

CITY OF POCA TELLO, IDAHO  
CITY COUNCIL  
REGULAR CITY COUNCIL MEETING  
APRIL 19, 2018

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AGENDA ITEM NO. 1: The Regular City Council meeting was called to order at 6:04 p.m.  
ROLL CALL AND by Mayor Brian Blad. Council members present were Heidi  
PLEDGE OF Adamson, Roger Bray, Rick Cheatum, Jim Johnston, Linda Leeuwrik  
ALLEGIANCE and Beena Mannan.

Mayor Blad led the audience in the pledge of allegiance.

AGENDA ITEM NO. 2: The invocation was offered by Pastor Scott Sampson, Rocky  
INVOCATION Mountain Ministries.

AGENDA ITEM NO. 3: Council was asked to consider the following business items:  
CONSENT AGENDA

-MINUTES (a) Waive the oral reading of the minutes and approve the minutes from  
the Clarification meeting and Regular Council meeting of April 5,  
2018.

-TREASURER'S (b) Consider the Treasurer's Report for March showing cash and  
REPORT investments as of March 31, 2018 in the amount of  
\$48,064,330.34.

-ARBOR DAY (c) Approve the Mayor's signature on a \$300.00 grant awarded to the  
GRANT AWARD City from the Idaho Nursery and Landscape Association for  
purchasing and planting trees(s) in association with Arbor Day. The  
25% in-kind match will be met by staff time and equipment for the following: a) planning; b) purchase  
and installation of the tree(s); and c) celebrating Arbor Day during the Environmental Fair.

-COUNCIL DECISION (d) Adopt the Council's decision granting a request by Aaron Buckalew  
1500 BLOCK OF SOUTH to rezone by contract approximately .44 acres of undeveloped land  
FIRST AVENUE located in the 1500 block of South 1<sup>st</sup> Avenue, from Residential  
REZONE BY CONTRACT Commercial Professional (RCP) to Light Industrial (LI) for the sole  
use of constructing a storage and shop building for personal use,  
pursuant to Pocatello Municipal Code 17.02.180(B)(I), subject to conditions.

-COUNCIL DECISION (e) Adopt the Council's decision approving the final condominium plat  
SIA TUSCANY PLAZA for SIA Tuscany Plaza Building 100, to develop on approximately  
BUILDING 100 1.123 acres of land located in the southeast corner of Hospital Way  
FINAL PLAT and Center Street, a five (5) unit condominium.

A motion was made by Mr. Johnston, seconded by Mr. Cheatum, to approve the items on the consent  
agenda. Upon roll call, those voting in favor were Johnston, Cheatum, Adamson, Bray, Leeuwrik and  
Mannan.

AGENDA ITEM NO. 4: Mr. Cheatum, on behalf of Mayor Blad, proclaimed April 21, 2018  
COMMUNICATIONS to be Arbor Day in Pocatello and urged citizens to support efforts  
AND PROCLAMATIONS to protect trees and woodlands.

Gerry Bates, representing the Idaho Community Forestry Program of the Idaho Department of Lands, accepted the proclamation and thanked the Mayor and Council for the proclamation. He also presented the City of Pocatello with its 21<sup>st</sup> Tree City USA award.

Mr. Johnston, on behalf of Mayor Blad, proclaimed April 19, 2018 to be National Service Recognition Day in Pocatello and urged residents to recognize the Vista Volunteers who make a positive impact on our community.

Dee Bowden, Jackie Thomas and Celeste Stiggers accepted the proclamation on behalf of Vista Volunteers and Big Momma's House and thanked the Mayor and Council for the proclamation.

Ms. Leeuwrik, on behalf of Mayor Blad, proclaimed April 30, 2018 to be National Therapy Animal Day in Pocatello and encouraged citizens to celebrate the service of therapy animal teams in the community.

Tamilyn Carson and "Jiminy Cricket," representing Pet Partners, accepted the proclamation and thanked the Mayor and Council for the recognition.

Ms. Mannan, on behalf of Mayor Blad, proclaimed April 19, 2018 to be Portneuf Valley Community Environmental Fair Day in Pocatello and encouraged residents to enhance the community's natural environment and help build a sustainable community.

Donna Tantilla-Thomas accepted the proclamation on behalf of the Portneuf Valley Environmental Fair Committee and thanked the Mayor and Council and reminded those in attendance of the many activities planned for the Portneuf Environmental Fair on April 21, 2018.

Ms. Adamson, on behalf of Mayor Blad, proclaimed April 16-20, 2018 to be The Week of the Young Child™ in Pocatello and encouraged all citizens to work to make a good investment in early childhood within the community.

Cory Lewis and Kari Giesbrecht, representing the Child Care Advisory Board, accepted the proclamation and thanked the Mayor and Council for the proclamation.

AGENDA ITEM NO. 5: Mayor Blad reminded the Council of the following meetings  
CALENDAR scheduled for May 3<sup>rd</sup>: Budget Development meeting at 9:00 a.m.;  
City Council Clarification meeting at 5:30 p.m.; and the Regular City  
Council Meeting at 6:00 p.m.; and the May 10<sup>th</sup> Study Session at 9:00 a.m. followed by a Budget  
Development meeting.

Mayor Blad announced early voting for the Primary Election is now open through May 11<sup>th</sup> from 9:00 a.m. to 4:30 p.m. at the Bannock County Elections Office, 141 North 6<sup>th</sup> Avenue; the Marshall Public Library Spring used book sale will be held April 19<sup>th</sup> – 21<sup>st</sup> beginning at 9:00 a.m. each day. Contact the Library for more information; April 21<sup>st</sup> will be the Environmental Fair at Caldwell Park from 11:00 a.m. to 3:00 p.m. Citizens using any PRT fixed route or special service during Environmental Fair hours will ride for free to and from Caldwell Park; Medication Take-back Day will take place April 21<sup>st</sup> as part of the Environmental Fair. Law Enforcement agencies will "take-back" and safely dispose of unwanted medications to keep them out of our water supply; April 21<sup>st</sup> will be the 21<sup>st</sup> Annual Run with the Big Dogs fun run fundraiser for the Pocatello Animal Shelter. Contact the Animal Shelter for more information and to register for the event; Historic Preservation Conference will be held April 28<sup>th</sup> from 9:00 a.m. to 3:00 p.m. at the Wood River Room at ISU Student Union Building. Theme of the event is "Historic Pocatello" and will feature several speakers; Zoo Idaho is now open on weekends only and will open seven days a week beginning May 1<sup>st</sup>; the annual spring cleanup at City cemeteries continues

through the end of April. Crews will remove and discard all flowers and decorations. Citizens are asked to remove decorations, etc. they have placed on a cemetery space if they wish to avoid disposal of the items by staff; and the Citywide Annual Spring Cleanup on May 5<sup>th</sup> at Caldwell Park beginning at 8:30 a.m. with a free breakfast.

AGENDA ITEM NO. 6: Michael R. Jaglowski, PE, of Portneuf Development, LLC (mailing address: PO Box 2557, Pocatello, ID 83206), and Kent Oram of Idaho Central Credit Union (mailing address: PO Box 2469, Pocatello, ID 83206), represented by Paul Feser, PE, of SE Science (mailing address: PO Box 2421, Salt Lake City, UT 84110), have submitted an application to subdivide 37.31 acres (more or less) into 97 lots. The subdivision is located at the intersection of East Chubbuck Road and Olympus Drive and is to be known as The Crossings Division One.

The Planning and Zoning Commission reviewed the preliminary plat at their meeting on February 28, 2018 and recommended approval with conditions.

In response to a question from Council, Merrill Quayle, Public Works/Development Engineer, explained the proposed road cuts onto Chubbuck Road. While the final plans had not been submitted, there could be four or five cuts on Chubbuck Road between Fairgrounds Road and Olympus Drive.

A motion was made by Ms. Adamson, seconded by Mr. Johnston, to approve the request by Michael R. Jaglowski, PE, of Portneuf Development, LLC, and Kent Oram of Idaho Central Credit Union, represented by Paul Feser, PE, of SE Science, to subdivide 37.31 acres (more or less) into 97 lots with the following conditions: 1) all conditions set out in the Public Works Department Memorandum from Jeremy Maska, Senior Engineer Technician and Merrill Quayle, PE, Public Works/Development Engineer to Matt Lewis, Planning Division Manager, dated March 26, 2018 shall be met; 2) subdivision covenants, conditions and restrictions (CCRs) shall be submitted to the City; 3) all corrections to the preliminary plat which were noted by City staff shall be made prior to submittal of the final plat; 4) a building permit may not be issued unless all applicable standards of Municipal Code 16.24.100 are adhered to or a subdivision surety bond and warranty bond is obtained as outlined in Municipal Code 16.24.110 prior to recording; 5) as proposed, the applicant or the associated homeowner shall be responsible for the upkeep and maintenance of all easements designating open space shown on the plat; and 6) all other standards and conditions of Municipal Code not herein discussed but applicable to residential development shall apply and that the subdivision, located at the intersection of East Chubbuck Road and Olympus Drive, is to be known as The Crossings Division One and that the decision be set out in appropriate Council decision format.

Mr. Cheatum stated he believed there were too many new road cuts proposed onto Chubbuck Road which he feels is a safety issue.

Upon roll call, those voting in favor were Adamson, Johnston, Bray, Leeuwrik and Mannan. Cheatum voted in opposition to the motion. The motion passed.

AGENDA ITEM NO. 7: David Bickley of Rocky Mountain Investing, LLC, (mailing address: 5015 Brook Lane #B, Chubbuck, ID 83202), represented by Rocky Mountain Engineering and Surveying (mailing address: 600 East Oak Street, Pocatello, ID 83201), has submitted an application to subdivide 0.62 acres (more or less) into four residential lots located east of Bannock Highway and south of Lundburg Lane. The subdivision is located within a Residential Medium Density Single Family zoning district and is to be known as Riverside Greens Townhouse Subdivision 3<sup>rd</sup> Addition.

Staff recommended approval of the request with conditions.

A motion was made by Mr. Bray, seconded by Ms. Mannan, to approve a request by David Bickley of Rocky Mountain Investing, LLC, represented by Rocky Mountain Engineering and Surveying for an application to subdivide 0.62 acres (more or less) into four residential lots located east of Bannock Highway and south of Lundburg Lane and that the subdivision is located within a Residential Medium Density Single Family zoning district with the following conditions: 1) all conditions on the Subdivision Application Staff Report shall be met; 2) all conditions set out in the Public Works Department Memorandum from Jeremy Manska, Senior Engineer Technician and Merrill Quayle, Public Works/Development Engineer to Matthew Lewis, Planning Division Manager, dated April 5, 2018 shall be met; 3) subdivision covenants, conditions and restrictions (CCRs), if applicable, shall be submitted to the City; 4) all corrections to the plat which were noted by City staff shall be made prior to submittal of the final plat; 5) the plat shall conform to all State and local laws and ordinances; and 6) all other standards and conditions of Municipal Code not herein discussed but applicable to residential development shall apply and that the subdivision, located within a Residential Medium Density Single Family zoning district, is to be known as Riverside Greens Townhouse Subdivision 3<sup>rd</sup> Addition and that the decision be set out in appropriate Council decision format. Upon roll call, those voting in favor were Bray, Mannan, Adamson, Cheatum, Johnston and Leeuwrik.

AGENDA ITEM NO. 8: Jody Adams, represented by Rocky Mountain Engineering and Surveying (mailing address: 600 East Oak Street, Pocatello, ID 83201) has submitted an application to subdivide 0.80 acres (more or less) into 2 residential lots located at the end of Corsini Court. The subdivision is located within a Residential Medium Density Single Family zoning district and is to be known as Sunny Grove Subdivision.

Staff recommended approval of the request with conditions outlined in the staff report.

A motion was made by Mr. Bray, seconded by Mr. Cheatum, to approve a request by Jody Adams, represented by Rocky Mountain Engineering and Surveying, approving an application to subdivide 0.80 acres (more or less) into 2 residential lots located at the end of Corsini Court with the following conditions: 1) all conditions on the Short Plat Subdivision Application Staff Report shall be met; 2) all conditions set out in the Public Works Department Memorandum from Jeremy Manska, Senior Engineer Technician and Merrill Quayle, Public Works Department/Development Engineer to Matthew Lewis, Planning Division Manager, dated April 5, 2018 shall be met; 3) subdivision covenants, conditions and restrictions (CCRs), if applicable, shall be submitted to the City; 4) all corrections to the plat which were noted by City staff shall be made prior to submittal of the final plat; 5) the plat shall

conform to all State and local laws and ordinances; and 6) all other standards and conditions of Municipal Code not herein discussed but applicable to residential development shall apply and that the subdivision, located within a Residential Medium Density Single Family zoning district, is to be known as Sunny Grove Subdivision and that the decision be set out in appropriate Council decision format. Upon roll call, those voting in favor were Bray, Cheatum, Adamson, Johnston, Leeuwrik and Mannan.

AGENDA ITEM NO. 9: Council was asked to declare items identified as surplus property to be sold at the City's Annual Action on May 12, 2018. City departments submitted lists of items that they considered surplus and these were reviewed by other departments. The items to be considered as surplus are not needed by any other departments within the City.

DECLARATION OF  
SURPLUS PROPERTY  
-2018 CITY AUCTION

A motion was made by Mr. Cheatum, seconded by Ms. Leeuwrik, to declare items identified as surplus property and authorize the items to be sold at the City's Annual Action on May 12, 2018. Upon roll call, those voting in favor were Cheatum, Leeuwrik, Adamson, Bray, Johnston and Mannan.

AGENDA ITEM NO. 10: Council was asked to approve and authorize the Mayor to sign the following lease agreements for hangars at the Pocatello Regional Airport:

AIRPORT HANGAR  
LEASE AGREEMENTS

DON MARLER a) Hangar No. 4

BEN CARDON b) Hangar No. 1

Both agreements are for approximately 1,760 square feet of hangar space for the purpose of aircraft storage. Proposed terms for each lease is five years with a rental rate of \$235.00 per month, increased annually at least by the amount of the Consumer Price Index increase for the previous 12-month period.

A motion was made by Mr. Bray, seconded by Mr. Johnston, to approve and authorize the Mayor to sign the lease agreements for hangars at the Pocatello Regional Airport as outlined in Agenda Item No. 10(a) and 10(b). Upon roll call, those voting in favor were Bray, Johnston, Adamson, Cheatum, Leeuwrik and Mannan.

AGENDA ITEM NO. 11: Street Operations Department requires the assistance of a Construction Manager/General Contractor (CM/GC) for the partial remodel of the newly acquired property located at 2405 Garrett Way. This was submitted as a Request for Qualifications. Four companies requested bid packets with one submitting qualification.

AGREEMENT  
-CONSTRUCTION  
MANAGER/GENERAL  
CONTRACTOR FOR CITY  
BUILDING AT 2405  
GARRETT WAY

Street Operations staff is recommending that the City of Pocatello enter into an agreement with Construction Services, Inc. to provide CM/GC services. The Council may also wish to authorize the Mayor to sign any contract documents to execute the agreement.

A motion was made by Ms. Adamson, seconded by Ms. Leeuwrik, to accept the recommendations of Street Operations staff and enter into an agreement with Construction Service, Inc. to provide Construction Manager/General Contractor services for the partial remodel of the newly acquired property located at 2405 Garrett Way and authorize the Mayor to sign any contract documents to

execute the agreement, subject to Legal Department review. Upon roll call, those voting in favor were Adamson, Leeuwrik, Bray, Cheatum, Johnston and Mannan.

AGENDA ITEM NO. 12: Council was asked to adopt a Resolution approving Amended Joint  
RESOLUTION-ADOPTING Powers Agreement and Articles of Association of the Bannock  
AMENDED JOINT Planning Organization.  
POWERS AGREEMENT  
AND ARTICLES OF  
ASSOCIATION OF THE  
BANNOCK PLANNING  
ORGANIZATION

At the request of Council, Mori Byington, Executive Director of the Bannock Planning Organization, explained the need for the Joint Powers Agreement, as well as the funding formula between the entities.

A motion was made by Mr. Johnston, seconded by Mr. Bray, to adopt a Resolution (2018-06) approving Amended Joint Powers Agreement and Articles of Association of the Bannock Planning Organization. Upon roll call, those voting in favor were Johnston, Bray, Adamson, Cheatum, Leeuwrik and Mannan.

AGENDA ITEM NO. 13: Council was asked to consider an ordinance amending portions of  
ORDINANCE Chapter 15.20 "Sign Code" to add a section addressing electronic  
-AMENDING PORTIONS message displays and to change the noticing requirements for  
OF CHAPTER 15.20 billboards and electronic displays.  
"SIGN CODE"

A motion was made by Mr. Bray, seconded by Mr. Johnston, that the ordinance, Agenda Item No. 13, be read only by title and placed on final passage for publication, and that only the ordinance summary sheet be submitted for publication. Upon roll call, those voting in favor were Bray, Johnston, Adamson, Leeuwrik and Mannan. Cheatum voted in opposition to the motion. The motion passed.

Jared Johnson, City Attorney, read the ordinance by title.

Mr. Bray clarified that this was the first stage in changes to the Sign Code and stated the City would be addressing additional issues later this year.

Mayor Blad declared the final reading of the ordinance amending portions of Chapter 15.20 "Sign Code" to add a section addressing electronic message displays and to change the noticing requirements for billboards and electronic displays. Mayor Blad asked, "Shall the ordinance pass?" Upon roll call, those voting in favor were Adamson, Bray, Johnston, Leeuwrik and Mannan. Cheatum voted in opposition to the motion. Mayor Blad declared the ordinance and summary sheet passed, that it be numbered 3008 and be submitted to the Idaho State Journal for publication.

AGENDA ITEM NO. 14: No citizens signed up to speak under this agenda item.  
DISCUSSION ITEMS

There being no further business, Mayor Blad adjourned the meeting at 6:45 p.m.

APPROVED BY:

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BRIAN C. BLAD, MAYOR

ATTEST:

\_\_\_\_\_  
KONNI R. KENDELL, DEPUTY CITY CLERK

PREPARED BY:

\_\_\_\_\_  
ANNE NICHOLS, ASSISTANT TO THE MAYOR, CAP, OM