

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

MINUTES OF THE PRIEST RIVER CITY COUNCIL – 04/05/21

REGULAR MEETING

OPENING – Mayor Martin called to order the regular meeting of the City Council at 4:00 pm on Monday, April 5, 2021 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 Wylie, Council Member Turner, Council Member Wagner, and Council Member Edwards. Absent: None.

Staff Present: Mayor Martin, City Clerk Thomas, City Attorney Ford Elsaesser, Planning & Zoning Administrator Quayle, and Director of Public Works Rollicheck.

3. PUBLIC HEARING CONTINUATIONS FROM MARCH 29, 2021

A. To consider and to receive testimony on the following Planning and Zoning application:

Johnson Surveying has applied for a three-lot subdivision called “Woodland Estates Addition” to allow for the subdivision of their client’s 32,800sf lot into one 17,689sf lot and two 7,564sf lots.

The property is generally located at 356 Tenth Street. – ACTION ITEM

Mayor Martin opened the public hearing continuation at 4:00 pm. Topics of discussion included the existing stormwater issues, the City’s proposal to provide two drywells and piping to be installed to remedy the existing stormwater issues, and the revised proposed project conditions.

Mayor Martin closed the public hearing at 4:08 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 discussed as the Findings of Fact. Council Member Wagner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wagner, Council Member Edwards, and Council Member Wylie. NAYS: None. ABSTAINERS: None. ABSENT: None.

Council Member Turner made a motion based on the adopted Findings of Fact and the conditions and conclusions as presented and discussed, that the application complies with applicable City ordinances and is consistent with the goals and objectives of the Comprehensive Plan. Council Member Edwards seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wagner, Council Member Edwards, and Council Member Wylie. NAYS: None. ABSTAINERS: None. ABSENT: None.

Council Member Turner made a motion based on the City's ordinances, Idaho Code, and the adopted findings of fact and conclusions, that the Woodland Estates Subdivision application 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 plat and conditions as approved. This action does not result in the taking of private property. Council Member Wylie seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wagner, Council Member Edwards, and Council Member Wylie. NAYS: None. ABSTAINERS: None. ABSENT: None.

The landowner asked if the City Council would be willing to accept bonding on the project. They indicated that they would.

B. Regarding City proposals to amend Title 10 of the Priest River City Code, eliminating the Historic District (Ordinance 616), allowing for four lot or fewer administrative subdivision process (Ordinance 618), and allowing carports in front yards (Ordinance 617). – ACTION ITEMS

Mayor Martin opened the public hearing continuation at 4:12 pm. Topics of discussion included the proposed findings for each of the proposed ordinances.

Mayor Martin closed the public hearing at 4:23 pm.

4. CONSENT AGENDA

A. PREVIOUS MINUTES – CC 03/15/21, CCPH 03/29/21

B. PAYABLES

Council Member Edwards made a motion to approve the consent agenda. Council Member Wylie seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

5. ANNOUNCEMENTS/APPOINTMENTS

None

6. UPDATES

A. PARKS AND TREE COMMISSION

Council Member Wagner gave an update on the Parks and Tree Commission. He thanked the Simpkins and England families for their help in picking up garbage along the roadways.

B. LAW ENFORCEMENT

None

C. PUBLIC WORKS

Director of Public Works Rollicheck gave an update on Public Works.

D. PROJECT UPDATES

1. WELCH COMER – PROJECT STATUS OVERVIEW

Welch Comer provided a written project status overview.

2. PRIEST RIVER URBAN RENEWAL AGENCY – 2020 ANNUAL REPORT

City Clerk Thomas presented the 2020 Urban Renewal Agency report to the Mayor and Council.

E. BUILDING & ZONING

None

F. ADMINISTRATIVE COMMITTEE

None

7. OLD BUSINESS

A. MAZENKO DEVELOPMENT – PROPOSED UTILITY PLAN – IDEQ – APPROVAL OF WATER MAIN EXTENSION – DISCUSSION AND APPROVAL

Planning & Zoning Administrator Quayle gave an update on the project.

Council Member Edwards made a motion to accept the water main extension plans and specifications as approved by the Idaho Department of Environmental Quality, for the Mazenko Development. Council Member Turner seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

Lengthy discussion ensued regarding approval time frames and the conditions of approval.

B. CONTROL #2020-12-04 – HAPPY AGERS SENIOR CENTER – DISPUTE OF OIL SPILL REMEDIATION INVOICE

This item was tabled for additional information.

7. NEW BUSINESS

A. WHITE DIAMOND CONCRETE, LLC – CONSTRUCTION CONTRACT – THIRD STREET & HIGHWAY 2 PEDESTRIAN RAMP IMPROVEMENTS

Discussion ensued.

Council Member Edwards made a motion to approve the construction contract with White Diamond Concrete, LLC, not to exceed \$69,970.00, for the Third Street and Highway 2 Pedestrian Ramp Improvement Project. Council Member Wylie seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

B. IDAHO DEQ – LOAN OFFER, ACCEPTANCE, AND AGREEMENT – DRINKING WATER TREATMENT DESIGN & CONSTRUCTION

Discussion ensued.

Council Member Turner made a motion to approve the Loan Offer, Acceptance, and Agreement with the Idaho Department of Environmental Quality, with the terms as discussed, for Drinking Water Treatment Design and Construction. Council Member Edwards seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

C. ZIPLY FIBER – TEMPORARY CONSTRUCTION EASEMENT – LHTAC WISCONSIN STREET REALIGNMENT PROJECT

Discussion ensued.

Council Member Edwards made a motion to approve the Temporary Construction Easement with Ziplly Fiber, not to exceed \$500.00, for the LHTAC Wisconsin Street Realignment Project. Council Member Wylie seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

D. CAMPBELL 5, LLC – TEMPORARY CONSTRUCTION EASEMENT – LHTAC WISCONSIN STREET REALIGNMENT PROJECT

Discussion ensued.

Council Member Turner made a motion to approve the Temporary Construction Easement with Campbell 5, LLC, not to exceed \$500.00, for the LHTAC Wisconsin Street Realignment Project. Council Member Wylie seconded the motion. After consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

E. EXBABYLON MASTER SERVICES AGREEMENT – AMENDED SERVICE SCHEDULE

Mayor Martin explained to the Council a budget overrun on one of the approved IT projects. Discussion ensued. This item was tabled for additional information.

F. RESOLUTION 21-012 – TO RENEGOTIATE THE AREA OF CITY IMPACT WITH BONNER COUNTY

Discussion ensued.

Council Member Turner made a motion to approve Resolution 21-012. Council Member Wylie seconded the motion. After discussion and consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

G. DECLARATION OF INTENT TO CONVEY REAL PROPERTY TO BONNER COUNTY – 336 E JACKSON AVENUE

Discussion ensued. A public hearing to convey the property was set for April 26, 2021.

Council Member Edwards made a motion to declare the City's intent to convey real property, Lots 11 and 12 of Block 7, in the Priest River Addition, to a tax supported governmental unit, Bonner County, for no monetary consideration. Council Member Wylie seconded the motion. After discussion and consideration, the motion passed unanimously by the following vote: AYES: Council Member Turner, Council Member Wylie, Council Member Wagner, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

H. CONTROL #2021-03-03 – WEST BONNER LIBRARY DISTRICT – REQUEST FOR WAIVER OF PARK RESERVATION FEES FOR SUMMER READING PROGRAM

Discussion ensued.

Council Member Turner made a motion to waive six \$60.00 park reservation fees for the West Bonner Library District's summer reading program. Council Member Wylie seconded the motion. After discussion and consideration, the motion passed unanimously by the following vote: AYES: Council Member Wagner, Council Member Turner, Council Member Wylie, and Council Member Edwards. NAYS: None. ABSTAINERS: None. ABSENT: None.

ADJOURN

Council Member Wagner made a motion to adjourn at 4:57 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 Edwards, and Council Member Wylie. NAYS: None.
ABSTAINERS: None. ABSENT: None.**

Motion to approve minutes of 04/05/21: _____

Second: _____

SIGNED:

James L Martin
Mayor

ATTEST:

Laurel Thomas, CMC
City Clerk/Treasurer