

STATE OF IDAHO)
COUNTY OF BONNER)
CITY OF PRIEST RIVER)

MINUTES OF THE PRIEST RIVER CITY COUNCIL – 01/03/22

REGULAR MEETING

OPENING – Mayor Martin called to order the regular meeting of the City Council at 6:00 pm on Monday, January 3, 2022, at the Priest River Event Center, 5399 Highway 2, Priest River, Idaho.

1. AMENDMENTS TO THE AGENDA

None

2. ROLL CALL

Council Members Present: Council Member Schneider, Council Member Turner, and Council Member Wagner. Absent: None.

Staff Present: Mayor Martin, City Clerk Thomas, City Attorney Elsaesser, Police Chief McLain, Planning & Zoning Administrator Quayle, Deputy City Clerk Ayers, Public Works Supervisor Smith, and Director of Public Works Rolicheck.

**3. PUBLIC HEARING CONTINUATION – FROM DECEMBER 13, 2021
TO CONSIDER AND TO RECEIVE TESTIMONY ON THE FOLLOWING
PLANNING AND ZONING APPLICATION:**

THE APPLICANTS, DAVID & JILL SPIKER TOGETHER WITH JOHN & TAMARA SCARCELLO, ARE REQUESTING A CONDITIONAL USE PERMIT TO ALLOW THEM TO SUBDIVIDE APPROXIMATELY 5.5 ACRES INTO A PLANNED UNIT DEVELOPMENT CONSISTING OF 29 HOMES, A COMMUNITY BUILDING, AND 17 MINI-STORAGE UNITS FOR THE OCCUPANTS OF THE DEVELOPMENT.

THE PROPERTY IS GENERALLY LOCATED SOUTH OF THE TERMINATION OF W. BEARDMORE AVENUE, ON SHERMAN LANE, PRIEST RIVER, ID.

Mayor Martin opened the public hearing continuation at 6:00 pm. Planning and Zoning Administrator Quayle explained the reason for the public hearing continuation and gave a brief overview of the public hearing proceedings on December 13, 2021. Topics of discussion included written testimony received from Roger Gregory and communication staff had with Gary deBlaquiere.

Written Testimony: Roger Gregory, 5499 Highway 2, did not oppose the application but had concerns.

Questions from the Council: Council Member Turner asked a clarifying question regarding the emergency access easement across White Cross' property.

Testimony from the Applicant: John Scarcello, one of the applicants, answered questions asked by the City Council regarding the easement with White Cross and where the emergency walking access will be.

Testimony from Those Supporting: None

Testimony from Those Uncommitted: None

Testimony from Those Opposing: None

Rebuttal from the Applicant: None

Mayor Martin closed public testimony at 6:08 pm.

Council Member Turner made a motion that the application and submittals, evidence contained in the file, public hearing testimony, and the Planning & Zoning report be adopted as presented and discussed as the Findings of Fact and Conclusions. Council Member Wagner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wagner, and Council Member Schneider. NAYS: None. ABSTAINERS: None. ABSENT: None.

Council Member Turner made a motion based on the City's Comprehensive Plan, ordinances, Idaho Code, and the adopted findings of fact and conclusions, that the Silver Spiker 55+ PUD Conditional Use Permit and associated subdivision be approved subject to the conditions as discussed and as listed in the Planning & Zoning report. Action to obtain the permit is to complete the conditions as approved. This action does not result in the taking of private property. Council Member Wagner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wagner, and Council Member Schneider. NAYS: None. ABSTAINERS: None. ABSENT: None.

4. CONSENT AGENDA

A. PREVIOUS MINUTES – CCPH 12/13/21

B. PAYABLES

C. RESOLUTION 22-001 – J7 CONTRACTING, INC. – CHANGE ORDER #3 – WATER SYSTEM IMPROVEMENTS PROJECT

Council Member Wagner made a motion to approve the consent agenda. Council Member Turner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council

Member Wagner, Council Member Turner, and Council Member Schneider. NAYS: None. ABSTAINERS: None. ABSENT: None.

5. UPDATES

A. PARKS AND TREE COMMISSION

None

B. LAW ENFORCEMENT

None

C. PUBLIC WORKS

Public Works Supervisor Smith gave an update on Public Works.

D. PROJECT UPDATES

None

E. BUILDING & ZONING

None

F. ADMINISTRATIVE COMMITTEE

None

6. OLD BUSINESS

A. PURCHASE AND SALE AGREEMENT – ACCEPTING THE TRANSFER OF JOSLYN PARK PROPERTY

Mayor Martin gave an update on the transfer of the Joslyn Park property. Discussion ensued. This item was removed from the agenda.

B. WELCH COMER – PROFESSIONAL SERVICES AGREEMENT – JOSLYN PARK MASTER PLAN

Discussion ensued.

Council Member Turner made a motion to approve the professional services agreement with Welch Comer for the Joslyn Park Master Plan, not to exceed \$48,000.00, pending the receipt of the signed deed for the Joslyn Park property. Council Member Wagner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, and Council Member Schneider. NAYS: None. ABSTAINERS: None. ABSENT: None.

C. RESOLUTION 22-002 – CREATING CITIZEN ADVISORY COMMITTEE FOR JOSLYN PARK MASTER PLAN

Discussion ensued.

Council Member Wagner made a motion to approve Resolution 22-002. Council Member Turner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, and Council Member Schneider. NAYS: None. ABSTAINERS: None. ABSENT: None.

7. ANNOUNCEMENTS/APPOINTMENTS

A. MAYOR APPOINTMENT – CERTIFICATE OF ELECTION – KEVIN WYLIE

City Clerk/Treasurer Thomas swore in Kevin Wylie as Mayor and presented him with a certificate of election.

B. CITY COUNCIL APPOINTMENTS – CERTIFICATES OF ELECTION

1. CANDY TURNER

Mayor Wylie swore in Candy Turner as a Council Member and presented her with a certificate of election.

2. BILLY MULLALEY

Mayor Wylie swore in Billy Mullaley as a Council Member and presented him with a certificate of election.

3. VACANT COUNCIL SEAT

Mayor Wylie recommended to appoint Sonja Ann Yount to the vacant Council seat.

Council Member Turner made a motion to appoint Sonja Ann Yount to the vacant Council seat for a term of two (2) years. Council Member Mullaley seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, and Council Member Mullaley. NAYS: None. ABSTAINERS: None. ABSENT: None.

Mayor Wylie swore in Sonja Ann Yount as a Council Member and presented her with a certificate of appointment.

C. ELECTION OF COUNCIL PRESIDENT

Council Member Yount made a motion to elect Council Member Candy Turner as Council President. Council Member Mullaley seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, Council Member Yount, and Council Member Mullaley. NAYS: None. ABSTAINERS: None. ABSENT: None.

8. NEW BUSINESS

A. WWTP ELECTRICAL IMPROVEMENTS PROJECT – BID TABULATION – NOTICE OF AWARD

Discussion ensued.

Council Member Turner made a motion to approve the Notice of Award with Tork Electric, Inc. for the Wastewater Treatment Plan Electrical Improvements Project, pending USDA's concurrence to award. Council Member Mullaley seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, Council Member Yount, and Council Member Mullaley. NAYS: None. ABSTAINERS: None. ABSENT: None.

B. COLUMBIA BANK – UPDATE OF AUTHORIZED CHECK SIGNERS ON CITY BANK ACCOUNTS

Discussion ensued.

Council Member Mullaley made a motion to remove James Martin as a signer from the City’s bank accounts at Columbia Bank and add Candy Turner as a signer. Council Member Yount seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Yount, Council Member Turner, and Council Member Mullaley. NAYS: None. ABSTAINERS: None. ABSENT: None

ADJOURN

Council Member Mullaley made a motion to adjourn at 6:28 pm. Council Member Turner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, Council Member Yount, and Council Member Mullaley. NAYS: None. ABSTAINERS: None. ABSENT: None.

Motion to approve minutes of 01/03/22: _____

Second: _____

SIGNED:

Candy Turner
Council President

ATTEST:

Laurel Thomas, CMC
City Clerk/Treasurer