

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

MINUTES OF THE PRIEST RIVER CITY COUNCIL –05/01/23

REGULAR MEETING

OPENING – Mayor Connolly called to order the regular meeting of the City Council at 6:00 pm on Monday, May 1, 2023, at the Priest River City Hall Council Chambers, 552 High Street, Priest River, Idaho.

1. PLEDGE OF ALLEGIANCE

2. ROLL CALL

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

Staff Present: Mayor Connolly, City Clerk/Treasurer Thomas, City Attorney Elsaesser, Public Works Supervisor Coleman, Treatment Plant Operator Coleman, Planning & Zoning Administrator Quayle, and Building & Zoning Assistant Ayers.

3. CONSENT AGENDA

A. PREVIOUS MINUTES – CCPH 04/17/23

B. PAYABLES

Council Member Mullaley made a motion to approve the consent agenda. Council Member Yount seconded the motion. After consideration, the motion passed unanimously.

4. ANNOUNCEMENTS/APPOINTMENTS

A. APPOINTMENT OF PARKS AND TREE COMMISSION MEMBER – CANDY TURNER

Council Member Mullaley made a motion to approve the appointment of Candy Turner to the Parks and Tree Commission. Council Member Yount seconded the motion. After consideration, the motion passed unanimously by the following vote: **AYES:** Council Member Wagner, Council Member Yount, and Council Member Mullaley. **NAYS:** None. **ABSTAINERS:** Council Member Turner. **ABSENT:** None.

City Clerk/Treasurer Thomas swore Candy Turner in.

5. UPDATES

A. PARKS AND TREE COMMISSION

None

B. LAW ENFORCEMENT

None

C. PUBLIC WORKS

Public Works Supervisor Coleman gave an update on Public Works.

D. PROJECT UPDATES

None

E. BUILDING & ZONING

Planning & Zoning Administrator Quayle gave an update on Building & Zoning.

F. ADMINISTRATIVE COMMITTEE

None

6. BUSINESS

A. MAZENKO DEVELOPMENT – APPROVED CONDITIONAL USE PERMIT AND VARIANCE – UPDATE AND DISCUSSION

Mr. Mazenko was present for the discussion. He gave an update to the Mayor and Council. Lengthy discussion ensued. Pursuant to Municipal Code 10-9-1-B-6: “Validity of Permit: To benefit from the issuance of a conditional use permit, preliminary construction or operation must be commenced within one year of approval. An applicant may request a maximum of two (2) extensions of six (6) months each. Failure to receive a time extension or to commence construction or operation before the established time limit shall automatically invalidate permit approval.”

Council Member Turner made a motion to invalidate the Mazenko Conditional Use Permit pursuant to Municipal Code 10-9-1-B-6, and to give 90-days for compliance in reverting the property back to a manufactured home park pursuant to the approved Conditional Use Permit conditions. Council Member Wagner seconded the motion. After consideration and discussion, the motion passed by the following vote: AYES: Council Member Wagner, Council Member Yount, and Council Member Turner. NAYS: Council Member Mullaley. ABSTAINERS: None. ABSENT: None.

B. FULTON REPLAT OF LOTS – FINAL PLAT APPROVAL

Planning & Zoning Administrator Quayle presented the details of the final plat.

Council Member Turner made a motion to approve the final plat for Fulton’s replat of lots 1, 2, and 3 of Woodland’s Estates. Council Member Yount seconded the motion. After consideration, the motion passed unanimously.

C. HOWARD-LONG SUBDIVISION – FINAL PLAT APPROVAL

Planning & Zoning Administrator Quayle presented the details of the final plat.

Council Member Mullaley made a motion to approve the final plat for the Howard-Long Subdivision 1st Addition. Council Member Turner seconded the motion. After consideration, the motion passed unanimously.

D. FRONT-END LOADER QUOTES – FY24 PURCHASE

Discussion ensued. Three quotes for a front-end loader were received.

Pape Machinery – John Deere 524 - \$204,150.00

Norlift JCB – JCB 427 - \$212,646.42

Western States Cat – Caterpillar 926M - \$218,526.89

Council Member Mullaley made a motion to authorize Mayor Connolly to sign the quote prepared by Pape Machinery for a John Deere 524, not to exceed

\$204,150.00, for purchase in fiscal year 2024. Council Member Turner seconded the motion. After consideration, the motion passed unanimously.

E. BASKETBALL COURT, TENNIS COURT, CITY PARK, CITY PARKING LOT, AND DOWNTOWN IMPROVEMENTS – SEALCOATING AND STRIPING QUOTES

Discussion ensued. Two quotes were received, from Arrow Concrete & Asphalt and Superior Asphalt Sealcoating & Maintenance. Selkirk Sealcoat declined to submit a quote.

Council Member Turner made a motion to approve the quote from Arrow Concrete and Asphalt for sealcoating and striping, not to exceed \$7,490.00. Council Member Mullaley seconded the motion. After discussion and consideration, the motion passed unanimously.

Council Member Mullaley made a motion to approve the quote from Superior Asphalt Sealcoating & Maintenance for sealcoating the city park parking lot and walkway, not to exceed \$2,275.00. Council Member Yount seconded the motion. After discussion and consideration, the motion passed unanimously.

F. BASKETBALL COURT LIGHTING OPTIONS

Discussion ensued. Avista is looking into options. This item was remanded to the Parks and Tree Commission for review and recommendation.

G. ROAD PRODUCTS, INC. – 2023 STREET IMPROVEMENTS PROJECT

Discussion ensued.

Council Member Turner made a motion to accept the proposal from Road Products, Inc. for 2023 street improvements, not to exceed \$160,225.93. Council Member Yount seconded the motion. After discussion and consideration, the motion passed unanimously.

H. DEVELOPMENT IMPACT FEE REPORT UPDATE – QUALIFICATIONS & QUOTES

Discussion ensued. Two proposals were received. Anne Wescott declined to submit a proposal.

Whiskey Rock Planning & Consulting - \$30,100.00

TischlerBise - \$38,520.00

Council Member Turner made a motion to accept the proposal from Whiskey Rock Planning and Consulting for updates to the City's Development Impact Fee Program and Capital Improvement Plan, not to exceed \$30,100.00. Council Member Mullaley seconded the motion. After discussion and consideration, the motion passed unanimously.

I. PCFC LAND PURCHASE – PURCHASE & SALE AGREEMENT – FORMER LANDFILL SITE

Discussion ensued.

Council Member Mullaley made a motion to table the Purchase and Sale Agreement with Priest Community Forest Connection, Inc. for the purchase of the former landfill site for additional information. Council Member Turner

seconded the motion. After discussion and consideration, the motion passed unanimously.

J. CONTROL #2023-04-02 – WEST BONNER LIBRARY DISTRICT – REQUEST FOR WAIVER OF PARK RESERVATION FEES FOR SUMMER READING PROGRAM

Discussion ensued.

Council Member Mullaley made a motion to waive four \$60.00 park reservation fees for the West Bonner Library District’s summer reading program. Council Member Yount seconded the motion. After discussion and consideration, the motion passed unanimously.

7. PUBLIC COMMENT PERIOD

A. None

ADJOURN:

Council Member Mullaley made a motion to adjourn at 7:21 pm. Council Member Yount seconded the motion. After consideration, the motion passed unanimously.

Motion to approve minutes of 05/01/23: _____

Second: _____

SIGNED:

Jeff Connolly
Mayor

ATTEST:

Laurel Thomas, CMC
City Clerk/Treasurer