

**OFFICIALS**  
Joe Stear, Mayor  
Chris Bruce, Council President  
Greg McPherson, Council Member  
Matt Biggs, Council Member  
John Laraway, Council Member



**CITY OF KUNA**  
**Kuna City Hall Council Chamber, 751 W 4th Street, Kuna, Idaho 83634**

**City Council Meeting**  
**AGENDA**  
**Tuesday, April 02, 2024**

**6:00 P.M. REGULAR CITY COUNCIL**

*For questions, please call the Kuna City Clerk's Office at (208) 387-7726.*

ALL ITEMS ON THE KUNA CITY COUNCIL AGENDA ARE CONSIDERED ACTION ITEMS UNLESS OTHERWISE INSTRUCTED BY THE CITY COUNCIL.

**1. Call to Order and Roll Call**

**2. Invocation**

**3. Pledge of Allegiance: Mayor Stear**

**4. Consent Agenda: ACTION ITEMS**

*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. Regular City Council Meeting Minutes Dated March 19, 2024**

**B. Accounts Payable Dated March 28, 2024, in the amount of \$528,617.95**

**C. Findings of Fact & Conclusions of Law**

**1. Case No. 23-08-AN (Annexation) Lot 3 Block 3 Avalon Orchard Tracts Amended**

**D. Resolutions**

**1. Resolution R24-2024**

**A RESOLUTION OF THE CITY COUNCIL OF KUNA, IDAHO:**

- PROVIDING RECITALS AND FINDINGS; AND**
- APPOINTING A NEW COMMISSIONER TO SEAT NO. 3; AND**
- DIRECTING THE CITY CLERK; AND**
- PROVIDING AN EFFECTIVE DATE.**

**2. Resolution R25-2024**

NOTICE: Copies of all agenda materials are available for public review in the Office of the City Clerk. Persons who have questions concerning any agenda item may call the City Clerk's Office at (208) 387-7726. In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at 387-7726 at least forty-eight (48) hours prior to the meeting to allow the City to make reasonable arrangements to ensure accessibility to this meeting.

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.

3. Resolution R26-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR FENCING PURSUANT TO THE TERMS OF THIS RESOLUTION.

4. Resolution R27-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR LANDSCAPE PURSUANT TO THE TERMS OF THIS RESOLUTION.

5. Resolution R28-2024

A RESOLUTION OF THE CITY COUNCIL FOR KUNA, IDAHO APPROVING A PERFORMANCE BOND BY HUBBLE HOMES LLC, FOR SERA SOLE SUBDIVISION FOR UNCOMPLETED WORK FOR STREET LIGHTING PURSUANT TO THE TERMS OF THIS RESOLUTION.

6. Resolution R29-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and
- Adopting the “2024 City Pressurized Irrigation Reimbursement Policy”; and
- Directing the City Clerk; and
- Setting an Effective Date.

7. Resolution R30-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and
- Adopting the “2024 City Potable Water Reimbursement Policy”; and
- Directing the City Clerk; and
- Setting an Effective Date.

8. Resolution R31-2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KUNA;

- Setting Forth Findings; and
- Adopting the “2024 City Sewer Reimbursement Policy”; and
- Directing the City Clerk; and
- Setting an Effective Date.

**5. Public Comment**

**6. External Reports**

- A. Week of the Young Child Proclamation. Mayor Stear.
- B. Grange Month Proclamation. Mayor Stear.
- C. Idaho Humane Society Presentation. Leann Gilberg.

**7. Public Hearings:**

*Public Hearing Process: Items begin with the presentation of the project by staff for up to 15 minutes. The applicant is then allowed 10 minutes to present their project. Members of the public are allowed up to 3 minutes each, to address City Council with testimony restricted to the matter at hand. After all public testimony, the applicant is allowed 5 minutes for rebuttal.*

*City Council members may ask questions throughout the public hearing process.*

*Once the public hearing is closed, no further testimony or comments are heard.*

*City Council may move to continue the application to a future meeting or approve or deny the application.*

- A. Case Nos. 23-01-OA (Ordinance Amendment) – The City of Kuna requests consideration from the City Council for an Ordinance Amendment to combine Title 5, Zoning Regulations and Title 6, Subdivision Regulations into one Development Regulation Title. Doug Hanson, Planning and Zoning Director **ACTION ITEM**

<https://kunacity.id.gov/DocumentCenter/View/8920/CASE-NO-23-01-OA-ORDINANCE-AMENDMENT-PACKET-04022024-PDF>

*Open Public Hearing*

*Receive evidence*

*Consideration to close evidence presentation and proceed to deliberation*

- B. Case Nos. 23-05-ZC (Rezone) and 23-06-S (Preliminary Plat) for Falcon Crest EAST Subdivision. Applicant requests Rezone and Preliminary Plat approval near the NEC of Kuna and Cloverdale Roads in Section 22, Township 2 North, Range 1 East. Troy Behunin, Senior Planner. *Due to a legal noticing error in the Newspaper, Staff request this item be tabled to April 16, 2024.*

**8. Business Items:**

**9. Ordinances:**

**A. Consideration to approve Ordinance 2024-05 ACTION ITEM**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA:

- MAKING CERTAIN FINDINGS; and
- ENLARGING THE BOUNDARIES OF THE KUNA MUNICIPAL IRRIGATION SYSTEM BY THE INCLUSION OF ADA COUNTY ASSESSOR'S IDAHO B2R 53 LLC.; AND
- DECLARING WATER RIGHTS APPURTENANT THERETO ARE POOLED FOR DELIVERY PURPOSES; and
- DIRECTING THE CITY CLERK TO RECORD THIS ORDINANCE AS PROVIDED BY LAW; and
- DIRECTING THE CITY ENGINEER TO PROVIDE NOTICE OF THIS ORDINANCE TO THE BOISE~KUNA IRRIGATION DISTRICT, THE OWNERS AND UPDATE THE IRRIGATION SYSTEM MAP; and
- PROVIDING AN EFFECTIVE DATE.

*Consideration to waive three readings  
Consideration to approve Ordinance*

**10. Executive Session:**

**11. Mayor/Council Announcements:**

**12. Adjournment:**