

*CITY OF ST. ANTHONY
REGULAR COUNCIL MEETING MINUTES
December 10, 2015, 7:00 p.m.
420 NORTH BRIDGE, SUITE A, ST. ANTHONY, ID, CITY COUNCIL CHAMBERS*

PRESENT: Mayor Neils Thueson, Council Members, Tom Erickson, Rick Hill, Rodnie Nichols, Russ Rubert and Rod Willmore.

ABSENT: Council Member Suzanne Bagley.

ALSO PRESENT: Clerk/Treasurer Patty Parkinson, City Attorney Bill Forsberg, Public Works Superintendent Scott Butigan, Police Chief Terry Harris and three others in the audience.

CALL TO ORDER AT 7:00 P.M.

Mayor Thueson called the meeting to order at 7:00 p.m.

PRAYER was offered by PWS Scott Butigan. (This is a non-denominational offering and anyone who would like to offer prayer may do so by request.)

PLEDGE OF ALLEGIENCE was led by Chief Harris.

PUBLIC HEARING

Exchange Alley for Property on West Main Block 51 – Mayor Thueson opened the floor to the public and asked if there was anyone wishing to speak either for, against or neutrally in the proposed exchange of property between the City of St. Anthony and the Idaho National Guard. The City would like to make this exchange to build West Main Street. The City will exchange the alley, which the Idaho National Guard has their current building on, for some needed property to build the road. Clerk Parkinson reported there were no written comments received. One phone call was received, but they only requested information on the exchange. No one from the public wished to address council. There being no comments, Thueson closed the public hearing.

GENERAL BUSINESS

Ordinance to exchange property on West Main Block 51 – A motion to suspend the rules and read Ordinance No. 2015-08 by title only and one time was made by Councilmember Nichols and seconded by Councilmember Hill. All council members present approved. Motion passed 5-0. Nichols read the Ordinance by title and continued to read it in its entirety. Mayor Thueson said having read it by title (and in full) one time he would entertain a motion to pass the ordinance. A motion to pass Ordinance No. 2015-08, an ordinance authorizing the exchange of certain real property of the City of St. Anthony, Idaho for real property of the State of Idaho; describing said real estate; was made by Councilmember Willmore and seconded by Councilmember Rubert. A roll call vote followed with Councilmembers Rubert, yes; Erickson, yes;

Nichols, yes; Hill, yes; and Willmore, yes. Motion passed 5-0. Clerk Parkinson will publish the ordinance.

Review and Discuss Value of Undeveloped City Streets / Trost and Hull

encroachments – Mayor Thueson reminded everyone council has decided to have these properties, where encroachments have taken place, valued in order for council to consider the possibility of selling the property. Judy Hobbs, of Realty Quest, did the valuation. Hobbs submitted a detailed report where her opinion of the value was set at \$0.44 per square foot. Thueson invited council to talk about the properties in question. There are two proposals for the end of East 7th South Street. This street is a dead end to the rail road where Trost Feed & Seed Co, Inc. has encroached with some bins. Additionally, Wade Trost would like to have the option of purchasing more property there to build another bin. There could be a couple of options, to surplus and sell a portion or the entire street, or to vacate the street giving half to each property owner on either side. The entire street would be a total of 16,095 square feet. Council reviewed the survey of the street and talked about access for property owners. It was felt there wouldn't be any adverse effect for access. However, there is a possibility the property could be closed off one day. To sell the property the council needs to hold a public hearing about it prior to the sale. Councilmember Rubert and Nichols both agreed there should be a public auction, not a silent or sealed auction. Willmore also agreed. A motion to surplus East 7th South Street west of South 1st East in its entirety (approximately 16,095 square feet) and sell at a public auction for at least \$0.44 per square foot and to set a public hearing for the next meeting, January 14, 2016 was made by Rubert and seconded by Willmore. All council members present were in favor. Motion passed 5-0. Thueson said he wanted to talk next about the encroachments on the end of South 4th West Street north of West 1st South. Brett and Kasey Hull currently have a lease with the city where a portion of their fence on the East side of the house and a shed sits on the city street. PWS Butigan said he measured the fence encroached 8 x 82 feet and the shed 20 x 40 feet for a total of 1,456 square feet. Thueson said this would really cut up the street, jogging around all the encroachments. The street cannot currently be used, as the shed is there, and it dead ends to the Egin Canal and the river to the north. Thueson said the options on this are to vacate the street, giving half to each adjoining property owner, surplus and sell the street or portions of the street, or to continue to lease the property. Clerk Parkinson said when she began working for the city the city had a number of leases which were established for one reason or another for such encroachments. The Hulls' came to a city council meeting and requested this lease about four years ago. The lease is \$100 per year and Parkinson reports having a difficult time collecting on the lease. It was suggested at the last meeting to possibly sell the property to them, placing it on the tax roll, so the city wouldn't need to try and collect. Parkinson reported the property owner to the east of the street is Dwight Gump. The tax record provides for a post office box in the city of Tetonia. Butigan reported there are no city services, water or sewer, going down the street. Councilmember Willmore didn't think cutting up the street was a good idea. Attorney Forsberg said he has one concern regarding the property. The property is a mess. It is an eyesore with junk all over it. It is the sort of property the city spends time, money and efforts in trying to get the homeowner to clean up. Forsberg said he doesn't

think rewarding them by giving them the property is something the city should do. Willmore thought the best solution would be to split the property in half and sell each half. He didn't think either party would be interested in purchasing it. He thinks the city should continue to lease making them an offer to sell at \$0.44 and if they are interested, then auction it off, if not, then continue to lease. Attorney Forsberg said the lease has since lapsed and they have been given notice it has lapsed. Forsberg said a certified letter was sent telling them they have to remove the property and this is now where everything currently is setting at. PWS Butigan said the entire street could be considered a buildable lot, as it is 80 feet wide and might be something desired as it is close to the river. Hill thought the entire street might be something to sell. Thueson said the entire street would be about \$8,000 and right now the city can't collect the \$100 annual lease. Thueson said maybe it's time to send the owners a letter letting them know to clean everything off the lot or the city will. Forsberg said maybe someone could talk to them about it and see what their intentions are. A motion to table this to a future agenda to allow for more communication with the owner, Brett or Kasey Hull, was made by Willmore and seconded by Rubert. All council members present were in favor. Motion passed 5-0.

Discuss and Approval Annual Northfork Nursery Contract – Mayor Thueson said the annual Northfork Nursery Contract went up \$300 from \$9,200 to \$9,500. Thueson asked Northfork how much it would cost the city should the city like them to do the flower wells on Bridge Street. They said it would cost an additional \$3,800. Those square wells are difficult to get anything to grow in them, especially trees, as they take a lot of water and there isn't any water going to those spots. Thueson said they don't look very good during the summer as they are just patches of dirt. Only one business has planted a tree in one, by the bowling alley. Chief Harris said he spoke to Juvenile Probation and they would help weed and water during the summer. Council discussed just having them plant the wells and someone else then take care of watering and weeding. Councilmember Rubert said the Chamber of Commerce has budgeted for beautification and the flower fund and they have been talking about planting something in those flower wells. They were talking trees. However, trees take a lot of water. Trees can also lift and crack sidewalks. Rubert thought the Chamber might be interested in helping out in some way. One option is to brick in the squares with decorative brick. Another would be to put in flower pots like we have in front of the city building, setting them in place and then just dropping the flowers in them. They can be removed and replaced as needed. Everyone liked that idea and requested Rubert talk to the Chamber about helping the city out to get it to happen. There should be some combination of help from the juvenile detention center and flowers from the Chamber which should work. Butigan said there is one tree planted and it is already lifting the sidewalk up, causing a possible tripping hazard. Rubert said he would talk to the Chamber at their next meeting. A motion to accept the proposal for planting and caring for the flowers from Northfork Nursery for \$9,500 was made by Willmore and seconded by Rubert. All council members present were in favor. Motion passed 5-0.

Cloud Seeding Request – Clerk Parkinson reported High Country Resource Conservation and Development (RC&D) is again requesting for the city's support in

cloud seeding. Last year the city provided \$2,000 and the amount was budgeted for in this year's budget as well. In addition, they are requesting for more of an investment and a commitment for the next five years. Attorney Forsberg said council can not commit other future councils to such a commitment. A motion to pay High Country RC&D \$2,000 for this year for cloud seeding was made by Councilmember Willmore and seconded by Councilmember Hill. All council members present were in favor. Motion passed 5-0.

Review Annual Road and Street Report / Parkinson – Clerk Parkinson said council packets included the 2015 Annual Road and Street Financial Report which goes to the State Controller in Boise. Should the city fail to supply this annual report by December 30, they risk losing any state generated highway user revenue. The city received this year \$121,000 in state highway user revenue. This year the state legislation adopted House Bill (HB) 312 which provides for additional revenue. This was effective July 1, 2015 and increased the gas tax per gallon and vehicle registration fees. All of these fees go to the state and then are divided up between counties, cities and highway districts to help pay for additional maintenance to be performed on roads. This money, from HB312 can only be spent on maintenance and nothing else, not wages nor equipment. HB312 provided the city with an additional \$3,354 which the city used in chip sealing a small section of roadway. This report is a combination of all of the funds associated with streets. Page one shows all the revenue received from all sources and includes revenue for the city's Street Fund, West Main Street Fund, the Chip/Seal Fund and the 2nd North Bridge Fund. The revenue is broken down by how it is received, tax revenue, sale of assets, state funding, federal funding etc. Page two of the report is all the expenses or disbursements associated with streets. Each project completed by the city is given a total cost and then broken down by type; new construction, reconstruction, routine maintenance, equipment, etc. The city spent a total of \$440,727 dollars on roads and streets in fiscal year 2015. The city had receipts over disbursements of \$72,843 and a closing balance of \$280,350 of which \$184,185 is obligated to other future projects (West Main Street and 2nd North Bridge). The remaining \$96,165 will be retained for general funds and operations for next year. This leaves an ending balance of \$0. This money will be used to finish the chip sealing we started this summer and some will go towards other deferred maintenance. There is a new line on the report, Line 85 Deferred maintenance costs over the last 5 years. This was figured out by using the "iWorQ" system, where all of the city streets are accounted for and a study was done this summer to indicate the life expectancy of each lane mile. This translates into a dollar amount which is Line 85, \$1,265,100, the deferred maintenance. This last page is what the state legislation looks at to see what is needed for roads. This report will publish as a condensed version in the legal section of the newspaper on January 8th.

Councilmember Nichols told a story of having employee, Kirk Nelson, show up at 10:30 at night to assist with a plugged sewer main. Nichols said he was pleasant the entire evening and cleaned out the lines with the sewer truck and treated him so nice. Nichols said he would really like it to be public record that the city's employees are good people and serve the public well.

ICRMP Training / Parkinson – Clerk Parkinson provided training on “Good Safety Habits.” This training is part of the overall ICRMP (Idaho Counties Risk Management Program) discount program. Parkinson is the city’s Risk Manager and is encouraging everyone to complete the necessary trainings, including this one, for the city to receive a five percent discount in insurance rates. This is about a \$2500 savings each year. Council members and staff discussed the training information and shared some stories.

Accept updates to Personnel Policy – Clerk Parkinson said there are two updates to the Personnel Policy. The first is at the request of ICRMP to change the “Conflict of Interest” section to read “Nepotism / Hiring of Relatives.” This just makes it clearer that no person will be employed by the City when the employment would result in a violation of provisions found in Idaho Code. This section of Idaho Code changed in July and the policy needed to be updated to reflect such change. The other change comes from the prior meeting where council made a motion to provide health insurance to employees only. This section was cleaned up to reflect this motion. A motion to accept the changes as provided was made by Councilmember Rubert and seconded by Councilmember Nichols. All council members present approved. Motion passed 5-0.

Discussion to change Dental Plan for Employees / Parkinson – Parkinson said the city is currently a member of III-A (Idaho Independent Intergovernmental Authority) and this provides employees with health and vision insurances. The city then uses Delta Dental for a dental plan. The city would have switched to III-A for the dental plan when they made the move to III-A except for there was a timing factor as the city was in a contract until the end of January with Delta Dental and the contract for III-A began in October. In addition, rates, at that time, were slightly lower with Delta Dental. Since then, Delta Dental rates have continued to increase while III-A rates have not, for the same coverage and now cost more. Parkinson would like council to approve changing from Delta Dental to III-A’s dental plan prior to signing a new contract with Delta Dental. Making this change would save the city \$1,448 per year in premium costs. Parkinson said she just learned LHTAC (Local Highway Technical Assistance Council) just signed on with III-A. A motion to authorize Parkinson to change from Delta Dental to the III-A dental plan was made by Councilmember Erickson and seconded by Councilmember Willmore. All council members were in favor. Motion passed 5-0.

PUBLIC COMMENT

Mayor Thueson opened the floor for public comment.

There being no comments Mayor Thueson closed the public comment period.

INVOICES & CLAIMS - Payment Approval Reports were not presented to Council as Clerk Parkinson had forgotten to place them in the packet. Parkinson apologized and said she would be getting out the report to each council member by email and will request an email vote to approve payment. (On Friday, December 11, 2015 an email was sent to each council member with an attached payment approval report. Following

some questions which were satisfactorily answered by Parkinson, a motion to pay the invoices and claims was made by Councilmember Willmore and seconded by Councilmember Nichols. The email vote is recorded as follows: Willmore, yes; Nichols, yes; Hill, yes; Bagley, yes and Erickson, yes. Motion passed 5-0. The invoices and claims were mailed December 15, 2015.)

MINUTES - Regular Council Meeting Minutes of November 12, 2015 were presented to council. A motion to accept the Regular Council Meeting Minutes of November 12, 2015 was made by Councilmember Willmore and seconded by Councilmember Hill. All council members present were in favor. Motion passed 5-0.

DEPARTMENT REPORTS

Chief Harris reported the two Crown Vic police cars are starting to have some repair issues. The department recently spent \$800 on one and a new alternator had to be replaced on the other. Councilmember Erickson asked for the cars mileage. Harris said they are both around 80,000 to 90,000. Harris said Debbie Mace, one of the court clerks at Fremont County, is retiring. If you are interested in attending her retirement party, it will be December 30, 2015, from 3 to 5 p.m. Harris said there was an article in council's packet regarding the rise in heroin use in Idaho. The surge of heroin use may, in part, be attributed to the prescription drug use epidemic. Harris said he just returned from the Idaho Chiefs of Police Association meeting in Boise. One of the things discussed was active shooter incidents. There was a lot of good insight and issues associated with such an event. Harris reported he learned a lot. The department just completed a seat belt grant. During the term of the grant there were 6 misdemeanor arrests and 1 felony arrest. There were 4 accidents, 26 citizen assists, 5 animal complaints, 1 theft, 1 burglary, 2 drug arrests and 1 threat on a bank. Just prior to Thanksgiving the department hooked up with the Family Crisis Center. They had a supply of food for families in need and full Thanksgiving meals were delivered to 7 different families in the community, which officers delivered. Mayor Thueson thanked the police department for everything they do.

Public Works Superintendent Butigan reported the power issue for the new electronic sign has been resolved. Now we are just waiting for the sign. The sign is expected to be shipped the end of the month. Crews are also working on the trash can enclosures and it is expected to cost about \$350 a piece. They will be building 12 containers for the parks. There have been no bites on the loader. The new lift station is done by the Fire Station. The bridge has been pulled out and the power plant is running a lot of water. The lift station is working good and it looks good.

Attorney Forsberg said a citizen was walking past 3rd North next to the 2nd Ward Church on the opposite side of the street where a tree has grown, pushing up the sidewalk. The citizen tripped and fell. She smashed her face, broke her arm and dislocated her shoulder. Fortunately, she is not litigious in any way. The city may want to look at sidewalks. The Planning and Zoning Commission (P&Z) met and three things are of interest to the council. Maverik was before them for an application to abandon an

alley way. Reed Nord had an application to abandon a portion of the street behind the Old A&W. Council will be holding hearings on both of these in January with recommendations coming from P&Z. They also discussed and may be recommending an amendment to zoning for designing buildings on small lots in town.

Clerk Parkinson reported she provided council with a letter from 7th grade Vice President and student at South Fremont Junior High who would like the city to consider building an indoor swimming pool. A report on zoning and building permits issued in October and November was provided. Also included in council's packets was the monthly Fund Summary for the first month of this fiscal year, October 2015. Parkinson reminded council members the Annual Association of Idaho Cities Conference is scheduled for June 22-24. Please let Parkinson know if you would like to attend so arrangements can be made to reserve hotel rooms and get registered. Both Parkinson and Mayor Thueson plan on attending. Councilmember Nichols and Rubert said they are interested in going as well. Parkinson also reported the CDs the city invested in three years ago have matured. Parkinson and Thueson will continue to invest these monies into short term investments. She said the Finance Committee might be getting together in the near future to review some cash flow and other investment opportunities especially after we learn when the West Main Street Project may begin. This can be done at our next budget meetings. A 2016 calendar has been color coded for their review of council meetings and holidays.

COUNCIL & MAYOR REPORTS

Councilmember Rubert reported the Chamber of Commerce met last night and wondered if the city has received any of the written text or information from the Idaho Life publication. Clerk Parkinson said she was contacted by a writer and the text has been created for the city, but hasn't heard anything for some time. Rubert said he has made multiple phone calls and Joyce (Chamber of Commerce) has made multiple phone calls with no returned calls. Rubert said it was suggested it may have been a ruse of some kind. Parkinson said she has been contacted and things have been sent back on the text. She said she would try and contact someone.

Councilmember Erickson had nothing to report.

Councilmember Nichols had nothing to report.

Councilmember Hill had nothing to report.

Councilmember Willmore reported the windrow along the fence at the airport has been cleaned up and looks really good. They hauled about 100 loads of debris. Mayor Thueson said, once Glenwood owns the Summit Truss property, the city needs to contact them to talk to them about the fence easement.

Mayor Thueson reported he has asked Idaho Transportation Department to change Bridge Street from four lanes to two lanes with a center turn lane. They have it in their

plans to do, but haven't actually said they will do it or given a date to do it. They are planning on seal coating Highway 20. They like the idea of going down to two lanes and are encouraging other cities our size to do this. This would leave enough room for bicycles. Many people, Thueson has spoken with, seem to like the idea. Thueson said he talked to Paul Scoresby of Schiess and Associates today to talk to him about the West Main Street Project. Scoresby told him all of his paper work and designs are completed and turned in to LHTAC (Local Highway Technical Assistance Council). Thueson said he then contacted Scott Ellsworth, LHTAC, and expressed his concern with the swap of property with the Idaho National Guard. Ellsworth said this is proceeding well and on track. Ellsworth told him the West Main Street package is all but complete and just needs to go to ITD for the bidding process. Thueson encouraged Ellsworth to get this in as soon as possible and thought it would go to bid February or March. Thueson said this is too late and is pushing him to move it along faster. Once it's in ITD hands, then they are in charge. Thueson said he will try and contact someone at ITD and try and get things moving. Ellsworth said there are some papers that need to get signed, which he will send to us. However, it looks like it won't go out to bid until February or March. Thueson said Ellsworth assured him it would get done this year.

There being no further business to come before the Council the meeting was adjourned at approximately 9:00 p.m. by Mayor Thueson.


Nells Thueson, Mayor

Attest:


Patty Unruh Parkinson, City Clerk-Treasurer

