

Bellevue Common Council
Monday November 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, Doug Brown, Shaun Mahoney, Chris Johnson, and Jennifer Rangel, all appearing by teleconference. For the record, no one 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; Jeff Loomis, City Engineer; Greg Beaver, Fire Chief; Jason Calhoun, Street Supervisor; Keith Lindt, Water Operator; Everton Oliveira, Wastewater Operator; Tater Vaughn, Wastewater Operator IT; Diane Shay, Community Development Director; Mynde Heil, Marshal; 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 City website on November 3, 2021. Additions to the packet materials were provided on November 4, 2021, but the agenda was unchanged. Goldman motioned that the notice was in compliance with Idaho Code 74-204. Brown 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. None noted.
2. Public Comment for Items of Concern not on the Agenda.
Chris Watson asked about the use of COVID19 funds. Edwards gave a brief recap and Burns directed Watson to the City website to review Council packets.

OLD BUSINESS

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

Goldman asked about the damage to the E-3 fire truck; Edwards and Beaver responded clarifying that the expenses listed were to get the tire repaired and that ICRMP was handling the claim against the at fault other driver for the bulk of the repairs. Goldman motioned to approve the consent agenda as presented. Brown seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- yes, Rangel- yes. Motion passed.

SPECIAL NEW BUSINESS SECTION

4. Consideration of passage of Resolution #2232 authorizing the Mayor to sign a Memorandum of Understanding (MOU) between the Bureau of Land Management (BLM), Idaho Department of Fish and Game (IDFG), Blaine County, Blaine County Recreation District (BCRD), the City of Hailey and the Wood River Land Trust (WRLT) regarding seasonal trail closures to restrict negative impacts to deer and elk during the winter months. John Kurtz, Bureau of Land Management, gave an overview to the Council focusing on the goals of having all regional players participate in a five (5) year MOU to have proactive planning during the winter closure season. Kurtz responded to questions. Goldman motioned to approve the resolution as presented. Cappel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- yes, Rangel- yes. Motion passed.

OLD BUSINESS- CONTINUATION

5. CONTINUATION: PUBLIC HEARING: Consideration of City-initiated text amendments to the Bellevue City Code, Title 10, Chapter 6, General Residential, §10-6-2, to allow multi-family developments to be built on a 3,000 square foot lot without being linked to an affordable housing entity; amending Title 10, Chapter 7, Business District §10-7-2, to permit residential units in a mixed use building and establishing a minimum dwelling unit size of 350 square feet; amending Title 10 to add a new Chapter 7A, creating a Residential Overlay District that will permit multi-family residential developments in the Business District; a map depicting the boundaries of the overlay district will also be considered, Continued on October 25, 2021, to the date certain of November 8, 2021. Diane Shay, Community Development Director. Shay re-confirmed notice and presented the revised map as requested by the Council at the October 25, 2021, meeting. Shay requested that the Council take public comment and then take a step back from consideration. Burns opened public comment. Chris Watson, Werner Morawitz, Gary Poole, Jeff Pfaeffle, Tom Blanchard, Jeff Herman, and Jim Williams made public comments. Shay noted letters received from Evan Stelma, Kathy Grotto and Werner Morawitz and summarized same. Edwards did not receive any additional written comments and noted that all written comments were part of the record for the October 25 and November 8 meeting materials on the website.

The Council discussed the agenda item. Brown noted that the Planning and Zoning Commission had done a lot of work on this item and noted that he likes adding the 'red' areas of the map to the proposed zone. Goldman is concerned about the level of affordable rentals in the City and homes for purchase. Goldman noted that she wants the City to retain a commercial core on Main Street. Goldman also noted that she had concerns over parking requirements, the forty-five (45) versus forty (40) foot height limit and wanted the City to approach this type of change correctly. Cappel noted that he was concerned about multifamily housing that would have a lot of children on our busy Main Street and said that doing his type of item too quickly could result in missteps that cannot be recovered and make policy that is irreversible. Rangel noted that commercial areas needed to be commercial but agreed that housing is needed.

Rangel noted that the 'red' map zone on the south end of town she could see as residential but does not see the north 'red' map zone as residential. Mahoney noted that blinking lights allow for children to be in housing on Main Street, that the southern 'red' area could be mixed use and that he liked the idea of having mixed use properties that included housing on Main Street. Mahoney noted that parking needs to be part of the equation. Burns thanked the Planning and Zoning Commission for all of the work they put into the drafted proposal. Goldman motioned to table this item. Rangel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.

6. Consideration of passage of Ordinance #2021-13, an Ordinance adopting City-initiated text amendments to Title 10, of the Bellevue City Code, Continued on October 25, 2021, to the date certain of November 8, 2021. Diane Shay, Community Development Director. Goldman motioned to table this item. Rangel seconded. Goldman motioned to table this item. Rangel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
7. Consideration and passage of the Summary of Bellevue Ordinance #2021-13, Continued on October 25, 2021, to the date certain of November 8, 2021. Rick Allington, Bellevue City Attorney. Goldman motioned to table this item. Rangel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.

NEW BUSINESS

8. Consideration and passage of Resolution #2233, a Resolution adopting updated Bellevue Street Standards: Jeff Loomis, Galena Engineers and Diane Shay, Community Development Director. Loomis gave a recap of street standards in the City and noted that different standards could be approved and applied depending on the circumstances of the street's designation and use. Loomis gave a brief recap of each of the street standards presented for review and described the appropriate type of application for each. The Council asked about the type of snow removal equipment that would be needed for traditional curbs and Calhoun responded that the City only has snow pushing equipment and would not be able to lift snow away from streets with curbs at this time. Goldman motioned to approve resolution 2233 and include all standards presented. Cappel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
9. Consideration and passage of Resolution #2234 for partial release of Phase I Bond Monies: Diane Shay, Community Development Director. Goldman motioned to approve resolution 2234 releasing \$45,420.00 as presented. Rangel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- yes, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
10. Council Discussion on Code Enforcement Process: Revisited as Requested during the September 27, 2021, meeting. Kathryn Goldman, Council President. Goldman gave a recap of the discussions that came out of the Marshal Town Hall in August 2021 that centered on

enforcement, public outreach, and education. Goldman noted that this follow up discussion was how to put staff time towards those issues. Heil conveyed that she had meet with Calhoun and Lindt and proposed that they take over property code enforcement as a team due to varying availability in their regular duties. The Marshal's office would be the trainer and would help with evidence documentation. Brown stated that he liked the idea of having with Calhoun and Lindt work on property code enforcement and Mahoney noted that the budget needed to include funding. The Council discussed including speeding/stop sign education along with property code enforcement. Allington noted that the two (2) items were different and should not be linked together. The Council discussed training ride along with Twin Falls and Hailey. Heil asked the Council to convey what the top issues the property code enforcement team should focus on. Allington noted that right of ways, junk and encroachment issues seemed to have the most issues and added that the existing codes on those items needed to be addressed and revised for clarity. Allington and Heil noted that staff work would be done over the winter to address clarifying codes and to establish policy and procedures.

- 11.** Discussion and Consideration of Resolution #2231: A Resolution of The Common Council of The City of Bellevue, Idaho Authorizing the Mayor to Sign All Applications, Grant Agreements, And Other Documents Relating to Wastewater Planning Grants: Idaho Department of Environmental Quality Wastewater Planning Grant Authorizing Resolution Form B. Marian Edwards, Clerk/Treasurer. Goldman motioned to approve resolution 2231 as presented. Rangel seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- not present, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
- 12.** Discussion and Consideration of Resolution #2235: A Resolution of The City of Bellevue, Idaho Authorizing the Mayor to Enter into Contract with Bryson Ellsworth To Provide Services To The City Of Bellevue As Wastewater Responsible In Charge Operator For One (1) Year for a total of \$1,000 per month. Marian Edwards, Clerk/Treasurer. Mahoney motioned to approve resolution 2235 as presented. Goldman seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- not present, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
- 13.** Request for Funds: Replace Two (2) Dissolved Oxygen Sensors and other listed items: \$12,217.00, Line Item 51160- Wastewater. Tater Vaughn, Wastewater Operator IT. Goldman motioned to approve the request for funds as presented. Mahoney seconded. Roll call vote results: Mahoney- yes, Goldman- yes, Brown- not present, Cappel- yes, Johnson- not present, Rangel- yes. Motion passed.
- 14.** Request for Council Direction on the Submission of a Letter of Interest to IDEQ for consideration for a Water Planning Grant, due by January 14, 2022. Marian Edwards, Clerk/Treasurer. Edwards briefly recapped the upcoming funding opportunities for wastewater and water system and volunteered to do a Letter of Interest for a Water Planning grant with the state. The Council supported the idea and asked Edwards to do same.

- 15. COVID19- Council Discussion and Potential Added Actions Needed with Current Risk Levels and Trends. Ned Burns, Mayor. Burns gave a brief update on local trends. The Council did not take further action.**
- 16. Executive Session to Discuss Personnel, Pending Litigation and/or Land Acquisition Pursuant to Idaho Code §74-206. There was no executive session.**
- 17. Adjournment. Goldman motioned to adjourn. Cappel seconded. All in favor. The motion passed and the meeting adjourned at 8:50 p.m.**



Ned Burns, Mayor



Marian Edwards, City Clerk/Treasurer