

OFFICIALS

Joe Stear, Mayor
Richard Cardoza, Council President
Briana Buban-Vonder Haar, Council Member
Pat Jones, Council Member
Greg McPherson, Council Member



CITY OF KUNA

Kuna City Hall Council Chamber, 751 W 4th Street, Kuna, Idaho 83634

City Council Meeting MINUTES Tuesday, November 21, 2017

6:00 P.M. REGULAR CITY COUNCIL

1. *Call to Order and Roll Call*

COUNCIL MEMBERS PRESENT:

Mayor Joe Stear
Council President Richard Cardoza
Council Member Pat Jones - Absent
Council Member Briana Buban-Vonder Haar
Council Member Greg McPherson

CITY STAFF PRESENT:

Chris Engels, City Clerk
Bobby Withrow, Parks Director
John Marsh, City Treasurer
Wendy Howell, Planning & Zoning Director
Richard Roats, City Attorney
Trevor Kesner, Planner II

2. *Invocation:* Karen Hernandez, United Methodist Church

3. *Pledge of Allegiance:* Mayor Stear

4. *Consent Agenda:*
(Timestamp 00:02:21)

All items listed under the Consent Agenda are considered to be routine and are acted on with one motion by the City Council. There will be no separate discussion on these items unless the Mayor, Council Member, or City Staff requests an item to be removed from the Consent Agenda for discussion. Items removed from the Consent Agenda will be placed on the Regular Agenda under Business or as instructed by the City Council.

A. City Council Meeting Minutes:

I. Regular City Council Minutes, November 8, 2017

B. Accounts Payable Dated November 16, 2017 in the Amount of \$597,725.11

C. Resolutions

1. Consideration to approve Resolution No. R91-2017

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO APPROVING THE COST OF LIVING INCREASE OF TWO AND 62/100 PERCENT (2.62%) FOR ALL FULL-TIME CITY EMPLOYEES; ADOPTING THE 2017-2018 STEP AND GRADE CHART FOR ALL FULL-TIME NON-DIRECTOR EMPLOYEES AS ATTACHED HERETO AS EXHIBIT A; AND DECLARING THE EFFECTIVE DATE.

2. Consideration to approve Resolution No. R92-2017

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE MAYOR TO EXECUTE THE REAL ESTATE LEASE AGREEMENT WITH JORGE AYALA DBA AYALA FARMS, FOR THE LEASE OF THE CITY OF KUNA, IDAHO'S PROPERTY LOCATED AT MEADOW VIEW ROAD, KUNA, IDAHO.

3. Consideration to approve Resolution No. R93-2017

A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO AUTHORIZING THE SIGNATURE OF THE PUBLIC WORKS DIRECTOR UPON AND APPROVING THE AGREEMENTS AND ADDENDUM WITH PEAK ALARM COMPANY OF IDAHO, INC. TO PROVIDE COMMERCIAL ALARM PRODUCTS AND MONITORING SERVICES FOR THE CITY AT 6950 S TEN MILE ROAD, MERIDIAN IDAHO AND 320 W. 2ND STREET, KUNA, IDAHO.

D. Final Plat

1. Consideration to approve Case 17-07-FP (Final Plat) for Ashton Estates Subdivision No. 1

E. Findings of Fact and Conclusions of Law

1. Consideration to approve Findings of Fact and Conclusions of Law for Case No. 17-02-AN (Annexation) and 17-06-S (Preliminary) for Cazador Subdivision

2. Consideration to approve Findings of Fact and Conclusions of Law for Case No. 17-03-AN (Annexation) and 17-07-S (Subdivision) for Rising Sun Subdivision

Council Member Buban-Vonder Haar moved to approve the consent agenda. Seconded by Council Member McPherson. Approved by the following roll call vote:

Voting Aye: Council Members Cardoza, Buban-Vonder Haar, and McPherson.

Voting No: None

Absent: Council Member Jones

Motion carried 3-0.

5. **Community Reports or Requests:** *None*

6. **Public Hearings:** (6:00 p.m. or as soon thereafter as matters may be heard.)

A. **Staff requests that this be tabled to the December 5, 2017, public hearing.**

Public Hearing and consideration to approve 17-05-AN (Annex) and 17-01-CPF (Combination Preliminary Plat and Final Plat) Pierson Subdivision Annexation – Troy Behunin Planner III
(Timestamp 00:02:58)

A request from Clair Bowman, seeking approval for annexation of approximately 4.28 acres into Kuna City with an R-2 (Low Density Res.) zone, and combination preliminary and final plat approval to create a 2-lot residential subdivision, a re-plat of a portion of Dreamcatcher Subdivision. The site is located near the south-east corner of Black Cat and Amity Roads addressed as 4400 W. Legacy Lane, Meridian, ID 83634.

Council Member Buban-Vonder Haar moved to table the public hearing and consideration to approve 17-05-AN (Annex) and 17-01-CPF (Combination Preliminary Plat and Final Plat) to December 5, 2017. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

B. Public Hearing and consideration to approve 17-07-AN (Annexation) and 17-09-S (Subdivision) – Trevor Kesner, Planner II
(Timestamp 00:03:44)

A request from Jane Suggs with WH Pacific representing Challenger Development, Inc., to annex an approximately 5-acre parcel into Kuna City limits with an R-6 zone, and subdivide said parcel into 18 single family, and four (4) common lots to create the *Saranda Subdivision*. The site is located on the south side of W. Hubbard Road, approximately 700 feet west of Kay Avenue, and currently addressed as 1105 W. Hubbard Road, Kuna, ID 83634.

Planner II Trevor Kesner provided the details of the application and stood for questions.

Jane Suggs with WH Pacific represented the applicant. She provided a description of the plan for the proposed development. She stood for questions.

Council President Cardoza asked if the concerned citizen with the fence issues was addressed.

Ms. Suggs clarified that the pathway would end prior to the property and a fence would be installed across the pathway with the exception of the maintenance road. Also, the property owner had posted their property.

Mayor Stear opened the public hearing.

Support: None

Against: None

Neutral: None

Council Member Buban-Vonder Haar moved to close the public hearing. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

Council Member Buban-Vonder Haar stated the requests were in compliance with the comp plan and city code and she agreed with the Findings of Fact and Conclusions of Law that was included in the packet.

Council Member Buban-Vonder Haar moved to approve 17-07-AN (Annexation) and 17-09-S (Subdivision) with the specifications listed in the packet. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

7. Business Items:

- A. Informational Only - Senior Center roof repairs – Bob Bachman, Public Works Director**
(Timestamp 00:09:38)

Public Works Director Bob Bachman reviewed the Senior Center roof repairs needed.

Council Member Buban-Vonder Haar moved to approve \$15,650 from the contingency fund to repair the Senior Center roof. Seconded by Council Member McPherson. Approved by the following roll call vote:
Voting Aye: Council Members Cardoza, Buban-Vonder Haar, and McPherson.
Voting No: None
Absent: Council Member Jones
Motion carried 3-0.

- B. Consideration to accept November 7, 2017 Kuna City Election Results – Chris Engels, City Clerk**
(Timestamp 00:11:10)

City Clerk Chris Engels presented the November 7, 2017 Kuna City Election Results.

Council Member Buban-Vonder Haar moved to accept the November 7, 2017 Kuna City Election Results as presented by Ada County. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

8. Ordinances:

- A. Consideration to approve Ordinance No. 2017-25
(Timestamp 00:12:16)

AN ORDINANCE OF THE CITY COUNCIL OF KUNA, IDAHO AMENDING CHAPTER 1, TITLE 7, SECTION 8, KUNA CITY CODE TITLED STREETS AND SIDEWALKS AS FOLLOWS: BY AMENDING SECTION 8 TITLED SIDEWALK MAINTENANCE BY OWNER BY AMENDING THE FIRST PARAGRAPH TO ADD PART "A" AND THE TITLE SIDEWALK REPAIR, AND ADDING A NEW PART- PART "B" WITH THE TITLE REMOVAL OF DEBRIS, RUBBISH, TRASH OR WASTE FROM SIDEWALK; AND PROVIDING AN EFFECTIVE DATE.

City Attorney Richard Roats gave some background on the ordinance.

Council Member Buban-Vonder Haar was worried about how this would apply to residents.

Mr. Roats explained the wording and the intent that it apply to the commercial corridor.

Council President Cardoza had a concern about the 8:00 am enforcement.

Mr. Roats clarified the hopes would be that the bars would clean up before they left.

Council Member Buban-Vonder Haar was concerned about business owners needing to watch all day for the smallest amount of litter and how enforcing this would work.

Mr. Roats explained it would be discretionary on the officer's part.

Council discussed making the ordinance more specific and the 8:00 am enforcement.

Mr. Roats suggested leaving it like it was to see how it worked and adjust if needed. Business owners would also be educated and could give feedback.

Council agreed but asked that 8:00 am be changed to 9:00 am.

Consideration to waive three readings of ordinance

Consideration to approve ordinance

Consideration to approve summary publication of ordinance

Council Member Buban-Vonder Haar moved to waive three readings of Ordinance No. 2017-25. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

Council Member Buban-Vonder Haar moved to approve Ordinance No. 2017-25 with the change of 8:00 am to 9:00 am. Seconded by Council Member McPherson. Approved by the following roll call vote:

Voting Aye: Council Members Cardoza, Buban-Vonder Haar, and McPherson.

Voting No: None

Absent: Council Member Jones

Motion carried 3-0.

Council Member Buban-Vonder Haar moved to approve the Summary Publication of Ordinance No. 2017-25. Seconded by Council Member McPherson. Motion carried 3-0. Council Member Jones absent.

9. Mayor/Council Announcements:

(Timestamp 00:35:46)

Mayor Stear shared how the State of the City went.

Council Member Buban-Vonder Haar asked if it was published online.

City Clerk Chris Engels replied it was on the City Website. A link was also posted on social media directing people to where it could be viewed.

Council Member Buban-Vonder Haar suggested doing Facebook Live for the next State of the City.

Mayor Stear told the Council about being the Grand Marshall for the hallway parade at Crimson Point Elementary.

Mayor Stear and Public Works Director Bob Bachman updated Council on the Downtown Revitalization project.

Council Member Buban-Vonder Haar asked about the Holiday Artist & Crafter Show.

City Clerk Chris Engels reported on how the show went.

Ms. Engels shared that the Clerk's Office had started including links to recordings in the minutes that would take the listener to the spot in the meeting recording that corresponded with that section of minutes. The Clerk's Office would continue to use this protocol and, if the City ever switched to video, staff would see what could be done for that.

Council Member Buban-Vonder Haar asked about the Wreath Exhibit & Sale.

Ms. Engels replied that would be on December 9, 2017 at the Kuna Event Center. She reviewed all the events happening that day.

10. Executive Session:

11. Adjournment: 6:43 pm



Joe L. Stear, Mayor

ATTEST:



Chris Engels, City Clerk



*Minutes prepared by Ariana Welker, Deputy City Clerk
Date Approved: CCM 12.05.2017*



CITY OF KUNA

751 W. 4th Street • Kuna, Idaho • 83634
Phone (208) 922-5274
Fax: (208) 922-5989
www.kunacity.id.gov

SIGN-UP SHEET
11/21/2017 – KUNA CITY COUNCIL

Case Name: **17-07-AN (Annexation) and 17-09-S (Subdivision):**

Case Type: Requesting annexation of an approximately 5-acre parcel into Kuna City limits with an R-6 zone, and subdivide the parcel into 18 single family, and four (4) common lots to create **Saranda Subdivision; 1105 W. Hubbard Rd., Kuna, ID 83634**

Please print your name below if you would like to present oral testimony or written exhibits about this item to the Council.

IN FAVOR		NEUTRAL		IN OPPOSITION	
<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>
_____ Print Name		_____ Print Name		_____ Print Name	
_____ Print Address		_____ Print Address		_____ Print Address	
_____ City	_____ State, Zip	_____ City	_____ State, Zip	_____ City	_____ State, Zip
<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>
_____ Print Name		_____ Print Name		_____ Print Name	
_____ Print Address		_____ Print Address		_____ Print Address	
_____ City	_____ State, Zip	_____ City	_____ State, Zip	_____ City	_____ State, Zip
<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>	<input type="checkbox"/> <u>Testify</u>	<input type="checkbox"/> <u>Not Testify</u>
_____ Print Name		_____ Print Name		_____ Print Name	
_____ Print Address		_____ Print Address		_____ Print Address	
_____ City	_____ State, Zip	_____ City	_____ State, Zip	_____ City	_____ State, Zip

IN FAVOR

NEUTRAL

IN OPPOSITION

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip

Testify **Not Testify**

Print Name

Print Address

City State, Zip