

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 2, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1907

The Board of Commissioners approved payment of County claims in the amount of \$1,600,466.17 for a County payroll.

APPROVED CLAIMS ORDER NO. 01/10/19

The Board of Commissioners approved payment of County claims in the amount of \$107,097.02, \$188,848.55, \$114,419.24 and \$106,670.63 for accounts payable.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Alexander Clark Printing in the amount of \$1777.41 for the Sheriff's Office
- Priority Dispatch Corp. in the amount of \$1700.00 for the Sheriff's Office
- Hess Construction in the amount of \$5660.00 for the Facilities department
- Paradise Excavation and Construction in the amount of \$20,037.00 for the Facilities department
- Smart Deploy in the amount of \$5200.00 for the Information Technology department
- ESRI, Inc. in the amount of \$11,250.00 for the Information Technology department
- Six States in the amount of \$3492.93 for the Solid Waste department

CONSIDER MEMORANDUM OF AGREEMENT WITH OREGON SOCIAL LEARNING CENTER FOR SUBSTANCE ABUSE RESEARCH IN CANYON COUNTY

The Board met this morning at 9:03 a.m. to consider signing a memorandum of agreement with the Oregon Social Learning Center for substance abuse research in Canyon County. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy PA Zach Wesley, Chief Probation Officer Elda Catalano, and Deputy Clerk Monica Reeves. Ms. Catalano said a couple of years ago the Oregon Social Learning Center approached her about a study they were doing on implementing contingency management practice for juvenile substance

abuse. The approach was developed for clinicians who deliver direct services to youth but the clinicians declined to use it and so the center reached out to the State of Idaho and multiple probation departments to utilize the approach to see if we can be more successful in managing juveniles with substance abuse issues. At that time Ms. Catalano declined to participate because of the number of things that were happening in Canyon County, but the center approached her again and now there are multiple counties who are using it and they've seen a lot of success with getting the juveniles out of the system using this specific approach so she re-visited the research and talked to leadership and determined this would be a good time to participate. The center will provide training to the probation officers to apply the contingency management and they will pay Canyon County for every participating probation officer and every juvenile who participates in the program. Commissioner Rule asked what kind of time commitment is involved. Ms. Catalano said for the juvenile it's for the duration of their court involvement so it could be six months, and for the employee it would be two hours per month for one year. It's a very structured study and the approach probation officers take are already a part of their job. She's talked with the Controller, Zach Wagoner, about it and there will be approved two budget items, one for revenue and the other to account for the spending. It'd be structured not only with the money but with the time each employee spends on the project. Commissioner White asked for information on how the compensation will be handled. Ms. Catalano explained that the proposal is for every probation officer that participates the center will give the County \$250 per year and she has six employees who will participate. For any juvenile that is referred and accepted into the program the County will receive \$425. The families will be compensated directly by the center; they are trying to incentivize them by giving up to \$150 for their time. Parents are already required to be present for all visits with their children, the department is just using a different methodology in tracking that for this research program. Upon the motion of Commissioner Rule and the second by Commissioner White, the Board voted unanimously to sign the memorandum of agreement for substance abuse research in Canyon County. (See Agreement No. 19-001.) Zach Wesley said the agreement with the nonprofit provides that they indemnify the County and maintain and provide proof of insurance. As he understands it the funds trickle down from a federal grant and so the payments have to be accounted for and spent on services and so an accounting process will be established with the Controller. The other potential legal concern was the information that would be released from the juveniles and so the agreement requires the families to sign a release for their information and participation in the study. The meeting concluded at 9:12 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER CASUALTY LOSS APPLICATIONS UNDER IDAHO CODE §63-711 (CANCELLATION OF TAXES) FOR BHANU PALADUGU AND FOR NICOLE FIVECOAT

The Board met today at 9:32 a.m. to consider casualty loss applications under Idaho Code §63-711(cancellation of taxes) for Bhanu Paladugu and Nicole Fivecoat. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy PA Brad Goodsell, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, Administrative Analyst Jennifer Loutzenhiser, Deputy Treasurer Tonya May, and Deputy Clerk Monica Reeves. Tonya May reported that the Assessor's Office has worked out the differences in value of \$49,900 that would be

cancelled from the Paladugu property, and the amount of property taxes that reflects is \$880.14. Assessor Stender said they are not assessing value to the structure for this year, and since the home is under construction they will remove it from the tax roll and then when it's occupied they will put it on the occupancy roll from whenever they move in until the end of 2019. Upon the motion of Commissioner Rule and the second by Commissioner White, the Board voted unanimously to grant the casualty loss application for Bhanu Paladugu, Parcel No. 32103282 0. Ms. May reported that the Fivecoat application is for a manufactured home and a value of \$1,150 was written off due to casualty loss and the amount of property taxes that is reflected with that value is \$21.93. Upon the motion of Commissioner White and the second by Commissioner Rule, the Board voted unanimously to grant the casualty loss application for Nicole Lee Walker Fivecoat, Parcel No. 7271500 0. The meeting concluded at 9:36 a.m. An audio recording is on file in the Commissioners' Office.

MEETING TO DISCUSS POTENTIAL MAY 2019 JAIL BOND ELECTION INFORMATIONAL CAMPAIGN WITH YSABEL BILBAO - ACTION ITEM: CONSIDER SIGNING INDEPENDENT CONTRACTOR AGREEMENT FOR JAIL BOND ELECTION COMMUNICATION AND OUTREACH COORDINATOR

The Board met today at 10:02 a.m. to discuss the potential May 2019 jail bond election informational campaign with Ysabel Bilbao. Today's action item includes the possible signing of the independent contractor agreement for a jail bond election communication and outreach coordinator. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Ysabel Bilbao, Chief Civil Deputy P.A. Sam Laugheed, Sheriff Kieran Donahue, Chief Deputy Sheriff Marv Dashiell, Captain Daren Ward, Facilities Director Paul Navarro, Controller Zach Wagoner, PIO Joe Decker, Assessor Brian Stender, Nicole Foy from the Idaho Press-Tribune, Larry Olmstead, other interested persons, and Deputy Clerk Monica Reeves. Sam Laugheed said although no particular process was required, on December 6, 2018 the Board issued a solicitation of interest to persons who might be interested in providing this service and they received several different proposals on December 13, and on December 17 the Board met with its internal stakeholders and advised the proposers of an intent to contract with Ysabel Bilbao. A meeting was scheduled for December 20, but it was continued to today. Mr. Laugheed reviewed the contract noting it is based on the County's standard independent contractor agreement and starts with the general recitations and incorporates a scope of work which is subject to additions and deletions and other revisions that might be mutually acceptable. No change resulting in an extension of the contract term or in an increase of the fee can happen unless there's a written amendment to the agreement so if something comes up in the course of the contract where its believed that additional services are necessary, or the fee will increase, we will have to do an amendment to the contract and come back for it to be executed publicly. The compensation is as set forth in Ms. Bilbao's December 13th proposal of \$3500 per month, which does not include expenses. It's important the parties understand the compensation fee does not include the cost of materials such as printing, postage, domain hosting, etc., and although some of things can be done in-house, we would expect such items to be billed separately. We anticipate there being costs on top of the contractor's fee but those items would have to be identified and approved by the Board

before they are ordered. The contract doesn't give the contractor any authority to speak on behalf of the Board or any other elected official. It empowers the contractor to come up with ideas and messaging and run them through the Board and the other stakeholders for approval and that would extend to things like talking to employees and giving advice. There is the standard language agreeing that the contractor is not an employee. It's important to make sure the contractor is aware of the Public Integrity in Elections Act that prevents elected officials and public entities from expending money for things other than the neutral encouragement of voting. It would be in the contractor's interest to make sure the Board and stakeholders agree about what the messaging is, it has to be neutral and educational, not advocacy. Exhibit A to the contract is the general scope of work framed in terms of minimum requirements. Generally we want the consultant to coordinate the communication between the preliminary A & E team, DLR, bond counsel, and our municipal finance advisor and the County. There are two phases: 1) planning and development, and 2) the outreach. Sheriff Donahue said it's very clear that Ms. Bilbao's fee of \$3500 does not include the cost of the educational program if we go with mailers or those types of expenses, that would be a separate cost to the County and only upon approval by the Board. Commissioner Dale said the Board is looking for Ms. Bilbao's professional and expert help in communicating to the public the need, the plans, and the different options on financing, and he's hoping to have town hall meetings and a working group to help communicate the message and the proposal that's being worked on. It would be led by a citizens group. Ms. Bilbao said she did not have the working group included in her scope of work. Mr. Laugheed said in the scope of work she is asked to help identify key groups and help arrange speaking engagements and during the outreach to host or lead those engagements and to work with whatever volunteer community group is created, not to be instrumental in forming it but to be available to talk with. Commissioner Rule asked if there is a budget or a not-to-exceed number for media advertising and printing costs. Ms. Bilbao said we need to address that. When talking about direct mail or any sort of social media advertising for effective campaigns it takes multiple pieces of mailers and we need to be aware that there are costs to that. The non-air media consists of working with local media on answering reporter questions, getting stories out that need to be told, and making sure the local media is able to tell the story in newspapers, radio or television. There is a mailing component and some advertising buys and those are the pieces that need to be done at an additional cost. Commissioner Rule is concerned about the potential costs of that. Zach Wagoner said under the original agreement with DLR there was an outreach component and \$30,000 remains under that agreement. Commissioner Dale said part of what we're doing with this contract is to understand the cost of a campaign and to look at options of what can be done through social media, the "earn" media, etc., and then through Ms. Bilbao's expertise and guidance we can develop what would be needed. What we would get from her is the potential budget for going beyond the "free stuff." Sheriff Donahue agreed and said he sees Ms. Bilbao helping create that strategy and helping to identify what the costs would be and so she'll have to sit down with the stakeholders and figure out what the best approach is. At an earlier meeting we talked about the \$30,000 that was still available from the DLR contract and an amount of \$50,000 was mentioned and he wants to know if that includes the \$30,000 amount. Mr. Wagoner said it does and if we do not spend the \$30,000 with DLR it would be expending the total of \$50,000 for the outreach and communication. Ms. Bilbao said there are a lot of residents and to get mailers out there will be additional costs involved. Commissioner Dale said that's part of what we'll be

discussing in the initial phases of the contract to figure out what we want to do and how much will work and that's part of what we can discuss today because we don't have that information. Controller Wagoner asked if Ms. Bilbao has a ballpark estimate of what we could be spending on mailers. She said it depends on how many mailers we send out but until we know how many we want to send she doesn't want to guess and mislead anyone. Mr. Laugheed said these are the things that were contemplated in the scope of work as first the development of an educational informational campaign and then an outreach deployment plan and both of those have to have the Board's approval and so it would be developing this plan and developing what it would look like going out whether it's billboards, television, etc. Ms. Bilbao agreed. Commissioner White made a motion to sign the independent contractor agreement for the jail bond election communication and outreach coordinator. The motion was seconded by Commissioner Dale. During discussion Commissioner Rule said his position has not changed and he is not in favor of spending more money on a \$170M jail bond that he doesn't believe will pass. Commissioner Dale said we have known about this need for 15 years and there have been attempts to address the need through three other jail bonds. We only have one tool available and that's through a bond on the property taxes, it's the only tool the legislature allows us to employ. We need to utilize that tool to its maximum effect and in order to do that we need to engage in an extensive educational process to let the people know this need is not going away. The longer we wait the greater the need and the longer we wait the more expensive addressing that need becomes. The motion carried by two-to-one split vote with Commissioner Rule casting the dissenting vote. Ms. Bilbao signed the contract. (See Agreement No. 19-002). The meeting concluded at 10:24 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM

CALDWELL, IDAHO JANUARY 3, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CATERING PERMIT

The Board approved an Idaho Liquor Catering Permit for Soda Stop to be used 1/11/19 for an employee appreciation banquet.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Plumbmaster in the amount of \$1698.88 for the Facilities department

INDIGENT DECISIONS

The Board met today at 8:48 a.m. to consider indigent decisions. Present were: Commissioners Tom Dale, Steve Rule, Pam White, Deputy P.A. Dan Blocksom, Deputy P.A. Jim Cornwell, Customer Service Specialist Robin Sneegas, Indigent Case Manager Angela Papa, and Deputy Clerk Monica Reeves. The following cases do not meet eligibility criteria for County assistance: Case No. 2019-0193, 2019-0099, 2019-0220, 2019-0154, 2019-0160, 2019-0106, 2019-0290, 2019-0197, 2019-0158, 2019-0276, 2019-0116, 2019-0195, 2019-0182, 2019-0263, and 2019-0244. Upon the motion of Commissioner White and the second by Commissioner Rule, the Board voted unanimously to issue denials with written decisions to be issued within 30 days. Upon the motion of Commissioner Rule and the second by Commissioner White, the Board voted unanimously to approve Case No. 2019-184. The meeting concluded at 8:50 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1513

The Board met today at 9:01 a.m. to conduct a medical indigency hearing for Case No. 2018-1513. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Dan Blocksom, Deputy P.A. Jim Cornwell, Hearing Manager Kellie George, Case Manager Angela Papa, Julie Wood from Saint Alphonsus, the applicant and Deputy Clerk Monica Reeves. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to deny Case No. 2018-1513. The hearing concluded at 9:14 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1111

The Board met today at 9:17 a.m. to conduct a medical indigency hearing for Case No. 2018-1111. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Dan Blocksom, Deputy P.A. Jim Cornwell, Hearing Manager Kellie George, Case Manager Angela Papa, Julie Wood from Saint Alphonsus, the applicant and her sister, and Deputy Clerk Monica Reeves. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to place Case No. 2018-1111 in suspension. The hearing concluded at 9:32 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1439

The Board met today at 9:37 a.m. to conduct a medical indigency hearing for Case No. 2018-1439. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Dan Blocksom, Deputy P.A. Jim Cornwell, Hearing Manager Kellie George, Case Manager Angela Papa, Attorney Mark Peterson, the applicant and her daughter-in-law, and Deputy Clerk Monica Reeves. Upon the motion of Commissioner White and second by Commissioner Rule

the Board voted unanimously to place Case No. 2018-1439 in suspension. The hearing concluded at 9:47 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER INDIGENT MATTERS

The Board met today at 9:52 a.m. to consider indigent matters. Present were: Commissioners Pam White, Tom Dale, and Leslie Van Beek, Hearing Specialist Kellie George, Indigent Case Manager Angela Papa, and Deputy Clerk Monica Reeves. Neither the applicant nor the hospital appeared to dispute the denial so Ms. George asked the Board to issue a final decision on several cases. Upon the motion by Commissioner Rule and second by Commissioner White the Board voted unanimously to issue final denials with a written decision to be issued within 30 days for the following cases: Case Nos. 2018-1496, 2018-1428, 2018-1429, 2018-1473, 2018-1380, 2018-1397, 2018-1460, 2018-1482, 2019-0004, 2018-1376, and 2018-1470. Upon the motion of Commissioner White and the second by Commissioner Rule, the Board voted unanimously to place Case No. 2018-1363 in suspension pending the resource that would give the applicant linkage to retro-Medicaid. Upon the motion of Commissioner Rule and the second by Commissioner White, the Board voted unanimously to issue an amended final approval on Case No. 2018-1289. The meeting concluded at 9:55 a.m. An audio recording is on file in the Commissioners' Office.

LEGAL STAFF UPDATE

The Board met today at 10:08 a.m. for a legal staff update. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Zach Wesley, and Deputy Clerk Monica Reeves. There was discussion regarding an Idaho Human Rights Commission complaint that was sent to Commissioner White. The letter is dated December 13, 2018 but it was not stamped by office staff until January 2, 2019. It cannot be confirmed when the letter arrived at the Commissioners' Office for certain but it is possible it could have been delayed during the Christmas mail rush. It's also possible that the letter, which came to Commissioner White's attention, was placed in her office and wasn't opened until after the holiday. Mr. Wesley said the County is still within the response time and the matter has been tendered to ICRMP for response. He said they can also inform the Human Rights Council of the proper contact information for the Board of Commissioners. There were no other items for discussion. The meeting concluded at 10:13 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM CALDWELL, IDAHO JANURARY 4, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White – out of the office

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Data Bank in the amount of \$8815.00 for the Information Technology department
- Premier Wireless Solutions in the amount of \$10,840.00 for the Sheriff's Office

APPROVED CLAIMS ORDER NO. 1/10/18

The Board of Commissioners approved payment of County claims in the amount of \$100,834.10 and \$26,508.10 for accounts payable.

CONSIDER SIGNING RESOLUTION GRANTING A PROPERTY TAX EXEMPTION TO CORDOVA, LLC, PURSUANT TO IDAHO CODE, SECTION 63-602NN

The Board met today at 9:04 a.m. to consider signing a resolution granting a property tax exemption pursuant to Idaho Code, Section 63-602NN. Present were: Commissioners Tom Dale and Steve Rule, Chief Civil Deputy P.A. Sam Laugheed, Deputy P.A. Brad Goodsell, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, Admin. Analyst Jennifer Loutzenhiser, Nampa Economic Development Director Beth Ineck, Doug McMaster and James Smiley from Cordova, Nicole Foy from the Idaho Press-Tribune, Larry Olmsted, and Deputy Clerk Monica Reeves. Beth Ineck said the Mayor of the City of Nampa submitted a letter of support encouraging the Board to grant the exemption to Cordova which is a high-tech cooler business that is relocating its manufacturing business from the Midwest to Nampa, Idaho. The company first had a presence in early 2017 and toward the end of 2017 Scott Campbell, who was a previous owner, he was looking at transitioning their manufacturing facilities from being outsourced in the Midwest and moving them to Nampa. She thought they had applied for the property tax exemption but when she met with James Smiley this fall she realized they had not gone through that process. Cordova made the decision in early 2018 to move forward in Nampa. Commissioner Dale said one of the key questions that must be answered is without this incentive would Cordova have located somewhere else. It is an incentive to encourage businesses to locate here, not something a business gets after they've already decided to come here. James Smiley said it did have an impact on the businesses decision to come to Canyon County. Most of the expertise in the cooler business is in Ohio and Minnesota, so it's a new technology in concept they are bringing to the local market. They are one of a few businesses that manufacture and sell their own product but they do not have expertise with the roto-molding so they have to invest in a lot of education. They have created 39 fulltime positions and the average wage is over \$40,000. Commissioner Dale said the ordinance outlines the levels of exemption qualifications and this one is a 50% exemption. Joe Cox said when they analyzed it and talked

to management they determined that it is more of an existing business and the exemption would apply to their expansion and the equipment that would expand in it. The County's looking favorably upon this exemption because it creates additional diversification to the tax base and the employment base. Historically the County has recruited more of food processing industries so this gives us better diversification. Brad Goodsell said a draft resolution has been prepared which assumes the Board is going to find that all the requirements have been met for the exemption, but it's up to the Board to determine whether those requirements have been met, including whether the project produces significant economic benefits to the County. Also, Cordova has reviewed the proposed resolution and sent a letter agreeing to the terms and conditions of the resolution. A letter was sent to all taxing districts that are affected by this exemption on December 14, 2018 notifying them of today's hearing and their opportunity to provide input. It was noted that no representatives from the taxing districts were present. Doug McMaster said they are looking to double by early June of this year. They have the ability to take that to a 24-hour facility but right now they're getting their capacity and making sales. They competed nationally to become the official cooler of the NRA which was previously held by Yeti and so that takes them from a startup company to being in the top three and it's opened other markets for them. They have sales in 48 states and are on Amazon and they work through distributors. We have tried to partner with local businesses such as Sportsman's Warehouse and Albertsons. Some of their parts are made overseas but they want to do it locally. Currently they can manufacture with a robotic machine but they won't be able to keep up with demand so they have worked with businesses in Nampa and other parts of the Treasure Valley to have local sources. They have been involved with Mission Aviation to partner with disaster relief in Africa, Syria, and Indonesia so they've been a good community partner on the business side and the civic side. Commissioner Dale said the affected taxing districts have been notified and have not indicated there's any negative impact to the granting of this exemption. We are going to receive 50% of whatever the investment is as far as the taxable value for the next five years and then after that 100% which is a win for the City of Nampa, the Vallivue School District and the County. Mr. Smiley said their expansion isn't done. They have \$3 million of infrastructure that needs to be built in the next 18 months in terms of "sticks and bricks" and machinery. Commissioner Dale said they most likely won't qualify for exemptions because they have to stand on their own. Commissioner Rule wants this item continued to a later date when all three Commissioners are present to make a decision and so he made a motion to continue the meeting to Monday January 7, 2019 at 9:30 a.m. The motion was seconded by Commissioner Dale and carried unanimously. The meeting concluded at 9:34 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER JANUARY 4, 2019 AGENDA ITEMS

The Board met today at 9:34 a.m. to consider the January 4, 2019 agenda items. Present were: Commissioners Tom Dale and Steve Rule, Deputy P.A. Brad Goodsell, Chief Civil Deputy P.A. Sam Laugheed, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, and Deputy Clerk Monica Reeves. The items were considered as follows:

Consider ratifying the re-recording of Annexation of Parcels to Upper Deer Flat Fire Protection District: Brad Goodsell said this is an effort to clean up the record on the Board's approval of the order of annexation for the Upper Deer Flat Fire Protection District. There was an application from the district to annex some properties and the Board signed that order of annexation on December 19, 2018 and it was recorded but a few days later it came to our attention that we neglected to attach a map showing the parcels which is required by the tax commission. Because the order needed to be recorded before the end of the year the map was attached to the Board's previous order and it recorded in order to meet the requirements of the tax commission so now we need to ratify the fact that the map was attached and the order was re-recorded. It needs to be a part of the record so that the Board has the appropriate copy of the order that's been recorded. Upon the motion of Commissioner Rule and the second by Commissioner Dale, the Board voted unanimously to ratify the re-recording of the order with the map. Mr. Goodsell said the Board doesn't need to sign anything today.

Consider signing Resolution Designating Surplus Personal Property with Nominal Value: This item will be rescheduled when Commissioner Pam White is available.

The meeting concluded at 9:36 a.m. An audio recording is on file in the Commissioners' Office.

COUNTY ASSESSOR TO REPORT ON BOARD OF EQUALIZATION MATTERS

The Board met today at 9:36 a.m. for the County Assessor to report on Board of Equalization matters. Present were: Commissioners Tom Dale and Steve Rule, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, and Deputy Clerk Monica Reeves. Assessor Stender said this year there are zero supplemental appeals that need to come before the Board of Equalization so that expedites the process immensely. The next step will be for the Assessor and the Clerk to sign the abstract and forward it to the state of Idaho. The occupancy value for the supplemental roll was roughly \$133 million of newly built houses and buildings during 2018, and we also had \$49 million on the missed and transient rolls. Those values are substantially higher than the last several years, probably 300% to 400% from five years ago. No Board action was required or taken on this subject. The meeting concluded at 9:38 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 7, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Paradise Excavation and Construction in the amount of \$6404.00 for the Facilities department

APPROVED CLAIMS ORDER NO. 1/10/19

The Board of Commissioners approved payment of County claims in the amount of \$188,123.60 and \$69,376.69 for accounts payable.

CONSIDER JANUARY 7, 2019 AGENDA ITEMS

The Board met today at 9:06 a.m. to consider the items that were scheduled for 9:00 a.m. Present were: Commissioners Tom Dale and Steve Rule, Deputy P.A. Brad Goodsell, Deputy P.A. Dan Blocksom, Assessor Brian Stender, John Grady and Patricia Seniw from Fiberguide Industries, and Deputy Clerk Monica Reeves. The following items were considered: a resolution granting a tax exemption to Fiberguide Industries; a resolution designating surplus personal property with nominal value; and a settlement agreement between Canyon County and Sorrento Lactalis. Following comments, it was decided to postpone the items for a few minutes until Commissioner Pam White arrives. The meeting concluded at 9:09 a.m. An audio recording is on file in the Commissioners' Office.

LEGAL STAFF UPDATE AND CONSIDER JANUARY 7, 2019 AGENDA ITEMS

The Board went on the record at 9:11 a.m. for a legal staff update and to consider the January 7, 2019 agenda items. Present were: Commissioners Tom Dale and Steve Rule, Deputy P.A. Brad Goodsell, Deputy P.A. Dan Blocksom, Assessor Brian Stender, John Grady and Patricia Seniw from Fiberguide Industries, IT Director Greg Rast, Chief Deputy Assessor Joe Cox, Admin. Analyst Jennifer Loutzenhiser, Nicole Foy from the Idaho Press-Tribune, and Deputy Clerk Monica Reeves. The items were considered as follows:

Consider Resolution Granting Fiberguide Industries, Inc. a Tax Exemption Pursuant to Idaho Code §63-602NN: Brad Goodsell said the Board previously met with Fiberguide Industries to discuss their plans for expansion where they were considering two locations, Canyon County and New Jersey. A draft resolution has been prepared that would grant a 50% exemption for five years for the expansion and the amount of the exemption would not exceed \$3.9 million per year in property value. Fiberguide has submitted a letter where they agree to the terms and conditions set forth in the resolution. Notice was sent to taxing districts informing them of today's meeting to consider the resolution; however, no representatives from the affected districts were present. John Grady said the company hopes to deploy \$6 million in capital equipment and \$1.8M in building improvements. Patricia Seniw said this is an opportunity to help diversify the County. The company is in fiber optics and photonics which is a huge growth area and enabler for technology growth in general so

they would prefer to do the expansion in Canyon County rather than New Jersey because there is a good source of future employees. The company has been at the East Linden Street site since the year 2000. The exemption tool was a huge part of their decision to choose Idaho. Commissioner Rule made a motion to sign the resolution for a property tax exemption for Fiberguide Industries pursuant to Idaho Code §63-602NN. The motion was seconded by Commissioner White and carried unanimously. (See Resolution 19-002).

Consider Resolution Designating Surplus Personal Property with Nominal Value: Dan Blocksom said the resolution is in regards to a 2016 cell phone and a 2014 laptop and it will take the equipment off the County dole and dispose of it as the Board sees fit. The values listed are what they would reasonably sell for if brand new. Greg Rast said the value fits within the surplus realm and even if we get the equipment back we're probably not going to repurpose it. The laptop, if in excellent condition, would be valued at \$275 but he doesn't expect it to be in excellent condition, and the maximum value of the cell phone is \$229, which is under the \$250 threshold. He has no problem with turning the equipment over. Commissioner Dale said the resolution doesn't say what the ultimate disposition is, which is to give the equipment to Commissioner Rule. Mr. Blocksom, who did not prepare the resolution, said he isn't sure why that wasn't included but there are two ways to handle it: we can either revise the resolution to state that, or the Board can do it by motion after signing the resolution, but the important part is declaring the property as surplus first. Upon the motion of Commissioner White and the second by Commissioner Dale, the Board voted unanimously to sign the resolution designating surplus personal property with nominal value. (See Resolution No. 19-003.) Upon the motion of Commissioner Dale and the second by Commissioner White, the Board voted unanimously to offer the surplus property to Commissioner Rule for his use.

Consider Settlement Agreement with Sorrento Lactalis: Mr. Blocksom requested the Board go into Executive Session pursuant to Idaho Code, Section 74-206(1)(d) and (f).

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION, AND COMMUNICATE WITH RISK MANAGER REGARDING PENDING/IMMINENTLY LIKELY CLAIMS

Commissioner Dale made a motion to go into Executive Session at 9:24 a.m. pursuant to Idaho Code, Section 74-206(1) (d) and (f) to discuss records exempt from public disclosure and attorney-client communication, and to communicate with legal counsel regarding pending/imminently likely litigation. The motion was seconded by Commissioner White. A roll call vote was taken on the motion with Commissioners Rule, White, and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Brad Goodsell, Deputy P.A. Dan Blocksom, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, Assessor's Administrative Analyst Jennifer Loutzenhiser, and Deputy Clerk Monica Reeves. The Executive Session concluded at 9:36 a.m.

While in open session Commissioner Dale said no votes were taken during the Executive Session. The Board has a potential action item which is to consider signing the settlement agreement between Sorrento Lactalis and Canyon County. Mr. Blocksom said this is a settlement agreement for litigation for Case Nos. CV14-18-04698 and CV14-18-08414. Both cases stem from a difference in opinion between the County and Sorrento Lactalis as to the value of their plant in Nampa. The Prosecutor's Office and the Assessor's Office have spent a

great deal of time working on the case and have reached an agreement with Sorrento Lactalis to set the appraised value of the property for 2017, 2018 and 2019, subject to any modifications that might happen. This agreement would set that at \$45 million and if the Board is inclined to approve the agreement he suggests they approve it in its form. He will obtain a signed copy from Sorrento Lactalis later today that will change the notary state and a minor formatting issue regarding blank spaces. He suggested a motion to approve it to form and not to sign this specific document but rather the one that comes back. Commissioner Rule asked if Sorrento Lactalis is current on their taxes. Assessor Stender said they have been paying their taxes and so the County will have to issue a slight refund to them for both years. Upon the motion of Commissioner White and the second by Commissioner Rule, the Board voted unanimously to approve the settlement agreement to form. (See Agreement No. 19-003.) The meeting concluded at 9:40 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER SIGNING RESOLUTION GRANTING CORDOVA, LLC, TAX EXEMPTION PURSUANT TO IDAHO CODE §63-602NN

The Board met today at 9:40 a.m. to consider a resolution granting Cordova, LLC, tax exemption pursuant to Idaho Code §63-602NN. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy PA Brad Goodsell, Nampa Economic Development Director Beth Ineck, Doug McMaster and James Smiley from Cordova, Assessor Brian Stender, Chief Deputy Assessor Joe Cox, Admin. Analyst Jennifer Loutzenhiser, Nicole Foy from the Idaho Press-Tribune, Deputy Clerk Monica Reeves. Commissioner Dale said after an in-depth discussion last week Commissioner Rule felt it would be appropriate for Commissioner White to be involved in this discussion so the vote was continued today. Beth Ineck began working with the previous owner of Cordova at the end of 2017/early 2018 and he was considering whether to move the manufacturing facility from the Midwest to Nampa, Idaho so they discussed the incentives that were available. Around the time the decision was made to move forward there was a transition in ownership which contributed to some confusion on the application process for the tax exemption and that's how they got here today when they realized that the application had not been done. Doug McMaster and James Smiley are the new leadership team for Cordova. Commissioner Dale said it's his understanding that if not for the incentive program they would have built in Michigan. James Smiley said that is correct, the decision was documented in email correspondence. They believe there is a competitive advantage to bring roto-manufacturing into the cooler business. In the first phase they've had 39 new positions with an average wage of \$40,000. Commissioner White said the state designed this program for counties to use as an incentive and she feels good about the opportunity to work with Cordova. Mr. McMaster spoke about how they make and assemble the product at their facility on 20th Street in Nampa and how they work with local suppliers to make various pieces for their product. Mr. Smiley said in addition to helping during disaster in the U.S., Cordova also works with Mission Aviation and Hands of Hope in sending their coolers to Syria, Africa, and Indonesia in times of need. Upon the motion of Commissioner White and the second by Commissioner Rule, the Board voted unanimously to sign the resolution granting Cordova, LLC, a property tax exemption pursuant to Idaho Code §63-602NN. (See Resolution No. 19-001.) This will be for a 50% exemption

for five years. The meeting concluded at 9:56 a.m. An audio recording is on file in the Commissioners' Office.

CONTINUATION OF PUBLIC HEARING - REQUEST BY PAUL AND DIANA SLEIGHT FOR A REZONE, CASE NO. RZ2018-0022

The Board met today at 10:03 a.m. for a continued hearing in the matter of a request by Paul and Diana Sleight for a rezone, Case No. RZ2018-0022. Present were: Commissioners Tom Dale, Pam White and Steve Rule, DSD Director Tricia Nilsson, Deputy P.A. Zach Wesley, and Deputy Clerk Monica Reeves. The Board previously heard this case on December 19, 2018 and after hearing testimony the matter was continued to today so staff could talk with the applicant and see if he would consider a development agreement. Today Director Nilsson reported that just this last Friday the applicant submitted an application for a development agreement. The ordinance requires a recommendation from the P&Z Commission on development agreements and the earliest they can hear it is February 21st, and assuming all goes well at that hearing and then allowing for another 30-day notice she recommended the Board's hearing be continued to late March. Commissioner Dale asked if it will be the same hearing or a new hearing to consider the development agreement. Zach Wesley said the development agreement will come through the channels again and these two hearings will merge but the development agreement will have to go on its own separate path to get back. Director Nilsson said the Board cannot make a decision on the rezone until it has the decision with the same time as the development agreement. Commissioner Rule made a motion to continue the matter to March 28, 2019 at 10:00 a.m. The motion was seconded by Commissioner White and carried unanimously. (It is not a new case, it's the same case with the addition of a development agreement.) The matter concluded at 10:06 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 8, 2019

PRESENT: Commissioner Tom Dale, Chair
 Commissioner Pam White
 Commissioner Steve Rule
 Deputy Clerk Monica Reeves / Jenen Ross

APPROVED SALARY RATE REQUEST AND/OR KEY & SECURITY ACCESS REQUEST FORM

The Board approved a salary rate request and/or key & security access request form for Jennifer Crawford.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Corwin Ford in the amount of \$30,895.00 for the Fleet department
- Northwest Service Technologies in the amount of \$15,700.00 for the Facilities department

BIWEEKLY MEETING WITH THE FACILITIES DIRECTOR AND THE IT DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY, AND GIVE DIRECTION

The Board met today at 8:33 a.m. for a biweekly meeting with the Facilities Director and the IT Director to discuss general issues, set policy, and give direction. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Facilities Director Paul Navarro, IT Director Greg Rast, Assistant Director of IT Eric Jensen, and Deputy Clerk Monica Reeves. Director Navarro reported on the following topics:

- The Veterans parking signs are going up at the DMV and he will notify the Idaho Purple Heart Association about it.
- A neighborhood meeting will be held this Thursday in regards to the special use permit for the fairgrounds expo building.
- There has been a snag with the temporary jail trailer housing units. The City of Caldwell has asked who will inspect the units as they're being built in Missouri. ADS has given us a set of blueprints and once they have been signed by an Idaho licensed architect and engineer they will submit them to the state division of building safety and will go through a plan review process which could take 2-4 weeks. Once we have an approved set of blueprints from the state we are required to hire a third-party inspector to act as the eyes and ears for the division of building safety in Missouri. The city provided a list of people who are certified for international building code that they agree to work with; none are in Missouri, however, they found one in Indiana who's certified in electrical, plumbing, mechanical and structural inspections. The inspector will have to travel to the site and inspect the trailers, and they will get an insignia that says the units have been inspected and meet requirements and then when they come to Caldwell in late February or early March the insignias will be shown to the city. The County will have to pull another building permit to in order to receive occupancy. He doesn't know what the cost will be but he anticipates it costing as low as \$10,000 or as high as \$60,000. He has talked to the Controller about it. The site prep is going well, the last component is the sewer and water lines and then we're ready to accept the trailers. Captain Ward and a maintenance technician are flying to Missouri later this week to see how far along the trailers are. Commissioner White asked about the order of liability. Director Navarro said the liability will be on both ADS and our local architects and engineers.

Director Rast reported on the following topics:

- They are working on putting the Board's meeting minutes into OnBase for a customized solution for staff to quickly find minutes and correspondence. It will be a two-phase project; the first phase includes the minutes from the year 1998 to current day, and the second phase will include the pre-1998 minutes that are stored with the Clerk.
- The Nortel Phone system is coming to fruition; they are phasing in Avaya and Skype over the month of February and hoping to have it done the first week in March. They found a major configuration problem in the core network which had contributed to a lot of the telephone issues we've been having. Chris Everett, the network architect, found the problem and corrected it. Director Rast is going to submit purchase orders that are part of the Nortel system but it will be for network switches that are part of a campus-wide effort.
- Communication room has been completed.
- IT is working on custom ID badges for Assessor's staff, specifically the appraisers who work in the field. Currently they go to ITD for those, but they will now be done in-house.
- IT is working on putting a new virtual private network (VPN) in place as part of ongoing security efforts and a purchase order will be forthcoming. Commissioner White said the BOCC email address had been receiving a large amount of spam emails but that seems to have tapered off and she questioned if that was part of a security issue. Director Rast said it was not, email spam and inappropriate emails are cyclical, it starts around Thanksgiving and then it spikes for holidays and it then tapers off the first of the year. He expects to see it will ramp up again around Valentine's Day and again on July 4th. He spoke of IT's efforts to stay on top of security issues. They are constantly turning on different spam engines, which update every minute.

The items discussed were general in nature and did not require Board action. The meeting concluded at 8:53 a.m. An audio recording of the meeting is on file in the Commissioners' Office.

MEETING WITH COUNTY ATTORNEYS FOR LEGAL STAFF UPDATE AND CONSIDER SIGNING INDEPENDENT CONTRACTOR AGREEMENTS

The Board met today at 9:01 a.m. with county attorneys for a legal staff update and to consider signing independent contractor agreements. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Dan Blocksom, Executive Administrator Taryn Peterson and Deputy Clerk Jenen Ross. Dan Blocksom said there has been a delay in getting

these contracts signed and that many were signed by the contractors in the previous fiscal year. These are automatic renewals and the PA and Clerk's Offices are working together to find a way to make the logistics of these agreements more streamlined. Several of these interpreters are not certified due to no test being available because of the rarity of the languages. Ms. Peterson said page 6 of the agreement notes if they are registered or certified, if nothing is noted there is no certification but the Supreme Court will still allow them to interpret as long as they have been vetted. Ms. Peterson uses King County Washington to see what kind of court time the interpreter has had as part of her vetting process. Each name and language was read into the record. Upon the motion of Commissioner White and second by Commissioner Rule the Board voted unanimously to sign the independent contractor agreements with Hussein Mberwa (agreement no. 19-009), Liban Mahamed (agreement no. 19-010), Pavinee Daniel (agreement no. 19-008), Rogelio Rigor (agreement no. 19-007), Yves Ndayishimye (agreement no. 19-006), Eva Basko (agreement no. 19-005), Abdi Muse (agreement no. 19-004), Abubaker Mohamed (agreement no. 19-014), Barbara Fisher (agreement no. 19-013), Benjawan Terlecky (agreement no. 19-012) and Hua Robinson (agreement no. 19-011). The meeting concluded at 9:14 a.m. An audio recording is on file in the Commissioners' Office.

MEETING TO UPDATE ON THE I84 ENVIRONMENTAL CALDWELL TO KARCHER IMPROVEMENT PROJECT

The Board met today at 10:02 a.m. for an update on the I84 Environmental Caldwell to Karcher Improvement Project. Present were: Commissioners Tom Dale, Pam White and Steve Rule, DSD Director Tricia Nilsson, Amy Schroeder, ITD Transportation Program Manager, Kate Reed with RBCI, Mark Campbell with ITD, Bryan Foote with Horrocks Engineers for ITD and Deputy Clerk Jenen Ross. Ms. Schroeder gave a review of what is happening in the I84 corridor.

- \$343M is being invested. Funds are a combination of GARVEE funds, state and federal aid and the \$90M INFRA grant.
- The corridor will be approached in three segments. The environmental analysis has already been done for the Nampa portion from Franklin Blvd to the Karcher interchange and they are ready to put the design out for advertisement. The work will start this summer and go thru next year. They have worked with the City of Nampa to do a full closure of the old Karcher Rd. overpass because the bridge can be replaced in 9 months with a full closure vs. approximately 18 months with only a partial closure. Completion is anticipated by the end of this year.
- The second phase is the environmental study being done for the segment from the Karcher interchange, where the other study stopped, into and thru Caldwell all the way to the Middleton Rd. exit. Some operational issues were found at Middleton Rd. but the auxiliary lanes and interstate beyond Centennial function well in the design year of 2042. The section from Nampa into Caldwell to Centennial has been split which will allow them to advance the center segment with a simpler class of action in their environmental document. This will allow them to go faster and advance the

expansion on I84. This section is funded and design is underway, they plan to continue as soon as they are done in Caldwell in 2021 and will then build the interstate toward Caldwell.

Ms. Schroeder explained that every project that involves federal aid from the Federal Highway Administration includes an environmental review process which is the Nation Environmental Policy Act (NEPA). Some of the disciplines that are involved in every NEPA document are wetlands, environmental justice, noise, historic resources, parks and threatened/endangered species among other things. Some things they are looking at in this piece between Karcher and Franklin Rd. is perhaps a noise wall between Indian Creek Estates and I84. Overall the disciplines are pretty minor which is what is allowing them to advance this piece. It looks like it will be 3 lanes in each direction with the Middleton overcrossing, Ustick Bridge and then Linden when they get there. There is a project already underway to design Middleton and Ustick as one package and will probably be contracted as one package. They can be replaced as early as next year and then they'll have the width they need get the lanes of I84 under those bridges in 2021. Linden will be replaced as I84 is expanded. At this time no other access points (on/off ramps) will be added between Middleton and Franklin. The evaluation process for that is to look at the service they get at existing interchanges and if they can make those work in the design year then a new access point is not warranted. The Franklin Rd. interchange works well beyond the design year. The Karcher interchange had recent improvements and then they are looking at some additional capacity southbound by 2042. In the design year there may need to be some improvements at the Karcher interchange but no additional access point is needed. The improvements needed in Caldwell are still being evaluated. They are not sure if they need auxiliary lanes or 3 lanes in each direction or improvements at 10th – there is still a lot they are looking at. Once they know more they will schedule to meet with the Board again. They are reviewing capacity at Centennial, at this point it looks pretty good in the design year but they are looking at some different concepts for change.

Discussion was had about Highway 16/Emmett corridor and about where it is going and access to it.

Commissioner Dale asked about the rumored Amazon project/Project Bronco and wondered if they have committed funds to doing a partial intersection for their access at the Highway 16 location. Ms. Schroeder said she did not have latest information but her understanding is that they would participate in local road improvements and perhaps some improvements at Ten Mile or Garrity but may not participate at the State Highway 16 interchange but discussions are still happening.

A review of the construction dates for each sections was given as follows:

- Exit 33 to Exit 36 will happen in 2019 - 2020
- Exit 29 to Exit 33 will be from 2021 – 2023/2024
- Exit 27 to exit 29 is still unfunded at this time

Commissioner Rule asked if the Middleton overpass will be expanded to accommodate 4 lanes. Ms. Schroeder said the cities have a typical section of 4 lanes (2 in each direction) but

their traffic modeling is showing that it isn't needed before the end of their design year and planning horizon. They are making sure they are building the bridges high enough that they are not going to have an issue with clearance on I84 and they can be added to in the future. Commissioner Rule said he does not feel that a two-lane bridge is not going to be adequate and feels that they really need to take a look at what is happening just north of the freeway and in Middleton. He feels Middleton Rd. is too small right now and that there really should have been freeway exits at Middleton. Ms. Schroeder explained that the proximity of another interchange too close to the Karcher interchange would be problematic in that you wouldn't even be able to get the ramps tied into I84 with Middleton. The notion of an interchange somewhere between Karcher and the airport is an opportunity that needs to be studied but it's not showing that it's warranted in their design year so it may need to be a standalone study. Right now they are using information from COMPASS showing the growth areas and demographics so in theory they are already anticipating the growth between I84 and the river or what's happening in Middleton. Commissioner White expressed that Middleton Rd. needs to be taken into consideration over the Emmett corridor as it is a much busier area. The meeting concluded at 10:30 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM

CALDWELL, IDAHO JANUARY 9, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White – out of the office
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

No meetings were conducted.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Right! Systems Inc. in the amount of \$26,484.00 for the Information Technology department
- BOE in the amount of \$18,574.00 for the Information Technology department
- HP, Inc. in the amount of \$9279.00 for the Information Technology department

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$28,194.20, \$19,463.30, \$81,687.53 and \$42,695.57 for accounts payable.

JANUARY 2019 TERM

CALDWELL, IDAHO JANUARY 10, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

CONSIDER INDIGENT DECISIONS

The Board met today at 8:51 a.m. to consider indigent decisions. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Director of Indigent Services Yvonne Baker, Customer Service Specialist Robin Sneegas, Hearing Manager Kellie George, Case Manager Kelsee Hale, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom and Deputy Clerk Jenen Ross. The following cases do not meet the eligibility criteria for county assistance: 2019-310, 2019-208, 2019-215, 2019-277, 2019-283, 2019-223, 2019-198, 2019-225, 2019-226, 2019-173, 2019-219, 2019-190, 2019-213, 2019-224 and 2019-295. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to issue initial written denials within 30 days on the cases as read into the record. Commissioner White made a motion to place case no. 2019-299 into suspension. The motion was seconded by Commissioner Rule and carried unanimously. The meeting concluded at 8:53 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1471

The Board met today at 9:02 a.m. to conduct a medical indigency hearing for case no. 2018-1471. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Case Manager Kelsee Hale, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Julie Wood for St. Alphonsus, the applicant, friend of the applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner White and second by Commissioner Rule the Board voted unanimously to continue the case to March 7, 2019. The hearing concluded at 9:05 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1456

The Board met today at 9:08 a.m. to conduct a medical indigency hearing for case no. 2018-1456. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Case Manager Kelsee Hale, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Attorney Mark Peterson for St. Lukes, Amber Jones with St. Lukes, the applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to

approve the case. The hearing concluded at 9:23 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1448

The Board met today at 9:28 a.m. to conduct a medical indigency hearing for case no. 2018-1448. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Julie Wood for St. Alphonsus, the applicant, friend of the applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to deny the case. The hearing concluded at 9:54 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER INDIGENT MATTERS

The Board met today at 10:00 a.m. to consider indigent matters. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Case Manager Kelsee Hale and Deputy Clerk Jenen Ross. Neither the hospital nor the applicant appeared on the following cases: 2018-1474, 2019-5, 2019-23, 2018-1550 and 2018-1551. Upon the motion of Commissioner White and second by Commissioner Rule the Board voted unanimously to issue final written denials on the cases as read into the record. Commissioner Rule made a motion to continue case no. 2018-1472 to March 7, 2019. The motion was seconded by Commissioner White and carried unanimously. Commissioner White made a motion to approve case no. 2018-1426. The motion was seconded by Commissioner Rule and carried unanimously. The meeting concluded at 10:02 a.m. An audio recording is on file in the Commissioners' Office.

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION, AND COMMUNICATE WITH COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Note for the record: As properly noticed the Board met today at 10:07 a.m. for a legal staff update. A request was made to go into Executive Session to discuss records exempt from public disclosure and attorney-client communication, and communicate with counsel regarding pending/imminently likely litigation. The Executive Session was held as follows:

Commissioner Rule made a motion to go into Executive Session at 10:08 a.m. pursuant to Idaho Code, Section 74-206(1) (d) and (f). The motion was seconded by Commissioner

White. A roll call vote was taken on the motion with Commissioners White, Dale and Rule voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Chief Deputy P.A. Sam Laugheed and Deputy Clerk Jenen Ross. The Executive Session concluded at 10:18 a.m. with no decision being called for in open session.

PUBLIC HEARING - REQUEST BY KARCHER FARM, LLC AND SS KARCHER, LLC FOR A COMPREHENSIVE PLAN MAP AMENDMENT AND CONDITIONAL REZONE FOR CASE NO. OR2018-0002

The Board met today at 1:34 p.m. to conduct a public hearing in the matter of a request by Karcher Farm, LLC, and SS Karcher, LLC, for a comprehensive plan map amendment and conditional rezone for Case No. OR2018-0002. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Zach Wesley, DSD Director Tricia Nilsson, DSD Planner Jennifer Almeida, Todd Lakey, Shawn Nickel, David Tuthill, Lamon Loucks, David Palfreyman, Rob Sweikert, Stuart Hurley, Dan Thompson, John Sabala, Greg Bullock, Darryl Ford and Sheila Ford, Claudia Haynes, Dan McConnell, Julie Provost, Botie Magee, Andy Haumesser, Jean McPherson, Kelly Harmon, Joni Jenson, Mert Pratt, William Jenson, Cheyne Weston, Diane Eldredge, John Kernkamp, and Deputy Clerk Monica Reeves.

Jennifer Almeida gave the oral staff report. The subject properties are designated as commercial and agriculture on the Canyon County Future Land Use Map. The property is not within an area of city impact, however, it is adjacent to the City of Caldwell's impact area on the east. There are 25 platted subdivisions within one mile of the subject property and the average lot size within one mile is .82 acres. The property is adjacent to agriculture and commercial zoning districts, and R-1 single family residential zoning is located south of Orchard Avenue. COMPASS indicated this proposal exceeds their growth forecast. The applicant has proposed individual septic systems and domestic wells for each of the proposed residential lots and through this request they are proposing 74 residential lots. They have also proposed individual wells and septic systems for the commercial development. City services are not available to the subject properties; sewer is approximately three miles away from the site and the nearest water line is approximately 2 miles northeast and 1.5 miles to the southeast. The northwest portion of the property is located within a nitrate priority area but the remainder of the properties are not within the nitrate priority area. If approved the applicant would be required to adhere to Southwest District Health requirements including, but not limited to, nutrient pathogen studies at the platting stage. Canyon Highway District has stated the size and scope of the project is anticipated to have significant impacts on the existing and future traffic network. The applicant has completed a traffic study, however, it has not been approved by the highway district or the Idaho Transportation Department (ITD). ITD objects to the proposed application due to traffic and access concerns but they indicated they would withdraw their objection once the traffic and access concerns have been addressed. The City of Caldwell objects due to the availability of commercial platted properties in the area that are accessible to city sewer and water. DEQ recommended the project be served by existing approved waste water collection systems or centralized community waste water systems whenever

possible, or to utilize existing drinking water systems or community drinking water systems whenever possible. The P&Z Commission heard the requests on November 15, 2018 and recommended denial of both elements of the application. Staff has reviewed the proposal and found that it does not meet the standards of review for the comprehensive plan map amendment and conditional rezone.

Testimony in favor of the application was as follows:

Todd Lakey, the applicant's representative, stated this is a request for a conditional rezone which gives an opportunity to establish the zoning and then impose conditions if necessary. The development of the property, the layout of the lots, the lot sizes, the location of the lots, and the location of the access points will be part of the platting process. The proposal is for a high-quality residential estates project that's consistent with the area. The commercial designation by the County is appropriate. The City of Caldwell submitted their objection but they have no jurisdiction in this case. The property is adjacent to the impact area but is not in the impact area so city standards do not apply and their comments should not be given any weight under the ordinance. Mr. Lakey said they recognize there will be traffic impacts but that can be addressed in the platting process. The northern boundary of the property is designated commercial and the portion below it is designated agriculture; however, there has been some confusion where on some maps it's designated as residential. The agricultural designation is only 46 acres and that's surrounded by a residential designation and commercial designation and residential commercial uses and zoning. There is a very clear trend and character of the area that's been established for these residential-type estate lots. Most lots are half-acre to one acre in size. The comprehensive plan requires you to consider population growth trends when making land use decisions but it does not place a limitation that the trends be recent. It's simply a trend, a pattern of change and there's a clear trend of residential uses and development in the areas. The staff report repeatedly uses the word *recent* in limiting consideration of that trend but that's not what the comprehensive plan states. The subdivision can take years to phase develop and to actually build out and then you have the changes in the economy so limitation of a recent trend would not be appropriate and the additional language in the comprehensive plan emphasizes that when it states the residential development should be within areas that demonstrate a development pattern of residential uses. They only have the agricultural use adjacent to this property to the north, across Highway 55 and to their knowledge there is no objection from agricultural users. Most of the property is designated commercial, the remaining agricultural designation is about 46 acres but it's surrounded by the commercial designation, the residential designation and residential uses, along with the existing commercial zones and uses that surround the property. Change in the agricultural designation is more appropriate than the current zoning and the current designation in the comprehensive plan. On the concept plan there is a line where the commercial designation is to the north and based on the comments from the neighbors that they wanted less commercial development and more residential, the applicants moved the commercial adjacent to Highway 55 so that's about 36 acres of commercial and the rest would be in residential. They are essentially one-acre lots, 74 lots on 91 acres. Mr. Lakey said R-1 zoning amounts to an infill development if you consider the comprehensive plan designations of commercial and residential that surround the property and the existing uses. It is not high density. If the city gets out there that's what can be looked at for the property but that is not what is being proposed. There is a high demand for

residential estate type properties. The County has planned this area for commercial development on this site and that's appropriate. You don't have to connect commercial development to city services. From an economic development standpoint you need to have ground that is zoned commercial. If you have businesses that want to locate to Canyon County they need property that's already zoned that reduces their risk and time and those are major factors in a business's decision to locate here. The comprehensive plan recognizes that when it states you should create commercial zoning districts to help attract development. He said Legacy Feed and Fuel south of Nampa is a great example of a commercial project, it's developed on a major corridor on Highway 45 that's on its own water and waste water system. There are commercial uses that exist in the area, immediately adjacent to the west are storage units, a small market with gas pumps, and an RV park. Mr. Lakey said the application fits with the trend in the area, the character of the area, and with the comprehensive plan because it's surrounded by uses that are similar to what is proposed. In response to a question from Commissioner White, Mr. Lakey said they have changed the commercial acreage to 36 acres to the north. The portion outside was the 46 acres of the 130 acres so what they have now is the 36 acres and just under in the 91 acre range of residential.

Shawn Nickel, a land use planner, testified that now is the best time to rezone the property because it allows the developer to market the property and give the agencies the ability to plan for the future and it gives the County an understanding that the zone is in place. ITD, the highway district, and the City of Caldwell have the ability to plan for their futures by recognizing this property as not just a comprehensive plan designation but an actual rezone. COMPASS will have ability to update their traffic analysis and their future traffic zones knowing this property is zoned commercial. Through the conditional rezone and development agreement you will have the ability to ensure that the uses that will go on this property in the future are appropriate to the neighboring properties. Mr. Nickel said they have a basic concept of how the property could lay out with commercial uses in the future. The majority of the intense uses in the C1 and C2 zones are either prohibited or they require a C.U.P. so those uses will have another opportunity to be reviewed for the surrounding property owners to comment and a determination can be made on some of those uses. Prior to the P&Z hearing, he submitted a letter with some self-imposed conditions they wanted to have in the development agreement that addressed future traffic impact studies, waste water and domestic water reviews in addition to storm water and drainage reviews, mitigation of weeds, dust abatement, establishment of a homeowners association, and the assurance that they will not propose any future local improvement districts to pay for this development.

David Tuthill, the owner of Idaho Water Engineering, said this area has some of the best water availability of anywhere in the state. Ample water is available. Surface water is provided from the Boise River transported by the Boise Project Board of Control so there is a surface water system on the property that provides for most of the irrigation. There is also a backup well for supplemental ground water use which is eligible to be used on 40 acres. Single household domestic wells are able to be developed on this property. There is no water right required for single household domestic wells for in-house use and for use up to a half-acre of irrigation although the developer does plan to put in a common irrigation supply which uses the Boise River and perhaps the backup supplemental well that's already there. The primary use of the individual domestic wells will be just for in-house use. The aquifer in this area is fully stable as evidenced by long-term monitoring wells in the area. Lake Lowell

is located to the south and farther south the irrigation districts have protested some applications because there's considered to be perhaps an impact on Lake Lowell or the canal system, but that's not the case north of Lake Lowell. This is not in an area where there are known protests. The Department of Water Resources is not aware of any water availability problems here. The groundwater flow is generally to the west, this area is interlaying between gravels and sands, and clays. It's a mixed aquifer but in general the water tables hold very steady. A domestic well will typically provide less than 1,000 gallons per day and over the course of a year that's a third of a million gallons, which sounds like a lot but it's a little over one acre foot which provides irrigation water for about one-third of an acre so the domestic use is quite small relatively. This is a good area to develop water supplies. In response to a question from Commissioner Rule, Mr. Tuthill said the wells typically encounter water from about 45 feet down to a little over 150 feet.

Dan Thompson, with Thompson Engineers, testified that at the request of the applicant they prepared a traffic impact study based on several assumptions, especially for the commercial part. Typically they do not do traffic impact studies for a rezone or change of a land use in a comprehensive plan, but this was asked for by staff. They are not seeking an approval from ITD at this point in time because that starts a clock and the approval would expire within 18 months so they would have to be much further along with the development application to getting approval at this point, but this has given them a great head start on the traffic study that will be done for the platting stage. ITD has already seen it and given preliminary comments, concerning their access which is a major issue for them. Mr. Thompson said they know they can comply with the IDAPA rules for access and with the corridor study and a lot of the details will depend upon how this site is developed as to how that works out which is why they are not trying to finish it at this time but they know they can mitigate the impacts at the entrances. A traffic signal has been installed at Farmway Road and they designed it with turn lanes and additional capacity and they can make some minor improvements to that intersection and mitigate the impacts. It does align with the highway district's existing streets so the applicants believe they can resolve any issues with that. This is a very preliminary step and they will complete a more detailed traffic study at the platting phase.

Greg Bullock stated the land use issues have been pointed out well by Mr. Lakey. Leaving the land as agriculture is an option but it's prohibitive given what's happening around it; it is not the highest and best use of the land. He referred to the Board's decision last year regarding the Cope Sand and Gravel application where the P&Z Commission and staff recommended approval of the gravel pit but the Board voted unanimously to deny it on the basis that this is where development for rural residential development should take place. According to Mr. Bullock this property is identical to that 40-acre parcel on Lake Lowell Road as far as highest and best use. He said this is a natural growth area for rural residential and commercial development and it will compliment what's around it.

Lamon Loucks testified that he is a developer/builder and a realtor for Bullock and Company. He did a development in Marsing where he was granted approval of a 21-lot subdivision 15 months ago and currently only four lots are available. He said the only reason he brought this project to the other owners is because when he came to the County to go over the project the property was shown on the comprehensive plan map to be residential and commercial.

David Palfreyman testified that he owns part of the property on the southwest corner of Farmway Road and Karcher Road and he acquired it in 2004. Several years ago the developer of Moonstruck Subdivision contacted him and asked if they would be willing to

sell the land so he could develop it as residential and he let Mr. Palfreyman know that at some point there would be a commercial need in the area. He said this property caught his attention because there is a major road to the interstate and a route to Oregon and California so he felt like it had strong possibilities. He said there was a comment made at the last meeting about water issues and how if that person continued to have problems with his well it would become Mr. Palfreyman's problem so he asked David Tuthill to get involved given his qualifications. There isn't a water issue, the water has been incredibly stable for many years. He believes one acre lots are appropriate for the area and that there is a demand for this type of project.

Stuart Hurley is a principle engineer with Mountain Water Works which specializes in waste water treatment and for this project their primary focus was the commercial area. It's premature at this point to define what the waste water characteristics and treatment needs are for the commercial area, but that will be defined with the use. There are several potential commercial uses and those uses can vary dramatically from a waste water perspective so if it's similar to a D and B store, for example, it will have a very low water use and very minor waste water production, but if it's a restaurant or a different type of use those conditions change. A nutrient pathogen study will likely be required for the project once the development matures so that will define the treatment requirements that are necessary and once the in's and the out's are known they will know the treatment needs. Mr. Hurley said they are very familiar with the available treatment systems and they tailor design systems as needed. Commissioner Rule said his concern is with the mitigation of waste water because it's already in a nitrate priority area and he asked if they have done any work out there to know where the ground water is moving. Mr. Hurley said they have not. This ground is irrigated and from a water movement perspective there is a lot more water being put on for irrigation than there will be for drainage, essentially subsurface disposal, so if one concern is just water migration he would say now is a good case, there aren't landslides or water shooting out of the south end of the property. Commissioner Rule said there's data out there that residential treatment systems have a tendency to fail and so he asked how they will mitigate that concern. Mr. Hurley said that has been a challenge with the health department and DEQ and they have put some measures in place where there are requirements for operation and maintenance contracts on these facilities so that is something that from a regulatory perspective is being addressed because it is a known issue. If there is a homeowner that is neglecting their system, yes, it can fail. They will work with the HOA that there be a requirement that the systems be maintained. There have been documented failures and they are fully aware of that. He said approximately 15 acres of the total property is within the nitrate priority area and the conceptual plan shows the delineation and all of the residential homes are outside of that delineation.

John Sabala testified that he and his partner own the 46 acres to the west and David Palfreyman owns the 85 acres down below. When Lamon Loucks brought this property to their attention they did their due diligence to understand everything about the property and understand what the comprehensive plan called for, what the map called for, and they understood that the front acres outside of the 46 acres are designated commercial. The map that was provided to him showed the back area was designated as residential which made sense because it's consistent with what is in the area. When you're going to spend a significant amount of money on a piece of property you want to understand what you're up against. After he acquired the property he was informed by staff that the map he originally

looked at was not the official map which he found very frustrating. He said they were okay with the conditions that the neighbors had pointed out, such as dust and weed abatement, traffic, and access. He hopes they will be granted approval based on the time and the expertise of the people they have hired to look at this property and the trends of this area. Commissioner Dale asked staff to explain the conflict with the map. Jennifer Almeida believes it's an internal document used by staff that's frequently updated, but it was not provided by her to the applicants. Nor is it the map that was attached to the resolution that was approved by the Board. Commissioner Rule said there have been many maps printed that are not the official map and this could very well be one that was in development along the way, but the map that was signed by the Board is the official map. Anybody who understands comprehensive plans know they are mercurial and it's not a document that spells out this is the way it's going to be.

Testimony in opposition was as follows:

Sheila Ford testified she bought her property to live in an agriculturally zoned area and she doesn't want to see projects like this moving closer because of concerns with their water, increased traffic and increased property taxes.

Claudia Haynes stated she represents the Canyon County Alliance for Responsible Growth which has a membership of about 50 families from this area. She thanked DSD for one of the best staff reports she's seen noting that the project is not consistent with the comprehensive plan goals and policies nor with the surrounding areas, and it would be a negative impact to the area. In looking at the maps and the layout it looks like it fits beautifully until you look at the infill having to do with the streets and roads and the letter from the City of Caldwell saying the sewer system is three miles away and the water system is two miles away, and so unless the developer plans to pay for that then the taxpayers in the area will be paying for that extension. Ms. Haynes said the property is not within the area of city impact but it very well could be in a short period of time. She said Exhibit #35 lists all of the problems with the project and she urged the Board to consider that letter. She said the highway district did not recommend the proposal due to the significant amount of traffic it would cause, and COMPASS indicated there would be a lot of problems if this amount of housing was put in this area because public services and facilities are not adequate for this amount of housing. DEQ has reported under the IDAPA code, 67-6502, that they would recommend a waste water system instead of individual septic systems and individual wells. Southwest District Health indicates there are extreme levels of nitrates and arsenic in this area so they are recommending a public water system. She said the only thing the traffic study does not address is the commercial vehicles that would be used on this road and the resulting impacts. Dan McConnell testified that he's lived in the area for 10 years and has seen how it's been impacted by the existing homes. He is concerned about the negative impacts the proposal could have on area wells and the aquifer. He believes the development should wait until the city brings water and sewer services to the area.

Botie Magee lives in Moonstruck Subdivision and is concerned about impacts to water and the agricultural character of the area and she is strongly opposed to the commercial aspect of the project. She has a thriving 4H and FFA community on her property and she has up to 20 kids in the spring with their lambs, many of whom walk their lambs to her house. She is concerned about the increased traffic.

Andy Haumesser stated the developers have been unable to provide any specifics as to what type of commercial services would be developed on the property or what infrastructure

would be required to support them nor were they able to address the environmental impacts of 74 additional wells and septic systems, or the impact to the local schools, or DEQ nitrate priority zone, or how much the existing traffic will exacerbate an already serious congestion issue in the area. Developments of this magnitude require city water and sewer services, engineered storm water management, street lighting, accessibility of emergency services and traffic safety improvements funded at the expense of the developers and not the taxpayers. He said nebulous, unneeded and unplanned developments benefit no one but the property owners. Mr. Haumesser said he asked DSD staff what would be happening on the other side of Farmway Road and he was assured that there would be no commercial development in the area in the foreseeable future and now less than two years later a commercial project is proposed.

Mert Pratt, the president of the Moonstruck Subdivision HOA, gave testimony regarding his concerns with water seepage and groundwater contamination. He also spoke of how a nearby farmer who rents the land used a chemical sterilant that contaminated the ground and killed one of his trees and he has been in communication with the out-of-state landowner about the issue.

John Kernkamp said there are serious reasons why this development should not be approved including problems with the ground water drawdown, nitrate pollution issues, traffic issues and the fact that this area is designated as prime farmland all make it very clear that this is the wrong place for this kind of development. The issues with schools and lack of supporting utilities for the commercial part indicate that it's the wrong time. There are more than a dozen currently available development properties between 10th Avenue and I-84, many of which have been on the market for some time indicating there's currently no demand for this type of development in the western part of Canyon County. He urged the Board to vote no on the request.

Cheyne Weston, who lives on Orchard Avenue and owns a winery, said the surrounding property owners believe there is no reason to remove this prime farmland from production at this time and these sentiments were echoed by the City of Caldwell and the P&Z Commission. The Board recently attended a conference that focused on the question does growth pay for itself, and responses centered on the fact that more consideration should be taken to consider the impacts of development on neighbors and the true costs of development and what they really are. He believes blanket rezones without extensive background studies and proper fiscal structure lead to adverse impact in local communities. The issues of fire protection, school capacity, a nutrient pathogen study, aquifer recharge, intersection analysis, and public infrastructure aren't adequately addressed. He spoke of how he had to re-drill his well when other developments came to the area and if there is an adverse impact to the wells he will come back to the County and the developer if further mitigation has to be done. Mr. Weston said water has backed up to his farm several times and there are definite issues that go back to the lake in terms of how the water is distributed. He is concerned how the proposed development could impact his property especially if there's not proper storm drainage.

Kelly Harmon will be moving into Moonstruck West by the end of the month and he is concerned about the lack of city services and school availability as well as the impact the proposal will have on well water.

Rebuttal testimony was offered by Todd Lakey who said a lot of the technical issues, such as infrastructure, wells, lot sizes, and access will be addressed at platting. The primary issue

here is what does the comprehensive plan have in store for that area and what's the character of the area. If people want city water and sewer to come to the area they will be looking at .14-acre and .15-acre level densities for the city-type subdivisions. This project will help protect the residential estate character of the area. The Cotner project was just approved to the east a couple weeks ago and they talked about the benefits of residential estate properties and it was commented that we need more of those projects versus the city development. We talked about studies that have been performed, that higher-end residential estate properties generate more in tax revenue because they are above the property tax exemption that a homeowner gets in a typical city subdivision so there will be more tax revenue to pay for schools and roads as a result of these projects. The highway district and ITD did not have any objection as long as they comply with the requirements and standards. They have appropriate access and may have to put in some improvements and adjust the location of access points or consolidate but that's all part of the platting process and that infrastructure can be addressed but the levels of service out there are appropriate. ITD has made significant improvements on Highway 55 as far as new intersection signalization and turn lanes. Mr. Tuthill testified there will not be any significant impact on the aquifer; the water level in this area is extremely stable. Regarding individual wells, it's an issue of not drilling them deep enough to begin with, it's a well design problem, but these wells will go in those appropriate levels and are more modern in their application. They will primarily utilize surface water irrigation rights on this property and will not be pumping from the aquifer for irrigation, which is different from some of the developments out there so they have those surface water rights that will promote more recharge. The property is not in a nitrate priority area, it's only that northwest corner on a portion of the commercial so the health department will evaluate each individual lot and its appropriateness during the platting process. They have commercial treatment systems and technology that can deal with it depending on the type of commercial project but it's a platting issue that will be addressed at platting. During the platting process it's important to note the agencies are involved and have to sign off so it's a question of expertise and meeting their standards. The proposal is consistent with the character of the area which is the primary consideration when you decide to rezone. The concept calls for 74 residential lots on the 90 acres; they pulled the commercial up closer to Highway 55 so there will be less than one dwelling unit per acre if you're looking at 74 on 90 acres. Commissioner Rule said he likes the project but is concerned about the proximity to the lake and what looks like could be standard septic systems and the nitrate priority area in the top corner. He believes a project of this density should be on city water and sewer and if he was the developer he would take a hard look at how much that's going to cost. He said the City of Caldwell's opinion doesn't weigh heavily because it's biased, they want a developer to run city water and sewer to the lake. He referred to the letter from DEQ and said he will probably vote against the proposal as it stands, but he would approve it with a city water or sewer, or a centralized treatment system. Mr. Lakey said the health department looks at the location and the size of the lots and so the applicants may not be able to have 74 lots. There is a line where the nitrate priority area is and they will include that in their thought process in evaluating the individual septic systems for the particular lots. One individual has already talked about the fact that he has some type of higher, more expensive treatment package that was required but again, these are upper-end residential estate lots, and the owners are going to be fine if the health department says they have to have a higher level of treatment package based on the location and proximity to

Lake Lowell. As far as the possibility of community waste water system, he will need to speak with his client. (A recess was taken from 3:34 p.m. to 3:45 p.m.) After conferring with his client, Mr. Lakey said their preference would be to keep it as proposed but they understand the question and the unique nature of the fact that you have a conditional rezoning that allows you to make some adjustments and impose some conditions upon the approval. The challenge is if you put in a community system you are increasing the costs substantially and if you do that then you're also needing to have the mix of development that would support that additional cost whether it'd be density or the commercial aspects of the property. They proposed two alternatives: If you want to require a community treatment system then the applicant's request would be to allow for the commercial development of the property in accordance with the comprehensive plan. Allow more commercial on the frontage and residential farther back that would be roughly 40 lots, fewer lots in development but more commercial. Or, reduce the density and propose a 1.5 acre average lot size to allow larger lots against the lake and have smaller lots farther north on the property and keeping the existing commercial as-is.

Commissioner White asked if the Board can request the applicants to have a treatment system and can there be a requirement to have a specific well depth. Zach Wesley said yes with regard to the treatment system. The process is designed in state law for a conditional rezoning and development agreement to allow negotiation between the County and the developer to put conditions in place that could mitigate impact concerns and although it's not something we've used extensively in the past it's in the realm of that negotiation ability. In the past we've not structured a requirement to have a specific depth because they can vary so much depending on the conditions from lot to lot so we've typically just required they have a well that meets conditions of the regulating agencies. Commissioner White said it seems like government is chasing development instead of having infrastructure in place or being prepared for projects. This is a beautiful plan and it will increase the value because of the size of the lots but she doesn't like increasing the commercial aspect. Some of our land use goals include the orderly aspect of growth and with a development like this you want it closer to the impact area because of services. She would like language in the development agreement to address the protection of water because that is a main concern. Mr. Lakey said the fact that they are surrounded by residential development shows that for the County this is orderly development and is consistent with what's out there but if you want city density then you have city services but he doesn't think anybody out there wants city density, they want residential estates. If there is a concern about density they can include that minimum average lot size of 1.5 acres that will reduce it a little and allow larger lots next to Lake Lowell. Commissioner White spoke about finding a balance with the loss of agricultural property and private property rights. Mr. Lakey said we're talking about a piece of ground that is in agricultural use, but there is no objection from agricultural operators in the area. It's surrounded by residential and commercial designations and uses so if we're going to develop rural residential estates of this type this is the right place to do it because it's surrounded by those things. It is adjacent to the impact area so we're not talking about loss of farm ground in an area. Commissioner Dale said the question was asked about a community treatment system and there was an option on the table of backing up the commercial to its present line and doing the remainder in residential which would be a smaller requirement for a community treatment system. Presently it is commercial comprehensive all the way down

to that dotted line. The other option was to reduce the density by requiring a 1.5 acre average lot size. Those are the two options proposed by the developers. Upon the motion of Commissioner Rule and the second by Commissioner White, the Board voted unanimously to close public testimony. Commissioner Rule likes the project and the commercial aspect. The options are 1) more commercial and a centralized treatment system, or, 2) a larger average lot size of 1.25 or 1.5 acres and a centralized treatment system and leaving the commercial as it is. He doesn't think the opposition would want more commercial so he tends to think they would choose the second option. He spoke about how he's approved projects south of Lake Lowell but the proximity was not this close. He believes the project can be engineered to naturally put it away from the possibilities of getting into the Lake Lowell issues. He would give the developers the option for city services or a centralized treatment system and an average lot size of 1.5 acres. Having bigger lots against the lake would be okay with him as well. He doesn't like conventional treatment in that area because he's watched a lot of these systems fail. Commissioner Dale said he understood the options to be: 1) an average lot size of 1.5 acres with no community system, or, 2) 40+ lots with the commercial remaining as it is. Commissioner Rule said he misunderstood option 2 so that leaves only one option, however, the Board controls the conditions, not the applicant. Commissioner Dale said if the Board denies this application the commercial stays where it is which is a lot of ground for commercial designation and you don't need a comprehensive land change to put commercial in that area. He's not focused on irrigation drainage or runoff because all drainage must be retained on site so it will not be draining into Lake Lowell. It would be engineered to eliminate flooding issues that have occurred because the water would be retained above the lake. Commissioner Rule said this should have city water and sewer or a centralized treatment system. He's not as "hung up" on the water well side but they may need to have a community well. He then made a motion to approve the project. They can have individual wells and a 1.25 acre average density will give them flexibility on changing that, with either a centralized sewer treatment system, or city sewer. The commercial will be left as-is. Commissioner White asked if that means 35 acres of commercial zoning. Director Nilsson asked if the motion is for the rezone or the comprehensive plan map amendment. Commissioner Rule said his motion is for the design the applicants submitted is Exhibit #3, with a 1.25 acre average density instead of .82 acres. Commissioner Dale said if we're going to just address the comprehensive plan amendment then the motion would be to amend the comprehensive plan to put residential on that lower section and 35 acres of commercial on the northern section. Commissioner Rule rescinded his motion and then made a new motion to amend the comprehensive plan to allow the commercial design as depicted in Exhibit #3. Ms. Almeida said in looking at Exhibit #1, in the findings of fact No. 1, it outlines what the applicants are requesting in the comprehensive plan map amendment which is to change the designation of approximately 44.9 acres from commercial to residential and approximately 45.9 acres from agricultural to residential. Commissioner Dale said the request is to reduce the present commercial zoning down to 35 acres which means you have to take some of that out of commercial and put it into residential, and then the agricultural area that is below the commercial on the map is being suggested to move that to residential. Commissioner Rule said he agrees with the 44.9 acres from commercial to residential. Ms. Almeida said Exhibit #3 also delineates what they are requesting which is further clarified in the findings of fact. They are requesting to change the portion of area that is currently agricultural to residential, and a portion of the area that

is shown as commercial to residential. Commissioner Rule said his attempt was to work with the applicants on the design of commercial so whichever action makes that easier for staff and applicant, he doesn't have a preference. Ms. Almeida said the site plan was based on the application submitted and what they are asking for in the comprehensive plan map amendment. Commissioner Rule said that is his motion. Commissioner White asked for clarification on the motion. Commissioner Dale said the motion is to approve the comprehensive map designation identified in Exhibit #3. Commissioner Rule said that is correct. The motion was seconded by Commissioner White. Commissioner Dale said it needs to be understood that the motion on the table is to amend the comprehensive land use map to add residential to the agriculture and to move some of the commercial to residential as specified in Exhibit #3. Commissioner Rule said that is exactly what he wanted his motion to be. The motion carried unanimously. Director Nilsson said staff will have to bring back revised findings supporting the Board's action. Commissioner Rule made a motion to approve the applicant's proposed conditional rezone and development agreement based on Exhibit #3 but not a .82 acre density but rather a 1.25 acre density to allow some flexibility in lot design. Commissioner White wants to amend the motion. Director Nilsson said we don't have a development agreement to approve so if the Board wants to give staff direction to prepare a revised decision with a draft development agreement and work with the applicant on that that would include the density, lot size, plus the transportation and other things that we've heard testimony on today. Staff needs time to do that, and the development agreement will need to be noticed for public review and comment since we don't have one today. Commissioner Rule said he wants to add individual wells, an average density of 1.25 acres, and a centralized treatment system to his motion. Commissioner White seconded the motion. Commissioner Dale said the piece of land that extends down towards the lake will not always remain agricultural, it's going to change. Half of it is already designated as commercial. The trends are there. COMPASS said this is in advance of their prediction but that's just an estimate, they don't control where growth goes, they just try to predict it. Other road agencies have responsibilities to make those transportation improvements. In their next evaluation of growth he thinks they will see the growth patterns are moving out that direction and it's going to be residential and commercial. A very small corner of this ground is in the nitrate area but if we go to a community septic system it will address that issue whatever level of nitrate it is and with the modern technology that's available and with the help of the health department they can find a system that will work adequately. With an average lot size of 1.25 acres that will be 65 or 68 lots and he's sure there's a community system that can handle that load. A vote was taken and motion carried unanimously. The Board will look for the development agreement to come back for review. Director Nilsson asked if the Board wants to see the revised findings for the comprehensive plan and the rezone at the same time as the development agreement. She said it might be wise to give staff a few weeks to work with the applicant and get a plan of action and calendar it for review so the citizens know what to expect. It was decided that a status update will be scheduled two weeks out. Ms. Almeida said public notice will have to be given for the development agreement. The hearing was continued to January 28, 2019 at 2:00 p.m. Commissioner Rule will no longer be in office on that date, but Commissioner Leslie Van Beek can participate if she wants to listen to testimony from the January 10, 2019 hearing. The hearing concluded at 4:23 p.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 11, 2019

PRESENT: Commissioner Tom Dale, Chair
Commissioner Pam White
Commissioner Steve Rule
Deputy Clerk Monica Reeves / Jenen Ross

MEETING WITH COUNTY ATTORNEYS FOR LEGAL STAFF UPDATE AND CONSIDER ACTION ITEMS

The Board met today at 9:01 a.m. with county attorneys for a legal staff update and to consider action items. Present were: Commissioners Tom Dale, Pam White and Steve Rule, Deputy P.A. Zach Wesley, Deputy P.A. Brad Goodsell, Deputy P.A. Mike Porter left at 9:08 a.m., Chief Deputy Sheriff Marv Dashiell left at 9:08 a.m., DSD Director Tricia Nilsson left at 9:12 a.m., Landfill Director David Loper, Executive Assistant Taryn Peterson left at 9:16 a.m., Controller Zach Wagoner and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider signing a resolution for a hardship waiver fee for Chris & Kathie Honeycutt; Case No. CDEF2018-0139: Director Nilsson explained this is for a temporary trailer for 90 days. If they don't comply after the 90 days the case will be referred to the PA's office. Director Nilsson is in favor of waiving the fee. Upon the motion of Commissioner White and second by Commissioner Rule the Board voted unanimously to sign the resolution granting a hardship waiver fee for Chris & Kathie Honeycutt (see resolution no. 19-006).

Consider signing a resolution approving to award officer's badge and duty weapon for Lt. Donia Ballard: Chief Dashiell and Mike Porter explained that Lt. Ballard is retiring and per statute the county is permitted to award her duty weapon and badge. Lt. Ballard has served with Canyon County for 27 years and a ceremony will take place today with her last day being January 16, 2019. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to sign the resolution to award Officer Ballard her badge and duty weapon (see resolution no. 19-007).

Consider signing ordinance amending Chapter 7, Articles 1, 10, and 11, Zoning Regulations and summary: Director Nilsson said there was a hearing in October where the ordinance was approved. Legal has prepared the final ordinance and summary for publication. This ordinance is an effort to clean up and improve the sections on non-conforming uses, properties and structures as well as hopefully shifting density so that some transportation corridors can be preserved. Commissioner White made a motion to sign the ordinance amending Chapter 7, Articles 1, 10, and 11, Zoning Regulations and summary. The motion was seconded by Commissioner Rule and carried unanimously (see ordinance no. 19-001).

Consider signing independent contractor agreements for Court Interpreters Adel Kathem and Abdelbari Ali: Ms. Peterson explained these two contracts were signed in the previous fiscal year and noted for the record the languages each interpreter speaks and their qualifications. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to sign the independent contractor agreements for court interpreters with Adel Kathem (see resolution no. 19-016) and Abdelbari Ali (see resolution no. 19-015).

Consider signing resolution approving and adopting updates to Pickles Butte Operation and Maintenance Manual: Brad Goodsell said that this resolution will approve updates and revisions to the Pickles Butte Operation and Maintenance manual. Notice was published with a 28 day comment period to SWDH. After that time period it then goes to DEQ for comments and any revisions are made based on comments from SWDH and DEQ. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to sign the resolution approving and adopting updates to the Pickles Butte Operation and Maintenance Manual (see resolution no. 19-005).

Consider signing resolution to waive certain landfill fees for Canyon County residents on April 27, 2019: This resolution will allow for Canyon County residents to use the landfill for one day and have certain fees waived. Upon the motion of Commissioner Rule and second by Commissioner White the Board voted unanimously to sign the resolution to waive certain landfill fees for Canyon County residents on April 27, 2019. After the meeting it was noticed that there was an incorrect date on the resolution so it will be revised and brought back to the Board at a later date.

The meeting concluded at 9:26 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 14, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$63,252.52 for accounts payable.

SWEARING-IN CEREMONY FOR NEWLY ELECTED OFFICIALS

A swearing-in ceremony was held this morning in the public meeting room of the Canyon County Administration Building. The ceremony began at 10:00 a.m. with the following people in attendance: Commissioners Pam White, Tom Dale, Leslie Van Beek, Clerk Chris Yamamoto, Prosecutor Bryan Taylor, Sheriff Kieran Donahue, Assessor Brian Stender, Treasurer Tracie Lloyd, Coroner Jennifer Crawford, department administrators, employees, judicial and city representatives, interested citizens, as well as Deputy Clerks Jamie Miller, Jenen Ross and Monica Reeves. Administrative District Judge Susan Wiebe administered the oath to Clerk Chris Yamamoto. The Clerk of the Board administered the oath of office to the following officials: Commissioner Pam White, Commissioner Leslie Van Beek, Assessor Brian Stender, Treasurer Tracie Lloyd, and Coroner Jennifer Crawford. The oaths of office are on file with this day's minute entry. The ceremony concluded at approximately 10:25 a.m.

CONSIDER APPOINTING CHAIRMAN AND VICE-CHAIRMAN OF THE BOARD OF CANYON COUNTY COMMISSIONERS

The Board met today at 11:01 a.m. to consider appointing a chairman and vice-chairman of the Board of Canyon County Commissioners. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Civil Deputy P.A. Sam Laugheed, Deputy P.A. Mike Porter, representatives from the Ambulance District, and Deputy Clerk Monica Reeves. Commissioner Dale said the role of the chairman is to conduct the meeting, control public input, keep the discussion to the agenda items, prohibit personal attacks, and prohibit discussion of issues not before the Board. The chairman retains the right to discuss and vote on every issue. Commissioner Dale made a motion to nominate Pam White to be the chairman and to nominate himself to be the vice-chairman for the coming two years. The motion was seconded by Commissioner Van Beek who said it seems like the obvious choice but she asked if there's any room discussion on looking at rotating it throughout the year to give everyone an opportunity to be chairman. Commissioner Dale said it is an obligation to do this every two years upon the election/re-election of Commissioners and he thinks it's wise to stay with that otherwise the rotation could create some confusion and turmoil. The motion carried unanimously. The meeting concluded at 11:06 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 15, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$85,616.08 for accounts payable.

COMMISSIONERS OFFICE STAFF MEETING

The Board met today at 8:32 a.m. for an office staff meeting. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, PIO Joe Decker, Deputy Clerks Jenen Ross, Jamie Miller, and Monica Reeves. Nicole Foy from the Idaho Press-Tribune arrived at 8:57 a.m., and Chief Civil Deputy P.A. Sam Laugheed, Deputy P.A. Dan Blocksom, and Deputy P.A. Zach Wesley arrived at 8:58 a.m. The Board reviewed this week's schedule with staff. Mr. Decker reported on the following communication issues: KBOI radio interview schedule; he needs to finalize Commissioner Van Beek's bio for the County website; he's worked with Director Loper on the "free day" at the landfill and the household hazard waste disposal events; the courthouse will be closed on Monday for Idaho Human Rights Day; and he will meet with the COMPASS communications director to talk about working together. Commissioner Dale inquired about working with the BSU Public Policy Department to do a survey asking for community input on the jail bond effort so that we can know what the general public thinks about it. Commissioner Van Beek asked if there has been a forum for the public to provide input; she's heard criticism about not allowing the public to comment. Commissioner White said there have been several public hearings and people were allowed to talk. There have also been meetings where the Board was receiving information and did not take public comment. Commissioner Van Beek wants to know where the County is at in terms of expenses because she was told by legal that we are over the amount the Controller included in the budget for the temporary jail housing units. Commissioner White believes the reference is to Paul Navarro's report that a third-party inspector will be needed to assist with obtaining permits for the trailers, and it's her understanding the Controller isn't concerned about that issue. Commissioner Van Beek said the Board should have a running total of what it's costing and where we're at compared to the amount that was allocated. Commissioner White said the Controller keeps her informed and she suggested Commissioner Van Beek reach out to him as well. The Board reviewed the in-house list of boards and committees the Commissioners serve on. Commissioner Dale currently serves on the majority of the boards/committees and he wants to split the appointments between all three Commissioners. Commissioner Van Beek said she has signed up to take a master's class in government budgeting and finance and so she will evaluate how much she can reasonably take on. The Board has a statutory obligation to understand the budget so that's going to be her first priority and then she will filter down the commitments after that. Commissioner Van Beek said she approved a number of claims (invoices) yesterday but she believes the one for the Recorder's/Passport Office in the amount of \$2,539 for office chairs (\$450 for five chairs, and one chair at \$289) is excessive. She will talk to Controller Wagoner about the invoice. Commissioner Van Beek voiced her concern with staff placing a note in the calendar regarding an upcoming land use hearing where the planner emailed a comment about the length of time that should be scheduled given the number of people who testified in opposition at the P&Z Commission hearing, as well as the decision of the P&Z Commission. She does not want staff including notes the calendar appointment because it's the Board's responsibility to read the case packets and come up with their own conclusions and

questions. Commissioner Dale said occasionally there is a note that says whether the case has opposition but outside of that information there doesn't need to be any other information added by staff to the appointment. He finds it helpful to see a note indicating whether there was opposition. Commissioner Van Beek said it's possible some opposition could come in the day of the hearing so necessitates having the complete picture so she proposes leaving out any leading opinions. Chief Civil Deputy P.A. Sam Laugheed said the notes from the DSD planners are intended to have some operational value for scheduling, but there could be another way to achieve that. The meeting concluded at 9:10 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND CONSIDER ACTION ITEMS

The Board met today at 9:11 a.m. with county attorneys for a legal staff update and to consider action items. Present were: Commissioners Tom Dale, Pam White and Leslie Van Beek, Deputy P.A. Zach Wesley, Chief Deputy P.A. Sam Laugheed, Deputy P.A. Dan Blocksom, Lt. Ben Keyes, HR Director Sue Baumgart left at 9:30 a.m., Indigent Services Hearing Manager Kellie George left at 9:15 a.m., Indigent Services Case Manager Camille Tilden left at 9:15 a.m., Nicole Foy from the Idaho Press and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider signing resolution classifying records of the Canyon County Clerk and authorizing the destruction of indigent files/records: Zach Wesley explained this will allow the Indigent Services department to destroy records within a certain timeframe that no longer need to be retained. These particular records, pursuant to this resolution, will be permanently destroyed. Mr. Wesley noted for the record that this resolution is mainly in regards to physical records in order to clear up some cabinet space. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board voted unanimously to sign the resolution classifying records of the Canyon County Clerk and authorizing the destruction of indigent files/records (see resolution no. 19-008).

Consider signing a resolution authorizing the acceptance of State Criminal Alien Assistance Program grant funds: Dan Blocksom said this resolution is for the State Criminal Alien Assistance Program (SCAAP) funds and is based on the number of undocumented individuals in the county jail. We submit those numbers to the Federal Government and they in turn cut a check to the county. This is the agreement to officially accept those funds and allows the federal government to release the funds to us. The grant can only be used for specific purposes which are memorialized in the resolution. This grant is specific to undocumented persons in the county's custody after conviction. Even if there are undocumented persons in custody prior to conviction they do not count towards purposes of this grant. Commissioner Dale made a motion to adopt the resolution authorizing the acceptance of State Criminal Alien Assistance Program grant funds. The motion was seconded by Commissioner Van Beek for discussion. Discussion was had regarding the dates noted in the agreement of July 1, 2015 – June 30, 2016. Mr. Blocksom said he would confirm the dates. Commissioner Dale withdrew his original motion and made

a secondary motion to approve the resolution pending the clarification of the dates allowing the document to be signed as a ministerial matter once the dates are confirmed. Commissioner Van Beek asked several questions about the fund that the money is received into and tracking of the monies. She would like to be able to track excess revenue received by the County so there can be a well thought out plan as to where we're going with the expenditures that need to be made for public safety as well as other things that are trying to be accomplished. Mr. Laugheed said he believes that when the county receives grant money it is required to go into the general fund and then the budget is reopened for adjustments as necessary. Commissioner White seconded the motion to sign the resolution contingent upon clarification of the dates. Commissioner Dale stated for the record that he has every confidence in the Clerk and Controller in being able to show the exact trail of the monies. Commissioner Van Beek carried with Commissioners White and Dale voting in favor (see resolution no. 19-009).

Consider signing notice of informal public meeting and application for the Canyon County Sheriff's Office Marine Division's 2019 Waterway Improvement Fund Grant application to the Idaho Department of Parks and Recreation: Lt. Keyes said this year they are asking to replace a motor on their 1972 boat. The estimate is for \$15,843 with an \$1800 trade-in which left \$14,043 remaining. The grant requires a match of 25% on any equipment under \$50K. In order to meet that match they are going to use the trade-in and then they have a line item that they will pull \$2160 from, which will equal the \$3961 match requirement. The grant needs to be submitted by January 25th and will be submitted electronically. One requirement of the grant is to hold a public meeting for public input; in addition to the meeting Lt. Keyes' contact information is listed in the notice if the public would like to submit comment that way. Commissioner Dale made a motion to authorize the Board to sign the notice of informal public hearing to occur on January 22nd and to sign the grant application. The motion was seconded by Commissioner Van Beek and carried unanimously.

As part of the legal staff update Mr. Laugheed spoke about some items he's made note of regarding the running and preparedness of meetings. The meeting concluded at 9:38 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH THE DEVELOPMENT SERVICES DEPARTMENT DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY, AND GIVE DIRECTION

The Board met today at 9:42 a.m. for a monthly meeting with the Development Services Department Director to discuss general issues, set policy, and give direction. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, DSD Director Tricia Nilsson, Chief Civil Deputy P.A. Sam Laugheed, Deputy P.A. Zach Wesley, Nicole Foy from the Idaho Press-Tribune, and Deputy Clerk Monica Reeves. Topics of discussion included the following: budget and permit update, floodplain ordinance status, planner recruitment update, fire impact fee meeting, and P&Z Commission joint meeting. The items discussed were general in nature and did not require Board action. The meeting concluded at 10:00 a.m. An audio recording of the meeting is on file in the Commissioners' Office.

CONSIDER NEW PROPERTY TAX EXEMPTION APPLICATIONS AND RENEWING VARIOUS EXEMPTIONS UNDER CODES: 63-602B, 63-602C, 63-602D, 63-602E, 63-602W, 63-602GG, 63-602P, 50-2014, 63-602X

The Board met today at 10:32 a.m. to consider various new property tax exemption applications and renewal exemptions under Idaho Code Sections, 63-602B, 63-602C, 63-602D, 63-602E, 63-602W, 63-602GG, 63-602P, 50-2014, and 63-602X. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy Assessor Joe Cox, Assessor's Admin. Analyst Jennifer Loutzenhiser, and Deputy Clerk Monica Reeves. The applications were considered as follows:

Roman Catholic Diocese of Boise Our Lady of the Valley Catholic Church, PIN 05176000

0: Ms. Loutzenhiser said the property is located on Dearborn Street in Caldwell and is owned by the Catholic Church. It was previously partially exemption because it was used by the church but now the church is not using it at all, they are renting it to various other churches and so for that reason this property no longer qualifies for the religious exemption. (She noted that when a property is no longer using it for religious purposes and are only using it for rental property, regardless of who they are renting to, that's when they lose their exemption.) With a religious exemption you have to own the property and use it exclusively for religious purposes. Commissioner Van Beek made a motion to remove the religious exemption from the property because it does not qualify to receive the exemption as an owner non-occupied religious building. The motion was seconded by Commissioner Dale and carried unanimously.

Boise Rescue Mission, PIN 31328012 0: The property is located on Corporate Lane in Nampa and is adjacent to a building the rescue mission already owns; they are expanding their shelter in that area and this property is being used in the same way as the adjacent property that's already received an exemption. Upon the motion of Commissioner Van Beek and the second by Commissioner Dale, the Board voted unanimously to extend an exemption to the Boise Rescue Mission.

Lifeline Crisis Pregnancy Center, Inc., PIN 15954000 0: They have purchased property adjacent to their current property and are using it for storage and meetings while they continue to renovate it and get it ADA accessible, but in the meantime they are using it for a charitable purpose. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek the Board voted unanimously to grant the exemption.

Urban Renewal Agency of the City of Caldwell, PIN 04555000 0. This property is on Main Street in Caldwell and is adjacent to another urban renewal property that's exempt and is part of a gravel lot downtown. When they initially purchased it there was a building on it that was being leased so it didn't qualify at that time. They are now applying for their first exemption on this parcel and the Assessor's Office is recommending approval. Commissioner Dale made a motion to approve the exemption and Commissioner Van Beek seconded it for discussion and then she asked if they are applying to be in the urban renewal district. Ms. Loutzenhiser said no, the property is in the district and is owned by the urban renewal agency and under this code they can receive an exemption on the property as long as they are not renting it. Joe Cox said the city is automatically exempt but the urban renewal agency has to apply for it. Most of this is based on ownership but if they lease it to a for-profit

business or another business then it becomes taxable again. Following comments, the motion carried unanimously.

Urban Renewal Agency of the City of Caldwell, PIN 35307010 0: The property is located on Highway 20-26 and the Assessor's Office is recommending the exemption be granted because they own it and they are not leasing it. Upon the motion of Commissioner Van Beek and the second by Commissioner Dale, the Board voted unanimously to grant the exemption.

Rock of the Christian and Missionary Alliance, Inc., PIN 31460000 0: The property is located on Lone Star Road in Nampa. This is a church that was previously exempt under the ownership of a different church so the use of the property hasn't changed, just the ownership. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek, the Board voted unanimously to grant the religious exemption.

Oregon Potato Company, PIN 30406010A0: The property is located on Treasure Valley Way in Nampa and was recently acquired by the applicant from IdaCold, and it was leased to the College of Western Idaho and Boise State University before that for truck driving classes. The educational use hasn't changed but the ownership has. Upon the motion of Commissioner Van Beek and the second by Commissioner Dale, the Board voted unanimously to approve the exemption for the Oregon Potato Company leasing to CWI for truck driving educational purposes.

Joe Cox noted that on any exemptions that are denied the applicants have a right to an appeal process where they can provide additional information to the Board. Ms. Loutzenhiser presented a stack of exemption applications on properties that were previously granted exemption and where there has been no change in ownership or use. There are 11 applications for charitable exemptions under Idaho Code Section 63-602C which qualify for the exemption for 2019. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek the Board voted unanimously to grant the extension of the existing exemptions. There are six applications for educational exemptions under Idaho Code Section 63-602E which qualify for the exemption for 2019. Upon the motion of Commissioner Van Beek and the second by Commissioner Dale, the Board voted unanimously to accept the six applications under the educational exemption because the use and ownership have not changed and because the Assessor has recommended approval. There are four applications for urban renewal exemptions under Idaho Code, Section 50-2014 which qualify for the exemption for 2019. They are owned by the Nampa Urban Renewal District and just like the others the use and ownership have not changed and the Assessor is recommending approval. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek the Board voted unanimously to grant the exemption for the coming year. There are 59 applications for religious exemptions under Idaho Code, Section 63-602B. They have not changed in ownership or use and the Assessor is recommending approval for 2019. Upon the motion of Commissioner Van Beek and the second by Commissioner Dale the Board voted unanimously to accept the 59 applications because the use and ownership have not changed under Idaho Code, Section 63-602B. Mr. Cox said the renewal process is done on an annual basis and if the churches don't apply we recommend they don't qualify. Ms. Loutzenhiser may contact them several times to make sure they do get qualified. There about 600 parcels that receive this type of application and the deadline to file is April 15th. Commissioner Van Beek suggested there be a pause before calling for the vote in case she thinks of a question and we can reference the due diligence on the record. Below is list of the following accounts that were granted an exemption:

13415000 0 NAMPA DEVELOPMENT CORP
13415011 0 NAMPA DEVELOPMENT CORP
13333000 0 NAMPA DEVELOPMENT CORPORATION
13335000 0 NAMPA DEVELOPMENT CORPORATION
04865000 0 ANTIOCH MISS BAPTIST CH
12798000 0 APOSTOLIC ASSEMBLY OF FAITH IN JESUS CHRIST INC
ASSEMBLY OF GOD CH CENTRAL LATIN AMERICAN DIST
02016000 0 COUNCIL
35746000 0 CALDWELL FREE METHODIST CHURCH INC
17607033 0 CANYON COUNTY CHURCH OF CHRIST INC
08575000 0 CH OF THE NAZARENE
08833000 0 CH OF THE NAZARENE
12158000 0 CH OF THE NAZARENE
08573000 0 CH OF THE NAZARENE N NA INC
19191000 0 CHURCH OF CHRIST
20007000 0 CHURCH OF GOD
01577000 0 CHURCH OF GOD APOSTOLIC OF ID
31440010A0 CHURCH OF THE BRETHERN INC
30381000 0 FELLOWSHIP BAPTIST CHURCH INC
17769000 0 FIRST BAPTIST CHURCH OF MIDDLETON
17779000 0 FIRST BAPTIST CHURCH OF MIDDLETON
18469000 0 FIRST BAPTIST CHURCH OF MIDDLETON
18857000 0 FIRST BAPTIST CHURCH OF NOTUS INC
38996000 0 FIRST BAPTIST CHURCH OF ROSWELL
15436000 0 FIRST CHRISTIAN CH
15437000 0 FIRST CHRISTIAN CH-NA
15439000 0 FIRST CHRISTIAN CH-NA
15441000 0 FIRST CHRISTIAN CH-NA
07347000 0 FIRST CHURCH OF CHRIST SCIENTIST
19935000 0 FIRST METHODIST EPIS CH WILDER
18987000 0 FIRST PRESBYTERIAN CH
00330000 0 FIRST REGULAR BAPTIST INC
32186010 0 FIRST ROMANIAN CHURCH INC
32918000 0 FOLLOWERS OF CHRIST
32923000 0 FOLLOWERS OF CHRIST INC
34174000 0 FRANKLIN COMMUNITY CH INC
36241000 0 GREENLEAF FRIENDS CH
36242000 0 GREENLEAF FRIENDS CH
36263010 0 GREENLEAF FRIENDS CHURCH
36264000 0 GREENLEAF FRIENDS CHURCH
33670010 0 HOMEDALE FRIENDS COMM CHURCH
19940000 0 IGLESIA EVANGELICA MEXICANA DE WILDER INC
13490010 0 INVOLVE CHURCH INC

01112011 0 JEHOVAHS WITNESSES INC N CALDWELL CONGREGATION
 27472000 0 MIDWAY BIBLE MISSIONARY CH
 16765000 0 NAMPA CH OF CHRIST
 00087000 0 NEW LIFE BIBLE FELLOWSHIP INC
 02815545 0 NW DISTRICT BIBLE MISSIONARY CHURCH
 19565000 0 REVIVAL CENTER CH INC
 ROMAN CATHOLIC DIOC OF BOISE SACRED HEARTS JESUS
 18975000 0 MARY CHURCH
 17503000 0 ROMAN CATHOLIC DIOC OF BOISE MELBA CHURCH
 15617000 0 ROMAN CATHOLIC DIOC OF BOISE ST PAULS CHURCH
 32334000 0 ROMAN CATHOLIC DIOCESE CEM
 15227000 0 ROMAN CATHOLIC DIOCESE OF BOISE
 15228000 0 ROMAN CATHOLIC DIOCESE OF BOISE
 16238000 0 ROMAN CATHOLIC DIOCESE OF BOISE
 17502000 0 ROMAN CATHOLIC DIOCESE OF BOISE
 17607020 0 ROMAN CATHOLIC DIOCESE OF BOISE
 24564010 0 ROMAN CATHOLIC DIOCESE OF BOISE
 02033000 0 SPANISH ASSEMBLIES OF GOD CHURCH ROSA DE SARON
 03678010 0 TREASURE VALLEY CHRISTIAN
 03683000 0 TREASURE VALLEY CHRISTIAN
 03685000 0 TREASURE VALLEY CHRISTIAN
 33003011A0 UNITED REFORM CHURCH OF NAMPA
 64941025 0 CANYON COUNTY COMMUNITY CLINIC
 31304000 0 BOISE RESCUE MISSION INC
 31305000 0 BOISE RESCUE MISSION INC
 31312000 0 BOISE RESCUE MISSION INC
 31328011 0 BOISE RESCUE MISSION INC
 16835000 0 BOISE RESCUE MISSION INC @@
 29196000 0 IDAHO FISH AND WILDLIFE FOUNDATION INC
 15957000 0 LIFELINE CRISIS PREG CNTR INC
 11905200 0 LIFEWAYS INC
 35790115 0 LIFEWAYS INC
 31139000 0 PACIFIC PRESS PUBLISHING ASSOC
 61111011 0 TREASURE VALLEY COMMUNITY COLLEGE
 36822011 0 CANYON OWYHEE SCHOOL SERVICE AGENCY
 11504000 0 EVAN LUTH ZIONS CONG OF THE
 76062000 0 GREENLEAF FRIENDS ACADEMY
 36241010 0 GREENLEAF FRIENDS CHURCH
 29567011 0 LIBERTY CHARTER SCHOOL INC

The meeting concluded at 10:59 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 16, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale – attending the legislative committee mtg.
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

No meetings were conducted.

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$128,342.63 for accounts payable.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 17, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1/18/19

The Board of Commissioners approved payment of County claims in the amount of \$915.00, \$4402.20, \$17,070.31 and \$8370.20 for accounts payable.

APPROVED CLAIMS ORDER NO. 1908

The Board of Commissioners approved payment of County claims in the amount of \$1,732,837.93 for a County payroll.

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$45,610.16, \$70,943.47 and \$52,980.51 for accounts payable.

CONSIDER INDIGENT DECISIONS

The Board met today at 8:46 a.m. to consider indigent decisions. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Customer Service Specialist Robin Sneegas and Deputy Clerk Jenen Ross. The following cases do not meet the eligibility criteria for county assistance: 2019-162, 2019-206, 2019-249, 2019-161, 2019-235, 2019-250, 2019-243, 2019-314, 2019-209, 2019-211 and 2019-234. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board voted unanimously to issue initial denials with written decisions within 30 days on the cases read into the record. Commissioner Van Beek made a motion to approve case nos. 2019-232, 2019-252 and 2019-302. The motion was seconded by Commissioner Dale and carried unanimously. The meeting concluded at 8:49 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH COUNTY ATTORNEYS FOR LEGAL STAFF UPDATE AND CONSIDER ACTION ITEM

The Board met today at 9:02 a.m. with county attorneys for a legal staff update and to consider an action item. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, Deputy P.A. Mike Porter, Deputy P.A. Dan Blocksom left at 9:15 a.m., Deputy P.A. Zach Wesley, HR Director Sue Baumgart, Controller Zach Wagoner left at 9:15 a.m. and Deputy Clerk Jenen Ross. Sam Laugheed spoke about the SCAAP Grant that was considered previously. He said that Mr. Blocksom confirmed that the dates of service listed in the grant are correct. Zach Wagoner said that when the SCAAP Grant monies are received they will be credited to the justice fund which will in essence offset the expenditure that has already taken place. Commissioner Van Beek asked if we know if the grant monies for this year have been earmarked for a designated purpose by the Sheriff's Office. Mr. Wagoner believes that money is to offset the purchase of the Iris scanner that has already been received. Commissioner Van Beek's understanding is that the county is not housing undocumented aliens and has some question as to why we're receiving funds. She would like to see an accounting of the number of undocumented persons so that we're clear on providing the answer of 'do we house them or not?' Mr. Laugheed and Mr. Porter explained that if we have undocumented aliens in our custody they are there on either county or city charges. When a person comes into custody on a criminal charge there is a booking process in which they can disclose to the booking officer their nationality so that an embassy can be contacted on their behalf if appropriate. They remain in our custody while they have a bond on their criminal case and an agreement has been worked out with ICE agents and their leadership that once our charges have been resolved they'll be notified, and except for the processing time to take them out of our custody they either remove them from the facility or switch them over to their control and custody. Undocumented inmates will then be watched by county deputies but they are now, for purposes of the law, considered an ICE detainee so that may cause some confusion. Mr. Wagoner clarified in regard to this particular grant no revenue was formally budgeted so that side will show zero and will be tracked at the line item level.

Meeting with Development Services staff to consider signing a resolution for a hardship waiver fee for a temporary use permit for Miguel Benavides: The county land use ordinance prohibits permanent residence in a recreational vehicle, however there is a 90 day

permit available to allow a person to stay in the RV until they can either relocate the vehicle or find other accommodations. Generally people requesting this type of waiver are indigent and cannot afford the \$300 application fee. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to sign the resolution for a hardship waiver fee for a temporary use permit for Miguel Benavides (see resolution no. 19-011).

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION, AND COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

A request was made to go into Executive Session to discuss records exempt from public disclosure and attorney-client communication, and communicate with legal counsel regarding pending/imminently likely litigation. The Executive Session was held as follows:

Commissioner Dale made a motion to go into Executive Session at 9:23 a.m. pursuant to Idaho Code, Section 74-206(1) (d) and (f). The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, HR Director Sue Baumgart, Deputy P.A. Dan Blocksom, Deputy P.A. Mike Porter, Deputy P.A. Zach Wesley, Chief Deputy P.A. Sam Laugheed and Deputy Clerk Jenen Ross. The Executive Session concluded at 10:00 a.m. with no decision being called for in open session.

An audio recording of the open portion of the meeting is on file in the Commissioners' Office.

MEETING WITH ANNE WESTCOTT TO DISCUSS FIRE DISTRICT IMPACT FEES

The Board met today at 10:07 a.m. to discuss fire district impact fees. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, DSD Director Tricia Nilsson, Deputy P.A. Zach Wesley, Controller Zach Wagoner, Anne Westcott and Ozzie Gripentrog from Galena Consulting, Attorney Bill Gigray, Ambulance District Director Michael Stowell, Kuna Rural Fire Chief Larry Palmer, Wilder Fire Chief Steve Rhodes, Caldwell Fire Chief Mark Wendelsdorf, Commissioner Kemp from the Caldwell Rural Fire District, Caldwell Deputy Fire Chief Steve Donahue, Star Fire Chief Greg Timinsky, Robin Moore from the Star Fire Department, Nampa Fire Chief Phil Roberts, Marsing Fire Chief Brian Showalter, Commissioner Jim Bower from the Marsing Fire Department, Commissioner Liz Bolts and Victor Islas from the Middleton Rural Fire District, Lori Spatley from the Greater Middleton Parks and Recreation, Tim Ulmer from the Greater Middleton Parks and Recreation and Middleton Rural Fire District, and Deputy Clerk Monica Reeves. Anne Westcott said a public meeting was held a year ago to bring the elected officials and fire districts together to talk about fire service in the county. There are 11 jurisdictions for fire protection and emergency medical response who support each other through mutual aid and they are asking Canyon County to consider partnering with the districts in the collection of impact fees. The districts property tax, particularly with the caps that are in imposed, cannot keep up with the

increasing costs of operation. Existing residents are not interested in paying for growth. Impact fees are for capital, not for operating, and they are an equitable way to assign the burden of the cost of growth-related capital. Fire impact fees are already being assessed in Nampa, Caldwell, Boise and Meridian. Ada County is considering the collection of fees. The Canyon County Fire Districts would like to collect impact fees in order to support their growth-related capital needs in order to keep that level of service, but because the districts do not issue building permits there is no point at which they can collect an impact fee. They need cities and counties to collect it for them and that's why they are here today, they would like the county to consider collecting impact fees and disbursing them to the districts so that they can pay for their growth-related capital. A PowerPoint presentation was given and highlights included: service delivery, ideal response times, Treasure Valley target response times, fire district population growth projects 2018-2028, fire district household growth projects 2018-2028, fire district non-residential growth projects 2018-2028, increase in calls for service, growth's impact on level of service, how can districts maintain their level of service in the midst of significant growth, how can districts maintain their level of services in the midst of significant growth, and what the districts are seeking from the county. A review of impact fees and Idaho state statutes, study methodology, fee calculation, current capital assets needed for current level of service, value of 10-year capital improvement plans by district, capital improvement plan for Caldwell/Caldwell Fire District, Kuna Fire District, Marsing Fire District, Middleton Fire District, Nampa/Nampa Rural Fire District, Star Fire District, and Wilder Fire District, proposed impact fees per fire district, impact fee calculations, fee comparisons, and the legal process:

- Fire districts have conducted their impact fee studies and developed 10-year capital improvement plans in compliance with state statute.
- Advisory committees made up of community members in development, real estate, lending, construction, etc., have given their unanimous recommendation to adopt the proposed fees.
- District commissions have reviewed the proposals and have determined they would like to pursue the adoption of fees with the cities and Canyon County.
- The Cities of Kuna and Star have already adopted fees for their rural fire districts; the City of Middleton has indicated its willingness to do so as well.
- All documentation of adoption of impact fees for the respective fire districts has been developed in compliance with state statute and can be provided to the Prosecutor's Office for review.
- Required Steps:
 - Approval of impact fee advisory committee membership
 - County public hearing on each fire district's capital improvement plan and resolution approving each plan
 - County public hearing on the ordinance adopting fire district impact fees
 - County planning and zoning public hearing to amend the comprehensive plan to include the fire district capital improvement plans; resolution of amendment by the Canyon County Commissioners

Administration of fees: Ideally, the county would assess and collect the appropriate fee at the point of building permit. Revenue would be disbursed to the districts on an agreed-upon schedule (i.e., quarterly). Districts would pay the county an administrative fee for processing. Districts would be responsible for managing required reporting to the development impact fee advisory committee and fund/manage the required study updates at least every five years.

Bill Gigray, who represents a number of the fire districts, provided information on the legal aspects followed by roundtable discussion amongst the Board, Ms. Westcott and Mr. Gigray. (A copy of the legal aspects presentation is on file in with this day's minute entry.)

The county, city and Ada County highway districts are the only ones that can do impact fees by ordinance. You can enter into an inter-governmental agreement for the purpose of enacting an impact fee ordinance for a fire district so when the legislature amended the law in 2007 to add that provision they didn't amend any other part of the development impact fee law. The City of Kuna was doing an accommodation to the fire district so they needed a model that had the least amount of administrative and fiscal impact to the city because the benefitted party is going to be the fire district. They also realized that model would have to be followed with Ada County, and Star, etc., but we really don't want to have 16 different models about how this agreement will be put together. The best way to do it would be in your ordinance to have it for participating fire districts which would be defined in the ordinance so if you had one drop out or you had an additional one you'd only have to amend pieces of the ordinance. It makes more sense to do it in one ordinance and identify participating fire districts. The model provides that the fire districts will assume most all the responsibility for administering the development impact fee. The collection will have to be done at the county level, the initial determination of the standard impact fee would be charged on a standard application. If someone claims an exemption it might be easier to let the building inspector make that decision rather than have to worry about referring to the fire district whether an exemption should be there or not. Then you can have a request for a special assessment where they claim there are some benefits coming out of this. If somebody requests a special assessment that would be referred to the fire district for determination. There can be requests for credits and reimbursements which would be referred to the fire district administrator. Then we have to establish the trust fund and it would be administered by the fire districts and that removes a lot of the administrative expense from the county. Each district would establish through policy these trust funds which require you to identify every property, every fee payer, when it was collected and it will be accounted for in that manner by year. We can follow this with the PA's Office from the resolutions approving the capital improvement plan to the public hearing notices. Both the fire district commission and the county commissioners are required to have the public hearings. Commissioner Van Beek asked for more information on the growth rate multiplier. Ms. Westcott said it starts with COMPASS who does all the demographic data and the update of the 4-year plan. Their projections tend to be conservative as they are based on trends which she balances with the down trends and then she goes to the cities and then to Director Nilsson on the building permit activity. Five different sources come together and she makes an educated guess. Having that relationship appropriate makes it not so risky to have those growth projections wrong as long as everyone is paying their share. Commissioner Van Beek asked who absorbs the remaining impact fee for the platted developments that occurred during the recession in 2008. Ms. Westcott said a district can

choose to collect all \$4 million for a station and then build the station, or they can say they feel comfortable that it will be built out in 10 years and they will front it with property tax dollars and pay themselves back, or they can bond for it and pay themselves back. If they take that risk of building before they've collected all the money and the worst thing happens then they are going to have to make up the difference. If nothing gets built at all you have to give that money back. Commissioner Van Beek asked how they are mitigating for the increased prorated cost per house. Ms. Westcott said it doesn't have to be mitigated; in Idaho they don't ask us to do this, she just tries to make sure she's not over collecting. If she puts more growth in it brings the fee down, if she makes a growth projection that's too low everyone has to pay more than their share. Ms. Westcott said there is no fee to the county for her services as the districts have paid for her services. Commissioner Dale said he has been a proponent of impact fees for 22 years because he believes growth should pay for itself, it should not be placed on the existing property taxpayers. He said every taxpayer in this room should be appealing to their legislators to allow school districts to assess impact fees because that would greatly reduce the property tax burden for every property taxpayer in every district in every city in every county. You want impact fees to establish them when you anticipate growth, you don't want to establish them after you see growth coming because you've missed the boat. You want to get that impact fee established so the developer knows going in that they will be helping to accomplish what is needed to protect the homes with fire and emergency medical treatment. He supports this issue but he believes the fire districts should be responsible for those initial discussions and determinations of exemptions, he doesn't want to see that go to the Development Services Department. Commissioner White said she's always believed in impact fees and supported them. She said growth will never pay for itself but we are doing everything we can where they are shouldering a huge load and that's a good thing. Commissioner Van Beek said given that it doesn't generate income immediately what is used as an average time once you decide to assess an impact fee? Ms. Westcott said the statute allows us to start collecting 30 days after the ordinance is in effect. The City of Nampa is unique in that they do police, fire, parks and streets and so that growth will pay everything. The fee has significantly increased so they have allowed 120 days before implementation to give people some time to adjust. You have flexibility, each district is different. Commissioner White wants it on the record that the county will assess and collect the appropriate fee at the point of building permit and revenue will be dispersed to the districts on an agreed up on schedule. Districts will pay the county an administrative fee for processing and will be responsible for managing required reporting to the development impact fee advisory committee and manage the required study updates at least every five years. Bill Gigray said the standing committee has to meet at least once a year and they will staff all of that and they will report what they are doing to the county. The next step is to obtain authority from the Board to send all the documents to the Prosecutor's Office. As far as the required hearings, they can be done all at once on the approval of the capital improvement plan, the ordinance and the new fee, and then the county will have to amend the comprehensive plan to include the capital improvement plan. Ms. Westcott said all of the districts are done through their advisory committee and have been approved by their commission, except for Caldwell Rural Fire, Wilder Fire and Marsing Fire, but that process should be done in the same amount of time it takes the Prosecutor to review the documents. Mr. Gigray said they are working with the Greater Middleton Parks and Recreation District because they need to propose impact fees but they cannot enter into an

inter-governmental agreement with the county because they are not in the statute so we are putting together a process by that which would have some synergy with this but we'll have to do it with a contract services agreement with the district and then there will be an intergovernmental agreement between the City of Middleton and the county. The process will look a little different. Director Nilsson said when we go through the agreements we want to explore how we might set the county's administrative fee so we don't just have an arbitrary percentage. Mr. Gigray said the county determines what its costs are and then you establish it at that point. Phil Roberts said they are already seeing the benefits of impact fees in their community and they are reducing runs by their larger equipment by implementing a squad. They've had some difficulties with the cost of the reduction where they weren't able to collect \$5.5 million in impact fees and it cost them a station they desperately needed. They are already planning for two more beyond that. He greatly appreciates the Commissioners' willingness to hear the information. Victor Islas from Middleton said the people in Middleton deserve the same services as those in Nampa and Caldwell and hearing the positivity from this discussion means there's less stress on what the future will look like. Commissioner White said there's no decision to make, it'd be a consensus of the Board to move ahead and let Mr. Gigray meet with Zach Wesley and put more information together. Commissioner Van Beek reiterated the point that no decision is being made on this matter today. The meeting concluded at 11:24 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH THE PARKS DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION AND CONSIDER SIGNING A RESOLUTION TO MAKE REAPPOINTMENTS TO THE CANYON COUNTY HISTORIC PRESERVATION COMMISSION

The Board met today at 11:30 a.m. with the Parks Director to discuss general issues, set policy and give direction and to consider signing a resolution to make reappointments to the Canyon County Historic Preservation Commission. Present were: Commissioners Pam White, Tom Dale, and Leslie Van Beek, Deputy P.A. Zach Wesley left at 11:34 a.m., Parks Director Nicki Schwend and Deputy Clerk Jenen Ross.

Reappointments to the Canyon County Historic Preservation Commission: Director Schwend provided a background on the Historic Preservation Commission. Commissioner Dale made a motion to sign the resolution reappointing Dr. Mark Plew and Nikki Gorrell to the Canyon County Historic Preservation Commission. The motion was seconded by Commissioner Van Beek and carried unanimously (see resolution no. 19-010).

Director Schwend continued her meeting updating the Board on the following items:

- *Grant application workshop:* The workshop has been moved to earlier in the year in order to allow more time to work with the organizations. They will also be tightening up the requirements for providing a project summary at the end of the fiscal year.
- *Waterways Improvement Fund grant:* Recently they were made aware that Idaho State Parks is still seeking applications so they are fast-tracking the Celebration Park Shoreline Stabilization and Dock Replacement application which was originally slated for FY2021.

- *Idaho-Oregon Snake River Water Trail*: Started with a National Parks Service grant in 2009. The idea is to get growing communities on board to make it a resource for recreation and education.
- *Canoe Science Camps*: This is a program being initiated this summer and will be completely funded by grants.
- *Lake Lowell Park – Story Trail*: This was designed as a way to get kids to a park and get them hiking and reading.
- *Winter Desert Ecology Field Trips*: Field trips are continuing to go strong.
- *Southwest Idaho RC&D and Canyon County Historic Preservation Commission Luncheon*: Was held on December 4th at the Crossroads Museum.
- *Crossroads Museum*: The next exhibit is scheduled to be the Return of the Boise Valley People but the government shut down has slowed this down a little.
- *Gun Range*: A corporal from the SILD program has reached out to ask about closing the gun range to do a deep clean. The cleaning will take place on January 26th; notices have been posted and Mr. Decker will post the information on the website. Up until this year the gun range has had no funding and the parks staff does the best job they can in keeping it clean but it is always busy and Ms. Schwend worries about possible altercations. Director Schwend has proposed to close it from dawn to 3:30 p.m. the last Thursday of each month for regular cleaning. Parks will be doing the cleaning but she will let SILD know and if they have crews available the help would be welcomed. Next week she will meet with Paul Navarro to discuss pulling power out there.

The meeting concluded at 12:00 p.m. An audio recording is on file in the Commissioners' Office.

RESCHEDULE PUBLIC HEARING - REQUEST BY RICH AND RHONDA PICKETT FOR A CONDITIONAL REZONE, CASE NO. CR2018-0004

The Board met today at 1:33 p.m. to go on the record to reschedule the public hearing in the matter of a request by Rich and Rhonda Pickett for a conditional rezone, Case No. CR2018-0004. Present were: Commissioners Tom Dale and Pam White, Deputy P.A. Zach Wesley, DSD Planner Debbie Root, and Deputy Clerk Monica Reeves. The hearing is being rescheduled to a later date for the purpose of having all three Commissioners present to hear the case. Upon the motion of Commissioner Dale and the second by Commissioner White, the Board voted unanimously to move the hearing to January 22, 2019 at 11:00 a.m. The meeting concluded at 1:34 p.m. An audio recording is on file in the Commissioners' Office.

JOINT MEETING WITH BOARD OF COMMISSIONERS, P&Z COMMISSION AND DSD STAFF

The Board met this evening at 5:06 p.m. for a joint meeting with the P&Z Commissioners and DSD staff. Present were: Commissioners Pam White and Tom Dale, DSD Director Tricia Nilsson, DSD Planners Jennifer Almeida, Debbie Root, and Dan Lister, DSD Admin. Specialist

Kathy Frost, P&Z Commissioners Rick Fried, Patrick Williamson, Robert Sturgill, John Carpenter, and Rick Hall, Sheena Wellard, and Deputy Clerk Monica Reeves. Commissioner Van Beek arrived at 5:13 p.m. The P&Z Commissioners introduced themselves and offered brief comments as follows: Rick Fried lives in the Middleton community and works for Mountain West Bank; Patrick Williamson, along with his family, owns and operates Williamson Orchards and Vineyards in the Sunnyslope area; Rob Sturgill lives in Middleton and is an engineer for Jabil, a contract manufacturing company; John Carpenter lives in the Parma/Roswell area and is a civil engineer; Rick Hall lives in Caldwell and is in the collection agency business.

The topics of discussion were as follows:

What issues are you observing in your decisions and recommendations that deserve more attention by the County?

Patrick Williamson said he's noticed school districts are not responding to staff's requests for information on how new developments will impact them. It'd be nice to have their input on whether the school can handle adding 100 more students, for example. John Carpenter said that may be applicable to other agencies like ITD and the City of Middleton as their responses are inconsistent, for instance, the city may say they don't support a project because it should be over two acres, but then in the same area they may have a totally different stance where they do support it. Dan Lister said staff reaches out to the school districts, but a lot of time they don't have a number available, they will just say they're not at capacity and that's all they'll say. Commissioner Dale said it's good to ask for information but there is a court case where a city used a school district's feedback to deny a development and it was overturned at the court level because it said the school district's responsibility is to respond to population that comes there, it is not the city's authority to deny a development because it will add students to the school. We have to be careful about utilizing the information in denying or approving an application.

Rob Sturgill said the more general question might be the overall impact of high-density subdivisions and how we balance the density versus the impact to schools, roads, etc. He would like to know the Board's perspective of how it views the impact and where it draws the line between high-density and impact. Rick Fried said at a recent meeting the legislators were addressing the question of whether development funds growth, and the take away from that meeting was we have some issues with infrastructure – roads, highways – but we don't have answers so now we're feeling the impact of growth on all entities yet we have the responsibility of being part of an oversight of planning. He wants to hear the Board's thoughts on how to manage some of the components of growth that are putting seemingly undue pressures on infrastructure and public entities. With regard to the question of high-density growth, Commissioner Dale said it belongs within the boundaries of the city limits. If it rises to that level outside the city limits he doesn't think we should be doing it. Regarding the impact of the growth, he said that comes into some deep philosophical and political concepts. The Board's job is to define what we want to see in the County through land use ordinances where we have clearly defined appropriate uses and lot sizes and that's what we should go by. He is a huge proponent of impact fees and he believes growth should pay for itself. He has encouraged people to lobby legislators to grant that same ability to assess impact fees to schools because there is no greater direct connection between the need for

new schools and new houses. We should assess an impact fee for public safety on the County level and if that had been started 15-20 years ago we'd have a really good head start on what we need to build a new jail. He is not in favor of controlling growth by saying, no to growth. Commissioner Van Beek said she is a proponent of getting more information so we can have a complete picture and so she suggested the County engage in some training with Jerry Mason, a land use planner and land use attorney. As far as high-density projects, they need to be done well so they do not increase the need for fire and other services. If we work together and develop the comprehensive plan we'll have a really good road map of where to go. There needs to be long-term strategic planning, although she is not necessarily a proponent of assessing impact fees for schools. Commissioner White said high-density development belongs in the impact area. The reality is that growth will never pay for itself but we have to develop a way with impact fees and other ways to make it shoulder a majority of the burden. Director Nilsson said she attend a meeting this afternoon of the Association of Canyon County Highway Districts and the air went out of the room when it was reported that in three years the Canyon Highway District budget will be upside down. They will have no money for capacity expansions and barely enough to maintain their system so they have initiated impact fee discussions. She asked if the Board is interested in coming up with a tool to measure the fiscal impact of development. Not that we can predict who to hire for that but it's something Anne Westcott with Galena Consulting could do for us. Commissioner Dale thinks it would be a great tool. Commissioner Van Beek prefers we pursue some kind of training to understand it before we commission that out. Mr. Carpenter, who's in the development business, said there's an obvious difference between the cities and the County. For example, in Nampa it's easier for them to make a decision because they don't have to reach out to highway districts and other agencies for feedback. They're getting ready to implement a new impact fee of \$2,800 per residential unit, which is a huge number but it doesn't seem to be causing the developers to hesitate in moving forward with their projects. We need to get aligned with the different cities in what the impact areas are and figure out what we are going to do in those areas and have a general plan. Commissioner Dale said impact fees are reflective of the actual cost of developing and building in the area, but without it you're getting a false impression of what the cost of living is and you're passing it on to everybody else who's already living there. Impact fees have to follow a very specific and precise formula to assess the true cost of impact and development.

What is working well, and what can be improved, in your role as a P&Z Commissioner?

Mr. Carpenter said more training would be valuable. Commissioner Van Beek said Jerry Mason is willing to provide training. Director Nilsson said he has excellent training videos on IAC's website and she can send the links out. Commissioner Dale agreed that Mr. Mason is a great resource and perhaps when he's in the area we could schedule some time for training. Mr. Sturgill said the Board has done a great job in constructing the makeup of the current P&Z Commission because there are a number of different disciplines represented and it's very helpful when looking at specific cases. Mr. Fried said it would be good to know the reasoning behind the Board's decision when it disagrees with the P&Z Commission's decision or recommendation. Commissioner Dale said it was reported that the Board's decisions differed from the P&Z Commission's decision only 8.6% of the time which is pretty good and perhaps a good process for us would be if an applicant brings in new information and it significantly changes the character it might be good to kick it back to P&Z Commission so they can understand the new information, but the problem with that is timing which can

be a real hardship on an applicant. Director Nilsson said when there are differences they try to hone in but sometimes the differences are gray. She doesn't want the P&Z Commissioners to feel that a difference means there's something wrong; both groups are in a different environment when making a decision. Mr. Williamson made the point that more people seem to attend P&Z Commission hearings because they're held in the evening, as opposed to the Board's hearing which are held during the work day. Commissioner White said all communication, whether email, letter or phone call, carries the same weight with her as those who attend the hearing in person. Commissioner Van Beek said whether they are here or not we should not be making decisions based on emotion; decisions need to be reasoned and defensible by looking at the information and the facts of the case. Mr. Sturgill thanked staff for the excellent reports they provide. Dan Lister encouraged the Commissioners to lean on staff for more information if they need it. Mr. Williamson spoke briefly of the H-2A agricultural housing requirements and how the required wage is \$13.42 an hour. He said there is a federal case trying to overturn that because no one in the northwest region is paying that amount. He noted that Jennifer Uranga with the Marsing Labor Camp would be a great resource on the subject. No Board action was required or taken as the meeting was held for information purposes only. The meeting concluded at 5:55 p.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 18, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- HP, Inc. in the amount of \$2800.00 for the Information Technology department
- Amazon in the amount of \$5364.00 for the Information Technology department
- HP, Inc. in the amount of \$1400.00 for the Information Technology department
- HP, Inc. in the amount of \$6207.00 for the Information Technology department
- HP, Inc. in the amount of \$9934.00 for the Information Technology department
- Mountain Home Chrysler Jeep Dodge, LLC in the amount of \$24,097.00 for the Fleet department/Sheriff's Office

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$62,367.83 for accounts payable.

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND CONSIDER ACTION ITEMS

The Board met today at 9:00 a.m. with county attorneys for a legal staff update and to consider action items. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, Deputy P.A. Brad Goodsell left at 9:17 a.m., Chief Deputy Assessor Joe Cox left at 9:17 a.m., Administrative Analyst Jennifer Loutzenhiser left at 9:17 a.m., Appraiser Greg Himes left at 9:17 a.m., Treasurer Tracie Lloyd left at 9:17 a.m., Deputy P.A. Mike Porter arrived at 9:20 a.m. and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider signing corrected resolution to waive certain landfill fees for Canyon County residents on April 27, 2019: Brad Goodsell explained last week a resolution was signed to waive tipping fees at the landfill on April 27th but there was an error in the date and this resolution will correct that. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board signed the resolution to waive certain landfill fees for Canyon County residents on April 27, 2019 (see resolution no. 19-004).

Consider approval/denial of a casualty loss application under Idaho Code § 63-711(cancellation of taxes) for Gene and Janice Powell: Treasurer Lloyd said this application is for a shop that collapsed under the snow in 2017. Generally a casualty loss application will be received in the same year as the loss, this particular application is for both 2017 and 2018. The applicants received an assessment notice in 2018 but failed to object as the statute requires. The building has been demolished so there is no longer any value to it so they applied for the casualty loss under code §63-711. Joe Cox explained that the proper time to apply was when the accident happened in January of 2017, they should have applied under Idaho code §63-602X before the 4th Monday in June then the building could have been removed and there would have been no tax consequences for the taxing districts or for the taxpayer. That deadline was missed and when the applicants received the assessment notice for 2017 they still didn't act, when they paid the 2018 taxes they became aware and reached out to find out what they could do to get some tax relief. The Treasurer and Assessor Offices agree that it would be a courtesy to cancel the 2017 taxes but 2018 taxes would be an over-step. The amounts being requested to be waived are \$422.80 for 2017 and \$458.49 for 2018. Commissioner Van Beek made a motion to waive the 2017 taxes but not the 2018 taxes. The motion was seconded by Commissioner Dale and carried unanimously. A copy of the form showing the action taken by the Board is on file with this day's minute entry. The Assessor's Office has discussed that they will expend space on the back of the assessment notices to make people more aware of the casualty loss and address both codes.

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION

A request was made to go into Executive Session to discuss records exempt from public disclosure and attorney-client communication. The Executive Session was held as follows:

Commissioner Dale made a motion to go into Executive Session at 9:18 a.m. pursuant to Idaho Code, Section 74-206(1) (d). The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, Dale and White voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Tom Dale, Pam White and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, Deputy P.A. Mike Porter arrived at 9:20 a.m. and Deputy Clerk Jenen Ross. The Executive Session concluded at 10:08 a.m. with no decision being called for in open session.

An audio recording of the open portion of the meeting is on file in the Commissioners' Office.

DETENTION CENTER INSPECTION CONDUCTED

The Board conducted a quarterly inspection of the detention center. The Board evidenced proper care and security and the inmates' welfare throughout the facility. General grievances were filed and have been processed in accordance with standard procedures.

JANUARY 2019 TERM

CALDWELL, IDAHO JANUARY 22, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

COMMISSIONERS OFFICE STAFF MEETING

The Board met today at 8:31 a.m. for an office staff meeting. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy Clerks Jenen Ross, Jamie Miller and Monica Reeves. The Board reviewed this week's schedule with staff. In reference to last week's fire district impact fee meeting, Commissioner Van Beek asked the Commissioners to hold their personal decisions/opinions rather than lobbying for things and to limit discussion to the agenda items rather than going off topic. She disagrees with lobbying for one more impact fee. Commissioner Dale, who voiced his support for impact fees at last week's meeting, said it's broader than just a single issue and he was only stating his opinion which dealt directly with the property tax burden and it was furthering the discussion of why impact fees are so valuable. Commissioner Van Beek said impact fees need careful consideration before we start lobbying for them and given the current climate of tax burden we need to be really careful. She said if the discussion goes off topic she will respectfully provide pushback and ask the chair to call it back to the attention on the agenda items. Commissioner Dale said he's studied impact fees for 20 years and he understands them very deeply and he was stating his opinion and in no way represented that the Board had

discussed it or agreed upon it. On another topic there was discussion regarding Commissioner Van Beek's schedule for Thursday afternoons while she is pursuing a college course. Commissioner White said in the interest of the people's business she wants to continue scheduling meetings on Thursday afternoons in order to keep things moving. Commissioner Van Beek agreed and said she will have more information after she meets with her college professor this afternoon. Commissioner Dale said things stack up if we don't deal with them in a timely fashion and business needs to be the first priority. There was also discussion about the benefit of having all three Commissioners present for land use hearings. The meeting concluded at 8:50 a.m. An audio recording is on file in the Commissioner's Office.

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND CONSIDER ACTION ITEMS

The Board met today at 9:00 a.m. with county attorneys for a legal staff update and to consider action items. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Dan Blocksom left at 9:10 a.m., Deputy P.A. Brad Goodsell left at 9:40 a.m., Deputy P.A. Zach Wesley left at 9:35 a.m., Director of Indigent Services Yvonne Baker left at 9:10 a.m., Director of Misdemeanor Probation Jeff Breach left at 9:04 a.m., Tom Bicak left at 9:40 a.m. and Deputy Clerk Jenen Ross. The action items were considered as follows:

Consider signing a resolution classifying records of Canyon County Misdemeanor Probation and authorizing destruction of closed offender supervision files: Jeff Breach explained they are required to keep the paper records for 2 years so this resolution would authorize them to destroy the paper files for offenders that were closed in 2016. The files to be destroyed have no activity such as pending appeals or being on supervision. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board voted unanimously to sign the resolution classifying records of Canyon County Misdemeanor Probation and authorizing destruction of closed offender supervision files (see resolution no. 19-012).

Consider signing independent contractor agreement for indigent services with Judy Stephens: Yvonne Baker said this is a standard interpreter agreement which runs from 10/1/18 – 9/30/19. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board voted unanimously to sign the independent contractor agreement for indigent services with Judy Stephens (see agreement no.19-017).

As part of the legal staff update there was discussion regarding the Brownfields Grant. Brad Goodsell and Tom Bicak wanted to update the Board on the grant that's being worked on for the clean-up of the Anderson Corner property. Mr. Goodsell explained that the county acquired the property by operation of law about 2 years ago and that it used to be a gas station but over the years the tanks leaked leaving a contaminated property. The county obtained the property due to the previous owners not paying their taxes and just walking away because they knew it was a liability. At this point all that is left is bare ground and a well. The county has worked closely with DEQ and they have indicated to Mr. Goodsell that they intended to help clean up the property and pay for it thru federal monies however the county would possibly have to have some matching funds. In the past the matching funds has

been done as in-kind by waiving tipping fees at the landfill. Contaminated soils can be taken to the landfill, they can be spread out and aerated and then incorporated into the landfill in accordance with state and federal regulations. This property is going to require a little more work and the state doesn't have sufficient funds to clean it up in the next few years so they have asked the county to apply for the Brownfields Grant to offset the cost. Mr. Bicak has drafted the grant application which they have been reviewing and vetting and it is now about ready to be submitted. In the past the county only had to commit to tipping fees but now it appears there may be more asked of the county in regards to the match. The requested grant amount is \$600K and if that were to be awarded the amount the county would have to match is 20% or \$120K. It's possible that the tipping fees will not cover the total amount and there may need to be some additional cash match if the grant is awarded. If the grant is awarded it could still be declined if they county did not want to do the 20% match but Mr. Goodsell does not think it should affect actually applying for the grant. DEQ estimates the clean up to be about \$617,550 and the county is only obligated to the matching funds if the grant is accepted; simply applying does not commit the county to the match. One major concern is that the contamination has gotten to the ground water but the county is not liable for the contaminated water because the property was acquired by operation of law. All the VOC's are above standard level meaning the tolerance levels have been exceeded. Commissioner Van Beek feels that this type of waste is more offensive than other waste being collected at the landfill and wonders if the fee for this can be increased to help offset the grant match. Mr. Goodsell said it may be possible that we may be able to charge additional fees in addition to the tipping fees. Any fees or costs to the county can be counted towards the \$120K match. The last Mr. Goodsell had heard they were still assessing how far the contamination had moved and considering more test wells on the north edge of the property and reiterated that the county's liability is already determined because it was acquired by operation of law, it wasn't purchased. Ideally, this property would be put back on the tax rolls once it's been cleaned up but it will likely have restrictive covenants which may be a large hindrance to the grant application. Not much could be built on the property - no house, no convenience store/gas station nor could a well be drilled. In order to gain points for the grant you have to do something that will benefit society, specifically the poor, people of color or the sick because that data is reported to congress so it is Mr. Bicak's understanding that putting it back on the tax rolls will reduce the chances obtaining the grant. Many things have been discussed as to what could be put on the land but without a well the options are limited primarily to agriculture; a letter was written to the EPA explaining the importance of agriculture and keeping this property for onion use but the EPA still doesn't think it's enough. In addition to the health regulations the property is on a bad corner with dangerous ingress/egress and the 1.3 acres that it does encompass is chopped up with easements from IDT so there is less than an acre there to work. Commissioner White suggested a flea market type event on weekends but then the county would have to own it and it wouldn't be on the tax rolls. Commissioner Dale said he's not committed to say we have to sell it because he's not sure who would buy it. He likes the idea of it being used as a parking lot where a mobile clinic could set up. The farmer who owns the adjacent property has expressed interest in the property once it's cleaned, that he could possibly use as a staging area for his farm equipment. Before the property can be sold it must be offered at auction then if it doesn't sell at auction it could be sold by private sale. Mr. Goodsell said if we aren't awarded the grant

DEQ will continue to work with the county in getting the property cleaned up it will just take longer, the Brownfields grant would just allow the clean-up process to move faster.

Meeting to discuss Treasurer's reports consider approval/denial of December 2018 Treasurer's tax charge adjustment by PIN: Commissioner Van Beek asked for additional clarification as to what these adjustments are. Commissioner Dale said his understanding is that these come from the Treasurer's Office and as they find errors or omissions in the assessment or taxes collected this is the opportunity to correct those errors. Commissioner Van Beek would like additional clarification from the Treasurer before signing. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to continue this action item to a later time.

The meeting concluded at 9:47 a.m. An audio recording is on file in the Commissioners' Office.

FILE IN MINUTES

The Board filed the Treasurer's monthly report for November 2018 in today's minutes.

MEETING WITH FLEET DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 10:32 a.m. with the Fleet Director to discuss general issues, set policy and give direction. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Fleet Director Mark Tolman, Sr. Admin Dawn Pence and Deputy Clerk Jenen Ross. Director Tolman updated the Board on the following items: Patrol units are in Mountain Home and will be making their way here before next week and then up-fitting will begin shortly thereafter. Working on installing barriers in transport vans and up-fitting of waterway and landfill trucks. May be utilizing a temp position for a couple of months to help with maintenance while others work on the up-fitting. Shop fees have been greater than originally projected for outside work for the City of Caldwell and the Caldwell Fire department. In response to a question from Commissioner Van Beek, Director Tolman explained the process for acquiring new vehicles and determination of when vehicles are retired and associated costs. The meeting concluded at 10:52 a.m. An audio recording is on file in the Commissioners' Office.

PUBLIC HEARING - REQUEST BY RICH AND RHONDA PICKETT FOR A CONDITIONAL REZONE, CASE NO. CR2018-0004

The Board met today at 11:00 a.m. to conduct a public hearing in the matter of a request by Rich and Rhonda Pickett for a conditional rezone of 17 acres from "A" Agricultural to "CR-RR" Conditionally Rezoned Rural Residential, Case No. CR2018-0004. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Zach Wesley, DSD Planner Debbie Root, Rich Pickett, Rhonda Pickett, and Deputy Clerk Monica Reeves.

Commissioner Van Beek said she has known Rich and Rhonda Pickett for more than 20 years and is familiar with their property and the area but this knowledge will not bias or unduly influence her ability to objectively or prudently evaluate the request. Debbie Root gave the oral staff report. The request is for the purpose of obtaining two additional development rights on the approximate five-acre parcels which are consistent with the development that's currently in that area along Chicken Dinner Road. The property is zoned agricultural and is agricultural on the comprehensive plan. The 17-acre parcel was initially, in its history by the original property owners, to be divided into five-acre parcels and there is some consistent development in that line of thinking. It's difficult to call the acreage a farm although they are raising some alfalfa on it but it does have short rows. At the P&Z Commission hearing Mr. Pickett indicated the irrigation is limited and they have some difficulty along the east boundary ensuring there is enough water to produce the hay that's there. Staff initially recommended denial based on the agricultural nature of the surrounding properties. Ms. Root said the P&Z Commission held strongly towards a recommendation of approval. Staff, with the findings of the P&Z Commission, has also recommended approval to the Board. The P&Z Commission forwarded recommended conditions and typically staff recommends they be strictly held to the site plan, preserving as much agricultural land as possible. Ms. Root reviewed the surrounding properties and how much acreage is there and how the homes would be placed and there tends to be only one or two acres left that are pasture and still in irrigated production. The P&Z Commission chose to eliminate a condition and allow the flexibility on the five-acre piece to allow for hobby farm type activity. She said the P&Z Commission did not think it was appropriate or necessary to limit where homes and accessory structures can be placed and so Ms. Root is asking the Board to consider modifying Condition #2 which states the subject property, Parcels R33141 and R33141011, containing approximately 17 acres shall be developed into no more than three parcels with each parcel containing no less than five acres. When she was modifying the Findings of Fact, Conclusions of Law and Order and looking through this to consider staff's position along with the P&Z Commission recommendation she noted that in re-reading the highway district conditions they are going to require a number of right-of-way dedications when platting is completed and that's going to reduce the acreage of the parcels. They will require dedication along Chicken Dinner Road and Lonkey Lane for the purpose of the plat and that will reduce the two parcels below five acres and so there's a need to modify that condition to allow some flexibility. It conforms to the highway district's standards and their functional classification plan. Commissioner Van Beek wants to make sure there's not a problem later on with the easement requirement. Ms. Root said the City of Middleton requests a 50-foot dedication and Canyon Highway District requests 40 feet of dedication. The dedications requested by highway district are consistent with the majority of the county plans and with the Association of Canyon County Highway Districts standards manual. The highway district and the County's functional classification map are what dictates the future road right-of-way widths so they go to that map and say this is proposed to be a principal arterial in the future so we need this much dedication. Commissioner Van Beek asked if the width of dedication assumes they are classifying that as a more principal arterial type road, and Ms. Root said that is correct. Commissioner Dale said the Board recently adopted a change to the ordinance which took care of this type of thing so that the dedication of rights-of-way would be included in the acreage for the minimum lot size. Ms. Root said the ordinance was changed but it has not yet been codified. She proposes the Board allow for that by at least

noting it in the condition. Zach Wesley said the ordinance changes take care of that and it is effective but it's not been updated to the County code yet; however, he doesn't see any harm in incorporating some language in the development agreement. Ms. Root said the applicants are proposing to divide 17 acres into three residential parcels of approximately five acres. Currently a home and accessory structures take up about 3.7 acres of the property and there are approximately 12 acres in crop production. Two additional residential development rights are requested. Property isn't located within an impact area although it is adjacent to Greenleaf's impact area. There are similar properties in the vicinity to the proposed five acre lots; this is a reasonable use for the property and P&Z Commission recommended approval and identified conditions they'd like considered and staff agrees with that. Rich Pickett spoke in support of his application and gave a history of the property which has been farmed by his family for many, many years. The ground has short rows and is difficult to irrigate. He wants to divide the property so that he can give his sons a home site. The neighbors have no objection to his request. The 12 acres were farmed but Mr. Pickett did not charge rent to the farmer. Commissioner Van Beek said DSD's policy is to retain more than 50% of the ground but it's also noted that it would be cost prohibitive. She agrees that his conditional rezone is more appropriate than changing the comprehensive plan. The property is zoned as prime agricultural ground because of a soil classification but the request is appropriate because nobody would really benefit from farming it. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek, the Board voted unanimously to close the public hearing. Commissioner Dale believes this is a good proposal and fits with the area and would be an asset to the community, and then he made a motion to approve the conditional rezone from "A" to "CR-RR" as requested with the conditions as listed, and to approve the Findings of Fact, Conclusions of Law, Conditions of Approval, and Order to amend Condition No. 2 as stated. Also approved is the development agreement as stated and as amended. The motion was seconded by Commissioner Van Beek. The motion carried unanimously. (See Agreement No. 19-018.) Commissioner White said there is information in the packet that made it very clear that the request is a good fit, aside from the fact that there are other properties and aside from the fact that it is a family subdivision. As proposed the development is not consistent with the policy of ensuring that greater than 50% of the property remain in agricultural use and production; however, it is consistent with the development in the area and it's compatible with the area. Mr. Wesley has language to add to the conditions and the development agreement to reflect the change Ms. Root requested. (The Board went off the record at 11:31 a.m. and went back on the record at 11:47 a.m.) Commissioner Van Beek made a motion to amend the zoning map to reflect a change from "A" (Agricultural) to "CR-RR" on Case No. CR2018-0004 and to sign the ordinance. The motion was seconded by Commissioner Dale and carried unanimously. (See Ordinance No. 19-002.) The hearing concluded at 11:48 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH PUBLIC DEFENDER TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 1:32 p.m. with the Public Defender to discuss general issues, set policy and give direction. Present were: Commissioners Pam White, Tom Dale and Leslie Van

Beek, Chief Public Defender Aaron Bazzoli, Assistant Public Defender Scott James and Deputy Clerk Jenen Ross. Mr. Bazzoli provided the following updates to the Board: Review of year to date budget noting specific lines such as psycho/sexual evaluations, conflict counsel, capital crimes defense, computer equipment, software and other improvements. He has one case he will be submitting to the Public Defense Commission for Emergency Litigation Funds (ELF) reimbursement. They currently have one open position that they hope to be filling by the end of the month. Review of active cases by attorney, he recently attending one of the senate judiciary hearings on caseloads/standards, at this point we are under caseload standards. Clearance rate for January 2019 with 423 cases opened and 62 closed; FY2019 clearance rate of 2251 opened and 832 closed; calendar year clearance rate of 8121 opened and 6030 closed; FY2018 clearance rate of 8180 opened and 7017 closed. Breakdown of 2018 total filings: 3248 felonies, 8481 misdemeanors, 635 juvenile and 152 child protection. The meeting concluded at 2:13 p.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH THE SOLID WASTE DIRECTOR TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 2:14 p.m. with the Solid Waste Director to discuss general issues, set policy and give direction. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Solid Waste Director David Loper and Deputy Clerk Jenen Ross. Director Loper updated the Board on the following items: The new fees were implemented in January and they are working to make sure that all staff and contractors are aware of them, especially in regards to the construction and demolition waste. A discussion was had regarding the Anderson Corner property; Director Loper confirmed the collection rate would be \$14.50. He explained since the county owns the property some extra steps are being taken that wouldn't normally be done for contaminated dirt, generally they would require that the dirt be treated prior to being accepted at the landfill. Commissioner Van Beek would like to find the real numbers for accepting this soil at the landfill as there will be extra work involved. Director Loper said he would run some numbers to find out what the costs would be to treat the soil. In response to a question from Commissioner Van Beek about wood collection, Director Loper explained that they have a clean wood pile and it is picked up and ground bi-annually by a 3rd party vendor. It costs the county about \$24.50 a ton for the wood to be picked up but the landfill only charges \$12.50 a ton. Commissioner Van Beek is concerned that the landfill is losing money by doing this but Director Loper feels they break even because they are trying to save space in the landfill, every cubic yard of airspace is valuable and if that wood is buried in the landfill it would take up that space. He has thought about looking into putting this out for bid and has met with a couple different vendors. There will always be a cost associated to it just because of the economics. Commissioner Van Beek feels that there is potential to reduce the cost that we're paying. With the construction and demo rate change, it appears there is a decrease in the construction/demo coming in and a lot more separation of materials. A discussion was had regarding tire recycling and what can be done with them. The Household Hazardous Waste Event is scheduled for March 13th and he is working with the O'Connor Field House as he'd like to hold the event there; the next one will take place at the Idaho Center in June. April 27th is the free day at the landfill for Canyon County residents. The December 2019 waste rate was a double digit increase from December

2018. The new fee for uncovered/unsecured loads also went into effect January 1st and at this point they've just been having conversations with people about the new fee before actually charging people. The meeting concluded at 2:53 p.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 23, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1/25/19

The Board of Commissioners approved payment of County claims in the amount of \$54,662.92, \$32,854.48, \$75,162.25 and \$18,307.08 for accounts payable.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Wall 2 Wall Commercial in the amount of \$13,963.98 for the Facilities department
- Boise Appliance & Refrigeration in the amount of \$1752.40 for the Facilities department

APPROVED CATERING PERMIT

The Board approved an Idaho Liquor Catering Permit for Timberstone Golf Course to be used 1/26/19 for a booster club dinner.

MEETING WITH THE DIRECTORS OF FACILITIES AND INFORMATION TECHNOLOGY TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 8:32 a.m. with the Directors of Facilities and Information Technology to discuss general issues, set policy and give direction. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Facilities Director Paul Navarro, IT Director Greg Rast, Assistant IT Director Eric Jensen and Deputy Clerk Jenen Ross. A year-end report was provided by Director Rast showing the following statistics:

- 8308 service desk tickets were closed
- 14 projects were completed, 17 are in progress and 69 are planned

- 164 median hours and 169 average hours were spent each week on projects
- 9515 total hours were spent on projects in 2018
- 8661 total hours were spent on projects in 2017
- 7247 total hours were spent on projects in 2016
- 3450 total hours were spent on projects in 2015 (March – December)
- 253,493 pieces of mail were processed for a total cost of \$160,681
- 1,526,133 total printer clicks were counted for a total cost of \$45,949 or \$.03 per page in the print shop

Commissioner White asked about the space in the print shop which has been outgrown. Director Navarro said there really is no place to expand as it is surrounded by alleyways.

Director Navarro updated the Board on the following items: The neighborhood meeting regarding the fair building was held recently but no one attended and it is on the city's planning and zoning schedule for March 12th at 7:00 p.m. They've had the kick-off meeting with ESI and are officially two months behind schedule due to the S.U.P hearing and thus will not make the July deadline for the fair. Another meeting with ESI is scheduled for next week to work out details of the needs and wants of the building. They've been in contact with three manufacturers of metal buildings and the earliest a building could be delivered is 24 weeks. Work being done by the city on Gabiola Field is moving along so the fair midway should be able to be in that space. Brent Orton has asked to meet about the Charolaise Barn, there is not enough power in that building and the city has set aside money for improvements but is asking for commitment from the county in the form of manpower. There is nothing formal in place right now but they will be meeting with Idaho Power to work out details and he will then come before the Board for approval. Before any work is done an MOU will be in place. The sewer and water connections for the temporary jail were started this week and Director Navarro anticipates this portion to be done by next Friday. This is the last obligation to be completed for site preparation for ADS. The drawings are still being worked on, there was an issue with the State of Idaho division of building safety regarding 3rd party inspections in Missouri, the goal with the A&E team is to submit drawings to both the state and the city by February 4th. The intention is to have the trailers at the courthouse campus in March. At the request of Commissioner Van Beek, Director Navarro clarified that because these are being manufactured in another state we have to have someone inspect them as they're being built. The State of Idaho has a list of preferred inspectors, which has been narrowed down to one company, they then get a set of approved blueprints from the State of Idaho and go physically inspect the trailers that are being manufactured in Missouri; they will be inspected there instead of when they arrive here. Once they are inspected an insignia is affixed to the unit that it meets with Idaho's building code. The City of Caldwell will confirm that everything has been approved by a licensed inspector for plumbing, electrical, mechanical, fire and then they put them together and another building permit is acquired and building inspectors from the City of Caldwell will come in and the connections will be made. The 3rd party inspector was not an anticipated cost but Director Navarro is not sure of that cost yet. A purchase order for carpet was presented to complete a few spaces on the 2nd and 3rd floors. A quote for \$1500 was received from Hess Construction to extend the sidewalk on the Commissioner parking

area, this will help with the unevenness of the area. Additionally, this summer he may look into an overlay for those spots to eliminate more of the unevenness.

Director Rast spoke about the jail statistics, they have been monitoring it daily and it is showing to be completely accurate.

The meeting concluded at 8:58 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH COUNTY ATTORNEYS FOR LEGAL STAFF UPDATE AND TO CONSIDER APPROVAL/DENIAL OF A NEW ALCOHOL LICENSE FOR DOS CAMINOS MEXICAN RESTAURANT

The Board met today at 9:06 a.m. with county attorneys for a legal staff update and to consider approval/denial of a new alcohol license for Dos Caminos Mexican Restaurant. Present were: Commissioners Pam White, Tom Dale (left at 9:15 a.m.) and Leslie Van Beek, Deputy P.A. Zach Wesley and Deputy Clerk Jenen Ross. Commissioner Van Beek asked Mr. Wesley about the number of licenses that are issued in the county and expressed her concerns about how that may correlate to additional public safety concerns. Mr. Wesley gave an overall framework of how these licenses work thru the state. He explained that there are three levels of alcohol licensing. First it has to be obtained as a state license, which is the one with the most criteria. You have to be approved for a state license before you can be granted a county and/or city license. You are required to have all 3 if you operate within a city, if you operate outside of a city only a state and county license would be required. There is an application process for the county license that requires demonstrating you comply with the state law that is administered by the Clerk's Office. The county ordinance outlines how the application is evaluated and typically when there's an issue at the county level it's because the county ordinance is a little narrower than the state licensing requirements. Commissioner Van Beek said she would like to look at the ordinance since the Board is in a position to approve or deny and this license has already been thru a pretty rigorous state application but then the county has a greater jurisdiction in looking at their individual record as the owner of a business for obtaining the license. In response to Commissioner Van Beek's questions and concerns, Mr. Wesley said a copy of the ordinance can be provided for review and he will do some research as to the number of licenses that are issued. Commissioner Van Beek stated she would like additional information before signing this license; she would like to review the ordinance, know what the groupings/concentration are and what the threshold for cities and counties is. The meeting concluded at 9:18 a.m. An audio recording is on file in the Commissioners' Office.

After the meeting concluded Commissioner Van Beek had her questions and concerns addressed and signed off on the license (see resolution no. 19-013).

EXECUTIVE SESSION – LEGAL TRAINING AND ATTORNEY-CLIENT COMMUNICATION
PERTAINING TO MEDICAL INDIGENCY CASES PURSUANT TO IDAHO CODE SECTION 74-206
(1)(D)

Commissioner Dale made a motion to go into Executive Session at 3:01 p.m. pursuant to Idaho Code, Section 74-206(1)(d) for legal training and attorney-client communication pertaining to medical indigency cases. The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale, and Leslie Van Beek, Clerk Chris Yamamoto, Deputy P.A. Dan Blocksom, Deputy P.A. Zach Wesley, Deputy P.A. Brad Goodsell, Deputy P.A. Jim Cornwell, Indigent Services Director Yvonne Baker, Hearing Manager Kellie George, Case Manager Kelsee Hale, and Deputy Clerk Monica Reeves. The Executive Session concluded at 4:49 p.m. with no decision being called for in open session.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 24, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED SALARY RATE REQUEST AND/OR KEY & SECURITY ACCESS REQUEST FORM

The Board approved a salary rate request and/or key & security access request form for Michael Dill and Brian McClure.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Hess Construction in the amount of \$1500.00 for the Facilities department

CONSIDER MEDICAL INDIGENCY DECISIONS

The Board met today at 8:48 a.m. to consider medical indigency decisions. Present were: Commissioners Tom Dale and Leslie Van Beek, Customer Service Specialist Robin Sneegas and Deputy Clerk Jenen Ross. The following cases do not meet the eligibility requirements for county assistance: 2019-0336, 2019-0356, 2019-0233, 2019-0330, 2019-0222, 2019-0274, 2019-0278, 2019-0229, 2019-0285, 2019-0228 and 2019-0286. Upon the motion of

Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to issue initial written denials within 30 days. The meeting concluded at 8:49 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY MATTERS

The Board met today at 9:03 a.m. to consider medical indigency matters. Present were: Commissioners Tom Dale and Leslie Van Beek, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to continue the following cases from February 7, 2019 to February 28, 2019: 2019-14, 2019-7, 2019-44, 2019-60, 2019-56, 2019-78, 2019-2, 2019-86, 2019-19, 2018-1572, 2019-72, 2019-71, 2018-1523, 2019-61, 2019-55 and 2018-1563. Case no. 2018-1299 was continued from November 29, 2018 but now meets all the criteria for county assistance. Commissioner Van Beek made a motion to approve the case. The motion was seconded by Commissioner Dale and carried unanimously. The meeting concluded at 9:06 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2019-133

The Board met today at 9:09 a.m. to conduct a medical indigency hearing for case no. 2019-133. Present were: Commissioners Tom Dale and Leslie Van Beek, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Tim Ryan with St. Alphonsus, Becky Herrera with St. Alphonsus, Applicant, Spouse of the applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to continue the case to February 21, 2019. The hearing concluded at 9:18 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2018-1452

The Board met today at 9:21 a.m. to conduct a medical indigency hearing for case no. 2018-1452. Present were: Commissioners Tom Dale and Leslie Van Beek, Commissioner Pam White arrived at 9:24 a.m., Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Attorney Mark Peterson for St. Luke's, Amber Jones with St. Luke's, Applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Van Beek and second by Commissioner White the Board voted unanimously to place the case in suspension. The hearing concluded at 9:28 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2019-120

The Board met today at 9:31 a.m. to conduct a medical indigency hearing for case no. 2019-120. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Attorney Mark Peterson for St. Luke's, Cortney Kriss for St. Luke's, Applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner Van Beek and second by Commissioner White the Board voted unanimously to continue the case to April 18, 2019. The hearing concluded at 9:43 a.m. An audio recording is on file in the Commissioners' Office.

MEDICAL INDIGENCY HEARING FOR CASE NO. 2019-58

The Board met today at 9:48 a.m. to conduct a medical indigency hearing for case no. 2019-58. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George, Deputy P.A. Jim Cornwell, Deputy P.A. Dan Blocksom, Attorney Mark Peterson for St. Lukes, Cortney Kriss for St. Lukes, Interpreter Mercedes Lupercio, Applicant, Daughter-in-law of the applicant, Daughter of the applicant and Deputy Clerk Jenen Ross. Upon the motion of Commissioner White and second by Commissioner Van Beek the Board voted unanimously to approve the case with a written decision to be issued within 30 days. The hearing concluded at 10:00 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER INDIGENT MATTERS

The Board met today at 10:06 a.m. to consider indigent matters. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Director of Indigent Services Yvonne Baker, Hearing Manager Kellie George and Deputy Clerk Jenen Ross. Neither the hospital nor the applicant appeared on the following cases: 2019-3, 2018-1425, 2018-1390, 2018-1559, 2018-1567, 2019-103, 2018-1546, 2018-1570, 2018-1506, 2018-1544 and 2019-18. Upon the motion of Commissioner White and second by Commissioner Van Beek the Board voted unanimously to issue written final denials within 30 days. The meeting concluded at 10:08 a.m. An audio recording is on file in the Commissioners' Office.

MONTHLY MEETING WITH PUBLIC INFORMATION OFFICER TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 1:37 p.m. with the Public Information Officer to discuss general issues, set policy and give direction. Present were: Commissioners Pam White, Leslie Van Beek and Tom Dale (left at 1:48 p.m.), PIO Joe Decker and Deputy Clerk Jenen Ross. Mr.

Decker updated the Board on the following items: He has been working with Ysabel Bilbao; she has been requesting talking points and asking for information which he has provided to her. She is going to put together some information that Mr. Decker along with IT will add to the county website on a jail bond education page. Commissioner White would like to see the talking points Ms. Bilbao is requesting. He has been working with Director Loper on the spring clean-up day; he has posted the information on the website and will send a press release as the date gets closer. The O'Connor Fieldhouse has been secured for the household hazardous waste events in March and September and the Idaho Center has been secured for the event in June. Yesterday the Clerk sent an email regarding the Middleton School District letting the county know they will no longer be hosting polling places. He has received a lot of public records requests lately, he has been tasked as the point person for any security camera footage and works with IT to obtain the footage. Channel 2 has reached out about doing a story on Steve Jett, the juvenile detention center and the positive impact he has on students. They originally wanted to find a previous student to speak on camera but so far they haven't had any luck. They will probably move forward with the story and just ask staff to speak about him. 'In Pursuit with John Walsh' on Investigation Discovery will be airing a story about Mike Bullinger on February 20th. The meeting concluded at 1:53 p.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM

CALDWELL, IDAHO JANUARY 25, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Converge One in the amount of \$34,092.63 for the Information Technology department

EXECUTIVE SESSION – RECORDS THAT ARE EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION

Note for the record: As properly noticed the Board met today at 9:02 a.m. for a legal staff update. A request was made to go into Executive Session to discuss records that are exempt from public disclosure and attorney-client communication. The Executive Session was held as follows:

Commissioner Dale made a motion to go into Executive Session at 9:04 a.m. pursuant to Idaho Code, Section 74-206(1) (d). The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, Dale and White voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, PIO Joe Decker and Deputy Clerk Jenen Ross. The Executive Session concluded at 9:58 a.m. with no decision being called for in open session.

MEETING WITH MOSQUITO ABATEMENT DISTRICT TO DISCUSS ANNUAL MOSQUITO MANAGEMENT PLAN AND TO CONSIDER SIGNING A RESOLUTION FOR THE ANNUAL MOSQUITO MANAGEMENT PLAN

The Board met today at 10:02 a.m. with the Mosquito Abatement District to discuss the Annual Mosquito Management Plan and to consider signing a resolution for the Annual Mosquito Management Plan. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Jim Cornwell, Mosquito Abatement District Director of Operations Ed Burnett, Mosquito Abatement District Assistant Director of Operations Julie Treasure and Deputy Clerk Jenen Ross. Director Burnett explained that every year they have to do two things: file an annual report, which was done in November and then submit an operations plan for the upcoming year. The operations plan doesn't change much from year to year but it is required to be submitted each year and this year there are a few minor changes. They've decided that when they receive phone calls from residents they will go out on an individual basis to visit the property and figure out what is going on instead of blanket treating. Ms. Treasure explained the new plan saying that they put teams together and trained them to find the problem instead of the blanket larva side teams that handle most of the ag stuff or the teams that spray neighborhoods in the evenings. The teams are trained to know where to look to determine where the problem is coming from and then treat it. Once they analyze a property they will leave notice with the owner letting them know the issue they have and what may be causing it. At the request of Commissioner Van Beek, Ms. Treasure gave a brief review of her background and how she became part of the Mosquito Abatement District. A question was asked about the harmfulness of the chemicals being used for fogging, Mr. Burnett explained that all the products they use for the adult mosquito fogging operation are all considered low-risk insecticides, meaning they are only going out at very, very low rates – approximately 1 ounce of insecticide per acre. Additionally, the product that is used is considered very low-risk. Commissioner Van Beek asked how testing for West Nile is done – Director Burnett said the first step is trapping the mosquitos and then they take them back to be tested, usually they have results within a day. Director Burnett said the biggest changes to this year's management plan is the plan that started last year with him doing the yard inspections and verifying problems so that they aren't treating something that really isn't there. They've had a little bit of push-back with people used to seeing the fogging truck each night but in most cases they've been able to talk with people and explain the new management plan. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to sign the resolution for the Annual Mosquito Management Plan (see resolution no. 19-014). The meeting concluded at 10:21 a.m. An audio recording is on file in the Commissioners' Office.

PUBLIC HEARING - REQUEST BY JAMES BLAKE FOR A CONDITIONAL REZONE FROM AGRICULTURE TO CR RURAL RESIDENTIAL, CASE NO. CR2018-0009

The Board met today at 10:26 a.m. to conduct a public hearing in the matter of a request by James Blake for a conditional rezone of two parcels R34259011A and R34259011, approximately 12.81 acres from "A" (Agriculture) to "CR-RR" (CR Rural Residential), Case No. CR2018-0009. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Zach Wesley, DSD Director Tricia Nilsson, DSD Planner Debbie Root, James Blake, Sylvia Blake, and Deputy Clerk Monica Reeves. Debbie Root gave the oral staff report. The property is identified as agriculture on the future land use map and is currently in agricultural production so a conditional rezone is an option for the applicant to obtain an additional development right on the 11.68 acres that do not have a building permit. The applicant has provided the plan for keeping the majority of the property in agricultural production while still allowing for a residential development within a defined building envelope. That building envelope restricts the development of structures and accessory uses to the residence to that approximate two-acre area that's part of the site plan which will be attached to the development agreement as a condition of approval if the request is approved. The property is primarily located within an A flood hazard zone and this will require that the applicants obtain a flood plain development permit when they apply for their building permit. It requires that structures be elevated two feet from base flood elevation. Staff has recommended approval of the case. The property lies within Caldwell's impact area and is adjacent to the Nampa impact area and eventually this property is likely to develop as a residential area although the comprehensive plan doesn't have it within the residential district. Both Nampa and Caldwell have it identified as a residential future land use. The P&Z Commission recommended approval with nine conditions that will be included in the development agreement. Commissioner Van Beek said her concern deals with frontage access from the parcel which appears to be narrow. Ms. Root said the total property has over 600 feet of frontage and on the 11+ acres where they are requesting a building permit there is 296 feet of frontage. There is sufficient access to the 11 acres. The onus will be on the Blakes and their family to consider that in their placement and design of the residential additions. Commissioner Van Beek wants to make sure it's consistent with the comprehensive plan for future use and that we don't jeopardize the access. Director Nilsson said there are standards the highway districts adopt and share in their technical manual that deal with spacing. At the time of development the applicants will have to meet those standards. There is a lot of frontage along Madison Road and there is room to make it work but it's dependent on their future decision of where they want to place structures, and they'll have to comply with the floodplain and there are processes in place that help manage that. Ms. Root said the highway district indicated that the agricultural access and the existing driveway will be shared. Commissioner Van Beek said the property is purposed well for the crops they grow and because it's long and narrow she doesn't see a problem with taking out a portion so they can build a house because it would be cost prohibitive for anyone to farm high-dollar crops on it. James Blake testified that he has already talked to the highway district and received their "blessing". There is plenty of space for access. He spoke about how a neighbor objected to the proposal because he thinks too many people are coming into the area. Mr. Blake has been in contact with the appropriate agencies and said he will do whatever the statutory requirements call for. He has looked into FEMA flood insurance and they denied that they will take it out, with one exception. If the land can be of a certain height they can get an elevation certificate and flood insurance will not be required. He said the

property is right at that elevation so they may have to raise it up by one or two feet. The rest will be flooded and it will stay in agricultural production. Upon the motion of Commissioner Dale and the second by Commissioner Van Beek, the Board voted unanimously to close the public hearing. Commissioner Dale said it sounds like the groundwork has been done and the required authorizations have been achieved and then he made a motion to approve Case No. CR2018-0009 for the conditional rezone of Parcels R34259011A and R34259011 subject to the nine conditions of approval that are listed in the development agreement, and, to accept and sign the findings of fact, conclusions of law and order, as well as the development agreement, and ordinance directing amendments to the Canyon County Zoning Map. The motion was seconded by Commissioner Van Beek and carried unanimously. (See Agreement No. 19-019, and Ordinance No. 19-003.) The hearing concluded at 10:44 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 28, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED SALARY RATE REQUEST AND/OR KEY & SECURITY ACCESS REQUEST FORM

The Board approved a salary rate request and/or key & security access request form for Leann Axe.

COMMISSIONERS OFFICE STAFF MEETING

The Board met today at 8:31 a.m. for an office staff meeting. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy Clerks Jenen Ross and Monica Reeves. The Board reviewed this week's schedule with staff. The process for this afternoon's land use hearing regarding a request by Karcher Farms for a conditional rezone was reviewed. The matter was continued from January 10, 2019 to see if the applicants would agree to a development agreement. Commissioner Van Beek did not participate in the earlier hearing but she has listened to the audio and reviewed the case file so that she can participate in the subsequent hearing. Testimony will be focused on the development agreement. Commissioner Dale reported on the status of the community crisis center. Funding was received last year from the legislature to set up a crisis center which is a 24-hour facility for people in emotional and mental health crisis. The location will be the former Sears building in Caldwell but it will need to undergo a remodel prior to its opening in late spring/early summer. The ongoing funding has been worked out through partnerships with the County, cities, hospitals, and even insurance companies which is phenomenal because that's not happening anywhere else in the state with other crisis centers. The state has appropriated

\$200,000 for the remodel or purchase of a building, and \$1.5 million or \$1.6 million has been guaranteed for the next two years to fund operations, after that it drops to 50% and the district is expected find the funding and that's where the partnerships come in. Some will come from County funds, some will come from city funds, as well as hospitals and insurance companies, and some will come from savings from involuntary holds. Commissioner Van Beek asked if there is a designated account for the revenue savings and Commissioner Dale said it will go into the indigent fund. Commissioner Van Beek asked what amount the County will be responsible for. Commissioner Dale said he doesn't have the number off the top of his head but SWDH Director Nikki Zogg has that information. We won't need that money this year because we have the state appropriation. He said a question was asked at the SWDH board meeting as to whether it's appropriate to ask for county contributions when the state's paying 100% of it and the board decided no. So, the first time the counties will be asked to contribute money for the operational expenses will be two years from now when we have to start taking over. Next week the Board is scheduled to attend the IAC mid-winter conference in Boise. The meeting concluded at 8:48 a.m. An audio recording is on file in the Commissioner's Office.

EXECUTIVE SESSION – PERSONNEL MATTER AND COMMUNICATE WITH LEGAL COUNSEL REGARDING PENDING/IMMINENTLY LIKELY LITIGATION

Note for the record: As properly noticed the Board met today at 9:01 a.m. for a legal staff update. A request was made to go into Executive Session to discuss a personnel matter and communicate with legal counsel regarding pending/imminently likely litigation. The Executive Session was held as follows:

Commissioner Dale made a motion to go into Executive Session at 9:02 a.m. pursuant to Idaho Code, Section 74-206(1) (b) and (f). The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Mike Porter and Deputy Clerk Jenen Ross. The Executive Session concluded at 9:38 a.m. with no decision being called for in open session.

ELECTED OFFICIALS' MEETING

The Board met today at 9:40 a.m. for an elected officials' meeting which took place in the public meeting room of the administration building. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Clerk Chris Yamamoto, Sheriff Kieran Donahue, Prosecutor Bryan Taylor, Treasurer Tracie Lloyd, Coroner Jennifer Crawford, Assessor Brian Stender, Nicole Foy from the Idaho Press-Tribune, and Deputy Clerk Monica Reeves. The following topics were discussed:

Temporary jail housing:

Sheriff Donahue reported that the jail trailer housing unit project is moving along as planned. A team went back to check before they put the roofs on to make sure everything was done according to specs and they found problems that had to be addressed. There was a gap

between the short wall and the ceiling in the attorney-client meeting area and some privacy issues with the female restrooms area but they were able to modify those things. The subcontractors are working on the underground services which will be ready for the arrival of the trailers in mid-March. ADS will send a team to get the trailers in place. We expect to occupy the trailers in June. Commissioner Van Beek asked where we're at with the budget, including subcontractor costs. Sheriff Donahue said we are well within the budget, and we haven't gone over anything that he's aware of in terms of cost. Commissioner Van Beek said she has seen some different numbers so she will meet with Controller Wagoner about that. Clerk Yamamoto said he is not aware of any issues; we are on schedule, there has been approximately \$2.2 million spent so far but that will double when the trailers are occupied. We don't know what some of the expenses will be as far as third-party inspections but that's fairly minor compared to the project in general. Commissioner Van Beek said as she understands it the third-party inspections were not part of the anticipated cost and she would like to work toward getting the costs nailed down. Clerk Yamamoto said we have estimates, but there are certain costs we're not going to get totally nailed down. Due to the timing of what we did with ADS we got in there early and consequently during the time period we first started working with them the price of steel increased significantly and ADS "ate" that and so we are getting this at a discount. ADS wants the Canyon County facility to be a showcase situation so they are eating some costs to deliver a perfect product and he sees that as a discounted cost. Commissioner Van Beek asked the Clerk to provide the Board with what was allocated at the budget hearings last August for completing this project, and also provide the estimated cost of what it's going to cost to complete that project. Sheriff Donahue reported on the jail website project that adds clarity, tracking, and transparency so the general public can see the information. He has been meeting with Ysabel Bilbao, the jail bond consultant, on a regular basis to identify talking points from an educational standpoint and how we package that: what the County needs are, what the criminal justice needs are; jail statistics – classification of jails, where people live and why those numbers can be down on one day. The consultant has done an excellent job and he's been very pleased. They are identifying people within the community to talk to, scheduling speaking engagements with civic groups, town hall meetings are still in the planning stages but we're getting a road map and keeping in constant contact so that's been good and he expects by the end of the week they will have a published document in terms of a press release on an advisory committee that we've formed that we have invited people in and identified in the "communities" about people who are very interested in how the County moves forward. Commissioner Van Beek asked if anyone has called for an amortized payment schedule on the bond amount versus the timeframe. She asked the Clerk if he could reiterate that we are running a \$187 million on a 20-year bond. The Clerk said he has no idea; as the Auditor he plays no role until decisions have been made. Commissioner Dale said bond counsel and the financial advisor will be working on that and it will be hammered out before the language requirement which is 60 days prior to the election. Prosecutor Taylor said the Board hasn't voted on the decision at this stage of what type of bond and the length of bond, nor has bond counsel made that presentation yet. Commissioner Van Beek asked if the Sheriff can address what Ms. Bilbao's message is and how she's staying within the parameters of the contract. Sheriff Donahue said he cannot speak for her but the contract is well defined and if she were to step out of the boundaries of the statute then that's on her, not the County. She is educating people on what the needs are based on the DLR study which is a legitimate study. Prosecutor Taylor said the

Board has already voted on the number of beds it wants to propose in the bond and they have decided on the location, they have also made a decision agreeing on the DLR study. Commissioner Dale said Ms. Bilbao clearly understands the delineation between education and advocacy and she is committed to staying within the law just as the contract provides. The Board has no intention to violating the law and neither does Ms. Bilbao. She is not speaking to service clubs, the Sheriff and Commissioners will do that; she is coordinating to make sure we have accurate information on the needs, the classification needs, the numbers we need for the next 20 years, the options to pay for it, and what that means to taxpayers. Sheriff Donahue said Ms. Bilbao has an incredible reputation and she is professional and he's happy the Board hired her. He left at 10:07 a.m. Clerk Yamamoto said the Prosecutor's Office is in place to make sure the County doesn't do anything unlawful, beyond that if an outreach program goes into advocacy mode that comes under the chief elections officer and that would be a problem. Everyone understands that you can present the facts but you do not ask people to vote yes. When Commissioner Dale asked if he can personally say vote yes, the Clerk said he can state his opinion, but he cannot use any County resources for that activity. Commissioner Van Beek asked if there is a Plan B if the bond doesn't pass. Commissioner Dale said we will regroup and do some public information gathering, polling to find out why people voted no, and ask what people would vote yes on and move forward with that. Prosecutor Taylor said the PA's Office has proposed a roadmap that's been discussed but one of the items on the agenda for new legislation would be local option sales tax. There have been discussions in the past about setting a savings account of sorts to set aside certain monetary aspects, but right now in order to fund a jail we are limited to a bond. The County is focused on a bond but we are still working on the local option sales tax. Treasurer Lloyd said that option will take a couple years. Clerk Yamamoto said in his opinion Plan B is the temporary jail housing units, he does not have a Plan B if the bond fails. Commissioner Van Beek said if that happens we go back to the negotiation process and look again at what we may have missed in the funding or in the process.

Medicaid expansion:

Clerk Yamamoto said they have everything on the table from Medicaid expansion completely filling the gap and county medical indigency going away, to every iteration from there on out. He has no idea how it will end up. He thinks they will probably stage it over two years, but he'd be surprised if County indigent goes away right away, but who knows. There is no answer about how it will be funded. On the indigent side of things we have the \$11,000 cap, but where we're really getting killed is on the involuntary mental holds but nobody is talking about that so he doesn't see that going away. Commissioner White said if there's going to be any type of order in the process they're going to have to maintain an indigency presence at the county level because they have to have somebody make the eligibility determination otherwise it will be a free for all. Clerk Yamamoto said he hasn't heard anything about indigent cremation and burials or non-medical cases so he doubts that will be going anywhere. Commissioner Van Beek asked if he sees any relief with the crisis center being opened. The Clerk said that was his hope but he's heard that won't have a significant impact; if the county is putting money toward it we need to see to make sure it does have a bearing on mental holds. Commissioner Dale said the relief that has been evidenced from that involuntary mental hold is if a police officer responds to a domestic dispute that officer has to make a decision to take them to jail or do a mental hold, they don't have a third option but

this will provide a third alternative to connect them with counselling opportunities to help them avoid crisis in the future. They are now seeing more and more people come on their own without a police officer bringing them and that could be a reduction in our cost either in jailing or involuntary holds so the general answer is yes, there is hope that a crisis center can help reduce the amount of commitment to involuntary holds.

New legislation:

Prosecutor Taylor said the legislation he's heard about comes down to the potential funding components. Medicaid and public defense, there is a big push by the state to do this but the counties will have to pay for it. There has been talk of reducing the counties' revenue sharing. Commissioner Dale said Public Defender Aaron Bazzoli went to the legislative committee meeting last week where they received the report from the Public Defense Commission and he reported that we are already within all of the guidelines so if the legislature adopts those caseload maximums we'll be okay, we won't need to hire extra lawyers. Clerk Yamamoto said they are looking at election law legislation, but it's mostly cleanup. Assessor Stender said there are a few things that change policies a little but it doesn't affect the county business much. He reported on the property tax reduction program available to those over age 65 and who are a widow/widower with certain income limitations where the state will help pay a portion of their property taxes, and they will reimburse up to \$1,320. If you are 100% military disabled there's no income modifier. You can qualify for potentially two programs that would pay up to almost \$2650 every year. The filing deadline is April 15. Clerk Yamamoto said they hope to put the November election to bed this week; they will proofread the language for the March election today and will turn in the ballot language to Caxton's tomorrow. He spoke of the tremendous amount of work that goes into Election Day registrations.

Clerk Yamamoto asked how many employees are working on public records requests. Prosecutor Taylor said he has five support staff and two deputy attorneys who work on requests. Clerk Yamamoto said he has two employees who work solely on records requests and four to six others who spend time on them as well. They had one records request the Controller did himself just to track the time and it took eight hours so they're going to talk about what can be done to make it more efficient and easier to deal with.

The meeting concluded at 10:34 a.m. An audio recording is on file in the Commissioners' Office.

PUBLIC HEARING TO CONSIDER APPROVAL/DENIAL OF A REQUEST BY KARCHER FARM, LLC AND SS KARCHER, LLC FOR A COMPREHENSIVE PLAN MAP AMENDMENT AND CONDITIONAL REZONE; CASE NO. OR2018-000

The Board met today at 2:00 p.m. for a public hearing to consider the approval/denial of a request by Karcher Farm, LLC and SS Karcher, LLC for a comprehensive plan map amendment and conditional rezone; case no. OR2018-000. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, DSD Director Tricia Nilsson, Deputy P.A. Zach Wesley, Planner Jennifer Almeida and Deputy Clerk Jenen Ross. Ms. Almeida gave a status update from the hearing on January 10th. At that hearing the Board voted to approve the

request with the conditions of a 1.25 acre average lot size and the utilization of centralized treatment systems for the project. Staff was directed to draft a development agreement and worked with the applicant to do so. Since that time staff has met with the applicants as well as Southwest District Health and based on those discussions it is anticipated that SWDH will provide written comment in regard to individual wells and septic and/or centralized treatment systems. That particular documentation has not yet arrived but they are hoping to receive it soon. As a result, in reviewing Idaho Code and working with the PA's office, the request was originally denied by the planning and zoning commission but the Board ultimately voted to approve it. Since that is considered a material change pursuant to Idaho Code §67-6509, staff is recommending that the case be noticed and heard by the Board in another public hearing in which the development agreement and conditions can be discussed, this will give ample opportunity for the applicant, the Board as well as the public that have been involved in this hearing process to comment and provide testimony for those conditions. At this time staff is recommending that the Board take no action. Once there is a development agreement that has been worked thru the process and is ready to be noticed for a public hearing DSD will work with Board staff to set a new date. Mr. Wesley clarified that the purpose of the new hearing will be to review the development agreement and then the changes the Board has made between their decision and the decision from planning and zoning. He does not anticipate that a full hearing would be required, testimony could just be allowed to the extent it was necessary to examine those limited issues regarding the development agreement primarily. Upon the motion of Commissioner Van Beek and second by Commissioner Dale the Board voted unanimously to take no action today and wait for the drafted development agreement. The meeting concluded at 2:06 p.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 29, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 2/11/19

The Board of Commissioners approved payment of County claims in the amount of \$56,324.54 and \$47,234.65 for accounts payable.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Riverside Trailers in the amount of \$2999.00 for the Solid Waste department
- HP, Inc. in the amount of \$1016.00 for the Information Technology department

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION, AND COMMUNICATE WITH RISK MANAGER REGARDING PENDING/IMMINENTLY LIKELY CLAIMS

Note for the record: As properly noticed the Board met today at 9:08 a.m. for a legal staff update. A request was made to go into Executive Session to discuss records exempt from public disclosure and attorney-client communication, and to communicate with the County's risk manager regarding pending/imminently likely claims. The Executive Session was held as follows:

Commissioner Van Beek made a motion to go into Executive Session at 9:09 a.m. pursuant to Idaho Code, Section 74-206(1) (d) and (i). The motion was seconded by Commissioner Dale. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Brad Goodsell, Legal Secretary Shantra Hannibal, Treasurer Tracie Lloyd, Deputy P.A. Zach Wesley and Deputy Clerk Jenen Ross. The Executive Session concluded at 9:54 a.m. with no decision being called for in open session.

MEETING WITH DIRECTOR OF JUVENILE DETENTION TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION AND CONSIDER SIGNING MEMORANDUM OF UNDERSTANDING BETWEEN CANYON COUNTY AND BANNOCK COUNTY FOR THE ASSIGNMENT OF STEVE JETT TO CONDUCT PREA AUDIT

The Board met today at 9:56 a.m. with the Director of Juvenile Detention to discuss general issues, set policy and give direction and to consider signing a memorandum of understanding between Canyon County and Bannock County for the assignment of Steve Jett to conduct a PREA audit. Present were: Commissioners Pam White and Leslie Van Beek, Deputy P.A. Zach Wesley, Director of Juvenile Detention Steve Jett, Training Coordinator Shawn Anderson, Assistant Director of Juvenile Detention Sean Brown, Director of Misdemeanor Probation Jeff Breach, Chief Probation Officer Elda Catalano and Deputy Clerk Jenen Ross.

Consider signing Memorandum of Understanding between Canyon County and Bannock County for the assignment of Steve Jett to conduct PREA audit: Director Jett explained that he is an auditor for the Prison Rape Elimination Act and in a cooperative effort the counties have this contract in place as a way for him to conduct the audit and they will reimburse the county for his time and expenses. Commissioner White made a motion to sign the MOU between Canyon County and Bannock County for the assignment of Steve Jett to conduct PREA audit. The motion was seconded by Commissioner Van Beek and carried unanimously (see agreement no. 19-020).

Director Jett continued with his meeting updating the Board on the following items: They have 21 kids in custody this morning. He will be speaking with the other counties to let them

know that the daily rate will be going up. At the request of Commissioner Van Beek both Sean Brown and Shawn Anderson gave a brief background on themselves and their responsibilities at the Juvenile Detention Center. A female yoga instructor has started conducting classes for the girls on Tuesdays. Four kids have been waived to adult court due to the severity of their crime. On February 7th a group will be coming from California to see how to the detention center is run. Renovation will be been done on a couple of spaces and paid for with lottery monies. The meeting concluded at 10:15 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH DIRECTORS OF JUVENILE PROBATION AND MISDEMEANOR PROBATION TO DISCUSS GENERAL ISSUES, SET POLICY AND GIVE DIRECTION

The Board met today at 10:15 a.m. with the Directors of Juvenile Probation and Misdemeanor Probation to discuss general issues, set policy and give direction. Present were: Commissioners Pam White and Leslie Van Beek, Director of Misdemeanor Probation Jeff Breach, Chief Probation Officer Elda Catalano and Deputy Clerk Jenen Ross. At the request of Commissioner Van Beek, Ms. Catalano gave a brief background of herself and provided a packet giving an overview of what her department does. Commissioner White asked about what kind of safety practices are in place for the home visits, Ms. Catalano said that the probation officers carry pepper spray and are taught de-escalation and safety skills. They currently have 385 juveniles on some kind of supervision and 25 kids from Canyon County are currently committed to the Department of Juvenile Corrections. The average case load for a probation officer is 38 but ideally they'd like to be closer to 30. Ms. Catalano was recently part of a peer review, she takes part in a group that is comprised of juvenile justice administrators working to strengthen guidelines in order to have better outcomes for kids and improve safety. She volunteered her department to be the first Juvenile Probation department in Idaho to be reviewed to see how they are faring with the current and the new proposed standards. Four administrators from around the state spent 2 days with her reviewing policies, files, database, interviewing staff and families to see how they are doing. She does not yet have the report back but from what she's heard they are doing pretty well. She will share the report with the Board once she receives it. If there are areas that require improvement the Department of Juvenile Corrections will make some funds available.

Director Breach spoke about the population trends, in January they started with 1072 offenders and in December they finished with 1277 offenders. The maximum amount of time a person can be put on probation is 24 months and most of the people they supervise are doing that amount of time. Their overwhelming population seems to DUI's, most of which are recurring offenders; the other bulk of their population is domestic violence offenders. Commissioner Van Beek asked if community service is effective. Mr. Breach feels that it is effective but the challenge is that the judges are looking for so many ways to sentence people without putting them in jail that they have people being sentenced into programs that they're not appropriate for. He thinks that they are pretty close to having a solution from the Supreme Court for the out-of-county cost of supervision. A meeting will happen next Thursday where the roll-out will be discussed further. By February he hopes to be able to report back to the Board on how it's going. The meeting concluded at 10:41 a.m. An audio recording is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 30, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 1909

The Board of Commissioners approved payment of County claims in the amount of \$1,616,303.15 for a County payroll.

APPROVED CLAIMS ORDER NO. 2/11/19

The Board of Commissioners approved payment of County claims in the amount of \$203,121.08 for accounts payable.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Motorola Solutions in the amount of \$2622.19 for the TCA/District Court
- Right! Systems, Inc. in the amount of \$31,272.00 for the Information Technology department

MEETING WITH COUNTY ATTORNEYS FOR A LEGAL STAFF UPDATE AND CONSIDER APPROVAL/DENIAL OF DECEMBER 2018 TREASURER'S TAX CHARGE ADJUSTMENT BY PIN

The Board met today at 9:00 a.m. with county attorneys for a legal staff update and to consider approval/denial of the December 2018 Treasurer's Tax Charge Adjustments by PIN. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, Treasurer Tracie Lloyd left at 9:08 a.m., Deputy P.A. Mike Porter, IT Director Greg Rast, Chief Deputy Sheriff Marv Dashiell, Facilities Director Paul Navarro, HR Director Sue Baumgart and Deputy Clerk Jenen Ross.

Consider approval/denial of the December 2018 Treasurer's Tax Charge Adjustments by PIN: Treasurer Lloyd gave an explanation of the tax charge adjustments by PIN stating that these are administrative adjustments that were discovered after the property tax rolls were closed. They may be errors the Assessor found in homeowners exemptions either giving the

exemption to a property that shouldn't have received one or that it wasn't applied when it should have been. There was also property that was granted to government entities during the tax sale and those adjustments are included, there is a homeowners recovery which is where the homeowner had received the exemption but it was later discovered that they should not have and by code the county has the authority to go back 7 years and recover that tax that was ineligible. Upon the motion of Commissioner Dale and second by Commissioner Van Beek the Board voted unanimously to sign the Treasurer's Tax Charge Adjustment by PIN. A copy of this document is on file with this day's minute entry.

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE AND ATTORNEY-CLIENT COMMUNICATION, AND COMMUNICATE WITH RISK MANAGER REGARDING PENDING/IMMINENTLY LIKELY CLAIMS

A request was made to go into Executive Session to discuss records exempt from public disclosure and attorney-client communication and to communicate with the County's risk manager regarding pending/imminently likely claims. The Executive Session was held as follows:

Commissioner Van Beek made a motion to go into Executive Session at 9:09 a.m. pursuant to Idaho Code, Section 74-206(1) (d) and (i). The motion was seconded by Commissioner Dale. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Chief Deputy P.A. Sam Laugheed, Deputy P.A. Mike Porter, IT Director Greg Rast, Chief Deputy Sheriff Marv Dashiell, Facilities Director Paul Navarro, HR Director Sue Baumgart and Deputy Clerk Jenen Ross. The Executive Session concluded at 11:16 a.m. with no decision being called for in open session.

The meeting concluded at 11:16 a.m. An audio recording of the open portion of the meeting is on file in the Commissioners' Office.

JANUARY 2019 TERM
CALDWELL, IDAHO JANUARY 31, 2019

PRESENT: Commissioner Pam White, Chair
Commissioner Tom Dale
Commissioner Leslie Van Beek
Deputy Clerk Monica Reeves / Jenen Ross

APPROVED CLAIMS ORDER NO. 2/11/19

The Board of Commissioners approved payment of County claims in the amount of \$92,531.55, \$36,728.82 and \$160,380.82 for accounts payable.

APPROVED PURCHASE ORDER

The Board approved the following purchase order(s):

- Curtis Blue Line in the amount of \$4752.00 for the Sheriff's Office
- Pacific Steel & Recycling in the amount of \$1239.77 for the Fair
- Staats in the amount of \$3350.44 for the Fair

CONSIDER INDIGENT DECISIONS

The Board met today at 8:50 a.m. to consider indigent decisions. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Customer Service Specialist Robin Sneegas and Deputy Clerk Jenen Ross. The following cases do not meet the eligibility criteria for county assistance: 2019-0372, 2019-0293, 2019-0292, 2019-0298, 2019-0306, 2019-0301, 2019-0311, 2019-0410 and 2019-0297. Commissioner Dale made a motion to issue initial denials with written decisions within 30 days on the cases as read into the record. The motion was seconded by Commissioner Van Beek and carried unanimously. The meeting concluded at 8:52 a.m. An audio recording is on file in the Commissioners' Office.

MEETING WITH COUNTY ATTORNEYS FOR LEGAL STAFF UPDATE

The Board met today at 9:08 a.m. with county attorneys for a legal staff update. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Zach Wesley and Deputy Clerk Jenen Ross. Mr. Wesley spoke about the collection of signatures on land use matters. Generally, the Board's policy has been that all other parties sign first and the Board signs last. With development agreements, those are not official until after a hearing takes place so the applicant or developer signature wouldn't be collected in advance of the hearing because the documents aren't final and could still be changed. The options would be to either have the applicant sign in the room when the documents are ready or just have them sign and return at a later date. There really isn't any legal need for the Board to sign in any particular order it's just a matter of procedure to alleviate loose ends. Commissioner Van Beek made the request for signatures to be collected in the best way to limit exposure to the Board and county. Mr. Wesley suggested with development agreements that they could be given to DSD to be passed along to the applicant for signatures and notarization and then once it's returned it could be signed by the Board as a ministerial matter.

Commissioner Dale gave an update on the Legislative Committee meeting he recently attended:

- HHS02, Indigent jail medical: working to clarify who is responsible for medical services. There have been cases in the last year where someone has been discharged from the jail and then had a medical issue and the jail/Sheriff's Office is responsible for the cost.

- Public defense: The governor is supporting nearly doubling the state allotted money. Primarily to meet the case load cap that the legislature did adopt. Chief Public Defender Aaron Bazzoli has indicated that the county is in a good place and won't have to do it but Commissioner Dale feels if they retain the same formula the county could stand to gain a fair amount.
- Justice Levy: There are a number of counties that have an inadequate Justice Levy and are requesting an increase to cover the Sheriff and jails. With the Medicare expansion, if county indigent services departments went away that would mean public defense would go back to the Justice Fund in which case many Justice Fund levies would not be able to handle that change. They are talking about trading Justice Levy increase for different types of things.
- Medicaid expansion: There are several ideas being floated around, all involve some sort of rearrangement of the sales tax apportion formula. There is no specific bill yet that has been introduced. The law that has been adopted and signed by the governor, Prop 2, requires a bill to be presented by February 18th.
- A bill to increase mail ballot precinct threshold from 125 to 190 registered voters. That means that if there is a precinct in the county that has fewer than 125 registered voters you can do the entire thing by mail, you wouldn't have to have a precinct polling place. The difficulty is that some counties have combined precincts into a single polling place and if that number goes over 125 then they can't do a mail-in election so there needs to be some additional clarification.
- Flat recording fee of all recording documents.
- A bill to give counties the option of posting public notices and agendas on the website and not in the newspaper. Many counties are in favor of this as the cost for newspaper ads can be substantial, on the contrary, newspapers are very much against this bill.
- Odyssey and county fees: to clarify that pre-trial release and misdemeanor probation can be assessed and collect in Odyssey.
- A lot of people were under the impression that the IAC resolution to support local option sales tax for jail capital improvement was not moving forward, however, with the support of several people a hearing would be allowed if the threshold was changed from 60% to a super-majority of 66%.

EXECUTIVE SESSION – RECORDS EXEMPT FROM PUBLIC DISCLOSURE

A request was made to go into Executive Session to discuss records exempt from public disclosure. The Executive Session was held as follows:

Commissioner White made a motion to go into Executive Session at 9:26 a.m. pursuant to Idaho Code, Section 74-206(1) (d). The motion was seconded by Commissioner Van Beek. A roll call vote was taken on the motion with Commissioners Van Beek, White and Dale voting in favor of the motion to enter into Executive Session. The motion carried unanimously. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Deputy P.A. Zach Wesley and Deputy Clerk Jenen Ross. The Executive Session concluded at 9:51 a.m. with no decision being called for in open session.

The meeting concluded at 9:52 a.m. An audio recording of the open portion of the meeting is on file in the Commissioners' Office.

MEETING WITH CANYON COUNTY AUDITOR TO RECEIVE THE FISCAL YEAR 2018 AUDIT REPORT FROM EIDE BAILLY

The Board met today at 9:54 a.m. to receive the FY2018 audit from Eide Bailly. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Clerk Chris Yamamoto, Controller Zach Wagoner, Auditing Supervisor Shawna Larson, Accountant Marina Mendoza, Treasurer Tracie Lloyd, Jody Daugherty and Morgan Browning with Eide Bailly, Michael Stowell from the Ambulance District, and Deputy Clerk Monica Reeves. Zach Wagoner presented the Canyon County Comprehensive Financial Report for FY2018. The County provides the financial statements and Eide Bailly's responsibility is to audit, to examine, to test, review and verify that these financial statements are accurate and provide correct information. Morgan Browning gave the audit presentation. Eide Bailly issues two reports. The primary report is on pages 10-12 which talk about the various levels of assurance. The opinion they rendered is an unmodified opinion which is the highest level of assurance an auditee can receive. In their opinion, the financial statements referred to present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information for the County as of September 30, 2018, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the U.S. The other report is on Page 116. They didn't go in with the objective of rendering an opinion on the adequacy of our internal controls but they do evaluate that from a planning perspective. If there are design flaws in the internal control systems or they test controls and look at things, they don't see signoffs and evidence that control activities are occurring. Eide Bailly is pleased to present that they do not have any audit findings for Canyon County. There are no issues with noncompliance with grant contracts, or laws or regulations. Mr. Browning reviewed some of the financial statement pages and highlights were as follows:

Commissioner Van Beek asked what the \$17 million in unrestricted funds represent. Mr. Browning said the \$17.4 million is the unrestricted net position. It's the cash, accounts receivable less liabilities, categories of deferred inflows of resources and it's minus your invest in capital assets and minus your restricted net position categories. Commissioner Van Beek asked if the amount is truly liquid, the amount of cash on hand. Mr. Browning said it's the liquid portion of the net position as opposed to the hard assets (capital assets, buildings, improvements, net of depreciation, etc.). Controller Wagoner said this is a high-level rollup type statement so within that \$17 million there are dollar amounts for the indigent fund or the justice fund and those amounts are restricted in their use. As we go forward further statements will provide additional detail on that \$17 million. Jody Daugherty said it's a level that's required to be presented but it's not how the County budgets or operates.

There is a landfill closure and post-closure liability of \$8.8 million. The \$7.4 million is what remains after accounting for the closure liability. Overall, the balance sheet is very strong. The County's ratio of cash to current liabilities is about 8.3 to 1 which is really good. The fact that the landfill has \$7.4 million in unrestricted net position over and above its \$8.8 million is a really strong indicator of financial health in the landfill. It doesn't present what this is; it doesn't break out the current and noncurrent so to speak in the separate subtotals where you could easily make that determination but the current ratio is probably 12 of 15. The County is well in excess of the benchmark. It's designed for a global high-level review of the County as opposed to fund level evaluation.

Last year the fund balance for the general budget was \$15.4 million and it decreased to \$11.7 million. There were more expenditures than revenues for FY2018. Controller Wagoner said that decrease is directly tied to the initial upfront \$2.2 million lease payment for the jail trailers. The ending balance of \$11.2 million is 39% of fund expenditures. Commissioner Van Beek requested more detail on this topic. Clerk Yamamoto said with the increase for FY18 and FY19, part of that is the increase we saw in indigent, public defender, health insurance and employee compensation, however, a very large part is because for two consecutive years we were at too high of a level. We tried to burn some off and consequently with what the expenses were that's why we are seeing it coming back into a more of a normal range. That was \$5 million combined for those two years. Commissioner Van Beek asked if the discussion was about using that \$5 million toward the construction of a jail or a capital improvement account. Clerk Yamamoto said yes, there was discussion about that. Commissioner Van Beek asked the Clerk and Controller to follow up and provide detail on that as well as the priority that was determined for the need for the overfunding for the jail. Controller Wagoner said in the past we had \$3 million of fund balance assigned for a jail construction project, but that money has been released to pay for the jail trailers. The general fund is very healthy and they felt it was appropriate to burn down some of that fund balance. The indigent fund had an increase in fund balance of \$1.7 million and they moved the public defender expenditures to the indigent fund. The costs in the indigent fund are very unpredictable and they felt like they needed an additional increase in the fund balance specifically to address indigent related matters. The change in fund balance was purposeful. We target specific funds and look forward to putting each fund in the best possible financial position.

The net position in the self-funded health insurance is \$4.9 million. Controller Wagoner said that fund was nearly bankrupt not too long ago, but the Board increased the funding for health insurance and they are very pleased with that current balance. The funding came from a mixture of current revenues. With prior Boards there were occasions where there were lump sum dollar amounts inserted into that fund. Commissioner Van Beek asked what created the deficit. Controller Wagoner said the employer-provided funding was stagnant and held at the same level for 10 years and so it was not adequately funded. Health insurance costs were increasing rapidly but the revenue side was staying flat. The employee contribution increased during that 10-year span but the employer contribution did not and the increase was not significant enough to cover the increase in costs. Mr. Browning said the actual revenues compared to the final budget in the general fund were \$2.1 million higher

than what was budgeted and that is very good performance in terms of revenues compared to budget.

Commissioner Dale thanked Eide Bailly for the report and he expressed appreciation to the Auditor's Office for their work in keeping the County on a solid and progressive track. It's totally transparent, and it's critical for taxpayers to know we have a finance department that is doing above and beyond what is expected. Clerk Yamamoto said he likes Eide Bailly's work and it gives great confidence that what the Auditor's Office is doing is correct. He also expressed his appreciation to Controller Wagoner for the great work he does. A copy of the report is on file with this day's minute entry. No Board action was required or taken. The meeting concluded at 11:15 a.m. An audio recording is on file in the Commissioners' Office.

CONSIDER APPLICATION FOR CANCELLATION OF PROPERTY TAXES UNDER IDAHO CODE §63-711 FOR CALDWELL FREE METHODIST CHURCH

The Board met today at 11:17 a.m. to consider the application for cancellation of property taxes under Idaho Code, Section §63-711 for the Caldwell Free Methodist Church. Present were: Commissioners Pam White, Tom Dale and Leslie Van Beek, Pastor Jim Porter, Treasurer Tracie Lloyd, Deputy P.A. Brad Goodsell, Administrative Analyst Jennifer Loutzenhiser, and Deputy Clerk Monica Reeves. Tracie Lloyd said the Board met in May of 2016 and January of 2018 to consider the hardship application for property that was not eligible for an exemption in 2015 and 2016. The balance owed is \$7,088.15; \$4246.85 for 2015 and \$2,841.30 for 2016. Pastor Porter said the first time they met Commissioners Dale and Hanson suggested the church take the portion of property that had gone back into its natural state and make it exempt and then come back for another hardship. For six years they raised pumpkins to give to school kids, boy scouts, and others in the community, but there was a year when irrigation water was impossible so the property returned to its natural state and when the County learned they were no longer growing pumpkins they lost their exemption. The church now has two soccer fields which take much less water and maintenance than the pumpkins. Last year the church submitted another hardship but they did not receive a favorable outcome so they came back this year to make another request. They have been making monthly payments of \$100 and to date they have paid a total of \$1,692.24. Commissioners Van Beek and White asked questions pertaining to the use of the property and following comments Commissioner Dale made a motion to grant the hardship waiver of the remaining balance for 2015 and 2016 in the amount of \$7,088.15. The motion was seconded by Commissioner Van Beek and carried unanimously. The hearing concluded at 11:33 a.m. An audio recording is on file in the Commissioners' Office.

THE MINUTES OF THE FISCAL TERM OF JANUARY 2019 WERE READ AND APPROVED AND FOUND TO BE A PROPER RECORD OF THE PROCEEDINGS OF THE BOARD OF CANYON COUNTY COMMISSIONERS, CANYON COUNTY IDAHO.

DATED this 26th day of March, 2019

CANYON COUNTY BOARD OF COMMISSIONERS

Tom Dale

Pam White

Leslie Van Beek

ATTEST: Chris Yamamoto, Clerk

By: J. Ross, Deputy Clerk