

MINUTES OF THE REGULAR MEETING OF THE
 COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
 HELD ON AUGUST 13th, 2024, AT 5:00 P.M.
 AT MOUNTAIN HOME CITY HALL CHAMBERS
 MOUNTAIN HOME, IDAHO

- 21847 CALL MEETING TO ORDER/ESTABLISH A QUORUM
- 21847 RECOGNIZING PERSONS IN THE AUDIENCE
- 21847 PUBLIC HEARING
 1)The City proposed budget for the Fiscal year 2024-2025
 (FY25)
- 21847 PRESENTATION
 1) Presentation from Mountain Home Irrigation District.
 2) Presentation by Dick Reilly regarding the Idaho
 Sustainability Campus.
- 21847 CONFLICT OF INTEREST DECLARATION
 Has any Council Member received information pertaining
 to, or otherwise had any contact with any person
 regarding any items on this City Council agenda? If
 so, please set forth the nature of the contact.
- 21847 CONSENT AGENDA - All matters listed within this Consent
 Agenda section require formal Council action, but are
 typically routine or not of great controversy and
 will be enacted by one motion. Questions for the
 purpose of clarification may be asked about a
 particular item before the motion is voted on.
 However, for lengthy discussion or separate motion a
 Council member or citizen may request an item be
 removed from the Consent Agenda section and placed on
 the Regular Agenda. ALL CONSENT AGENDA ITEMS LISTED
 BELOW ARE ACTION ITEMS.
- A. Approval/Acceptance of Minutes
 Planning & Zoning - July 16, 2024
 City Council - July 23, 2024
 Planning & Zoning - July 29, 2024
 Special City Council - August 6, 2024
- B. Bills - 7/24/24 to 8/13/24 in the Amount of
 \$610,785.24
- C. Payroll for the period ending 6/22/2024 to 7/21/2024
 in the amount of \$767,457.07
- D. Pass resolution #22-2024R to approve the destruction
 of surplus property and authorize the Mayor and
 City Clerk to sign.
- E. Approve the request by the Fire Department to
 reallocate approved FY24 funds to purchase new
 fire hoses.
- F. Approve reimbursement to Kurlys 2 Sports Grill due to
 incorrect billing by Hayden Beverages for the new keg
 cooler labor and set up for \$323.32. **(Pulled from
 Consent Agenda and tabled)**
- G. Approve Thunderbolt Landing #2 Final plat.
- H. Approve the Letter of Intent: SRO Grant and MOU with
 Mountain Home SD193 and authorize the Mayor to
 sign.
- I. Approve the agreement with the Spaulding's to operate
 Sno Palace in Richard Aguirre Park and authorize
 the Mayor and Clerk to sign.
- J. Approve the Public Works Department request to enter
 into a task order agreement with Keller
 Associates to provide an updated declining
 balance and tool development and authorize the
 Mayor to sign the task order agreement.
- K. Approve the Lease to purchase 50 Yamaha golf carts
 from Highland Golf and authorize the Mayor to
 sign. **(Pulled from Consent Agenda and tabled.)**
- 21848 OLD BUSINESS

21850

NEW BUSINESS

- 1) Items removed from Consent Agenda
- 2) Action Item: Deliberation/Decision on proposed changes to MHC 6-7B-14.
- 3) Action Item: Deliberation/Decision regarding Mountain Home Irrigation District's request for City funds and for an agreement to be drafted between the two agencies.
- 4) Action Item: Deliberation/Decision regarding utility customers' request to reduce EDUs.
- 5) Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to vacate lot 65 of Garrett Addition.
- 6) Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to amend the "Turner House Depot" preliminary plat with conditions.
- 7) Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to amend the R-4 PUD "Turner House Depot" with conditions.

21854

ORDINANCES

- 1) Action Item: Ordinance #1796 - Annexation of City Property
- 2) Action Item: Ordinance #1797 - Zoning C-4 of City property.

21854

FINAL COMMENTS

21854

ADJOURN

MINUTES OF THE REGULAR MEETING OF THE
COUNCIL OF THE CITY OF MOUNTAIN HOME, ELMORE COUNTY, IDAHO,
HELD ON AUGUST 13th, 2024, AT 5:00 P.M.

The Council of the City of Mountain Home, Elmore County, Idaho, met at the Mountain Home City Hall Chambers, 160 South 3rd East, Mountain Home, Idaho on August 13th, 2024. A quorum was established with, Councilman Harjo, Councilwoman Wirkkala, Councilman Brennan and Mayor Sykes being present. Councilwoman Garvey was absent.

PUBLIC HEARING

1)The City proposed budget for Fiscal year 2024-2025 (FY25).

The public hearing opened at 5:00 p.m.

Chris Alzola was present and cautioned the council about increasing the budget so dramatically.

The public hearing closed at 5:03 p.m.

MOTION TO ADD EXECUTIVE SESSION

Councilman Brennan made a motion to add an executive session to the agenda because the information was time sensitive and could not wait until the next City Council meeting. Councilwoman Wirkkala seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

PRESENTATION

1)Presentation from Mountain Home Irrigation District.

Eric Orr was present from the Irrigation District and gave a presentation to the Council on the need for irrigation tunnel repair and replacement and asked for the City to support and contribute to the project.

2)Presentation by Dick Reilly regarding the Idaho Sustainability Campus.

Dick Reilly presented to the Council information about the Idaho Sustainability Campus. He said they are hoping for the City's support.

RECOGNIZING PERSONS IN THE AUDIENCE

- There was no comment from the audience during this period.

Has any Council Member received information pertaining to, or otherwise had any contact with any person regarding any items on this City Council agenda? If so, please set forth the nature of the contact.

- Councilman Harjo said he received an email from Terry Oakland on Item K on the Consent Agenda and he attended a meeting and tour about the Irrigation District's tunnels and recharge pits.

- Councilman Brennan said he spoke with James Gilbert from the school district.

- Councilwoman Wirkkala said she received an email from Terry Oakland as well.

CONSENT AGENDA

All matters listed within this Consent Agenda section require formal Council action, but are typically routine or not of great controversy and will be enacted by one motion. Questions for the purpose of clarification may be asked about a particular item before the motion is voted on. However, for lengthy discussion or separate motion a Councilmember or citizen may request an item be removed from the Consent Agenda section and placed on the Regular Agenda. ALL CONSENT AGENDA ITEMS LISTED BELOW ARE ACTION ITEMS.

- A. Approval of Minutes
 - Planning & Zoning Commission - July 16, 2024
 - Regular City Council - July 23, 2024
 - Planning and Zoning - July 29, 2024
 - Special City Council - August 6, 2024
- B. Bills - 7/24/24 to 8/13/24 in the Amount of \$610,785.24
- C. Payroll - 6/22/2024 to 7/21/2024 in the amount of \$767,457.07
- D. Pass Resolution 22-2024R to approve the destruction of surplus property and authorize the Mayor and Clerk to sign.
- E. Approve the request by the Fire Department to reallocate approved FY24 funds to purchase new fire hoses.
- F. Approve reimbursement to Kurlys 2 Sports Grill due to incorrect billing by Hayden Beverage for the new keg cooler labor and set up for \$323.32. **(Pulled from Consent Agenda and tabled.)**
- G. Approve Thunderbolt Landing #2 Final plat.
- H. Approve the Letter of Intent: SRO Grant and MOU with Mountain Home SD 193 and authorize the Mayor to sign.
- I. Approve the agreement with the Spaulding's to operate Sno Palace in Richard Aguirre Park and authorize the Mayor and Clerk to sign.
- J. Approve the Public Works Department request to enter into a task order agreement.
- K. Approve the Lease to purchase 50 Yamaha golf carts from Highland Golf and authorize the Mayor to sign. **(Pulled from Consent Agenda and tabled.)**

Mayor Sykes pulled Items F and K from the Consent Agenda.

Councilman Brennan asked to have to have the first sentence of paragraph two page four on Item I deleted.

Tiffany Belt, City Clerk said the funds have been carried over for a few years waiting for this equipment to become available.

Councilman Brennan made a motion to approve the Consent Agenda as printed pulling Items F and K and amending through interlineation to add a \$25.00 annual fee for Item I and changing the language of paragraph two of page four to delete the first sentence of Item H. Councilman Harjo seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

OLD BUSINESSNEW BUSINESS1) Items removed from the Consent Agenda

There were no items removed from the consent agenda to be discussed in this meeting.

2) Action Item: Deliberation/Decision on proposed changes to MHC 6-7B-14.

The Council discussed the changes to the ordinance and made further suggestions that may improve public safety.

Council Minutes - August 13th, 2024

Councilman Brennan made a motion to approve to change the hours to state in the first paragraph between the hours of 8:00 a.m. to 12:30 a.m. on the Fourth of July and in the second paragraph to state residents may light off safe and sane non-aerial fireworks on the Fourth of July. Councilwoman Wirkkala seconded the motion.

Councilman Harjo clarified that it should be 12:30 a.m. July 5th.

Councilman Brennan amended his motion to from 8:00 a.m. on July 4th until 12:30 a.m. on July 5th. Councilwoman Wirkkala seconded the amended motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

3)Action Item: Deliberation/Decision regarding Mountain Home Irrigation District's request for City funds and for an agreement to be drafted between the two agencies.

Councilman Brennan said he would like to table this until legal could review.

It was decided to table this until the August 27th, 2024 City Council meeting.

4)Action item: Deliberation/Decision regarding utility customers' request to reduce EDU's.

Councilman Brennan said he wasn't sure the request to reduce EDU's made sense simply because a portion of the building was empty. He felt the justification lacked to reduce the EDU's.

Councilman Brennan made a motion to deny the request for an EDU reduction. Councilman Harjo seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

5)Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to vacate lot 65 of Garrett Addition.

Councilman Brennan made a motion to approve the Planning and Zoning Commission recommendation and Finding of Facts to vacate lot 65 of Garrett Addition. Councilwoman Wirkkala seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

6)Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to amend the "Turner House Depot"

preliminary plat with conditions.

The Council discussed their concerns with Turner House Depot developer. Among the concerns was the change in setbacks and the change in live work units.

Councilman Brennan made a motion to table this item to a future meeting. Councilman Harjo seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

7)Action Item: Deliberation/Decision on Planning and Zoning Commission recommendation and Finding of Facts to amend the R-4 PUD "Turner House Depot" with conditions.

Councilman Brennan made a motion to table this item to a future meeting. Councilman Harjo seconded the motion.

The following vote was recorded:

Councilman Brennan	AYE
Councilwoman Wirkkala	AYE
Councilman Harjo	AYE

The vote being unanimous, the motion was carried and so ordered.

ORDINANCES

1)Action Item: #1796 - Annexation of City property.

Councilman Brennan made a motion to suspend the three-reading rule and read the Ordinance by title only for its one and only reading tonight. Councilman Harjo seconded the motion.

The following vote was recorded:

Councilman Harjo	AYE
Councilman Brennan	AYE
Councilwoman Wirkkala	AYE

The vote being unanimous, the motion was carried and so ordered.

The City Clerk read the Ordinance for its first and final reading by Title Only.

Mayor Sykes asked, "Does the Council wish this Ordinance to pass."

The following vote was recorded:

Councilman Harjo	AYE
Councilman Brennan	AYE
Councilwoman Wirkkala	AYE

The vote being unanimous, the motion was so ordered and given #1796.

2)Action Item: #1797 - Zoning C-4 of City Property.

Councilman Harjo made a motion to suspend the three-reading rule and read the Ordinance by title only for its one and only reading tonight. Councilwoman Wirkkala seconded the motion.

The following vote was recorded:

Councilman Harjo	AYE
Councilman Brennan	AYE
Councilwoman Wirkkala	AYE

The vote being unanimous, the motion was carried and so ordered.

The City Clerk read the Ordinance for its first and final reading by Title Only.

Mayor Sykes asked, "Does the Council wish this Ordinance to pass."

The following vote was recorded:

Councilman Harjo	AYE
Councilman Brennan	AYE
Councilwoman Wirkkala	AYE

The vote being unanimous, the motion was so ordered and given #1797.

FINAL COMMENTS

Mayor Sykes said the Festival of Beer is this Saturday and the money from the festival goes toward Christmas decorations.

EXECUTIVE SESSION

1) Pursuant to Idaho Code Section 74-206 (1)(a) - to consider the hiring of a public officer, employee, staff member, or individual agent, wherein the respective qualities of individuals are to be evaluated in order to fill a particular vacancy or need.

Councilman Brennan made a motion to go into executive session pursuant to Idaho Code Section 74-206 (1)(a). Councilwoman Wirkkala seconded the motion.

The following vote was recorded:

Councilman Harjo	AYE
Councilman Brennan	AYE
Councilwoman Wirkkala	AYE

The vote being unanimous, the motion was carried and so ordered.

The Council went into executive session at 6:58 p.m.

The Council came out of executive session at 8:13 p.m.

ADJOURN

There being no further business to come before the Council, the meeting was adjourned at 8:13 P.M. by orders from Mayor Sykes.



Rich Sykes
 Rich Sykes, Mayor

ATTEST: *Tiffany Belt*
 Tiffany Belt, City Clerk