

April 12, 2021

A regular meeting of the Fruitland City Council was held at Fruitland City Hall on the above date at 7:00 P.M.

PRESENT: Brian Howell, Stuart Grimes, Jeff Carpenter, Kari Peterson, Ed Pierson.

ABSENT: None.

STAFF PRESENT: Stephanie Bonney, Bill Russell, JD Huff, Jerry Campbell, Rick Funk, Danny Little, Samantha Herrera, Rick Watkins.

OTHERS PRESENT: Royal Jensen, Angel Figueroa, Jordan Gross, Joe Heinz, Randy Frates, Lary Hinton, Mark Wettstein, Michael Cearley.

Mayor Howell called the meeting to order and roll was taken.

Councilor Grimes moved to approve the March 22, & April 5, 2021 minutes. Seconded by Councilor Carpenter. Motion carried.

A public hearing was opened at 7:01 P.M. for the purpose of receiving testimony regarding a request by Royal Jensen-Equity Kicker Acquisitions, LLC, for a comprehensive plan amendment and rezone from Single-Family Residential to Multi-Family Residential of the property located at 504 S. Utah Avenue.

Royal Jensen of Equity Kicker Acquisitions, LLC explained they would like to rezone the property located at 504 S. Utah Avenue from Single-Family Residential to Multi-Family Residential to build a fourplex. Mr. Jensen explained the requested zoning of Multi-Family Residential is compatible with the surrounding properties as they are zoned Multi-Family Residential with multi-family units. Parking will be contained on-site without the need for on street parking.

Written testimony was received from Kasey Ketterling of T-O Engineers, Ross & Tina Barton, Terry & Tracy Gibbons, William Mason of Mason & Associates, William Russell of T-O Engineers, and Midge Kline of Marathon Pipeline.

No further testimony was given and the hearing was closed at 7:06 P.M.

Angel Figueroa, owner of Tacos Mi Ranchito, 411 SW 3rd Street, explained they are having a grand opening celebration on May 1, 2021 from 2:00 P.M.-7:00 P.M. they would like to use the City owned parking lot behind their restaurant for extra space for the event allowing for additional room to space out the crowd. Angel explained they would rope off the parking lot and secure it with one entrance. They would like to have a canopy set up with a table serving adult beverages. This would be a 21 and up event and they will ID everyone and have attendees wear wrist bands. There will be other tables set up for people to sit. Light food and appetizers will be provided. Parking will be available on the side streets and in the Horizon Home Health parking lot. There will be music and raffle giveaways. Councilor Pierson moved to approve the request upon obtaining a catering permit. Seconded by Councilor Peterson. Motion carried.

Jordan Gross, owner of Little Buddy Farm, explained he would like to apply for a permit to operate an Open Air Market to bring a farmers market to Fruitland. The market will be located at Jolts and Juice, 816 N. Whitley Drive inside the old nursery building. They are planning on running the market on Wednesday evenings starting late May and continuing through September. They plan to identify other producers in the area that would like to be part of the market. Boon Farm to Fork will be on site serving scratch made food out of their food truck. After reviewing City Code, Jordan stated the market can meet all the necessary requirements including restrooms, nuisance minimization, signage and parking. Councilor Grimes moved to approve the request for an Open Air Market to be located at 816 N. Whitley Drive. Seconded by Councilor Carpenter. Motion carried.

Councilor Pierson moved to approve the request by Royal Jensen-Equity Kicker Acquisitions, LLC for a comprehensive plan amendment and rezone from Single-Family Residential to Multi-Family Residential of the property located at 504 S. Utah Avenue. Seconded by Councilor Peterson. Motion carried.

The Transportation Engineer Report was presented by Transportation Engineer, Bill Russell. Councilor Grimes moved to approve the Transportation Report. Seconded by Councilor Carpenter. Motion carried.

Transportation Engineer, Bill Russell explained there is no longer a need to connect NW 4th Street from HWY 95 to N. Pennsylvania Avenue as once planned. Therefore there is no longer a need for a 70' right-of-way. He recommends the City deed the extra right-of-way back to the property owners in the west 100 Block of NW 4th Street. The City will still have a 50' right-of-way that would accommodate future NW 4th Street improvements from HWY 95 east to Farmers Cooperative Irrigation Canal. Councilor Grimes moved to accept the proposed changes and to proceed with the right-of-way vacation process. Seconded by Councilor Carpenter. Motion carried.

Mayor Hill from the City of Ontario explained the federal government is currently developing an Infrastructure Bill with funding to support infrastructure projects. Mayor Hill explained he would like the City of Ontario to work with the City of Fruitland to possibly use the funding to construct an additional bridge from Ontario to Fruitland from SE 18th Avenue in Ontario, OR connecting to W. 1st Street in Fruitland, ID. Councilor Grimes moved to partner with Ontario to investigate a SE 18th Avenue to W. 1st Street bridge concept. Seconded by Councilor Peterson. Motion carried.

The March 2021 Police Department Activity Report was presented by Chief Huff. Councilor Grimes moved to approve the report. Seconded by Councilor Carpenter. Motion carried.

The Council reviewed a memo from Police Chief Huff requesting permission to upgrade the department's current firearms. Chief Huff explained the majority of the patrol rifles have been in service since 2006, with duty handguns having been in service since 2010. With practice and training there are hundreds of rounds of ammunition being fired through the firearms causing wear on the firearms making them less reliable. A transition to Glock Gen5 9mm handguns was

included in the current budget. Pro Force Law Enforcement will trade all the older handguns and patrol rifles to facilitate the purchase of new patrol rifles resulting in a \$500.00 credit making this implantation of the new updated firearms complete in the current budget year. Councilor Grimes moved to approve firearms upgrade request. Seconded by Councilor Carpenter. Motion carried.

The Council reviewed a proposal between the Fruitland Police Department and M2 Automation in the amount of \$713.58 per year. M2 Automation will install an interview room camera with audio recordings and provide access to the camera and recordings through M2 Automation. Chief Huff explained this fee will be covered in his current budget. Councilor Peterson moved to approve the agreement with M2 Automation. Seconded by Councilor Pierson. Roll call vote: Grimes, aye. Carpenter, aye. Peterson, aye. Pierson, aye. Motion carried.

The March 2021 Fire Department Activity Report was presented by Chief Campbell. Councilor Pierson moved to approve the report. Seconded by Councilor Grimes. Motion carried.

The March 2021 Public Works Department Activity Report was presented by Public Works Supervisor, Jerry Campbell. Councilor Pierson moved to approve the report. Seconded by Councilor Grimes. Motion carried.

The March 2021 Building Department Activity Report was presented by Building Official, Danny Little. Councilor Pierson moved to approve the report. Seconded by Councilor Grimes. Motion carried.

The March 2021 Ambulance Department Activity Report was presented by Ambulance Director, Rick Funk. Councilor Grimes moved to approve the report. Seconded by Councilor Carpenter. Motion carried.

The Council reviewed a memo from City Clerk/Treasurer, Suzanne Pearcy explaining the lease and maintenance agreement for the City Hall copier located in the Clerk's office expired on March 17, 2021 and the agreement for the copier located in the Police Department will expire on October 31, 2021. Request for Proposals (RFP) were sent to seven (7) vendors. The RFP was to include two (2) new large machines, twelve (12) new desk machines and payoff of the current lease for the Police Department machine. All machines to be included in the same five (5) year lease agreement and maintenance contract. Five (5) vendors submitted proposals:

<u>VENDOR:</u>	<u>TYPE:</u>	<u>YEARLY COST INCLUDING ESTIMATED USAGE:</u>
Boise Office Equipment	Xerox	\$11,332.12
Allied Business Solutions	Toshiba & Brother	\$15,262.80
Pacific Office Automation	Sharp & Kyocera Sharp	Option #1: \$12,834.60 Option #2: \$11,101.08
Valley Office Systems	Sharp	Option #1: \$15,150.00

Ricoh	Option #1: \$15,287.04
Sharp	Option #2: \$14,620.80
Ricoh	Option #2: \$14,765.52

Konica Minolta	bizHub	\$8,406.00 (2 large machines only)
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Mrs. Percy asked the Council to allow her to move forward with the negotiations process to develop an equipment and maintenance agreement with Boise Office Equipment for the Council to review. Councilor Peterson moved to allow City Clerk/Treasurer, Suzanne Percy to work with Boise Office Equipment to develop an equipment and maintenance agreement. Seconded by Councilor Carpenter. Motion carried.

The March 2021 bills were reviewed by the Council. Councilor Pierson moved to approve the bills. Seconded by Councilor Carpenter. Motion carried.

A public hearing was opened at 8:05 P.M. for the purpose of receiving testimony regarding a proposed ordinance amending Title 10, Land Use and Developments.

Zoning Administrator, Danny Little explained that Title 10 has not been updated since 2014 and after reviewing the code, it was determined some amendments were needed for improvements and clarification.

The Council reviewed the proposed changes and made additional amendments to the proposed ordinance.

No further testimony was given and the hearing was closed at 9:57 P.M.

Councilor Peterson moved to table the reading of Ordinance No. 682- Amending Title 10 Land Use and Development until the next City Council meeting to allow time for City Attorney, Stephanie Bonney to review the draft Ordinance and make the requested amendments. Seconded by Councilor Grimes. Motion carried.

Councilor Peterson moved to enter into Executive Session pursuant to Idaho Code section 74-206(1)(b)-Personnel and Idaho Code section 74-206(1)(f)-Potential Litigation. Seconded by Councilor Pierson. Roll call vote: Grimes, aye. Carpenter, aye. Peterson, aye. Pierson, aye. Motion carried at 9:58 P.M.

Regular session was resumed at 10:46 P.M.

Councilor Peterson moved to approve the Information Technology (IT) Manager Job Description and to open the position for hire. Seconded by Councilor Pierson. Motion carried.

Councilor Pierson moved to adjourn. Seconded by Councilor Carpenter. Motion carried at 10:47 P.M.

Brian Howell, Mayor

ATTEST:

Suzanne Percy, City Clerk