



Inside This Issue

- 1 *Utility Fee Increase*
- 1 *SH44 and Hartley Ln. Roundabout*
- 2-3 *River District Map and Text*
- 4-5 *Annexation Map and Text*
- 6 *Future Land Use Map and Text*
- 7 *Crane Creek Park Map and Text*
- 8 *West Highlands Sub. Dev. Agreement*
- 8 *Public Hearing - City Comprehensive Plan Amendment*
- 8 *Local Government Taxing Districts*
- 8 *Calendar*

Utility Fee Increase

Residents of the City of Middleton over time have paid to establish a state-approved public drinking water system consisting primarily of water rights, wells, pumps, pipes, valves, hydrants and meters with an existing value of \$29,777,500.

Also, residents have paid to establish a state-approved public wastewater (aka sewer) system consisting primarily of a treatment plant, lift stations, pipes, and valves with an existing value of \$30,287,069.

This existing system is designed to collect and treat about 1.25 million gallons per day; it collects and treats an average of 650,000 gallons per day with a summer-month peak of about 970,000 gallons per day.

It appears the city's population will about double between 2010 and 2020, from about 5,500 to about 10,000. The capacities of the existing systems are sufficient for the estimated 2020 population and a few years beyond.

The Environmental Protection Act, through Idaho Pollutant Discharge Elimination System (IPDES) permit to the City of Middleton, regulates discharge of treated wastewater from the treatment plant into waters of the United States. About \$3.5 Million in equipment is needed during the next five years to comply with the city's permit being renewed in 2019.

The water system needs approximately \$6.5 Million in equipment, and the wastewater system needs about \$3 Million in addition to \$3.5 Million for permit compliance, to serve the estimated 2040 population of 19,044 residents or 6,348 dwelling units (average three people per household).

All of the money received from residents paying monthly utility bills pays for maintenance and repair of the existing water and wastewater systems. Also, a portion of the monthly bill pays for equipment to comply with the IPDES wastewater permit. Rates also naturally increase as material and labor costs increase.

The New monthly utility fees begin accruing this month for bills due December 20, 2018.*

		OLD	NEW
Water System:	Volume Rate	\$1.61	\$1.52 per 1,000 gallons
	Base Rate	\$9.91	\$10.28
Wastewater System:	Volume Rate	\$1.32	\$2.06 starts now + \$.73 in May 2019
	Base Rate	\$24.64	\$29.10 starts now + \$4.46 in May 2019

*Half of the Wastewater System fees start now and half start accruing May 1, 2018, due June 20, 2019.



State Highway 44 and Hartley Ln. Roundabout

Forge International Charter School is approved to construct on land south of Perfection Tire. Idaho Transportation Department approved the traffic study and requires intersection improvements at Hartley Ln. and State Highway 44. ITD, the city, school and others are working together to design and construct a roundabout before the school opens in the fall of 2019.

Crane Creek Park

City residents responded to surveys last year that formed the River District Concept Plan. Experts have met with the city and are shaping a master plan for the 100-acre nature park along the Boise River.

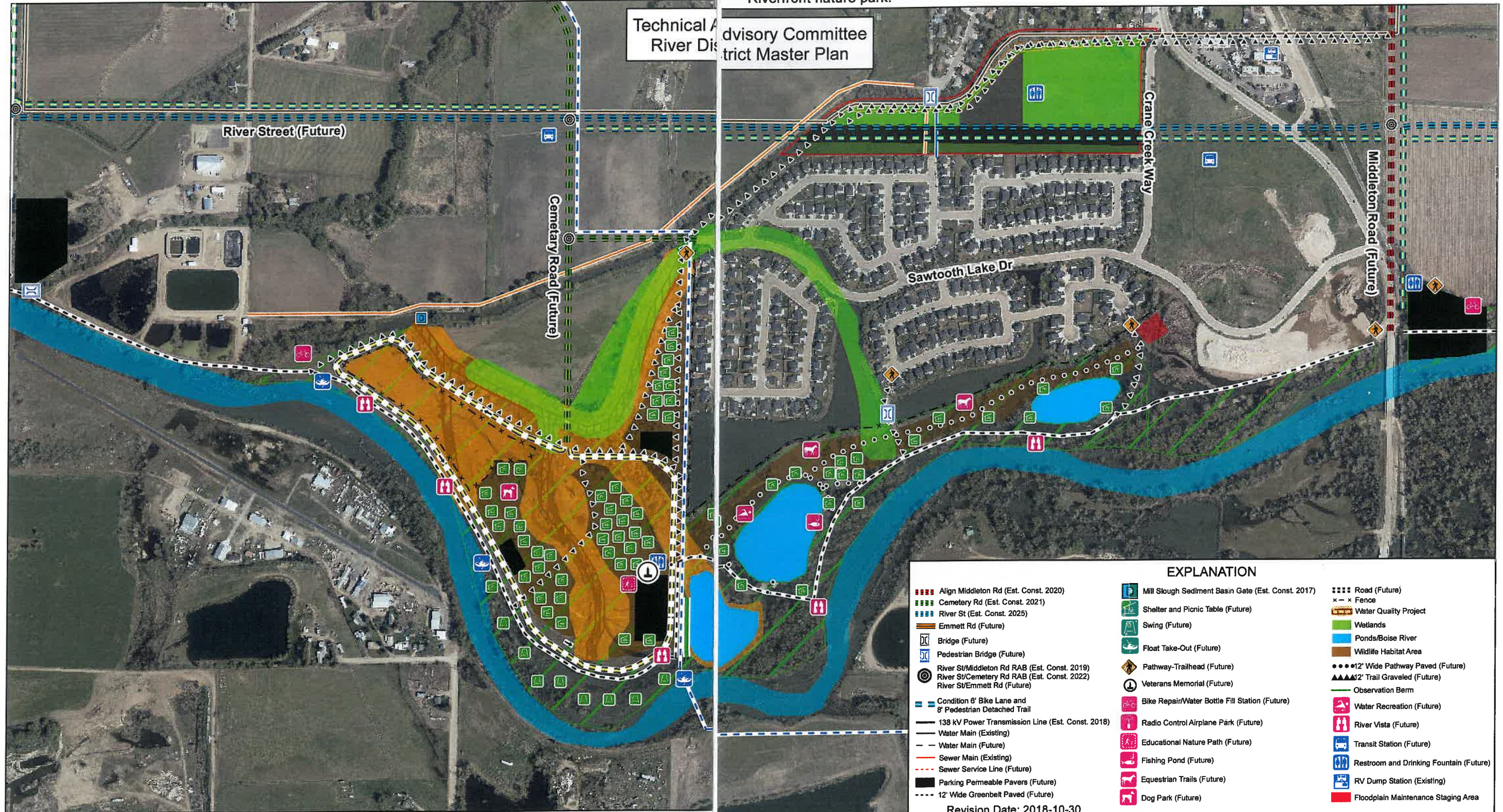
Army Corp of Engineers has commented about wetlands, the city's water-quality effort and required 404 permit(s).

Flood zone engineers are preparing to model the ineffective flow areas, if any, of the floodway to be able to site restrooms and other vertical structures.

The Flood Control District engineer is commenting about maintaining the river's ability to convey water without flooding properties.

Individuals from Idaho Fish & Game, the Boise River Enhancement Network, and the Native Vegetation Network, are commenting about desired plants and trees as habitat to significantly increase the birds, waterfowl and wildlife in the park. Hunting in the park is prohibited.

A group meeting of experts is scheduled on November 9, 2018 to review the adjacent map and document suggestions, strategies and schedules for park improvements. Riverfront nature park.



Annexation Plan

City Council is scheduled on November 7, 2018 at 6:30 p.m. to consider approving the following annexation policies and map. The 935 separately-owned properties less than five acres in size contiguous or adjacent to city limits are group because only up-to 100 properties can be annexed at a time using the Idaho Code process desired by the city.

Goal. Build a united community of informed, skilled and personally-responsible individuals, the Middleton Community, based on the values of safety, peace, health, space, small-city rural atmosphere, plenty of parking, good schools, family-fun community events, and minimal sirens, horns and noise.

Objective. Be proactive, not reactive, in planning, preparing, budgeting and delivering city services to properties now and reasonably expected in the future. Everybody matters and everything affects everything else; no individual or property is an island; this is one community, one state and one nation.

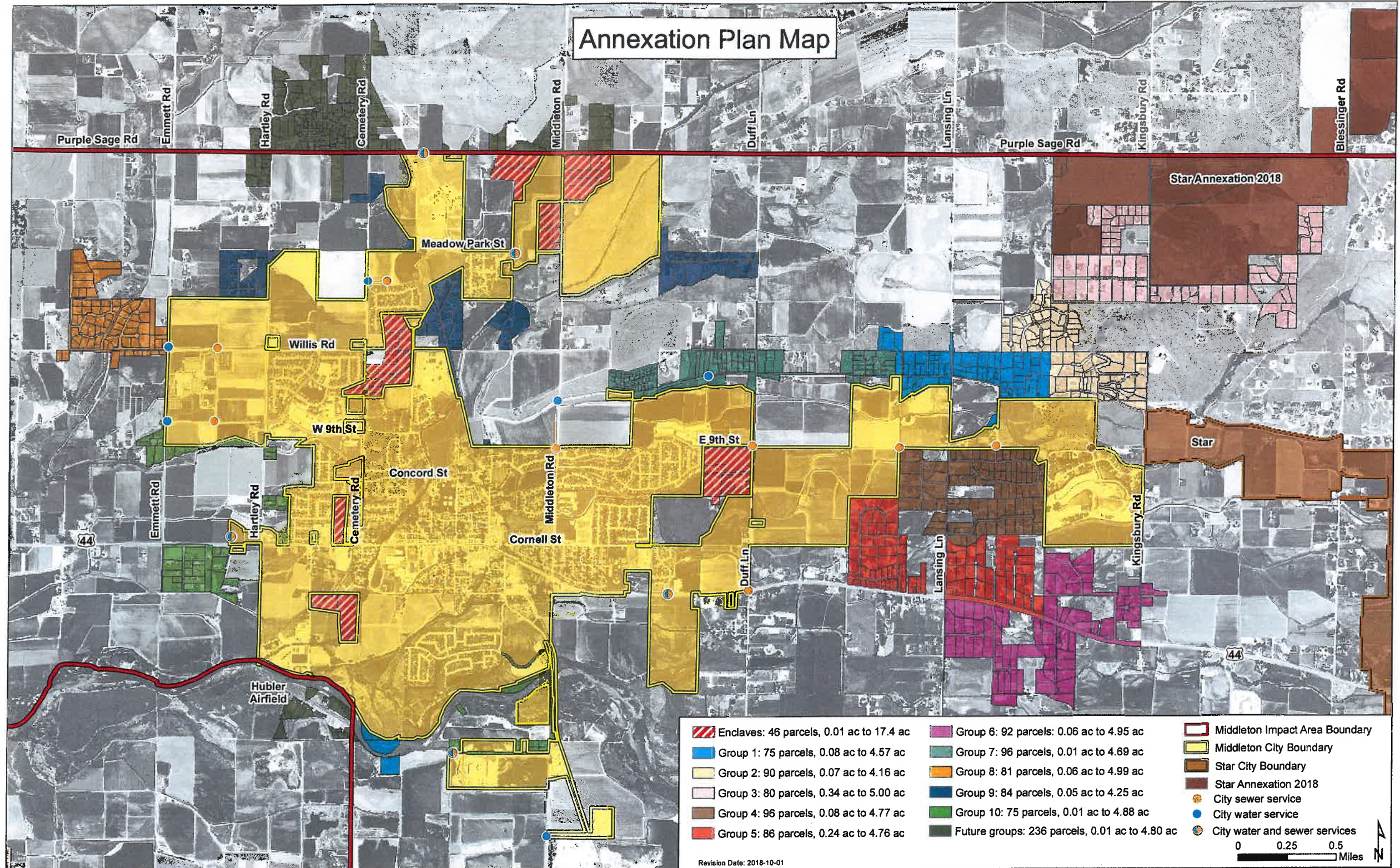
Strategy 1. Keep options open for future elected officials providing city services.

Strategy 2. New development pays for improvements needed because of that development's impact on infrastructure systems and services provided by the city.

Strategy 3. Properties served by city services pay a fair share for the services.

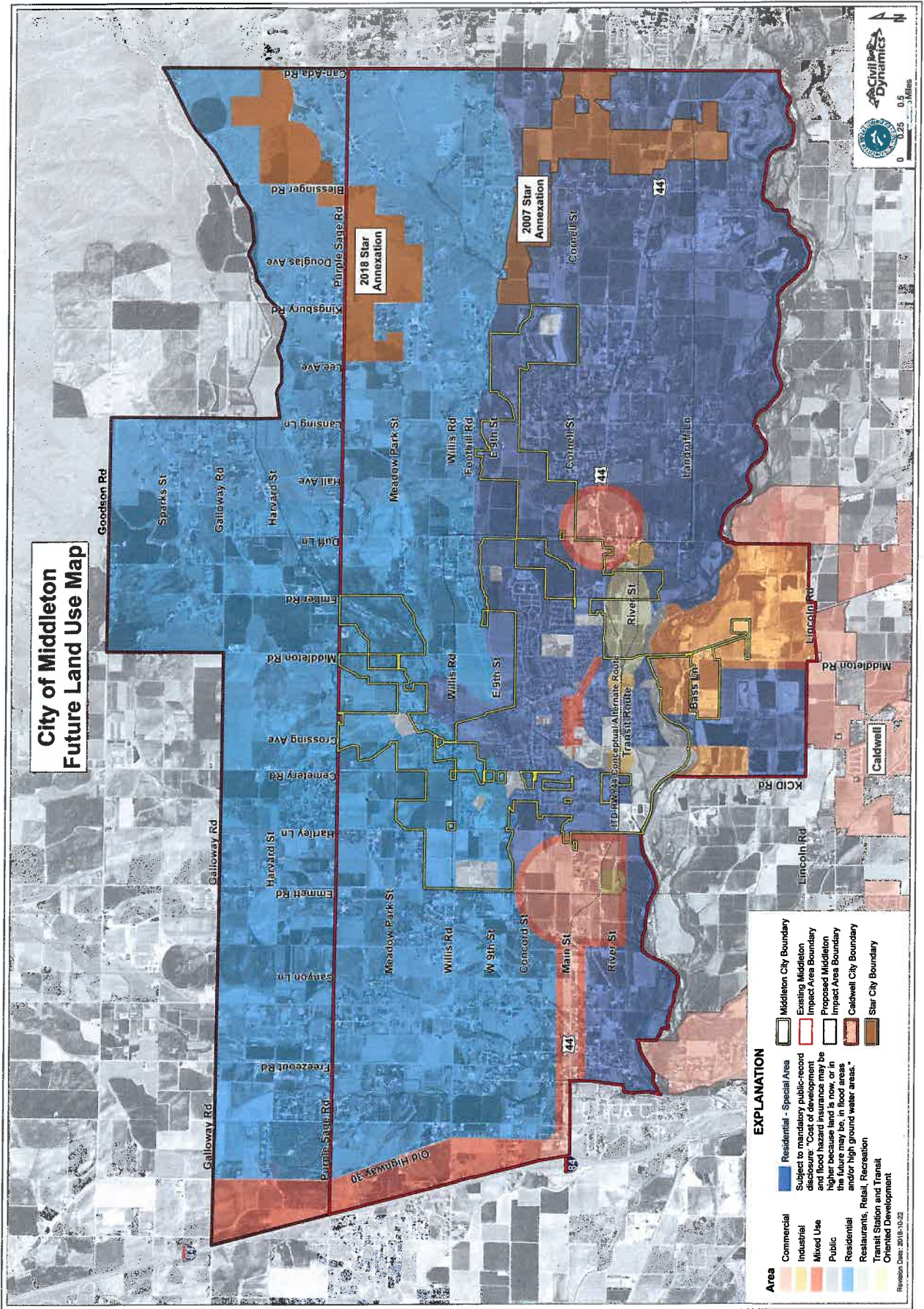
Strategy 4. Extend city services in an environmentally and fiscally-responsible manner.

Strategy 5. Annex qualifying properties annually.



Future Land Use Map

City Council is scheduled on November 7, 2018 at 6:30 pm to consider adopting the future land use planning map below that includes a mixed-use area between Interstate 84 and Old Highway 30, and a county-proposed impact area boundary extended north from Purple Sage Road to Galloway Road, and to Goodson Road between Middleton Road and Lansing Lane.



Crane Creek Park

The master plan for the city-owned 22 acres north of Middleton Lakes Subdivision is shown below. Mill Slough borders the north side of the park with a pedestrian bridge that connects to Paradise Ave. and S. Hawthorne. The city intends to open Hawthorne to pedestrian traffic when Crane Creek Park is constructed. Idaho Power is scheduled to remove trees and pour concrete foundations in November 2018 to prepare for the 138 kV transmission line poles scheduled for installation during the winter in early 2019.

A pathway is planned along the north and west boundaries of the park on the south bank of Mill Slough. The pathway will continue on an existing pathway easement west of Middleton Lakes Subdivision and connect with the 100-acre Riverfront nature park.



Local Government Taxing Districts

The city is made up of many different governing districts. It is important to understand that different districts have different leadership, rules, regulations and taxing abilities. This information should help when you have questions. Each of these districts has open meetings that can be attended to understand issues and provide input. For more information contact information is provided below.

City of Middleton/Police
208-585-3133 / 208-585-0008

Cemetery District
208-585-9394

Fire District
208-585-6650

Greater Middleton Parks & Rec. District
208-585-3461

School District
208-585-3027

Public Hearing – City Comprehensive Plan Amendment

Middleton City Council is scheduled on November 7, 2018 at 6:30 p.m., 6 N. Dewey Ave., Middleton, Idaho, to consider amending the city's comprehensive plan text and maps. Everyone is invited to attend and comment about the proposed amendments. Written comments may be emailed to rfalkner@middletoncity.com prior to the meeting.

Proposed amendments include updating maps to show the City of Star's 2018 annexation of about 750 acres in Canyon County; Canyon County proposed future expansion of the impact area north to Galloway and Goodson roads in some areas; changing from residential to mixed-use future land use planning between Interstate 84 and Old Highway 30; as updating demographic data, capital improvement plans for transportation and parks; adding capital improvement plans for water and wastewater; adding an annexation plan and maps, a roads functional classification, and a future acquisitions map.

Calendar

City Council Meeting 6 N. Dewey Ave. 6:30 p.m.	Nov. 7
City Hall Closed Veterans Day	Nov. 12
Planning and Zoning Meeting 6 N. Dewey Ave. 7:00 p.m.	Nov. 12
City Council Meeting CANCELLED	Nov. 21
City Hall Closed Thanksgiving	Nov. 22-23
Christmas Tree and Park Lighting Roadside Park 7:00 p.m.	Nov. 26

See Something Suspicious? Call Now 208-585-0008

Reporting suspicious activity is essential in deterring crime in the city. Police officers request residents call 208-585-0008 immediately when they see people do something that looks illegal. Officers respond promptly to deter criminal activity or catch suspects or perpetrators in-the-act. Please do not wait until "after-the-fact;" if you see something suspicious, say something quickly by dialing 208-585-0008 for non-emergencies or 911 for emergencies.

West Highlands Subdivision Development Agreement

Future phases in the West Highlands Subdivision are moving forward despite all of the property north of Willis Road being for sale and no agreement or pending negotiations with the school district for an elementary school site. Construct drawings for Phases 9, 10 and 11 were approved by the city.

The developer is committed with Phase 10 to reconstruct the Willis Road/ Hartley Lane intersection including left turn lanes in all directions. Prior to building houses north of Willis Road, the developer is contributing \$350,000 toward a roundabout now being designed for the State Highway 44/ Hartley Lane intersection.