

MINUTES

McCall City Council Special Meeting January 5, 2006

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CALL TO ORDER AND ROLL CALL

Mayor Eimers called the special meeting of the McCall City Council to order at 6 p.m. Council Member Bertram, Council Member Greer, Council Member Muller, Council Member Robertson, and Mayor Eimers answered roll call. A quorum was present.

Bill Nichols, City Attorney, was present.

City staff members present were Lindley Kirkpatrick, City Manager; Roger Millar, Community Development Director; Rick Harvey, Airport Manager; Brenda Loftis, Human Resource Director; Dave Simmonds, Network Administrator; Allan Morrison, Golf Pro; Jerry Summers, Chief of Police; Brock Heasley, Parks and Recreation Director; Jerry Palmerton, Golf Course Superintendent; Kristi Foster, Finance Director; Bill Keating, Public Works Director; Gail Draper, Senior Administrative Assistant; Shirley Overton, Assistant Deputy Clerk; and Joanne York, Administrative Assistant.

Mayor Eimers led the audience in the Pledge of Allegiance.

PUBLIC COMMENT

Mayor Eimers called for public comment at 6:05 p.m.

Jim Hinson, President of the McCall Chamber of Commerce, spoke concerning the issue of snow mobile trail grooming by Valley County. He said that no trail grooming was done during the weeks of Christmas and New Year's, and that the Chamber had received many complaints from snowmobilers. Mr. Hinson stated that money is no longer an issue since LOT money had been allocated for grooming. He asked that Council and City staff support the Chamber's efforts in addressing this problem, and he stated that he will be meeting with the State Parks and Recreation representatives next week. He said the Chamber has written a Memo of Understanding to be finalized by the County concerning the trail grooming. He stated that McCall has dropped from the number three position of best places to visit for snowmobiling to being off the scale.

Mayor Eimers and Council Member Muller both pledged support for the Chamber's efforts and said that the City will either write or make phone calls to the County concerning this issue.

Hearing no further comments, Mayor Eimers closed the public comment at 6:15 p.m.

Council Member Robertson stated that the Council should direct staff to find out what is going on with the trail grooming.

Council Member Bertram stated that the weeks of Christmas and New Year's are the busiest of the year and that the trail grooming problems occur every year.

CONSENT AGENDA – OLD BUSINESS

Minutes of December 8, 2005

Minutes of December 14, 2005

Payment Approval List for Warrant Register printed on December 30, 2005

Payroll Reports for Pay Period Ending December 16, 2005

Council Member Robertson provided some corrections to the December 8, 2005 Minutes. There was some discussion concerning items on the Warrant Register.

Council Member Robertson moved to approve the Consent Agenda as amended and authorize the Mayor to sign all necessary documents. Council Member Muller seconded the motion. In a roll call vote, Council Member Bertram, Mayor Eimers, Council Member Greer, Council Member Muller, and Council Member Robertson voted aye. The motion carried.

RETIRING COUNCIL MEMBERS

The retiring Council members - Mayor Eimers, Council Member Muller, and Council Member Greer - made farewell remarks. Mr. Kirkpatrick presented them with gifts and words of appreciation for their years of service to the City of McCall.

OATHS OF OFFICE

The newly elected council members were called forward to be sworn in. Mr. Kraemer was unable to attend due to illness and will be sworn in at the first meeting he is able to attend.

Don Bailey and Laura Scott were given the Oaths of Office by Mr. Kirkpatrick, City Manager, and were installed as members of the Council

ELECTION OF MAYOR

Council Member Bertram made a motion to elect Bill Robertson as Mayor for the term January 2006 to January 2008. Council Member Scott seconded the motion. In a roll call vote, Council Member Bailey, Council Member Bertram, Council Member Robertson, and Council Member Scott all voted aye. The motion carried.

ELECTION OF COUNCIL PRESIDENT

Council Member Bertram made a motion to elect Don Bailey as Council President for the term January 2006 to January 2008. Mayor Robertson seconded the motion. In a roll call vote, Council Member Bailey, Council Member Bertram, Mayor Robertson, and Council Member Scott all voted aye. The motion carried.

REPORTS

Council Member Bailey commented that during the weeks of Christmas and New Year's, both Brundage and the tubing hill were kept groomed with some success, and he stated there is no excuse for not grooming the other trails.

Council Member Bertram expressed her appreciation to those who helped put up lights for the Million Lights Program.

Mr. Kirkpatrick, City Manager, presented his report, highlighting a few items.

Mr. Kirkpatrick reported that the Idaho Department of Lands has awarded the City a \$7,666 Community Transportation Enhancement grant for landscaping at the airport to provide screening for the hangars.

Mr. Kirkpatrick reported that a Request for Proposals has been issued for concessionaires to operate water craft rentals at the Legacy Park boat launch and at nearby City docks, and should be ready for presentation to Council by February or March.

Council Member Bertram referred to the Airport section of the City Manager's Report which mentioned snow removal operations, and stated that snow has been dumped on the new landscaping at Lumbermens, causing quite a bit of damage. She asked that measures be taken so this would not happen during snow removal at the airport.

Council Member Bailey asked if there was water for the new landscaping. Mr. Kirkpatrick said he was not sure what the final plan will be.

Referring back to the RFP for concessionaires, Mayor Robertson said that the City Council needs a heads-up before changes become public knowledge or before any company is shut down.

Mr. Kirkpatrick replied that the intent of the RFP is not to eliminate activity, but to allow the best use of that property and to allow the activity to happen. He stated that the RFP is in response to events last summer and should be more effective than the Special Use Permits that were used before, giving the City the ability to impose special conditions. Mr. Kirkpatrick stated that the Payette Lake Protective League believes that the whole idea of jet ski rentals is a bad idea and should not happen at all. He said the League wants to preserve the experience on the lake but is concerned about increased use, noise regulation, etc., and questions whether this activity should be taking place there at all.

Mr. Kirkpatrick reported that the pumps for the eastside water storage tank project were started on Tuesday. The line has been flushed and samples were taken; the City is now waiting for the disinfection samples results to be returned.

Mr. Kirkpatrick reported that Cheryl Rabbe has been hired as the Code Enforcement Officer and will start work on January 9.

Mr. Kirkpatrick reported that the kind of calls the Police Department receives is changing in nature, and there are more calls now involving weapons. He stated there is more potential now for situations to escalate and become dangerous.

Mayor Robertson asked about the one position open in the Police Department, and Mr. Kirkpatrick replied that it is a patrol position.

Mr. Kirkpatrick stated the Police Department is considering bringing in a consultant to do a community assessment. He said the consultant would be asking the community what they want to see, asking Council and staff about levels of service, and then developing a plan. The consultant is available at the end of January for discussions.

There was discussion concerning the need for a new study and whether the study conducted a few years ago was still applicable.

Chief Summers explained that he has had only preliminary discussion with the group who is doing this study, and there is neither obligation nor commitment yet on the part of the City. He stated there needs to be involvement with the City Manager, the Human Resource Director, and at least one representative from the Council.

Mayor Robertson stated he would like to have a strategy meeting with the City Manager, the Human Resource Director, Chief Summers, and as many Council members as possible before doing a study.

There was more discussion concerning how to proceed with this study. Council Members Bailey and Scott both offered to participate in this process. Mayor Robertson stated he would prefer to involve all the Council in a work session to begin with. Mr. Kirkpatrick said he will do some more work on this issue and report back to Council.

Council Member Bailey asked that the new Code Enforcement Officer attend a Planning and Zoning Committee meeting when she is comfortable with her new position.

Referring back to the City Manager's report, Mr. Kirkpatrick stated that Dave Simmonds has been working hard to keep up with the many recent security problems on the computer system.

Mr. Kirkpatrick reported that the City Clerk position is still open. He said he has conducted some interviews and is also having discussions with the Council members.

Mr. Kirkpatrick said the January 12th Council Meeting will include a demonstration of the GIS System and also initial discussions of the facility plan. Council Member Bertram will be unable to attend that meeting.

Mr. Kirkpatrick concluded his report by telling the Council that the January 26th meeting will include a status report on the Moratorium, an Urban Renewal update, and a presentation of new fees for the golf course, the airport, and GIS.

Jerry Palmerton, Golf Course Superintendent, reported on the condition of the golf course and the effectiveness of the ice removal program. He said they have been removing snow with more than one inch of ice in some areas. He stated they will work on a rotation schedule to ensure that all areas of the golf course are properly maintained.

Brock Heasley, Parks and Recreation Director, reported that youth basketball is now underway and includes children in grades three through six. He stated they have been working with the school principals with very good results.

Mr. Kirkpatrick reported on a meeting between City and Council representatives and senior representatives at Tamarack. He said that discussions focused on areas the two groups could collaborate, including airport improvement, transit systems between Tamarack and McCall, community housing, and other similar needs between the two operations. Mr. Kirkpatrick stated it was a good introductory session which will lead to some joint partnering.

Roger Millar, Community Development Director, reported on discussions with Valley Adams Planning Partnership concerning rural transit service and making these services more efficient between McCall, Brundage and Tamarack.

CONSENT AGENDA – NEW BUSINESS

AB 06-01 Contract with Salas Concrete for the Senior Citizens building entryway repair and Change Order.

AB 06-04 Dental Policy Amendment with MetLife

AB 06-06 Alcohol Beverage Catering Permits

Council Member Bertram made a motion to approve AB 06-01, AB 06-04, and AB 06-06 as presented. Council Member Bailey seconded the motion. In a roll call vote, Council Member Bailey, Council Member Bertram, Mayor Robertson, and Council Member Scott all voted aye. The motion carried.

BUSINESS AGENDA

AB 06-03, SUB-04-14: Spring Forest Subdivision Final Plat and related Development Agreement. Mr. Millar introduced this application, provided an overview of the project, and stated the development agreement included a requirement that the applicant put money into an escrow account to pave Boydstun Lane adjacent to the development.

Discussion followed concerning integrating requirements placed on developers with ongoing City programs like paving.

Mr. Millar stated that the applicant has met the conditions of approval set by the Planning & Zoning Commission at the time the Commission approved the preliminary plat. At this time we can not add conditions to the approval of the final plat. The staff's goal is to develop strategic plans for City infrastructure so that the City can be more proactive in integrating development exactions with City investment than has been the case in the past.

Mr. Nichols, City Attorney, stated that the final plat conforms to the preliminary plat. Mr. Nichols pointed out that the sentence beginning at the bottom of page 2 of the Spring Forest Subdivision Escrow Account Instructions, and continuing to page 3 should be stricken from the document. This sentence reads, "The parties agree to submit any such dispute to binding arbitration, according to the rules and procedures specified by the American Arbitration Association." Mr. Nichols recommended that the Council approve the agreement without this sentence.

Council Member Bailey made a motion to approve the final plat for SUB-04-14: Spring Forest Subdivision. Council Member Scott seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

Council Member Bailey made the motion to approve this agreement as amended. Council Member Scott seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

Council Member Bailey made the motion to approve the second part of the application. Council Member Scott seconded the motion.

Mr. Nichols informed the Council that the Escrow Agreement is a separate document.

Council Member Bailey withdrew his motion.

Council Member Bailey made a motion to approve the related Development Agreement. Council Member Bertram seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

Council Member Bailey made a motion to approve the Escrow Account instrument with the amendment of the stricken sentence. Council Member Scott seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

AB 06-02 Appointment of Planning and Zoning Commission Member. Mr. Millar reported that Dr. Sarah Jessup has volunteered to fill a vacancy on the Commission. Mr. Millar said she has met with the Planning and Zoning Commission, has attended some meetings, and has also met with staff. Mr. Millar said that the staff and the Planning & Zoning Commission recommend approval of Dr. Jessup's appointment on the Planning and Zoning Commission.

Mr. Kirkpatrick stated that the Mayor must make the appointment.

Mayor Robertson made the motion to approve Dr. Jessup's appointment on the Planning and Zoning Commission. Council Member Bertram seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

AB 06-09 Implementation of AAC recommended new hangar waiting list policy requiring a \$500.00 deposit. Rick Harvey, Airport Manager, explained that the hangar waiting list has long been a controversy, and that available hangars are in short supply. He recommended implementing new policies, including requiring a monetary fee, or deposit, on hangar requests; when a name is placed on the list, that person must prove he/she is a pilot; and when a hangar is made available, the pilot must show proof of airplane ownership.

Council Member Bertram asked how the deposits would be posted; Kristi Foster, Finance Director, said the deposits would be posted as a liability.

Mayor Robertson asked for clarification, as to whether the Council was approving the policy and content, not the dollar value; Mr. Kirkpatrick replied that was correct.

There was discussion concerning abuse of hangars for non-aviation use and the best way for the City to enforce terms of airport leases. Mr. Kirkpatrick stated that if the Council wants more aggressive enforcement of compliance with the airport leases, then staff will do that.

Council Member Bertram stated that the City has ignored enforcement of the airport lease agreements and needs to stop doing that and release those hangars to people on the waiting list.

Council Member Bailey requested that copies of the minimum standards, standard lease terms, and any other information necessary to determine levels of priority be provided to Council members.

Mayor Robertson stated he wants the Council to have more input and wants to have the Council look at samples of the old and new lease documents.

Mr. Kirkpatrick asked the Mayor if he would like to make this an agenda item, but Mayor Robertson replied he would like to first meet with the Airport Advisory Committee. Per the Council's request, Mr. Kirkpatrick said he would set up a work session with the committee.

Mayor Robertson made a motion to approve the implementation of AAC recommended new hangar waiting list policy requiring a \$500.00 deposit. Council Member Bailey seconded the motion. All members voted aye, and the motion carried.

AB 06-05 Independent cost estimate of the new Airport Master Plan. Rick Harvey, Airport Manager, introduced the agenda bill, stating it has been eight years since the current master plan was completed. The cost of implementing the plan is over \$100,000, which would require an independent cost review. The independent review will cost \$2,700 and will be paid for with AIP money. The current cost estimate for the Master Plan is \$237,000. The review will go to FAA for approval. The Master Plan can be accomplished by doing only one portion each year to help with cost.

Council Member Bailey asked if there was any other source of funding, such as Tamarack. Mr. Harvey replied that this would change McCall's standing as far as the City's need for AIP funding.

Mayor Robertson made a motion to approve AB 06-05 for the independent cost estimate of the new Airport Master Plan. Council Member Bertram seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

AB 06-07 Designating the Mayor, Council President, City Manager and Finance Director as signatories on the bank accounts of the City.

Council Member Bertram made a motion to adopt AB 06-07, designating signatories. Council Member Bailey seconded the motion. In a roll call vote, all members voted aye, and the motion carried.

AB 06-10 Assignment of Council liaison duties. Mayor Robertson asked about adding the Golf Advisory Committee and WAG to the list of liaison duties.

Mayor Robertson said to take West Central Highlands RC&D off the list. Council Member Bertram asked if a staff member should be added to this group; Mr. Kirkpatrick said he would look into it.

Mr. Kirkpatrick said he will update this list and prepare a new agenda bill for the next meeting.

Utility Hardship Payments. Mr. Kirkpatrick explained that a mechanism is in place for people to apply for utility hardship payments if they believe they are unable to pay their water and sewer bills. The policy on how people can apply was laid out two councils ago. Information is initially presented to Council minus names. Annually this information is resubmitted to the Finance Director who decides whether or not the applicant still qualifies. Renewals are done at staff level.

Mr. Kirkpatrick stated there has been reluctance from some of the Council to approve expenditures for people without the Council knowing who the people are; however, the prior Council reaffirmed this policy by a 3:2 vote. Mr. Kirkpatrick said the utility hardship payments used to be part of the Warrant Register but are now voted on separately, resulting in a split vote.

Discussion followed concerning whether or not Council should know names of recipients of tax dollars to confirm they qualify, and whether or not this should be discussed in Executive Session. Mr. Nichols stated he is not sure this qualifies for any category under Executive Session. Mr. Kirkpatrick said he will prepare an agenda bill to address this issue at the January 26th meeting and will provide copies of the policy to the new council members for review prior to that meeting.

Council Member Bailey made a motion to approve the utility hardship payments. There was no second, and the motion died due to lack of a second.

ADJOURNMENT

Without further business, Council Member Bailey moved to adjourn. Mayor Robertson seconded the motion. All Council Members voted aye. The motion carried. The Council adjourned at 9:28 p.m.

William A. Robertson, Mayor

ATTEST:

Shirley K. Overton, Deputy City Clerk