

MINUTES

McCall City Council Regular Meeting Thursday June 23, 2005

Table of Contents

CALL TO ORDER AND ROLL CALL

EXECUTIVE SESSION

- Litigation Idaho Code §67-2345(1f) to consider pending litigation

PLEDGE OF ALLEGIANCE

PUBLIC HEARINGS

- AB 05-116 Greystone Village (PUD 05-2)
- AB 05-117 The Village at Deer Forest (ZON-05-5)

PUBLIC COMMENT

PRESENTATION

- AB 05-121 CCC Statue at the Central Idaho Historical Museum

CONSENT AGENDA

- Minutes of May 26, 2005
- Minutes of June 16, 2005
- Payment Approval List for Warrant Registers for input dates between 6/6/05 and 6/16/05
- Payroll Report for Pay Period Ending June 3, 2005
- AB 05-107 Alcohol Beverage Catering Permits
- AB 05-114 Chamber of Commerce Fireworks Display Permit
- AB 05-118 Ikon Office Solution Maintenance Agreement
- AB 05-122 Old Jail Rehabilitation Project / Resolution 05-11
- Payment Approval List for Warrant Registers dated 6/12/05

BUSINESS

- AB 05-119 Contract with CH2MHILL for Engineering Services / Resolution 05-10
- AB 05-120 Parks and Recreation Advisory Committee Report
- AB 05-115 Golf Course Maintenance Equipment Purchase

REPORTS

- Golf Course Advisory Committee Minutes June 8, 2005
- McCall Public Library Board of Trustees Minutes May 19, 2005
- Parks and Recreation Advisory Committee Minutes April 12, 2005
- Planning and Zoning Commission Minutes May 17, 2005
- Transportation Advisory Committee Minutes February 9, 2005
- Transportation Advisory Committee Minutes April 13, 2005
- Tree Advisory Committee Minutes June 8, 2005
- Tree Advisory Committee Minutes March 25, 2005

ADJOURNMENT

CALL TO ORDER AND ROLL CALL

Mayor Eimers called the regular meeting of the McCall City Council to order at 5:00 p.m. Council Member Bertram, Council Member Muller, Council Member Robertson, and Mayor Eimers answered roll call. A quorum was present. Council Member Greer arrived at 5:36 p.m.

City staff members present were Roger Millar, Acting City Manager/Community Development Director; Bill Keating, Public Works Director; Brock Heasley, Parks and Recreation Director; Paul Turcke, City Attorney; Jerry Summers, Acting Police Chief; Jerry Palmerton, Golf Course Superintendent; and Dan Irwin, City Clerk.

EXECUTIVE SESSION

At 5:00 p.m., Mayor Eimers moved to go into executive session per Idaho Code 67-2345(1f) to consider pending litigation. Council Member Robertson seconded the motion. In a roll call vote Mayor Eimers, Council Member Bertram, Council Member Muller, and Council Member Robertson voted aye. The motion carried.

The discussion pertained to pending litigation.

At 5:53 p.m., Mayor Eimers moved to come out of executive session. Council Member Muller seconded the motion. In a roll call vote, Mayor Eimers, Council Member Bertram, Council Member Greer, Council Member Muller, and Council Member Robertson voted aye. The motion carried.

PUBLIC HEARING

Mayor Eimers led the Pledge of Allegiance.

AB 05-116 Greystone Village (PUD 05-2)

Roger Millar, Acting City Manager/Community Development Director, explained the action before the Council was a Planned Unit Development General Plan application for Greystone Village containing 58 units on 11 acres. He said that the Planning and Zoning Commission conducted two public hearings for the application and has recommended approval of the General Plan subject to several conditions. He said that draft findings and conclusions have been prepared for the Council that reflect what was approved by the Planning and Zoning Commission. Mr. Millar stated that neighbors of the proposed development voiced concerns of the plan, which have been addressed by

the applicant. He explained that the primary concern voiced by the neighbors was the realignment of Roosevelt Ave. He said that the applicant offered two alternatives for the realignment and staff has recommended that a four-way intersection be installed at the location because of safety concerns and connectivity. He stated that the Transportation Advisory Committee reviewed the application and also recommended the four-way intersection as the best alternative. Mr. Millar said that several conditions of approval were recommended by the Planning and Zoning Commission and that the applicant has agreed to all of them.

Council Member Bertram asked Mr. Millar to identify the location of the four-way intersection.

Mr. Millar identified the location of the four-way intersection. He said that staff supports the construction of the four-way intersection because of safety concerns.

Council Member Muller asked how the current residents living on Roosevelt were accessing their property.

Mr. Millar explained that they accessed their property through the old railroad right-of-way.

Council Member Bertram asked if the recommendation from the Transportation Advisory Committee was unanimous.

Mr. Millar stated that it was.

Council Member Robertson asked about condition #15 of the draft findings and conclusions, which would require the City to assume the maintenance of the landscaping.

Mr. Millar clarified that the City would be responsible for the maintenance of the landscaping in the right-of-way. He said that the condition would require the City to assume the maintenance responsibilities after the applicant has adequately established the landscaping.

Council Member Muller said that he was concerned how the residents and visitors would be notified about the parking restrictions listed in condition #3.

Mr. Millar stated that signs would be installed at the location informing the public about parking restrictions.

Council Member Muller asked about the condition of approval regarding perimeter fencing around the development.

Mr. Millar explained that the applicant isn't planning on installing a fence around the development. He said that the condition of approval is consistent with what the

Planning and Zoning Commission is requiring of all developments. He explained that the condition of approval would require that all fencing be made out of natural materials and conducive to the migration of wildlife.

Council Member Muller asked if the park inside the development would be public or private.

Mr. Millar stated that the park would be private.

Council Member Greer asked if there were provisions for the possibility of connecting the roadway to the undeveloped land adjacent to the development in the future.

Mr. Millar stated that the road would not be extended. He said that the original plan was to have the road extend to Davis Avenue but the idea was largely opposed by the public. He said that there would now be a multi-purpose path to the area that will allow emergency access to the development.

Dean Briggs, Briggs Engineering, stated that he was representing the application on behalf of Steve Benad. He said that the development team had created another alternative for the Roosevelt Extension. Mr. Briggs distributed a map showing the alternative to the Council Members.

Council Member Bertram asked for clarification if the new alternative was different from what was approved by the Planning and Zoning Commission.

Mr. Briggs said that the design is a variation of what was approved by the Commission. He stated that the proposal would have the road come into the development at a 15-degree skew. He said that the design would allow for adequate parking at the condos and would prevent several trees from being removed.

Mr. Briggs explained that the new plan has also eliminated two buildings from the original proposal to address the concerns of the neighbors. He said that they also have submitted a wetland study to Mr. Millar and are working with the Army Corps of Engineers for the delineation of the wetlands.

Council Member Robertson asked if the multi-use path would connect Ponderosa State Park to downtown.

Mr. Millar stated that the path wasn't a part of the master bike path plan. He said that the path would provide a nice connection between the locations.

Mr. Briggs expressed concern about condition #4. He said that he thought the Planning and Zoning Commission reduced the width of the shared driveway from 40 feet to 20 feet.

Mr. Millar said that he would have to review the tape of the meeting. He said that the signed copy of the Planning and Zoning Commission's findings and conclusions requires a 40-foot width. He explained that the condition of approval requires a 40-foot wide easement and not a 40-foot wide driveway.

Mr. Briggs addressed condition #14 of the findings and conclusions. He said that the developer currently has no plans to install playground equipment since it would have to be placed in the wetland area.

Mr. Millar said that the original plan was for the installation of a tot lot. He said that the City isn't concerned about location and the requirement would be flexible.

Council Member Robertson asked what area the City would be responsible for maintaining after it is established.

Mr. Briggs identified the location on the map. He said that the developer would landscape and irrigate the City right-of-way until it becomes established.

Mr. Millar said that the applicant will install temporary irrigation to the location and the City will assume the maintenance responsibilities after it is established.

Council Member Robertson asked what the normal operation was for maintaining City right-of-ways. He said that he thought homeowners have traditionally maintained the right-of-ways in front of their properties.

Mr. Millar said that the intent of the condition is for the City to maintain the trees in the right-of-way. He said that the landscaping would not require a high level of maintenance from the City. He said that the City is currently responsible for maintaining all right-of-ways and the condition would require the applicant submit a final plan to the Planning and Zoning Commission for approval.

Mayor Eimers opened the public hearing to public testimony at 6:40 p.m.

Robert Denning, 601 Thompson Avenue, stated that he owns the lot directly west of the property. He said that he has concerns about the parking for the development and the proximity to his property. He asked if lighting and landscaping would be installed to deter pedestrian traffic from trespassing across his lot. He said that he also had concerns about the proximity of the buildings to the property lines.

Mr. Briggs explained that the buildings are set back 10 feet from their building envelope. He said that a berm exists between the properties.

Mr. Denning said that he is worried about the possibility of pedestrians accessing the lake across his lot, as the berm isn't a large deterrent.

Hearing no further public comments, Mayor Eimers closed the public hearing at 6:45 p.m.

Council Member Robertson said that Mr. Denning brings up a good point of pedestrians attempting to access the lake through his lot.

Mr. Millar stated that the City has provided for sidewalks in the public right-of-way to allow for pedestrian access. He said that the driveways that lead to the parking for the development are intended as private space for the owners.

Council Member Robertson asked about the Planning and Zoning's position on fences.

Mr. Millar stated that as a general standard, the Planning and Zoning Commission has implemented conditions to all applicants that require fencing not be installed which obscures wildlife migration.

Council Member Bertram asked if additional landscaping could be installed to deter pedestrians from trespassing on the neighboring lots.

Mr. Briggs said that the applicant could incorporate a natural landscaping deterrent into the landscaping plan that will be submitted to the Planning and Zoning Commission for approval.

Council Member Robertson said that a written comment voiced concern about the lack of additional parking for recreational vehicles. He said that the problem is evident throughout the City and needs to be considered in the new zoning code.

Mr. Millar explained that additional parking spaces were created in the development to address the problem with recreational vehicle parking.

Council Member Robertson said that he likes the design of the new proposal that was presented by the applicant. He said that he supports the design if it is acceptable to the Transportation Advisory Committee and the Planning and Zoning Commission.

Mr. Millar said that the proposal is consistent with what was approved. He said that he would work with the applicant to ensure that the design is consistent with good engineering practices and to ensure that two sidewalks will exist along the road.

Council Member Greer asked who would be responsible for the removal of snow on the sidewalks.

Mr. Millar explained that the sidewalks would exist on the public right-of-way and the City would be responsible for plowing the street. He said that he would have to check with Bill Keating to see how the snow on the sidewalks would be removed.

Council Member Robertson said that there is a requirement in the City Code that requires owners of commercial properties to remove the snow in front of their businesses. He said that there is no requirement for residential areas but would assume that it would be done by the adjacent property owners.

Mr. Millar said that the applicant would be required to sign a development agreement with the City. He said that the issue could be addressed in the agreement.

Council Member Muller said that the homeowners association should be notified that they would be responsible for removing snow on the sidewalks if they desire.

Council Member Robertson moved to adopt the draft Findings & Conclusions for PUD-05-2 as modified and require an additional condition of approval requiring the developer to install landscaping between the two properties and authorize the Mayor to sign. Mayor Eimers seconded the motion. In a roll call vote, Council Member Bertram, Council Member Greer, Council Member Robertson, Council Member Muller, and Mayor Eimers voted aye. The motion carried.

Council Member Bertram asked about the uncertainty of the easement requirement for the shared driveway.

Mr. Millar said that he would check the tapes of the Planning and Zoning Commission meeting and ensure that the appropriate condition is included in the findings and conclusions.

AB 05-117 The Village at Deer Forest (ZON-05-5)

Mr. Millar explained that The Village at Deer Forest is an application for a PUD and subdivision that was submitted the day before the moratorium was imposed. He said that the Planning and Zoning Commission held a public hearing with the applicant and recommended that upon annexation the land should be rezoned from zone type R-10, rural residential, to zone type A, low density residential. Mr. Millar said that the applicant originally requested that the property be zoned type B, medium density residential, but was denied by the Planning and Zoning Commission as it wasn't consistent with the zoning for the location. He said that staff is currently working with the applicant on a PUD application. Mr. Millar stated that the recommendation is for the Council to approve the rezoning of the property but not approve the annexation yet. He said that the City is considering requiring an easement from the applicant for the possibility of connecting Davis Street with Spring Mountain Boulevard in the future.

Mayor Eimers opened the public hearing to public testimony at 7:00. As there was nobody who wished to speak, the Mayor subsequently declared the public hearing closed.

Council Member Robertson said that he has looked at the property and believes the zoning designation would be appropriate for the property.

Council Member Robertson moved to adopt the draft Findings & Conclusions for ZON-05-3 and authorize the Mayor to sign. Council Member Bertram seconded the motion. In a roll call vote, Council Member Muller, Council Member Greer, Council Member Bertram, Council Member Robertson, and Mayor Eimers voted aye. The motion carried.

PUBLIC COMMENT

Mayor Eimers called for public comment.

Louie Howard, 781 Chad Loop, stated that he would like the City Council to consider hiring a new police chief from the local or regional area. He said that the last few police chiefs that were hired from outside the area haven't been a good fit for the community.

Hearing no further comments, Mayor Eimers closed the public comment at 7:04 p.m.

PRESENTATION

AB 05-121 CCC Statue at the Central Idaho Historical Museum

Laura Caruso, president of the Board of the Central Idaho Historical Museum, said that the Lewis and Clark Chapter of the Civilian Conservation Corps Alumni Association has proposed placing a commemorative statue at the museum. She explained that the museum is a four-acre site that consists of buildings that were established by the CCC in the 1930's. She said that the property reverted from State ownership to the City of McCall who subsequently leased the site to the Central Idaho Historical Museum. Ms. Caruso said that the CCC Alumni Associations currently have 31 statues placed throughout the United States to commemorate the work performed by the organization in the 1930's. She said that the CCC had 163 camps in the State of Idaho, which gave employment to over 200,000 young men. She explained that they built buildings, lookouts, dams, roads, and planted trees. Ms. Caruso explained that several camps were stationed throughout Valley County and performed several projects including Lick Creek road and Brundage lookout. She said that the local number 223 CCC camp was stationed across from the museum. Ms. Caruso said that the CCC members are aging and deserve to be honored. She said that the statues have typically been placed in state parks and would be a nice benefit to the City.

Council Member Robertson asked where the statue would be placed.

Ms. Caruso explained that the statue would be placed by a grove of spruce trees on the grass before the highway. She added that the Governor has declared March 31 as

CCC recognition day and it would be nice if the statue were in place for an honoring ceremony on that date. Ms. Caruso said that the organization has collected almost \$4,000 but needs additional money to complete the establishment of the statue.

Mayor Eimers asked if the City Clerk had prepared a Local Option Tax application on behalf of the Council.

Dan Irwin, City Clerk, confirmed that an application had been prepared. He said that the LOT Commission would be meeting on July 5th to hear the requests for funding and to arrive at a recommendation for the City Council.

Ms. Caruso said that she would volunteer to make a presentation about the statue to the Local Option Tax Commission.

CONSENT AGENDA

Council Member Robertson said that the Recreation Department is only charged \$40 per unit by Honeydippers while the Airport is charged significantly more. He asked about the disparity in pricing.

Bill Keating, Public Works Director, explained that the Airport is serviced by a 1000-gallon septic tank. He said that the City has to pump the tank when it fills to capacity and charges each hangar owner a monthly service fee.

Council Member Robertson said that he would like to have the arrangement included as part of the sewer rate study that is going to be conducted.

Council Member Bertram said that the Police Department has an expense for dues to the Rotary Club. She said that the payment needs to be pulled from the warrant register if it is for the former Police Chief's membership in the organization.

Council Member Robertson said that there is a \$10,000 expense to Holladay Engineering for work on the sewer master plan. He asked if the work that was performed would be turned over to the City.

Mr. Millar said that the work would belong to the City. He said that Holladay Engineering has been very helpful in making the transition with the new City Engineer.

Council Member Bertram said that the Airport Department paid for a new window. She asked if vandalism had occurred.

Brock Heasley, Parks and Recreation Director, explained that a new window was installed so the Airport Manager could view the airport grounds.

Council Member Robertson asked about the fireworks display by the Chamber. He said that the LOT Commission and City Council approved \$5,000 for fireworks, but the contract doesn't show that much money being spent.

Mr. Irwin explained that the document with the agenda bill only shows the number of arterial shells that will be used as part of the show. He said that the contract for the fireworks is \$10,000.

Council Member Bertram asked if a business from outside of the county could be issued an alcohol-catering permit.

Mr. Irwin said that such a business could be issued a permit. He said that the only requirement is that the business holds the appropriate alcohol license from the State of Idaho.

Council Member Robertson moved to approve the Consent Agenda as amended and authorizes the Mayor to sign all necessary documents. Mayor Eimers seconded the motion. In a roll call vote, Council Member Bertram, Council Member Greer, Council Member Robertson, Council Member Muller, and Mayor Eimers voted aye. The motion carried.

BUSINESS AGENDA

AB 05-119 Contract with CH2MHILL for Engineering Services / Resolution 05-10

Mr. Millar stated after learning of Holladay Engineering's resignation, the City published a request for qualifications to hire a new city engineer. He said that an interviewing committee reviewed the responses and conducted interviews of the most qualified firms. He said that the interviewing committee unanimously recommended CH2MHill as the most qualified firm to the City Manager, who concurred with the choice. Mr. Millar said that he and Mr. Kirkpatrick had completed negotiating a contract with the firm, which CH2MHill has certified represents their lowest rates. He explained that the contract is a task order contract that allows the City Manager to negotiate specific task orders directed to the firm. Mr. Millar said that the contract establishes an annual escalation factor but has a 30% escalation cap.

Council Member Robertson said that he appreciated receiving the redlined copy of the contract to see what had been negotiated with the firm. He asked if design build projects would be outside of the scope of the contract.

Mr. Millar confirmed that design build projects would be outside of the scope of the contract.

Council Member Bertram said that she would like the new City Engineer to look at the drainage problems in Syringa to see if anything could be done.

Mr. Millar said that the City had several highly qualified teams submit responses to the request for qualifications. He stated that four of the firms were interviewed and all would have been a nice fit with the growing needs of the City.

Council Member Robertson moved to adopt Resolution 05-10 approving the contract with CH2M Hill and authorize the Mayor to sign all necessary documents. Council Member Muller seconded the motion. In a roll call vote, Council Member Muller, Council Member Robertson, Council Member Greer, Council Member Bertram, and Mayor Eimers voted aye. The motion carried.

AB 05-120 Parks and Recreation Advisory Committee Report

Brock Heasley, Parks and Recreation Director, announced that the members of the Parks and Recreation Advisory Committee were unable to attend the meeting. He said that the report would be rescheduled for a future meeting.

AB 05-115 Golf Course Maintenance Equipment Purchase

Jerry Palmerton, Golf Course Superintendent, explained that he is requesting approval to use the \$65,000 located in the Golf Fund contingency revenue line to make an equipment purchase. He said that the equipment was needed to help address the current maintenance needs of the golf course.

Council Member Robertson said that the purchase will enable the Department to get more done with less equipment. He said that he previously asked Mr. Palmerton if the purchase would allow for a reduction in staff, but Mr. Palmerton indicated that the new equipment and current staff will enable the golf course to be maintained at an acceptable level of play.

Mr. Palmerton said that the new purchase would allow less staff time spent on mowing and they can be directed to perform other duties such as raking bunkers. He said that it is important to spend staff time to improve all elements of the course.

Council Member Robertson said that it is nice to be able to make an outright cash purchase and not enter into a long-term lease.

Council Member Muller said that he wants to ensure that the equipment will be used. He said that he previously approved \$20,000 in green covers that were supposed to protect the course but weren't used last year. He said that equipment is necessary to improve the golf course but reminded the Council that the Golf fund owes the general fund \$85,000 in previous loans.

Council Member Bertram asked what would be done with the old equipment.

Mr. Palmerton said that the equipment would be sold as surplus. He said that the profit from the sale of the equipment would provide the golf course with money to use next year.

Council Member Greer asked where the contingent money came from.

Mr. Palmerton said that the City was required to establish a reserve account for a loan that was used for the clubhouse. He said that the reserve is no longer required to be held and was transferred into the golf fund as part of the budget amendment.

Mayor Eimers asked how Mr. Palmerton felt about the operations and profitability of the golf course.

Mr. Palmerton said that the golf course has been extremely busy over the past few weeks. The only complaint he has heard about is the higher grass located around the tee complexes.

Council Member Bertram asked why Mr. Palmerton promotes the higher grass around the tee complexes.

Mr. Palmerton explained that the area is out of play and has no effect on the course. He explained that by allowing the higher grass, staff spends less time mowing, irrigating, and fertilizing the area. He said that he would like to establish as many natural areas as possible at the golf course. He said that the non-formal areas don't need to be maintained like the fairways and other in-play areas.

Mayor Eimers asked about the dandelions growing on Davis Avenue.

Mr. Palmerton said that he believes it is okay to have weeds in the non-playing areas. He stated that it is important for the golf course staff to concentrate on maintaining the playable areas. He said that the staff will spray for weeds along the road but wants to maintain as many natural areas as possible. He stated that he would like to see the golf course be certified by the National Audubon Society.

Council Member Greer asked what other things the City could spend the money on.

Mayor Eimers said that the Golf Fund could repay the amount due to the General Fund with the money.

Council Member Robertson said that the golf course would have to enter into a lease program if the money was transferred to the general fund.

Council Member Robertson moved to approve the transfer of \$65,000 from the Contingent Revenue Line in the Golf Fund (54-99-075-100.0) to the Capital

Purchases line in the Golf Fund (54-85-200-702.0) and authorize the Mayor to sign all necessary documents. Council Member Bertram seconded the motion.

Mayor Eimers said that he originally thought the request was for \$6,500 but just noticed the actual requested amount. He said that he believes it is important for the golf operations to do well, but the Council needs to consider the reimbursement to the general fund. He requested that the golf course give a financial forecast to the Council at their next meeting.

Council Member Bertram asked if the course was still being served by temporary greens.

Mr. Palmerton said that they currently have four temporary greens. He said that that they intend on opening three more of the permanent greens in the coming week.

In a roll call vote, Council Member Bertram, Council Member Robertson, Council Member Muller, and Mayor Eimers voted aye. Council Member Greer voted nay. The motion carried.

REPORTS

Paul Turcke, City Attorney, said that he would like the Council to formally amend the agenda to add an Executive Session to discuss personnel issues and pending litigation.

Mayor Eimers moved to amend the agenda to include an Executive Session for discussing personnel matters and pending litigation. Council Member Robertson seconded the motion. In a roll call vote Council Member Bertram, Council Member Muller, Council Member Greer, Council Member Robertson, and Mayor Eimers voted aye. The motion carried.

Council Member Bertram said that at the MIC meeting she was reminded that the City has a possible grant that could be used to assist with the irrigation needs of the Four Corners Project and fix McPAWS water system.

Mr. Heasley reported that the Fish Pen Docks are planned for completion by August 1st. He said that the Conditional Use Permit would be presented before the Council at the July 14th meeting.

Mayor Eimers asked if the fish would be able to be added to the fish pen docks this year.

Mr. Heasley said that the fish couldn't be added to the net pens this year. He said that the builders would have to wait until the water level was down to place the docks.

Mr. Millar added that Mr. Heasley had negotiated an agreement with the Mill Park Village Homeowner's Association for the Council to consider for the placement of the docks. He said that the structure could be built when the water level subsides.

Council Member Greer asked if the City was seeking a special use permit or an easement from the Forest Service for Riverfront Park.

Mr. Turcke explained the City was seeking a special use permit for the park.

Jerry Summers, Acting Police Chief, said that the City needs to plan for short, medium, and long-term solutions for the Police Department. He said that the City needs to invest funds that provide the best outcomes for the community. Mr. Summers said that the image of the Department needs to be improved in the short term after the recent events. He stated that the Department has been working closely with the County Prosecutor and was able to get the maximum sentence issued in the Tracey Smith trial. He said that the morale of the Department is cautiously optimistic. He stated that calls to the Department have been increasing and staff limitations will present a concern. Mr. Summers said that the City would be patrolled by two Valley County Sheriff deputies, two Idaho State patrolmen, and seven City officers during the Fourth of July weekend. He stated that the City of Emmett has agreed to assist the City over the Fourth and have requested the City's assistance during their Cruise Night. He said that the City of Cascade has also expressed a willingness to assist as well. Mr. Summers said that the objective for the mid-range is to fill the open position vacated by Pete Rittenger and to complete the budget planning process. He said that he completed a short-term solution plan that is being revised by Mr. Kirkpatrick, Mr. Millar, and himself. Mr. Summers said that Officer Wright would be submitting a press release to assist in improving the image of the Department.

Council Member Muller thanked Mr. Summers and his staff for managing the Department under the circumstances. All of the Council Members concurred.

Mr. Millar requested that the Council take a formal vote on the Memorandum of Understanding with the City of Emmett Police Department.

Council Member Robertson moved to approve the Memorandum of Understanding with the City of Emmett Police Department and authorize the Mayor to sign all necessary documents. Council Member Muller seconded the motion. In a roll call vote, Mayor Eimers, Council Member Muller, Council Member Robertson, Council Member Greer, and Council Member Bertram voted aye. The motion carried.

Mr. Keating said that he appreciated Mr. Millar's efforts on hiring a new City Engineer. He said that the plan is to schedule a meeting with the firm to discuss design review and the transfer of projects from Holladay Engineering. He said that the City would also need to begin discussing the sewer system with the new engineers. Mr. Keating said that Holladay Engineering has completed their I&I report and will make a presentation to

the Council at the next regular meeting. He said that a meeting would be held with CH2MHill on the 23rd to task them with job of solving the issues related to the sewer system. He said that there is currently money available in the budget for I&I reduction and the creation of a facility and master plan.

Council Member Robertson said that the Council needs to discuss the plans for a facility plan before it goes forward. He said that Rick Orton has suggested that an update to the existing facility plan could be performed for \$10,000 to \$12,000.

Mr. Keating reported that the J-Ditch pond had been pumped down 3 feet. He said that the City is currently pumping 18,000 gallons a minute.

Mr. Keating said that the bid opening for the 2005 paving projects would be held on July 12th. Mr. Keating said that the Department would begin another dust treatment of the roads on June 27th and estimates that the paving projects will be completed in the middle of August. He said that he hopes the paving projects stay within budget due to the increased oil prices.

Mr. Keating stated that the ribbon cutting for the East-West Loop would probably be held sometime in late August.

Council Member Robertson asked if the 2005 paving projects included the Spring Mountain Boulevard extension.

Mr. Keating explained that the project is a separate line in the Public Works budget. He said that the City is waiting for the developers of Aspen Ridge to complete their portion of the project.

Mr. Millar said that the City is embarking on the process of rewriting the zoning code. He said that a citizen's committee has been organized to serve as a sounding board of the community. He said that the committee will be meeting through September 1st and the revised zoning code will hopefully be before the Council for approval in November.

Mr. Millar said that the new City Engineer would be meeting with the Urban Renewal Agency to discuss scoping the Urban Renewal Plan. He said that he would be meeting with the Carey's to establish a conference center with the existing grant.

Mr. Millar said that the City Engineer will also be meeting with Mr. Heasley to begin discussing the Parks and Recreation master plan.

Mr. Turcke said that the issue with the Brown Park fish pen docks was brought up a year ago. He said that the City has done a good job in resolving the issue.

Council Member Robertson reported that he recently attended the Valley-Adams Planning Partnership. He said that the group has been primarily directed by Federal

and State agencies regarding the planning for the two counties. He said that Mr. Millar made the comments at the meeting that it is time for the elected officials of the areas take over the leadership responsibilities of the group.

Council Member Robertson said that he attended a Community Housing conference in Ketchum. He said that there was an initiative at the meeting to form a resort area coalition on community housing.

Council Member Robertson said that Melanie Rees would be presenting the housing needs study to the Council on Saturday. He said that the Council learned at their last meeting that the County had published a request for qualifications for a housing consultant. He said that the responses are due on the 27th but a decision will not be made until the County and Cities have time to discuss the request.

EXECUTIVE SESSION

At 9:35 p.m., Mayor Eimers moved to go into executive session per Idaho Code 67-2345(1f) to consider pending litigation. Council Member Robertson seconded the motion. In a roll call vote Mayor Eimers, Council Member Bertram, Council Member Greer, Council Member Robertson and Council Member Muller voted aye. The motion carried.

The discussion pertained to pending litigation.

At 10:37 p.m., Mayor Eimers moved to come out of executive session. Council Member Muller seconded the motion. In a roll call vote, Mayor Eimers, Council Member Bertram, Council Member Greer, Council member Muller, and Council Member Robertson voted aye. The motion carried.

ADJOURNMENT

Without further business, Council Member Greer moved to adjourn. Council Member Muller seconded the motion. All Council Members voted aye. The motion carried. The Council adjourned at 10:38 p.m.

Kirk L. Eimers, Mayor

ATTEST:

Dan Irwin, City Clerk