

City of Bellevue  
City Council Minutes  
November 13, 2018, 2018

**6:00 pm Call to Order:**

Mayor Koch called the meeting to order. Council members present were Shaun Mahoney, Bob Leahy, Kathryn Goldman, Ned Burns, Greg Cappel, Craig Wolfrom. City Clerk, Kathy Clark stated a quorum was present. Staff members present were Diane Shay, Community Development Director, Greg Beaver, Fire Chief

**Notice and Hearing Compliance:**

The posting of this agenda complied with Idaho Code §67-2343. The agenda was posted at the Bellevue Post Office, the bulletin board outside City Hall and on the City website on November 7, 2018. Goldman made a motion that the notice was in compliance with Idaho Code §67-2343, Burns seconded. The motion passed unanimously.

**1. Call for Conflict as outlined in Idaho Code §59-703 (f) – 704:**

The Mayor called for any conflict from Aldermen with any agenda item. There was none.

**2. Public Comment for items of concern not on the agenda:**

Mayor Koch asked for any public comment on items of concern not on the agenda.

Steve Carlisle, 270 Sunrise Ranch Road. Mr. Carlisle is concerned that with coming of winter there will be an issue with snowmobiles in O'Donnell park and also out in the canyon. He would like to see some speed limit signs as well. Koch stated he would like to connect with the snowmobile association and would like to see some signage put up as well. Shay also suggested that perhaps the property owner would be interested in putting up signage as well. Shay was directed to call the snowmobile association regarding this issue.

**3. Resignation of Alderman Craig Wolfrom.** Wolfrom stated that he had sold his home and is no longer a resident of Bellevue, so he is resigning. Burns asked Wolfrom what he thought was his greatest achievement and Wolfrom stated he thought it was the Comprehensive Plan. Mayor and Council thanked Wolfrom for his service.

**4. Presentation Safe Routes to School – Action Item Mark Sauvageau, Principal Bellevue Elementary School:**

Follow up from prior Council meetings Canceled per Mark Sauvageau

**5. Broadford Path Improvement, Jeff Loomis: Jeff Loomis, Galena Engineers** Jeff Loomis handed out a couple of estimates for the work on Broadford Rd Path. Loomis stated that they'd been asked to present a couple of estimates for Broadford Rd for a multipurpose path. The two concepts go from Main street to the Westwood Mobile Home park and from Main Street to the bridge. The shorter one is around \$270,000 and the longer one is closer to \$500,000. Loomis said that the idea was that there would be curb and gutter and a 10' path with an ADA ramp,

curb drops where driveways cross. This grant is being applied for under the Child Pedestrian Safety Grant program. The limit is \$250,000. There was discussion on how the City could move forward and phase it over several years. Cappel asked if we could apply for a second phase of the grant. Suwanrit stated there is a sunset date of the current fiscal year. There was a lengthy discussion regarding phasing the work, applying for a second grant the following year, possibility of BURA contributing to the deficit. These are stand-alone grants that are being competed for by other cities. There was also discussion of possibly making the path a little shorter to come in at the \$250,000. Loomis recommended that Council put in for the entire amount. Suwanrit also stated that the grant has to be used within the fiscal year. Cappel asked about engineering costs and Loomis stated he feels it's fair. Clark asked regarding the amount on the \$270,000 estimate as she had seen one at \$296,000 earlier. Loomis said he had revised it. Cappel made a motion to move forward with the grant for Broadford Path Improvement with LHTAC, Mahoney seconded, the motion passed all in favor. Burns wanted to make sure that Suwanrit will work with Loomis. Suwanrit will be working on getting letters of support. Loomis will have everything prepared for next Council meeting.

6. **LHTAC Pine Street Grant, Jeff Loomis:** Loomis also presented additional estimates for a grant to improve and repair Pine Street. Bellevue applied for the same grant last year and didn't get approved. Loomis handed out past estimates. Last year's project was based on "rabbasing" the asphalt. Suwanrit has talked with Loomis and they determined new construction was necessary. Loomis talked about his work on the reconstruction of the bike path. Every time the path hit a city intersection the base of the street was bad. Loomis concurs that Suwanrit is correct in his concern. The new estimate based on the new construction is now \$1.2 million. The whole project is roughly 4,000 linear feet, with 2,000 linear feet being reconstructed. This would encompass Pine Street from 2<sup>nd</sup> Avenue up to 8<sup>th</sup>. From that portion forward, it would have asphalt removed and rebuilt. The grant is for \$1 million. There are additional estimates for curb, gutter and sidewalks, however that brings it up an additional \$500,000. Goldman asked about the pots of funding. She was concerned that the grants were competing. Suwanrit explained they were not. Motion to move forward with the grant process for Pine Street from 2<sup>nd</sup> to 8<sup>th</sup> made by Goldman, second Mahoney. Motion passed unanimously.
7. **Tiny House Text Amendment Workshop:** Diane Shay gave a brief presentation on the housing shortage for the community and the entire valley. Shay and several council members attended a Chamber meeting on housing. Shay detailed the growth of the tiny house movement and she has been approached by citizens regarding Bellevue's desire to incorporate them into our housing mix. Shay brought this to Council to determine if there is a desire by Council to move forward with the issue. There are a lot of issues surrounding the issue, minimum lot size without a housing authority component is 6,000 sq. ft. There is a lot of research needed. There is also the issue of a wheeled unit not on a foundation does not qualify as permanent housing minimizing our property tax revenue. Mahoney would like to see them without wheels, sold like a house rather than remaining as wheeled. There was continued discussion regarding how to locate them within the City, wheeled or not wheeled, lots would need to be divided if it comes to fruition. Goldman suggested we survey the City to determine if there are sections that could be designated as areas for tiny homes. There was an additional discussion regarding motel

rooms vs long term rentals within the City. Leahy asked if there has been any interest from developers regarding a tiny home project. Shay stated that no developer has yet to come to her. Leahy feels that it is a zoning issue that should be addressed by P & Z at this time. Cappel was concerned about the eventual system hook ups for EDU's. There was also a discussion about ADU's and the possibility of a tiny home filling that bill. This could be facilitated by removing the wheels. Cappel was also concerned with potential parking issues. Koch stated that there are several issues that have been presented. Shay stated that she didn't believe that there were not any large parcels that could be put together for a zoning change. Currently the maximum size for an ADU is 600 sq. ft. The biggest issue is the taxing decision, with direction to P & Z with further research by Community Development regarding PUD's, possible changes to our zoning ordinance. Council is behind the concept and thanked Shay.

8. **Update on BURA Projects:** Shay stated that there is a new BURA board and they are moving forward with new bus shelters. Hard costs for a shelter are \$12,000 each and BURA is working with Mountain Rides to get an easements between the property owner at Jasper Apartments. Shay has spoken with the property owner at Spruce and Main street, however it will be in City ROW so can still happen. BURA also funded a new power pole so that the City can get banners up again. Shay also stated that there may be funds available to help with the Broadford path.
9. **Discussion – City Administrator** Koch stated that this has been talked about for some time. With new Mayor and Council coming in he requested that Council think about it. He would like to see a couple of Department Heads as well as Council members meet and go over job description. Mahoney volunteered to put something together. Koch would like to see a brainstorming session and get going on it. Burns will also work with Mahoney.
10. **Snow Removal Plan 2018/2019:** Suwanrit presented the plan for snow removal. It is basically the same as last years. He is going to set up a list of additional personnel for backup operators. They are still employees not contract labor. There was additional discussion regarding items in the City ROWs. Suwanrit stated he is aware of and will follow up on it to make sure it's done. Cappel asked if the equipment is ready, Suwanrit stated it is in process.
11. **Request for Funds – Purchase of new radios \$2,620** – Suwanrit stated that the biggest issue is group communication and the ability to hear the issues that need to be addressed. These would also be used for summer traffic problems as well. This is in the budget as Suwanrit has lowered the minutes on cell phone minutes. Goldman asked for the net expenditure for the radios. Initial purchase is \$2610, with \$65 per month. With the reduction the net is approximately \$25 per month. Mahoney questioned the radio fees, Suwanrit explained the use of the repeater. Cappel asked about perhaps negotiating the fees. Mahoney made a motion to approve the RFF up to \$2620 for phones, Cappel seconded. By roll call: Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.
12. **Request for Funds – Lease for New Toolcat** – Suwanrit stated that the current Toolcat is a 2006 and is dying fast. Suwanrit got bids from PowerLease and from Bobcat. Burns asked about the rental hours. There was a discussion regarding trade in on our old one. Cappel made a motion

that Council approve the request for funds to lease a 5610 Toolcat with a monthly payment of \$830.23 for sixty months, Mahoney seconded. By roll call: Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.

13. **Request for Funds – Electrical Submersible Pump** Suwanrit stated that this a ground water sampling pump and the current pump is belly up. This is the same manufacturer as the current one but it is repairable unlike current one. Suwanrit looked at renting, but renting is \$125.00 per day, but it is not acceptable. This is in the sewer budget in test sampling. The cost is \$1794.00. Mahoney made a motion that we purchase the Grundfos Redi-Flo2 for \$1794, Goldman seconded, motion passed by roll call”: Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.

14. **Resolution #2136 – Authorizing the Mayor to sign a proposal for the lease of a new 5610 Toolcat and subsequent lease agreement from PowerLease:** Mahoney made a motion to authorize the Mayor to sign a lease agreement, Burns seconded. By roll call the motion passed Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.

15. **Resolution #2137 – Authorizing the mayor to sign a contract with Frederick Allington for FY 2019 for City misdemeanors.** Goldman made a motion to authorize the Mayor to sign the contract with Frederick Allington to prosecute City misdemeanors. Burns seconded. Motion passed unanimously by roll call: Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.

**16. Consent Agenda:**

- a. **Minutes of 10/22/18**
- b. **Claims from 10/23/18 – 11/13/18**
- c. **Department Head Update**

Cappel asked West about copper/lead levels recently tested. West stated they came back clean. Koch asked regarding the water meter vaults that need to be finished. West stated they should finish up this year with meters going in this winter. Goldman made a motion to approve the Consent Agenda as written, Mahoney seconded. Motion passed unanimously by roll call: Mahoney – yes; Cappel – yes; Leahy – yes; Goldman – yes; Burns – yes.

Shay asked about the markings on the patrol cars. Koch stated that Marshal Scaggs is pursuing. Shay stated there were a couple of complaints. Koch stated they are coming.

Goldman made a motion to adjourn, Cappel seconded. Motion passed all in favor.

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Chris Koch, Mayor

ATTEST

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Kathy Clark, City Clerk/Treasurer