

Bellevue Common Council
Monday February 8, 2021
Bellevue City Hall, 115 E Pine St, Bellevue
Regular Meeting Minutes

6:02 p.m. Call to Order:

Mayor Burns called the Regular Meeting to order. A roll call attendance was conducted, and Council members present were Kathryn Goldman, Greg Cappel, Tammy Davis, Chris Johnson, and Shaun Mahoney (arrived 6:12pm) all appearing by teleconference. For the record, Doug Brown was absent. For the record, Mayor Burns and Clerk/Treasurer Edwards were physically present in the official meeting location of the Council Chambers of City Hall. A quorum was present for the entire meeting. Staff present were Rick Allington, City Attorney; Greg Beaver, Fire Chief; Frank Suwanrit, Public Works Director; Diane Shay, Community Development Director; Mynde Heil, Marshal; Kristin Gearhart, Library Executive Director; Everton Oliveira, Public Works; and Marian Edwards, City Clerk/Treasurer.

Notice and Hearing Compliance:

The posting of this regular meeting agenda complied with Idaho Code 74-204. The regular meeting agenda was posted five (5) days prior to the meeting at the Bellevue Post Office, the bulletin board outside of City Hall and on the website on February 3, 2021. Davis motioned that the notice was in compliance with Idaho Code 74-204. Goldman seconded. All in favor. The motion passed.

- 1. Call for Conflict as outlined in Idaho Code §59-703 (f) – 704 With Any Agenda Item.**
Burns called for conflict from any Alderman with any agenda items. Johnson stated that he would abstain from the Strahorn agenda items.

- 2. Public Comment for Items of Concern not on the Agenda.**
Florence Blanchard- Friends of the Howard Preserve, requested sanding at the preserve gate for safety due to ice build-up from the recent storm.

OLD BUSINESS

- 3. Consent Agenda:**
 - a. Minutes of January 25, 2021
 - b. Claims from January 26, 2021 to February 8, 2021
 - c. Department Head Reports

Goldman motioned to accept the consent agenda as presented. Cappel seconded. Roll call vote results: Mahoney- not present, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.

NEW BUSINESS

4. **PUBLIC HEARING and PUBLIC COMMENT:** Ratification of the Second Amendment to the Strahorn Subdivision Phase I Planned Unit Development (PUD) Agreement. The Council approved the Second Amendment on January 11, 2021; the Council's action is to ratify that decision. Rick Allington, City Attorney. Shay covered notice at the request of Burns. Davis motioned that the notice was in compliance. Mahoney seconded. All in favor and the motioned passed.

Allington gave a recap outlining that the City ordinance allows that the Administrator (Community Development Director) can make changes to Planned Unit Development (PUD) Agreements under certain terms. Allington gave counsel to the Council that the changes noted are not significant to the original agreement and could have been made by the Administrator under the ordinance without further approval by the Planning and Zoning Commission or the Council. Allington requested that the parcels being deeded to the City be listed for the record. Shay noted that the parcels, for the record, are:

Parcel A: Landscaped Parcel with Gravel Parking

Parcel B: Paved Pathway

Parcel C: Access to Water Tank and Trails

Parcel D: Open Space and Future Trail

Parcel E: Interior Streets

Burns opened the meeting for public comment. Tom Blanchard and Jim Laski made public comments. The Clerk received a written comment from Tom Blanchard which will be added to the packet materials on the City website. Burns closed public comment. Burns noted that he that he believed the steps taken have been appropriate and that accepting the parcels would not cause an undue burden on the City. Burns asked the Council if they had questions or comments.

Cappel noted that he did not believe the parcels would cause an undue burden on the City. Goldman noted that maintaining public access to public lands from public streets was important as there had been recent attempts locally by homeowner's associations to limit access. Goldman further noted that the parcels needed to be publicly owned to keep access to public lands open. Davis noted that she had reservations over the financial impact to the City.

Goldman motioned to ratify the Council's action on January 11, 2021 to approve the Second Amendment to the Strahorn Subdivision Phase I Planned Unit Development (PUD) Agreement. Cappel seconded. Mahoney- yes, Davis- no, Goldman- yes, Cappel-yes, Johnson-abstained. Motion passed.

5. **PUBLIC HEARING and PUBLIC COMMENT:** A public hearing to consider an application submitted by Strahorn Partners, LLC for approval of the Final Plat for Strahorn Subdivision, Phase I. The subject property lies east of Sunrise Ranch Subdivision and is proposed to be

subdivided into 47 residential lots. Diane Shay, Community Development Director. Shay covered notice at the request of Burns. Goldman motioned that the notice was in compliance. Cappel seconded. All in favor and the motioned passed.

Shay presented the staff report including a history of the plat process. Shay noted that the final Security Agreement was recently emailed to the Common Council members. Jim Laski, Attorney for the applicant and Jeff Loomis, Engineer, gave brief presentations, including items that still needed to be completed.

Burns opened the meeting for public comment. Tom Blanchard made a public comment. The Clerk received a written comment from Tom Blanchard which will be added to the packet materials on the City website. Burns closed public comment. Burns asked Shay to recap actions leading up to the notice. Shay confirmed City ordinance standards. Burns asked Allington for counsel and Allington that he was counseling the Council that notice was appropriate. Burns asked the Council if they had questions or comments.

Cappel noted that the Common Council had spent a lot of time on this matter and assessed the costs versus the benefits to the City of Bellevue. Cappel noted that he felt the benefits outweighed the drawbacks. Goldman noted that much of the time in the past has been to address mistakes made and that the issues raised by Blanchard have been addressed by Shay and Allington. Davis noted that she had not had the chance to review the final emailed Security Agreement.

6. Review and Approve the format of the of Strahorn Subdivision Phase I Security Agreement and authorize the Mayor to sign concurrent with the signing of the Final Plat. Diane Shay, Community Development Director.

Goldman motioned to approve the format of the of Strahorn Subdivision Phase I Security Agreement and authorize the Mayor to sign concurrent with the signing of the Final Plat. Cappel seconded. Mahoney- yes, Davis- abstained, Goldman- yes, Cappel-yes, Johnson- abstained. Motion passed.

7. Consideration of adoption of the Findings of Facts, Conclusions of Law and Decision, for approval of the Final Plat for Strahorn Subdivision, Phase I. The subject property lies east of Sunrise Ranch Subdivision and is proposed to be subdivided into 47 residential lots. Diane Shay, Community Development Director. Shay noted that she wished to modify the Findings of Facts notice section to clarify and include to most recent notice information.

Goldman motioned to approve the Final Plat as amended with updated notice information. Cappel seconded. Mahoney- yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson- abstained. Motion passed.

8. **Presentation: Idaho Power Clean Energy Goals.** Kathryn Goldman, Council President and Megan Ronk, Director of Business Innovation & Development, Idaho Power. Goldman introduced Megan Ronk, who gave the Council a PowerPoint presentation on Idaho Power's Clean Energy goals. The Council asked questions and thanked Ronk.
9. **Consideration and Approval of Resolution #2202, A Resolution of the Mayor and Common Council Supporting the Stated Goals to Power Blaine County with 100% Clean Energy by 2045 and 100% Clean Electricity by 2035.** Kathryn Goldman, Council President. Goldman stated that the City would be well served to take a leadership role in our community regarding clean energy. Goldman noted that members of the community were presented and asked the Mayor to entertain public comments and questions. Burns agreed and opened the meeting for public comment. Martha Bibb, Mr. Gaston, and Susan Canham made public comments. Burns closed public comments. Burns asked the Council if they had questions or comments.

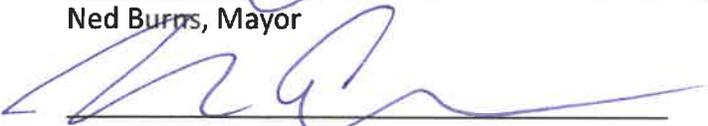
Johnson expressed concerns over the City's ability to meet the listed goals and said that goals need to be achievable. Goldman said that passing the resolution puts us in the local group to work together to achieve the goals, which ensures strength in numbers and economies of scale. Cappel noted that the resolution is to give everyone buy in, but if we fall short, we keep trying. Johnson motioned to approve Resolution #2202 as presented. Goldman seconded. Mahoney- yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.

10. **Consideration and Approval of Resolution #2203, Confirming the re-appointment of John Kurtz, Kristin Fletcher, and Christina Van Der Meulen to three (3) year terms to the Bellevue Parks Committee.** Ned Burns, Mayor. Burns noted that the Park Committee has been hard at work planning enhancements and were looking forward to presenting their results to the Council. Johnson motioned to approve Resolution #2203 as presented. Mahoney seconded. Mahoney- yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.
11. **Request for Funds: Keller and Associates Task Order No. 19 for Liner Replacement for Cell A and Cell C: \$94,200, Line-Item TBD- Wastewater.** Frank Suwanrit, Public Works Director. Suwanrit noted that the holding lagoons liners cannot be repaired and need to be replaced. Suwanrit clarified that the request before the Council was only for engineering- not for any construction work. Brandon Keller, Keller and Associates gave the Council a recap of the project and said that a goal was to get the project designed now for potential grant funding later this year. The Council asked questions of Keller. Davis requested information on how the three lagoons are currently being used and Keller responded. Keller noted that the current proposal is only to replace two (2) of the three (3) liners and that he would follow up with DEQ regarding if all three (3) needed to be replaced. Johnson noted that we do not want to be found to have leaks. Johnson further noted that the City has big projects that need to be addressed – water system upgrades and the eleven (11) year old plant. Goldman motioned to approve the request for funds as presented. Johnson seconded. Mahoney- yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.

- 12. Request for Funds: Four (4) Flygt Model SR-4630 Submersible Mixers: \$49,998.07, Line Item 51160- Wastewater. Frank Suwanrit, Public Works Director. Suwanrit gave a reop of the project noting that the current mixers have been a long-standing problem, with much warranty work done on them in the past. Suwanrit noted that he researched the replacements being proposed and said that the public works staff would perform the replacement installation. Johnson asked if public outreach regarding items that should not be disposed in the sewer system would be helpful and Suwanrit said that he would handle same. Cappel motioned to approve the request for funds as presented. Johnson seconded. Mahoney- yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.**
- 13. Approval of a three (3) percent FY2021 Pay Increase for All Staff of record as of January 25, 2021 for the Payroll Period Beginning Jan-31-2021 and Authorizing the Clerk/Treasurer to Process Same. Ned Burns, Mayor and Marian Edwards Clerk/Treasurer. Burns noted that a three (3) percent increase was budgeted for in the Council approved fiscal FY2021 budget. Johnson motioned to approve the pay increase as presented. Cappel seconded. Mahoney-yes, Davis- yes, Goldman- yes, Cappel-yes, Johnson-yes. Motion passed.**
- 14. COVID19- Council Discussion and Potential Added Actions Needed with Current Risk Levels and Trends. Johnson noted that he was working to increase the priority status of water and wastewater employees. Goldman noted that the South Central Public Health District was doing vaccine clinics weekly.**
- 15. Executive Session to Discuss Personnel, Pending Litigation and/or Land Acquisition Pursuant to Idaho Code §74-206. There was no executive session.**
- 16. Adjournment. Goldman motioned to adjourn. Cappel seconded. All in favor. The motion passed and the meeting adjourned at 8:31pm.**



Ned Burns, Mayor



Marian Edwards, City Clerk/Treasurer