

**FRUITLAND CITY COUNCIL
MEETING MINUTES
December 8, 2025**

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

1. MEETING OPENING:

PRESENT: Tom Limbaugh, Jeff Carpenter, Kari Peterson (Mayor), Cathy Yasuda, Ed Pierson.

ABSENT: None.

STAFF PRESENT: Bill Russell, JD Huff, Matt Brock, Danny Little, Brandon Tarvin, Rick Funk, Jesse Wetzal, Stuart Grimes.

OTHERS PRESENT: Alexis Green, Joyce Green, Andrew Cooper, Gabriel Jaramillo, Lilian McCalister, Mya Marinez, Selna Jungling, Jose Escobedo, Isaac Monreal, Gavin Richey, Alexia Richey, Evan Davis, Conner Fitzmon, Robyn Ashley, Lupe Mejia, Paisley Himilton, Melissa Gonzonlez, Cayton Marshall, Marth Cuevas, Eli Watson, Navi Jassal, Janette Proctor, Caleb Proctor, Corey Evan.

Mayor Peterson called the meeting to order at 7:00 P.M. and roll was taken.

A quorum of the Council was present.

2. Approval of Minutes: Councilor Pierson moved to approve the November 24, 2025 minutes. Second, by Councilor Carpenter. Motion carried.

3. PUBLIC HEARING – 7:00 P.M.- Continued from November 24, 2025

There were no conflicts of interest declared by the Council.

3.1. Development Agreement Amendment – Shady River Mobile Home Park

A continued public hearing was opened at 7:01 P.M. for the purpose of receiving testimony regarding a proposed Development Agreement Amendment for Shady River Mobile Home Park, 3100 Alden Road. The proposed amendment to the existing Development Agreement would allow installation of a larger manufactured home (14' x 52') on Lot 15, replacing a previously removed unit.

The Fruitland Planning and Zoning Commission forwarded an unfavorable recommendation for the request.

Applicant representative Don Paulsen was not in attendance.

No testimony was given, and the hearing was closed at 7:04 P.M.

4. Land Use Decision: Councilor Pierson moved to deny the Development Agreement Amendment request for Shady River Mobile Home Park, 3100 Alden Road, as the request would increase the impact of a nonconforming use. Second by Councilor Carpenter. Motion carried.

5. Citizen Requests: No comments were heard.

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6. CONSENT AGENDA:

6.1. City Engineer Reports/Updates: The Transportation and Water & Sewer Engineer Reports were reviewed and discussed in detail with City Engineer Bill Russell. Councilor Pierson moved to approve the reports. Second, by Councilor Yasuda. Motion carried.

6.2. November 2025 Department Activity Reports: The November 2025 Department Activity Reports were reviewed and discussed in detail with each department head. Councilor Limbaugh moved to approve the reports. Second, by Councilor Yasuda. Motion carried.

7. No Parking Zones- SW 6th Avenue: Public Works Director Matt Brock presented a request for the City Council to approve a new No Parking Any Time zone on the south side of NW 6th Avenue, from Washoe Road to the east terminus. The request is made under City Code 6-1-4-1 (Parking Restrictions).

He explained that this section of roadway often becomes congested due to width changes at the city/county boundary. In addition, when vehicles are parked along the roadway, the reduced turning radius creates challenges for chemical delivery trucks accessing the City's Water and Wastewater treatment plants. An aerial map showing the affected area was provided for reference. Councilor Carpenter moved to approve the no parking zone and move forward with a Resolution. Second, by Councilor Yasuda. Motion carried.

8. Mason & Associates- Record of Surveys for Right of Way on Properties along SE 6th Street- Scope of Work: The City received a proposal from Mason & Associates, Inc. for professional surveying services to complete Records of Survey for multiple parcels along SE 6th Street. These surveys will be used to obtain public right-of-way needed for future improvements.

The proposal outlines survey work for the following parcels:

08N05W264060 (2091 SE 6th), 08N05W263760, 08N05W263770 (2084 SE 6th), 08N05W264512 (2120 SE 6th), and 08N05W264510 (2119 SE 6th).

Each parcel survey includes preparation of right-of-way descriptions and parcel remainder descriptions to support deed creation. The proposed fixed fee for each parcel is \$4,000, with a potential price reduction if all surveys are completed together. These fees will be passed on to Trilogy Development through the Professional Services Agreement. Councilor Pierson moved to approve the request. Second, by Councilor Carpenter. Motion carried.

9. Payette County Paramedics- Additional Funding Request: Clearwater Financial (CWF) presented a detailed scope of work to support the Payette County Ambulance District in preparing for a May 2026 permanent levy override election. The purpose of the engagement is to inform and educate the public about the district's operational challenges, funding needs, and service demands, while ensuring all communication remains factual and compliant with Idaho election laws. The estimated cost for the public engagement scope is \$21,000, not including additional reimbursable expenses such as travel, printing, or software. Councilor Pierson moved

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to approve the request for additional funding with funds to be used from Paramedic Fund, Capital Projects. Second, by Councilor Limbaugh. Motion carried.

10. Impact Area Public Hearing Notice: The City received notification from Payette County Planning & Zoning regarding an upcoming public hearing on December 11, 2025, concerning the proposed Fruitland Area of Impact updates. Mayor Peterson and Councilor Pierson will be attending the hearing.

11. Ordinance No. 716- Amend City Code- Chapter 7, Article D, Section 7,- Temporary Business Identification Signs Councilor Carpenter moved to suspend the rules and read Ordinance No. 716, by title only. Second, by Councilor Limbaugh. Motion carried. Councilor Pierson moved to adopt Ordinance No. 716. Second, by Councilor Yasuda. Roll call vote: Limbaugh, aye. Carpenter, aye. Yasuda, aye. Pierson, aye. Motion carried.

12. Resolution No. 2025-14: Rehiring of Retired PERSI Employees: Councilor Pierson moved to approve Resolution No. 2025-14 Rehiring of Retired PERSI Employees. Second, by Councilor Limbaugh. Motion carried.

13. Cancel December 22, 2025 City Council Meeting (Christmas): Councilor Yasuda moved to cancel the December 22, 2025 City Council meeting for the Christmas Holiday. Second, by Councilor Carpenter. Motion carried.

14. Treasurer's Report- November 2025 Bills: The November 2025 Bills were presented by City Treasurer, Suzanne Percy. Councilor Pierson moved to approve the November 2025 Bills. Second, by Councilor Carpenter. Motion carried.

15. ADJOURNMENT:

Councilor Carpenter moved to adjourn. Second, by Councilor Limbaugh. **Motion carried at 7:35 P.M.**

Prepared by: Suzanne Percy
Date Approved: January 12, 2025

City of Fruitland, ID

Kari Peterson, Mayor

ATTEST:

Suzanne Percy, City Clerk