

NAMPA CITY COUNCIL REGULAR MEETING MINUTES

June 3, 2024

Call to Order/Roll Call

Present: Mayor Debbie Kling, Councilmember Victor Rodriguez, Councilmember Natalie Jangula, Councilmember David Bills, Council President Dale Reynolds, Councilmember Randy Haverfield, Councilmember Sebastian Griffin

Absent: None

Staff Present: Chief Financial Officer Doug Racine, City Attorney Victor Villegas, City Clerk Char Tim

Mayor Kling called the meeting to order at 5:32 PM.

Invocation and Pledge of Allegiance

Pastor Dan Mangeac – Good News Community Church led the Council in the Invocation and Pledge of Allegiance.

Proposed Amendments to Agenda

Char Tim, City Clerk's Office spoke on the items added to the Amended Agenda, which was posted at 1:30 PM on June 3, 2024 in compliance with the Idaho Open Meeting Law.

Adoption of Amended Agenda (Action Item)

MOVED by Reynolds and **SECONDED** by Griffin to Adopt the Amended Agenda.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

(1) Consent Agenda (Action Items)

MOVED by Reynolds and **SECONDED** by Griffin to Approve Consent Agenda as presented.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-1. Minutes

- a. City Council – Regular Meeting – May 20, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- b. City Council – Special Meeting – May 20, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- c. City Council – Special Meeting (Workshop) – May 16, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- d. City Council – Special Meeting (Annual Department Update-
Transportation) – May 15, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- e. City Council – Special Meeting (Annual Department Update–Parks and Recreation) – May 22, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- f. Planning & Zoning Commission – Regular Meeting – April 23, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- g. Planning & Zoning Commission - Regular Meeting - May 14, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- h. Council on Aging – Regular Meeting – May 14, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- i. Airport Commission - Regular Meeting - April 8, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- j. Airport Commission - Special Meeting - April 22, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- k. Bicycle & Pedestrian Advisory Committee - Regular Meeting - April 11, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- l. Golf Commission - Regular Meeting - April 16, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

m. Design Review Committee - Regular Meeting - April 15, 2024

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-2. The City Council dispenses with the three (3) reading rule of Idaho Code 50-902 for all ordinances

1-3. Plat Approvals

- a. Action Item: Subdivision Final Plat approval for Bentley Meadows Subdivision in a RS7 (Single-Family Residential) zoning district; a 5.69 acre parcel #R3179101500 at 0 S Grays Ln (located in the NE 1/4 of Section 25, T3N, R2W, BM) for JRMN Holdings, LLC/Rob Nash (SPF-00254-2024). Original concept: 22 single-family detached lots and 3 common lots.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- b. Action Item: Subdivision Final Plat approval for East Ridgevue No. 3 Subdivision in a RS7 (Single-Family Residential) zoning district; a 13.6 acre parcel #R3437001100 at 0 Madison Rd (located in the SE 1/4 of Section 34, T4N, R2W, BM) for Mason & Associates representing Corey Baron (SPF-00257-2024). Original concept: 54 single-family detached lots and 5 common lots.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- c. Action Item: Subdivision Final Plat approval for Woods Crossing, a commercial development in a BC (Community Business) zoning district; a 3.92 acre parcel #R3098701000 at 0 W Karcher Rd (located in the SW 1/4 of Section 9, T3N, R2W BM) for Jason Polson representing Randy Wood/Nampa Paving (SPF-00255-2024). Original concept: 5 lots for a commercial mix-use development

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- d. Action Item: Subdivision Final Plat approval for Franklin Village North No. 3 a RS6 (Single-Family Residential) zoning district; a 15.31 acre parcel #R2093901000 at 0 Cherry Ln (located in the SW 1/4 of Section 2, T3N, R2W, BM) for Franklin Village Development (SPF-00256-2024). Original concept: 54 single-family detached lots and 8 common lots.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-4. Authorize Public Hearings

- a. Action Item: Authorization for a public hearing, to be held on June 17, 2024, for City Council to consider a resolution to adopt annual inflation adjustments to current development impact fees.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- b. Action item: Authorize public hearing for Variance of NCC 10-8-5.B which specifies a required maximum lot size of 12,000 sf and minimum density of 2.51 DU/acre in a RS6 (Single-family Residential) zoning to allow the construction of a new single-family detached dwelling unit replacing a structurally unsound dwelling that was on the property but has already been demolish, at 116 S Powerline Rd, a 0.60 acre parcel #R1211200000 (located in the SW 1/4 of Section 26, T3N, R2W, BM) for Nancy Watt (VAR-00158-2024). To be considered by City Council on 6/17/2024.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- c. Action Item: Authorize public hearing for Annexation and Zoning to RP (Residential Professional) zoning district and potential development agreement for 9.51 acres for a future single family residential subdivision (Wood Poppy) at 0 Northside Blvd (parcel #R3437301100; located in the SW 1/4 of the SW 1/4 of Section 34, T4N, R2W, BM), for Katie Miller/Bailey Engineering representing Trilogy Development, Inc. (ANN-00294-2023). Original Concept: 9 single-family detached dwelling units, 20 single-family attached dwelling units in 5 buildings (4-unit townhouses), 8 single family attached dwelling units in 4 buildings (duplex units), and 11 common lots, totaling 37 dwelling units on 9.51 acres. To be considered by City Council on 6/17/2024.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-5. Authorize to Proceed with Bidding Process

- a. Action Item: Request authorization to go to bid for construction of irrigation well with electrical upgrades for the pump station at Ridgecrest Golf Course. (Approved by City Attorney Todd Lakey) (Approved in FY24 budget)

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- b. Action Item: Request authorization to go out for Request for Qualifications (RFQ) for design services for a new irrigation system at Centennial Golf Course. (Approved by City Attorney Todd Lakey) (Approved in FY24 Budget)

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-6. Authorization for Execution of Contracts and Agreements

- a. Action Item: Authorize Nampa Family Justice Center (NFJC) to submit for "Strategies to Support Children Exposed to Violence" grant to be used to help fund three current NFJC positions and provide direct services to victims. The amount of the grant is \$850,000.00 over a 36-month award period beginning October 1, 2024, and there is no City match.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- b. Action Item: Authorize Nampa Family Justice Center (NFJC) to submit for "Specialized Services for Abused Parents and Their Children" grant to help fund two current NFJC positions, two new NFJC positions, and provide direct services to victims and community abuse prevention training. The amount of the grant is \$900,000.00 over a 24-month award period beginning October 1, 2024, and there is no City match.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- c. Action Item: Authorize Nampa Family Justice Center (NFJC) to submit for Idaho Council on Domestic Violence and Victim Assistance (ICDVVA) State Fiscal Year 2025. The grant will be used to help fund eleven current NFJC positions. The amount of the grant is \$260,125 and the award period is from October 1, 2024 -September 30, 2025. There is no City match.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- d. Action Item: Award project and authorize Mayor to sign contract with Das-Co of Idaho, Inc. for the Sherman Elementary Fire Flow Upgrade project in the amount of \$945,000.00. (Standard bid forms and contracts approved by Legal) (Approved in FY24 Budget - #24-3020-002 (ARPA) and #24-8060-007 (City))

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- e. Action Item: Authorize Mayor and Public Works Director to sign Task Order with Paragon Consulting, Inc. to provide Construction, Engineering, and Inspection (CE&I) services for the Franklin Blvd Waterline Upgrade project in the amount of \$129,600.00 (T&M NTE). (Standard consultant selection process and task order agreements approved by Legal) (Funding for a CE&I Consultant will be provided from ARPA dollars covering the project construction costs. Approved in FY24 Budget; #23-3020-005-R (Reallocation from #24-3020-002)

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-7. Resolutions

- a. Action Item: Authorize Mayor to sign resolution declaring the identified vehicles and equipment items as surplus property and authorize disposal of identified surplus property as recommended by Staff.

MOVED by Reynolds and **SECONDED** by Griffin to Pass the Resolution and number it **08-2024**.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-8. Licenses

New

- a. Action Item: New-Alcohol License – Dave’s Hot Chicken – 16365 Marketplace Blvd – On-Premise Beer, Wine & Liquor by the Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

Renewal *(Complete packet)*

- b. Action Item: Renewal-Alcohol License – Crescent Brewery – 1521 Front St – On-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- c. Action Item: Renewal-Alcohol License – Fiesta Guadalajara – 1202 N J Alcott Way – On-Premise Beer, Wine & Liquor by the Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- d. Action Item: Renewal-Alcohol License – Flying Pie Pizzeria – 1021 12th Ave – Off-Premise Beer, On-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- e. Action Item: Renewal-Alcohol License – McNabbs Vape Lounge – 1214 N Jacob Alcott Way – Off-Premise Beer & On-Premise Beer

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- f. Action Item: Renewal-Alcohol License – PK Mini Mart –507 16th Ave N – Off-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

Renewal (**Contingent upon issuance of State and/or County Licenses and/or NPD Background)

- g. **Action Item: Renewal-Alcohol License – American Legion Post 18 – 1504 2nd St S – On-Premise Beer, Wine & Liquor by the Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- h. **Action Item: Renewal-Alcohol License – Mongolian BBQ Nampa – 1123 Caldwell Blvd – On-Premise Beer

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- i. **Action Item: Renewal-Alcohol License –Pacific Sushi – 624 12th Ave S – On-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- j. **Action Item: Renewal-Alcohol License – The Sick Stag – 1219
1st St S – On-Premise Beer, Wine & Liquor by the Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- k. **Action Item: Renewal-Alcohol License – The Tilted Ace – 306 N
Kings Rd – Off-Premise Beer, On-Premise Beer, Wine & Liquor by the
Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

New *(Late submittals)*

- l. Action Item: New-Alcohol License – Boise Fry Company – 224
12th Ave S – On-Premise Beer, Wine & Liquor by the Drink (Adding
liquor to previous beer and wine-only license)

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

Renewal *(Late submittals)*

- m. Action Item: Renewal-Alcohol License – La Morena (previously
known as Mi Ranchito)– 5830 Franklin Rd – On-Premise Beer, Wine &
Liquor by the Drink

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- n. Action Item: Renewal-Alcohol License – Mongolian Fire Grill – 1200 N Jacob Alcott Way, Suite 1220 – On-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

- o. Action Item: Renewal-Alcohol License – Krung Thai Restaurant – 3008 Garrity Blvd – On-Premise Beer & Wine

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

1-9. Formal Findings

- a. Action Item: Approval of formal findings for the denial of the appeal of Planning & Zoning Commission denial of Conditional Use Permit for Concrete Batching & Mixing in an IL (Light Industrial) zoning district at 39 N Picard Ln (a 7.83 acre parcel #3174500000, located in the S 1/2 of Section 24, T3N, R2W, BM), for Sunroc Corporation (CUP-00328-2023, APL-00020-2024). Original Concept: Development and operation of a concrete batch plant.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Griffin, Haverfield

NOES: None

ABSTAIN: None

RECUSE: None

(2) Items Moved From Consent Agenda (Action Items)

None

(3) Proclamations

3-1. Elder Abuse Awareness Month

Patrice Harris, Family Justice Center accepted the proclamation, thanked Council for their support and spoke on the variety of services they provide.

(4) Public Forum

- Non-Agenda Items
 - Maggie Goff, 2554 E Cinnamon Ln, Nampa read into the record her submitted letter on an upcoming June 9, 2024 public event.
 - Curtis Homer, 14316 Inspiration Pl, Nampa spoke on the new horse RV park at the Ford Idaho Center.
- Agenda Items
 - Tonya Bellegante, 1411 W Raelinn Dr, Nampa spoke on Item 7-3 for the CDBG Grant application for the Meals on Wheels program.

(5) Agency & Commission Reports

None

(6) Staff Communications

6-1. Public Works Staff Communications

Tom Points, Public Works introduced Kelly Black, the department's new Communications Manager and spoke on the following: delays in chip/seal program due to rain, Wastewater Treatment Plant Phase 2 update, and last week's National Public Works Week.

Crystal Craig, Transportation spoke on the Warhawk Elementary School traffic update and introduced the contestants in the 2024 Streets Equipment Roadeo. She also announced the recent promotion of Lynsey Johnson to the role of Airport Superintendent.

(7) New Business

- 7-1. Action Item: Request for Reconsideration of the Annexation and Zoning and potential development agreement for 37.74 acres to RP (Residential Professional) zoning district for a future mixed-use development for Valente Subdivision at 0 Ustick Rd (Parcel #R3083300000 located in the SW 1/4 of the NW1/4 of Sec. 3, T3N, R2W, BM) for Kelli Black/Bailey Engineering representing Endurance Holdings LLC (ANN-00298-2023). Original concept: 63 single-family detached residential lots, 98 single-family attached lots, 4 commercial lots, and 19 common lots.

MOVED by Rodriguez and **SECONDED** by Haverfield to Deny the Request for Reconsideration for ANN-00298-2023/Valente Subdivision.

RESULT: Passed [5 TO 0]

AYES: Rodriguez, Jangula, Bills, Haverfield, Griffin

NOES: None

ABSTAIN: Reynolds

RECUSE: None

- 7-2. Action Item: Approve the proposed allocation of Community Development Block Grant (CDBG) grant funding to the 2023 Program Year's ADA Facility Improvement activity as recommended. (Approved in FY24 Budget)

Matt Jamison, Economic Development presented the item to Council.

MOVED by Haverfield and **SECONDED** by Reynolds to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-3. Action Item: Allocate the 2024 Community Development Block Grant funding for Administration/Planning, Public Service, and Non-Public Service activities as presented. (Proposed in FY25 Budget)

Matt Jamison, Economic Development presented the item to Council and responded to Council's questions on process, upcoming public hearing, Salvation Army request, and Jesse Tree income levels. Significant discussion ensued on the Salvation Army's recent announcement of a shelter's summer closure and the distribution of grant funding amounts.

MOVED by Bills and **SECONDED** by Haverfield to Allocate the 2024 Community Development Block Grant funding for Administration/ Planning and Non-Public Service activities as presented and approve the dollar amount for Public Service but not the allocations, which will be considered at the upcoming public hearing.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-4. Action Item: Authorize Mayor and Public Works Director to sign a Task Order with Jacobs Engineering Group for the EPA Lead Service Line Replacement Plan, IDEQ Permit Support, and Phase I One Water Conservation Plan in the amount of \$199,822.00. (Standard agreement approved by Legal) (Approved in FY24 Budget-Contractual Services)

Clerk's Note: Prior to hearing Item 7-4, Mayor announced that due to the time, Council would move to the Public Hearing section of the agenda, starting with Item 8-1.

MOVED by Reynolds and **SECONDED** by Rodriguez to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-5. Action Item: Authorize Mayor to sign Six Mile Engineering Supplement No. 1 to include bridge design services for the Mason Creek crossings near the intersection of Northside Boulevard and Ustick Road in the amount of \$157,361.00. (#24-8040-029-R; Requires Budget Amendment)

Doug Racine, Finance responded to questions on funding source and the budget amendment process.

MOVED by Reynolds and **SECONDED** by Rodriguez to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-6. Action Item: Approve allocation of additional funding for LHTAC's Bid Award to the approved low bidder for the Franklin & Karcher Roundabout project in the amount not to exceed \$950,000.00. (Standard bid forms and contracts approved by Legal) (#24-8040-003; Requires Budget Amendment)

Daniel Badger, Engineering responded to Council's questions on the type of contract. Crystal Craig, Transportation responded to Council's questions on the number of bidders.

MOVED by Reynolds and **SECONDED** by Jangula to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-7. Action Item: Award project and authorize Mayor to sign contract with LaRiviere, Inc. for the Franklin Boulevard Waterline Upgrade project in the amount of \$1,900,836.00 (T&M NTE). (Standard bid forms and contract documents approved by Legal) (Approved in FY24 Budget; #24-3020-005-R (Reallocation from #24-3020-002))

Daniel Badger, Engineering responded to Council's questions on the sole bidder and confirmed that the agenda text mistakenly stated "T&M NTE".

MOVED by Bills and **SECONDED** by Reynolds to Approve the item with the clarity that the contract is not a Time and Materials Not To Exceed (T&M NTE).

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-8. Action Item: Authorize Engineering Division to proceed with formal bidding process for the Pressure Zone 1 Creation project (Standard bid forms and contracts approved by Legal) (Funding rolled over from FY23 Budget will be included in FY24 Budget Amendment -#24-8060-004)

MOVED by Rodriguez and **SECONDED** by Bills to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-9. Action Item: Authorize Mayor and Public Works Director to sign a task order with Jacobs Engineering Group for design services of the Karcher Constructed Wetlands, Indian Creek City Pathway and Environmental Permitting projects in the amount of \$1,299,999.00. (Standard consultant selection process and task order agreement approved by Legal) (#24-8040-030-A; Requires Budget Amendment)

Tom Points, Public Works responded to Council's questions on received written public comments.

MOVED by Reynolds and **SECONDED** by Jangula to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-10. Action Item: Award project and authorize Mayor to sign contract with Thueson Construction for the 11th Ave N & Cherry Lane Irrigation Mainline project in the amount of \$699,978.00. (Standard bid forms and contracts approved by Legal) (#24-8070-010-A; Requires Budget Amendment)

MOVED by Jangula and **SECONDED** by Haverfield to Approve the item.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 7-11. Action Item: Action Item: 1st reading of Ordinance and approval of publication of summary ordinance expanding the boundaries of the Nampa Municipal Irrigation District of the City of Nampa, by inclusion of the real properties contained in Exhibit A. (Standard ordinance approved by Legal)

Mayor presented the Ordinance under suspension of rules.

Clerk read the following ordinance:

AN ORDINANCE OF THE CITY OF NAMPA, CANYON COUNTY, IDAHO, ANNEXING A PORTION OF THE UNDERLYING IRRIGATION DISTRICTS INTO THE MUNICIPAL IRRIGATION DISTRICT OF THE CITY OF NAMPA, CANYON COUNTY, IDAHO, AND CHANGING THE BOUNDARIES THEREOF; ALLOWING FOR A SUMMARY OF THIS ORDINANCE TO BE PUBLISHED AND DIRECTING THE CITY ENGINEER TO ALTER THE USE AND AREA MAP ACCORDINGLY.

MOVED by Haverfield and **SECONDED** by Jangula to Pass the Ordinance under suspension of rules and number it **4811**.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

7-12. Action Item: Accept the City of Nampa Canyon County Canvassed Election Results for the May 21, 2024 elections.

CITY OF NAMPA GENERAL OBLIGATION TRANSPORTATION BONDS - Nonpartisan Party									
Choice	Party	Absentee Voting		Early Voting		Election Day Voting		Total	
YES. IN FAVOR of issuing general obligation transportation bonds for the purposes stated in ORD 4784		1,937	57.39%	550	57.71%	3,152	56.15%	5,639	56.72%
NO. AGAINST issuing general obligation transportation bonds for the purposes stated in ORD 4784		1,438	42.61%	403	42.29%	2,462	43.85%	4,303	43.28%
	Cast Votes:	3,375	100.00%	953	100.00%	5,614	100.00%	9,942	100.00%

MOVED by Reynolds and **SECONDED** by Bills to Accept the City of Nampa Canyon County Canvassed Election results for the May 21, 2024 election.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

(8) Public Hearings

- 8-1. Action Item: Appeal of Planning & Zonings approval of a Conditional Use Permit for a Group Care Home (9+ beds) in a RS6 (Single-Family Residential) zoning district at 819 S Powerline Rd (a .37 acre parcel #R1144200000, located in the NE 1/4 Section 34, T3N, R2W, BM) for Riana Montagnino, appealed by Shandi Nelson (APL-00021-2024, CUP-00334-2024). Original Concept: Addiction treatment home for up to 16 people.

Mayor opened the public hearing.

Laurie Hayes, Appellant Representative, 812 S Florence St, Nampa presented the appeal and spoke on the definitions of a treatment center and group home, property values, traffic issues, length of stay for residents, and incompatibility with residential area.

Riana Montagnino, Applicant, 819 S Powerline Rd, Nampa presented the request, providing requested clarification, and responded to Council's questions on length of staff, traffic, treatment containment, ADA compliance, if group home could be used as a residence for clients, number of bedrooms, fire sprinklers/alarms, and if a lockdown facility.

Kristi Watkins, Planning & Zoning presented the item to Council and responded to Council's questions on land use. John Nielsen, Building & Code responded to Council's questions on egress for bedrooms.

The following spoke in support of the item: Walter Bogucki, 262 High St, Nampa (facility is needed); Michael Musgrave, 877 S Rangipo, Kuna (co-owner and spoke on aftermath of Planning & Zoning Commission meeting); Anthony Montagnino, 2801 W Aquamarine St, Kuna (co-owner; type of use is already approved but business name is the issue); Erin Lee, 819 S Powerline Rd, Nampa (facility is needed); Tristan (last name not given), 819 S Powerline Rd (house manager-spoke on house rules); Margie Potter, 1811 N Cobble Way, Nampa (facility is needed); and Zeke Johnson, 206 E Hazel, Apt 8, Caldwell (facility is needed and fear is causing the concern).

The following spoke in opposition to the item: Marc Mitchell, 12395 Landau Way, Nampa (incompatibility); Cindy Bixler, 1905 S Robinson Blvd, Nampa (incompatible with closeness to schools and children); Shandi Nelson, 819 S Florence St, Nampa (appellant; incompatible with residential area, road width, service calls); Melinda Georgeson, 812 S Powerline Rd (lives across the street; potential burglary concerns).

Applicant provided closing remarks.

Appellant Representative provided closing remarks.

MOVED by Griffin and **SECONDED** by Bills to close the public hearing. Mayor asked for a voice vote with all Councilmembers present voting **YES**. MOTION CARRIED.

Council discussion ensued on facility's current allowable use, practicality of expanding use in existing building, and concern on this type of land use in a residential area.

MOVED by Griffin and **SECONDED** by Haverfield to Approve the appeal of Planning & Zoning's approval of a Conditional Use Permit for a Group Care Home (9+ beds) in a RS6 zoning district at 819 S Powerline Rd for Riana Montagnino, appeal by Shandi Nelson (APL-00021-2024, CUP-00334-2024), because the project fails to comply with the following Conditional Use Permit Conclusions of Law: #2-Proposed use would adversely impact the general vicinity due to the increased operations from an 8 bed facility to a 16 bed facility; #4-Proposed use would have a significant negative impact to surrounding home values; and #5-Proposed use would be detrimental to the residential area due to the increased operations from an 8 bed facility to a 16 bed facility.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 8-2. Action Item: Zoning Map Amendment from IL_RS to RS8.5 (Single-Family Residential) zoning district at 0 1st St N, Parcel #R1289201000, a 0.22 acre parcel located in the NE 1/2 of Section 22, T3N, R2W, BM) for Ivan Sandoval (ZMA-00187-2024). Original Concept: Rezone from IL_RS designation to specify RS8.5 zoning to allow for the construction of a new single-family detached dwelling unit.

Clerk's Note: Prior to hearing Item 8-2, Mayor announced a short break at 8:58 PM.

Mayor opened the public hearing.

Myra Rojas, Applicant Representative, 9576 N Amity, Boise presented the request.

Kristi Watkins, Planning & Zoning presented the item to Council.

No one spoke in support of or in opposition to the item.

MOVED by Reynolds and **SECONDED** by Griffin to close the public hearing. Mayor asked for a voice vote with all Councilmembers present voting **YES**. MOTION CARRIED.

MOVED by Reynolds and **SECONDED** by Griffin to Approve the Zoning Map Amendment from IL_RS to RS8.5 zoning district at 0 1st St N, for Ivan Sandoval (ZMA-00187-2024) and to adopt the proposed findings.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

(9) Unfinished Business

- 9-1. Action Item: 1st reading of Ordinance and approval of publication of ordinance summary for Nampa City Comprehensive Plan Future Land Use Map Amendment to change the Residential Mixed Use, Community Mixed Use and Medium Density Residential designations to High Density Residential, Commercial and Industrial Designations in the area north of the Railroad tracks, south of I-84, east of Northside Blvd and west of the railroad tracks; and Nampa City Code Text Amendment to make changes to Title 10 Planning and Zoning, Chapter 1 to remove references to guesthouses, change bonding language, revise the definition for building/structure height and add Figure 9 to demonstrate building/structure height; Chapter 2 to clarify zoning map amendment criteria and add time limits on changes to the Comprehensive Plan; Chapter 3 to add a paragraph about dual zoned properties, change paragraph regarding ambiguous uses, clarify note regarding commercial daycares, remove Mobile/Manufactured Home/RV sales as an allowed use in the RP zone; Chapter 8 to remove an unnecessary reference to Chapter 1; Chapter 11 & 12 to add a 5 foot rear setback unless adjacent to existing residential; Chapter 13 to add an 8 foot rear setback unless adjacent to existing residential; Chapter 15 to add fencing language for commercial uses in the DB Zone; Chapter 16 to add the words Building and Parking to the setbacks section; Chapter 19 to clarify height limitations; Chapter 22 to add language regarding the width of an access to be able to require landscaping and a new parking formula for health clubs; Chapter 24 to clarify the granting of a variance permit and removal of the criteria in 10-24-2.B.4.d as repetitive and remove 10-24-2.C for Parking Reductions; Chapter 25 Conditional Use Permits, adherence to approved plan to define the effective date of the permit; Chapter 26 to fix the numbering for the Density & Lot Size section; Chapter 27 add procedure language for cemeterys and collumbariums and change required landscape buffer width to twenty-five feet (25'); Chapter 31 to add the Midland Corridor Study section, Chapter 33 to define Zeroscape and to include the BC zone specific landscape buffer width in the table; and Chapter 34 to clarify the reference to wing wall fencing, for the City of Nampa. CMA-00057-2024 & ZTA-00039-2024 (Approved by City Attorney Bryan Norton)

Clerk's Note: Prior to hearing Item 9-1, Mayor announced that Council would return to the regular agenda order, starting with Item 7-4.

Mayor presented the Ordinance under suspension of rules.

Clerk read the following ordinance:

AN ORDINANCE OF THE CITY OF NAMPA, IDAHO AMENDING CERTAIN CHAPTERS, INCLUDING AMENDING THE RESIDENTIAL MIXED USE, COMMUNITY MIXED USE, AND MEDIUM DENSITY RESIDENTIAL DESIGNATIONS TO HIGH DENSITY RESIDENTIAL, COMMERCIAL, AND INDUSTRIAL DESIGNATIONS IN THE AREA NORTH OF THE RAILROAD TRACKS, SOUTH OF I-84, EAST OF NORTHSIDE BOULEVARD, AND WEST OF THE RAILROAD TRACKS; AMENDING TITLE 10, CHAPTER 1, NAMPA CITY CODE, REMOVING REFERENCES TO GUESTHOUSES, CHANGING BONDING LANGUAGE, AND REVISING DEFINITIONS FOR BUILDING/STRUCTURE HEIGHT; ADDING FIGURE 9 REGARDING BUILDING/STRUCTURE HEIGHT; AMENDING TITLE 10, CHAPTER 2 TO CLARIFY ZONING MAP CRITERIA AND TIME LIMITS ON CHANGES TO THE COMPREHENSIVE PLAN; AMENDING TITLE 10, CHAPTER 3 TO CLARIFY REGULATIONS RELATING TO DUAL ZONED PROPERTIES, AMBIGUOUS USES, COMMERCIAL DAYCARES, MOBILE/MANUFACTURED HOME AND RV SALES AND REMOVING NURSING HOMES FROM THE DH ZONE PERMITTED USES; AMENDING TITLE 10, CHAPTER 8, TO REMOVE UNNECESSARY REFERENCES; AMENDING TITLE 10, CHAPTER 15 TO ADD FENCING LANGUAGE FOR COMMERCIAL USES; AMENDING TITLE 10, CHAPTER 16 TO CLARIFY BUILDING AND PARKING SETBACK REGULATIONS; AMENDING TITLE 10, CHAPTER 19 TO CLARIFY HEIGHT LIMITATIONS; AMENDING TITLE 10, CHAPTER 22 TO CLARIFY REGULATIONS REGARDING LANDSCAPING AND PARKING; AMENDING TITLE 10, CHAPTER 24 TO CLARIFY VARIANCE PERMITS REGULATIONS AND PARKING REGULATIONS; AMENDING TITLE 10, CHAPTER 25 REGARDING CONDITIONAL USE PERMIT REQUIREMENTS AND DEFINE EFFECTIVE DATES OF PERMITS; AMENDING TITLE 10, CHAPTER 26 TO CLARIFY THE NUMBERING FOR DENSITY AND LOT SIZE; AMENDING TITLE 10, CHAPTER 27 TO ADD AND CLARIFY REQUIREMENTS FOR CEMETERIES AND COLUMBARIUM'S AND TO CHANGE THE REQUIRED LANDSCAPE BUFFER WIDTH REQUIREMENTS; AMENDING TITLE 10, CHAPTER 31 TO ADD THE MIDLAND CORRIDOR STUDY SECTION; AMENDING TITLE 10, CHAPTER 33 TO DEFINE ZEROSCAPE AND TO ADD SPECIFIC ZONING REGULATIONS; AMENDING TITLE 10, CHAPTER 34 TO CLARIFY THE REFERENCE TO WING WALL FENCING; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; ALLOWING FOR A SUMMARY OF THIS ORDINANCE TO BE PUBLISHED; PROVIDING FOR AN EFFECTIVE DATE; AND REPEALING ALL ORDINANCES, RULES AND REGULATIONS, AND PARTS THEREOF, IN CONFLICT HERewith.

MOVED by Reynolds and **SECONDED** by Bills to Pass the Ordinance under suspension of rules and number it **4809**.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

- 9-2. Action Item: 1st Reading of Ordinance for Development Agreement Modification to Ordinance No. 3683 and Master Planned Community for a mixed use development with commercial, single-family detached and attached residential uses; Zoning Map Amendment from RS8.5 (Single-Family Residential) to 2.76 acres of BC (Community Business), 25.57 acres of RML (Limited Multiple Family Residential), 19.3 acres of RS4 (Single Family Residential), and 26.3 acres of RS6 (Single Family Residential) zoning districts; Subdivision Preliminary Plat for Haltom Heritage Subdivision on 3 parcels (R3422700000, R3422701200, & R3437700000) and addressed as 0 Prescott Ln, 7825 E Elm Ln, & 7851 E Elm Ln, totaling 73.93 acres (located in the NW 1/4 of Section 35, T4N, R2W, BM), for Trilogy Development - Shawn Brownlee (DAMO-00061-2023, MPC-00000-2023, ZMA-00176-2023, & SPP-00126-2023). Original Concept: 286 single-family detached and attached (townhouse) dwelling units, 1 commercial lot, and 46 common lots. Linden Road will also be extended through the site providing an east/west connection between Franklin Boulevard and Prescott Lane. (Approved by City Attorney Bryan Norton)

Mayor presented the Ordinance under suspension of rules.

Clerk read the following ordinance:

AN ORDINANCE OF THE CITY OF NAMPA, IDAHO DETERMINING THAT A MODIFICATION TO THE DEVELOPMENT AGREEMENT PERTAINING TO ORDINANCE 3683 IS APPROVED AND HEREINAFTER MADE; AND APPROVAL OF A MASTER PLANNED COMMUNITY FOR A MIXED USE DEVELOPMENT WITH COMMERCIAL, SINGLE-FAMILY DETACHED AND ATTACHED RESIDENTIAL USES IS APPROVED; AND ZONING MAP AMENDMENT FROM RS8.5 (SINGLE FAMILY RESIDENTIAL) TO 2.76 ACRES OF BC (COMMUNITY BUSINESS), 25.57 ACRES OF RML (LIMITED MULTIPLE-FAMILY RESIDENTIAL), 19.3 ACRES OF RS4 (SINGLE-FAMILY RESIDENTIAL), AND 26.3 ACRES OF RS6 (SINGLE-FAMILY RESIDENTIAL) ZONING DISTRICTS IS MADE; AND SUBDIVISION PRELIMINARY PLAT FOR HALTOM HERITAGE SUBDIVISION ON THREE PARCELS (R3422700000, R3422701200, & R3437700000) AND COMMONLY ADDRESSED AS 0 PRESCOTT LANE, 7825 EAST ELM LANE, & 7851 EAST ELM LANE, COMPRISING APPROXIMATELY 71.40 ACRES, MORE OR LESS, BE REZONED AS DESCRIBED HEREIN; DECLARING SAID LANDS BY PROPER LEGAL DESCRIPTION AS DESCRIBED BELOW; DETERMINING THAT SAID MODIFICATION TO THE DEVELOPMENT AGREEMENT, APPROVAL OF THE MASTER PLANNED COMMUNITY, AND REZONING ARE IN THE BEST INTEREST OF THE PUBLIC AND CONSISTENT WITH THE COMPREHENSIVE PLAN OF THE CITY; DIRECTING THE CITY ENGINEER TO ALTER THE USE AND AREA MAP ACCORDINGLY ON THE OFFICIAL ZONING MAP AND OTHER AREA MAPS OF THE CITY AND MAKE OTHER NEEDED MODIFICATIONS AS SPECIFIED HEREIN; PROVIDING FOR RECORDATION; SUBJECT TO THE TERMS OF THAT CERTAIN DEVELOPMENT AGREEMENT BETWEEN THE APPLICANT AND THE CITY; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE; REPEALING ALL ORDINANCES, RESOLUTIONS, ORDERS OR PARTS THEREOF IN CONFLICT HERewith.

MOVED by Haverfield and **SECONDED** by Bills to Pass the Ordinance under suspension of rules and number it **4810**.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

(10) Executive Sessions

Action Item: Motion to Adjourn into Executive Session Pursuant to Idaho Code 74-206 (1):

(c) To acquire an interest in real property not owned by a public agency.

Mayor announced that there was no Executive Session.

No action taken.

Adjournment

MOVED by Reynolds and **SECONDED** by Rodriguez to Adjourn the meeting at 9:41 PM.

RESULT: Passed [6 TO 0]

AYES: Rodriguez, Jangula, Bills, Reynolds, Haverfield, Griffin

NOES: None

ABSTAIN: None

RECUSE: None

Passed this 17th day of June 2024.

MAYOR

ATTEST:

NAMPA CITY CLERK