussion of some voluntary noise reduction proposals being considered.

Additional staff present was: Walter Eisenstein, Deputy City Manager / Infrastructure & Community Development; Jerry Summers, Chief of Police; Michelle Groenevelt, Planning Manager; Linda Stokes, Acting Treasurer; Brenna Chaloupka, acting City Clerk.

Mayor Kulesza led the audience in the Pledge of Allegiance at 6:00 p.m.

PUBLIC COMMENT

Mayor Kulesza called for public comment at 6:01 p.m.

Jason Clay addressed the Council. He stated that he built a house and paid community housing fees, when he requested a refund the refund was denied due to the waiver he had signed. He stated that he felt he was forced to pay the fees that were supposed to be optional because he signed the waiver. He feels that those fees should be refunded.

Susan Ulrich addressed the Council and stated that the City should consider what the fees have done to the builders and refund those fees to all who paid them.

Hearing no additional comments, Mayor Kulesza closed the public comment at 6:05p.m.

Mayor Kulesza then engaged the Council in discussion and inquired as to which fees are eligible for refund and which fees are not. Mr. Kirkpatrick explained that all fees collected under Ordinances 819 and 820 are subject to refund, and that several refunds have been granted. He went on to explain that Mr. Clay's fees were paid voluntarily, while a moratorium on building permits was in effect, and were not subject to refund. The Council Members agreed that the topic should be discussed further. Staff and the City Attorney will provide more information regarding the fees collected under the various ordinances and schedule the topic for discussion at the next Council meeting, perhaps in Executive Session.

CONSENT AGENDA

Staff recommended approval of the following items:

- Minutes from May 8, 2008
- Warrant Register printed on May 15 and May 20, 2008

Council Member Bailey questioned the cost of the hand held radio for the water department on page 12. Mr. Eisenstein explained that it is actually a very sophisticated meter reader device used to collect information.

Council Member Bailey questioned the fuel costs. He stated that the City should consider having their own fuel tanks to try to defer some of the City's fuel costs. Mr. Kirkpatrick stated that it is something that has been looked at several times and is now being looked as part of the budget development for next year. In the previous analysis it was not cost effective, but due to rising fuel cost it is being re-evaluated.

Council Member Scott asked about the cost shown as the Wellness Fair on page 3 of the Warrant Register. Mr. Kirkpatrick explained the Employee Wellness Fair included blood screening, blood pressure tests, body composition determination, and a number of other wellness screenings. He stated that the Integrative Medicine Clinic conducted the tests and a follow-up meeting with employees. Mayor Kulesza asked if this will be an annual event and Mr. Kirkpatrick stated that, yes, it is planned to be an annual event as there is much benefit to the City with early prevention and defrayed long term medical costs.

- Payroll Report for Period ending May 2 and May 16, 2008
- AB 08-101 Application to Hang a Highway Banner – McPaws Bark in the Park
- AB 08-99 State Local Agreement for CMAQ funding

Council Member Scott asked if the Council was comfortable with \$200,000 as a good estimate for the flusher/deicer truck. Mr. Eisenstein confirmed that it was a reasonable price estimate.

- AB 08-107 Resolution 08-15- Designating Authorized Signatures for City Accounts

Council Member Bailey moved 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 08-106 Local Option Tax Commission Report & Work Session

Steve Gleason gave an overview of the LOT applications stating that there were 44 applications received. Mr. Gleason then gave a basic overview of each application. He also stated that the LOT Commission is looking for input from the Council on the applications.

Council Member Scott asked for the criteria to determine if the application qualifies. Mr. Gleason read the following funding categories from Ordinance 796:

- A. New paving, parking, bike paths, public transit, and transportation;
- B. Matching funds to leverage grant funding;
- C. Construction and maintenance of recreation facilities to include the McCall Municipal Golf Course;
- D. Parks, including but not limited to the development of Riverfront Park site and Skateboard Park;
- E. City beautification including but not limited to open space acquisition, streetscapes, burial of overhead utility lines
- F. Recreational and cultural activities and facilities including but not limited to library, community art and cultural events;
- G. Animal Shelter support (MCPAWS)
- H. Economic growth, marketing, advertising, promotion and development; and
- I. Direct costs to collect and enforce the tax.

Council Member Bailey asked about the time line for the LOT Commission. After some discussion it was decided that Mr. Gleason would come back on June 12 for the Council Meeting and have the Council discussion at that time on recommendations. This will give time for all Council Members to review all applications.

There was discussion on some of the repeat applicants and some that the Council gave guidance as a priority such as the Valley Transit, the After School Program and McPaws. There were others that the Council was also interested in funding. More details of that guidance will be at the June 12, 2008 Council Meeting.

Mr. Gleason stated that funding may be down compared to last year.

The Council thanked the LOT Commission for all of their hard work.

AB 08-100 SUB-05-01 – Whitetail Subdivision Phase 1, Amended Final Plat

Steve Millemann representing Whitetail presented the application for the Whitetail Subdivision Phase 1, amended final plat. Mr. Millemann explained the amendments to the plat and introduced Ralph Miller, who prepared the plat, and was there to answer any questions from the Council.

Council Member Bailey asked for clarification as to the location of the properties on the plat. Mr. Miller clarified to location of the properties and Ms. Groenevelt explained that some of the road names had been changed.

Council Member Scott moved to approve the Whitetail Subdivision Phase 1, Amended Final Plat; and authorize the Mayor to sign all necessary documents. Council Member Bailey seconded the motion and in a voice vote, all members voted aye and the motion passed.

AB 08-102 CIP - Impact Fees Update

Mr. Kirkpatrick stated that a rough draft of the Impact Fees Ordinance is available for feedback. There was some general discussion of the draft and some recommendations made. Mr. Nichols stated that they will revisit the code to ensure that there will not be any “double dipping” as far as fees goes. Council Member Bailey would like to see the Ordinance in the same format as Title 3.

It was decided to table discussion of Impact Fees and the Capital Improvement Plan until the June 12, 2008 City Council Meeting.

AB 08-105 P&Z Commission Appointment

There was a brief discussion about the applicant for the Planning and Zoning Commission, Patrick Riceci. Council Member Scott, Council Member Bailey and Mayor Kulesza were all in agreement that Mr. Riceci is a good candidate for this Commission.

Mayor Kulesza appointed Patrick Riceci to the Planning and Zoning Commission to a term expiring on May 10, 2010 with the full support of Council Member Scott and Council Member Bailey.

AB 08-109 Lower Rio Vista Waterline Improvements

Mr. Eisenstein explained that out of eleven bids, Brown Construction out of Nampa came in at the lowest with a bid of \$499,204.70. He stated that staff recommends that Council award the contract for the Lower Rio Vista Waterline Improvements to Brown Construction. Council Member Bailey asked if they were qualified and met all the requirements. Mr. Eisenstein responded affirmatively.

Council Member Bailey questioned the amount of the bid which came in under what was budgeted and where does that extra money go. There was much discussion on possibilities and it was decided that Public Works will come back to Council with recommendations for those funds.

Council Member Bailey moved to award the Lower Rio Vista Waterline Improvement construction contract to Brown Construction and authorize the Mayor to sign all necessary documents. Council Member Scott seconded the motion and in a roll call vote, all members voted aye and the motion passed.

AB 08-103 Re-adoption of Ordinances 851 & 852

Ms. Groenevelt gave a brief summary as to why Ordinances 851 and 852 needed to be re-adopted. When the ordinances first came to Council and were adopted the legal descriptions were not available in time for publishing. Ms. Groenevelt stated that much research had to be done in order to obtain those legal descriptions and now they are complete.

Council Member Scott asked for clarification of how long did the City have from the time of adoption until the time of publishing. Mr. Nichols explained that all Ordinances have to be published within 30 days of adoption.

Council Member Scott moved to read by title only, first reading only, Ordinance No. 851. Council Member Bailey seconded the motion and in a roll call vote, all members voted aye and the motion passed.

Ordinance No. 851 was read by title only by Mrs. Wagner.

Council Member Scott moved to read by title only, first reading only, Ordinance No. 852. Council Member Bailey seconded the motion and in a roll call vote, all members voted aye and the motion passed.

Ordinance No. 852 was read by title only by Mrs. Wagner.

AB 08-108 Status of FY07 Surplus Fund Balances and Discussion of FY07 Audit Report

Mr. Kirkpatrick explained the surplus fund balances and walked through how the numbers were calculated. Mr. Kirkpatrick explained that the surplus is relatively low and that he does not anticipate anything being done with those funds other than rolling them into the next year's budget.

Council Member Bailey would like to see the funds from the Streets Funds be used for street paving, such as Boydston Place, that has never been paved and the City has a sharing commitment to get it paved. Louisa would be another recommendation for street paving. Mr. Kirkpatrick asked for guidance from the Council regarding what is more important: new paving, repaving, or chip sealing. Council Member Bailey stated that infrastructure is very important. There was much discussion by the Council on the importance of street paving. Mr. Kirkpatrick stated that staff will come back with recommendations of what to do with the surplus Street funds.

Council Member Bailey thanked Acting City Treasurer, Linda Stokes for her work on the surplus report.

Council Member Bailey would like to see an explanation for each item on the Debt Service Multi-Year Payment Schedule. He stated that a simple one paragraph explanation would be helpful for the new and tenured Council Members to know what the money is going for and will give more insight to future projects.

AB 08-110 Objection to Agency Record by McCall Aviation in Judicial Review case

This agenda item was withdrawn.

AB 08-104 City Manager Annual Review

Mayor Kulesza asked for a status of the employee evaluations. Mr. Kirkpatrick stated that there is one evaluation not done and about four that need their career goals and performance objectives finalized for next year.

Mayor Kulesza received feedback from 6 employees, of which gave an overall assessment of fully competent and two were superior. Department heads gave ratings of good to very good.

The Council discussed their individual assessments of the City Manager's performance for the past year.

Mayor Kulesza, along with Council Member Bailey and Council Member Scott, approved a merit increase based on a "Fully Competent plus" performance, retroactive to February 2, 2008.

Other Discussion

Mayor Kulesza inquired about the status of discussions with the Sewer District. Mr. Eisenstein replied that the District has requested another joint meeting with the Council, in mid-June. The Council discussed their schedules and suggested that Mr. Eisenstein try to schedule a special meeting with the District, in Executive Session, for the morning of June 13, at Idaho First Bank.

Mayor Kulesza had a call from an individual who wants to start a snack boat business, and wants to know if a Hawker's License is necessary. Mr. Kirkpatrick responded that, yes, a Hawker's License is required. There was some discussion about why a Hawker's License would be required and also of the concerns generated with such a business, such as litter and waste issues.

Council Member Bailey had a concern about the propane tank and garbage containers from the McCall Mall building. He asked Mr. Nichols if there may be something the City can do to assist the owner with burying the tank and relocating the garbage containers to eliminate the visual problem they create on that end of Legacy Park. It was clarified that these items are on the owner's property. Mr. Nichols explained that the City is very limited on what they can do. There was much discussion, and several ideas were considered. Mr. Bailey asked that Mr. Nichols and staff consider possible solutions that could be implemented by either the City or the Redevelopment Agency.

Council Member Bailey asked that City staff consider whether a Community Infrastructure District could be used by the City, for instance to further the development and annexation of the Krahn Lane area discussed at a recent Council meeting.

Council Member Bailey stated that he was told that there is a house on Mather Drive that is still on a septic system, and would like to know more information. Mr. Kirkpatrick stated that he will find out more information and get back to the Council.

Council Member Bailey inquired about the status of Chad Olsen's Timbercrest Downtown project and the status of The Woodsman redevelopment. Staff will find out about both projects and report back to the Council.

Council Member Bailey stated that the bike path on Spring Mountain Boulevard, south of Bitterroot, needs to be cleared off. Mr. Kirkpatrick stated that the Parks Department is currently working throughout the City to clear off the bike paths and this section should be cleared by the end of the week.

Council Member Bailey expressed interest in ice melting equipment and asked that it be considered by City staff.

Mr. Kirkpatrick reported that the Golf Course is scheduled to open on May 29. It was agreed that a tour of the course for the Council needs to be scheduled in early June.

COMMITTEE MINUTES

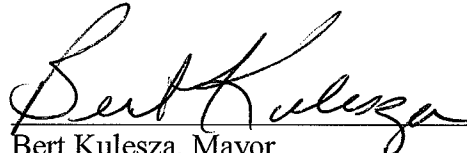
The Council received copies of the following minutes:

- McCall Improvement Committee – April 10, and April 24, 2008
- Tree Advisory Committee – March 12, and April 16, 2008
- Planning and Zoning Commission – February 12, March 4, and April 1, 2008


ADJOURNMENT

Council Member Scott moved to adjourn the meeting. Council Member Bailey seconded the motion and in a voice vote, all members voted aye and the motion passed.

Without further business, the meeting was adjourned at 8:50 p.m.


Bert Kulesza, Mayor

ATTEST:


Brenna Chaloupka, Acting City Clerk