MIDDLETON CITY COUNCIL DECEMBER 15, 2021

The Middleton City Council meeting on December 15, 2021, was called-to-order at 5:35 p.m. by Mayor Rule.

Roll Call: Mayor Rule, Council President Kiser, Council Members O'Meara and Garner were present. Council Member Huggins was absent. City Attorney Douglas Waterman was present.

Pledge of Allegiance, Invocation: Wade Wroten

Action Items

A. Approve Agenda

Motion: Motion by Council President Kiser to approve the Amended Amended Agenda as posted December 13, 2021 at 4:45 p.m. Motion seconded by Council Member Garner and approved unanimously.

Information Items:

 Workshop: Discussion about revisions to Middleton City Code regarding density and/or size of single-family home lots. Roberta Stewart presented Exhibit A.

Action Items:

- 1. Consent Agenda (items of routine administrative business)
 - a. Consider approving minutes for City Council December 1, 2021, regular meeting.
 - b. Consider ratifying payroll for December 3, 2021, in the amount of \$88,031.69.
 - Consider approving accounts payable thru December 9, 2021, in the amount of \$380.615.92.
 - d. Consider approving Findings of Facts, Conclusions of Law & Order ("FCO") for the Willow Wood Estates Subdivision project applications.

Mayor Rule called the items. Council President Kiser stated he had gone through the accounts payable and the FCO was discussed at the last meeting. There were no concerns.

Motion: Motion by Council President Kiser to approve Consent Agenda Items 1 a-d. Motion seconded by Council Member O'Meara and approved unanimously.

2. Consider approving Final Plat for Stonehaven No. 5

Mayor Rule called the item and Roberta Stewart presented the plat for approval. **Exhibit B**

Motion: Motion by Council President Kiser to approve the Final Plat for Stonehave No. 5. Motion seconded by Council Member Garner and approved unanimously.

 Consider appointing the following individuals to the Planning and Zoning Commission for three-year terms. Ray Waltemate, Scott Brock to replace and Jackie Hutchinson and Tim Hoekstra to replace Janet Gregory. Mayor Rule called the item. He requested the approval of the appointment of Ray Waltemate, Scott Brock & Tim Hoekstra to the Planning and Zoning Commission.

Motion: Motion by Council President Kiser to approve appointment of Ray Waltemate, Scott Brock & Tim Hoekstra to the Planning and Zoning Commission for a term of 3 years. Motion seconded by Council Member O'Meara and approved unanimously.

4. Consider approving estimate from Emergency Responder Services, Inc. in an amount not to exceed \$9,184.99 for K-9 vehicle equipment.

Mayor Rule called the item. Sargent Hilkey spoke regarding the K-9 program. He stated that the department has a plan in place to have a contract with an officer to stay in the K-9 program for a set amount of time—if the officer leaves early they will be responsible to reimburse the city for the difference. The K-9 program is using impact fees for funding.

Motion: Motion by Council President Kiser to approve an estimate from Emergence Responder Services, Inc. in an amount not to exceed \$9,184.99 for K-9 vehicle equipment. Motion was seconded by Council Member Garner and approved unanimously.

5. Consider the use of the city owned property at 305 Cornell.

Mayor Rule called the item, and three proposals were presented. First was an option to rent the building out to an outside party to use a possible donut shop or other private business. A second option would be for the police department to use the building to expand and possibly have the parole officer use the space. This option may have the possibility of reimbursement from the state for the use of the space. A third option would be for the library to use the space for their programs especially for children. Sargent Hilkey and Lori Clark the library director both spoke regarding how their programs could use the facility.

Motion: Motion by Council President Kiser to maintain the use of the city-owned building at 305 Cornell for use by a department or departments in the city. The city staff will be responsible for determining the best use of the space. Motion was seconded by Council Member O'Meara and approved unanimously.

6. Public Hearing previously tabled from November 17, 2021 and December 1, 2021: An application by David Buich/ Hartley Lane LLC and James L. Escobar, AIA for preliminary plat with respect to the Carter John Mixed-Use Subdivision located at 0 Hartley Lane (Tax Parcel No. R1788901). The proposed preliminary plat consists of 53 townhome sites, 4-8 common lots and 1 commercial lot on 6.06 acres of vacant land zoned Mixed Use (M-U). – Roberta Stewart (Action Item)

Mayor Rule called the item City Planner, Roberta Stewart explained that the developer is still waiting for Idaho Power. The mayor and council expressed their displeasure with tabling this item yet again.

Motion: Motion by Council President Kiser to table the public hearing on application by David Buich/ Hartley Lane LLC and James L. Escobar, AIA for preliminary plat with respect

to the Carter John Mixed-Use Subdivision located at 0 Hartley Lane (Tax Parcel No. R1788901). The proposed preliminary plat consists of 54 townhome sites, 5 common lots and 1 commercial lot on 6.06 acres of vacant land zoned Mixed Use (M-U). to a date certain of January 5, 2022. Moton seconded by Council Member Garner and approved unanimously.

7. Consider approving Resolution 462-21 Surplus property: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIDDLETON, IDAHO, DECLARING CERTAIN BUSINESS PERSONAL PROPERTY AS OBSOLETE OR SURPLUS, AUTHORIZING AND DIRECTING SALE OR DISPOSAL OF SURPLUS PROPERTY. Exhibit C

Mayor Rule called the item and the list of items and Resolution 462-21..

Motion: Motion by Council President Kiser to approve Resolution 462-21 Surplus property: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIDDLETON, IDAHO, DECLARING CERTAIN BUSINESS PERSONAL PROPERTY AS OBSOLETE OR SURPLUS, AUTHORIZING AND DIRECTING SALE OR DISPOSAL OF SURPLUS PROPERTY. Motion was seconded by Council Member Garner and approved unanimously.

8. Consider approving dates for 2022 City Council meetings. Exhibit D

Mayor Rule called the item. Exhibit D was presented to council.

Motion: Motion by Council President Kiser to approve the meeting dates for 2022. Motion was seconded by Council Member O'Meara and approved unanimously.

Public Comments, Mayor and Council Comments:

- Jim Taylor—1052 Triumph Drive. Mr. Taylor thanked the council for the many things they are doing in the city. Requested that the council be aware of the impact of development on water and sewer. And to charge fees accordingly.
- Mike Graffe—1889 Ridgeway- Expressed his desire for less dense housing and increasing the minimum lot size.
- Mike McDougall—13037 Greenwell Lane Mr. McDougall commented regarding the tabling of the public hearing again. He requested information as to why the Stonehaven subdivision had the number of homes allowed increased in 2019. City staff will investigate this and get back to him. He stated that he is in favor of responsible growth.
- Jane Gibson—945 Harvest Way Ms. Gibson is in favor of the city maintaining the building for city use especially for the police. She stated that she is not in favor of the townhome development. She would like to see the city pursue more upscale businesses.
- Matt Strohmeyer—26525 Middleton Road. In favor of changing the density allowed or increasing minimum lot size. Questioned change in P & Z member. Made suggestions for the use of 305 Cornell.
- Rebecca Martin 10346 Highway 44. In favor of increased lot size and would like it
 if further approval of development is not approved until changes are made.
 Asked questions regarding easements.
- Teresa Taresh 13105 Greenwell Lane. Expressed approval for Riverwalk project.
 Expressed concern about lot sizes. Concerned that new developments will have

- an impact on her water/well. Excited about the addition of K-9 into our police department.
- Michael Halatyn—1765 Windmill Springs. Appreciates that the council is doing their best to preserve and make Middleton better. Commented in favor of less density of homes.
- Council Member O'Meara—informed the council that the GMPR will be signing a
 maintenance agreement with the Cemetery District at their next meeting. There
 are grants available to improve the old railroad bridge. May be possible to co-op
 with GMPR and the city to get some of the grants that will be coming.
- Mayor Rule—commented that much of the money available for grants go to the
 projects that are engineered and ready to go. The city is constantly looking for
 opportunities in this area. Publicly thanked the O'Brien family for the donation to
 the police department.

Adjourn: Mayor Rule adjourned the city council meeting at 7:27-PM.

ATTEST:

Dawn Goodwin, Deputy Clerk

Minutes Approved: January 5, 2022

APRIL 20,

EXHIBIT "A"



DATE:

December 9, 2021

TO:

Roberta Stewart, Planner

Cc:

Richard Grey, PLS, Compass Land Surveying

FROM:

Civil Dynamics PC, City Engineer

Amy Woodruff, PE

RE:

Stonehaven Subdivision No. 5

FINAL PLAT RECOMMENDATION OF APPROVAL

Thank you for the opportunity to review the above captioned final plat. The review is complete and the plat appears to generally meet the requirements of Middleton City Code and common platting practices. All infrastructure is complete and substantially in conformance with the ISPWC. Power service to the street lights will be noted on the certificate of completion, with the service anticipated by December 22, 2021.

It is recommended the City of Middleton approve the Stonehaven Subdivision No. 5 final plat.

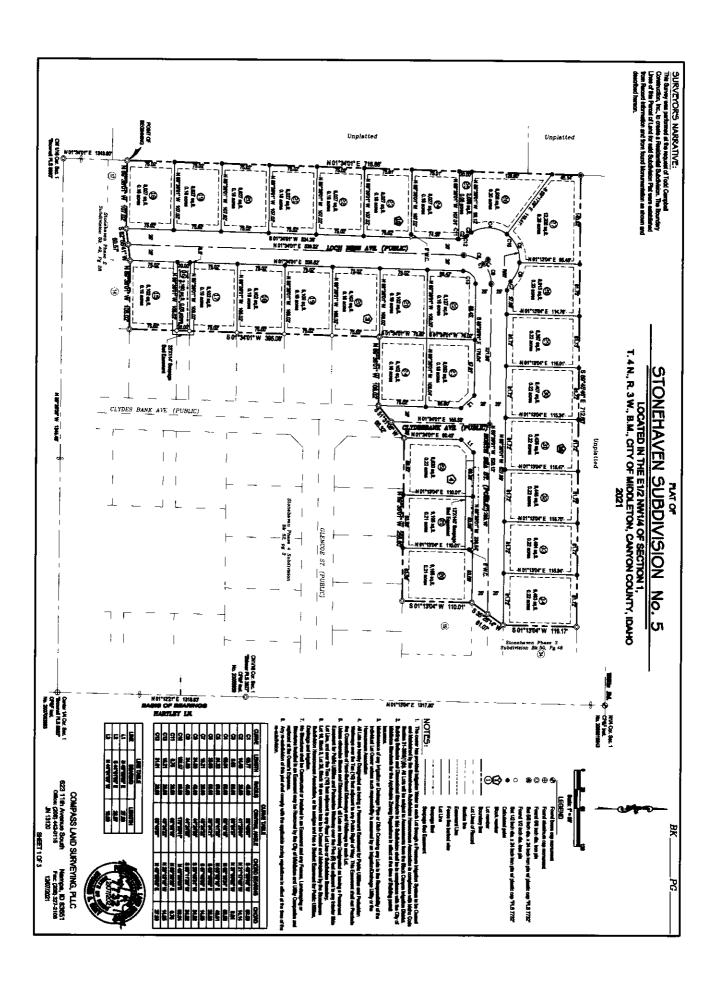


EXHIBIT "B"



Estimate Prepared For:

MIDDLETON POLICE DEPARTMENT 1103 W. MAIN ST MIDDLETON, ID 83644

Estimate

Date	Estimate #
12/10/2021	M2418

Questions?

Please refer to your Estimate # when calling your ERS Sales Representative. Your rep can be reached on location at Ph: (208) 362-1741 or Fx: (208) 562-1318

Thank you for considering us!

To see more ways we can serve you, please visit our website: www.ERSINC-NW.COM

THIS IS NOT A BILL. All Estimates are valid for a period of 30 days.

After 30 days, please re-confirm as all pricing is subject to change. If any changes are necessary, final figures will be available prior to the onset of signing. Please do not hesitate to contact us should you have any further needs.

Customer Reference #	

Item	Description	Rate	Qty	Total
	2016 CHEVY TAHOE K9 CONVERSI	ON		
CK0471TAH15-10	SETINA K9 ULTIMATE 2 PACKAGE EXIT POINTS, PRISONER TRANSPO STANDING WEAPON MOUNT. 2015 CHEVROLET TAHOE	ORT AND FREE	00 1	3,300.0
K0689TAH00	SETINA MAXI THIS FAN, 10" (FAN	ONLY) 325.	00 1	325.0
C9A13145	SETINA NO SPILL WATER BOWL	60.	00 1	60.0
3	RAY ALLEN F3 K-9 DEPLOYMENT ALERT SYSTEM W/ PAGER	AND HEAT 1,299.	99 1	1,299.9
MISC PARTS &	MISC PARTS & MATERIALS	75.	00 1	75.0
HIPPING	SHIPPING AND HANDLING FEE	525.		525.0
ABOR	LABOR/INSTALLATION	90.		3,600.0
	- TAKE OUT CURRENT PRISONER OF REMOVE ELECTRICAL EQUIPMENT EXTEND WIRES - INSTALL K9 CAGE - REINSTALL ELECTRONICS ON TO CAGE	NT AND		
			Total	

EXHIBIT "C"

RESOLUTION 462-21

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIDDLETON, IDAHO, DECLARING CERTAIN BUSINESS PERSONAL PROPERTY AS OBSOLETE OR SURPLUS, AUTHORIZING AND DIRECTING SALE OR DISPOSAL OF SURPLUS PROPERTY.

RECITALS

WHEREAS, the City of Middleton, Idaho (the "City") has acquired certain business personal property to conduct a municipality in the public interest according to state law; and

WHEREAS, items of the City's business personal property listed on the attached Exhibit A have become worn out, obsolete or are no longer needed by the City; and

WHEREAS, it is cumbersome to the City and wasteful to own and not use the items; and

WHEREAS, the items are surplus and the City desires to dispose of them.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MIDDLETON, CANYON COUNTY, IDAHO, as follows:

<u>Section 1</u>: The recitals are incorporated here as if restated in full.

<u>Section 2</u>: The items of business personal property on the attached Exhibit A are surplus with approximate fair-market values stated.

<u>Section 3</u>: The City Administrator is authorized and directed to sell the surplus property for approximate fair market value or, if unable to sell an item, donate it to a non-profit organization or otherwise dispose it.

<u>Section 4</u>: This Resolution shall be effective as of the date of its adoption.

PASSED BY COUNCIL, CITY OF MIDDLETON, IDAHO this 15th day of December, 2021

ATTEST:

Steven J. Rule, Mayor

CITY OF MIDDLETON

Rhonda Carpenter, Deputy City Clerk

	Item Description	Condition	Estimated Valve	Photo Link #1	Photo Link #	Notes
1	Plan Hold VIP 3000	Fair	\$75	https://drive.google.com/file/d/11496- bTXwkm TylOYuL2527fl8mMGAZg/view ?usp=sharing	https://drive.google.com/file/d/1ci1cMo_ffBtL3DofAuViNSFghFd3eohgf/view?usp=sharing	Auction
2	Hein-Werner bumper jack	Unknown	\$30	https://drive.google.com/file/d/1eYwlwg OlD1E5Yt- QTIRoA8mVZbOs177Q/view?usp=sharing		Auction
м	Onan Generator	Unknown	\$50	https://drive.google.com/file/d/1TOL3po wCC9tMGizFPVqsf9q8aHpTEupK/view?u sp=sharing		Auction
4	monarch 2 inch pump	Unknown	\$50	https://drive.google.com/file/d/1Ni1klzq 8EddvGZIAqQJzzn85pnjifa5J/view?usp=s haring	https://drive.google.com/file/d/1t8oBv7 LChXRUbblKQ- bXXPD5FgLhxL21/view?usp=sharing	Auction
S	3". Teel self priming centrifugal pump	Unknown	\$50	https://drive.google.com/file/d/1dHME8 D9gRQOCIG1Pl6QQzoXya_EqNL9T/view? usp=sharing	https://drive.google.com/file/d/1.FmLa_T_ VIKBOktXC3ZUzE2kV- by98vnT/view?usp=sharing	Auction
9	3" ABS pump with electric motor	Unknown	\$100	https://drive.google.com/file/d/1bh572p BbekwLnZVjihCoOSwwfoAp1Kr4/view?u sp=sharing	https://drive.google.com/file/d/14WmEC_ hcuas27OHPOyohatcvx9BHNali- /view?usp=sharing	Auction
7	hydraulic press	Fair	\$100	https://drive.google.com/file/d/10- obmG_LUdXk5jiK9Q; eH9f5RY2lh7_b/view?usp=sharing		Auction
00	United Parts Washer	Non funtional	\$50	fXPA6 aring	https://drive.google.com/file/d/1Ud5D8 EmsISO- 9vXPmDORWUkbD0EDPfyb/view?usp=sh aring	Auction
6	Case Virbomax jumping jack tamper pic 1	Non funtional	\$50	https://drive.google.com/file/d/11 Vkl316 hYWL- NaLX4GwZllzAN3rkvrS/view?usp=sharing	https://drive.google.com/file/d/18zsWZP Y- K79xdA nwGnXzYiOHRivcpvw/view?usp =sharing	Auction
10	Picnic Tables	Need repair	\$25	https://drive.google.com/file/d/10idy8F5 L3IEiCXTzYEQW3fpioMWtBBZE/view?usp =sharing		Auction
11	Jumping Jack	Non funtional	\$0	https://drive.google.com/file/d/111bofkz xjx8rdxzRF4EDtV877Km9sBPs/view?usp=s haring	https://drive.google.com/file/d/1csrw- McWcZvvObrVa ZrwDDptx0YP6sm/view_ ?usp=sharing	Auction
12	1990 Volvo dump truck	Need repair	\$7,500	https://drive.google.com/file/d/1HH2zM https://drive.google.com/file/d/118RQ2 XV99dQA29J3dM3tfMzgu7xpe3J/view?u mEvCc2tUiP0YAlfftuaWbCVvP8/view?us sp=sharing	https://drive.google.com/file/d/118RQ2 mEvCo2tUiP0YAlfftaaWbCVvP8/view?us p=sharing	AUCTION: Steering arms need to be replaced must be towed. Must purchase plow, sander, and truck all together. 483,253 Miles, 25,526 Hrs

SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	SCRAP	Tranfer of Liability/Indemnification
35	olkv!/v	https://drive.google.com/file/d/1LkRm1 p_vYu1cp5zXBW8z2a- DizVrBREE/view?usp=sharing SG	https://drive.google.com/file/d/1tDUA12 LktkcIldR1e8iA6xHDMfEAIDQ/view?usp =sharing	https://drive.google.com/file/d/1gE2P55 6DDbF8agCcvXaqlepOqQZF7tyC/view?us p=sharing	https://drive.google.com/file/d/1YPkwZK RX8wf12ZqD8I- 5P4U1HLHksZlt/view?usp=sharing		https://drive.google.com/file/d/1HQQv8 5T 8KpYUmGihtFyunELcNcCuGCg/view? usp=sharing		https://drive.google.com/file/d/1ny6h5_ pEINRv8ctiUGDx WZVCQtLltA5/view?us p=sharing	·S	https://drive.google.com/file/d/1v56dUV_ 5ktbm8Pht2zH3Ve- SIQtX8e30H/view?usp=sharing S	
https://drive.google.com/file/d/11dTQPJ tVyMx754X BsA23b0L- gmi3w5/view?usp=sharing	https://drive.google.com/file/d/1CtQCnh https://drive.google.com/file/d/1- Xxpjz8UjcWsYi- cpkDapRyB7EgX87f5KW4vDMkeQ. mqv75XwJweYj/view?usp=sharing jew?usp=sharing	https://drive.google.com/file/d/1cUBEcC 8zglalsOSTpYSHrJXbaX_BIA: D/view?usp=sharing	https://drive.google.com/file/d/1Kb4wD 6KOyFwGOQgpIFMACSr0ati4x268/view? usp=sharing	https://drive.google.com/file/d/1svMkjP GbFq0vwZp1JngbnNvwdn0p3vtF/view?u sp=sharing	https://drive.google.com/file/d/1FzITf_0 OevOKFgCxcOAdsPwAVA4jLNpM/view?u sp=sharing	https://drive.google.com/file/d/1tDUAJ2 https://drive.google.com/file/d/1eiHx0xi LktkclJldR1e8iA6xHDMfEAlDQ/view?usp QUeKgOwjezhHamulMr3MEn7kn/view?u sp=sharing	https://drive.google.com/file/d/1QboP- yCMIB23OBKvjWilQNu355yKZAvE/view? usp=sharing	https://drive.google.com/file/d/17LbnUq https://drive.google.com/file/d/18KNQr sq8GLQelMrbThwY4psY4UOLrhc/view?u YqCnBIWBkF-ftD- sp=sharing ZISsCuUMaTJW/view?usp=sharing	https://drive.google.com/file/d/1YBIOPt5 https://drive.google.com/file/d/1ny6h5 eMeoveZLV1xxiCoOPJtu2dS0 /view?usp= pF1NRv8ctiUGDx WZVCQttLtA5/view?usparing	https://drive.google.com/file/d/17xETTQ 3Rsf17RLVXghiEWeQOZcFoMCsr/view?u sp=sharing	https://drive.google.com/file/d/11EfriG4 kP_74fxwBNlfJKgp66EYCh7H/vlew?usp= sharing	https://drive.google.com/file/d/1x5fDOP O 2u- 1CA6ZXA36UJIhPWaosAQa4avhd/view?u IDE¢92s0IMvYnQcNBBTFa4X/view?usp=sp=sharing haring
80	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	0\$	\$0
Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Non funtional	Garbage	Need repair
Mid-States Farm King Heater	Echo Gas Blower	Stihl HS 80 Hedge Trimmer	leaf blower	chain saw Stihl 009L	chain saw Stihl 032 AV	leaf blower WE Pic	chain saw Stihl MS 180C pic	cut off saw	weed eater	drip lines	insulated pipe	playground equipment
13	14	15	16	17	18	19	20	21	22	23	24	25

26	hawk light	Fair		https://drive.google.com/file/d/18_0k6L vX3XaM6dx4LkwfhWcKH3_1h3qO/view? usp=sharing	+	Homedale purchased. Middleton Storing, per Jim.
27	27 Xerox WorkCenter 7120	Unknown	\$500	https://drive.google.com/file/d/le3hDug https://drive.google.com/file/d/14H5qiiR DXOCwU4tPACFCYD4bkYFW5eTb9/view FDzVvYUSxDDsNxtGCCtEHMcS8/view?us p=sharing		Aution. Worked at last use.
28	28 Fabric 1	40 plus yards new/ 10 plus yars fair	\$75	https://drive.google.com/file/d/1iSpurf9B 4ll- O392TgRPYb9HgdNu mObtCR1k/view?u sp=sharing sharing https://drive.google.com/file/d/1iSpurf9B 4ll- Sp=sharing = sharing		Aution. Worked at last use.
29	29 Fabric 2	10 plus yards fair	\$15	e.google.com/file/d/1n5JJAKf t8UFvTPwtGZRskCzQ/view?us	/d/lpuU2Fn	Aution. Worked at last use.
30	Wood Table 42" wide x 30 96" long x 29" Tall	Fair	\$50	https://drive.google.com/file/d/10T4or6 https://drive.google.com/file/d/1s833bg c20AHnBHquXQE5hGjxif5D9ZoA/view?u YP4 bSD28cdc2vWBABtRN1jgWU/view? sp=sharing		Auction
31	72 used dual port Sensus MS20M water meter 31 radios	Used	\$100	https://drive.google.com/file/d/177713 W VS TUYrFeQq3B7n- 0S2btDK/view?usp=sharing		Auction
32	29 used single port Sensus M520M water 32 meter radios	Used	\$50	https://drive.google.com/file/d/16GM1Ik nKOKBbYFaSwXpcPC3x5KUwbt- /view?usp=sharing	7	Auction
33	186 dual Port M520M 33 Sensus radios	New	\$200	https://drive.google.com/file/d/1xv4A7g v51TxsP OF6VsksL18Zi- 5RSQM/view?usp=sharing	,	Auction
34	29 single port M520M 34 Sensus radios	New	\$100	https://drive.google.com/file/d/1c/6Xg MYh- HWAwwyWmYYM6nnbmyc03fnE/view? usp=sharing	4	Auction
35	Police Dept. 2011 Dodge 35 Charger	Used	\$2,000	https://drive.google.com/file/d/1FDIeBr https://drive.google.com/file/d/1CwRTiiz DdK y4eledf4KXvyZLyLhamkIY/view?usp 55TWZ FBXshPu0fDSTbDH4Dz1/view?us =sharing	17.12	Auction. As is.











































































EXHIBIT "D"



CITY OF MIDDLETON

P.O. Box 487, 1103 W Main Street, Middleton, ID 83644 208-585-3133 Fax (208) 585-9601 citmid@middletonidaho.us www.middleton.id.gov

City Council and the Planning and Zoning Commission

Regularly Scheduled Meetings in 2022

All meetings are at 1103 W Main Street, Middleton, Idaho unless otherwise advised. Please contact the City Clerk to arrange for language or access assistance.

City Council meetings begin at 5:30 p.m. Planning and Zoning meetings begin at 5:30 p.m.

2022						
Months	City Council	Planning & Zoning				
January	5 th , 19 th	10 th				
February	2 nd , 16 th	14 th				
March	2 nd , 16 th	14 th				
April	6 th , 20 th	11 th				
May	4th , 18th	9 th				
June	1st , 15th	13 th				
July	6th , 20th	11 th				
August	3 rd , 17 th	8 th				
September	7 th , 21 st	12 th				
October	5 th , 19 th	17th 3RD Monday				
November	2 nd , 16 th	14 th				
December	7 th , 21 st	12 th				