



CITY OF KETCHUM, IDAHO CITY COUNCIL MEETING

Tuesday, February 16, 2021, 4:00 PM

480 East Avenue, North, Ketchum, Idaho

Minutes

In recognition of the Coronavirus (COVID-19), members of the public may observe the meeting live on the City's website at ketchumidaho.org/meetings.

If you would like to comment on a PUBLIC HEARING item, please submit your comment to participate@ketchumidaho.org by noon the day of the meeting. Comments will be provided to the Mayor and Council.

If you would like to phone in and provide comment on a PUBLIC HEARING item on the agenda, please dial the number below. You will be called upon for comment during that agenda item.

**Dial-in: +1 253 215 8782
Meeting ID: 992 9943 2004**

- **CALL TO ORDER: By Mayor Neil Bradshaw**

Mayor Bradshaw called the meeting to order at 4:00pm.

- **ROLL CALL**

PRESENT

Mayor Neil Bradshaw

Council President Courtney Hamilton (Teleconference)

Councilor Amanda Breen (Teleconference)

Councilor Michael David (Teleconference)

Councilor Jim Slanetz (Teleconference)

ALSO PRESENT

City Attorney Matt Johnson (Teleconference)

City Attorney Bill Gigray (Teleconference)

City Administrator Jade Riley

Planning & Building Director Suzanne Frick

Public Affairs & Administrative Services Manager Lisa Enourato

Senior Planner Brittany Skelton

- **COMMUNICATIONS FROM MAYOR AND COUNCILORS**

Mayor Bradshaw thanked everyone for a safe President's weekend. Council President Hamilton, Councilor Breen, Councilor David and Councilor Slanetz had no comments.

AMENDED AGENDA

1. ACTION ITEM: Approval of Amended Agenda

Motion to approve the Amended Agenda.

Motion made by Council President Hamilton, Seconded by Councilor Breen.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz

● **CONSENT AGENDA:** Note: **(ALL ACTION ITEMS)** The Council is asked to approve the following listed items by a single vote, except for any items that a Councilmember asks to be removed from the Consent Agenda and considered separately

2. Approval of Minutes: Regular Meeting February 1, 2021
3. Approval of Minutes: Special Meeting February 8, 2021
4. Authorization and approval of the payroll register
5. Authorization and approval of the disbursement of funds from the City's treasury for the payment of bills in the total sum of \$874,618.66 as presented by the Treasurer.
6. Approval for Mayor to sign a letter opposing wolf trapping in Blaine County - Neil Bradshaw, Mayor
7. Monthly Financial State of the City - Grant Gager, Director of Finance & Internal Services
8. Recommendation to approve Encroachment Agreement #20563 with Century Link - Suzanne Frick, Director of Planning & Building
9. Recommendation to approve Encroachment Agreement #20581 with Cox Communications for 323 Lewis Street - Suzanne Frick, Director of Planning & Building
10. Approval of Purchase Order #20577 with Banyan Technologies for PLC/SCADA upgrades to Northwood Well - Pat Cooley, Water Division Supervisor
11. Approval of Purchase Order #20586 with Thatcher Company, Inc for Aluminum Sulfate - Mick Mummert, Wastewater Division Supervisor
12. Approval of Purchase Order #20582 with Ferguson Waterworks for a Sensus 6502 handheld reading device - Pat Cooley, Water Division Supervisor
13. Approval of Contracts #20587 and #20588 for Asset Management Software and Conditions Assessment - Brian Christiansen, Director of Streets and Facilities Maintenance
14. Approval of agreement between the City of Ketchum and Blaine County for Sustainability Program Management Cost Sharing - Jade Riley, City Administrator
15. Approval of interim budget change to fund summer town beautification efforts - Jade Riley, City Administrator

Council President Hamilton requested that #14 be pulled from the consent agenda and considered separately. Councilor Slanetz stated that item #2 had a misspelling of the word "compostable".

Motion to approve consent agenda items #2-13 and #15.

Motion made by Council President Hamilton, Seconded by Councilor Slanetz.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz

For item #14, Council President Hamilton asked if there should be an MOU in conjunction with the cost sharing agreement. City Administrator Jade Riley said that he initially expected the MOU to be ready for approval at the same time as the cost sharing agreement, but that it was not made available to him yet.

Councilor Slanetz said that he was a bit confused on the structure and would be more comfortable waiting to sign the cost sharing agreement until the MOU is available.

City Administrator Jade Riley stated that he would recommend postponing this item until the next meeting where it can be considered at the same time as the MOU.

- **NEW BUSINESS (no public comment required)**

- 16. **ACTION ITEM: Discussion and Direction to staff regarding Franchise Agreement with Clear Creek Disposal - Jade Riley, City Administrator**

Mayor Bradshaw introduced the item and turned it over to City Administrator Jade Riley for a presentation. The presentation covered an overview of the city's franchise agreement with Clear Creek Disposal and provided options for potential new services.

Council President Hamilton said that she appreciated having two cost options for improving cardboard recycling and stated that something needs to be done about cardboard recycling. She also said that the rate increases for composting seemed reasonable and that it was an important service offering to her and many others in the community. She thanked the Wood River Women's Foundation (WRWF) for the grant they provided to KSAC, ERC and SVI and highlighted that many of the proposed improvements came out of that work.

Councilor Breen seconded Council President Hamilton's comments about the input from outside groups. She said that cardboard recycling needs to be improved. She said she thought that the rate increases were high for composting and that she would like to see more analysis on the impact of adding composting service.

Councilor Slanetz agreed that the rate increases seemed high for the composting. He said that, ideally, people would compost in their yards to save on the carbon footprint of transporting compostable materials. He said that he understands some people don't have the option of composting in their yards, but that he still thinks there may be a better way of doing it.

Councilor David agreed that this is a great start and reiterated the thanks to WRWF and the organizations that have worked on this issue. He said that it would be great to give people who don't currently have the option to compost that ability.

City Administrator Jade Riley provided an overview of the next steps. He recommended that the City Council approve the Franchise Agreement with the current services and then approve service improvements and associated rate increases at a later date once the community has had an opportunity to provide ample input.

Council President Hamilton, Councilor Breen and Councilor Slanetz voiced their support for the proposed process.

- **PUBLIC HEARING**

17. **ACTION ITEM:** Third reading of Ordinance #1217 adopting the 2018 International Building Code, International Residential Code, International Energy Conservation Code, International Existing Building Code, International Property Maintenance Code, and the International Fire Code, including local amendments to said codes that reflect local concerns. Amendments affect Chapters 15.04, Building Codes, and 15.08, Fire Code - Suzanne Frick, Director of Planning & Building

Mayor Bradshaw introduced the item and then opened it up for public comment. There was no public comment. The Mayor closed public comment.

Director of Planning & Building Suzanne Frick pointed out a typo on the chart on pg. 9 of Exhibit A (pg. 117 of the packet) where the "Winter Heating" temperature needed to be changed from 75 to 70 and the "Indoor Design Temperature" needed to be changed from 72 to 70.

Motion to approve third reading of Ordinance #1217 with edits as presented by Suzanne Frick and read by title only.

Motion made by Council President Hamilton, Seconded by Councilor Slanetz.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz

Council President Hamilton read by title only.

18. **ACTION ITEM:** Continued hearing from February 1, 2021 to approve the following:
 - Findings of Fact, Conclusions of Law, and Order of Decision for the Ketchum Boutique Hotel (PEG Ketchum Hotel, LLC) Planned Unit Development Conditional Use Permit (PUD) (File No. P19-063)
 - Findings of Fact, Conclusions of Law, and Order of Decision for the Ketchum Boutique Hotel (PEG Ketchum Hotel, LLC) Lot Line Adjustment (File No. P19-064)
 - Findings of Fact, Conclusions of Law, and Order of Decision for the Ketchum Boutique Hotel (PEG Ketchum Hotel, LLC) Floodplain Development / Waterways Design Review (File No. P19-062)
 - Master Joint Hearings Compiled Record of Proceedings on Remand (PEG Ketchum Hotel, LLC) [City Council - February 16, 2021]

Mayor Bradshaw introduced the item and then opened it up for public comment.

Perry Boyle phoned in to voice his opposition to the project, stating that the project defies the will of the electorate. He also raised concerns over low hotel occupancy rates and the low unemployment rate in Ketchum, questioning what benefit the City Council thought the project provided.

Mayor Bradshaw closed public comment and turned the item over to City Council.

Councilor Breen asked for clarification on pg. 8 of the Findings of Fact for the Planned Unit Development/Conditional Use Permit. City Attorney Bill Gigray clarified that the heading was missing some commas and stated that it was a heading and not a finding.

Councilor Breen then asked City Attorney Bill Gigray to provide an explanation for when this becomes a final decision of the City Council. He stated that if the City Council provided approval today, the project would still need to go back to the Planning & Zoning Commission for their determination on design review and the permit acceptance condition agreement before it could come back to the City Council for a final decision.

Councilor Slanetz asked for clarification about the City Council's role in determining when waivers should be granted. City Attorney Bill Gigray provided a review of the prior legal discussion that the City Council had.

Motion to adopt the Findings of Fact, Conclusions of Law, and Order of Decision for the following applications: Application for Floodplain Development Permit, File No. P19-062, Application for Lot Line Adjustment: File No. P19-064, and Application for Planned Unit Development Conditional Use Permit combined with the Application for Wavier, Files No. P19-063 and File No. P20-069 And to adopt the Master Record of Proceedings for this matter.

Motion made by Councilor Breen, Seconded by Council President Hamilton.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David

Voting Nay: Councilor Slanetz

Motion to close the record for the receipt of comment on this matter until notice is posted that these Applications are set for public hearing on Design Review.

Motion made by Council President Hamilton, Seconded by Councilor Breen.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz

- EXECUTIVE SESSION

19. ACTION ITEM: Enter into Executive Session to Communicate with Legal Counsel on litigation pursuant to 74-206(1)(f)

Motion to go into Executive Session pursuant to 74-206(1)(f).

Motion made by Council President Hamilton, Seconded by Councilor Slanetz.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz

- **ADJOURNMENT**

Motion to adjourn at 5:26pm.

Motion made by Council President Hamilton, Seconded by Councilor Slanetz.

Voting Yea: Council President Hamilton, Councilor Breen, Councilor David, Councilor Slanetz



Neil Bradshaw, Mayor



Katrin Sharp, Deputy City Clerk

