



## AGENDA

*Agendas may be amended*

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### JOIN ZOOM MEETING:

<https://us02web.zoom.us/j/6273122357?pwd=ekFEckpSQUF6RnVFUFpGYWNjd29Zdz09&omn=85931907163>

**MEETING ID:** 627 312 2357

**PASSCODE:** 606XKF

### ONE TAP MOBILE

+1-253-215-8782 US (Tacoma)

+1-346-248-7799 US (Houston)

**PLEASE MUTE YOUR CALL: PLEASE TURN OFF ALL CELL PHONES EXCEPT FOR EMERGENCY PERSONNEL.**

### CALL TO ORDER

### ROLL CALL

#### 1. NOTICE OF AGENDA COMPLIANCE (PER IDAHO CODE **§74-204**): ACTION ITEM

*Finding that the regular meeting notice and agenda were posted in accordance with Idaho Code **§74-204** within forty-eight (48) hours prior to the meeting at: The City of Bellevue City Hall, Post Office, and on the City's website on September 18, 2025. **Suggested Motion:** Move that the notice for the September 22, 2025, meeting was completed in accordance with Idaho Code, Section **§74-204.**)*

#### 2. CALL FOR CONFLICT (AS OUTLINED IN IDAHO CODE **§74-404**): ACTION ITEM

#### 3. MAYOR AND COUNCIL REPORT

#### 4. PUBLIC COMMENT: FOR ITEMS OF CONCERN NOT ON THE AGENDA – (**COMMENTS ARE LIMITED TO 3 MINUTES**)

#### 5. CONSENT AGENDA: ACTION ITEMS

a. Approval of June 24<sup>th</sup>, 2025 Special Council Meeting Minutes: Amy Phelps, Clerk

b. Approval of Claims September 9, through September 22, 2025: Shelly Shoemaker, Treasurer

c. Public Works Department Report: Chris Johnson, Public Works Director

d. Approval of a new Alcohol License for La Plazita Latino Market, LLC: Kirtus Gaston, Bellevue Marshal

e. Treasurer's Report, Shelly Shoemaker, Treasurer

#### 6. WASTEWATER PROJECT UPDATE: Andrew Kimmel, Great West Engineering

#### 7. PRESENTATION:

a. Blaine County Recreation District (BCRD) Recreation Levy Presentation: Mark Davidson, Executive Director, BCRD

#### 8. PUBLIC HEARING: ACTION ITEM

a. **FP-25-01 – Karl Malone Subdivision Final Plat**

\*\*In compliance with the American with Disabilities Act, individuals needing special accommodations during this meeting should notify the City Bellevue, 115 East Pine Street, Bellevue, Idaho 83313, or phone number 208-788-2128 ext. 4, at least twenty-four (24) hours prior to the meeting.

\*\*De conformidad con la Ley de Estadounidenses con Discapacidades, las personas que necesiten adaptaciones especiales durante esta reunión deben notificar a la ciudad de Bellevue, 115 East Pine Street, Bellevue, Idaho 83313, o al número de teléfono 208-788-2128 ext. 4, al menos veinticuatro (24) horas antes de la reunión.

A final plat to subdivide (1) 5.43-acre parcel into one (1) 2.55-acre parcel and one (1) 2.89 acre parcel.  
The property is zoned B – Business: Brian Parker, Community Development Director | **ACTION ITEM**

**9. NEW BUSINESS**

- a. Consideration and Approval of Resolution No. 25-27 declaring the intent to collect \$8,715 in foregone property taxes for fiscal year 2026 and declaring the purpose for which the foregone taxes are budgeted: Shelly Shoemaker, Treasurer | **ACTION ITEM**
- b. Consideration and Approval of Resolution No. 25-28 confirming the appointment of Tressa Prichard to BURA with a term expiring on September 22, 2029: Christina Giordani, Mayor | **ACTION ITEM**
- c. Consideration and Approval of Ordinance No. 25-13 Establishing Rules and Regulations for the display of banners spanning the width of any public right-of-way, including regulations controlling size, material, content, and duration of display; providing that banners may only be placed in designated locations; providing exemptions for the City of Bellevue; providing procedures, installation requirements, enforcement and penalties and providing an effective date: Christina Giordani, Mayor | **ACTION ITEM**
  - i. Motion to waive three readings and read by title only **OR** Motion to approve the first of three readings, by title only, for Ordinance No. 2025-10 | **ACTION ITEM**
  - ii. Motion to approve Ordinance No. 2025-10 | **ACTION ITEM**
  - iii. Motion to approve publication by Summary only of Ordinance No. 2025-10 | **ACTION ITEM**

**10. ADJOURNMENT: ACTION ITEM**

*\*If you would like to submit written comment on a public hearing agenda item: Submit your comments to [aphelps@bellevueidaho.us](mailto:aphelps@bellevueidaho.us). for adequate consideration, please submit no later than noon on the day of the meeting.*

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## AGENDA

*Las agendas pueden ser modificadas*

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### ÚNASE A LA REUNIÓN DE ZOOM:

<https://us02web.zoom.us/j/6273122357?pwd=ekFEckpSQUF6RnVFUFpGYWNjd29Zdz09&omn=85931907163>

**ID DE LA REUNIÓN:** 627 312 2357

**CÓDIGO DE ACCESO:** 606XKF

#### MÓVIL CON UN TOQUE

+1-253-215-8782 EE. UU. (Tacoma)

+1-346-248-7799 EE. UU. (Houston)

**SILENCIE SU LLAMADA:** APAGUE TODOS LOS TELÉFONOS CELULARES EXCEPTO EL PERSONAL DE EMERGENCIA.

**LLAMAR PARA ORDENAR**

#### PASE DE LISTA

**1. AVISO DE CUMPLIMIENTO DE LA AGENDA (SEGÚN EL CÓDIGO DE IDAHO §74-204): ELEMENTO DE ACCIÓN**

*Encontrar que el aviso y la agenda de la reunión regular se publicaron de acuerdo con el Código de Idaho §74-204 dentro de las cuarenta y ocho (48) horas anteriores a la reunión en: El Ayuntamiento de la Ciudad de Bellevue, la Oficina de Correos y en el sitio web de la Ciudad el 18 de septiembre de 2025. Moción sugerida: Proponer que el aviso para la reunión del 22 de septiembre DE 2025 se haya completado de acuerdo con el Código de Idaho, Sección §74-204).*

**2. LLAMADO A UN CONFLICTO (COMO SE DESCRIBE EN EL CÓDIGO DE IDAHO §74-404): ELEMENTO DE ACCIÓN**

**3. INFORME DEL ALCALDE Y DEL CONSEJO**

**4. COMENTARIO PÚBLICO: PARA TEMAS DE INTERÉS QUE NO ESTÁN EN LA AGENDA – (LOS COMENTARIOS SE LIMITAN A 3 MINUTOS)**

**5. AGENDA DE CONSENTIMIENTO AMBIENTAL: PUNTOS DE ACCIÓN**

- a. Aprobación de las actas de la reunión especial del Consejo del 24 de junio de 2025: Amy Phelps, secretaria
- b. Aprobación de reclamos del 9 al 22 de septiembre de 2025: Shelly Shoemaker, Tesorera
- c. Informe del Departamento de Obras Públicas: Chris Johnson, Director de Obras Públicas
- d. Aprobación de una nueva licencia de alcohol para La Plazita Latino Market, LLC: Kirtus Gaston, Alguacil de Bellevue
- e. informe del tesorero

**6. ACTUALIZACIÓN DEL PROYECTO DE AGUAS RESIDUALES:** Andrew Kimmel, Great West Engineering

**7. PRESENTACIÓN:**

- a. Presentación del impuesto recreativo del Distrito de Recreación del Condado de Blaine (BCRD): Mark Davidson, Director Ejecutivo, BCRD

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## 8. AUDIENCIA PÚBLICA: ELEMENTO DE ACCIÓN

### a. FP-25-01 – Plano Final de la Subdivisión Karl Malone

Un plano final para subdividir (1) parcela de 5.43 acres en una (1) parcela de 2.55 acres y una (1) parcela de 2.89 acres. La propiedad está zonificada como B - Negocio: Brian Parker, Director de Desarrollo Comunitario | **ELEMENTO DE ACCIÓN**

## 9. NUEVOS NEGOCIOS

- a. Consideración y aprobación de la Resolución No. 25-27 que declara la intención de recaudar \$8,715 en impuestos a la propiedad no pagados para el año fiscal 2026 y declara el propósito para el cual se presupuestan los impuestos no pagados: Shelly Shoemaker, Tesorera | **ELEMENTO DE ACCIÓN**
- b. Consideración y aprobación de la Resolución No. 25-28 que confirma el nombramiento de Tressa Prichard para BURA con un mandato que expira el 22 de septiembre de 2029: Christina Giordani, Alcaldesa | **ELEMENTO DE ACCIÓN**
- c. Consideración y aprobación de la Ordenanza No. 25-13 que establece reglas y regulaciones para la exhibición de pancartas que abarcan el ancho de cualquier derecho de paso público, incluidas las regulaciones que controlan el tamaño, el material, el contenido y la duración de la exhibición; que establece que las pancartas solo se pueden colocar en lugares designados; que proporciona exenciones para la ciudad de Bellevue; que proporciona procedimientos, requisitos de instalación, cumplimiento y sanciones y que proporciona una fecha de vigencia: Christina Giordani, Alcaldesa | **ELEMENTO DE ACCIÓN**
  - i. Moción para renunciar a tres lecturas y leer solo por título **O** Moción para aprobar la primera de tres lecturas, solo por título, para la Ordenanza No. 2025-10 | **ELEMENTO DE ACCIÓN**
  - ii. Moción para aprobar la Ordenanza No. 2025-10 | **ELEMENTO DE ACCIÓN**
  - iii. Moción para aprobar la publicación por Resumen solo de la Ordenanza No. 2025-10 | **ELEMENTO DE ACCIÓN**

## 10. APLAZAMIENTO: ELEMENTO DE ACCIÓN

*\*Si desea enviar un comentario por escrito sobre un tema de la agenda de una audiencia pública: Envíe sus comentarios a [aphelps@bellevueidaho.us](mailto:aphelps@bellevueidaho.us). para una consideración adecuada, envíelos a más tardar al mediodía del día de la reunión.*

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**Memorandum**

**To:** Mayor Giordani and Bellevue Common Council

**From:** Amy Phelps, City Clerk

**Re:** Consent Agenda

**Date:** September 22, 2025

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**Suggested Motion**

Move to approve the Consent Agenda as: *amended, corrected, or as presented.*

**Enclosures**

1. June 24, 2025 Special Common Council meeting minutes
2. Claims Payable Report September 9 -September 22, 2025
3. Public Works Department Report
4. Recommendation Memo for a new alcohol license for La Plazita, Latino Market, LLC
5. Treasurer's report



The Common Council of the City of Bellevue, Idaho met at a Special Meeting on Tuesday, June 23, 2025, at 5:30 p.m. in the Council Chambers of the City of Bellevue Offices, located at 115 E. Pine Street, Bellevue, ID 83313.

**Call to Order:** Mayor Giordani called the Regular Meeting to order at 5:30 p.m. ([00:00:03 in video](#))

**Roll Call:** ([00:00:17 in video](#))

Christina Giordani, Mayor – Present

Diane Shay, Council President – Present

Tammy E. Davis, Council Member – Present

Suzanne Wrede, Council Member – Present

Shaun Mahoney, Council Member – Present (*via zoom*)

Tom Bergin, Council Member – Present

Jessica Obenauf, Council Member – Present

**Staff Present:**

Chris Johnson, Public Works Director

Amy Phelps, City Clerk

Brian Parker, Community Development Director

Kirtus Gaston, Marshal

Shelly Shoemaker, Treasurer

**1. Notice of Agenda Compliance:** ([00:00:53 in video](#))

The posting of this Special meeting agenda complied with Idaho Code §74-204. The Special meeting agenda was posted within forty-eight (48) hours prior to the meeting at the Bellevue City Hall, Post Office, and on the City website on *June 5, 2025*.

**Motion:** **Council Member Davis** moved that the agenda notice was in compliance with Idaho Code §74-204. **Council President Shay** seconded, and **the motion passed unanimously**.

**2. CALL FOR CONFLICT (AS OUTLINED IN IDAHO CODE §74-404): ACTION ITEM**

No conflict was noted at this time.

**3. WORK SESSION**

**a. BUDGET WORK SESSION 4**

([00:03:27 in video](#)) Mayor Giordani explained that allocating payroll across multiple departments—Streets, Parks, and Buildings & Grounds—has created imbalances due to the overlapping nature of the public works team's daily tasks. To address this, she proposed consolidating these areas into a single category under the General Fund, tentatively titled "City Services." This would allow payroll and resources to be managed as one pool, providing greater flexibility and efficiency while still encompassing all functions of streets, parks, and buildings & grounds. A color-coded spreadsheet was provided to illustrate the combined structure for review and discussion.

Public Works Director Chris Johnson presented his proposed 2026 budget. He explained the shift to a consolidated "City Services" payroll to simplify allocations and improve efficiency. He explained for payroll, the

2026 proposal is \$295,245, an increase of approximately \$30,735 from 2025, accounting for wage adjustments, PERSI retirement, taxes, and higher insurance rates.

Mr. Johnson stated operating expenses are proposed at \$234,290, an increase of about \$26,250, reflecting higher fuel and utility costs, safety equipment updates, signage, and building maintenance needs such as repainting City Hall and repairing doors. He further explained capital expenditures are proposed at \$242,315, up from 2025, though this includes a \$85,000 community project grant. Adjusted, the increase is minimal. Planned expenditures include equipment leases, a possible woodchipper purchase, fire station door replacement, and planning for future equipment replacement, such as the aging bucket truck and grader.

Mr. Johnson also discussed the need for funds to address riverbank restoration in flood years, as well as street maintenance projects like friction sealing, which may be expanded once the transportation plan is complete.

Council Members Wrede requested more clarity on how proposed projects align with priorities and strategic initiatives. Mr. Johnson explained he understood what she was asking for and said he would work on that.

**(00:16:14 in video)** Council President Shay asked about the \$40,000 chip seal project on Rosewood in the Strahorn Subdivision, clarifying whether the developer was responsible for the initial seal. Public Works Director Johnson explained that the developer contributed \$35,000 toward the project, but an additional \$5,000 came from the city's street budget to complete it.

Council Member Obenauf asked about the \$5,000 budgeted for signs. Mr. Johnson noted that funds are used to replace outdated or faded road and stop signs, add "No Parking" signs where needed, and address other signage requirements. Council Member Obenauf added that grant funding may also be available through the ERC.

Mayor Giordani inquired about the snow removal budget, set at \$50,000. Mr. Johnson stated he felt comfortable with this amount, given past expenditures and additional equipment received from Sun Valley (requiring about \$5,000 in repairs). He noted the budget should be sufficient, though an unusually heavy winter might require adjustments.

**(00:19:46 in Video)** Mayor Giordani asked about the status of asset management technology, specifically how it might appear in the 2026 budget. The Public Works Director explained that the primary costs will be in the Water and Sewer budget, though streets and other departments would have access. He explained the technology would help track and manage assets such as signs, hydrants, and other infrastructure, allowing the City to better monitor replacement cycles and plan for maintenance. He stated the estimated cost for initial GIS implementation, including licenses and a data collector, was reported at approximately \$15,000.

Mayor Giordani addressed the ongoing allocation of \$100,000 for transportation projects. She noted that while the transportation plan will provide clearer priorities, there are some potential shovel-ready projects, including improvements to the Broadford pathway and road repairs associated with upcoming water projects. Larger-scale street projects, such as Second Street, Pine, and Elm, will be identified once the transportation plan and traffic study are complete.

Council Member Wrede requested additional details in future budget materials regarding street cleaning schedules, pothole maintenance, alley maintenance, and right-of-way maintenance. Mayor Giordani interjected to emphasize the importance of addressing as many questions as possible during the work session, noting that unanswered or more detailed requests could be followed up by email to keep the discussion on track within the workshop timeframe.

Council Member Wrede raised questions regarding departmental initiatives, functions, and the need for budgets to reflect priorities, return on investment, and alignment with the City's strategic goals. She emphasized the importance of standardized maintenance schedules, such as street cleaning, pothole repair, and signage, and requested greater clarity on how budget line items translate into tangible services for residents.

Mayor Giordani responded that while budget proposals may not yet be at the desired level of detail, the City is moving toward more strategic and impact-based budgeting. She explained that historically, budgets were reactive, but with recent workshops and stronger council engagement, the process is shifting toward linking services, priorities, and outcomes. Mayor Giordani also noted staffing limitations and the need to balance expectations with available resources.

The discussion continued with a focus on street maintenance, where Council Member Wrede stressed the importance of clear schedules and performance measures for activities such as street cleaning and pothole repair. Public Works staffing changes and retention, including the extension of Casey McGee's employment, were mentioned as factors affecting service capacity. The Council also debated whether to consolidate the budget categories for Streets, Parks, and Buildings & Grounds into a single "City Services" category. While some members supported consolidation for efficiency, others expressed concerns about accountability and ensuring that funds remain tied to their intended purposes.

Maintenance and priorities for City Hall and other facilities were also reviewed, with discussion around repainting City Hall, replacing windows, and addressing safety concerns such as emergency egress. Members agreed that structural integrity of the building should take precedence over cosmetic improvements. The conversation then turned to the parks and Howard Preserve, where the Council noted ongoing grant funding and maintenance needs, including cleanup and debris removal from recent storms. It was acknowledged that some projects funded in prior budgets are still being carried forward.

Throughout the discussion, council members emphasized that safety, both in buildings and on roads, must guide the prioritization of projects. Specific concerns included potholes, road signage, striping, and conditions around the school zone. The importance of customer service and communication was also highlighted, with a focus on ensuring that residents know where to report issues and receive timely responses. This was linked to administrative functions such as phone, website, and social media communications.

The Mayor and Council concluded that while the budget process may not yet be fully professionalized, it should at minimum justify expenses in terms of resident benefit. Moving forward, the Council will continue refining priorities and expectations, with emphasis on delivering essential services, maintaining safety, and building toward more strategic budgeting in future years.

Council discussion then turned to parks and related projects. Council Member Bergin asked Public Works Director Chris Johnson whether he foresaw projects for the City's parks that would go beyond regular maintenance, noting that while upkeep is essential, there may also be opportunities to invest in improvements. She specifically raised the example of the park at Strahorn, where she observed that while trees had largely failed due to lack of water, irrigation infrastructure now appears to be in place. She suggested this may open the door for improvements such as replanting trees or adding amenities, and asked Johnson for his perspective on potential projects.

Mr. Johnson responded that an irrigation system had indeed been installed at Strahorn Park, although it required repairs and replacement of heads in recent years. With the system now operational, he suggested that the most beneficial improvements would be adding a shade area, benches, a water fountain, and signage directing proper parking. He also mentioned that kiosks with trail maps, dog waste stations, and other small improvements were under discussion internally. He agreed that these items could be considered as projects for prioritization, similar to the way the Fire Department budget had included a "wish list." This approach, he noted, would allow staff and Council to identify specific projects, assign costs, and then track whether they were funded and completed within the year.

The conversation then addressed the \$85,000 parks grant currently under consideration. Council confirmed that the grant revenue should be balanced with an expenditure entry in the capital budget. There was discussion about whether to allocate funds for multiple smaller projects, or one larger project, and it was noted that the Parks Committee and the community project process will help identify top priorities, likely drawing from the

2019 Parks Report. The feedback so far suggests Bellevue may have several smaller needs rather than a single large project.

Council also discussed the Howard Preserve and clarified the City's role in maintaining the property under a management plan with the Wood River Land Trust and the Friends of the Howard Preserve. Mr. Johnson explained that although the Land Trust had purchased the land, the City is responsible for maintenance, with any work requiring review and approval by the Land Trust and the Friends group. Council further discussed whether grant funds could be used for ongoing maintenance, though it was confirmed that such funds are generally restricted to new projects with tangible community benefits, particularly those connected to health and wellness.

Before concluding the discussion, Council shifted to staffing matters, asking about a proposed pay increase to retain a public works employee. The Mayor and Mr. Johnson clarified that while there is no formal contract requiring the employee to stay, the City plans to prepare a letter outlining expectations and additional responsibilities associated with the increase. This, they explained, is intended as a practical retention tool in the current competitive labor market.

The discussion then returned to long-term infrastructure needs, particularly roads. Council members emphasized that while safety remains a short-term priority, the City must also begin planning for larger, multi-year transportation projects. They noted that while \$100,000 in the budget would not cover a major project outright, it could serve as critical matching funds when applying for grants. The importance of setting aside and carrying over funds for future transportation needs was underscored as a way to reduce reliance on bonded debt.

Questions were raised about the unpaved aprons along Main Street following the ITD repaving project. Johnson confirmed that ITD had not included aprons in its scope, and while the City could theoretically have addressed them, the work could not be mobilized quickly enough given ITD's timeline. Looking forward, Council expressed interest in establishing a practical street improvement plan, possibly beginning with small, targeted projects each year, similar to approaches used in nearby communities. The idea of rebuilding the most heavily used blocks first was discussed as one way to gradually improve conditions.

In closing, the Mayor reiterated the need to review budget line items in light of the priorities raised during the discussion. Council agreed to look more closely at each section, both to ensure that funding aligns with community needs and to prepare for possible reductions if necessary.

**(01:22:00 in video)** City Clerk Amy Phelps presented her budget request and provided an overview of the role of the Clerk's Office. She explained that, in addition to preparing agendas, notices, and maintaining transparency, a critical responsibility of the office is records management. At present, Bellevue's public records are kept in an outdated and disorganized system, with many documents in storage, some deteriorating, and others not easily accessible. She emphasized that this creates inefficiencies, compliance risks, and difficulties in responding to public records requests.

Phelps outlined her strategic goal of creating a user-friendly records management system. As part of her work plan, she seeks to address the backlog of physical documents, including permanent and semi-permanent records, and to begin digitizing records for long-term preservation. She noted that past efforts to organize records were incomplete and that the current condition of the city's archives is unsustainable.

To begin addressing this challenge, Phelps requested an allocation of \$10,000 in the upcoming budget. The funds would allow her to continue researching and evaluating digital records management systems, cover licensing or partial subscription costs, and support training and onboarding. She referenced vendor proposals she has received to date, including one with implementation costs exceeding \$20,000, but clarified that her current request is for \$10,000 to pursue more affordable and scalable options.

She stated that investment in this area would improve transparency, ensure compliance with Idaho law, reduce manual workloads, improve response times for record requests, and lay the groundwork for future

modernization of City Hall operations. Any unspent funds could be applied toward later implementation phases. Phelps noted that her next steps include continuing vendor research, networking with other Idaho cities for best practices, presenting system options and updated quotes to Council for approval, and working toward implementation in fiscal year 2026.

**(01:29:32 in video)** Council discussed the Clerk's \$10,000 budget request for a digital records management system, asking about potential options through Caselle, vendor support for scanning, and whether an intern might assist with backlog work. Members noted the challenges with lost or disorganized records, the significant staff time currently spent searching for documents, and the risks of not modernizing the system. While larger platforms could cost substantially more, Miss Phelps explained that \$10,000 would allow her to begin with a phased approach and expand later as funding permits. Council agreed that improved records management is a high priority, recognizing its broad benefits across all departments, though the responsibility appropriately rests with the Clerk's Office.

**(01:37:30 in video)** Mayor Giordani outlined a restructuring proposal focused on clarifying roles between administrative staff and enterprise funds, particularly the deputy clerk position currently held by Maria. She explained that this role has historically been split between customer service and water/sewer billing, but she recommended redefining it as a full-time customer service deputy clerk under administration while assigning water and sewer billing duties to a separate clerk funded by the enterprise funds. She noted this change would improve customer service at City Hall, help address the workload at the front desk, and potentially allow City Hall to expand hours of service. Council members discussed how this restructuring affects payroll allocations, the need for clear job descriptions, and whether administrative staffing levels are sustainable given the tight budget. Council Member Suzanne Wrede raised the idea of exploring outsourcing payroll through platforms like Gusto as a potential cost-savings measure, while also stressing the importance of technology in reducing paper-based responsibilities. The discussion acknowledged the value of the deputy clerk role in providing direct service to residents but also weighed the costs, with some members suggesting that adjustments may be necessary if budget constraints tighten. The Mayor emphasized that splitting the duties is intended to prevent staff overload and ensure higher accuracy and better communication in utility billing while maintaining strong customer service for the public. An updated organizational chart reflecting these changes will be brought forward once the budget decisions are finalized.

Council further discussed the deputy clerk's position and associated budget impacts emphasizing the importance of maintaining strong customer service at the front desk while also ensuring accuracy and communication in utility billing. While there was overall support for splitting the roles, concerns were raised about the cost of the position, potential reliance on paper-based processes, and whether technology solutions such as electronic forms or payroll outsourcing should be explored to reduce expenses. The Mayor stated she does not support a pay decrease for the current employee, while some members suggested keeping flexibility in case of future budget constraints.

Council Member Bergin asked how often the City uses the County Recorder's Office, noting its role in recording ordinances and serving as a reliable backup repository. Discussion followed about whether past ordinances had consistently been recorded, with acknowledgment that some may have slipped through the cracks. Council reviewed options for digitizing records, including hiring scanning services, allocating work to staff or a deputy clerk, or setting deadlines that would determine whether professional services are required. Members emphasized the importance of compliance and efficiency, with recognition that records digitization could be prioritized even before a full management system is implemented. The conversation also touched on organizational structure, with the Mayor outlining a proposed org chart for administrative, public works, law enforcement, fire, community development, and library functions, clarifying the roles of deputy clerks, department heads, and customer service staff.

Council and staff discussed potential impacts of upcoming property tax levies on City revenue, noting that while levies like library, EMS, and CRD benefit residents, they likely won't increase City funds directly. Discussion

included options for local “LOT” taxes (e.g., bed, liquor, food, or sales taxes) as potential revenue sources, with a recommendation to evaluate their feasibility for future budgets.

Treasurer Shelly Shoemaker reviewed the administrative budget, highlighting payroll, workers’ compensation, operating expenses, and technology costs. She noted that Cassell software, while auditor-friendly, is still in the implementation phase and meter integration is ongoing; alternative software options may be explored after full deployment.

Revenue and expense projections were presented, showing the general fund currently over budget by \$573,074. Discussions included carryover funds, fee adjustments (permits, business licenses), and the need to prioritize emergency preparedness funding. Council agreed to focus on the general fund for now, with members encouraged to submit questions ahead of workshops to streamline review and decision-making.

4. **Adjournment:** [\(02:44:35 in Video\)](#) With no further business coming before the Common Council at this time, Council Member Davis moved to adjourn the meeting. Council Member Obenauf seconded the motion. The meeting adjourned at 08:15 p.m. The motion passed unanimously.

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Christina Giordani, Mayor

Attest:

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Amy Phelps, City Clerk

Item 5b

Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
<b>Air St Lukes Membership (180)</b>							
093025	1	Invoice	Membership Renewal - Admin	07/11/2025	220.00	100-01-51080	Dues & Memberships
093025	2	Invoice	Membership Renewal - Comm. Dev.	07/11/2025	55.00	100-03-51080	Dues & Memberships
093025	3	Invoice	Membership Renewal - Fire Dept.	07/11/2025	55.00	100-05-51080	Dues & Memberships
093025	4	Invoice	Membership Renewal - Library	07/11/2025	55.00	100-07-51080	Dues & Memberships
093025	5	Invoice	Membership Renewal - Marshal	07/11/2025	165.00	100-08-51080	Dues & Memberships
093025	6	Invoice	Membership Renewal - Streets	07/11/2025	165.00	100-10-51080	Dues & Memberships
093025	7	Invoice	Membership Renewal - Wastewater	07/11/2025	55.00	300-30-51080	Dues & Memberships
093025	8	Invoice	Membership Renewal - Mayor & Council	07/11/2025	385.00	100-01-51080	Dues & Memberships
093025	9	Invoice	Membership - Carter Bullock	07/11/2025	55.00	100-03-51080	Dues & Memberships
093025	10	Invoice	Membership - Emanuel Marin	07/11/2025	55.00	100-08-51080	Dues & Memberships
Total Air St Lukes Membership (180):				1,285.00			
<b>Allington, Frederick (210)</b>							
090125	1	Invoice	Monthly Payment - September	09/15/2025	1,854.00	100-01-51145	Legal - Prosecuting Attorney
Total Allington, Frederick (210):				1,854.00			
<b>Christensen Inc. dba United Oil (640)</b>							
CI95226	1	Invoice	Card #261340/Wastewater	08/31/2025	205.70	300-30-51110	Fuel
CI95227	1	Invoice	Fuel - Card #263953/Gaston	08/31/2025	259.95	100-08-51110	Fuel
CI95227	2	Invoice	Fuel - Card #263954/Shelburner	08/31/2025	262.88	100-08-51110	Fuel
CI95227	3	Invoice	Fuel - Card #263955/Thayer	08/31/2025	220.51	100-08-51110	Fuel
CI95228	1	Invoice	Fuel - Card #263139/McGhee	08/31/2025	84.66	100-10-51110	Fuel
CI95228	2	Invoice	Diesel for Sweeper	08/31/2025	116.08	100-10-51110	Fuel
Total Christensen Inc. dba United Oil (640):				1,149.78			
<b>Cintas (650)</b>							
5288465011	1	Invoice	Supplies	08/25/2025	7.53	100-01-57000	Safety Equipment
Total Cintas (650):				7.53			
<b>Clearwater Landscaping (710)</b>							
7750-25	1	Invoice	Irrigation controller - ITD Berm	07/13/2025	220.00	100-04-51073	Contract Labor
9294	1	Invoice	Irrigation repair & labor - Memorial Park	09/03/2025	108.50	100-04-51073	Contract Labor
9294	2	Invoice	Round #1 Fert. - Memorial Park	09/03/2025	320.00	100-04-51073	Contract Labor
9295	1	Invoice	Irrigation repair & labor - O'Donnell Park - 7/11/25	09/05/2025	207.85	100-04-51073	Contract Labor
9295	2	Invoice	Irrigation repair & labor - O'Donnell Park - 7/29/25	09/05/2025	207.85	100-04-51073	Contract Labor
7750-25	2	Invoice	Solenoids, wire connectors - ITD Berm	07/13/2025	162.59	100-04-51073	Contract Labor

Invoice	Sq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
7750-25	3	Invoice	Labor/Irrigation repair - ITD Berm	07/13/2025	212.50	100-04-51073	Contract Labor
9295	4	Invoice	Donation - \$1,200.00 - O'Donnell Park - Fertilizer	09/05/2025	.00	100-04-51073	Contract Labor
Total Clearwater Landscaping (710):							
<b>Copy &amp; Print LLC (780)</b>							
6931	1	Invoice	Labor Day booth poster	08/28/2025	35.94	100-03-52010	Office Supplies
Total Copy & Print LLC (780):							
<b>Core &amp; Main (790)</b>							
X591232	1	Invoice	Software to conduct meter reads	08/21/2025	1,575.00	200-20-51062	Computers - Software
X650929	1	Invoice	Training - neptune software & meter reading/billing	08/29/2025	1,700.00	200-20-52120	Training & Meetings
Total Core & Main (790):							
<b>Cox Business Services (820)</b>							
20514502-9	1	Invoice	Telephone Chg's. - 9/5/25 - 10/4/25	09/05/2025	1,258.81	100-01-52100	Telephone
Total Cox Business Services (820):							
<b>Digline Inc. (930)</b>							
0077227-N	1	Invoice	Monthly Fee	08/31/2025	27.30	200-20-51160	Repairs & Maintenance (Gen
0077227-N	2	Invoice	Monthly Fee	08/31/2025	27.30	300-30-51160	Repairs & Maintenance (Gen
Total Digline Inc. (930):							
<b>Ellsworth, Bryson (1070)</b>							
187475/9	1	Invoice	Reimbursement supplies purchased @ Valleywide	09/13/2025	34.97	300-30-52090	Supplies
Total Ellsworth, Bryson (1070):							
<b>Idaho Lumber (1580)</b>							
41632	1	Invoice	Supplies to build comp plan board	08/26/2025	110.22	100-03-52010	Office Supplies
Total Idaho Lumber (1580):							
<b>Idaho Mountain Express (1590)</b>							
082025	1	Invoice	Legal /Ord. 2025-07/non-food mobile vendors	08/31/2025	41.40	100-01-52060	Publishing
082025	2	Invoice	Legal /Ord. 2025-08/Amending Title 9	08/31/2025	43.24	100-03-52060	Publishing
082025	3	Invoice	Legal/Candidate Filing Deadline	08/31/2025	71.76	100-03-52060	Publishing

Invoice	Sq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
082025	4	Invoice	Legal /Forgone Property Taxes	08/31/2025	89.70	100-01-52080	Publishing
082025	5	Invoice	Legal /Proposed Budget FY 25-26	08/31/2025	385.44	100-01-52080	Publishing
Total Idaho Mountain Express (1590):					631.54		
<b>Jane's Artifacts (1790)</b>							
065342	1	Invoice	Library supplies	08/04/2025	55.13	100-07-55010	Library Programs
Total Jane's Artifacts (1790):					55.13		
<b>Johnson, Chris (3890)</b>							
840-59900000	1	Invoice	Reimbursement - Postage	09/16/2025	18.84	300-30-51177	Misc Expense
Total Johnson, Chris (3890):					18.84		
<b>Jon's Heating Inc (1835)</b>							
14506571	1	Invoice	Replaced capacitor outdoor unit/City Hall	08/27/2025	445.28	100-09-51160	Repairs & Maintenance (General)
Total Jon's Heating Inc (1835):					445.28		
<b>L.L. Green's Hardware (1900)</b>							
B482904	1	Invoice	Supplies to hang banner	09/04/2025	44.48	100-10-52090	Supplies
A780968	1	Invoice	Keys & supplies	09/11/2025	32.54	100-10-52090	Supplies
B482066	1	Invoice	Wheelbarrow	08/26/2025	174.99	300-30-52080	Small Tools & Equipment
Total L.L. Green's Hardware (1900):					252.01		
<b>Les Schwab (1970)</b>							
11700956965	1	Invoice	Tires/Marshals Dodge Durango /P21334	08/20/2025	1,361.28	100-08-51167	R & M - Autos
11700957604	1	Invoice	Tires for Tanker Truck Trailer	08/22/2025	1,441.30	300-30-51163	R & M - Equipment (non-auto)
Total Les Schwab (1970):					2,802.58		
<b>LN Curtis &amp; Sons (2020)</b>							
INV988152	1	Invoice	Uniforms - Pants	09/11/2025	179.76	100-08-52130	Uniforms & Clothing
INV985730	1	Invoice	Uniforms - Coat for Manny	09/04/2025	126.86	100-08-52130	Uniforms & Clothing
Total LN Curtis & Sons (2020):					306.62		
<b>Luncesford Excavation, Inc. (2030)</b>							
18070-1	1	Invoice	Service line leak @ 410 7th St.	07/23/2025	2,280.80	200-20-51163	R & M - Equipment (non-auto)

Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
Total Lunceford Excavation, Inc. (2030):					2,280.80		
<b>McHugh Bromley Attorneys at Law PLLC (2110)</b>							
1000 4805	1	Invoice	Rep. delivery calls/water rights work	08/31/2025	96.00	200-20-51070	Conjunctive Management
Total McHugh Bromley Attorneys at Law PLLC (2110):					96.00		
<b>Minert &amp; Associates, Inc. (2160)</b>							
343491	1	Invoice	Pre employment drug test	09/05/2025	84.00	100-08-57000	Safety Equipment
Total Minert & Associates, Inc. (2160):					84.00		
<b>Napa Auto Parts (2260)</b>							
235802	1	Invoice	Filters for all Pickup Tks.	09/10/2025	186.08	100-10-51167	R & M - Autos
235805	1	Invoice	Oil & oil filters & air filters	09/10/2025	426.60	100-08-51167	R & M - Autos
235807	1	Invoice	Motor oil - TK. #83313-03	09/10/2025	63.48	100-10-51167	R & M - Autos
235809	1	Invoice	Headlights for TK. #83313-03	09/10/2025	85.77	100-10-51167	R & M - Autos
Total Napa Auto Parts (2260):					761.93		
<b>Ohio Gulch Transfer Station (2350)</b>							
00331720	1	Invoice	Tree limbs	08/06/2025	10.88	100-04-51160	Repairs & Maintenance (General)
Total Ohio Gulch Transfer Station (2350):					10.88		
<b>Oxarc (2390)</b>							
0062125240	1	Invoice	Supplies	08/31/2025	9.61	100-10-52090	Supplies
Total Oxarc (2390):					9.61		
<b>Quill Corporation (2660)</b>							
45474185	1	Invoice	Cleaning supplies & non office supplies	08/25/2025	355.51	100-01-52090	Supplies
45474214	1	Invoice	Office Supplies	08/25/2025	173.76	100-01-52010	Office Supplies
45478031	1	Invoice	Duracell Batteries	08/25/2025	97.84	100-08-52090	Supplies
45475875	1	Invoice	Duracell Batteries	08/25/2025	42.72	100-08-52090	Supplies
Total Quill Corporation (2660):					669.83		
<b>Rocky Mountain Valves &amp; Automation (2790)</b>							
~	~	~	~				
INV-00537	1	Invoice	ICRMP Claim - Wastewater Plant	07/23/2025	5,915.01	300-30-58120	Construction & Improvement

Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
<b>Total Rocky Mountain Valves &amp; Automation (2790):</b>							
<b>Sawtooth Apparatus LLC (4200)</b>							
1026 1 Invoice Fix seal on loader donated by City of S.V.							
Total Sawtooth Apparatus LLC (4200):							
<b>Sawtooth Plumbing &amp; Heating, Inc. (2900)</b>							
48545 1 Invoice Repairs @ 158 Riverview - between lift station to grinder							
Total Sawtooth Plumbing & Heating, Inc. (2900):							
<b>Sawtooth Wood Products LLC (2920)</b>							
0000155484 1 Invoice Chainsaw chains & blade sharpening							
Total Sawtooth Wood Products LLC (2920):							
<b>South Valley Storage Company LLC (3060)</b>							
083125 1 Invoice September Rent - Unit #F-13							
Total South Valley Storage Company LLC (3060):							
<b>Spronk Water Engineers, Inc. (3080)</b>							
WWR03-25 1 Invoice BWR GW Management Area 8/4 - 8/31							
Total Spronk Water Engineers, Inc. (3080):							
<b>USA Blue Book (3490)</b>							
INV0073821 1 Invoice Kit to freeze pipes when fixing leaks							
Total USA Blue Book (3490):							
<b>Valley Wide Cooperative (3510)</b>							
09153219 1 Invoice Water supplies							
A02315 1 Invoice Fuel - Card #3816743							
182277 1 Invoice Fuel - Card #3816395							
09171319 1 Invoice Tools for tilt deck trailer							
Total Valley Wide Cooperative (3510):							

Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
<b>Wood River Resource Conservation &amp; Dev. (3720)</b>							
091025	1	Invoice	2026 Annual Membership Assessment	09/10/2025	176.00	200-20-51080	Dues & Memberships
Total Wood River Resource Conservation & Dev. (3720):					176.00		
Grand Totals:					30,907.55		

Report GL Period Summary

Vendor number hash: 0  
Vendor number hash - split: 0  
Total number of invoices: 0  
Total number of transactions: 0

	Name	Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
<b>100-01</b>	Air St Lukes Membership	093025	1	Invoice	Membership Renewal - Admin	07/11/2025	220.00	100-01-51080	Dues & Memberships
	Air St Lukes Membership	093025	8	Invoice	Membership Renewal - Mayor & Council	07/11/2025	385.00	100-01-51080	Dues & Memberships
	Allington, Frederick	090125	1	Invoice	Monthly Payment - September	09/15/2025	1,854.00	100-01-51145	Legal - Prosecuting Attorne
	Quill Corporation	45474214	1	Invoice	Office Supplies	08/25/2025	173.76	100-01-52010	Office Supplies
	Idaho Mountain Express	082025	1	Invoice	Legal /Ord. 2025-07/non-food mobile ven	08/31/2025	41.40	100-01-52060	Publishing
	Idaho Mountain Express	082025	4	Invoice	Legal /Forgone Property Taxes	08/31/2025	89.70	100-01-52060	Publishing
	Idaho Mountain Express	082025	5	Invoice	Legal /Proposed Budget FY 25-26	08/31/2025	385.44	100-01-52060	Publishing
	South Valley Storage Company LL	083125	1	Invoice	September Rent - Unit #F-13	08/31/2025	63.00	100-01-52085	Storage
	Quill Corporation	45474185	1	Invoice	Cleaning supplies & non office supplies	08/25/2025	355.51	100-01-52090	Supplies
	Cox Business Services	20514502-9	1	Invoice	Telephone Chgs. - 9/5/25 - 10/4/25	09/05/2025	1,258.81	100-01-52100	Telephone
	Cintas	5288465011	1	Invoice	Supplies	08/25/2025	7.53	100-01-57000	Safety Equipment
	Total 100-01:						4,834.15		
<b>100-03</b>	Air St Lukes Membership	093025	2	Invoice	Membership Renewal - Comm. Dev.	07/11/2025	55.00	100-03-51080	Dues & Memberships
	Air St Lukes Membership	093025	9	Invoice	Membership - Carter Bullock	07/11/2025	55.00	100-03-51080	Dues & Memberships
	Copy & Print LLC	6931	1	Invoice	Labor Day booth poster	08/28/2025	35.94	100-03-52010	Office Supplies
	Idaho Lumber	41632	1	Invoice	Supplies to build comp plan board	08/26/2025	110.22	100-03-52010	Office Supplies
	Idaho Mountain Express	082025	2	Invoice	Legal /Ord. 2025-08/Amending Title 9	08/31/2025	43.24	100-03-52060	Publishing
	Idaho Mountain Express	082025	3	Invoice	Legal/Candidate Filing Deadline	08/31/2025	71.76	100-03-52060	Publishing
	Total 100-03:						371.16		
<b>100-04</b>	Clearwater Landscaping	7750-25	1	Invoice	Irrigation controller - ITD Berm	07/13/2025	220.00	100-04-51073	Contract Labor
	Clearwater Landscaping	9294	1	Invoice	Irrigation repair & labor - Memorial Park	09/03/2025	108.50	100-04-51073	Contract Labor
	Clearwater Landscaping	9294	2	Invoice	Round #1 Fert. - Memorial Park	09/03/2025	320.00	100-04-51073	Contract Labor
	Clearwater Landscaping	9295	1	Invoice	Irrigation repair & labor - O'Donnell Park	09/05/2025	207.85	100-04-51073	Contract Labor
	Clearwater Landscaping	9295	2	Invoice	Irrigation repair & labor - O'Donnell Park	09/05/2025	207.85	100-04-51073	Contract Labor
	Clearwater Landscaping	7750-25	2	Invoice	Solenoids, wire connectors - ITD Berm	07/13/2025	162.59	100-04-51073	Contract Labor
	Clearwater Landscaping	7750-25	3	Invoice	Labor/Irrigation repair - ITD Berm	07/13/2025	212.50	100-04-51073	Contract Labor
	Clearwater Landscaping	9295	4	Invoice	Donation - \$1,200.00 - O'Donnell Park -	09/05/2025	.00	100-04-51073	Contract Labor
	Ohio Gulch Transfer Station	00331720	1	Invoice	Tree limbs	08/06/2025	10.88	100-04-51160	Repairs & Maintenance (G)
	Total 100-04:						1,450.17		
<b>100-05</b>	Air St Lukes Membership	093025	3	Invoice	Membership Renewal - Fire Dept.	07/11/2025	55.00	100-05-51080	Dues & Memberships
	Valley Wide Cooperative	182277	1	Invoice	Fuel - Card #3816395	09/06/2025	42.18	100-05-51110	Fuel

	Name	Invoice	Seq	Type	Description	Invoice Date	Total Cost	GL Account	GL Account Description
<b>Total 100-05:</b>									
<b>100-07</b>	Air St Lukes Membership Jane's Artifacts	093025 065342	4 1	Invoice Invoice	Membership Renewal - Library Library supplies	07/11/2025 08/04/2025	55.00 55.13	100-07-51080 100-07-55010	Dues & Memberships Library Programs
							97.18		
<b>Total 100-07:</b>									
<b>100-08</b>	Air St Lukes Membership Air St Lukes Membership Christensen Inc. dba United Oil Christensen Inc. dba United Oil Christensen Inc. dba United Oil Les Schwab Napa Auto Parts Quill Corporation Quill Corporation LN Curtis & Sons LN Curtis & Sons Minert & Associates, Inc.	093025 093025 CL95227 CL95227 CL95227 11700956965 235805 45478031 45475875 INV988152 INV985730 343491	5 10 1 2 3 1 1 1 1 1 1 1	Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice	Membership Renewal - Marshal Membership - Emanuel Marin Fuel - Card #263953/Gaston Fuel - Card #263954/Shelamer Fuel - Card #263955/Thayer Tires/Marshals Dodge Durango /P21334 Oil & oil filters & air filters Duracell Batteries Duracell Batteries Uniforms - Pants Uniforms - Coat for Manny Pre employment drug test	07/11/2025 07/11/2025 08/31/2025 08/31/2025 08/31/2025 08/20/2025 09/10/2025 08/25/2025 08/25/2025 09/11/2025 09/04/2025 09/05/2025	165.00 55.00 259.95 262.88 220.51 1,361.28 426.60 97.84 42.72 179.76 126.86 84.00	100-08-51080 100-08-51080 100-08-51110 100-08-51110 100-08-51110 100-08-51110 100-08-51167 100-08-51167 100-08-52090 100-08-52090 100-08-52130 100-08-52130 100-08-57000	Dues & Memberships Dues & Memberships Fuel Fuel Fuel R & M - Autos R & M - Autos Supplies Supplies Uniforms & Clothing Uniforms & Clothing Safety Equipment
							3,282.40		
<b>Total 100-08:</b>									
<b>100-09</b>	Jon's Heating Inc	14506571	1	Invoice	Replaced capacitor outdoor unit/City Hall	08/27/2025	445.28	100-09-51160	Repairs & Maintenance (G)
							445.28		
<b>Total 100-09:</b>									
<b>100-10</b>	Air St Lukes Membership Christensen Inc. dba United Oil Christensen Inc. dba United Oil Valley Wide Cooperative Sawtooth Apparatus LLC Napa Auto Parts Napa Auto Parts Napa Auto Parts Valley Wide Cooperative L.L. Green's Hardware	093025 CL95228 CL95228 A02315 1026 235802 235807 235809 09171319 B482904	6 1 2 1 1 1 1 1 1 1	Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice Invoice	Membership Renewal - Streets Fuel - Card #263139/McGehee Diesel for Sweeper Fuel - Card #3816743 Fix seal on loader donated by City of S.V. Filters for all Pickup Tks. Motor oil - Tk. #83313-03 Headlights for Tk. #83313-03 Tools for tilt deck trailer Supplies to hang banner	07/11/2025 08/31/2025 08/31/2025 09/06/2025 09/15/2025 09/10/2025 09/10/2025 09/10/2025 09/09/2025 09/04/2025	165.00 84.66 116.08 231.42 2,225.00 186.08 63.48 85.77 32.98 44.48	100-10-51080 100-10-51110 100-10-51110 R & M - Equipment (non-au R & M - Autos R & M - Autos Small Tools & Equipment Supplies	
							19		

Report GL Period Summary

### Grand Totals:

- Vendor number hash:
- Vendor number hash - split:
- Total number of invoices:



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## Public Works Update – September 22, 2025

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### Water

#### Updates from September 8<sup>th</sup>:

**PFAS:** Received the sampling records from DEQ. Attached are the results from the two samples, DEQ letter of Non-Detect and my recent communication with Cassandra Lemmons with DEQ.

**Existing Conditions Map:** It is in development. Once Merrick receives all the survey data and available easement information they will compile the existing conditions map.



STATE OF IDAHO  
DEPARTMENT OF  
ENVIRONMENTAL QUALITY

650 Addison Avenue West, Suite 110, Twin Falls, Idaho 83301  
(208) 736-2190

Brad Little, Governor  
Jess Byrne, Director

November 16, 2021

By email: [nburns@bellevueidaho.us](mailto:nburns@bellevueidaho.us)

Ned Burns  
Mayor of Bellevue  
PO Box 825  
Bellevue, ID 83313

Subject: PFAS Follow up Sampling Results from Chestnut and Chantrell Wells - ID5070004

Dear Mayor Burns:

Thank you for working with the Idaho Department of Environmental Quality (DEQ) to investigate the presence of perfluoroalkyl and polyfluoroalkyl substances (PFAS) in Idaho.

Our office received the results from this sampling event, which are enclosed with this letter. Although the US Environmental Protection Agency has not established a National Primary Drinking Water Regulation for PFAS contaminants, they have established a lifetime health advisory for two of the contaminants, Perfluorooctanoic Acid (PFOA) and Perfluorooctane Sulfonate (PFOS), at a combined 70 parts per trillion (ppt).

Results for PFOS, PFOA and all other PFAS compounds tested showed non-detectable results. This means your water either does not contain any of these PFAS contaminants at this time, or the contaminants were below the minimum level capable of being detected by the laboratory equipment.

To learn more about PFAS in drinking water please visit <https://www.deq.idaho.gov/water-quality/drinking-water/pfas-in-idaho/>. If you have any questions, or would like to discuss further actions, please contact me at 208-737-3871 or via email at [cassandra.lemmons@deq.idaho.gov](mailto:cassandra.lemmons@deq.idaho.gov).

Sincerely,

Cassandra Lemmons, MBA, REHS  
Drinking Water Compliance Analyst

CDL:sg

Enclosure

c: Jed Kloer, DO [jedkloer@me.com](mailto:jedkloer@me.com)  
Dusty Lindt, OP [klindt@bellevueidaho.us](mailto:klindt@bellevueidaho.us)



STATE OF IDAHO

DEPARTMENT OF  
ENVIRONMENTAL QUALITY

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650 Addison Avenue West, Suite 110, Twin Falls, Idaho 83301  
(208) 736-2190Brad Little, Governor  
Jess Byrne, Director

September 8, 2021

By email: [jedkloer@me.com](mailto:jedkloer@me.com)

Jed P. Kloer  
PO Box 825  
Bellevue, ID 83313

Subject: City of Bellevue PFAS Sampling Results from Springs 1,2 &3; Upper/Lower Springs;  
Chestnut and Chantrell Wells - Detection of PFAS Contaminants – PWS ID5070004

Dear Mr. Kloer:

Thank you for working with the Idaho Department of Environmental Quality (DEQ) to investigate the presence of perfluoroalkyl and polyfluoroalkyl substances (PFAS) in Idaho.

Our office has received the results from this sampling event, which are enclosed with this letter. Although the US Environmental Protection Agency (EPA) has not established a National Primary Drinking Water Regulation for PFAS contaminants, they have established a lifetime health advisory for two of the contaminants, Perfluorooctanoic Acid (PFOA) and Perfluorooctane Sulfonate (PFOS), at a combined 70 parts per trillion (ppt). EPA also announced their intent to regulate these contaminants.

Results from both the Springs 1, 2, &3 and Upper/Lower springs for PFOS, PFOA and all other PFAS compounds tested showed non-detectable results. This means your water either does not contain any of these PFAS contaminants at this time, or the contaminants were below the minimum level capable of being detected by the laboratory equipment.

Results from Chestnut Well included detection of PFPeA at 1.16 parts per trillion (ppt), and the Chantrell well included detections of PFBA, PFHxA, PFPeA combined at 7.86 ppt. There is currently no health advisory level for these listed contaminants. The PFOA and PFOS were not detected at the level capable by the laboratory equipment.

Additional information, including health effects, treatment and frequently asked questions can be found on the DEQ website at <https://www.deq.idaho.gov/water-quality/drinking-water/pfas-in-idaho/>

No action is required from your system since these are unregulated contaminants without an established maximum contaminant level. However, if you wish to pursue options to lower these concentrations, or provide notification to consumers please reach out to me directly.

Jed P. Kloer  
September 8, 2021  
Page 2 of 2

DEQ strongly recommends that you track pending PFAS drinking water regulations through EPA at <https://www.epa.gov/pfas/pfas-laws-and-regulations> and assess the impacts and actions that may need to be taken for your system based on the concentration of contaminants identified within this letter and the enclosed sample results.

If you have any questions, or would like to discuss any actions you wish to take please contact me at 208-737-3871 or [Cassandra.lemmons@deq.idaho.gov](mailto:Cassandra.lemmons@deq.idaho.gov).

Sincerely,



Cassandra Lemmons, MBA, REHS  
Drinking Water Compliance Officer

CDL:ss

Enclosure (1)

c: Dusty Lindt, Operator; [klindt@bellevueidaho.us](mailto:klindt@bellevueidaho.us)  
Honorable Ned Burns, Mayor, City of Bellevue; [nburns@bellevueidaho.us](mailto:nburns@bellevueidaho.us)

# Anatek Labs, Inc.

1282 Alturas Drive - Moscow, ID 83843 - (208) 883-2839 - Fax (208) 8829246 - email moscow@anateklabs.com  
 504 E Sprague Ste. D - Spokane, WA 99202 - (509) 838-3999 - fax (509) 838-4433 - email spokane@anateklabs.com

**Client:** IDEQ - Twin Falls **Work Order:** MBH0170  
**Address:** 650 Addison Avenue West, Suite 110 **Project:** Bellevue/TF Test Well  
 Twin Falls, ID 83301 **Reported:** 9/7/2021 13:36  
**Attn:** Cassandra Lemmons

## Analytical Results Report

**Sample Location:** Bellevue Upper Spr  
**Lab/Sample Number:** MBH0170-01 **Collect Date:** 07/29/21 09:45  
**Date Received:** 08/04/21 10:34 **Collected By:** Cassandra Lemmons  
**Matrix:** Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF3OUdS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
9CI-PF3ONS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/13/21 5:55	MER	EPA 533	U

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Upper Spr  
Lab/Sample Number: MBH0170-01 Collect Date: 07/29/21 09:45  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	120%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	140%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	114%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C2-PFDa IDA	55.0%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C3-HFPO-DA IDA	111%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	112%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	117%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	115%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C4-PFHpA IDA	114%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	106%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	109%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	102%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C7-PFUuA IDA	92.2%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	112%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	110%	50-200	8/13/21 5:55	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	114%	50-200	8/13/21 5:55	MER	EPA 533	

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## Analytical Results Report (Continued)

Sample Location: Bellevue SPR 1, 2, & 3  
Lab/Sample Number: MBH0170-02 Collect Date: 07/29/21 09:25  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF30UDs	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
9CI-PF30ONS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/13/21 6:21	MER	EPA 533	U

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## Analytical Results Report

(Continued)

Sample Location: Bellevue SPR 1, 2, & 3

Lab/Sample Number: MBH0170-02 Collect Date: 07/29/21 09:25

Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons

Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	111%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	126%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	108%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C2-PFD <sub>o</sub> A IDA	68.4%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C3-HFP <sub>o</sub> O-DA IDA	91.6%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	109%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C3-PFH <sub>x</sub> S IDA	112%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	110%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C4-PFH <sub>p</sub> A IDA	110%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C5-PFH <sub>x</sub> A IDA	95.4%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	106%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	87.6%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C7-PFU <sub>n</sub> A IDA	90.6%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	104%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	110%	50-200	8/13/21 6:21	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	96.8%	50-200	8/13/21 6:21	MER	EPA 533	

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell  
 Lab/Sample Number: MBH0170-03 Collect Date: 07/29/21 10:30  
 Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
 Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF30UDs	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
9CI-PF30ONS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFBA	0.00111	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	J
PFBS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFHxA	0.00237	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	
PFHxS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFPeA	0.00439	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	
PFPeS	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/13/21 6:46	MER	EPA 533	U

# Anatek Labs, Inc.<sup>3</sup>

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell  
Lab/Sample Number: MBH0170-03 Collect Date: 07/29/21 10:30  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	106%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	114%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	106%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	98.2%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C3-HFPO-DA IDA	102%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	104%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	111%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	116%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C4-PFHpA IDA	113%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	105%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	109%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	107%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C7-PFUuA IDA	104%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	112%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	114%	50-200	8/13/21 6:46	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	124%	50-200	8/13/21 6:46	MER	EPA 533	

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut  
Lab/Sample Number: MBH0170-04 Collect Date: 07/29/21 10:15  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF30UDs	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
9CI-PF30ONS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFPeA	0.00116	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	J
PFPeS	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/13/21 7:12	MER	EPA 533	U

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut  
Lab/Sample Number: MBH0170-04 Collect Date: 07/29/21 10:15  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	104%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	113%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	99.5%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	86.4%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C3-HFPO-DA IDA	116%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	104%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	107%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	113%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C4-PFHpA IDA	116%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	114%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	107%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	108%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C7-PFUuA IDA	93.2%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	114%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	107%	50-200	8/13/21 7:12	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	118%	50-200	8/13/21 7:12	MER	EPA 533	

# Anatek Labs, Inc.<sup>33</sup>

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell Field Blank  
Lab/Sample Number: MBH0170-06 Collect Date: 07/29/21 10:30  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF30UDs	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
9CI-PF30ONS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFHpa	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/27/21 22:45	MER	EPA 533	U

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell Field Blank  
Lab/Sample Number: MBH0170-06 Collect Date: 07/29/21 10:30  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	105%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	104%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	99.5%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	93.0%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C3-HFPPO-DA IDA	99.4%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	101%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	92.2%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	95.8%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C4-PFHpA IDA	100%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	101%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	98.0%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	99.4%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C7-PFUhA IDA	84.0%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	97.0%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	95.4%	50-200	8/27/21 22:45	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	88.6%	50-200	8/27/21 22:45	MER	EPA 533	

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut Field Blank  
Lab/Sample Number: MBH0170-07 Collect Date: 07/29/21 10:15  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF3OUds	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
9CI-PF3ONS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	8/27/21 23:10	MER	EPA 533	U

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut Field Blank  
Lab/Sample Number: MBH0170-07 Collect Date: 07/29/21 10:15  
Date Received: 08/04/21 10:34 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS JDA	102%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	105%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	97.0%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	80.0%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C3-HFPPO-DA IDA	89.0%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	98.0%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	93.6%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	93.0%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C4-PFHpa IDA	92.6%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	90.8%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	95.8%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	90.4%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C7-PFLnA IDA	86.2%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	100%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C8-PFQS IDA	92.6%	50-200	8/27/21 23:10	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	83.8%	50-200	8/27/21 23:10	MER	EPA 533	

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## Quality Control Data

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0355 - PFC 533</b>										
<b>Blank (BBH0355-BLK1)</b>										
11CI-PF3OUdS	ND	U	0.00200	ug/L						
9CI-PF3ONS	ND	U	0.00200	ug/L						
ADONA	ND	U	0.00200	ug/L						
HFPO-DA	ND	U	0.00200	ug/L						
NFDHA	ND	U	0.00200	ug/L						
PFBA	ND	U	0.00200	ug/L						
PFBS	ND	U	0.00200	ug/L						
8:2FTS	ND	U	0.00200	ug/L						
PFDA	ND	U	0.00200	ug/L						
PFDoA	ND	U	0.00200	ug/L						
PFEESA	ND	U	0.00200	ug/L						
PFHpS	ND	U	0.00200	ug/L						
PFHpA	ND	U	0.00200	ug/L						
4:2FTS	ND	U	0.00200	ug/L						
PFHxS	ND	U	0.00200	ug/L						
PFHxA	ND	U	0.00200	ug/L						
PFMPA	ND	U	0.00200	ug/L						
PFMBA	ND	U	0.00200	ug/L						
PFNA	ND	U	0.00200	ug/L						
6:2FTS	ND	U	0.00200	ug/L						
PFOS	ND	U	0.00200	ug/L						
PFOA	ND	U	0.00200	ug/L						
PFPeA	ND	U	0.00200	ug/L						
PFPeS	ND	U	0.00200	ug/L						
PFUnA	ND	U	0.00200	ug/L						
Surrogate: 13C4-PFBA IDA			0.0153	ug/L	0.0200		76.4	50-200		
Surrogate: 13C5-PFPeA IDA			0.0148	ug/L	0.0200		74.2	50-200		
Surrogate: 13C3-PFBS IDA			0.0149	ug/L	0.0200		74.4	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0672	ug/L	0.0800		84.0	50-200		
Surrogate: 13C5-PFHxA IDA			0.0146	ug/L	0.0200		73.2	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0151	ug/L	0.0200		75.4	50-200		
Surrogate: 13C4-PFHxA IDA			0.0155	ug/L	0.0200		77.6	50-200		
Surrogate: 13C3-PFHxS IDA			0.0146	ug/L	0.0200		73.0	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0692	ug/L	0.0800		86.5	50-200		
Surrogate: 13C8-PFOA IDA			0.0160	ug/L	0.0200		79.8	50-200		
Surrogate: 13C9-PFNA IDA			0.0164	ug/L	0.0200		82.0	50-200		
Surrogate: 13C8-PFOS IDA			0.0157	ug/L	0.0200		78.6	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0644	ug/L	0.0800		80.5	50-200		
Surrogate: 13C6-PFDA IDA			0.0156	ug/L	0.0200		78.2	50-200		
Surrogate: 13C7-PFUnA IDA			0.0153	ug/L	0.0200		76.4	50-200		
Surrogate: 13C2-PFDoA IDA			0.0150	ug/L	0.0200		75.0	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0355 - PFC 533 (Continued)</b>										
<b>LCS (BBH0355-BS1)</b>										
						Prepared: 8/11/2021 Analyzed: 8/12/2021				
11CI-PF30UDS	0.00888		0.00200	ug/L	0.00944	94.1	50-150			
9CI-PF3ONS	0.00920		0.00200	ug/L	0.00934	98.5	50-150			
ADONA	0.0103		0.00200	ug/L	0.00944	109	50-150			
HFPO-DA	0.0108		0.00200	ug/L	0.0100	108	50-150			
NFDHA	0.0102		0.00200	ug/L	0.0100	102	50-150			
PFBA	0.0109		0.00200	ug/L	0.0100	109	50-150			
PFBS	0.00964		0.00200	ug/L	0.00888	109	50-150			
8:2FTS	0.0108		0.00200	ug/L	0.00960	112	50-150			
PFDA	0.0104		0.00200	ug/L	0.0100	104	50-150			
PFDoA	0.0106		0.00200	ug/L	0.0100	106	50-150			
PFEESA	0.00928		0.00200	ug/L	0.00892	104	50-150			
PFHpS	0.00992		0.00200	ug/L	0.00954	104	50-150			
PFHpA	0.0107		0.00200	ug/L	0.0100	107	50-150			
4:2FTS	0.0101		0.00200	ug/L	0.00938	107	50-150			
PFHxS	0.00936		0.00200	ug/L	0.00912	103	50-150			
PFHxA	0.0104		0.00200	ug/L	0.0100	104	50-150			
PFMPA	0.0107		0.00200	ug/L	0.0100	107	50-150			
PFMBA	0.0101		0.00200	ug/L	0.0100	101	50-150			
PFNA	0.0111		0.00200	ug/L	0.0100	111	50-150			
6:2FTS	0.0104		0.00200	ug/L	0.00952	110	50-150			
PFOS	0.00976		0.00200	ug/L	0.00928	105	50-150			
PFOA	0.0126		0.00200	ug/L	0.0100	126	50-150			
PFPeA	0.0106		0.00200	ug/L	0.0100	106	50-150			
PFPeS	0.00996		0.00200	ug/L	0.00940	106	50-150			
PFUnA	0.0114		0.00200	ug/L	0.0100	114	50-150			
Surrogate: 13C4-PFBA IDA			0.0149	ug/L	0.0200	74.4	50-200			
Surrogate: 13C5-PFPeA IDA			0.0148	ug/L	0.0200	73.8	50-200			
Surrogate: 13C3-PFBS IDA			0.0139	ug/L	0.0200	69.6	50-200			
Surrogate: 13C2-4:2FTS IDA			0.0652	ug/L	0.0800	81.5	50-200			
Surrogate: 13C5-PFHxA IDA			0.0147	ug/L	0.0200	73.4	50-200			
Surrogate: 13C3-HFPO-DA IDA			0.0145	ug/L	0.0200	72.4	50-200			
Surrogate: 13C4-PFHxA IDA			0.0150	ug/L	0.0200	75.0	50-200			
Surrogate: 13C3-PFHxS IDA			0.0150	ug/L	0.0200	75.0	50-200			
Surrogate: 13C2-6:2FTS IDA			0.0676	ug/L	0.0800	84.5	50-200			
Surrogate: 13C8-PFOA IDA			0.0134	ug/L	0.0200	67.2	50-200			
Surrogate: 13C9-PFNA IDA			0.0151	ug/L	0.0200	75.4	50-200			
Surrogate: 13C8-PFOS IDA			0.0149	ug/L	0.0200	74.4	50-200			
Surrogate: 13C2-8:2FTS IDA			0.0616	ug/L	0.0800	77.0	50-200			
Surrogate: 13C6-PFDA IDA			0.0136	ug/L	0.0200	67.8	50-200			
Surrogate: 13C7-PFUnA IDA			0.0141	ug/L	0.0200	70.4	50-200			
Surrogate: 13C2-PFDoA IDA			0.0130	ug/L	0.0200	64.8	50-200			

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0355 - PFC 533 (Continued)</b>										
<b>Matrix Spike (BBH0355-MS1)</b>										
<b>Source: MBH0155-01</b>										
Prepared: 8/11/2021 Analyzed: 8/13/2021										
11CI-PF30Uds	0.00921		0.00200	ug/L	0.00902	ND	102	70-130		
9CI-PF3ONS	0.00906		0.00200	ug/L	0.00892	ND	101	70-130		
ADONA	0.00997		0.00200	ug/L	0.00902	ND	111	70-130		
HFPO-DA	0.00997		0.00200	ug/L	0.00955	ND	104	70-130		
NFDHA	0.00841		0.00200	ug/L	0.00955	ND	88.0	70-130		
PFBA	0.00990		0.00200	ug/L	0.00955	ND	104	70-130		
PFBS	0.00955		0.00200	ug/L	0.00848	0.000562	106	70-130		
8:2FTS	0.0101		0.00200	ug/L	0.00917	ND	110	70-130		
PFDA	0.00982		0.00200	ug/L	0.00955	ND	103	70-130		
PFDoA	0.00990		0.00200	ug/L	0.00955	ND	104	70-130		
PFEESA	0.00909		0.00200	ug/L	0.00852	ND	107	70-130		
PFHpS	0.00887		0.00200	ug/L	0.00911	ND	97.3	70-130		
PFHpA	0.0105		0.00200	ug/L	0.00955	ND	110	70-130		
4:2FTS	0.00959		0.00200	ug/L	0.00896	ND	107	70-130		
PFHxS	0.00906		0.00200	ug/L	0.00871	ND	104	70-130		
PFHxA	0.0100		0.00200	ug/L	0.00955	ND	105	70-130		
PFMPA	0.0100		0.00200	ug/L	0.00955	ND	105	70-130		
PFMBA	0.00906		0.00200	ug/L	0.00955	ND	94.8	70-130		
PFNA	0.0102		0.00200	ug/L	0.00955	ND	107	70-130		
6:2FTS	0.00967		0.00200	ug/L	0.00909	ND	106	70-130		
PFOS	0.00925		0.00200	ug/L	0.00887	ND	104	70-130		
PFOA	0.0105		0.00200	ug/L	0.00955	ND	110	70-130		
PFPeA	0.00994		0.00200	ug/L	0.00955	ND	104	70-130		
PFPeS	0.00936		0.00200	ug/L	0.00898	ND	104	70-130		
PFUnA	0.0109		0.00200	ug/L	0.00955	ND	114	70-130		
Surrogate: 13C4-PFBA IDA			0.0137	ug/L	0.0191		71.6	50-200		
Surrogate: 13C5-PFPeA IDA			0.0135	ug/L	0.0191		70.6	50-200		
Surrogate: 13C3-PFBS IDA			0.0135	ug/L	0.0191		70.8	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0566	ug/L	0.0764		74.0	50-200		
Surrogate: 13C5-PFHxA IDA			0.0120	ug/L	0.0191		63.0	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0131	ug/L	0.0191		68.6	50-200		
Surrogate: 13C4-PFHxA IDA			0.0125	ug/L	0.0191		65.4	50-200		
Surrogate: 13C3-PFHxS IDA			0.0144	ug/L	0.0191		75.2	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0653	ug/L	0.0764		85.5	50-200		
Surrogate: 13C8-PFOA IDA			0.0134	ug/L	0.0191		70.0	50-200		
Surrogate: 13C9-PFNA IDA			0.0131	ug/L	0.0191		68.6	50-200		
Surrogate: 13C8-PFOS IDA			0.0143	ug/L	0.0191		75.0	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0592	ug/L	0.0764		77.5	50-200		
Surrogate: 13C6-PFDA IDA			0.0128	ug/L	0.0191		67.2	50-200		
Surrogate: 13C7-PFUnA IDA			0.0135	ug/L	0.0191		70.8	50-200		
Surrogate: 13C2-PFDoA IDA			0.0131	ug/L	0.0191		68.8	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0355 - PFC 533 (Continued)</b>										
<b>Matrix Spike (BBH0355-MS2)</b>										
<b>Source: MBH0170-01</b>										
Prepared: 8/11/2021 Analyzed: 8/13/2021										
11CI-PF3OUdS	0.00765		0.00200	ug/L	0.00864	ND	88.6	70-130		
9CI-PF3ONS	0.00812		0.00200	ug/L	0.00854	ND	95.1	70-130		
ADONA	0.00882		0.00200	ug/L	0.00864	ND	102	70-130		
HFPO-DA	0.00955		0.00200	ug/L	0.00915	ND	104	70-130		
NFDHA	0.00809		0.00200	ug/L	0.00915	ND	88.4	70-130		
PFBA	0.00937		0.00200	ug/L	0.00915	ND	102	70-130		
PFBS	0.00823		0.00200	ug/L	0.00812	ND	101	70-130		
8:2FTS	0.00900		0.00200	ug/L	0.00878	ND	102	70-130		
PFDA	0.00812		0.00200	ug/L	0.00915	ND	88.8	70-130		
PFDoA	0.00981		0.00200	ug/L	0.00915	ND	107	70-130		
PFEESA	0.00856		0.00200	ug/L	0.00816	ND	105	70-130		
PFHpS	0.00911		0.00200	ug/L	0.00873	ND	104	70-130		
PFHpA	0.00915		0.00200	ug/L	0.00915	ND	100	70-130		
4:2FTS	0.00918		0.00200	ug/L	0.00858	ND	107	70-130		
PFHxS	0.00853		0.00200	ug/L	0.00834	ND	102	70-130		
PFHxA	0.00944		0.00200	ug/L	0.00915	ND	103	70-130		
PFMPA	0.00951		0.00200	ug/L	0.00915	ND	104	70-130		
PFMBA	0.00867		0.00200	ug/L	0.00915	ND	94.8	70-130		
PFNA	0.0101		0.00200	ug/L	0.00915	ND	111	70-130		
6:2FTS	0.00944		0.00200	ug/L	0.00871	ND	108	70-130		
PFOS	0.00889		0.00200	ug/L	0.00849	ND	105	70-130		
PFOA	0.0107		0.00200	ug/L	0.00915	ND	117	70-130		
PFPeA	0.00966		0.00200	ug/L	0.00915	ND	106	70-130		
PFPeS	0.00849		0.00200	ug/L	0.00860	ND	98.7	70-130		
PFUnA	0.00992		0.00200	ug/L	0.00915	ND	108	70-130		
Surrogate: 13C4-PFBA IDA			0.0218	ug/L	0.0183		119	50-200		
Surrogate: 13C5-PFPeA IDA			0.0209	ug/L	0.0183		114	50-200		
Surrogate: 13C3-PFBS IDA			0.0199	ug/L	0.0183		109	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0860	ug/L	0.0732		118	50-200		
Surrogate: 13C5-PFHxA IDA			0.0209	ug/L	0.0183		114	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0210	ug/L	0.0183		115	50-200		
Surrogate: 13C4-PFHxA IDA			0.0228	ug/L	0.0183		124	50-200		
Surrogate: 13C3-PFHxS IDA			0.0208	ug/L	0.0183		114	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0977	ug/L	0.0732		134	50-200		
Surrogate: 13C8-PFOA IDA			0.0215	ug/L	0.0183		117	50-200		
Surrogate: 13C9-PFNA IDA			0.0228	ug/L	0.0183		124	50-200		
Surrogate: 13C8-PFOS IDA			0.0207	ug/L	0.0183		113	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0874	ug/L	0.0732		120	50-200		
Surrogate: 13C6-PFDA IDA			0.0225	ug/L	0.0183		123	50-200		
Surrogate: 13C7-PFUnA IDA			0.0209	ug/L	0.0183		114	50-200		
Surrogate: 13C2-PFDoA IDA			0.0173	ug/L	0.0183		94.8	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533</b>										
<b>Blank (BBH0842-BLK1)</b>										
11CI-PF3OUdS	ND	U	0.00200	ug/L						
9CI-PF3ONS	ND	U	0.00200	ug/L						
ADONA	ND	U	0.00200	ug/L						
HFPO-DA	ND	U	0.00200	ug/L						
NFDHA	ND	U	0.00200	ug/L						
PFBA	ND	U	0.00200	ug/L						
PFBS	ND	U	0.00200	ug/L						
8:2FTS	ND	U	0.00200	ug/L						
PFDA	ND	U	0.00200	ug/L						
PFDoA	ND	U	0.00200	ug/L						
PFEESA	ND	U	0.00200	ug/L						
PFHpS	ND	U	0.00200	ug/L						
PFHpA	ND	U	0.00200	ug/L						
4:2FTS	ND	U	0.00200	ug/L						
PFHxS	ND	U	0.00200	ug/L						
PFHxA	ND	U	0.00200	ug/L						
PFMPA	ND	U	0.00200	ug/L						
PFMBA	ND	U	0.00200	ug/L						
PFNA	ND	U	0.00200	ug/L						
6:2FTS	ND	U	0.00200	ug/L						
PFOS	ND	U	0.00200	ug/L						
PFOA	ND	U	0.00200	ug/L						
PFPeA	ND	U	0.00200	ug/L						
PFPeS	ND	U	0.00200	ug/L						
PFUnA	ND	U	0.00200	ug/L						
<i>Surrogate: 13C4-PFBA IDA</i>			0.0194	ug/L	0.0200		96.8	50-200		
<i>Surrogate: 13C5-PFPeA IDA</i>			0.0192	ug/L	0.0200		96.0	50-200		
<i>Surrogate: 13C3-PFBS IDA</i>			0.0204	ug/L	0.0200		102	50-200		
<i>Surrogate: 13C2-4:2FTS IDA</i>			0.0820	ug/L	0.0800		102	50-200		
<i>Surrogate: 13C5-PFHxA IDA</i>			0.0198	ug/L	0.0200		99.0	50-200		
<i>Surrogate: 13C3-HFPO-DA IDA</i>			0.0194	ug/L	0.0200		97.0	50-200		
<i>Surrogate: 13C4-PFHxA IDA</i>			0.0200	ug/L	0.0200		100	50-200		
<i>Surrogate: 13C3-PFHxS IDA</i>			0.0198	ug/L	0.0200		99.2	50-200		
<i>Surrogate: 13C2-6:2FTS IDA</i>			0.0848	ug/L	0.0800		106	50-200		
<i>Surrogate: 13C8-PFOA IDA</i>			0.0176	ug/L	0.0200		88.0	50-200		
<i>Surrogate: 13C9-PFNA IDA</i>			0.0174	ug/L	0.0200		86.8	50-200		
<i>Surrogate: 13C8-PFOS IDA</i>			0.0203	ug/L	0.0200		102	50-200		
<i>Surrogate: 13C2-8:2FTS IDA</i>			0.0796	ug/L	0.0800		99.5	50-200		
<i>Surrogate: 13C6-PFDA IDA</i>			0.0187	ug/L	0.0200		93.6	50-200		
<i>Surrogate: 13C7-PFUnA IDA</i>			0.0195	ug/L	0.0200		97.4	50-200		
<i>Surrogate: 13C2-PFDoA IDA</i>			0.0182	ug/L	0.0200		91.2	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>Blank (BBH0842-BLK2)</b>										
						Prepared: 8/25/2021 Analyzed: 8/28/2021				
11CI-PF3OuDS	ND	U	0.00200	ug/L						
9CI-PF3ONS	ND	U	0.00200	ug/L						
ADONA	ND	U	0.00200	ug/L						
HFPO-DA	ND	U	0.00200	ug/L						
NFDHA	ND	U	0.00200	ug/L						
PFBA	ND	U	0.00200	ug/L						
PFBS	ND	U	0.00200	ug/L						
8:2FTS	ND	U	0.00200	ug/L						
PFDA	ND	U	0.00200	ug/L						
PFDoA	ND	U	0.00200	ug/L						
PFEESA	ND	U	0.00200	ug/L						
PFHpS	ND	U	0.00200	ug/L						
PFHpA	ND	U	0.00200	ug/L						
4:2FTS	ND	U	0.00200	ug/L						
PFHxS	ND	U	0.00200	ug/L						
PFHxA	ND	U	0.00200	ug/L						
PFMPA	ND	U	0.00200	ug/L						
PFMBA	ND	U	0.00200	ug/L						
PFNA	ND	U	0.00200	ug/L						
6:2FTS	ND	U	0.00200	ug/L						
PFOS	ND	U	0.00200	ug/L						
PFOA	ND	U	0.00200	ug/L						
PFPeA	ND	U	0.00200	ug/L						
PPPeS	ND	U	0.00200	ug/L						
PFUnA	ND	U	0.00200	ug/L						
Surrogate: 13C4-PFBA IDA			0.0197	ug/L	0.0200		98.4	50-200		
Surrogate: 13C5-PFPeA IDA			0.0198	ug/L	0.0200		99.0	50-200		
Surrogate: 13C3-PFBS IDA			0.0207	ug/L	0.0200		104	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0880	ug/L	0.0800		110	50-200		
Surrogate: 13C5-PFHxA IDA			0.0195	ug/L	0.0200		97.6	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0189	ug/L	0.0200		94.4	50-200		
Surrogate: 13C4-PFHpA IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C3-PFHxS IDA			0.0200	ug/L	0.0200		100	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0880	ug/L	0.0800		110	50-200		
Surrogate: 13C8-PFOA IDA			0.0200	ug/L	0.0200		99.8	50-200		
Surrogate: 13C9-PFNA IDA			0.0207	ug/L	0.0200		103	50-200		
Surrogate: 13C8-PFOS IDA			0.0205	ug/L	0.0200		102	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0804	ug/L	0.0800		100	50-200		
Surrogate: 13C6-PFDA IDA			0.0195	ug/L	0.0200		97.6	50-200		
Surrogate: 13C7-PFUnA IDA			0.0192	ug/L	0.0200		96.2	50-200		
Surrogate: 13C2-PFDoA IDA			0.0202	ug/L	0.0200		101	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>LCS (BBH0842-BS1)</b>										
11CI-PF3OuS	0.00968		0.00200	ug/L	0.00944		103	50-150		
9CI-PF3ONS	0.00944		0.00200	ug/L	0.00934		101	50-150		
ADONA	0.0107		0.00200	ug/L	0.00944		114	50-150		
HFPO-DA	0.0106		0.00200	ug/L	0.0100		106	50-150		
NFDHA	0.0109		0.00200	ug/L	0.0100		109	50-150		
PFBA	0.0109		0.00200	ug/L	0.0100		109	50-150		
PFBS	0.00928		0.00200	ug/L	0.00888		105	50-150		
8:2FTS	0.00988		0.00200	ug/L	0.00960		103	50-150		
PFDA	0.00948		0.00200	ug/L	0.0100		94.8	50-150		
PFDoA	0.0106		0.00200	ug/L	0.0100		106	50-150		
PFEESA	0.00924		0.00200	ug/L	0.00892		104	50-150		
PFHpS	0.00964		0.00200	ug/L	0.00954		101	50-150		
PFHpA	0.0104		0.00200	ug/L	0.0100		104	50-150		
4:2FTS	0.00968		0.00200	ug/L	0.00938		103	50-150		
PFHxS	0.00848		0.00200	ug/L	0.00912		93.0	50-150		
PFHxA	0.0111		0.00200	ug/L	0.0100		111	50-150		
PFMPA	0.0104		0.00200	ug/L	0.0100		104	50-150		
PFMBA	0.00980		0.00200	ug/L	0.0100		98.0	50-150		
PFNA	0.0114		0.00200	ug/L	0.0100		114	50-150		
6:2FTS	0.0104		0.00200	ug/L	0.00952		109	50-150		
PFOS	0.0104		0.00200	ug/L	0.00928		112	50-150		
PFOA	0.0110		0.00200	ug/L	0.0100		110	50-150		
PFPeA	0.0102		0.00200	ug/L	0.0100		102	50-150		
PPeS	0.00964		0.00200	ug/L	0.00940		103	50-150		
PFUnA	0.0105		0.00200	ug/L	0.0100		105	50-150		
Surrogate: 13C4-PFBA IDA			0.0202	ug/L	0.0200		101	50-200		
Surrogate: 13C5-PFPeA IDA			0.0202	ug/L	0.0200		101	50-200		
Surrogate: 13C3-PFBS IDA			0.0207	ug/L	0.0200		103	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0860	ug/L	0.0800		108	50-200		
Surrogate: 13C5-PFHxA IDA			0.0200	ug/L	0.0200		100	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0196	ug/L	0.0200		98.2	50-200		
Surrogate: 13C4-PFHxA IDA			0.0206	ug/L	0.0200		103	50-200		
Surrogate: 13C3-PFHxS IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0868	ug/L	0.0800		108	50-200		
Surrogate: 13C8-PFOA IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C9-PFNA IDA			0.0196	ug/L	0.0200		97.8	50-200		
Surrogate: 13C8-PFOS IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0784	ug/L	0.0800		98.0	50-200		
Surrogate: 13C6-PFDA IDA			0.0201	ug/L	0.0200		101	50-200		
Surrogate: 13C7-PFUnA IDA			0.0192	ug/L	0.0200		96.0	50-200		
Surrogate: 13C2-PFDoA IDA			0.0188	ug/L	0.0200		94.0	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>LCS (BBH0842-BS2)</b>										
11CI-PF3OuDs	0.00996		0.00200	ug/L	0.00944		106	50-150		
9CI-PF3ONS	0.00944		0.00200	ug/L	0.00934		101	50-150		
ADONA	0.0107		0.00200	ug/L	0.00944		113	50-150		
HFPO-DA	0.0112		0.00200	ug/L	0.0100		112	50-150		
NFDHA	0.0115		0.00200	ug/L	0.0100		115	50-150		
PFBA	0.0110		0.00200	ug/L	0.0100		110	50-150		
PFBS	0.00884		0.00200	ug/L	0.00888		99.5	50-150		
8:2FTS	0.00952		0.00200	ug/L	0.00960		99.2	50-150		
PFDA	0.00908		0.00200	ug/L	0.0100		90.8	50-150		
PFDoA	0.0106		0.00200	ug/L	0.0100		106	50-150		
PFEESA	0.00892		0.00200	ug/L	0.00892		100	50-150		
PFHpS	0.00928		0.00200	ug/L	0.00954		97.3	50-150		
PFHpA	0.0100		0.00200	ug/L	0.0100		100	50-150		
4:2FTS	0.00960		0.00200	ug/L	0.00938		102	50-150		
PFHxS	0.00696		0.00200	ug/L	0.00912		76.3	50-150		
PFHxA	0.0107		0.00200	ug/L	0.0100		107	50-150		
PFMPA	0.0108		0.00200	ug/L	0.0100		108	50-150		
PFMBA	0.0102		0.00200	ug/L	0.0100		102	50-150		
PFNA	0.0108		0.00200	ug/L	0.0100		108	50-150		
6:2FTS	0.0101		0.00200	ug/L	0.00952		106	50-150		
PFOS	0.0104		0.00200	ug/L	0.00928		112	50-150		
PFOA	0.0108		0.00200	ug/L	0.0100		108	50-150		
PFPeA	0.0101		0.00200	ug/L	0.0100		101	50-150		
PFPeS	0.00956		0.00200	ug/L	0.00940		102	50-150		
PFUnA	0.00940		0.00200	ug/L	0.0100		94.0	50-150		
Surrogate: 13C4-PFBA IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C5-PFPeA IDA			0.0201	ug/L	0.0200		101	50-200		
Surrogate: 13C3-PFBS IDA			0.0219	ug/L	0.0200		110	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0912	ug/L	0.0800		114	50-200		
Surrogate: 13C5-PFHpA IDA			0.0198	ug/L	0.0200		99.0	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0194	ug/L	0.0200		97.0	50-200		
Surrogate: 13C4-PFHpA IDA			0.0212	ug/L	0.0200		106	50-200		
Surrogate: 13C3-PFHpS IDA			0.0214	ug/L	0.0200		107	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0940	ug/L	0.0800		118	50-200		
Surrogate: 13C8-PFOA IDA			0.0205	ug/L	0.0200		102	50-200		
Surrogate: 13C9-PFNA IDA			0.0184	ug/L	0.0200		92.0	50-200		
Surrogate: 13C8-PFOS IDA			0.0208	ug/L	0.0200		104	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0892	ug/L	0.0800		112	50-200		
Surrogate: 13C6-PFDA IDA			0.0205	ug/L	0.0200		103	50-200		
Surrogate: 13C7-PFUnA IDA			0.0204	ug/L	0.0200		102	50-200		
Surrogate: 13C2-PFDoA IDA			0.0188	ug/L	0.0200		93.8	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>Matrix Spike (BBH0842-MS1)</b>										
<b>Source: MBH0723-01</b>										
Prepared: 8/25/2021 Analyzed: 8/27/2021										
11CI-PF3OUDs	0.00897		0.00200	ug/L	0.00937	ND	95.8	70-130		
9CI-PF3ONS	0.00964		0.00200	ug/L	0.00927	ND	104	70-130		
ADONA	0.0119		0.00200	ug/L	0.00937	ND	127	70-130		
HFPO-DA	0.0115		0.00200	ug/L	0.00992	ND	116	70-130		
NFDHA	0.0108		0.00200	ug/L	0.00992	ND	109	70-130		
PFBA	0.0116		0.00200	ug/L	0.00992	ND	117	70-130		
PFBS	0.00952		0.00200	ug/L	0.00881	ND	108	70-130		
8:2FTS	0.0104		0.00200	ug/L	0.00952	ND	109	70-130		
PFDA	0.0103		0.00200	ug/L	0.00992	ND	104	70-130		
PFDoA	0.0109		0.00200	ug/L	0.00992	ND	110	70-130		
PFEESA	0.00992		0.00200	ug/L	0.00885	ND	112	70-130		
PFHpS	0.0102		0.00200	ug/L	0.00946	ND	108	70-130		
PFHpA	0.0115		0.00200	ug/L	0.00992	ND	116	70-130		
4:2FTS	0.0104		0.00200	ug/L	0.00931	ND	111	70-130		
PFHxS	0.00913		0.00200	ug/L	0.00905	ND	101	70-130		
PFHxA	0.0115		0.00200	ug/L	0.00992	ND	116	70-130		
PFMPA	0.0113		0.00200	ug/L	0.00992	ND	114	70-130		
PFMBA	0.0110		0.00200	ug/L	0.00992	ND	111	70-130		
PFNA	0.0117		0.00200	ug/L	0.00992	ND	118	70-130		
6:2FTS	0.0110		0.00200	ug/L	0.00944	ND	116	70-130		
PFOS	0.0106		0.00200	ug/L	0.00921	ND	116	70-130		
PFOA	0.0118		0.00200	ug/L	0.00992	ND	119	70-130		
PFPeA	0.0112		0.00200	ug/L	0.00992	ND	112	70-130		
PFPeS	0.00968		0.00200	ug/L	0.00933	ND	104	70-130		
PFUnA	0.0110		0.00200	ug/L	0.00992	ND	111	70-130		
Surrogate: 13C4-PFBA IDA			0.0184	ug/L	0.0198		92.6	50-200		
Surrogate: 13C5-PFPeA IDA			0.0181	ug/L	0.0198		91.0	50-200		
Surrogate: 13C3-PFBS IDA			0.0188	ug/L	0.0198		94.8	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0750	ug/L	0.0794		94.5	50-200		
Surrogate: 13C5-PFHxA IDA			0.0176	ug/L	0.0198		88.6	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0180	ug/L	0.0198		90.6	50-200		
Surrogate: 13C4-PFHxA IDA			0.0174	ug/L	0.0198		87.8	50-200		
Surrogate: 13C3-PFHxS IDA			0.0185	ug/L	0.0198		93.0	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0766	ug/L	0.0794		96.5	50-200		
Surrogate: 13C8-PFOA IDA			0.0171	ug/L	0.0198		86.2	50-200		
Surrogate: 13C9-PFNA IDA			0.0172	ug/L	0.0198		86.8	50-200		
Surrogate: 13C8-PFOS IDA			0.0186	ug/L	0.0198		93.6	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0683	ug/L	0.0794		86.0	50-200		
Surrogate: 13C6-PFDA IDA			0.0173	ug/L	0.0198		87.2	50-200		
Surrogate: 13C7-PFUnA IDA			0.0165	ug/L	0.0198		83.0	50-200		
Surrogate: 13C2-PFDoA IDA			0.0159	ug/L	0.0198		80.2	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>Matrix Spike (BBH0842-MS2)</b>										
			<b>Source: MBH0903-01</b>			Prepared: 8/25/2021	Analyzed: 8/28/2021			
11CI-PF30UDS	0.00932		0.00200	ug/L	0.00891	ND	105	70-130		
9CI-PF3ONS	0.00940		0.00200	ug/L	0.00881	ND	107	70-130		
ADONA	0.0101		0.00200	ug/L	0.00891	ND	114	70-130		
HFPO-DA	0.0108		0.00200	ug/L	0.00943	ND	115	70-130		
NFDHA	0.00940		0.00200	ug/L	0.00943	ND	99.6	70-130		
PFBA	0.0105		0.00200	ug/L	0.00943	ND	111	70-130		
PFBS	0.00864		0.00200	ug/L	0.00838	ND	103	70-130		
8:2FTS	0.00913		0.00200	ug/L	0.00906	ND	101	70-130		
PFDA	0.0100		0.00200	ug/L	0.00943	ND	106	70-130		
PFDoA	0.00977		0.00200	ug/L	0.00943	ND	104	70-130		
PFEESA	0.00849		0.00200	ug/L	0.00842	ND	101	70-130		
PFHpS	0.00955		0.00200	ug/L	0.00900	ND	106	70-130		
PFHpA	0.00974		0.00200	ug/L	0.00943	ND	103	70-130		
4:2FTS	0.00913		0.00200	ug/L	0.00885	ND	103	70-130		
PFHxS	0.00845		0.00200	ug/L	0.00860	ND	98.2	70-130		
PFHxA	0.0127		0.00200	ug/L	0.00943	0.00358	96.5	70-130		
PFMPA	0.0117		0.00200	ug/L	0.00943	ND	124	70-130		
PFMBA	0.00906		0.00200	ug/L	0.00943	ND	96.0	70-130		
PFNA	0.00947		0.00200	ug/L	0.00943	ND	100	70-130		
6:2FTS	0.00966		0.00200	ug/L	0.00898	ND	108	70-130		
PFOS	0.0111		0.00200	ug/L	0.00875	0.00107	115	70-130		
PFOA	0.0112		0.00200	ug/L	0.00943	ND	119	70-130		
PFPeA	0.0117		0.00200	ug/L	0.00943	0.00295	92.4	70-130		
PFPeS	0.00943		0.00200	ug/L	0.00887	ND	106	70-130		
PFUnA	0.00974		0.00200	ug/L	0.00943	ND	103	70-130		
Surrogate: 13C4-PFBA IDA			0.0166	ug/L	0.0189		87.8	50-200		
Surrogate: 13C5-PFPeA IDA			0.0195	ug/L	0.0189		104	50-200		
Surrogate: 13C3-PFBS IDA			0.0198	ug/L	0.0189		105	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0781	ug/L	0.0755		104	50-200		
Surrogate: 13C5-PFHxA IDA			0.0169	ug/L	0.0189		89.8	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0156	ug/L	0.0189		82.6	50-200		
Surrogate: 13C4-PFHpA IDA			0.0177	ug/L	0.0189		93.6	50-200		
Surrogate: 13C3-PFHxS IDA			0.0182	ug/L	0.0189		96.6	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0785	ug/L	0.0755		104	50-200		
Surrogate: 13C8-PFOA IDA			0.0169	ug/L	0.0189		89.8	50-200		
Surrogate: 13C9-PFNA IDA			0.0175	ug/L	0.0189		92.8	50-200		
Surrogate: 13C8-PFOS IDA			0.0178	ug/L	0.0189		94.2	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0785	ug/L	0.0755		104	50-200		
Surrogate: 13C6-PFDA IDA			0.0157	ug/L	0.0189		83.4	50-200		
Surrogate: 13C7-PFUnA IDA			0.0165	ug/L	0.0189		87.4	50-200		
Surrogate: 13C2-PFDoA IDA			0.0160	ug/L	0.0189		84.6	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>Matrix Spike Dup (BBH0842-MSD1)</b>										
			<b>Source: MBH0723-01</b>			<b>Prepared: 8/25/2021 Analyzed: 8/27/2021</b>				
11CI-PF3OUDs	0.00907		0.00200	ug/L	0.00930	ND	97.5	70-130	1.08	30
9CI-PF3ONS	0.00997		0.00200	ug/L	0.00920	ND	108	70-130	3.36	30
ADONA	0.0112		0.00200	ug/L	0.00930	ND	120	70-130	6.50	30
HFPO-DA	0.0122		0.00200	ug/L	0.00985	ND	124	70-130	5.67	30
NFDHA	0.0106		0.00200	ug/L	0.00985	ND	108	70-130	1.78	30
PFBA	0.0112		0.00200	ug/L	0.00985	ND	114	70-130	3.45	30
PFBS	0.00950		0.00200	ug/L	0.00875	ND	109	70-130	0.257	30
8:2FTS	0.0103		0.00200	ug/L	0.00946	ND	109	70-130	0.672	30
PFDA	0.0107		0.00200	ug/L	0.00985	ND	108	70-130	3.47	30
PFDoA	0.0104		0.00200	ug/L	0.00985	ND	106	70-130	4.39	30
PFEESA	0.00974		0.00200	ug/L	0.00879	ND	111	70-130	1.88	30
PFHpS	0.0101		0.00200	ug/L	0.00940	ND	107	70-130	1.45	30
PFHpA	0.0113		0.00200	ug/L	0.00985	ND	114	70-130	2.06	30
4:2FTS	0.00989		0.00200	ug/L	0.00924	ND	107	70-130	4.58	30
PFHxS	0.00922		0.00200	ug/L	0.00899	ND	103	70-130	1.05	30
PFHxA	0.0112		0.00200	ug/L	0.00985	ND	113	70-130	3.46	30
PFMPA	0.0110		0.00200	ug/L	0.00985	ND	112	70-130	2.44	30
PFMBA	0.0108		0.00200	ug/L	0.00985	ND	109	70-130	2.13	30
PFNA	0.0117		0.00200	ug/L	0.00985	ND	118	70-130	0.672	30
6:2FTS	0.0103		0.00200	ug/L	0.00938	ND	110	70-130	5.88	30
PFOS	0.0108		0.00200	ug/L	0.00914	ND	118	70-130	1.18	30
PFOA	0.0109		0.00200	ug/L	0.00985	ND	111	70-130	7.98	30
PFPeA	0.0109		0.00200	ug/L	0.00985	ND	111	70-130	2.11	30
PFPeS	0.0102		0.00200	ug/L	0.00926	ND	110	70-130	4.91	30
PFUnA	0.00989		0.00200	ug/L	0.00985	ND	100	70-130	10.5	30
Surrogate: 13C4-PFBA IDA			0.0181	ug/L	0.0197		91.6	50-200		
Surrogate: 13C5-PFPeA IDA			0.0177	ug/L	0.0197		89.8	50-200		
Surrogate: 13C3-PFBS IDA			0.0181	ug/L	0.0197		91.8	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0749	ug/L	0.0788		95.0	50-200		
Surrogate: 13C5-PFHxA IDA			0.0185	ug/L	0.0197		93.8	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0180	ug/L	0.0197		91.4	50-200		
Surrogate: 13C4-PFHxA IDA			0.0188	ug/L	0.0197		95.2	50-200		
Surrogate: 13C3-PFHxS IDA			0.0175	ug/L	0.0197		89.0	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0753	ug/L	0.0788		95.5	50-200		
Surrogate: 13C8-PFOA IDA			0.0192	ug/L	0.0197		97.4	50-200		
Surrogate: 13C9-PFNA IDA			0.0176	ug/L	0.0197		89.4	50-200		
Surrogate: 13C8-PFOS IDA			0.0178	ug/L	0.0197		90.4	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0658	ug/L	0.0788		83.5	50-200		
Surrogate: 13C6-PFDA IDA			0.0177	ug/L	0.0197		89.8	50-200		
Surrogate: 13C7-PFUnA IDA			0.0184	ug/L	0.0197		93.6	50-200		
Surrogate: 13C2-PFDoA IDA			0.0164	ug/L	0.0197		83.2	50-200		

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## Quality Control Data (Continued)

Analyte	Result	Qual	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit
<b>Batch: BBH0842 - PFC 533 (Continued)</b>										
<b>Matrix Spike Dup (BBH0842-MSD2)</b>										
<b>Source: MBH0903-01</b>										
Prepared: 8/25/2021 Analyzed: 8/28/2021										
11CI-PF30Uds	0.00910		0.00200	ug/L	0.00859	ND	106	70-130	2.39	30
9CI-PF3ONS	0.00910		0.00200	ug/L	0.00850	ND	107	70-130	3.19	30
ADONA	0.0102		0.00200	ug/L	0.00859	ND	119	70-130	0.785	30
HFPO-DA	0.0104		0.00200	ug/L	0.00910	ND	114	70-130	3.94	30
NFDHA	0.0102		0.00200	ug/L	0.00910	ND	112	70-130	7.78	30
PFBA	0.0105		0.00200	ug/L	0.00910	ND	116	70-130	0.286	30
PFBS	0.00885		0.00200	ug/L	0.00808	ND	109	70-130	2.34	30
8:2FTS	0.00910		0.00200	ug/L	0.00874	ND	104	70-130	0.343	30
PFDA	0.00983		0.00200	ug/L	0.00910	ND	108	70-130	2.10	30
PFDoA	0.0101		0.00200	ug/L	0.00910	ND	111	70-130	3.48	30
PFEESA	0.00855		0.00200	ug/L	0.00812	ND	105	70-130	0.754	30
PFHpS	0.00928		0.00200	ug/L	0.00868	ND	107	70-130	2.81	30
PFHpA	0.0102		0.00200	ug/L	0.00910	ND	112	70-130	4.94	30
4:2FTS	0.00903		0.00200	ug/L	0.00854	ND	106	70-130	1.15	30
PFHxS	0.00823		0.00200	ug/L	0.00830	ND	99.1	70-130	2.71	30
PFHxA	0.0123		0.00200	ug/L	0.00910	0.00358	95.9	70-130	3.00	30
PFMPA	0.0116		0.00200	ug/L	0.00910	ND	127	70-130	0.724	30
PFMBA	0.00976		0.00200	ug/L	0.00910	ND	107	70-130	7.44	30
PFNA	0.0111		0.00200	ug/L	0.00910	ND	122	70-130	15.9	30
6:2FTS	0.00954		0.00200	ug/L	0.00866	ND	110	70-130	1.28	30
PFOS	0.0106		0.00200	ug/L	0.00845	0.00107	113	70-130	4.96	30
PFOA	0.0115		0.00200	ug/L	0.00910	ND	126	70-130	2.27	30
PFPeA	0.0120		0.00200	ug/L	0.00910	0.00295	99.2	70-130	2.68	30
PFPeS	0.00928		0.00200	ug/L	0.00855	ND	109	70-130	1.61	30
PFUnA	0.0100		0.00200	ug/L	0.00910	ND	110	70-130	2.79	30
Surrogate: 13C4-PFBA IDA			0.0166	ug/L	0.0182		91.4	50-200		
Surrogate: 13C5-PFPeA IDA			0.0189	ug/L	0.0182		104	50-200		
Surrogate: 13C3-PFBS IDA			0.0179	ug/L	0.0182		98.2	50-200		
Surrogate: 13C2-4:2FTS IDA			0.0706	ug/L	0.0728		97.0	50-200		
Surrogate: 13C5-PFHpA IDA			0.0175	ug/L	0.0182		96.4	50-200		
Surrogate: 13C3-HFPO-DA IDA			0.0169	ug/L	0.0182		92.8	50-200		
Surrogate: 13C4-PFHpA IDA			0.0169	ug/L	0.0182		93.0	50-200		
Surrogate: 13C3-PFHxS IDA			0.0174	ug/L	0.0182		95.4	50-200		
Surrogate: 13C2-6:2FTS IDA			0.0739	ug/L	0.0728		102	50-200		
Surrogate: 13C8-PFOA IDA			0.0162	ug/L	0.0182		89.2	50-200		
Surrogate: 13C9-PFNA IDA			0.0158	ug/L	0.0182		86.8	50-200		
Surrogate: 13C8-PFOS IDA			0.0169	ug/L	0.0182		93.0	50-200		
Surrogate: 13C2-8:2FTS IDA			0.0739	ug/L	0.0728		102	50-200		
Surrogate: 13C6-PFDA IDA			0.0165	ug/L	0.0182		90.6	50-200		
Surrogate: 13C7-PFUnA IDA			0.0159	ug/L	0.0182		87.2	50-200		
Surrogate: 13C2-PFDoA IDA			0.0160	ug/L	0.0182		88.0	50-200		



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Log-in #

A standard linear barcode is positioned vertically on the left side of the page. It is composed of vertical black lines of varying widths on a white background.



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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut  
Lab/Sample Number: MBJ0747-07 Collect Date: 10/13/21 10:20  
Date Received: 10/21/21 10:32 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF3OUdS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
9CI-PF3ONS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	11/2/21 23:34	MER	EPA 533	U

# Anatek Labs, Inc.

1282 Alturas Drive - Moscow, ID 83843 - (208) 883-2839 - Fax (208) 8829246 - email moscow@anateklabs.com  
504 E Sprague Ste. D - Spokane, WA 99202 - (509) 838-3999 - fax (509) 838-4433 - email spokane@anateklabs.com

## Analytical Results Report

(Continued)

Sample Location: Bellevue Chestnut  
Lab/Sample Number: MBJ0747-07 Collect Date: 10/13/21 10:20  
Date Received: 10/21/21 10:32 Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	84.0%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	91.0%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	102%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	97.0%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C3-HFPO-DA IDA	100%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	95.8%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	98.0%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	99.2%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C4-PFH <sub>6</sub> A IDA	106%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	103%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	96.4%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	107%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C7-PFU <sub>6</sub> A IDA	106%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	104%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	100%	50-200	11/2/21 23:34	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	102%	50-200	11/2/21 23:34	MER	EPA 533	

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell  
Lab/Sample Number: MBJ0747-08      Collect Date: 10/13/21 10:55  
Date Received: 10/21/21 10:32      Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533

Analyte	Result	Units	MDL	PQL	Analyzed	Analyst	Method	Qualifier
11CI-PF3OUdS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
4:2FTS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
6:2FTS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
8:2FTS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
9CI-PF3ONS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
ADONA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
HFPO-DA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
NFDHA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFBA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFBS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFDA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFDoA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFEESA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFHpA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFHpS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFHxA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFHxS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFMBA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFMPA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFNA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFOA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFOS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFPeA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFPeS	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U
PFUnA	ND	ug/L	0.00100	0.00200	11/3/21 0:00	MER	EPA 533	U

# Anatek Labs, Inc.<sup>64</sup>

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## Analytical Results Report

(Continued)

Sample Location: Bellevue Chantrell  
Lab/Sample Number: MBJ0747-08      Collect Date: 10/13/21 10:55  
Date Received: 10/21/21 10:32      Collected By: Cassandra Lemmons  
Matrix: Drinking Water

### EPA 533 (Continued)

Analyte	Recovery	Acceptance Range	Analyzed	Analyst	Method	Qualifier
Surrogate: 13C2-4:2FTS IDA	73.5%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C2-6:2FTS IDA	80.5%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C2-8:2FTS IDA	93.5%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C2-PFDoA IDA	79.6%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C3-HFPO-DA IDA	89.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C3-PFBS IDA	85.2%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C3-PFHxS IDA	86.8%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C4-PFBA IDA	84.2%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C4-PFH <sub>2</sub> oA IDA	95.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C5-PFHxA IDA	95.6%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C5-PFPeA IDA	87.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C6-PFDA IDA	86.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C7-PFU <sub>n</sub> A IDA	78.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C8-PFOA IDA	99.0%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C8-PFOS IDA	87.6%	50-200	11/3/21 0:00	MER	EPA 533	
Surrogate: 13C9-PFNA IDA	95.8%	50-200	11/3/21 0:00	MER	EPA 533	

Authorized Signature,



Justin Doty For Todd Taruscio, Laboratory Manager

U	Compound was analyzed for but not detected
PQL	Practical Quantitation Limit
ND	Not Detected
MDL	Method Detection Limit
Dry	Sample results reported on a dry weight basis
*	Not a state-certified analyte
RPD	Relative Percent Difference
%REC	Percent Recovery
Source	Sample that was spiked or duplicated.

This report shall not be reproduced except in full, without the written approval of the laboratory  
The results reported related only to the samples indicated.



## RE: Bellevue PFAS Sampling Report

**From** Cassandra Lemmons <Cassandra.Lemmons@deq.idaho.gov>

**Date** Thu 9/11/2025 3:33 PM

**To** Chris Johnson <cjohnson@bellevueidaho.us>

**Cc** Raphael Erickson <Raphael.Erickson@deq.idaho.gov>

3 attachments (4 MB)

ID5070004 BELLEVUE CITY OF - 07292021 updated PFAS results.PDF; ID5070004 BELLEVUE CITY OF - SMPL 4 PFAS 8-4-2021.PDF; ID5070004 BELLEVUE CITY OF - 2021 PFAS Project - Springs non-detection wells Detection.PDF;

Hi Chris,

Attached are the original, amended and follow-up sampling results from the PFAS sampling. The updated results from the lab are due to a method clarification regarding quality control reporting values. We took the follow-up samples as a confirmation after receiving the original results.

The detections noted in the original letter were "retracted" due to this method clarification. Further those contaminants shown on the original lab results are not among the 6 contaminants listed in the PFAS rule as being regulated.

The takeaway here is that results from the voluntary PFAS sampling indicate the Bellevue sources, at the time of sampling, do not contain drinking water regulated PFAS contaminants at levels of concern.

I hope this helps,

Cassandra

**From:** Chris Johnson <cjohnson@bellevueidaho.us>

**Sent:** Thursday, September 11, 2025 11:43 AM

**To:** Cassandra Lemmons <Cassandra.Lemmons@deq.idaho.gov>

**Subject:** Bellevue PFAS Sampling Report

**CAUTION:** This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Cassandra,

I am looking for information in regards to the 2021 samples taken for PFOS for Bellevue. I have the October results and a non detect letter dated 11/16/2021 but I was under the impression he did have a detection in a different sample taken in the spring time frame. Do you have any additional info or can you point me in the right direction to someone who might please.

Chris Johnson  
 Public Works Director  
 City of Bellevue  
 208-309-0656



**Item 5d**

## Bellevue Marshal's Office



115 E Pine Street  
PO Box 825  
Bellevue, ID 83313  
Phone: 208-788-3692  
Fax: 208-788-8526

---

To: City of Bellevue Common Council

Re: La Plazita Latino Market LLC, dba La Plazita Latino Market 117 S. ste. A Main  
St Bellevue

On 09/15/2025 City of Bellevue received an Annual Retail Alcohol Beverage License Application from the above business. On 09/15/2025 at approximately 1450 hours the Bellevue Marshal's Office conducted a site inspection of the premises. I observed no alcohol on premise. The clerk was able to show me the two coolers that will be used for the alcohol. The clerk stated they would not have any alcohol on premises until they obtained the necessary permitting. The applicant has provided proof of an alcohol education course.

The Bellevue Marshal's Office suggests the application for retail beer and wine (NOT to be consumed on premises) be approved and issued to the above retailer.

Kirtus S. Gaston  
09/15/2025

# Treasurer's Report

City of Bellevue

Financial Statements

As of August 31, 2025—FY2025

92% of Budget

24 of 26 Payrolls



City of Bellevue  
115 E Pine Street  
PO Box 825  
Bellevue, ID 83313  
208-913-0192 Treasurer's Office

## SUMMARY OF TREASURER'S REPORT - AUGUST 31, 2025

	Over/(Under)			Over/(Under)		
	YTD Actual	Budget for	YTD Actual	Budget for	YTD Actual	Budget for
	Revenue	Revenue Budget	Revenue	Expenses	Expense Budget	Expenses
01 - Admin	\$ 1,468,546	\$ 1,676,063	\$ (207,517)	\$ 460,637	\$ 540,470	\$ (79,833)
03 - Comm. Dev./P&Z	\$ 185,623	\$ 114,771	\$ 70,852	\$ 188,975	\$ 277,790	\$ (88,815)
04 - Parks	\$ 24,816	\$ 26,719	\$ (1,903)	\$ 47,617	\$ 89,453	\$ (41,836)
05 - Fire	\$ 45,760	\$ 26,450	\$ 19,310	\$ 150,164	\$ 196,608	\$ (46,444)
07 - Library	\$ 5,564	\$ 13,384	\$ (7,820)	\$ 65,980	\$ 74,780	\$ (8,800)
08 - Marshal	\$ 66,000	\$ 59,734	\$ 6,266	\$ 644,293	\$ 668,209	\$ (23,916)
09 - Bldg. & Grounds	\$ 9,223	\$ 26,727	\$ (17,504)	\$ 48,297	\$ 58,160	\$ (9,863)
10 - Streets	\$ 302,584	\$ 442,622	\$ (140,038)	\$ 430,448	\$ 481,000	\$ (50,552)
GF TOTALS:	\$ 2,108,116	\$ 2,386,470	\$ (278,354)	\$ 2,036,411	\$ 2,386,470	\$ (350,059)
20- Water	\$ 656,797	\$ 629,141	\$ 27,656	\$ 619,948	\$ 629,141	\$ (9,193)
30 - Wastewater	\$ 1,634,959	\$ 1,449,804	\$ 185,155	\$ 1,262,257	\$ 1,449,804	\$ (187,547)

## INVESTMENT FUNDS AS OF AUGUST 31, 2025

LGIP 802 GF	General Savings	\$ 274,663
LGIP 3593	Fire Savings	\$ 5,950
LGIP 3703	Devel. Impact Fees (DIF)	\$ 189,438
LGIP 3790	Muni Prop Tax	\$ 9,136
LGIP 3797	Gannett Ranch Annexation	\$ 56,512
LGIP 3814	Streets Capital	\$ 36,224
LGIP 1506	Water Savings	\$ 31,693
LGIP 2442	Water CAP	\$ 592,398
DBF 366	Water	\$ 268,712
LGIP 1694	Sewer	\$ 499,546
LGIP 1927	Sewer CAP	\$ 298,345
LGIP 3195	Sewer Bond	\$ 419,314
		\$ 2,681,931

## Report Criteria:

Includes only accounts with balances

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>General Fund</b>					
<b>Admin</b>					
100-01-40000	Carryover	.00	150,000.00	150,000.00	0.0%
100-01-41200	State Sales Tax Revenue	291,573.83	260,063.00	31,510.83-	112.1%
100-01-41210	State Liquor Funds	69,809.00	65,000.00	4,809.00-	107.4%
100-01-41400	Alcohol Permits	8,125.00	5,000.00	3,125.00-	162.5%
100-01-41500	Business Licenses	19,712.44	18,500.00	1,212.44-	106.6%
100-01-41600	Franchise Fees	107,735.49	80,000.00	27,735.49-	134.7%
100-01-41700	City Property Tax	845,501.55	877,079.00	31,577.45	96.4%
100-01-41710	Personal Property Replacement	4,016.48	7,073.00	3,056.52	56.8%
100-01-41800	Administrative Fees	104,342.00	208,684.00	104,342.00	50.0%
100-01-41900	Grants	1,000.00	.00	1,000.00-	0.0%
100-01-41950	Permit - Other	.00	1,500.00	1,500.00	0.0%
100-01-45100	Interest Earned	11,975.68	.00	11,975.68-	0.0%
100-01-46100	DIF Administration	4,346.32	3,164.00	1,182.32-	137.4%
100-01-49910	Returned Check Charges	408.58	.00	408.58-	0.0%
Total Admin:		1,468,546.37	1,676,063.00	207,516.63	87.6%
<b>Admin</b>					
100-01-50001	Salaries & Wages	230,275.51	289,284.00	59,008.49	79.6%
100-01-50010	P/R Tax Expense	17,208.30	22,130.19	4,921.89	77.8%
100-01-50011	Insurance - Health	49,535.80	51,600.00	2,064.20	96.0%
100-01-50015	Workers Compensation Insurance	274.43	608.00	333.57	45.1%
100-01-50017	Retirement	27,431.83	34,364.42	6,932.59	79.8%
100-01-51020	Advertising	150.00	500.00	350.00	30.0%
100-01-51030	Bank Charges	817.60	.00	817.60-	0.0%
100-01-51041	Client Cost Expense	428.72	.00	428.72-	0.0%
100-01-51060	Computer IT Support	13,212.50	15,000.00	1,787.50	88.1%
100-01-51062	Computers - Software & Subscri	15,590.58	17,000.00	1,409.42	91.7%
100-01-51075	Contingency Expense	.00	10,000.00	10,000.00	0.0%
100-01-51080	Dues & Memberships	2,456.57	1,200.00	1,256.57-	204.7%
100-01-51125	Interest Expense	425.28	.00	425.28-	0.0%
100-01-51140	Legal Fees	12,801.00	8,000.00	4,801.00-	160.0%
100-01-51145	Legal - Prosecuting Attorney	22,248.00	22,000.00	248.00-	101.1%
100-01-51150	Liability Insurance	6,915.44	6,915.00	.44-	100.0%
100-01-51180	Office Equipment Rental/Repair	5,764.52	7,303.92	1,539.40	78.9%
100-01-52010	Office Supplies	6,003.88	9,000.00	2,996.12	66.7%
100-01-52020	Internet Expense	1,734.85	4,164.00	2,429.15	41.7%
100-01-52040	Postage, Copies, Mailing	6,970.14	6,000.00	970.14-	116.2%
100-01-52050	Professional Services	5,173.33	5,000.00	173.33-	103.5%
100-01-52060	Publishing	346.09	.00	346.09-	0.0%
100-01-52085	Storage	693.00	800.00	107.00	86.6%
100-01-52090	Supplies	1,650.93	1,000.00	650.93-	165.1%
100-01-52100	Telephone	13,145.27	11,000.00	2,145.27-	119.5%
100-01-52120	Training & Meetings	2,917.84	2,000.00	917.84-	145.9%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
100-01-52124	Travel Expense	1,706.74	600.00	1,106.74-	284.5%
100-01-56020	Service Contracts	12,500.00	15,000.00	2,500.00	83.3%
100-01-57000	Safety Equipment	44.06	.00	44.06-	0.0%
100-01-58110	Computer/Software Purchase	2,215.09	.00	2,215.09-	0.0%
100-01-66900	Reconciliation Adjustment	.01-	.00	.01	0.0%
Total Admin:		460,637.29	540,469.53	79,832.24	85.2%

City of Bellevue Hosted Live 3.11.2025	Year-to-Date Compared to Budget Report Period 08/25 (08/31/2025)	Page: 3 Sep 18, 2025 9:05AM
-------------------------------------------	---------------------------------------------------------------------	--------------------------------

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>CD and P&amp;Z</b>					
100-03-41805	Building Permits	90,734.00	50,000.00	40,734.00-	181.5%
100-03-41806	Building Permit Plan Review Fe	54,129.38	37,050.00	17,079.38-	146.1%
100-03-41809	Fence Permits	2,100.00	1,500.00	600.00-	140.0%
100-03-41810	Manuf Home Install & Set down	.00	3,000.00	3,000.00	0.0%
100-03-41811	Roof Permit	8,129.38	7,000.00	1,129.38-	116.1%
100-03-41815	Application Fees	2,455.00	7,000.00	4,545.00	35.1%
100-03-41820	Sign Permits	650.00	500.00	150.00-	130.0%
100-03-43000	Client Cost Reimbursement	16,522.54	.00	16,522.54-	0.0%
100-03-43400	Planning & Zoning Applications	.00	1,000.00	1,000.00	0.0%
100-03-46100	DIF Community Development	10,902.82	7,721.00	3,181.82-	141.2%
Total CD and P&Z:		185,623.12	114,771.00	70,852.12-	161.7%
<b>CD and P&amp;Z</b>					
100-03-50001	Salaries & Wages	95,695.36	143,520.00	47,824.64	66.7%
100-03-50010	P/R Tax Expense	7,290.16	10,979.28	3,689.12	66.4%
100-03-50011	Insurance - Health	11,845.86	25,200.00	13,354.14	47.0%
100-03-50015	Workers Compensation Insurance	58.58	58.58	.00	100.0%
100-03-50017	Retirement	11,166.71	17,164.99	5,998.28	65.1%
100-03-50020	P & Z Commission	1,596.00	3,500.00	1,904.00	45.6%
100-03-51020	Advertising	744.76	1,000.00	255.24	74.5%
100-03-51041	Client Cost Expense	3,610.44	.00	3,610.44-	0.0%
100-03-51060	Computer IT Support	332.50	.00	332.50-	0.0%
100-03-51073	Contract Labor	263.93	.00	263.93-	0.0%
100-03-51075	Contingency Expense	.00	10,000.00	10,000.00	0.0%
100-03-51080	Dues & Memberships	.00	100.00	100.00	0.0%
100-03-51090	Engineering Services	497.69	12,000.00	11,502.31	4.1%
100-03-51140	Legal Fees	2,070.00	10,000.00	7,930.00	20.7%
100-03-51150	Liability Insurance	3,495.32	3,495.32	.00	100.0%
100-03-52010	Office Supplies	692.32	.00	692.32-	0.0%
100-03-52050	Professional Services	44,620.33	39,172.00	5,448.33-	113.9%
100-03-52060	Publishing	11.96-	.00	11.96	0.0%
100-03-52070	Signs	50.00-	.00	50.00	0.0%
100-03-52100	Telephone	418.32	600.00	181.68	69.7%
100-03-52120	Training & Meetings	615.00	700.00	85.00	87.9%
100-03-52124	Travel Expense	773.15	300.00	473.15-	257.7%
100-03-58110	Computer/Software Purchase	3,251.00	.00	3,251.00-	0.0%
Total CD and P&Z:		188,975.47	277,790.17	88,814.70	68.0%

City of Bellevue Hosted Live 3.11.2025	Year-to-Date Compared to Budget Report Period 08/25 (08/31/2025)	Page: 4 Sep 18, 2025 9:05AM
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Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Parks</b>					
100-04-41900	Grants	20,000.00	20,000.00	.00	100.0%
100-04-41901	Park Rental Fee	1,465.00	1,000.00	465.00-	146.5%
100-04-41902	Park Rental Sports Field	1,820.00	3,000.00	1,180.00	60.7%
100-04-41904	Park Add'l Serv. (trash/toilet	.00	600.00	600.00	0.0%
100-04-41905	Park Add'l Staff Time	.00	600.00	600.00	0.0%
100-04-46100	DIF Parks	1,531.17	1,519.00	12.17-	100.8%
<b>Total Parks:</b>		<b>24,816.17</b>	<b>26,719.00</b>	<b>1,902.83</b>	<b>92.9%</b>
<b>Parks</b>					
100-04-50001	Salaries & Wages	11,768.34	29,049.00	17,280.66	40.5%
100-04-50010	P/R Tax Expense	875.83	2,222.25	1,346.42	39.4%
100-04-50011	Insurance - Health	1,611.29	6,048.00	4,436.71	26.6%
100-04-50015	Workers Compensation Insurance	235.15	80.72	154.43-	291.3%
100-04-50017	Retirement	1,341.02	3,474.26	2,133.24	38.6%
100-04-51073	Contract Labor	25,702.99	20,000.00	5,702.99-	128.5%
100-04-51150	Liability Insurance	878.32	878.31	.01-	100.0%
100-04-51160	Repairs & Maintenance (General	5.00	3,000.00	2,995.00	0.2%
100-04-51163	R & M Equipment (non-auto)	138.27	.00	138.27-	0.0%
100-04-52070	Signs	223.00	300.00	77.00	74.3%
100-04-52080	Small Tools & Equipment	.00	800.00	800.00	0.0%
100-04-52090	Supplies	437.50	600.00	162.50	72.9%
100-04-52143	Utilities - Power	471.75	.00	471.75-	0.0%
100-04-52146	Utilities - Trash/Toilet/Recyc	3,928.99	3,000.00	928.99-	131.0%
100-04-58120	Construction & Improvement	.00	20,000.00	20,000.00	0.0%
<b>Total Parks:</b>		<b>47,617.45</b>	<b>89,452.54</b>	<b>41,835.09</b>	<b>53.2%</b>

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Fire</b>					
100-05-40000	Carryover	.00	1,027.00	1,027.00	0.0%
100-05-41900	Grants	.00	10,000.00	10,000.00	0.0%
100-05-41930	Fire Equip/Pay Reimbursement	.00	6,000.00	6,000.00	0.0%
100-05-41955	Fire Dept Fees & Permits	21,805.20	6,000.00	15,805.20-	363.4%
100-05-45000	Misc Income	5,000.00	.00	5,000.00-	0.0%
100-05-45100	Interest Earned	192.15	.00	192.15-	0.0%
100-05-46100	DIF Fire Services	18,762.25	3,423.00	15,339.25-	548.1%
Total Fire:		45,759.60	26,450.00	19,309.60-	173.0%
<b>Fire</b>					
100-05-50001	Salaries & Wages	54,291.11	71,234.00	16,942.89	76.2%
100-05-50010	P/R Tax Expense	4,165.74	2,833.00	1,332.74-	147.0%
100-05-50014	Insurance - Life	880.00	1,500.00	620.00	58.7%
100-05-50015	Workers Compensation Insurance	1,449.00	1,449.00	.00	100.0%
100-05-50017	Retirement	4,391.92	5,425.00	1,033.08	81.0%
100-05-51073	Contract Labor	.00	2,200.00	2,200.00	0.0%
100-05-51075	Contingency Expense	.00	10,000.00	10,000.00	0.0%
100-05-51080	Dues & Memberships	3,693.66	3,800.00	106.34	97.2%
100-05-51110	Fuel	2,621.52	4,000.00	1,378.48	65.5%
100-05-51125	Interest Expense	8,600.23	8,600.23	.00	100.0%
100-05-51140	Legal Fees	.00	200.00	200.00	0.0%
100-05-51150	Liability Insurance	2,691.68	2,691.67	.01-	100.0%
100-05-51163	R & M - Equipment (non-auto)	3,796.10	5,000.00	1,203.90	75.9%
100-05-51167	R & M - Autos	6,183.66	5,000.00	1,183.66-	123.7%
100-05-51177	Misc Expense	1,065.86	500.00	565.86-	213.2%
100-05-52010	Office Supplies	574.05	100.00	474.05-	574.1%
100-05-52080	Small Tools & Equipment	2,211.69	2,000.00	211.69-	110.6%
100-05-52090	Supplies	1,166.02	500.00	666.02-	233.2%
100-05-52100	Telephone	558.49	602.00	43.51	92.8%
100-05-52120	Training & Meetings	911.06	2,000.00	1,088.94	45.6%
100-05-52124	Travel Expense	150.00	1,500.00	1,350.00	10.0%
100-05-52130	Uniforms & Clothing	1,251.54	1,000.00	251.54-	125.2%
100-05-56030	Investigations	.00	150.00	150.00	0.0%
100-05-56045	Radio Fees	.00	240.00	240.00	0.0%
100-05-56047	RMS/CAD	3,838.13	4,000.00	161.87	96.0%
100-05-57000	Safety Equipment	25,589.10	40,000.00	14,410.90	64.0%
100-05-58150	Auto/Equipment Lease (12+ mos)	7,514.33	20,083.46	12,569.13	37.4%
100-05-58200	Pierce 7400 Responder	12,569.13	.00	12,569.13-	0.0%
Total Fire:		150,164.02	196,608.36	46,444.34	76.4%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Library</b>					
100-07-40000	Carryover	.00	2,250.00	2,250.00	0.0%
100-07-41900	Grants	2,000.00	10,000.00	8,000.00	20.0%
100-07-41920	Donations	2,000.00	.00	2,000.00-	0.0%
100-07-46100	DIF Library	1,564.00	1,134.00	430.00-	137.9%
Total Library:		5,564.00	13,384.00	7,820.00	41.6%
<b>Library</b>					
100-07-50001	Salaries & Wages	38,467.68	43,380.48	4,912.80	88.7%
100-07-50010	P/R Tax Expense	2,823.56	3,318.61	495.05	85.1%
100-07-50011	Insurance - Health	10,672.23	12,600.00	1,927.77	84.7%
100-07-50015	Workers Compensation Insurance	82.75	54.75	28.00-	151.1%
100-07-50017	Retirement	4,649.19	5,188.31	539.12	89.6%
100-07-51020	Advertising	.00	200.00	200.00	0.0%
100-07-51060	Computer IT Support	1,375.68	.00	1,375.68-	0.0%
100-07-51062	Computers - Software & Subscri	.00	3,000.00	3,000.00	0.0%
100-07-51080	Dues & Memberships	1,120.21	350.00	770.21-	320.1%
100-07-51150	Liability Insurance	937.90	937.90	.00	100.0%
100-07-51177	Misc Expense	.00	500.00	500.00	0.0%
100-07-51180	Office Equipment Rental/Repair	.00	250.00	250.00	0.0%
100-07-52090	Supplies	245.63	500.00	254.37	49.1%
100-07-52100	Telephone	405.48	.00	405.48-	0.0%
100-07-52120	Training & Meetings	38.62	200.00	161.38	19.3%
100-07-55000	Library New Books	1,020.33	1,800.00	779.67	56.7%
100-07-55010	Library Programs	4,140.67	2,500.00	1,640.67-	165.6%
Total Library:		65,979.93	74,780.05	8,800.12	88.2%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Marshal</b>					
100-08-40000	Carryover	.00	1,500.00	1,500.00	0.0%
100-08-41900	Grants	.00	1,000.00	1,000.00	0.0%
100-08-41920	Donations	100.00	1,000.00	900.00	10.0%
100-08-41960	City Code Violation Fee	200.00	3,000.00	2,800.00	6.7%
100-08-41980	Court Fines	42,597.45	50,000.00	7,402.55	85.2%
100-08-45000	Misc Income	9,741.00	.00	9,741.00-	0.0%
100-08-45500	Training & Education	9,093.55	.00	9,093.55-	0.0%
100-08-46100	DIF Marshal	4,268.06	3,234.00	1,034.06-	132.0%
Total Marshal:		66,000.06	59,734.00	6,266.06-	110.5%
<b>Marshal</b>					
100-08-50001	Salaries & Wages	358,695.48	354,093.36	4,602.12-	101.3%
100-08-50002	Paid Time Off	2,968.34	.00	2,968.34-	0.0%
100-08-50010	P/R Tax Expense	27,482.46	27,088.14	394.32-	101.5%
100-08-50011	Insurance - Health	46,905.93	51,600.00	4,694.07	90.9%
100-08-50015	Workers Compensation Insurance	12,270.00	12,270.00	.00	100.0%
100-08-50017	Retirement	51,968.27	51,874.68	93.59-	100.2%
100-08-51062	Computers - Software & Subscri	.00	250.00	250.00	0.0%
100-08-51075	Contingency Expense	.00	10,000.00	10,000.00	0.0%
100-08-51080	Dues & Memberships	895.00	800.00	95.00-	111.9%
100-08-51110	Fuel	13,912.60	15,000.00	1,087.40	92.8%
100-08-51130	Equipment Rental	9,055.79	17,000.00	7,944.21	53.3%
100-08-51150	Liability Insurance	8,701.34	8,701.34	.00	100.0%
100-08-51167	R & M - Autos	5,143.16	7,000.00	1,856.84	73.5%
100-08-52010	Office Supplies	634.03	1,200.00	565.97	52.8%
100-08-52090	Supplies	50.68	.00	50.68-	0.0%
100-08-52100	Telephone	2,456.56	2,950.00	493.44	83.3%
100-08-52120	Training & Meetings	2,422.68	5,000.00	2,577.32	48.5%
100-08-52124	Travel Expense	2,318.77	3,000.00	681.23	77.3%
100-08-52130	Uniforms & Clothing	1,249.48	5,000.00	3,750.52	25.0%
100-08-56010	911 Dispatch	29,146.46	28,886.19	260.27-	100.9%
100-08-56040	Medical/Lab Kits	62.00	500.00	438.00	12.4%
100-08-56045	Radio Fees	2,640.00	2,640.00	.00	100.0%
100-08-56047	RMS/CAD	13,302.53	13,199.05	103.48-	100.8%
100-08-56050	Specialized Equipment	11,739.41	10,000.00	1,739.41-	117.4%
100-08-57000	Safety Equipment	194.00	1,500.00	1,306.00	12.9%
100-08-58150	Auto/Equipment Lease	39,868.41	38,656.00	1,212.41-	103.1%
100-08-66000	Payroll Expenses	209.70	.00	209.70-	0.0%
Total Marshal:		644,293.08	668,208.76	23,915.68	96.4%

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Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Bldgs and Grounds</b>					
100-09-41900	Grants	.00	20,000.00	20,000.00	0.0%
100-09-46100	DIF Buildings & Grounds	9,223.38	6,727.00	2,496.38-	137.1%
	Total Bldgs and Grounds:	9,223.38	26,727.00	17,503.62	34.5%
<b>Bldgs and Grounds</b>					
100-09-50001	Salaries & Wages	3,500.13	10,764.00	7,263.87	32.5%
100-09-50010	P/R Tax Expense	263.06	823.45	560.39	31.9%
100-09-50011	Insurance - Health	529.64	5,040.00	4,510.36	10.5%
100-09-50015	Workers Compensation Insurance	453.16	453.16	.00	100.0%
100-09-50017	Retirement	241.30	386.21	144.91	62.5%
100-09-51073	Contract Labor	2,118.47	3,000.00	881.53	70.6%
100-09-51150	Liability Insurance	714.28	714.28	.00	100.0%
100-09-51160	Repairs & Maintenance (General)	8,146.80	6,654.00	1,492.80-	122.4%
100-09-52090	Supplies	2,355.58	1,000.00	1,355.58-	235.6%
100-09-52140	Utilities - Gas	3,162.36	6,000.00	2,837.64	52.7%
100-09-52143	Utilities - Power	4,994.36	7,700.00	2,705.64	64.9%
100-09-52146	Utilities - Trash/Toilet/Recyc	3,910.42	3,000.00	910.42-	130.3%
100-09-58120	Construction & Improvemen	16,657.00	11,000.00	5,657.00-	151.4%
100-09-58190	Real Property Lease Exp	1,250.00	1,625.00	375.00	76.9%
	Total Bldgs and Grounds:	48,296.56	58,160.10	9,863.54	83.0%

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Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Streets</b>					
100-10-41000	State Highway Revenue - Regula	96,301.26	99,349.00	3,047.74	96.9%
100-10-41100	State Highway Revenue HB312	29,138.12	28,624.00	514.12-	101.8%
100-10-41110	State Highway Revenue HB 362	20,721.71	14,666.00	6,055.71-	141.3%
100-10-41111	State Highway Revenue GF HB354	60,610.86	54,912.00	5,698.86-	110.4%
100-10-41115	LOT Tax Revenue	54,468.22	100,000.00	45,531.78	54.5%
100-10-41807	Encroachment Permit	2,900.00	1,000.00	1,900.00-	290.0%
100-10-41900	Grants	19,775.96	100,000.00	80,224.04	19.8%
100-10-41950	Permit - Other	.00	1,000.00	1,000.00	0.0%
100-10-45000	Misc Income	2,744.10	.00	2,744.10-	0.0%
100-10-45100	Interest Earned	3,845.87	.00	3,845.87-	0.0%
100-10-46100	DIF Streets	12,078.18	43,071.00	30,992.82	28.0%
<b>Total Streets:</b>		<b>302,584.28</b>	<b>442,622.00</b>	<b>140,037.72</b>	<b>68.4%</b>
<b>Streets</b>					
100-10-50001	Salaries & Wages	142,319.37	141,447.00	872.37-	100.6%
100-10-50002	Paid Time Off	3,674.53-	.00	3,674.53	0.0%
100-10-50010	P/R Tax Expense	11,219.54	10,820.70	398.84-	103.7%
100-10-50011	Insurance - Health	32,945.13	29,484.00	3,461.13-	111.7%
100-10-50015	Workers Compensation Insurance	7,497.00	7,500.00	3.00	100.0%
100-10-50017	Retirement	17,678.71	16,917.06	761.65-	104.5%
100-10-51020	Advertising	84.24	.00	84.24-	0.0%
100-10-51073	Contract Labor	1,020.00	.00	1,020.00-	0.0%
100-10-51075	Contingency Expense	.00	10,000.00	10,000.00	0.0%
100-10-51080	Dues & Memberships	.00	100.00	100.00	0.0%
100-10-51090	Engineering Services	21,342.50	.00	21,342.50-	0.0%
100-10-51110	Fuel	15,100.04	13,000.00	2,100.04-	116.2%
100-10-51130	Equipment Rental	95.00	.00	95.00-	0.0%
100-10-51140	Legal Fees	225.00	.00	225.00-	0.0%
100-10-51150	Liability Insurance	8,273.74	8,273.73	.01-	100.0%
100-10-51160	Repairs & Maintenance (General)	1,885.74	500.00	1,385.74-	377.1%
100-10-51163	R & M - Equipment (non-auto)	7,610.07	7,518.00	92.07-	101.2%
100-10-51164	R & M - Street Maintenance	4,068.08	10,000.00	5,931.92	40.7%
100-10-51165	R & M - Tree Expense	110.37	4,000.00	3,889.63	2.8%
100-10-51166	R & M - Snow Removal	47,662.76	50,000.00	2,337.24	95.3%
100-10-51167	R & M - Autos	10,502.78	5,000.00	5,502.78-	210.1%
100-10-51168	R & M - Street Lights	2,694.15	2,000.00	694.15-	134.7%
100-10-51177	Misc Expense	162.00	500.00	338.00	32.4%
100-10-52010	Office Supplies	.00	250.00	250.00	0.0%
100-10-52050	Professional Services	.00	7,000.00	7,000.00	0.0%
100-10-52070	Signs	4,184.94	2,000.00	2,184.94-	209.2%
100-10-52080	Small Tools & Equipment	2,451.98	2,000.00	451.98-	122.6%
100-10-52090	Supplies	5,136.72	4,000.00	1,136.72-	128.4%
100-10-52100	Telephone	622.26	750.00	127.74	83.0%
100-10-52120	Training & Meetings	2,000.00	1,500.00	500.00-	133.3%
100-10-52124	Travel Expense	350.61	500.00	149.39	70.1%
100-10-52130	Uniforms & Clothing	1,047.33	1,500.00	452.67	69.8%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
100-10-52143	Utilities - Power	1,943.61	.00	1,943.61-	0.0%
100-10-52145	Utilities - Street Lights	16,703.84	20,000.00	3,296.16	83.5%
100-10-56045	Radio Fees	200.00	500.00	300.00	40.0%
100-10-57000	Safety Equipment	1,868.47	500.00	1,368.47-	373.7%
100-10-58150	Auto/Equipment Lease (12+ mos)	22,619.98	23,440.00	820.02	96.5%
100-10-58160	Auto or Equipment Purchase	2,496.08	.00	2,496.08-	0.0%
100-10-58250	Street Construction	40,000.00	100,000.00	60,000.00	40.0%
Total Streets:		430,447.51	481,000.49	50,552.98	89.5%

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Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Water Fund</b>					
<b>Water Revenue</b>					
200-20-40000	Carryover	.00	143,087.00	143,087.00	0.0%
200-20-41800	Administrative Fees	150.00	375.00	225.00	40.0%
200-20-41815	Application Fees	475.00	125.00	350.00-	380.0%
200-20-41900	Grants	225.75-	.00	225.75	0.0%
200-20-41910	Grants - IDEQ Revenue Bond	99,784.00	3,300,000.00	3,200,216.00	3.0%
200-20-41950	Permit - Other	600.00	500.00	100.00-	120.0%
200-20-42001	Water User Fees	439,726.45	467,779.00	28,052.55	94.0%
200-20-42002	Water Meter Vault Fees	.00	100.00	100.00	0.0%
200-20-42003	Water Meter Unit Fees	886.30	1,425.00	538.70	62.2%
200-20-42004	Water Cap Fee	51,028.00	13,750.00	37,278.00-	371.1%
200-20-42005	Late Fees	160.00	.00	160.00-	0.0%
200-20-42006	Water On or Off	840.00	2,000.00	1,160.00	42.0%
200-20-43000	Client Cost Reimbursement	1,097.46	.00	1,097.46-	0.0%
200-20-45000	Misc Income	964.33	.00	964.33-	0.0%
200-20-45010	AFFF Litigation Settlement	27,448.53	.00	27,448.53-	0.0%
200-20-45100	Interest Earned	33,862.66	.00	33,862.66-	0.0%
<b>Total Water Revenue:</b>		<b>656,796.98</b>	<b>3,929,141.00</b>	<b>3,272,344.02</b>	<b>16.7%</b>
<b>Water Expenditures</b>					
200-20-50001	Salaries & Wages	53,017.15	88,001.00	34,983.85	60.2%
200-20-50010	P/R Tax Expense	3,544.47	6,732.00	3,187.53	52.7%
200-20-50011	Insurance - Health	6,063.65	17,640.00	11,576.35	34.4%
200-20-50015	Workers Compensation Insurance	1,028.00	1,028.00	.00	100.0%
200-20-50017	Retirement	5,750.88	10,525.00	4,774.12	54.6%
200-20-51010	Admin Fees	46,954.00	93,908.00	46,954.00	50.0%
200-20-51020	Advertising	.00	200.00	200.00	0.0%
200-20-51041	Client Cost Expense	1,097.46	.00	1,097.46-	0.0%
200-20-51060	Computer IT Support	1,318.20	1,920.00	601.80	68.7%
200-20-51062	Computers - Software	5,357.32	.00	5,357.32-	0.0%
200-20-51070	Conjunctive Management	30,926.36	53,000.00	22,073.64	58.4%
200-20-51073	Contract Labor	148,997.60	80,000.00	68,997.60-	186.2%
200-20-51075	Contingency Expense	.00	40,000.00	40,000.00	0.0%
200-20-51080	Dues & Memberships	567.50	3,000.00	2,432.50	18.9%
200-20-51110	Fuel	.00	4,000.00	4,000.00	0.0%
200-20-51122	IDWR Water Fees	.00	4,000.00	4,000.00	0.0%
200-20-51140	Legal Fees	3,142.50	1,000.00	2,142.50-	314.3%
200-20-51150	Liability Insurance	12,632.00	12,632.00	.00	100.0%
200-20-51155	Merchant Fees	1,850.73	4,000.00	2,149.27	46.3%
200-20-51160	Repairs & Maintenance (Gen)	28,802.50	48,595.00	19,792.50	59.3%
200-20-51163	R & M - Equipment (non-auto)	9,262.62	5,000.00	4,262.62-	185.3%
200-20-51167	R & M - Autos	5,774.71	2,000.00	3,774.71-	288.7%
200-20-52010	Office Supplies	129.00	.00	129.00-	0.0%
200-20-52040	Postage, Copies, Mailing	.00	200.00	200.00	0.0%
200-20-52050	Professional Services	2,885.33	6,000.00	3,114.67	48.1%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
200-20-52070	Signs	148.60	.00	148.60-	0.0%
200-20-52080	Small Tools & Equipment	3,902.61	1,000.00	2,902.61-	390.3%
200-20-52090	Supplies	26,413.95	10,000.00	16,413.95-	264.1%
200-20-52100	Telephone	994.41	550.00	444.41-	180.8%
200-20-52110	Test Samples - Water & Sewer	3,696.70	8,500.00	4,803.30	43.5%
200-20-52120	Training & Meetings	2,449.79	6,000.00	3,550.21	40.8%
200-20-52124	Travel Expense	154.00	1,000.00	846.00	15.4%
200-20-52135	Water District Fees	1,078.54	1,200.00	121.46	89.9%
200-20-52140	Utilities - Gas	191.42	.00	191.42-	0.0%
200-20-52143	Utilities - Power	24,420.79	11,630.00	12,790.79-	210.0%
200-20-52146	Utilities - Trash/Toilet/Recyc	98.76	.00	98.76-	0.0%
200-20-56045	Radio Fees	200.00	240.00	40.00	83.3%
200-20-57000	Safety Equipment	179.96	1,000.00	820.04	18.0%
200-20-58120	Construction & Improvement	13,766.42	50,000.00	36,233.58	27.5%
200-20-58125	Drinking Water Plan - IDEQ	142,618.35	3,300,000.00	3,157,381.65	4.3%
200-20-58150	Auto/Equipment Lease (12+ mos)	22,620.08	23,440.00	819.92	96.5%
200-20-58160	Auto or Equipment Purchase	.00	20,000.00	20,000.00	0.0%
200-20-58250	Street Construction	.00	5,000.00	5,000.00	0.0%
200-20-58260	Water Meter or Vault Expense	7,911.70	6,200.00	1,711.70-	127.6%
Total Water Expenditures:		619,948.06	3,929,141.00	3,309,192.94	15.8%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
Water Fund Revenue Total:		656,796.98	3,929,141.00	3,272,344.02	16.7%
Water Fund Expenditure Total:		619,948.06	3,929,141.00	3,309,192.94	15.8%
Total Water Fund:		36,848.92	.00	36,848.92-	0.0%

City of Bellevue Hosted Live 3.11.2025	Year-to-Date Compared to Budget Report Period 08/25 (08/31/2025)	Page: 18 Sep 18, 2025 9:05AM
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Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
<b>Wastewater Fund</b>					
<b>WW Revenue</b>					
300-30-40000	Carryover	.00	222,811.00	222,811.00	0.0%
300-30-41800	Administrative Fees	150.00	300.00	150.00	50.0%
300-30-41815	Application Fees	400.00	100.00	300.00-	400.0%
300-30-42001	Sewer User Fees	1,124,012.86	1,213,273.00	89,260.14	92.6%
300-30-42004	Sewer Cap Fee	60,805.00	13,320.00	47,485.00-	456.5%
300-30-45100	Interest Earned	50,922.23	.00	50,922.23-	0.0%
300-30-46000	Insurance Claim Reimbursement	398,669.04	.00	398,669.04-	0.0%
Total WW Revenue:		1,634,959.13	1,449,804.00	185,155.13-	112.8%
<b>WW Expenditures</b>					
300-30-50001	Salaries & Wages	47,635.99	106,001.00	58,365.01	44.9%
300-30-50010	P/R Tax Expense	3,196.17	8,109.00	4,912.83	39.4%
300-30-50011	Insurance - Health	4,509.44	20,160.00	15,650.56	22.4%
300-30-50015	Workers Compensation Insurance	1,892.00	1,892.00	.00	100.0%
300-30-50017	Retirement	4,342.51	12,678.00	8,335.49	34.3%
300-30-51010	Admin Fees	57,388.00	114,776.00	57,388.00	50.0%
300-30-51020	Advertising	.00	200.00	200.00	0.0%
300-30-51030	Bank Charges	227.60	50.00	177.60-	455.2%
300-30-51060	Computer IT Support	1,318.20	4,000.00	2,681.80	33.0%
300-30-51062	Computers - Software & Su	6,781.72	.00	6,781.72-	0.0%
300-30-51073	Contract Labor	112,567.50	125,000.00	12,432.50	90.1%
300-30-51075	Contingency Expense	.00	33,271.00	33,271.00	0.0%
300-30-51080	Dues & Memberships	942.50	2,000.00	1,057.50	47.1%
300-30-51090	Engineering Services	5,157.25	17,000.00	11,842.75	30.3%
300-30-51110	Fuel	3,308.85	6,000.00	2,691.15	55.1%
300-30-51140	Legal Fees	1,102.50	2,000.00	897.50	55.1%
300-30-51150	Liability Insurance	25,645.98	25,646.00	.02	100.0%
300-30-51155	Merchant Fees	4,758.97	10,000.00	5,241.03	47.6%
300-30-51160	Repairs & Maintenance (Gen	21,918.52	69,000.00	47,081.48	31.8%
300-30-51163	R & M - Equipment (non-auto)	57,214.68	3,000.00	54,214.68-	1907.2%
300-30-51167	R & M - Autos	3,481.62	2,000.00	1,481.62-	174.1%
300-30-52010	Office Supplies	191.93	.00	191.93-	0.0%
300-30-52020	Internet Expense	609.22	1,860.00	1,250.78	32.8%
300-30-52050	Professional Services	2,885.34	3,000.00	114.66	96.2%
300-30-52070	Signs	148.60	500.00	351.40	29.7%
300-30-52080	Small Tools & Equipment	5,735.44	2,000.00	3,735.44-	286.8%
300-30-52090	Supplies	72,291.63	60,000.00	12,291.63-	120.5%
300-30-52100	Telephone	519.43	602.00	82.57	86.3%
300-30-52110	Test Samples - Water & Sewer	21,152.35	7,572.00	13,580.35-	279.3%
300-30-52120	Training & Meetings	1,415.88	6,000.00	4,584.12	23.6%
300-30-52124	Travel Expense	196.00	1,000.00	804.00	19.6%
300-30-52140	Utilities - Gas	557.85	1,500.00	942.15	37.2%
300-30-52143	Utilities - Power	28,535.65	33,000.00	4,464.35	86.5%
300-30-52146	Utilities - Trash/Toilet/Recyc	579.78	700.00	120.22	82.8%

Account Number	Title	2024-25 YTD Actual	2024-25 Current year Budget	2025-25 Remaining Budget	2025-25 Budget Earned/Used
300-30-56045	Radio Fees	200.00	240.00	40.00	83.3%
300-30-57000	Safety Equipment	692.92	100.00	592.92-	692.9%
300-30-58120	Construction & Improvement	330,134.42	300,000.00	30,134.42-	110.0%
300-30-58150	Auto/Equipment Lease (12+ mos)	22,620.07	23,440.00	819.93	96.5%
300-30-58160	Auto or Equipment Purchase	.00	30,000.00	30,000.00	0.0%
300-30-58170	IDEQ Loan	410,400.00	415,507.00	5,107.00	98.8%
Total WW Expenditures:		1,262,256.51	1,449,804.00	187,547.49	87.1%
Wastewater Fund Revenue Total:		1,634,959.13	1,449,804.00	185,155.13-	112.8%
Wastewater Fund Expenditure Total:		1,262,256.51	1,449,804.00	187,547.49	87.1%
Total Wastewater Fund:		372,702.62	.00	372,702.62-	0.0%

# MEMORANDUM

**Date:** September 17, 2025

**To:** Bellevue City Council

**From:** Andrew Kimmel, PE

**Subject:** Wastewater Treatment MBR Project Status

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## Purpose of Memorandum

- To keep a list of the completed work at the wastewater treatment facility.
- Provide concise information that may be used to inform the city leadership, community, and stakeholders of the efforts that have been made since the last project update.
- Resolve questions concerning the timeline, project costs, and potential concerns with completing the repairs with the initial project timeline.

The updated information is based on discussions with the City's public works director, and their contract wastewater operator. There was no site visit by the engineering team during the past two weeks. Chris Johnson toured the facility with Andrew Kimmel to document the progress and condition of the remaining items on September 15, 2025.

## Project Activities Completed

The following is a detailed description of the activities that have been completed since September 5, 2025, progress update.

- **Item 8** – The additional piping and fittings arrived at the plant, and the crews have been replacing the remaining piping as time allows. The goal is to have all piping that must be operational in order for the membranes to be cleaned when Veolia arrives.
  - Please see the attached image of the existing piping condition. The image shows where some of the fittings or pipes have begun to leak, this piping is being replaced throughout the plant.
- **Item 10** – The correct switches have been delivered, and the crews began installing them. The schedule has been updated to reflect the anticipated completion date
- **Work Item 12** – At the time of the site visit there was only one (1) bay left to clean, and the contractor, DR Pipeline, was onsite working on that bay. The onsite well was filling the bays with water which will be necessary in order for Veolia to clean the Membranes
  - The initial hope was that the bays could be cleaned in 3 days, however during cleaning it was discovered that there was significantly more debris than anticipated and the work took substantially longer.

- Please see the pictures at the end of the report to show the before and after pictures of the bays.
- **Work Item 15:** There are two basins with no damage in them and ready for full operation once sludge is removed. We know that one basin has damage, and we can see a broken pipe so we cannot test the remaining diffusers. The piping will be repaired but the aerators appear to be in operable condition. The fourth basin was full of rocks and sludge. It is believed that the rocks and other debris were pushed into the basin during the failure event, Due to the heavy snowfall and in an effort to hold the wastewater back into the basins rather than allowing it to overflow onto the ground and potentially the creek. Snow was pushed up to the basins to create a berm; in doing so the gravel surface was inadvertently pushed into the basin and filling it with multiple feet of rocks and sand in addition to the sludge. This assumption is based on the description of what happened during the failure, but a definitive cause is unknown.
  - The images in Item 12 that show all the rock in the basin mentioned in this update. This is the single basin that has significant rock and other debris in the bottom. This basin took multiple days to clean.
  - This is the remaining basin that has to be tested as well.
- **Work Item 16:** There is a single aeration bay left to repair and verify if it has full function.
- **Work Item 18:** ACS has been onsite and has been able to continue the work on the SCADA system. So far all of the testing for the item that has power has shown full function and control with the new system
- **Work Item 22:** The electrical is about 80% complete which has allowed more testing and verification of equipment. The electricians had left just prior to the site visit, but the remaining work items are mostly finishing touches with wiring connections and closure of junction boxes once testing is complete.
  - See Attached images of the upgraded electrical work.
  - It is important to note that the electrical wiring in the basement near the pumps has all been relocated and now elevated to protect against potential damage should water get into the basement in the future.

## Project Concerns

While doing a full site evaluation, we did identify a significant concern with the condition of the headworks channel. The headworks system was not part of the insurance claim, and the damage that we found is also not related to the failure. The headworks channel is constructed of concrete, and during our inspection it was noted that the outer surface has significant spalling (concrete falling off and exposing the rebar). Due to the condition of the channel, it is recommended that the channel be cleaned and disinfected. Once the channel is cleaned the channel itself will need to be repaired with high strength grout and then coated with a polyurethane liner. If the channel is not repaired the aggregate that is exposed will condition to fall off into the channel and eventually into the membrane bays. The rebar will also continue to rust and eventually fail which could lead to a failure in the floor and washout that side of the building slabs support system. I have included some pictures of the channel, and DR Pipeline does this type of work. Chris is working on getting a quote for the repair while the system is offline, since this is the best time to perform the work.

## Project Work Item Tracking

The following table presents the ongoing status of the known items that need repaired and their anticipated completion dates. The dates are dependent on the equipment arriving when scheduled, if any delays in delivery occur it could impact the schedule. The anticipated completion dates in **red text** are dates that have been delayed due to equipment or other factors. The items marked in green indicate completion.

#	Work Item	Anticipated Completion Date	Actual Completion Date
1	Obtain and install air valves and actuators from Rocky Mountain Valves	August 3, 2025	August 2, 2025
2	Flow Meter Installation- <a href="#">PW Staff -RAS</a> (3)	July 20, 2025	July 20, 2025
3	Flow Meter Installation- <a href="#">PW Staff WAS</a> (1)	July 20, 2025	August 3, 2025
4	Flow Meter Installation- <a href="#">PW Staff Permeate</a> (2)	July 20, 2025	July 12, 2025
5	Flow Meter Installation- <a href="#">PW Staff High Pressure Reuse</a> (2)	July 20, 2025	July 12, 2025
6	Flow Meter electrical control install – <a href="#">Dusty's Electric</a>	August 18, 2025	August 31, 2025
7	Analyze Vogelsang WAS pump (may need replaced). Work includes dissembling and checking gear box, shafts, and wiring- <a href="#">PW Staff</a>	Sept 7, 2025	WAS pump is operational and in use, August 10, 2025
8	Repair piping for acid and sodium hypochlorite throughout the facility- <a href="#">PW Staff</a>	September 22, 2025	Ran out of hose cannot complete at this time August 17, 2025
9	New piping install- HDPE fusible pipe to be used for additional chemical lines or if replacement is needed. <a href="#">PW Staff</a>	As time allows, and leaks are found	80% completed
10	Install Vega pressure switches- <a href="#">PW Staff</a>	September 19, 2025	
11	Vega pressure switches electrical connection and testing- <a href="#">Dusty's Electric</a>	September 20, 2025	
12	Fill and clean aeration basins with clean water- <a href="#">PW Staff</a> <ul style="list-style-type: none"> <li>This is an iterative process, must fill all basins and flush old waste and debris out, then pump out water.</li> <li>Began Process in May, and the cycle takes a couple of weeks each time.</li> <li>Specialized equipment needed to complete this task</li> </ul>	September 20, 2025	September 17, 2025

13	Fill and Clean MBR basins with clean water- PW Staff	August 31, 2025	July 20, 2025
14	Drain WAS and Flush water tanks PW Staff	August 2, 2025	August 2, 2025
15	Turn on the aeration system to assess aeration equipment in Basins - PW Staff	September 20, 2025	2 of the 4 basins are operational
15a	New Item* Actuators for equipment within the MBR Basins (KT-10 and 2-KT 30)	September 15, 2025	September 14, 2025
15b	New Item* Test all aeration blowers and verify they are operational	August 17, 2025	August 10, 2025
16	Drain Aeration Basins (As needed) to repair damaged aerators - PW Staff	September 18, 2025,	
17	Repair damaged Aerators and diffusers (4-week delivery schedule) PW Staff	Sept 25, 2025	
18	SCADA system replacement Need a system to take over the plant control, current system is no longer serviceable – Advanced Control Systems	September 22, 2025	
19	Membrane Cleaning – Schedule 1 week for training and cleaning with Veolia - PW Staff  \$18,000 plus cost for Veolia support of chemicals	Scheduled for the last 2 weeks of September, may need to 1 week for commissioning to Oct 1.	
20	Order chemicals for Membrane cleaning (Sodium Hypochlorite, Citric Acid) - PW Staff		Completed, and onsite
21	Verify whether the current SCADA can turn on the Plant so backflushing of membranes is possible - Advanced Control Systems	Sept 29, 2025	
22	Electrical system test- verify what turns on within the plant (use clean water only)- Dusty's Electric PW Staff	Sept 19, 2025	System 80% verified an operational
23	Verify if SCADA system is fully operational - Advanced Control Systems	Sept 29, 2025	50 tested
24	Plant Walk through with DEQ- PW Staff	May 2025	See Letters from DEQ
25	Plant Start-up (Coordinate with Veolia and DEQ on seeding the biology of the plant) PW Staff	Oct. 1, 2025	
26	Commissioning the plant for full operation- PW Staff	Nov. 1, 2025	

Figure 1: Work Item 8: Existing piping that will be replaced, evidence of chemical leaks

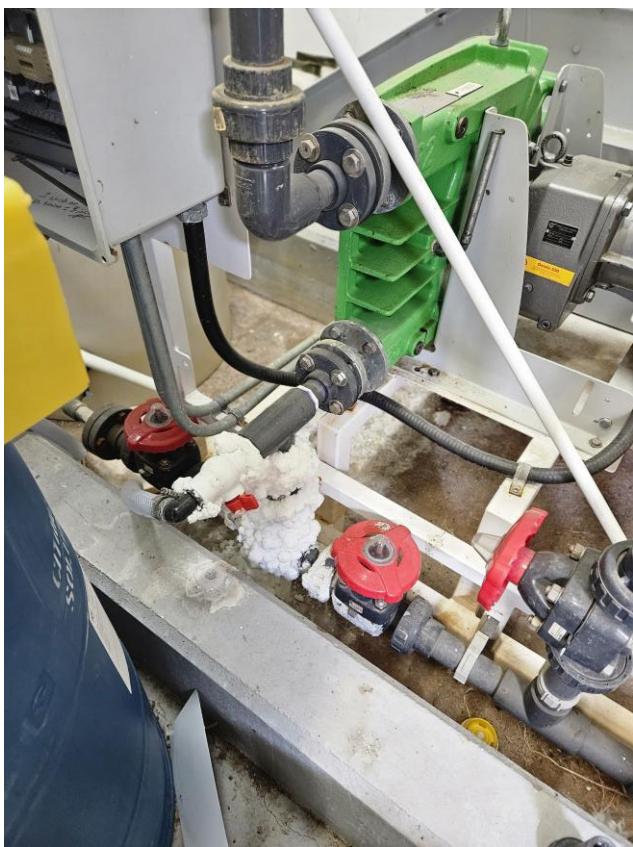


Figure 2: Item 12- Aeration Basins before and during cleaning

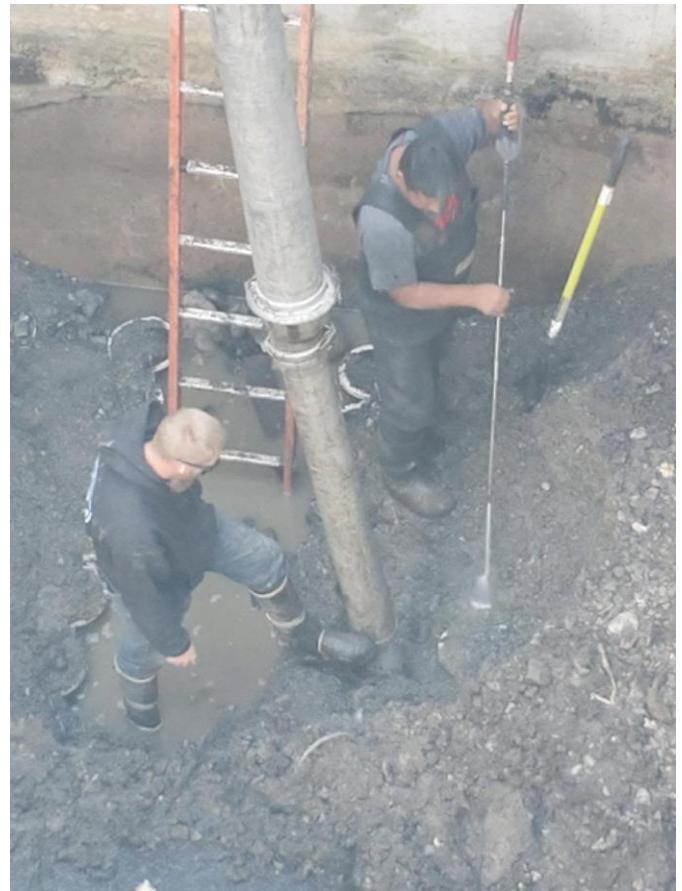


Figure 3: Item 12 -Aeration basin prior to cleaning



Figure 4: Item 12 - Aeration Basins after cleaning

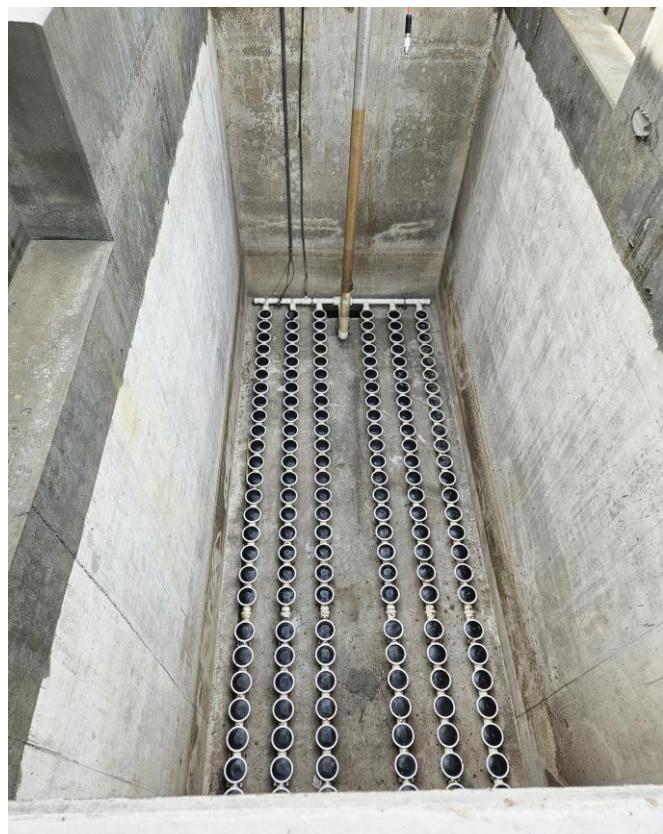
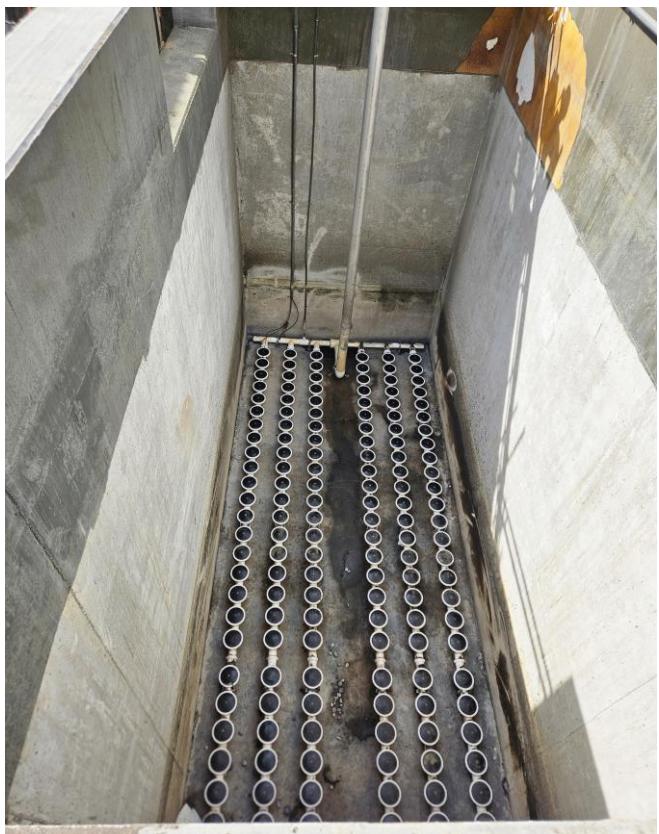


Figure 5: Item 18 SCADA system replacement and testing



Figure 6: Item 22 Electrical System Replacement

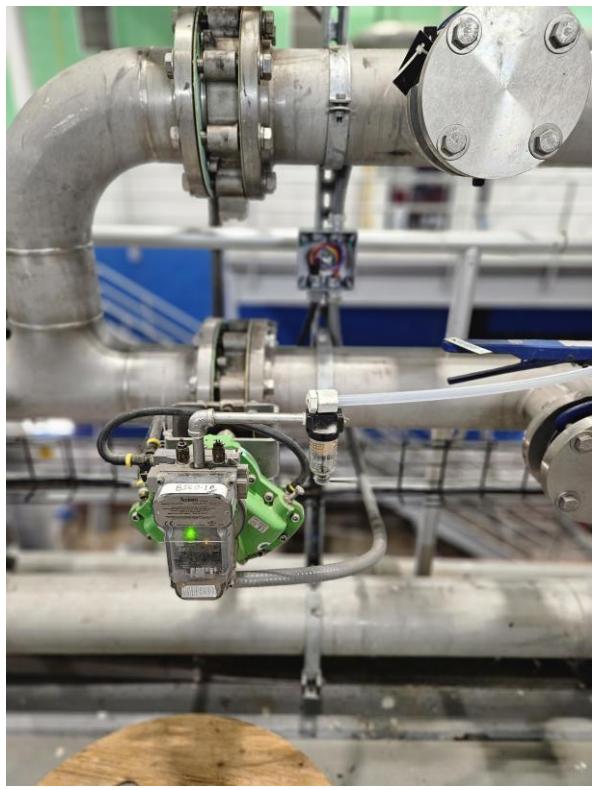
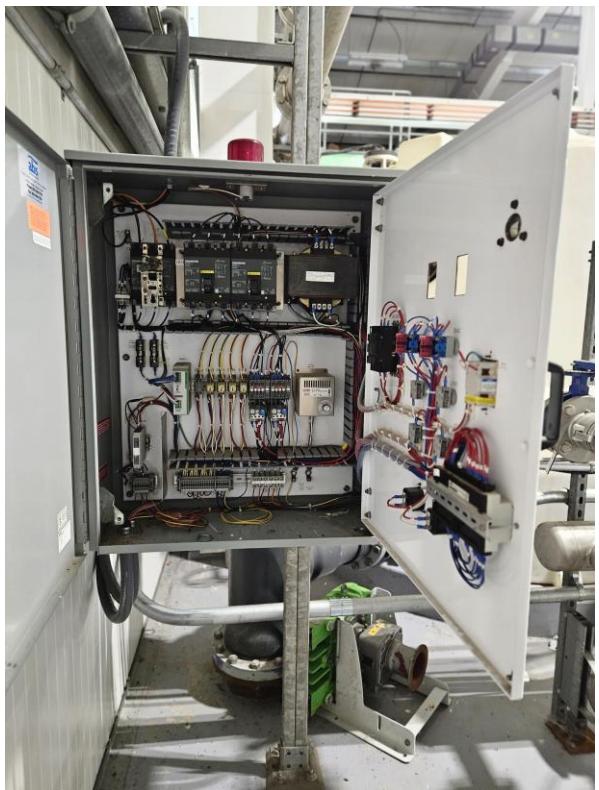
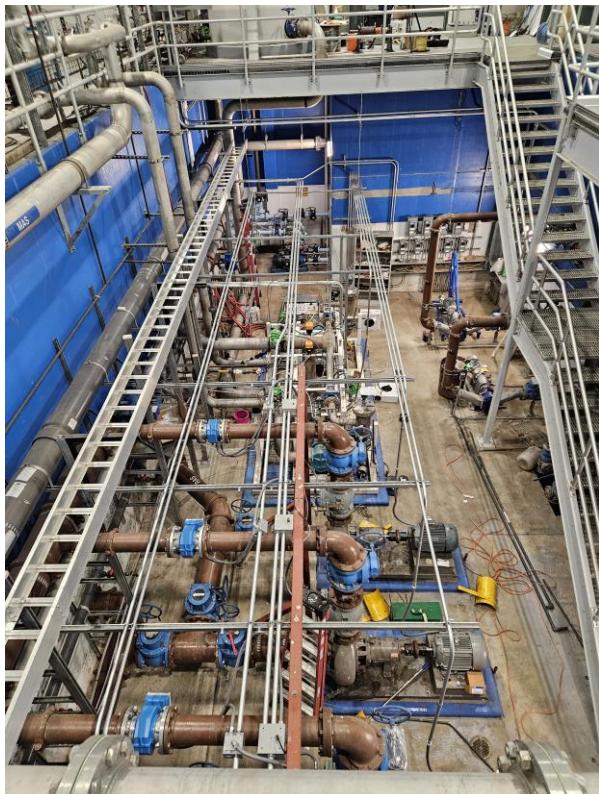
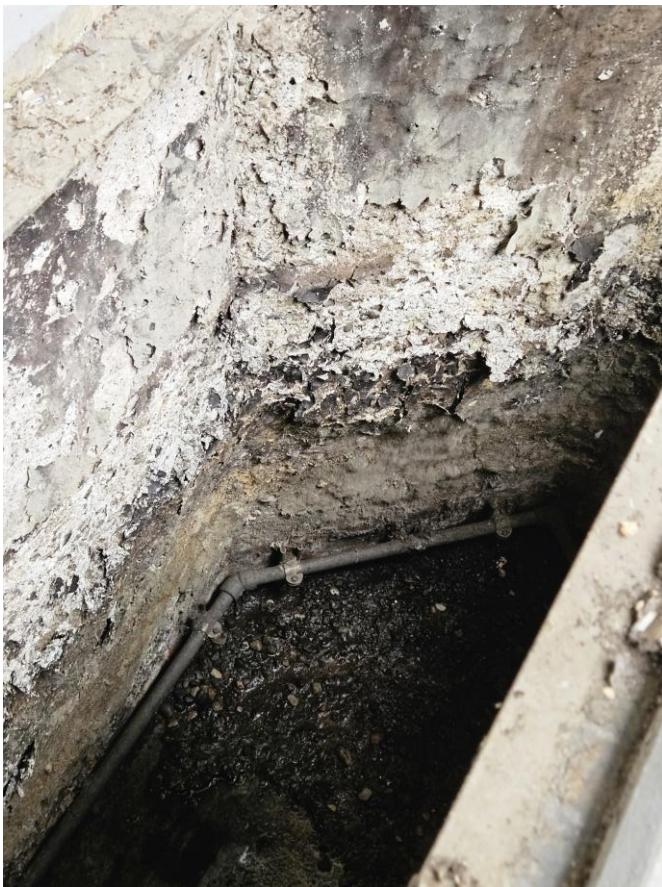


Figure 7- Headworks channel surface damage





# The Future of Recreation

Proposed Recreation Levy for Blaine County Recreation District

## The Challenge

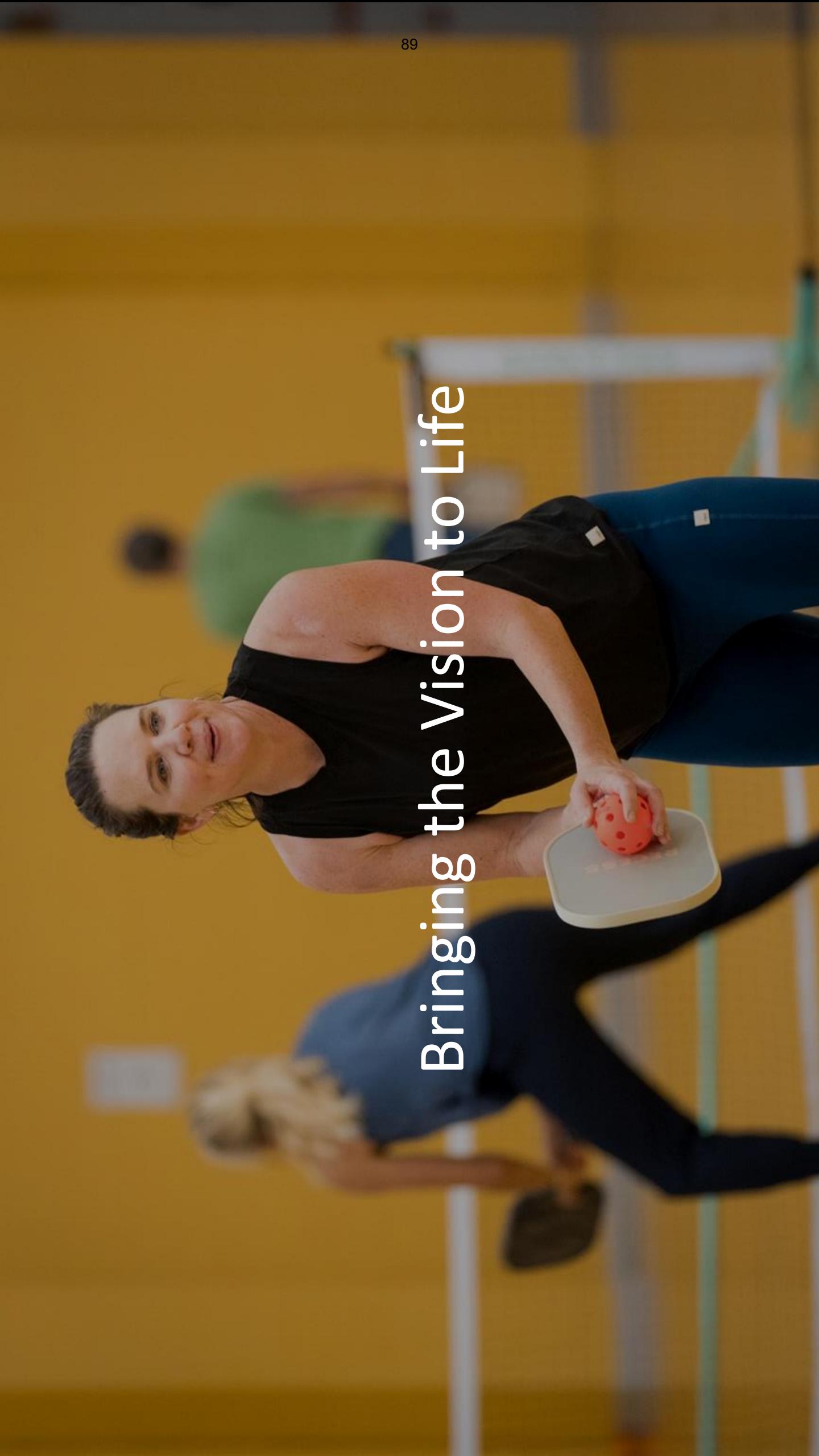
With rising demand and increasing operational costs, BCRD's funding model no longer keep pace.

# Listening to the Community



## A Vision for Recreation

We envision a future where Recreation is for everyone. Every age, every ability, every season. A future where it connects us, strengthens us, and remains at the heart of our community identity.



Bringing the Vision to Life

# Trails

## Use & Demand

- World-class trails with 600,000 annual user days for recreation, transportation, and community connection

## Proposed Changes:

- Improvements for summer and winter trails, including: Wood River Trail, Quigley Trails, North Valley Trails, and Galena Trails to connect communities
- Repair and maintain bridges, install restrooms, improve parking areas, upgrade grooming equipment, and enhance multi-use spaces.



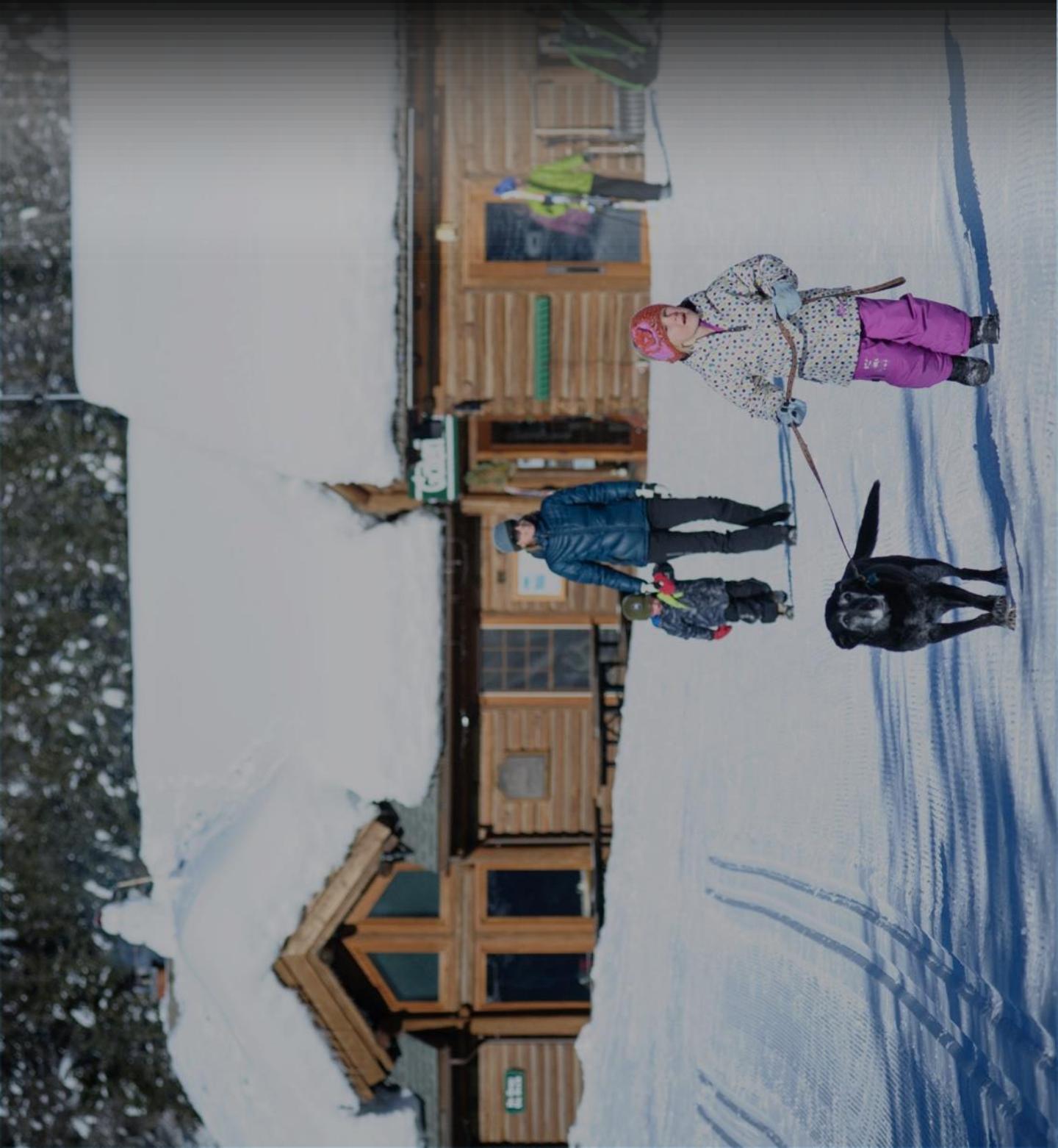
# Galena Lodge

## Use & Demand

- World-class recreation site
- Aging structure and preservations needed

## Proposed Changes

- Renovate and preserve the historic lodge
- Upgrade supporting infrastructure
- Improve site amenities for year-round use



# Quigley Trails Park

## Use & Demand

- A community hub for play, exercise, and connection
- Space where you try something for the first time

## Proposed Changes

- Enhance and construct infrastructure supporting multi-use recreation spaces

# Aquatics Facilities

## Use & Demand

- Keeping the pool safe, welcoming, and open longer for the whole community.

## Proposed Changes

- Expand seasonal operations
- Complete long-term maintenance and improve infrastructure



# Sports Fields & Infrastructure

## Use & Demand

- Access to sports and rec provides demonstrated benefits for children & adults
- Competition for time/access
- 89% of surveyed users cite need for more rec space

## Proposed Changes

- Construction of and improvements to multi-use courts, fields and facilities
- Accommodate various sports and community events year-round

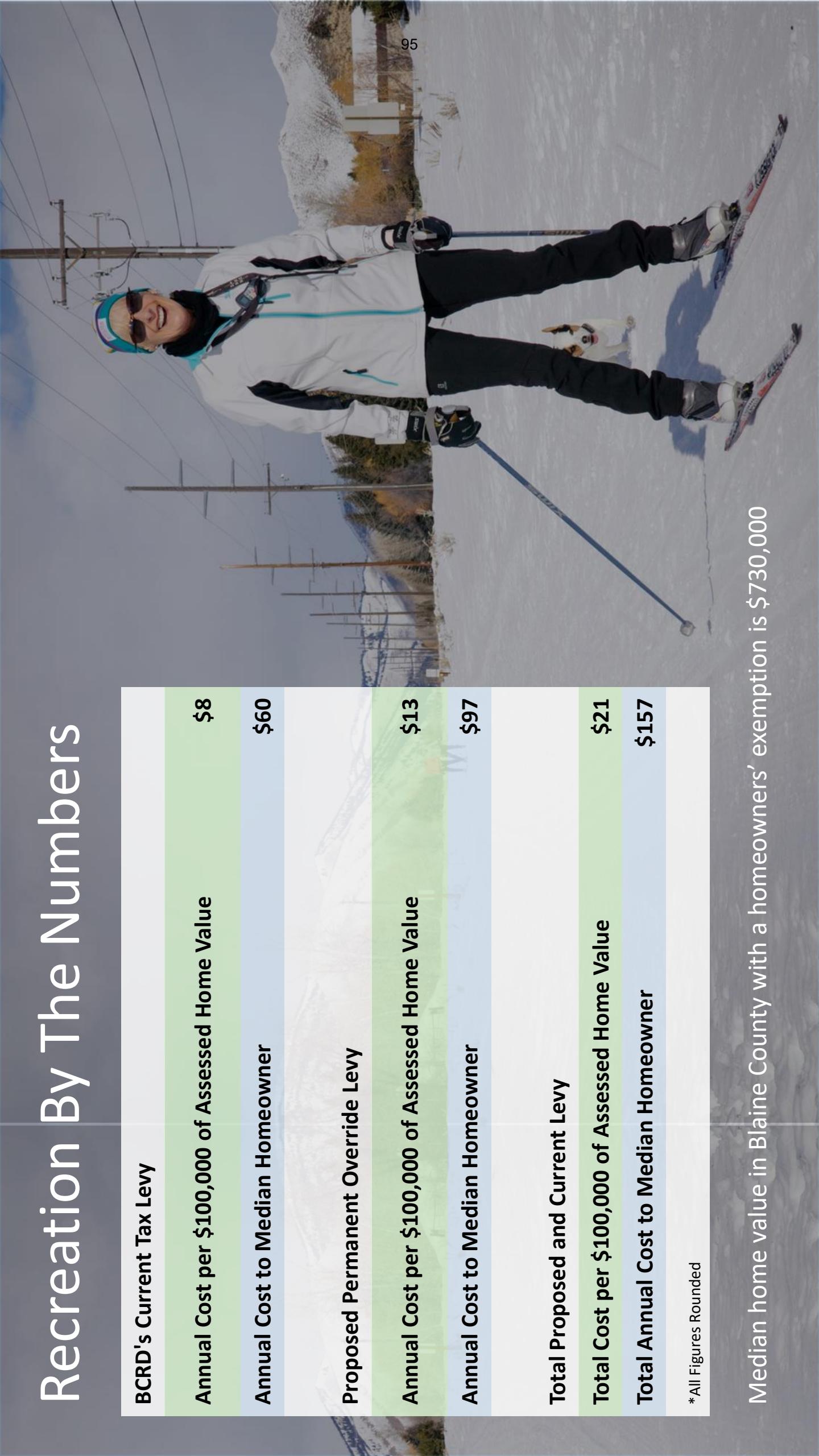


# Recreation By The Numbers

BCRD's Current Tax Levy	
Annual Cost per \$100,000 of Assessed Home Value	\$8
Annual Cost to Median Homeowner	\$60
Proposed Permanent Override Levy	
Annual Cost per \$100,000 of Assessed Home Value	\$13
Annual Cost to Median Homeowner	\$97
Total Proposed and Current Levy	
Total Cost per \$100,000 of Assessed Home Value	\$21
Total Annual Cost to Median Homeowner	\$157

\* All Figures Rounded

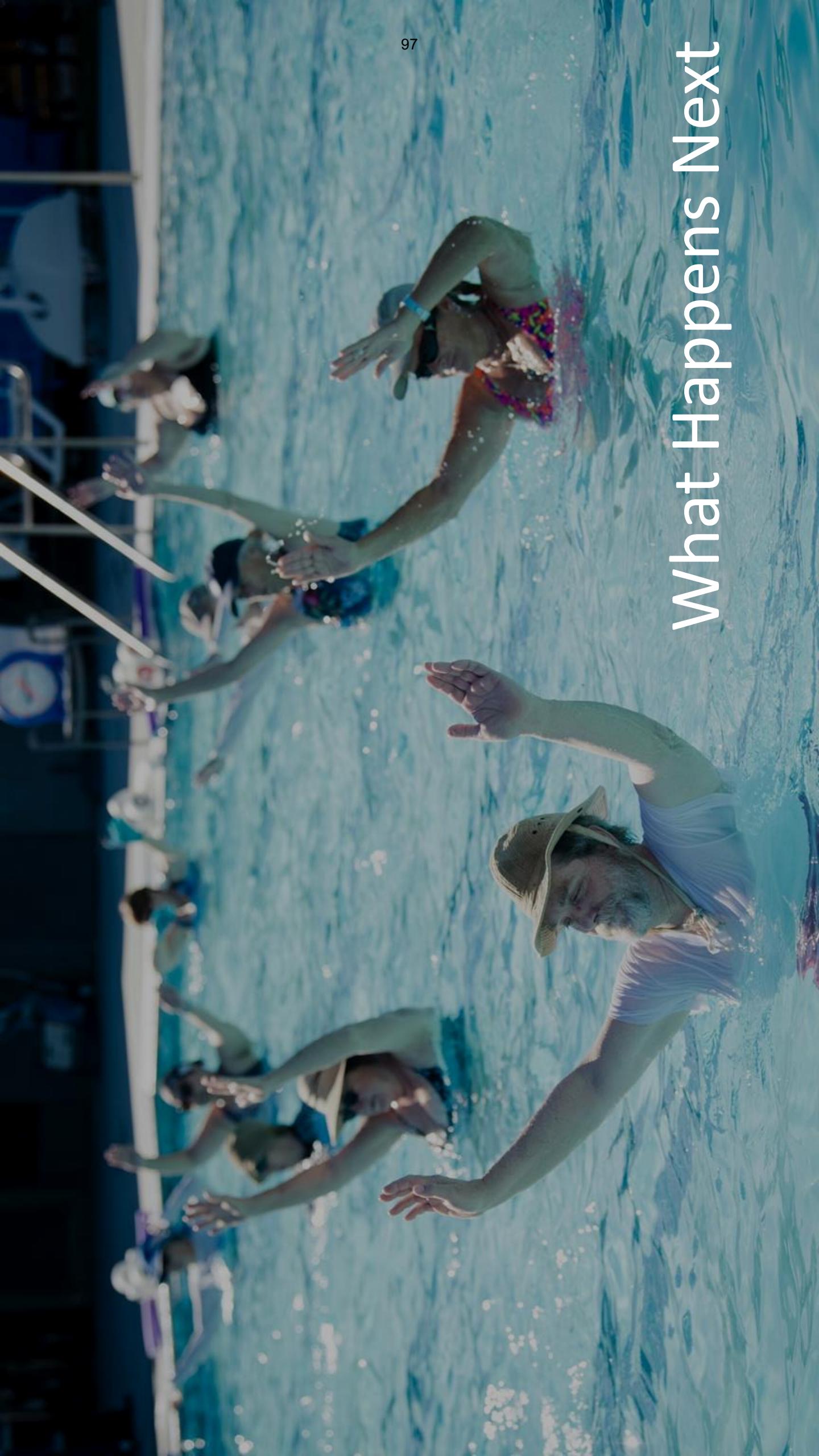
Median home value in Blaine County with a homeowners' exemption is \$730,000



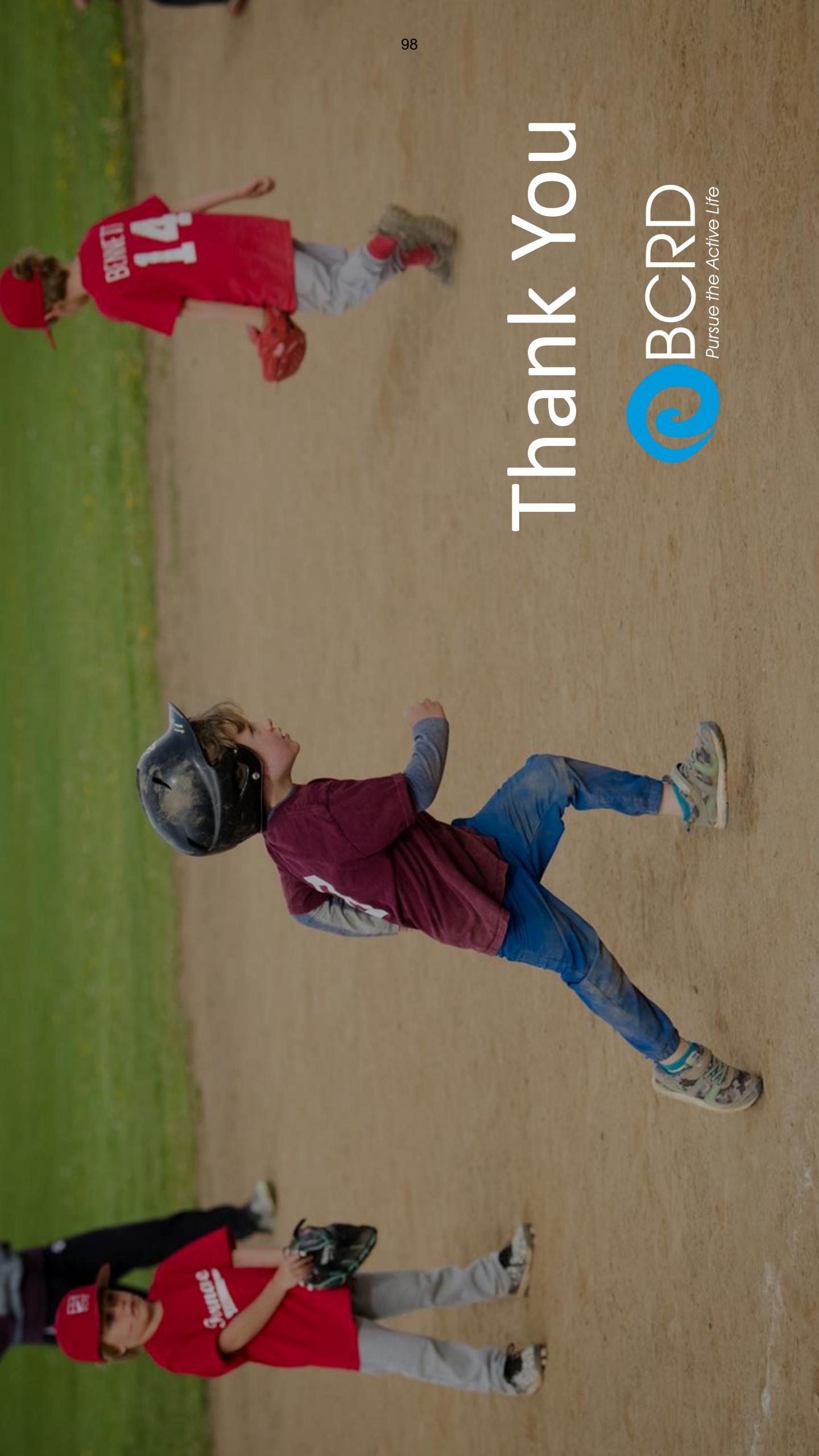
# Planning for the Future



# What Happens Next



Thank You





# FP-25-01

## Staff Report

Bellevue Common Council

September 22, 2025

Karl Malone  
Subdivision Final  
Plat

# Executive Summary

## Description

A final plat to subdivide (1) 5.43-acre parcel into one (1) 2.55-acre parcel and one (1) 2.89 acre parcel. The property is zoned B – Business.

## Discussion

- The applicant is requesting final plat approval for a two (2) lot subdivision located at 871 North Main Street, at the northern end of Bellevue City Limits. The proposed Lot 2, Block 1 is the site of an approved gas station (DR-24-01). No use has been proposed or approved on the proposed Lot 1, Block 1. The subject property is within the B – Business zone.
- The preliminary plat for this application was approved by the Bellevue Common Council on December 9, 2024 with the following conditions of approval (staff analysis in *italics*):
  - Prior to the submittal of a final plat application, the applicant shall provide a revised preliminary plat identifying a non-vehicular access easement along the street frontage of the proposed subdivision. *The required non-vehicular access easement has been identified on the face of the plat.*
  - Prior to the submittal of a final plat application, the applicant shall provide a revised preliminary plat correctly identifying the locations of all off-site easements with instrument numbers of the recorded easement documents. *Additional details and instrument numbers have been added to the plat.*

## Recommendations

### Actions

At their September 2, 2025 meeting, the Bellevue Common Council adopted Findings of Fact, Conclusions of Law, and Decision documents recommending approval of the subject application with the conditions of approval identified below.

*Suggested motion:*

“I move that we approve FP-25-01 with the conditions identified within the Planning & Zoning Commission’s Findings of Fact, Conclusions of Law, and Decision, and to adopt the Findings of Fact, Conclusions of Law, and Decision documents reflecting this decision based on the record provided.”

## Conditions of Approval

1. Prior to the City Clerk signing the final plat, the applicant shall provide digital files in accordance with Bellevue City Code Section 11-3-4(E)(3-5).

## Notice of Expiration

Pursuant to Bellevue City Code Section 11-3-4(D), failure to record an approved final plat with the Blaine County Recorder within one year after approval by the Council shall cause all approvals of said final plat to be null and void. No building permit shall be issued with regard to any parcel of land within a proposed subdivision until the final plat has been recorded. A copy of the final

recorded plat shall be placed on file with the City. For good cause shown, the deadlines in this section may be extended for up to twelve (12) months. The Council shall hold a duly noticed public hearing prior to granting said extension.

## Project Location



# Project Analysis

## Legal Description

Lot 1A, Block 1, KMAM Plat, located within Section 26, Township 2 North, Range 18 East, B.M., City of Bellevue, Blaine County, Idaho.

## Associated Documents

Document Name	Receipt of Last Revision
Application	July 2, 2025
Final Plat	August 13, 2025
Approved Preliminary Plat	December 9, 2024
Preliminary Plat Findings of Fact, Conclusions of Law, and Decision	December 9, 2024
Planning & Zoning Commission Final Plat Findings of Fact, Conclusions of Law, and Decision	September 2, 2025

## Public Noticing

Notice	Date
Political Subdivisions	July 30, 2025
Property Owners within 300 feet	September 3, 2025
Site Posting	August 28, 2025
Publication in <i>Idaho Mountain Express</i>	September 3, 2025

## Required Findings Code Sections

### Bellevue City Code Section 11-3-4: Final Plat

A. Procedure: After approval of the preliminary plat, the subdivider shall cause the subdivision to be surveyed and a final plat to be prepared in conformance with the preliminary plat as approved, and Idaho Code title 50, chapter 13. Upon completion of said final plat, the subdivider shall file same, together with the final plat application and all other documents required, with the Administrator including eight (8) copies thereof. Then the Administrator shall place said final plat on the commission's meeting agenda.

If the final plat conforms to all requirements of this title, other applicable ordinances and resolutions of the City, all conditions placed upon the preliminary plat by the Council, and all requirements of Idaho Code, the Commission shall recommend approval of said final plat to the Council. In the event that the Commission finds the final plat does not comply with this title or other applicable ordinances and resolutions of the City or does not substantially conform to the approved preliminary plat, the Commission shall deny said final plat.

When submitted to the Administrator, the final plat shall bear all required certificates. Thereafter, the Administrator shall place the final plat upon the Council's meeting agenda for a duly noticed public hearing.

B. **Contents Of Plat:** The final plat shall be drawn at such a scale and shall be in conformance with the provisions of Idaho Code title 50, chapter 13. The reverse side of said sheet shall not be used for any portion of the drawing. The contents of the final plat shall include all items required under Idaho Code title 50, chapter 13, and shall also include:

1. Point of beginning of subdivision description tied to at least two (2) government survey corners, or in lieu of government survey corners, to monuments recognized by the City Engineer.
2. Location and description of monuments.
3. Tract boundary lines, property lines, lot lines, street right- of-way lines and centerlines, building envelopes as required on the preliminary plat, lot area of each lot, boundaries of the floodplain and floodway and the Avalanche District, all with bearings of accurate dimensions in feet and decimals thereof, in degrees and minutes, and radii, arcs, central angles, tangents, and chord lengths of all curves to the above accuracy.
4. Names and locations of all adjoining subdivisions.
5. Name and right-of-way width of each street and other public rights-of-way.
6. Location, dimension, and purpose of all easements, public and private.
7. The lots numbered consecutively throughout each block.
8. The outline of any property other than a street, alley, or easement which is offered for dedication to public use, fully dimensioned by distances and bearings with the area marked "Dedicated to the City of Bellevue for Public Use", together with any other descriptive language with regard to the precise nature of the use of the land so dedicated.
9. The title shall include the name of the subdivision, the name of the City, if appropriate, County and State, and the location and description of the subdivision referenced to section, township, and range.
10. Scale, north arrow, and date.
11. Location, width and names of all existing or dedicated streets and other public ways within or adjacent to the proposed subdivision.
12. A provision in the owner's certificate referencing the County Recorder's instrument number where the condominium declaration(s) and/or Articles of Incorporation of the Homeowners' Association governing the subdivision are recorded.
13. Certificate by a registered engineer or surveyor preparing the map certifying to the accuracy of surveying plat.
14. A current title report of all property contained within the plat.
15. Certification of the owner(s) of record and all holders of security interest(s) of record with regard to said property.
16. Certification and signature of the engineer (surveyor) verifying that the subdivision and design standards meet all City requirements.
17. Certification and signature of the City Engineer verifying that the subdivision and design standards meet all City requirements.
18. Certification and signature of the City Clerk verifying that the subdivision has been approved by the Council.
19. Notation of any additional restrictions imposed by the Council on the development of said subdivision to provide for the public health, safety, and welfare.
20. A copy of the recorded final plat.

21. Two (2) sets of as built drawings, certified as complete by the project engineer, of all public streets, the public water system, the public sewer system and all utilities.

C. Acceptance Of Dedications: Approval of the final plat by the Council shall constitute acceptance of all dedications for public streets, rights-of-way, easements, and other lands dedicated for public purpose or use as shown thereon. As a condition precedent to the acceptance of any streets or required improvements, the Council shall require that the subdivider install said improvements in accordance with the City or other applicable construction standards and that condition shall be noted on the final plat.

D. Time Limitations: The failure to obtain final plat approval by the Council of an approved preliminary plat within one year after approval by the Council shall cause all approvals of said preliminary plat to be null and void. The final plat shall be filed with the Blaine County Recorder within one year after final plat approval by the Council. Failure to file said final plat within that time shall cause all approvals of said final plat to be null and void. No building permit shall be issued with regard to any parcel of land within a proposed subdivision until the final plat has been recorded. A copy of the final recorded plat shall be placed on file with the City. For good cause shown, the deadlines in this section may be extended for up to twelve (12) months. The Council shall hold a duly noticed public hearing prior to granting said extension.

E. Copies Of Plat:

1. Three (3) copies of the final plat shall be filed with the Administrator prior to being placed upon the commission's agenda. Three (3) copies of the final plat as approved by the Council and signed by the City Clerk shall be filed with the Administrator and retained by the City.
2. The final plat shall show a minimum of two (2) Blaine County survey control monuments with ties to the property and an inverse between the two (2) monuments. The survey control monuments shall be clearly identified on the face of the plat.
3. In addition to all other copies of the final plat required hereunder, an electronic CAD file shall be submitted to the Blaine County Recorder's Office concurrent with the recording of the final plat containing the following data:
  - a. The line work delineating all lots, parcels and roadways on a CAD layer/level designated as "parcel";
  - b. Line work delineating all roadway centerlines on a CAD layer/level designated as "road"; and
  - c. Line work that reflects the ties and inverses for the survey control monuments shown on the face of the plat shall be shown on a CAD layer/level designated as "control".
4. All information within the electronic file shall be CD oriented, and scaled to grid per the Idaho State Plane Coordinate System, Central Zone, NA D1983 (1992), U.S. Survey Feet, using the Blaine County Survey Control Network. Electronic CAD files shall be submitted in a "dwg", "dgn" or "shp" format and shall be submitted on a CD or a flash drive. When the endpoints of the lines submitted are indicated as coincidental with another line, the CAD line endpoints shall be separated by no greater than 0.0001 drawing units.
5. Any digital submittal will convey the rights to Blaine County, Idaho (herein also referred to as "Blaine County") for use within its GIS, and acceptance of digital data by Blaine County absolves the surveyor of any liability related to the electronic submittal as set forth by Blaine County in Blaine County resolution 2002-54.
6. The technical requirements of subsections E3, E4 and/or E5 of this section may, from time to time, be amended by resolution of the City Council.

## Code Sections of Interest

### Bellevue City Code Section 11-4-10: Easements:

Easements, as set forth hereinafter, shall be required for location of utilities and other public services to provide adequate pedestrian circulation and access to public waterways and lands:

- A. A public utility easement at least ten feet (10') in width shall be required within the street right-of-way boundaries of all streets.
- B. Where a subdivision contains or borders on a watercourse, drainageway, channel or stream, an easement shall be required of sufficient width to contain said watercourse and provide access for private maintenance and/or reconstruction of said watercourse.
- C. All subdivisions which border the Big Wood River or any tributary shall dedicate a twenty foot (20') fisherman and unaltered riparian easement along the river bank. Furthermore, the Council shall require in appropriate areas an easement providing access through the subdivision to the bank as a sportsman's access. These easement requirements are minimum standards, and in appropriate cases where a subdivision abuts a portion of the river adjacent to an existing pedestrian easement, the Council may require an extension of that easement along the portion of the riverbank which runs through the proposed subdivision.
- D. All subdivisions which border on the Big Wood River or any tributary shall dedicate a one hundred foot (100') floodplain management easement upon which no permanent structure shall be built in order to protect the natural vegetation and wildlife along the riverbank and to protect structures from damage or loss due to riverbank erosion.
- E. All subdivisions through which appropriate access to public lands are found to exist shall dedicate reasonable public access easements thereto as part of the subdivision traffic circulation.
- F. No ditch, pipe, or structure for irrigation water or irrigation wastewater shall be constructed, rerouted, or changed in the course of planning for or constructing required improvements within a proposed subdivision unless same has first been approved in writing by the ditch company or property owner holding the water rights thereto. A written copy of such approval shall be filed as part of required improvement construction plans.
- G. Nonvehicular transportation system easements including pedestrian walkways, bike paths, equestrian paths, and similar easements shall be dedicated by the subdivider to provide an adequate nonvehicular transportation system throughout the City. Such improvements may be calculated towards required park land dedication requirements as set forth in the adopted Bellevue Parks Master Plan.

## Comprehensive Plan Analysis

### Chapter 5 – Land Use – Business (B)

Bellevue's downtown and business area is linear and centered along State Highway 75 (Main Street) through the middle of the city. The business area is generally constrained to the west by the drop in slope toward the river and to the east by the original platting and residential development over the city's nearly 135-year history. This land use area allows permitted businesses that include but are not limited to: business, professional, medical offices; public buildings, gas stations; restaurants, bars, theaters, banks, motels, tourist uses, retail outlets; public utilities, repair/personal services, storage, public parking lots and garages, car washes; and churches.

There are 65.271 acres in Bellevue classified as business as of September, 2015. This inventory includes: 138 lots ranging in size from 0.068 to 8.46 acres; 22 vacant lots totaling 16.273 acres; and 22 vacant lots totaling 16.273 acres; and 22 legally nonconforming properties on 8.292 acres that the City desires to be redeveloped for business purposes. Bellevue has in excess of 24.565 acres (or 37.6%) of business zoned property that is either vacant or under- developed.

Currently a mix of non-conforming uses exists within the business zone. These “grandfathered” uses are allowed to continue, although current zoning ordinances do not allow for expansion of these nonconforming uses.

The Bellevue Business Park on the north edge of town has expanded the business core with the addition of a large grocery store, bank, and garden center. As the business park has developed, this end of town has become a hub of activity. Sidewalks have made pedestrian circulation easier, safer, and more inviting.

## Comments

### Agency/Department Comments

To date, Staff has received comment from the following agencies and departments:

- Bellevue City Engineer

All agency comments received to date are attached for reference.

### Public Comments

To date, Staff has not received any public comments.

**CITY OF BELLEVUE**  
**COMMON COUNCIL**

<b>REGARDING AN APPLICATION OF:</b> KMAM Real Estate IDBEL, LLC for final plat approval of the Karl Malone Subdivision.	<b>FINDINGS OF FACT, CONCLUSIONS OF LAW, AND DECISION</b>
----------------------------------------------------------------------------------------------------------------------------	-----------------------------------------------------------

**DESCRIPTION:** A final plat to subdivide (1) 5.43-acre parcel into one (1) 2.55-acre parcel and one (1) 2.89-acre parcel. The property is zoned B – Business.

The Bellevue Common Council held a properly noticed public hearing on September 22, 2025 at which time the Council voted to approve of the subject application as conditioned herein.

**I. GENERAL BACKGROUND**

1. **Notice** of this hearing was:
  - i. Published in the Idaho Mountain Express on September 3, 2025
  - ii. Posted on-site on August 28, 2025.
  - iii. Mailed to all adjoiners within 300' of the exterior property lines on September 3, 2025.
2. The Council was asked to disclose any conflicts of interest or *ex parte* communications on the subject application. No conflicts or *ex parte* communication were identified.

3. Attached to this report are the following exhibits:

Document Name	Receipt of Last Revision
Application	July 2, 2025
Final Plat	August 13, 2025
Approved Preliminary Plat	December 9, 2024
Preliminary Plat Findings of Fact, Conclusions of Law, and Decision	December 9, 2024
Planning & Zoning Commission Final Plat Findings of Fact, Conclusions of Law, and Decision	September 2, 2025

### **Exhibit B—Agency Comments**

Prior to opening the public hearing, Staff had received comment from the following agencies and departments:

- Bellevue City Engineer

All agency comments received were transmitted to the Council.

### **Exhibit C— Public Comments**

Prior to opening the public hearing, Staff had not received any public comment.

## **II. FINAL PLAT STANDARDS OF EVALUATION**

### **BELLEVUE CITY CODE SECTION 11-3-4**

#### **11-3-4(A): PROCEDURE:**

After approval of the preliminary plat, the subdivider shall cause the subdivision to be surveyed and a final plat to be prepared in conformance with the preliminary plat as approved, and Idaho

Code title 50, chapter 13. Upon completion of said final plat, the subdivider shall file same, together with the final plat application and all other documents required, with the Administrator including eight (8) copies thereof. Then the Administrator shall place said final plat on the commission's meeting agenda.

If the final plat conforms to all requirements of this title, other applicable ordinances and resolutions of the City, all conditions placed upon the preliminary plat by the Council, and all requirements of Idaho Code, the Commission shall recommend approval of said final plat to the Council. In the event that the Commission finds the final plat does not comply with this title or other applicable ordinances and resolutions of the City or does not substantially conform to the approved preliminary plat, the Commission shall deny said final plat.

When submitted to the Administrator, the final plat shall bear all required certificates. Thereafter, the Administrator shall place the final plat upon the Council's meeting agenda for a duly noticed public hearing.

**FACTS:** The applicant received preliminary plat approval by the Bellevue Common Council on December 9, 2024.

The preliminary plat was found to be in conformance with the requirements of Title 11, Bellevue City Code and other applicable ordinances except where conditions of approval required modifications.

The applicant identified a ten foot (10') wide non-vehicular access easement along the frontage of the property on the final plat.

The applicant identified the locations of all off-site easements with instrument numbers on the final plat.

**FINDINGS:** The proposed final plat is in compliance with Title 11, Bellevue City

Code, and other applicable ordinances.

The conditions of approval placed upon the preliminary plat have been satisfied.

**CONCLUSION:** The subject application meets the requirements for granting approval of a final plat application.

## II. DECISION AND ORDER

► **Motion:** Upon a Motion by Council Member and a second by Council Member, a unanimous vote, the Bellevue Common Council hereby **approves** of the subject application submitted by KMAM Real Estate IDBEL, LLC, finding the application complies with the applicable criteria set forth in Bellevue City Code, subject to the following conditions of approval:

1. Prior to the City Clerk signing the final plat, the applicant shall provide digital files in accordance with Bellevue City Code Section 11-3-4(E)(3-5).

### Notice of Expiration

Pursuant to Bellevue City Code Section 11-3-4(D), failure to obtain final plat approval by the Council of an approved preliminary plat within one year after approval by the Council shall cause all approvals of said preliminary plat to be null and void. The final plat shall be filed with the Blaine County Recorder within one year after final plat approval by the Council. Failure to file said final plat within that time shall cause all approvals of said final plat to be null and void.

No building permit shall be issued with regard to any parcel of land within a proposed subdivision until the final plat has been recorded. A copy of the final recorded plat shall be placed on file with the City. For good cause shown, the deadlines in this section may be extended

for up to twelve (12) months. The Council shall hold a duly noticed public hearing prior to granting said extension.

IT IS SO ORDERED this 22<sup>nd</sup> day of SEPTEMBER, 2025

Christina Giordani, Mayor

ATTEST:

Amy Phelps, City Clerk



## City of Bellevue

115 E Pine Street

P. O. Box 825 Bellevue, ID 83313

208-788-2128 Fax 208-788-2092

### SUBDIVISION APPLICATION

SUBDIVISION INFORMATION		
Preliminary Plat <input type="checkbox"/>	Final Plat <input checked="" type="checkbox"/>	
Proposed Name of Subdivision: KARL MALONE SUBDIVISION		
Street Address:	871 N. Main St.	
Mailing address: 11453 SO LONE PEAK PARKWAY DRAPER UT 84020		
Legal Description of property: Lot 1A, Block 1, KMAM Plot		
Current Zoning of Property: Business		
Regular Plat- 5 or more residential parcels: <input type="checkbox"/>	Lot Line Adjustment <input type="checkbox"/>	Split 1 lot into 2 lots
Surveyor Name & Contact: Phillips Land Surveying, PLLC, Mark Phillips		
PROPERTY OWNER		
Property Owner Name: KMAM REAL ESTASTE IDBEL, LLC		
Mailing Address: 11453 SO LONE PEAK PARKWAY DRAPER UT 84020		
Phone #: 801-553-5833	Fax #:	Cell #: 801-989-1421
Email Address: chamber@kmamauto.com		
On behalf of Trust or LLC- Contact:		
<b>Property Owner Consent:</b> By Signature hereon, the property owner acknowledges that the City Officials and/or employees may, in the performance of their functions, enter upon the property to inspect, post legal notices, and/or other standard activities in the course of processing this application, pursuant to Idaho Code §67-6507. The property owner is also hereby notified that members of the Planning and Zoning Commission and City Council are required to generally disclose the content of any <i>ex parte</i> discussion (outside the hearing) with any person, including the property owner or representative, regarding this application.		
Property Owners Signature: <u>ACM</u> <small>Andrew C Madsen (Jul 1, 2025 17:23 MDT)</small>		Date: 07 / 01 / 2025
FEE SCHEDULE		
<b>* ALL LEGAL, ENGINEERING, MAILING, PUBLICATION AND ALL OTHER CONSULTANT REVIEW FEES SHALL BE REIMBURSED 100% BY THE APPLICANT.</b>		
<input type="checkbox"/> Preliminary Plat- \$1000 +\$55/lot, sub-lot or unit	\$ _____	
<input type="checkbox"/> Final Plat- \$300 + \$25/lot	\$ 350	
<input type="checkbox"/> Lot Line Adjustment \$300	\$ _____	
<input type="checkbox"/> Final Plat Application \$25/lot	\$ _____	
<input type="checkbox"/> Publication: TBD	\$ _____	
<input type="checkbox"/> Mailing: TBD	\$ _____	
<b>Total:</b>	<b>\$ _____</b>	

See checklist(s) for items that must be submitted with this application in order for application to be considered complete. See the Bellevue Subdivision Ordinance for explanation of the review process.

## PRELIMINARY PLAT CHECKLIST

Name: KARL MALONE SUBDIVISION

Certified Complete by: \_\_\_\_\_

Date: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

**The following items must be submitted with the application for the application to be considered complete (v):**

*The Administrator shall review the preliminary plat application and data as well as the recommendations received by the various departments and agencies to ensure the said application and plat are in conformance with all applicable rules and regulations.*

- Names and address of all property owners within three hundred (300) feet of the exterior boundaries of the land being considered **and easement holders** within the subject property.
- Name of proposed Subdivision, which shall not be the same or confused with the name of any other subdivision in Blaine County.
- Name and address of owner on record, the subdivider, the engineer, and the surveyor.
- Legal Description of the area platted.
- The scale, north point and date.
- Name of all adjacent subdivisions.
- Current title report shall be provided at the time the preliminary plat is filed, together with a copy of the owner's recorded deed to said property.
- One (1) 11" x 17" copies of large plat. One (1) if application is a Lot Line Adjustment**
- PDF files of all required documents and 11" x 17" plats
- Three (3) copies** of the entire preliminary plat shall be filed with the Administrator.
- One (1) large plat, to scale, including:**
  - Location of subdivision as forming a part of some larger tract or parcel of land referred to in the records of the Blaine County Recorder.
  - North point, scale and date.
  - Existing zoning of the tract, zoning requested for each area if not already zoned, or if a zone change is requested.
  - Zoning district(s) and boundaries, including any overlay district(s) and boundaries.
  - Boundary lines of tract to be subdivided. If applicable, existing and proposed lines, easements or building envelops to be adjusted.
  - Contour map of the subdivision, with contour lines having maximum interval of five feet (5') to show the configuration of the land based upon U.S. Geodetic Survey data, and other data approved by the City engineer.
  - The scaled location of existing buildings, water bodies and watercourses and location of the adjoining or immediately adjacent dedicated streets, roadways, easements- public and private.
  - The Proposed location of street right-of-way, lots and lot lines, and easements, including all approximate dimensions and including all proposed lot and block numbers.
  - Boundary description and the area of tract.
  - The location, approximate size, and proposed use of all land intended to be dedicated for public use or for common use of all future property owners within the proposed subdivision.
  - The Location of existing and proposed sanitary sewers, sewer services, storm drains, water supply mains, water services, fire hydrants and culverts within the property and immediately adjacent thereto.
  - The proposed location of street right-of-way, lots and lot lines, and easements, including all approximate dimensions and including all proposed lot and block numbering and proposed street names.
  - The plan and cross section of proposed streets and alleys showing widths of roadways, location of sidewalks, curb and gutter, location and species of street trees, drainage areas, parking areas, snow storage areas, and any other improvement proposed or require for the right-of-way.
  - Direction of drainage flow and approximate grade of all streets.
  - The location of all drainage canals and structures, proposed method of disposing runoff water, location and size of all drainage easements relating thereto, whether they are located within or outside of the proposed

plat.

- All percolation tests and/or exploratory pit excavations required by State health authorities.
- A copy of the provisions of the Articles of Incorporation and Bylaws of the Homeowners Association and/or condominium declarations to be filed with the final plat of the subdivision.
- Vicinity map drawn to approximate scale showing the location of the proposed subdivision in reference to existing and/or proposed arterial and collector streets.
- Proposed names of all the streets, whether new or continuous (new street names must not be the same or similar to any other street names used in Blaine County).
- The boundaries of the floodplain, floodway, and Avalanche Zoning District shall be clearly delineated and marked in the preliminary map.
- Building envelopes shall be shown on each lot all or part of which is within a floodplain, floodway, or Avalanche Zone, or any lot that is adjacent to the Big Wood River or any tributary; or any lot, a portion of which has a slope of twenty five percent (25%) or greater; or upon any lot which will be created adjacent to the intersection of two (2) or more streets.
- Lot area of each lot.
- Existing mature trees and establish shrub masses.
- Parcel of land intended to be dedicated for required park space and proposed improvements thereon or written request to make voluntary cash contribution in-lieu of required park dedication and improvements.

### **PHASING PLAN, if applicable, including:**

- Numbers of lots in each phase.
- Infrastructure planned for completion with each phase.
- Amenities to be constructed with each phase.
- Area Development Plan (if applicable).
- Community Housing Plan (if applicable).
- Flood Hazard Development Permit if property is located within or partially within the floodplain (if applicable)
- Copy of draft CC&R's (if applicable)

See checklist(s) for items that must be submitted with this application in order for application to be considered complete. See the Bellevue Subdivision Ordinance for explanation of the review process.

## FINAL PLAT CHECKLIST

Name: KARL MALONE SUBDIVISION

Certified Complete by: \_\_\_\_\_

Date: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

**The following items must be submitted with the application for the application to be considered complete (v):**

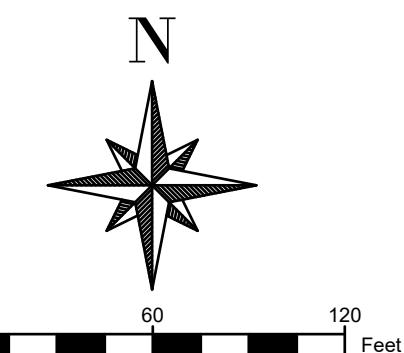
*The final plat shall be drawn at such a scale and shall be in conformance with the provisions of Idaho Code title 50, chapter 13. After approval of the preliminary plat, the subdivider shall cause the subdivision to be surveyed and a final plat to be prepared in conformance with the preliminary plat as approved, and Idaho Code title 50, chapter 13. Upon completion of said final plat, the subdivider shall file same, together with the final plat application and all other documents required, with the Administrator including **EIGHT (8)** copies thereof.*

- Three (3) copies of the final plat shall be filed with the Administrator **PRIOR** to being placed on the commission's agenda. Three (3) copies of the final plat as approved by the Council and signed by the City Clerk shall be filed with the Administrator and retained by the City.
- Copy of the recorded Plat.
- Two (2) sets of as built drawings, certified as complete by the project engineer, of all public streets, public water system, the public sewer system and all utilities.
- Point of beginning of subdivision description tied to at least two (2) government survey corners, or in lieu of government survey corners, to monuments recognized by the City Engineer.
- Location and description of Monuments.
- Tract boundary lines, property lines, lot lines, street right-of-way lines and centerlines, building envelopes as required in the preliminary plat, lot area of each lot, boundaries of all the floodplain and floodway and the Avalanche District, all with bearings of accurate dimensions in feet and decimals therefor, in degrees and minutes, all radii, arcs, central angles, tangents, and chord lengths of all curves to the above accuracy.
- Names and locations of all adjoining subdivisions.
- Name and right-of-way width of each street and other public right-of-way.
- Location, dimension, and purpose of all easements, public and private.
- The lots numbered consecutively throughout each block.
- The outline of any property other than a street, alley, or easement which is offered for dedication to public use, fully dimensioned by distances and bearings with the area marked "Dedicated to the City of Bellevue for Public Use", together with any other descriptive language with regard to the precise nature of the use of the land so dedicated.
- The title shall include the name of the subdivision, the name of the City, if appropriate, County and State, and the location and description of the subdivision referenced to section township and range.
- Scale, north arrow and date.
- Location, width and names of all existing and dedicated streets and other public ways within or adjacent to the proposed subdivision.
- A provision in the owner's certificate referencing the County Recorder's instrument number where the condominium declaration(s) and/or Articles of Incorporation of the Homeowners' Association governing the subdivision are recorded.
- Certificate by a registered Engineer or surveyor preparing the map certifying to the accuracy of surveying plat.
- A current title report of all property contained within the plat.

- Certification of the owner(s) of record and all holders of security interest(s) of record with regard to said property.
- Certification and signature of the engineer (surveyor) verifying that the subdivision and design standards meet all City requirements.
- Certification and signature of the City Engineer verifying that the subdivision and design standards meet all City requirements.
- Certification and signature of the City Clerk verifying that the subdivision has been approved by the Council.
- Notation of any additional restrictions imposed by the City Council on the development of said subdivision to provide for the public health, safety and welfare.

A PLAT SHOWING  
**KARL MALONE SUBDIVISION**

WHEREIN LOT 1A, BLOCK 1, KMAM PLAT, IS SUBDIVIDED AS SHOWN HEREON  
LOCATED WITHIN SECTION 26, T.2N., R.18E., B.M., CITY OF BELLEVUE, BLAINE COUNTY, IDAHO



SCALE: 1" = 60'

TAX LOT 8625

APPROXIMATE VACATED  
RESERVOIR EASEMENT, PER  
INSTRUMENT NUMBER 6973  
& 712843

LOT 2A  
BLOCK 1  
KMAM PLAT  
(REFER TO PLAT  
INSTRUMENT NUMBER 70894)

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

---

Date South Central District Health Dept., EHS

Curve Table						
Curve	Length	Radius	Delta	Tangent	Chord	Chord Direction
C1	39.27'	25.00'	90° 00' 00"	25.00'	35.36'	S80° 01' 43"E
C2	23.18'	25.00'	53° 07' 33"	12.50'	22.36'	S61° 35' 33"E
C3	46.36'	50.00'	53° 07' 48"	25.00'	44.72'	N08° 27' 47"W
C4	15.78'	30.00'	30° 07' 53"	8.08'	15.60'	S69° 54' 22"W
C5	31.42'	20.00'	90° 00' 00"	20.00'	28.28'	S09° 58' 19"W
C6	3.58'	50.00'	4° 05' 58"	1.79'	3.58'	S37° 04' 40"E
C7	24.87'	165.00'	8° 38' 14"	12.46'	24.85'	N70° 01' 21"E

## LEGEND

1. The purpose of this survey is to show the monuments found during the boundary retracement of Lot 1A, KMAM Plat, and subdivide said property as shown hereon. The boundary shown is based on found monuments, the plat of Lots 1A & 2A, Block 1, KMAM Plat, Instrument Number 708941, and the plat of KMAM Plat, Instrument Number 702962, records of Blaine County, Idaho. Additional documents that were used in the course of this survey include; (All records of Blaine County, Idaho)
  - Young Subdivision, Instrument Number 520587
  - Bend of the River Ranch Subdivision, Instrument Number 531248
  - Friedman Memorial Airport, Instrument Number 160629
  - Tenney-Anderson Subdivision, Instrument Number 285645
  - Stoncove Subdivision, Instrument Number 513333
  - Broadford Highlands Subdivision No. 1, Instrument Number 144273
  - Record of Survey for Frank and Shirley Moore, Instrument Number 442954
  - Chantrelle II Subdivision Phase 1, Instrument Number 387375
  - Chantrelle II Subdivision Phase 2, Instrument Number 393577
2. The distances shown are measured. Refer to the above referenced documents for previous record data.
4. Unless Specifically shown hereon, this survey does not purport to reflect any of the following which may be applicable to subject real property: natural hazards, encroachments, wetlands, ditches, easements, covenants, conditions, restrictions, encumbrances and other matters set forth in the records of Blaine County, Idaho, and building setbacks, subdivision, zoning and other governmental regulations.
5. A Lot Book Guarantee for the subject property has been issued by Old Republic National Title Insurance Company, File Number 1080362K, with a Commitment Date of February 15, 2024. Certain information contained in said title policy may not appear on this map or may affect items shown hereon. It is the responsibility of the owner or agent to review said title policy. Some of the exceptions listed in the title report are NOT plotted hereon. Review of specific documents is required, if further information is desired.
6. An Irrigation Ditch Easement Agreement for the relocation of the Kohler ditch shown within the subject property has been recorded under Instrument Number 712843, records of Blaine County, Idaho, with the owner of the Water Right, Water Right No. 37-885A. The Ditch Easement as shown hereon shown on the recorded plat of Lots 1A & 2A, Block 1, KMAM Plat, Instrument Number 708941, records of Blaine County, Idaho.
7. The current zoning of the subject property is Business. The Zoning Line between Business and Residential is along the Easterly boundary of Lot 3, Block 1, KMAM PLAT

## SURVEY NARRATIVE & NOTES

PROFESSIONAL LAND SURVEYOR  
LICENSED  
16670  
PRELIMINARY  
STATE OF IDAHO  
MARK E. PHILLIPS

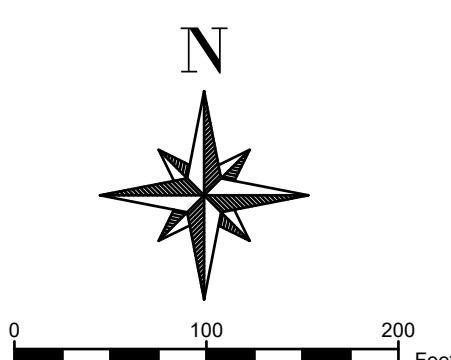
MARK E. PHILLIPS, P.L.S. 16670  
KARL MALONE SUBDIVISION  
PHILLIPS LAND SURVEYING, PLLC  
HAILEY, IDAHO  
1 OF 3  
PROJECT: 2024-09

A PLAT SHOWING  
**KARL MALONE SUBDIVISION**

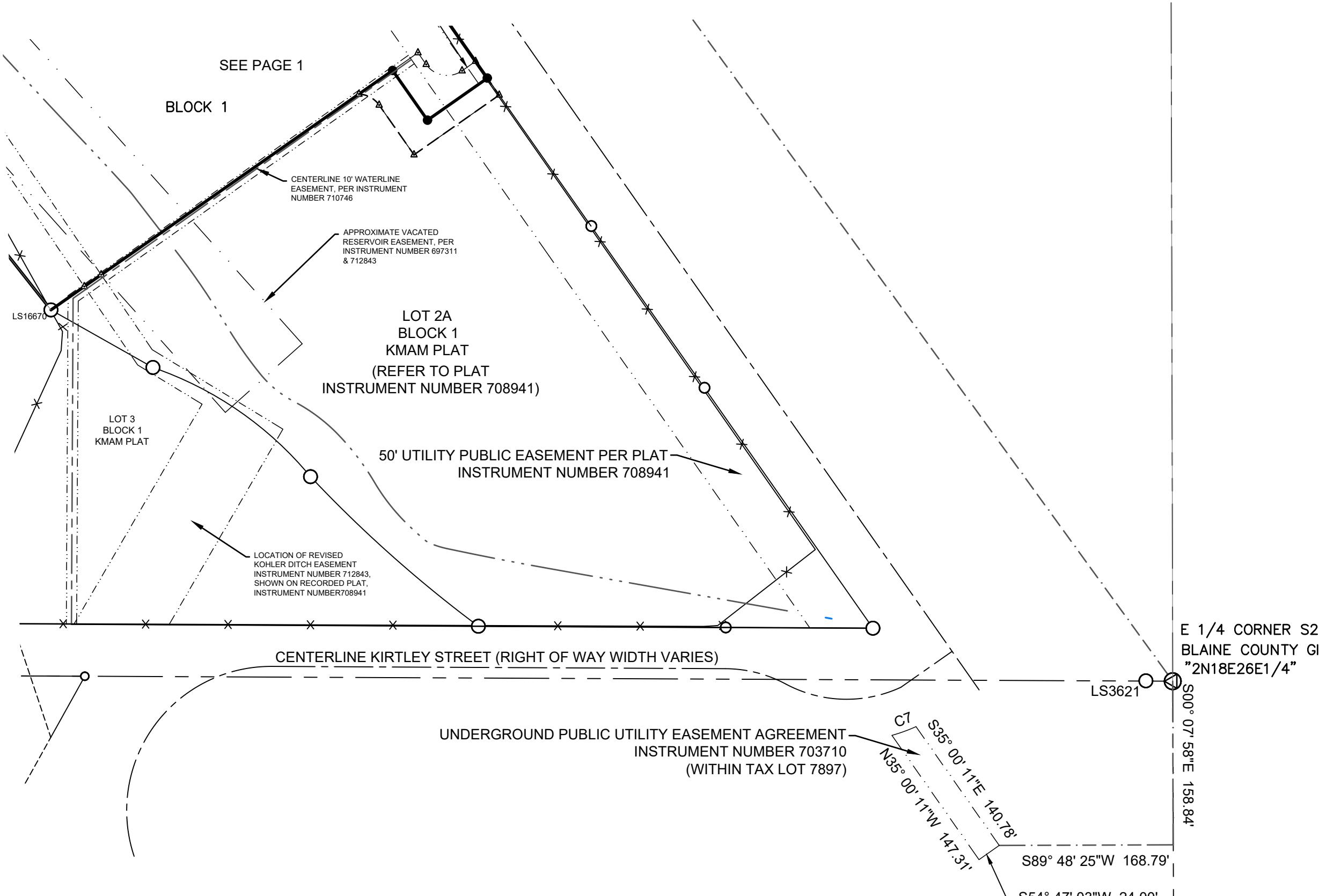
WHEREIN LOT 1A, BLOCK 1, KMAM PLAT, IS SUBDIVIDED AS SHOWN HEREON  
LOCATED WITHIN SECTION 26, T.2N., R.18E., B.M., CITY OF BELLEVUE, BLAINE COUNTY, IDAHO

JUNE 2025

(OFFSITE EASEMENT MAP, NOT A PART OF THE SUBDIVISION)



SCALE: 1" = 100'



LEGEND

SEE PAGE 1

SURVEY NARRATIVE & NOTES (CONTINUED)

1. THE UNDERGROUND PUBLIC UTILITY EASEMENT AGREEMENT LOCATION IS BASED ON THE METES AND BOUNDS DESCRIPTION WITHIN THE SIGNED AGREEMENT, RECORDED AS INSTRUMENT NUMBER 703710, RECORDS OF BLAINE COUNTY, IDAHO.



MARK E. PHILLIPS, P.L.S. 16670

KARL MALONE SUBDIVISION

PHILLIPS LAND SURVEYING, PLLC  
HAILEY, IDAHO

2 OF 3  
PROJECT: 2024-09

## CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned is the owner in fee simple of the following described parcel of land:

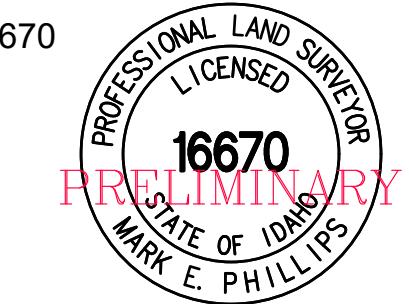
A parcel of land, located within Section 26, T.2N., R.18E., B.M., City of Bellevue, Blaine County, Idaho, being more particularly described as follows:

LOT 1A, BLOCK 1, KMAM PLAT

## SURVEYOR'S CERTIFICATE

I, Mark E. Phillips, a duly Licensed Professional Land Surveyor in the State of Idaho, do hereby certify that this plat is a true and accurate map of the land and points surveyed under my direct supervision and that it is in accordance with the Idaho State Code relating to Plats, Surveys, and the Corner Perpetuation and Filing Act, 55-1601 through 55-1612.

Mark E. Phillips, P.L.S. 16670



## BLAINE COUNTY SURVEYOR'S APPROVAL

I, Sam Young County Surveyor for Blaine County, Idaho, do hereby certify that I have checked the foregoing Plat and computations for making the same and have determined that they comply with the laws of the State of Idaho relating to Plats and Surveys.

Sam Young, P.L.S. 11577  
Blaine County Surveyor

Date \_\_\_\_\_

The easements indicated hereon are not dedicated to the public, but the right to use said easements is hereby reserved for the public utilities and for any other uses indicated hereon and no permanent structures are to be erected within the lines of said easements. We do hereby certify that all lots in this plat will be eligible to receive water service from an existing water distribution system and that the existing water distribution system has agreed in writing to serve all of the lots shown within this plat.

It is the intent of the owner to hereby include said land in this plat.

## BELLEVUE CITY ENGINEER'S APPROVAL

The foregoing plat was approved by \_\_\_\_\_, City Engineer for the City of Bellevue, on this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Andrew C. Madsen, Manager,  
KMAM REAL ESTATE IDBEL, LLC

\_\_\_\_\_  
City Engineer

## BELLEVUE CITY COUNCIL'S APPROVAL

The foregoing plat was approved by the City Council of Bellevue on this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
City Clerk

## ACKNOWLEDGMENT

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_ } ss

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025, before me, a Notary Public in and for said State, personally appeared Andrew C. Madsen, Manager of KMAM Real Estate IDBEL, LLC, known or identified to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same on behalf of said limited liability company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

\_\_\_\_\_  
Notary Public in and for said State  
Residing in \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

## BLAINE COUNTY TREASURER'S APPROVAL

I, the undersigned County Treasurer in and for Blaine County, State of Idaho per the requirements of Idaho Code 50-1308, do hereby certify that any and all current and/or delinquent county property taxes for the property included in this subdivision have been paid in full. This certification is valid for the next thirty (30) days only.

\_\_\_\_\_  
Blaine County Treasurer

\_\_\_\_\_  
Date

## BLAINE COUNTY RECORDER'S CERTIFICATE

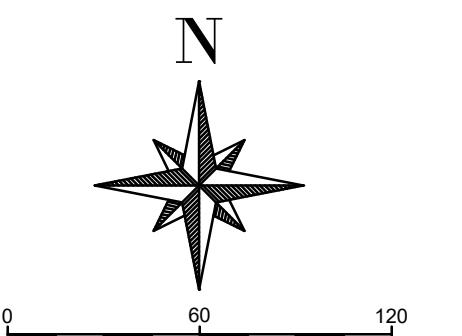
KARL MALONE SUBDIVISION  
PHILLIPS LAND SURVEYING, PLLC  
HAILEY, IDAHO

3 OF 3  
PROJECT: 2024-09

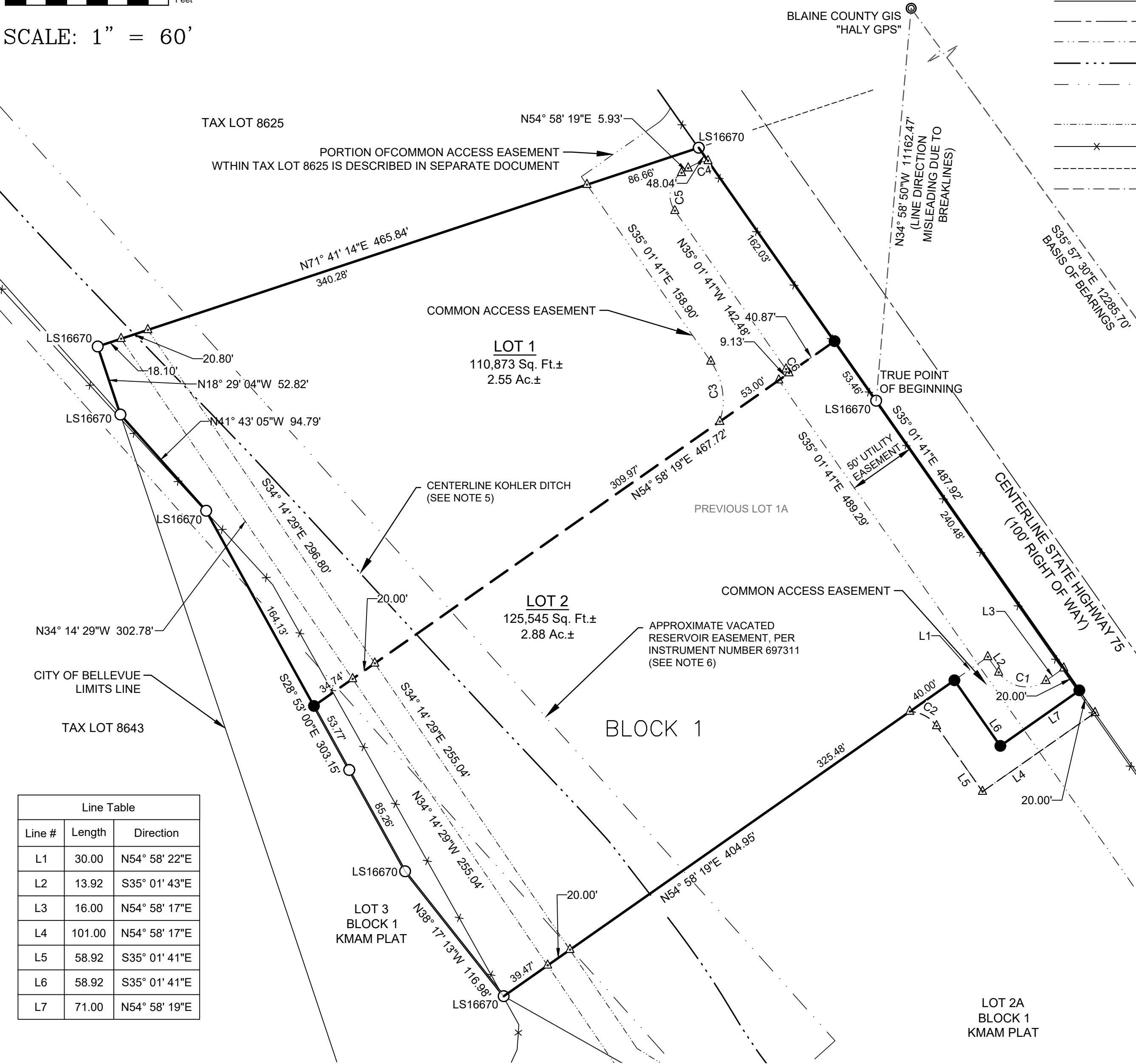
A PLAT SHOWING  
MALONE SUBDIVISION

WHEREIN LOT 1A, BLOCK 1, KMAM PLAT, IS SUBDIVIDED AS SHOWN HEREON  
LOCATED WITHIN SECTION 26, T.2N., R.18E., B.M., CITY OF BELLEVUE, BLAINE COUNTY, IDAHO

MAY 2024



SCALE: 1" = 60'



LEGEND

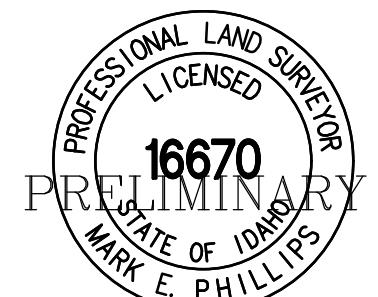
- Property Line
- Previous Lot Line
- Adjoinder's Lot Line
- Centerline Right of Way
- Easement, type and width as shown
- Centerline Kohler Ditch (See Note 5)
- Approximate Vacated Reservoir Easement (See Note 6)
- Ditch Easement (See Note 5)
- — Fence Line
- City of Bellevue Limits
- GIS Tie Line
- Found Aluminum Cap on Iron Pipe
- Found Steel Rod in Monument Well
- Found 5/8" Rebar
- 5/8" Rebar to be Set, P.L.S. 16670
- △ Calculated Point (Nothing Set)

SURVEY NARRATIVE & NOTES

- The purpose of this survey is to show the monuments found during the boundary retracement of Lot 1A, KMAM Plat, and subdivide said property as shown hereon. The boundary shown is based on found monuments and the plat of KMAM Plat, Instrument Number 702962, records of Blaine County, Idaho, and the boundary of Lots 1A & 2A, Block 1, KMAM PLAT, based on an application for Lot Line Adjustment with the City of Bellevue, stamped "Received" on April 22, 2024. Additional documents that were used in the course of this survey include: (All records of Blaine County, Idaho)
  - Young Subdivision, Instrument Number 520587
  - Bend of the River Ranch Subdivision, Instrument Number 531248
  - Friedman Memorial Airport, Instrument Number 160629
  - Tenney-Anderson Subdivision, Instrument Number 285645
  - Stonecove Subdivision, Instrument Number 513333
  - Broadford Highlands Subdivision No. 1, Instrument Number 144273
  - Record of Survey for Frank and Shirley Moore, Instrument Number 442954
  - Chantrelle II Subdivision Phase 1, Instrument Number 387375
  - Chantrelle II Subdivision Phase 2, Instrument Number 393577
- The distances shown are measured. Refer to the above referenced documents for previous record data.
- Unless otherwise shown hereon, this survey does not purport to reflect any of the following which may be applicable to subject real property: natural hazards, ditches, access, utility, and airspace easements, encroachments, wetlands, building setbacks, restrictive covenants, subdivision restrictions, zoning or any other land-use regulations.
- A Lot Book Guarantee for the subject property has been issued by Old Republic National Title Insurance Company, File Number 1080362K, with a Commitment Date of February 15, 2024. Certain information contained in said title policy may not appear on this map or may affect items shown hereon. It is the responsibility of the owner or agent to review said title policy. Some of the encumbrances and easements listed in the title report are NOT plotted hereon. Review of specific documents is required, if further information is desired.
- Within the exceptions of the above referenced Lot Book Guarantee, there are two documents that reference an 80' wide ditch easement, being centered on the Kohler Ditch within the subject property. An easement vacation document, Abandonment of a Portion of Kohler Ditch, recorded under Instrument Number 693294, records of Blaine County, Idaho, was recorded to vacate said 80' wide ditch easement within the subject property. One Water Right, Water Right No. 37-8853, still has a right to water delivery from said Kohler Ditch. The Ditch Easement as shown hereon is shown based on a coordinated effort between the owner and the water right holder. After construction of the new ditch to continue the path of water to the sole water right holder, the existing ditch to the southeast of the ditch easement will be removed, based on said owner and water right holder coordination.
- Within the exceptions of the above referenced Lot Book Guarantee, there are two documents that reference a 100' wide reservoir easement. The language in each document is slightly different, but each reference an easement for a reservoir, being 100' wide, being 50' right and 50' left of the centerline of the ditch, being about 1000 feet in length. The approximate location of the reservoir easement is shown hereon using both documents as reference. An Easement Vacation and Abandonment document has been recorded under Instrument Number 697311, records of Blaine County, Idaho, to vacate and abandon said Reservoir Easement.
- The current zoning of the subject property is Business. The Zoning Line between Business and Residential is along the Easterly boundary of Lot 3, Block 1, KMAM PLAT.

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

Date: \_\_\_\_\_ South Central District Health Dept., EHS



MARK E. PHILLIPS, P.L.S. 16670  
MALONE SUBDIVISION  
PHILLIPS LAND SURVEYING, PLLC  
HAILEY, IDAHO  
1 OF 2  
PROJECT: 2024-09

## CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned is the owner in fee simple of the following described parcel of land:

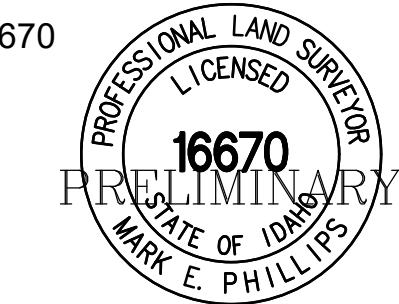
A parcel of land, located within Section 26, T.2N., R.18E., B.M., City of Bellevue, Blaine County, Idaho, being more particularly described as follows:

LOT 1A, BLOCK 1, KMAM PLAT

## SURVEYOR'S CERTIFICATE

I, Mark E. Phillips, a duly Licensed Professional Land Surveyor in the State of Idaho, do hereby certify that this plat is a true and accurate map of the land and points surveyed under my direct supervision and that it is in accordance with the Idaho State Code relating to Plats, Surveys, and the Corner Perpetuation and Filing Act, 55-1601 through 55-1612.

Mark E. Phillips, P.L.S. 16670



## BLAINE COUNTY SURVEYOR'S APPROVAL

I, Sam Young County Surveyor for Blaine County, Idaho, do hereby certify that I have checked the foregoing Plat and computations for making the same and have determined that they comply with the laws of the State of Idaho relating to Plats and Surveys.

Sam Young, P.L.S. 11577  
Blaine County Surveyor

Date \_\_\_\_\_

The easements indicated hereon are not dedicated to the public, but the right to use said easements is hereby reserved for the public utilities and for any other uses indicated hereon and no permanent structures are to be erected within the lines of said easements. We do hereby certify that all lots in this plat will be eligible to receive water service from an existing water distribution system and that the existing water distribution system has agreed in writing to serve all of the lots shown within this plat.

It is the intent of the owner to hereby include said land in this plat.

## BELLEVUE CITY ENGINEER'S APPROVAL

The foregoing plat was approved by \_\_\_\_\_, City Engineer for the City of Bellevue, on this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Andrew C. Madsen, Manager,  
KMAM REAL ESTATE IDBEL, LLC

\_\_\_\_\_  
City Engineer

## BELLEVUE CITY COUNCIL'S APPROVAL

The foregoing plat was approved by the City Council of Bellevue on this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
City Clerk

## ACKNOWLEDGMENT

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_ } ss

On this \_\_\_\_\_ day of \_\_\_\_\_, 2024, before me, a Notary Public in and for said State, personally appeared Andrew C. Madsen, Manager of KMAM Real Estate IDBEL, LLC, known or identified to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same on behalf of said limited liability company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

\_\_\_\_\_  
Notary Public in and for said State  
Residing in \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

## BLAINE COUNTY TREASURER'S APPROVAL

I, the undersigned County Treasurer in and for Blaine County, State of Idaho per the requirements of Idaho Code 50-1308, do hereby certify that any and all current and/or delinquent county property taxes for the property included in this subdivision have been paid in full. This certification is valid for the next thirty (30) days only.

\_\_\_\_\_  
Blaine County Treasurer

\_\_\_\_\_  
Date

## BLAINE COUNTY RECORDER'S CERTIFICATE

MALONE SUBDIVISION  
PHILLIPS LAND SURVEYING, PLLC  
HAILEY, IDAHO

2 OF 2  
PROJECT: 2024-09

**CITY OF BELLEVUE**  
**PLANNING AND ZONING COMMISSION**  
**PUBLIC HEARING on August 5, 2024, at 5:30 p.m.**

<b>REGARDING AN APPLICATION OF:</b>	<b>FINDINGS OF FACT, CONCLUSIONS OF LAW AND DECISION</b>
Preliminary Plat application submitted by KMAM REAL ESTATE IDBEL, LLC. The subject property is situated North of Kirtley Street on LOT 1A, BLOCK 1, KMAM PLAT.	<b>FINDINGS OF FACT, CONCLUSIONS OF LAW AND DECISION</b> 08/29/2024

**REQUESTED ACTION:** KMAM REAL ESTATE IDBEL, LLC has petitioned for Preliminary Plat approval to subdivide the property consisting of Lot 1A, Block 1, KMAM Plat North of Kirtley Street and adjacent to Highway 75 into two (2) lots. The property is Zoned Business (B).

**APPLICABLE REGULATIONS:**

Bellevue City Code, Title 11 Chapter 4 Design and Improvement Requirements

**Summary and Background**

The subject property consists of the amended KMAM Plat Lot 1A, Block 1 north of Kirtley Street and adjacent to Highway 75. The preliminary plat will subdivide Lot 1 into two (2) lots to be approximately 2.55 & 2.88 acres. The petitioner would like to build a Maverik C-store on Lot 1A-2.

**I. NOTICE & DISCLOSURES**

1. **Notice** of this public hearing was:
  - i. Published in the Idaho Mountain Express on June 26, 2024;
  - ii. Sent by first class mail June 20, 2024 to all property owners within 300 feet of the external boundaries of these lots;
  - iii. Posted at the Bellevue City Hall, the Bellevue Post Office, and on the city webpage on June 20, 2024
2. Any disclosures (i.e. conflicts of interest, site visits or ex parte communications)?

► **Motion:** I move to find the notice for the Preliminary Plat to be in compliance with Idaho Code 74-204

**II. APPLICATION MATERIALS & CITY DEPARTMENT REVIEW**

**Exhibit A—Application Materials**

All application materials were received on May 22, 2024, the application was deemed Complete on June 10, 2024, unless indicated otherwise.

1. Completed application form
2. Preliminary Plat Map
3. Maps: parcel, land use, zoning, topography

**Exhibit B—Department Head Comments**

**Fire Department:**

**The Fire Department has no comments**

**Engineering issues:**

**No issues were noted.**

**Water and Sewer issues:**

**No issues were noted.**

**Street Department issues:**

**No issues were noted.**

**Public Comment:**

**At the time of this report staff had not received any letters of support or concern regarding the proposed subdivision.**

**\*NOTE: For purposes of clarification, Staff response is in bold.**

## II. TITLE 11 – SUBDIVISION – CHAPTER 4, DESIGN AND IMPROVEMENT REQUIREMENTS

**11-4-6 LOTS:**

- A. *Lot size, width, depth, shape, orientation, and minimum building set-back lines shall be in compliance with the zoning district in which the property is located; and compatible with the location of the subdivision and the type of development, and preserve solar access to adjacent properties and buildings; The minimum lot size for the Business District is 6,000 square feet. The proposed lot 1A-1 will be 2.55 acres and lot 2A-2 will be 2.88 acres.*
- B. *Whenever a proposed subdivision contains lot(s), in whole or in part within the flood plain, or which contain land with a slope in excess of twenty-five percent (25%) based upon natural contours, or create corner lots at the intersection of two (2) or more streets, building envelopes shall be shown for the lot(s) so affected on the preliminary and final plats. The building envelopes shall be located in a manner designed to promote harmonious development of structures, minimize congestion of structures, provide open space and solar access for each lot and structure, and preserve hillside view corridors. Also, building envelopes shall be located to promote access to the lots and maintenance of public utilities, to minimize cut and fill for roads and building foundations, and minimize adverse impact upon environment, water courses, and topographical features; The proposed plat to be subdivided is not located in the flood plain and does not contain land with a slope more than twenty-five percent (25%).*
- C. *Corner lots shall contain a building envelope outside of a seventy-five-foot radius from the center point of intersection of the streets unless otherwise approved as defined in Chapter 5, Section 5.6.3.; The proposed building will be outside the seventy-five-foot (75') radius from any intersections.*
- D. *Side lot lines shall be within twenty (20) degrees to a right angle or radial line to the*

street line; **The lot lines are within twenty (20) degrees to a right angle to the street line.**

- E. Double frontage lots shall not be created. A planting strip shall be provided along the boundary line of lots adjacent to arterial streets or incompatible zoning districts. Should a double frontage lot be created out of necessity, then such lot shall be reversed frontage lots; **N/A**
- F. Minimum lot sizes in all cases shall be reversed frontage lot(s); **N/A**
- G. Every lot in a subdivision shall have a minimum of twenty (20) feet of frontage on a dedicated public or approved private street; **Both proposed lots will have over twenty (20) feet of frontage to the public street. No new streets are proposed.**

**11-4-10 REQUIRED EASEMENTS:**

Easements, as set forth hereinafter, shall be required for location of utilities and other public services, to provide adequate pedestrian circulation and access to public waterways and lands:

- A. A public utility easement at least ten (10) feet in width shall be required within the street right of way boundaries of all streets; **There is a 50' utility easement being proposed on lot 1A-2.**
- B. Where a subdivision contains or borders on a watercourse, drainageway, channel or stream, an easement shall be required of sufficient width to contain said watercourse and provide access for private maintenance and/or reconstruction of said watercourse. **N/A**
- C. All subdivisions which border the Big Wood River or any tributary shall dedicate a twenty foot (20') fisherman and unaltered riparian easement along the river bank. Furthermore, the Council shall require in appropriate areas an easement providing access through the subdivision to the bank as a sportsman's access. These easement requirements are minimum standards, and in appropriate cases where a subdivision abuts a portion of the river adjacent to an existing pedestrian easement, the Council may require an extension of that easement along the portion of the riverbank which runs through the proposed subdivision. **N/A**
- D. All subdivisions which border on the Big Wood River or any tributary shall dedicate a one hundred foot (100') floodplain management easement upon which no permanent structure shall be built in order to protect the natural vegetation and wildlife along the riverbank and to protect structures from damage or loss due to riverbank erosion. **N/A**
- E. All subdivisions through which appropriate access to public lands are found to exist shall dedicate reasonable public access easements thereto as part of the subdivision traffic

circulation. N/A

- F. No ditch, pipe, or structure for irrigation water or irrigation wastewater shall be constructed, rerouted, or changed in the course of planning for or constructing required improvements within a proposed subdivision unless same has first been approved in writing by the ditch company or property owner holding the water rights thereto. A written copy of such approval shall be filed as part of required improvement construction plans. N/A
- G. Non-vehicular transportation system easements including pedestrian walkways, bike paths, equestrian paths, and similar easements shall be dedicated by the subdivider to provide an adequate non-vehicular transportation system throughout the City. Such improvements may be calculated towards required park land dedication requirements as set forth in the adopted Bellevue Parks Master Plan; **A small portion of sidewalk has been proposed for pedestrian access to the proposed Maverik C-Store.**

**11-4-13 PLANTING STRIP IMPROVEMENTS:**

Planting strips shall be required improvements. When a predominantly residential subdivision is proposed for land adjoining incompatible uses or features such as highways, railroads, commercial or light industrial districts, or off-street parking areas, the subdivider shall provide planting strips to screen the view of such incompatible features. The subdivider shall submit a landscaping plan for said planting strip with the preliminary plat application and the landscaping shall be a required; **The preliminary plans presented for the Maverik C-Store include a landscaping plan containing trees, shrubs, and grass along Highway 75 and around the perimeter of the lot.**

**11-4-14 CUTS, FILLS, AND GRADING IMPROVEMENTS:** **These standards do not apply because the land is relatively flat and no cuts, fills or grading improvements are proposed at this time.** Proposed subdivisions shall be carefully planned to be compatible with natural topography, soil conditions, geology and hydrology of the site, as well as to minimize cuts, fills, alterations of topography, streams, drainage channels, and disruption of soils and vegetation. The design criteria shall include the following:

- A. A preliminary soil report prepared by a qualified engineer may be required by the Commission and/or Council as part of the preliminary plat application;
- B. Preliminary grading plan prepared by a civil engineer shall be submitted as part of all preliminary plat applications. Said plan shall contain the following information:
  - 1) Proposed contours at a maximum of five (5) foot contour intervals;
  - 2) Cut and fill banks in pad elevations;
  - 3) Drainage patterns;
  - 4) Areas where trees and/or natural vegetation will be preserved;
  - 5) Location of all street and utility improvements including driveways to building envelopes, and any other information which may be reasonably required by the administrator, Commission, or Council to adequately review

the affect of the proposed improvements.

- C. Grading shall be designed to blend with natural land forms and to minimize the necessity of padding or terracing of building sites, excavation for foundations, and minimize the necessity of cuts and fills for streets and driveways;
- D. Areas within a subdivision which are not well suited for development because of existing soil conditions, steepness of slope, geology or hydrology shall be allocated for open space for the benefit of future property owners within the subdivision.
- E. Where the existing soils and vegetation are disrupted by subdivision development, provision shall be made by the subdivider for re-vegetation of disturbed areas with perennial vegetation sufficient to stabilize the soil upon completion of the construction. Until such times as said re-vegetation has been installed and established, the subdivider shall maintain and protect all disturbed surfaces from erosion;
- F. Where cuts, fills, or other excavation are necessary, the following development standards shall apply:
  - 1) Fill areas shall be prepared by removing all organic material detrimental to proper compaction for soil compatibility,
  - 2) Fills shall be compacted to at least ninety-five percent (95%) of maximum density as determined by ASSHO T99 (Am. Assoc. State Highway Officials) and ASTM D698 (Am. Stnd. Testing Methods),
  - 3) Cut slopes shall be no steeper than two (2) horizontals to one (1) vertical. Subsurface drainage shall be provided as necessary for stability,
  - 4) Fill slopes shall be no steeper than three (3) horizontal to one (1) vertical.
  - 5) Toes of cut and fill slopes shall be set back from property boundaries a distance of three (3) feet plus one-fifth (1/5) of the height of the cut or the fill but may not exceed a horizontal distance of ten (10) feet; tops and toes of cuts and fill slopes shall be set back from structures at a distance of at least six (6) feet plus one-fifth (1/5) of the height of the cut or fill. Additional setback distances shall be provided as necessary to accommodate drainage features and drainage structures.

#### **11-4-15 DRAINAGE IMPROVEMENTS:**

The subdivider shall submit with the preliminary plat application, such map, profiles, and other data prepared by an engineer to indicate the proper drainage of the surface water to natural drainage courses or storm drains, existing or proposed. The location and width of the natural drainage courses shall be shown as an easement common to all owners within the subdivision and the City on the preliminary and final plat. All natural drainage courses shall be left undisturbed or be improved in a manner that will increase the operating efficiency of the channel without overloading its capacity. An adequate storm and surface drainage system shall be a required improvement in all subdivisions and shall be installed by the subdivider. Culverts shall be required where all water or drainage courses intersect with streets, driveways, or

improved public easements and shall extend across and under the entire improved width thereof including shoulders. **A stormwater/percolation basin is proposed.**

**11-4-16 UTILITIES:**

In addition to the terms mentioned hereinabove, all utilities including but not limited to, electricity, natural gas, telephone, and cable services shall be installed underground as a required improvement by the subdivider. Adequate provision for expansion of such services within the subdivision or to adjacent lands including installation of conduit pipe across and underneath streets shall be installed by the subdivider prior to construction of street improvements. **Utilities are proposed to be installed by subdivider.**

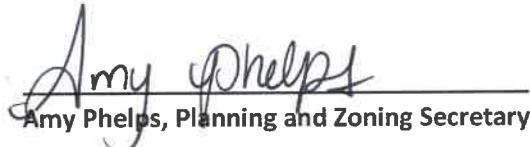
**III. RECOMMENDATION AND POSSIBLE CONDITIONS:**

► Upon a motion by Commissioner Lindberg, a second by Commissioner Grootveld, and a unanimous vote, this Preliminary Plat application submitted by KMAM REAL ESTATE IDBEL, LLC, finding the application complies with the applicable criteria set forth under applicable criteria of Title 11 Subdivision Regulations, subject to the following conditions:

IT IS SO ORDERED this 7<sup>th</sup> day of October, 2024.



John Kurtz, Planning Commission Chair



Amy Phelps, Planning and Zoning Secretary

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that on the 11<sup>th</sup> day of December 2024, I served a true and correct filed copy of the within and foregoing document upon the parties named below, in the manner noted:

- U.S. Mail
- via Facsimile
- Via Email

Errin Bliss  
Bliss Architecture

CITY OF BELLEVUE

/S/ Amy Phelps

Amy Phelps, City Clerk

**CITY OF BELLEVUE**  
**PLANNING & ZONING COMMISSION**

<b>REGARDING AN APPLICATION OF:</b> KMAM Real Estate IDBEL, LLC for final plat approval of the Karl Malone Subdivision.	<b>FINDINGS OF FACT, CONCLUSIONS OF LAW, AND DECISION</b>
----------------------------------------------------------------------------------------------------------------------------	-----------------------------------------------------------

**DESCRIPTION:** A final plat to subdivide (1) 5.43-acre parcel into one (1) 2.55-acre parcel and one (1) 2.89-acre parcel. The property is zoned B – Business.

The Bellevue Planning and Zoning Commission held a properly noticed public hearing on August 18, 2025 at which time the Commission voted to recommend approval of the subject application as conditioned herein.

**I. GENERAL BACKGROUND**

1. **Notice** of this hearing was:
  - i. Published in the Idaho Mountain Express on July 30, 2025
  - ii. Posted on-site on July 28, 2025.
  - iii. Mailed to all adjoining property owners within 300' of the exterior property lines on July 30, 2025.
2. The Commission was asked to disclose any conflicts of interest or *ex parte* communications on the subject application. No conflicts or *ex parte* communication were identified.

3. Attached to this report are the following exhibits:

Document Name	Receipt of Last Revision
Application	July 2, 2025
Final Plat	August 13, 2025
Approved Preliminary Plat	December 9, 2024
Preliminary Plat Findings of Fact, Conclusions of Law, and Decision	December 9, 2024

### **Exhibit B—Agency Comments**

Prior to opening the public hearing, Staff had received comment from the following agencies and departments:

- Bellevue City Engineer

All agency comments received were transmitted to the Commission.

### **Exhibit C— Public Comments**

Prior to opening the public hearing, Staff had not received any public comment.

## **II. FINAL PLAT STANDARDS OF EVALUATION**

### **BELLEVUE CITY CODE SECTION 11-3-4**

#### **11-3-4(A): PROCEDURE:**

After approval of the preliminary plat, the subdivider shall cause the subdivision to be surveyed and a final plat to be prepared in conformance with the preliminary plat as approved, and Idaho Code title 50, chapter 13. Upon completion of said final plat, the subdivider shall file same, together with the final plat application and all other documents required, with the Administrator including eight (8) copies thereof. Then the Administrator shall place said final plat on the

commission's meeting agenda.

If the final plat conforms to all requirements of this title, other applicable ordinances and resolutions of the City, all conditions placed upon the preliminary plat by the Council, and all requirements of Idaho Code, the Commission shall recommend approval of said final plat to the Council. In the event that the Commission finds the final plat does not comply with this title or other applicable ordinances and resolutions of the City or does not substantially conform to the approved preliminary plat, the Commission shall deny said final plat.

When submitted to the Administrator, the final plat shall bear all required certificates. Thereafter, the Administrator shall place the final plat upon the Council's meeting agenda for a duly noticed public hearing.

**FACTS:** The applicant received preliminary plat approval by the Bellevue

Common Council on December 9, 2024.

The preliminary plat was found to be in conformance with the requirements of Title 11, Bellevue City Code and other applicable ordinances except where conditions of approval required modifications.

The applicant identified a ten foot (10') wide non-vehicular access easement along the frontage of the property on the final plat.

The applicant identified the locations of all off-site easements with instrument numbers on the final plat.

**FINDINGS:** The proposed final plat is in compliance with Title 11, Bellevue City Code, and other applicable ordinances.

The conditions of approval placed upon the preliminary plat have been satisfied.

**CONCLUSION:** The subject application meets the requirements for granting approval of a final plat application.

## **II. DECISION AND ORDER**

► **Motion:** Upon a Motion by Commissioner Beiser and a second by Commissioner Grootveld, a unanimous vote, the Bellevue Planning and Zoning Commission hereby **recommends approval** of the subject application submitted by KMAM Real Estate IDBEL, LLC, finding the application complies with the applicable criteria set forth in Bellevue City Code, subject to the following conditions of approval:

1. Prior to the City Clerk signing the final plat, the applicant shall provide digital files in accordance with Bellevue City Code Section 11-3-4(E)(3-5).

### **Notice of Expiration**

Pursuant to Bellevue City Code Section 11-3-4(D), failure to obtain final plat approval by the Council of an approved preliminary plat within one year after approval by the Council shall cause all approvals of said preliminary plat to be null and void. The final plat shall be filed with the Blaine County Recorder within one year after final plat approval by the Council. Failure to file said final plat within that time shall cause all approvals of said final plat to be null and void. No building permit shall be issued with regard to any parcel of land within a proposed subdivision until the final plat has been recorded. A copy of the final recorded plat shall be placed on file with the City. For good cause shown, the deadlines in this section may be extended for up to twelve (12) months. The Council shall hold a duly noticed public hearing prior to granting said extension.

IT IS SO ORDERED this 2<sup>nd</sup> day of SEPTEMBER, 2025

---

John Kurtz  
Chair

---

Brian Parker  
Community Development Director

**Archived:** Wednesday, September 17, 2025 9:30:52 AM

**From:** [Andrew Kimmel](#)

**Mail received time:** Fri, 11 Jul 2025 16:06:46 +0000

**Subject:** RE: Karl Malone Final Plat

Brian,

The final plat has already been signed, I did not see anything in the attached construction plans that pushed any public utilities outside of an easement, so from that perspective there are no concerns on our end. Final record drawings for the public utilities will be needed so the City knows there locations.

**From:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>

**Sent:** Thursday, July 3, 2025 7:23 AM

**To:** Andrew Kimmel <[akimmel@greatwesteng.com](mailto:akimmel@greatwesteng.com)>; Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** RE: Karl Malone Final Plat

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Andrew, that is the response I was looking for, thank you.

Rich, can you please send Andrew electronic files of your construction drawings.

Thanks

Errin Bliss, AIA | Principal and Project Architect

**BLISSARCHITECTURE**

126 S Main St | Suite B1  
Hailey | Idaho 83333  
208 721-7424

**From:** Andrew Kimmel <[akimmel@greatwesteng.com](mailto:akimmel@greatwesteng.com)>

**Sent:** Thursday, July 3, 2025 7:17 AM

**To:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** RE: Karl Malone Final Plat

I need to review the final plat, the construction drawings will be used to compare the information and verify easement/access locations.



**Andrew Kimmel, PE**

Business Unit Manager

**d:** [\(208\) 297-5791](tel:(208)297-5791)

**c:** [\(208\) 899-1612](tel:(208)899-1612)

1921 E Overland Road  
Meridian, ID 83642

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---

**From:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>  
**Sent:** Wednesday, July 2, 2025 4:52 PM  
**To:** Andrew Kimmel <[akimmel@greatwesteng.com](mailto:akimmel@greatwesteng.com)>; Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>  
**Subject:** RE: Karl Malone Final Plat

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

I guess I'm not sure what your review is for? The intent was for these to be for reference only. These have already been approved for a permit last year.

Errin Bliss, AIA | Principal and Project Architect

**BLISSARCHITECTURE**  
126 S Main St | Suite B1  
Hailey | Idaho 83333  
208 721-7424

---

**From:** Andrew Kimmel <[akimmel@greatwesteng.com](mailto:akimmel@greatwesteng.com)>  
**Sent:** Wednesday, July 2, 2025 4:47 PM  
**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>; Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>  
**Subject:** RE: Karl Malone Final Plat

I can complete a review electronically on the plans. The will be completed in Bluebeam with the notes on the electronic file if the architect is amenable to that.



**Andrew Kimmel, PE**

Business Unit Manager

**d:** [\(208\) 297-5791](tel:(208)297-5791)

**c:** [\(208\) 899-1612](tel:(208)899-1612)

1921 E Overland Road  
Meridian, ID 83642

This message has been sent to you as official business of Great West Engineering. This E-mail and any attachments may be considered confidential. If you are not the intended recipient, please be advised that you are legally prohibited from retaining, using, copying, distributing, or otherwise disclosing this information in any manner. If you have received this communication in error, please reply to the sender and then immediately delete it. Thank you for your cooperation.

---

**From:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>  
**Sent:** Wednesday, July 2, 2025 4:31 PM

**To:** MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>; Andrew Kimmel<sup>136</sup> <[akimmel@greatwesteng.com](mailto:akimmel@greatwesteng.com)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>; Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>  
**Subject:** Re: Karl Malone Final Plat

**Warning: Unusual link**

This message contains an unusual link, which may lead to a malicious site. Confirm the message is safe before clicking any links.

Received, thank you. [@Andrew](#), our City Engineer prefers a hard copy. Please have one sent to Great West Engineering's office in Boise.

Thank you,



**Brian Parker**  
Community Development Director  
City of Bellevue

**Office:** 208.913.0187  
**Cell:** 208.309.8949  
**Hours:** 7:00-5:30, Monday through Thursday  
115 E. Pine Street  
PO Box 825  
Bellevue, ID 83313

[bellevueidaho.gov](http://bellevueidaho.gov)

---

**From:** MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>  
**Sent:** Wednesday, July 2, 2025 14:09  
**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>; Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>  
**Subject:** Re: Karl Malone Final Plat

Brian,

Thank you for your time today. Below is the link to the Civil plan set, since printing 2 sets was quoted at almost \$1000 for the hard copies;

[https://www.dropbox.com/scl/fi/icz3ueln2edbrnhcp1aei/2024-10-24\\_CoB-Permit-Set.pdf?rlkey=hlyrd0dfeti1kff64qdkl821z&dl=0](https://www.dropbox.com/scl/fi/icz3ueln2edbrnhcp1aei/2024-10-24_CoB-Permit-Set.pdf?rlkey=hlyrd0dfeti1kff64qdkl821z&dl=0)

Thank you,

Mark E. Phillips, PLS  
**Phillips Land Surveying, PLLC**  
**Hailey, ID 83333**

On Wed, Jul 2, 2025 at 10:13 AM Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)> wrote:

Brian,

As you know, the Ford dealership is still under construction and as-builts are typically done at the end of a project. As-builts for Maverick aren't an option. We've been working on this subdivision approval for over a year and unfortunately this is the very first we've heard about needing an escrow or assurances from you or anyone else at the city of Bellevue.

How would you like us to proceed? Can we join the Zoom call this afternoon and discuss further? Can we file the application so we can continue moving forward and work out the details of an escrow later and/or as-builts? Can we provide the Construction Drawings for both projects as an assurance in-lieu of the as-builts?

Thanks

Errin Bliss, AIA | Principal and Project Architect

**BLISS ARCHITECTURE**

126 S Main St | Suite B1  
Hailey | Idaho 83333  
208 721-7424

---

**From:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>  
**Sent:** Wednesday, July 2, 2025 9:50 AM  
**To:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>  
**Subject:** Re: Karl Malone Final Plat

So what are the assurances that those improvements will be completed?



**Brian Parker**  
Community Development Director  
City of Bellevue

**Office:** 208.913.0187  
**Cell:** 208.309.8949  
**Hours:** 7:00-5:30, Monday through Thursday  
115 E. Pine Street  
PO Box 825  
Bellevue, ID 83313

[bellevueidaho.gov](http://bellevueidaho.gov)

---

**From:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>  
**Sent:** Wednesday, July 2, 2025 9:40  
**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>  
**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

No, we were not planning on that.

Errin Bliss, AIA | Principal and Project Architect

**BLISSARCHITECTURE**

126 S Main St | Suite B1

Hailey | Idaho 83333

208 721-7424

---

**From:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>

**Sent:** Wednesday, July 2, 2025 9:38 AM

**To:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** Re: Karl Malone Final Plat

Are you planning on including an escrow for unfinished required improvements?



***Brian Parker***

Community Development Director  
City of Bellevue

**Office:** 208.913.0187

**Cell:** 208.309.8949

**Hours:** 7:00-5:30, Monday through  
Thursday

115 E. Pine Street  
PO Box 825  
Bellevue, ID 83313

[bellevueidaho.gov](http://bellevueidaho.gov)

---

**From:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>

**Sent:** Wednesday, July 2, 2025 9:35

**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>; MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Cc:** David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** RE: Karl Malone Final Plat

Hi Brian,

The Subdivision Application asks for (2) Sets of As-Builts. Since this the Ford Dealership is still under construction and Maverick yet to start, there are no as-builts at this time. Can we waive this requirement?

Thanks

Errin

Errin Bliss, AIA | Principal and Project Architect

**BLISSARCHITECTURE**

126 S Main St | Suite B1

**From:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>

**Sent:** Thursday, June 26, 2025 12:17 PM

**To:** MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Cc:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott

<[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** Re: Karl Malone Final Plat

Please use the application form that you have attached. Please include all relevant, necessary information. I will send you a calendar invite shortly.

Thank you,



**Brian Parker**

Community Development Director  
City of Bellevue

**Office:** 208.913.0187

**Cell:** 208.309.8949

**Hours:** 7:00-5:30, Monday through  
Thursday

115 E. Pine Street

PO Box 825

Bellevue, ID 83313

[bellevueidaho.gov](http://bellevueidaho.gov)

---

**From:** MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Sent:** Thursday, June 26, 2025 7:42

**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>

**Cc:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott

<[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** Re: Karl Malone Final Plat

Brian,

I am not able to meet on Tuesday, but would have time after 11 on Wednesday.

Online, there does NOT appear to be a current Subdivision Short Plat application on the City website. I have an old Subdivision application, attached, that only has the option for a Lot Line Shift or a "Regular Plat", being 5 or more residential parcels.

Can you please send me the application form you need completed?

Also, in the list of materials for the application on the document I attached there is a lot of material that you already have on file from the approved preliminary plat. Do you need all of those materials again or work from the approved preliminary plat, since all of the final plat information is directly tied to all of the previous preliminary plat work?

Mark E. Phillips, PLS  
**Phillips Land Surveying, PLLC**  
**Hailey, ID 83333**  
208-720-3760

On Wed, Jun 25, 2025 at 3:58 PM Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)> wrote:

Thank you. Please schedule a time to submit your application. I am available anytime Tuesday or Wednesday after 11. Please let me know if you would like to meet in person or via Zoom (or a mix of the two).



*Brian Parker*

Community Development Director

**City of Bellevue**

**Office:** 208.913.0187

**Cell:** 208.309.8949

**Hours:** 7:00-5:30, Monday through Thursday

115 E. Pine Street

PO Box 825

Bellevue, ID 83313

[bellevueidaho.gov](http://bellevueidaho.gov)

---

**From:** MARK PHILLIPS <[pls16670.id@gmail.com](mailto:pls16670.id@gmail.com)>

**Sent:** Wednesday, June 25, 2025 15:14

**To:** Brian Parker <[bparker@bellevueidaho.us](mailto:bparker@bellevueidaho.us)>

**Cc:** Errin Bliss <[errin@blissarchitecture.com](mailto:errin@blissarchitecture.com)>; David Hicks <[dhicks@kmamauto.com](mailto:dhicks@kmamauto.com)>; Rich Piggott <[Rich.Piggott@maverik.com](mailto:Rich.Piggott@maverik.com)>

**Subject:** Karl Malone Final Plat

Brian,

Please see the attached PDF's for the Final Plat submission of Karl Malone Subdivision. The revisions based on the Findings of Fact have been made. Please let me know if you have any questions or concerns. Please let me know the number of hard copies at full size and reduced 11x17 copies you need and I will get them printed and dropped off to you. Please Cc all with any questions or concerns or if there is another city fee for the final plat review.

Thank you,

Mark E. Phillips, PLS

**Phillips Land Surveying, PLLC**

**Hailey, ID 83333**

208-720-3760

CITY OF BELLEVUE, IDAHO

RESOLUTION NO. 25-27

RESOLUTION OF THE CITY OF BELLEVUE, BLAINE COUNTY, IDAHO, DECLARING THE INTENT TO COLLECT \$8,715 IN FOREGONE PROPERTY TAXES FOR FISCAL YEAR 2026 AND DECLARING THE PURPOSE FOR WHICH THE FOREGONE TAXES ARE BUDGETED.

WHEREAS, the City of Bellevue adopted Resolution 25-21 regarding the intent to collect \$8,863 of the City's foregone balance for FY26, as authorized by Idaho Code Section 63-802.

WHEREAS, the amount of property tax revenue on the City's L-2 Worksheet was off by \$148. As a result, the amount of foregone tax to be collected is reduced by \$148, from \$8,863 to \$8,715.

WHEREAS, the City of Bellevue intends to include \$8,715 of its accumulated balance of \$12,891 in Foregone taxes in its Fiscal Year 2026 budget as authorized by Idaho Code Section 63-802; and,

WHEREAS, the purpose for the levy of Foregone taxes is for maintenance and operations; and

WHEREAS, the City provided notice of its intention to levy Foregone taxes by publishing a notice in the Idaho Mountain Express August 13, 2025, and again on August 20, 2025; and

WHEREAS, The Common Council held a public hearing concerning its intention to collect the Foregone taxes as contemplated by this Resolution on August 25, 2025, to receive public comment on the proposal; and

WHEREAS, the published notice and public hearing satisfied the notice and hearing requirements in Idaho Code Section 63-802.

NOW THEREFORE BE IT RESOLVED, by a majority vote taken by the Common Council of the City of Idaho on August 25, 2025, that the above stated Foregone amount be included in the property tax to be levied in FY2025.

APPROVED by the City Council on this 22nd day of September 2025.

CITY OF BELLEVUE

---

Christina Giordani, Mayor

ATTEST:

---

Amy Phelps, City Clerk

**CITY OF BELLEVUE  
RESOLUTION NO. 25-28**

**A RESOLUTION OF THE MAYOR AND COMMON COUNCIL OF THE CITY OF BELLEVUE,  
IDAHO CONFIRMING THE APPOINTMENT OF TRESSA PRICHARD AS A COMMISSIONER  
TO THE BELLEVUE URBAN RENEWAL AGENCY**

**WHEREAS**, the Mayor of the City of Bellevue, by and with the advice and consent of the Bellevue Common Council, is responsible for appointing Commissioners to the Urban Renewal Agency of the City of Bellevue, Idaho (BURA) board pursuant to Idaho Code § 50-2006; and

**WHEREAS**, a vacancy exists in the BURA board with a term of four years expiring September 22, 2029.

**NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND COMMON COUNCIL OF THE CITY OF BELLEVUE, IDAHO, AS FOLLOWS:**

- Section 1: That the above statements are true and correct.
- Section 2: That the Mayor and Common Council confirm and appoint Tressa Prichard to the vacant position on the BURA Board of Commissioners for a term expiring on September 22, 2029.
- Section 4: That following the initial term, the commissioner shall be appointed/or reappointed to serve four-year terms.
- Section 5: That this Resolution shall be in full force and effective immediately upon its adoption and approval.

**PASSED** by the Bellevue Common Council this 22<sup>th</sup> day of September 2025.

---

Christina Giordani, Mayor

ATTEST:

---

Amy Phelps, City Clerk

## Item 9c

**Memorandum**

**To:** **Bellevue Common Council**

**From:** **Christina Giordani, Mayor**

**Re:** **Ordinance 2025-13 – Banner Ordinance**

**Date:** **September 22, 2025**

---

Recently, the hosts of the local “Hike for Hope” event approached the City of Bellevue and requested permission to hang a banner across Main Street at its intersection with Oak Street. At this location, infrastructure for banner hanging currently exists, but it has not been utilized for some time.

When proceeding to process this banner request, Staff became aware that there exists no codified process for evaluating, approving, and installing banners over City right of ways. For the “Hike for Hope” event, staff located and used a preexisting Banner Permit Application found in City files. However, Staff and I understood the future limitations of this existing application and its lack of basis in code. Therefore, in accordance with my goals as Mayor to improve the efficacy of City code, carefully plan the use of our right of ways, and ensure the enduring beauty of Bellevue’s corridors, I quickly directed Staff to compose an ordinance regulating future banner proposals.

The goals of this ordinance are thus:

- To spark interest in local events that may interest or benefit Bellevue’s residents.
- To preserve the integrity of our scenic viewsheds by regulating banner size, materials, and contents.
- To regulate the duration that banners may remain in place, ensuring that banners are relevant to Bellevue’s residents and remain in good repair.
- To officially designate the specific location(s) where banners may be placed.

- To allow the City to create and install banners of general interest and benefit, such as informational, seasonal, or welcome banners.

This ordinance is proposed to reside within Title 7: Public Ways and Property, and be assigned a new chapter, Chapter 5: Banners Spanning Public Ways. The Public Works Director, or a designee, would oversee implementation and administration of this ordinance, and be the evaluator for banner applications.

**Next Steps / Sample Motion Language:**

1. *I move to approve the first reading of Ordinance No. 2025-13 by title only.*

**OR**

*I move to waive the three readings of Ordinance No. 2025-13 and read by title only*

2. *I move to approve Ordinance No. 2025-13*
3. *I move to authorize the publication of the Summary of Ordinance No. 2025-13*

**Enclosures:**

1. Draft Ordinance No. 2025-13
2. Draft Summary of Ordinance No. 2025-13

**CITY OF BELLEVUE  
ORDINANCE NO. 2025-13**

**AN ORDINANCE OF THE CITY OF BELLEVUE, IDAHO, AMENDING BELLEVUE'S CITY CODE BY ADDING A NEW CHAPTER TO TITLE 7: PUBLIC WAYS AND PROPERTY TO ESTABLISH RULES AND REGULATIONS FOR THE DISPLAY OF BANNERS SPANNING THE WIDTH OF ANY PUBLIC RIGHT-OF-WAY, INCLUDING REGULATIONS CONTROLLING SIZE, MATERIAL, CONTENT, AND DURATION OF DISPLAY; PROVIDING THAT BANNERS MAY ONLY BE PLACED IN DESIGNATED LOCATIONS; PROVIDING EXEMPTIONS FOR THE CITY OF BELLEVUE; PROVIDING FOR PERMITTING PROCEDURES, INSTALLATION REQUIREMENTS, ENFORCEMENT AND PENALTIES; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the City of Bellevue ("City") recognizes the value of community events and activities that bring residents, visitors, and businesses together; and

**WHEREAS**, banners displayed across public rights-of-way and on public light poles provide an effective means of informing the public about upcoming community events; and

**WHEREAS**, the Bellevue Common Council finds it necessary to regulate the time, place, manner, and duration of such banner displays in order to ensure public safety, maintain the orderly use of the public right-of-way, and preserve the aesthetics of the community; and

**WHEREAS**, the Bellevue Common Council desires to establish clear banner permitting rules specific to the intersection of Main Street and Elm Street, or any other designated location for banner displays determined to be apt; and

**WHEREAS**, the City of Bellevue is authorized under Idaho law, including Idaho Code § 50-302 and § 50-308, to regulate the use of public rights-of-way and to adopt ordinances necessary to protect the public health, safety, and welfare.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COMMON COUNCIL OF THE CITY OF BELLEVUE, IDAHO:**

**SECTION 1:**

Title 7: Public Ways and Property is hereby amended with the addition of the following chapter:

**Chapter 5: Banners Spanning Public Ways**

**7-5-1: ADOPTION OF BANNER REGULATIONS:**

The City hereby adopts rules and regulations governing the display of banners which span the width of any public right-of-way and which are located in a designated banner location as set forth in this ordinance.

#### **7-5-2: BANNER LOCATION AND USE:**

- A. Banners may be displayed across public rights-of-way only at designated locations as determined by the Public Works Director (“Administrator”). At the time of passage, the only designated location for banner displays shall be at the south side of the intersection of Main Street and Elm Street, where support infrastructure for such displays currently exists. No other location for banner displays shall be designated where there is not adequate infrastructure to install and hang banners safely.
- B. Banners must advertise a special, date-specific event of general interest or benefit to the community which is to occur within the boundaries of Blaine County.
- C. Banner content shall be limited to, and must include, the event name, date(s), location(s), and sponsor(s) or organizer(s). Sponsor or organizer names shall not exceed twenty-five percent (25%) of the display area. One (1) logo, image, drawing, or visual depiction related to the event may be included, not to exceed six (6) feet in width.

#### **7-5-3: PERMIT REQUIRED AND OTHER SIGN REQUIREMENTS WAIVED:**

- A. No banner may be displayed that has not been approved by the Administrator or designee according to the process established in this ordinance. No banner permit shall be issued if associated application fees as provided for by resolution have not been paid; however, the City shall be exempt from payment of any such fees.
- B. Banners approved through the process established by this ordinance shall be exempt from any other sign requirements within Bellevue Municipal Code.

#### **7-5-4: STANDARDS FOR BANNER SIZE, MATERIAL, AND INSTALLATION:**

- A. Size: 4 feet (height) by no less than 30 feet and no more than 50 feet (width).
- B. Materials:
  1. Option A: Polyester net background; edges and lettering of denier nylon; 3/8" nylon rope threaded through top and bottom, extending four (4) feet on each end; steel snaps every 18 inches on top with two snaps in each bottom corner; changeable text using 3 mil vinyl patches.
  2. Option B: Full-color printable 8-oz vinyl with 70/30 mesh; 3/8" nylon rope as described above with steel snaps as required.

C. Installation and removal of banners shall be undertaken by the City, which process shall be determined and coordinated by the Administrator.

**7-5-5: TIMING OF APPLICATION AND DURATION OF BANNER DISPLAYS:**

- A. Applicants must apply for a banner permit at least two (2) weeks in advance of the first day that the banner is proposed to be hung. However, applicants may not apply for a banner permit more than one (1) year in advance of the first day of the associated event.
- B. Banners may be installed no earlier than two (2) weeks prior to the first day of the associated event.
- C. Banners must be removed within three (3) days after the end date of the associated event.

**7-5-6: PRIORITY OF APPLICATIONS:**

Banner applications shall be processed and granted on a first-come, first-served basis.

**7-5-7: ABILITY OF THE CITY TO SUSPEND:**

The Administrator may exercise the right to suspend or terminate the use of public rights-of-way for banners at any time without notice. During such time that suspension or termination is in effect, the City shall not have power to initiate the creation or installation of any banner.

**7-5-8: EXEMPTION OF THE CITY FROM BANNER REGULATIONS:**

- A. The City of Bellevue shall be exempt from all heretofore established banner regulations unless otherwise stated, and shall have agency to initiate, install, and maintain in place any banners of general interest or benefit to the community.
- B. The City shall not be required to submit an application for a banner permit.
- C. The City shall install banners across public rights-of-way only at designated locations as determined by the Administrator. The City shall not install banners in locations where infrastructure is inadequate for installation and placement.
- D. The City shall forfeit priority to keep in place any banner which has hung for more than two (2) weeks continuously. The City shall be required to remove such banner after two (2) weeks should any other subsequently-permitted banner be approved pursuant to this ordinance.

**7-5-9: ADMINISTRATION:**

The Administrator, or designee, shall administer the banner permit process, establish application and permit forms, schedule installations and removal, and ensure compliance with this ordinance.

**7-5-10: ENFORCEMENT:**

Any banner displayed without a permit, or in violation of these standards, may be removed by the City. A violation of this ordinance is declared a misdemeanor and violators shall be subject to penalties as provided for in Bellevue Municipal Code 1-4-1(A).

**SECTION 2: EFFECTIVE DATE:**

This Ordinance shall be in full force and effect from and after its passage, approval, and publication according to law.

PASSED AND APPROVED by the Mayor and Common Council of the City of Bellevue, Idaho, on this \_\_\_\_ day of \_\_\_\_\_, 2025.

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Christina Giordani, Mayor

ATTEST:

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Amy Phelps, City Clerk

**CITY OF BELLEVUE  
SUMMARY OF ORDINANCE NO. 2025-13**

**AN ORDINANCE OF THE CITY OF BELLEVUE, IDAHO, AMENDING BELLEVUE'S CITY CODE BY ADDING A NEW CHAPTER TO TITLE 7: PUBLIC WAYS AND PROPERTY TO ESTABLISH RULES AND REGULATIONS FOR THE DISPLAY OF BANNERS SPANNING THE WIDTH OF ANY PUBLIC RIGHT-OF-WAY, INCLUDING REGULATIONS CONTROLLING SIZE, MATERIAL, CONTENT, AND DURATION OF DISPLAY; PROVIDING THAT BANNERS MAY ONLY BE PLACED IN DESIGNATED LOCATIONS; PROVIDING EXEMPTIONS FOR THE CITY OF BELLEVUE; PROVIDING FOR PERMITTING PROCEDURES, INSTALLATION REQUIREMENTS, ENFORCEMENT AND PENALTIES; AND PROVIDING AN EFFECTIVE DATE.**

The City of Bellevue has adopted Ordinance No. 2025-13, which regulates the hanging of banners over the public right of way in designated locations, and establishes a permitting process for the same. This ordinance is effective upon passage on September 22, 2025.

The complete ordinance is available at Bellevue City Hall at 115 East Pine Street, Bellevue, Idaho 83313.

The undersigned City of Bellevue City Attorney, having reviewed the subject ordinance and ordinance summary, has determined that the summary is true and complete and that it provides adequate notice to the public of the identity and principal provisions of the ordinance.

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Frederick Allington, City Attorney