



Rathdrum

City Council Minutes

August 26, 2020

6:00 p.m.

Location: City Council Chamber
8047 W. Main Street
Rathdrum, ID 83858
(208) 687-0261

Zoom Conference information will be on
the City Website –
www.rathdrum.org/councilmeetings

WELCOME-PLEASE TURN OFF CELL PHONES- Thank You.

Physically attending the open meeting: The City Council Chambers will be open for the meeting. However, please note the following:

1. Limited Seating will be provided at a minimum distance of 6' apart in accordance with guidelines.
2. If you are feeling sick, have been in close contact with someone who has been sick, or are uncomfortable being in physical attendance, please use the video conferencing option.
3. It is **required** those in attendance wear a face mask.

1) CALL THE MEETING TO ORDER

Meeting called to order at 6:00 pm

2) PLEDGE OF ALLEGIANCE

3) ROLL CALL

PRESENT: Mayor Holmes, Councilor Hill, Councilor Rickard and Councilor Adams. Councilor Laws via Zoom video Conference

ABSENT:

STAFF: City Administrator Duce, City Clerk Halligan, City Planner Siess, City Finance Director Taylor. City Attorney Herrington via Zoom video Conference

4) **AMENDMENTS TO THE AGENDA AND DECLARATION OF CONFLICT, EX-PARTE CONTACTS AND SITE VISITS** The declaration and justification of an amendment must be approved by motion of the Council.

5) **ACTION ITEM: CONSENT CALENDAR APPROVAL**

- A) Regular Council Minutes of August 12, 2020
- B) Regular and Special Bills as presented
- C) Majestic Villas Final Plat (Major Subdivision)
- D) Brookshire 2nd Addition Final Plat (Major Subdivision)
- E) Rathdrum Creek Mobile Home Community Final Plat (Major Subdivision)

City Administrator Duce gave a brief presentation on the consent calendar.

Councilor Laws made a MOTION that we approve the Consent Calendars as presented. Motion seconded by Councilor Hill.

AYES: Councilor Laws
Councilor Hill
Councilor Rickard
Councilor Adams

NAYES: None

ABSENT:

Passed by all

6) **CEREMONIES AND REPORTS**

7) **VISITORS COMMENTS – An opportunity to address concerns not on the agenda (No formal action allowed – 3-minute time limit per issue) issues may be placed on subsequent agenda. Comments regarding performance by city employees are inappropriate at this time and should be directed to the Mayor, either by subsequent appointment or after tonight’s meeting, if time permitting. Repeated comments of the same or similar topic will be considered out of order and not allowed.**

Dan Loeffler
6956 W Amanda St
Rathdrum, ID

I am here tonight to ask for clarification on the letter I received regarding the City Requirements on where I can store my RV/Camper on my property

City Administrator Duce stated that this has to do with the notice that we put on the back of the Utility Bills last month.

Mr. Loeffler, the pathway you have to your backyard is completely viable as an access your property and the backyard to park your trailer back there. This has nothing to do with that. This has to do with parking on the driveway, sidewalks, swale or the street for longer than 48 hours. The reason for that is safety concerns.

8) OLD BUSINESS

9) PUBLIC HEARING:

A) Forgone Revenue FY 2020-2021

Mayor Holmes opened the hearing to the public.

City Administrator Duce gave brief presentation on the Forgone Revenue FY 2020-2021

In Favor

None

Neutral

John Hodgkins
6063 W Trestle St
Rathdrum, ID

Against

None

Mayor Holmes closed the hearing to the public

A) ACTION ITEM: Consideration of the Resolution to reserve the Foregone Amount for FY 2020-2021.

Councilor Rickard made a MOTION that to pass the resolution Reserving the Foregone amount for FY20-21 as presented. Motion seconded by Councilor Laws.

- AYES:** Councilor Rickard
Councilor Laws
Councilor Adams
- NAYES:** Councilor Hill
- ABSENT:**

Passed

10) NEW BUSINESS

A) ACTION ITEM: Consideration of Buck Conditional Use Permit – Home Occupation Nail Salon

City Planner Siess gave a brief presentation on Buck Conditional Use Permit – Home Occupation Nail Salon

This is an application for a Conditional Use Permit (CUP) to allow for a home occupation use to occur on residentially zoned property. The Applicant seeks to allow a home occupation/nail salon to be operated on the subject property, zoned R-2. The nail salon is to consist of one nail station, one pedicure station, assorted counter and storage space, with a total area of approximately 320 square feet within the ground floor of the existing single-family home. The occupant of the home is to be the only employee and will service a single client at a time. Typical business hours are anticipated.

Pursuant to Rathdrum City Code (RCC), 11-4A-3 (D), R-2 Residential District, Conditional Uses, all principal and conditional uses permitted in R-1 districts may be allowed in the R-2 district by conditional use permit. Rathdrum City Code (RCC), 11-4A-2 (D) lists conditional uses in the R-1 Residential District as: Bed and Breakfast Inns, Churches, Guesthouses, Home occupations, Nursery/Daycare for children, Schools, and “Other uses determined by the commission to be in keeping with the purpose and intent of this district.” A conditional use permit may be granted to an applicant if the proposed use is prohibited by the terms of RCC Title 11 but is allowed with conditions under specific provisions of RCC Title 11 and is not in conflict with the Comprehensive Plan. The minimum criteria and conditions of the RCC shall apply to the approval of any conditional use permit.

Councilor Rickard made a MOTION that we that we table the consideration of the Buck Conditional Use Permit until the next Regular Council Meeting. Motion seconded by Councilor Adams.

AYES: Councilor Rickard
Councilor Adams
Councilor Hill
Councilor Laws

NAYES: None

ABSENT:

Passed by all

B) ACTION ITEM: Consideration of Majestic Villas 1st Addition Preliminary Plat

City Planner Siess gave a brief presentation on Majestic Villas 1st Addition Preliminary Plat

The Applicant is requesting approval of a preliminary subdivision consisting of 32-residential lots on approximately 9.761 acres. The proposed average lot size is 10,386 SF in area, with lots ranging between 8,745 SF and 13,001 SF in area.

A portion of the area within this proposal (approximately 2.92 acres) was previously included in the Majestic Villas Preliminary Plat which was approved by the Rathdrum City Council on January 9, 2019. That acreage was included in the Majestic Villas Final Plat application which is being reviewed by the Commission on this date as Lot 6 of Block 1 with the intention of future platting. That area is now included in this request.

This property was annexed into the City by Ordinance #341 in 1993 at which time it was provided with R-3 Multi-family Residential zoning, and the impacts of such zoning was considered by the City Council, including those to transportation and schools.

The R-3 residential zoning allows for up to 280 residential units to be placed on the property (9.761 acres) as an outright permitted use as it now stands – without being required to be reviewed by the Planning and Zoning Commission and Council. Because the proposal is to subdivide the property into 32 lots, for the provision of 64 residential units (duplexes are intended), it requires public hearing and review and approval by the Planning and Zoning Commission and City Council. The proposal is for 216 fewer residences than would be allowed outright.

This property was included within a proposed subdivision and Planned Unit Development to allow 78 residential units in early 2018. As part of that proposal, the duplex units were to cross property lines and units sold individually (providing for two separate owners of each side of the duplexes). That proposal was not approved.

Drew Dittman
Lake City Engineering

Mr. Dittman gave a brief review of the subdivision project.

City Attorney Herrington stated that I am worried about entering into new evidence on the record since this has gone through the public hearing process. It's the staff report and the report from planning and zoning. It is for the council's consideration. If you

would like to have another public hearing on this is defiantly something the council can do.

Councilor Hill made a MOTION that we approve the proposal, finding that it is in accord with the City of Rathdrum Comprehensive Plan and Rathdrum City Code as found within the Findings of Fact, Conclusions of Law and Conditions of Approval as found within the Staff Report dated August 19, 2020. I further move that the Planning and Zoning Administrator provide a reasoned decision regarding this action to the Applicant. Motion seconded by Councilor Adams.

AYES: Councilor Hill
Councilor Adams
Councilor Laws
Councilor Rickard

NAYES: None

ABSENT:

Passed by all

C) ACTION ITEM: Consideration of the Governor’s Public Safety Grant Initiative

City Administrator Duce gave a power point presentation on the Governor’s Public Safety Grant Initiative.

See presentation Handout

Councilor Rickard made a MOTION that we accept the Governor’s Public Safety Grant Initiative. Motion seconded by Councilor Hill.

AYES: Councilor Rickard
Councilor Hill
Councilor Laws
Councilor Adams

NAYES: None

ABSENT:

Passed by all

11) STAFF REPORTS

A) City Administrator

12)MAYOR’S REPORT/APPOINTMENTS

A) Constitution Week Proclamation

Mayor Holmes stated that I proclaim September 17 thru September 23rd as the Constitution Week

13)COUNCIL REPORTS

14)ADJOURN

Meeting is adjourned 7:39 pm

Vic Holmes, Mayor

Attest:

Sherri L Halligan, City Clerk

Rathdrum City Hall is an ADA accessible building. Assistance for persons with disabilities will be provided upon 24-hours’ notice prior to the meeting.

Governor Little's Public Safety Grant Initiative

(GPSGI)



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History

- ▶ April
 - ▶ Congress appropriated \$1.25 Billion to the State of Idaho
 - ▶ Idaho Board of Examiners gave the Governor permission to spend the \$1.25 B
 - ▶ Coronavirus Financial Advisory Committee (CFAC) was formed
- ▶ May
 - ▶ CFAC recommended \$94 Million to Local Governments
 - ▶ CFAC sent a letter to inform the USDT of the intention to use \$200 Million for public safety payroll expenses



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History - June

- ▶ 11 – Governor accepts the recommendation from CFAC
- ▶ 30 – United States Department of the Treasury issued guidance on the spending of the \$1.25 Billion.
 - ▶ Expenditures for payroll expenses for public safety were included
 - ▶ As a matter of Administrative Convenience the entire public safety costs may be presumed to be substantially dedicated to mitigating or responding to the COVID-19 public health emergency.



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History - July

- ▶ 6 – CFAC sent an updated letter to the USDT outlining the proposed public safety initiative
- ▶ 7 – Idaho Attorney General Statement
- ▶ 14 – City of Rathdrum sent in a letter of intent. Estimated costs for public safety - \$1,425,213
- ▶ 16 – Governor Little met with the White House and the USDT and received positive reinforcement
- ▶ 17 – Deadline to submit a letter of intent
- ▶ 34 Cities and 28 Counties submitted letters of intent



4

Notification from the Governor's Office

- ▶ The City of Rathdrum received a notice that we would be eligible for
 - ▶ \$604,470



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Will the City of Rathdrum use the money from the GPSGI?

Property Taxes in Rathdrum	
Amount Levied in the FY 20-21 Budget	\$3,053,658
GPSGI Funds (reduce Property Tax)	(\$604,470)
Total Tax	\$2,449,188



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Estimated Property Taxes

Assessed Taxable Value	Levied Tax .00404181	Levied Tax Less GPSGI .00324174	Difference
\$50,000	\$202.09	\$162.09	\$40.00
\$100,000	\$404.18	\$324.17	\$80.01
\$150,000	\$606.27	\$486.26	\$120.01
\$200,000	\$808.36	\$648.35	\$160.01
\$250,000	\$1,010.45	\$810.44	\$200.01
\$300,000	\$1,212.54	\$972.52	\$240.02



7

If approved citizens will receive a **ONE-TIME** Property Tax Relief.



8

If Approved – Education is Key

- ▶ The importance of education
- ▶ Escrow accounts will be short next year.
 - ▶ People can make a manual payment to their escrow account



9

Will it need to be paid back?

- ▶ There are attorney's that have expressed their concern for the proper use of these funds.
- ▶ Bonner County Lawsuit - Pending



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