



May 2 & 3, 2022, Emmett, Idaho

Pursuant to a recess taken on April 26, 2022, the Board of Commissioners of Gem County, Idaho, met in regular session this 2nd day of May 2022, at 8:30 a.m.

Present:	Mark Rekow	Chairman
	Bryan Elliott	Commissioner
	Bill Butticci	Commissioner
	Sarah Story	Deputy Clerk

Whereupon the following proceedings were had, to-wit:

May 2, 2022

REVIEW AND APPROVAL OF AGENDA: The Commissioners reviewed the agenda. A motion was made by Commissioner Elliott to approve the agenda as presented. It was seconded by Commissioner Butticci and carried unanimously.

PLATT ELECTRIC PAYMENT DISCUSSION: Buildings and Maintenance Supervisor Chuck Shambaugh talked about charges from Platt Electric stating that there is an extra charge for an Eaton UPS Start-up in the amount of \$1477.54. He originally thought that this was included in the cost. Commissioner Butticci recommends moving forward with the Eaton UPS Startup in the amount of \$1477.21 and for it to be brought back for ratification on next week's agenda.

PROSECUTING ATTORNEY MATTERS: Deputy Prosecuting Attorney Tahja Jensen spoke on various county legal matters.

EXECUTIVE SESSION- ACQUISITION OF REAL PROPERTY: At 9:34 a.m. a motion was made by Commissioner Rekow, seconded by Commissioner Butticci and carried unanimously to go into executive session under Idaho Code 74-206(1)(c) for matters of real estate with a roll call vote as follows: Commissioner Butticci, aye, Commissioner Elliott, aye and Commissioner Rekow, aye.

Regular session reconvened at 9:59 a.m.

REAL ESTATE PURCHASE/SALE AGREEMENT: No action was taken. Commissioner Rekow will contact the seller and will be added to next week's agenda for further discussion and possible action.

CONSENT AGENDA: A. Certificate of Residency for Esther Goode for Junior College Tuition, B. West Valley Minor Subdivision plat, C. John Deere lease agreement for 2022 motor grader, D. Ambulance request to surplus 2000 F350 XLT Super Duty ambulance with wheeled coach patient compartment, 1995 E350 ambulance with wheeled coach patient compartment , and cargo bed slide out, E. Fairgrounds request to surplus tow behind mower, disc- 1' wide 2 axle 2 rows of discs, F150 pickup, F. Development Services request to surplus 2 monitors, 2 keyboards, 2 Dell laptops and G. Appointment of Annie Haynes, Kenny Keene, Craig Woods, Donnie Wunder, Shannon Carter, Brenda Lawrence, Camille Evans, Stacey Rosecrans, April Browne, Steve Kunka, Len McCaulou, Mark Coonts and Wade Dishion to the Opioid Recommendation Committee.

A motion was made by Commissioner Butticci to approve items A-G as presented. It was seconded by Commissioner Elliott and carried unanimously.

Commissioner Rekow was absent from the following meeting.

INDIGENT APPLICATIONS: There was no need to go into Executive Session. Deputy Clerk Sarah Story is asking the Commissioners to sign Release of Liens on cases that have been adjusted and closed, paid off and for a case that has been withdrawn from the hospital. Those case #'s are: 98-053, 01-016, 03-035, 06-047, 07-030, 07-050, 07-070, 07-075, 09-015, 13-012, 13-075, 14-005, 14-039, 14-042, 14-048, 14-057, 14-061, 14-076, 15-003., 16-042 and 22-0111.

A motion was made by Commissioner Elliott to sign release of liens as presented by the Indigent Clerk. It was seconded by Commissioner Butticci and carried unanimously.

PUBLIC WALK-IN: There were no members of the public present.

Commissioner Rekow rejoined the meeting.

ROAD DEPARTMENT UPDATE: Road and Bridge Supervisor Neal Capps provided updates on various projects they are working on. Other items that he talked about were clean-up work at the Ola residence, the generators, potholes, school bus stops, the budget, road standards for the Road Department, speed limits and possible stop lights.

NO PARKING ZONE LOCATED ADJACENT TO PLAZA ROAD DISCUSSION: Road and Bridge Supervisor Neal Capps talked about a resolution to create "no parking" zones. The areas that are being looked at is Plaza Bridge and Spring Creek. Van Deusen school bus turn-around

site will also be included in the resolution. There was discussion on if the signs would read "no parking" or "no overnight parking". Commissioner Butticci spoke of camping by the water treatment plant. Deputy Prosecuting Attorney Tahja Jensen advised that the signs would say "no parking".

The Commissioners recessed at 12:00 p.m. for lunch to reconvene at 1:30 p.m.

Commissioner Butticci was absent from the meeting due to attendance on an Idaho State Historical Society meeting via telephone.

FISCAL YEAR 2023 INDIGENT DEFENSE FINANCIAL ASSISTANCE

COMPLIANCE PROPOSAL & APPLICATION: Public Defender Mark Coonts reviewed the FY2023 Indigent Defense Financial Assistance Compliance proposal and application. He talked about upcoming changes with the Public Defense Commission. He spoke of his budget, expense items, remaining funds and the future for his office. He also talked about workload, salaries and their Compliance Report.

A motion was made by Commissioner Elliott to sign the FY2023 Indigent Defense Financial Assistance Compliance proposal and application as presented. It was seconded by Commissioner Rekow and carried unanimously.

CONFLICT/GUARDIAN AD LITEM COUNSEL INTERVIEW WITH ALI PERKINS:

The Commissioners conducted an interview with Ali Perkins for Conflict/Guardian Ad Litem Counsel.

Commissioner Butticci rejoined the meeting.

THORNOCK REZONE PUBLIC HEARING: While being recorded, the Commissioners reviewed the Thornock Rezone request. This meeting was held in person and virtually via Zoom. Those present were Development Services Director Jennifer Kharrrl, Associate Planner Michelle Barron, Deputy Prosecuting Attorney Tahja Jensen, Road and Bridge Supervisor Neal Capps, Cody Thornock and Jennifer Ketcham. Commissioner Rekow read the notice of public hearing. Those wishing to testify were sworn in.

There were no indications of conflict from the Commissioners. There were no other declarations pertaining to this meeting such as site reviews or conversations outside of this hearing.

Development Services Director Jennifer Kharrrl asked to have the packet of information be added into record which includes the notice of Public Hearing, the application, Zoning Commission

recommendation for approval, draft Development Agreement with conditions, staff report, Zoning Commission minutes and impact agency letters. There were no letters of concerns submitted.

A motion was made by Commissioner Butticci to add the documents as described by Jennifer Kharri from Development Services. It was seconded by Commissioner Elliott and carried unanimously.

Planning Director Jennifer Kharri advised that the applicant, Jennifer Ketcham, on property owned by Cody Thornock, is seeking approval to rezone property from A-2 Rural Transitional Agriculture (5-acre minimum) to R-2 Residential Transitional (1-acre minimum). The property proposed to be rezoned is 5.01 +/- acres in size, and lies fully within the Priority Growth Area 1 of the County Residential Area, as designated on the Future Land Use Map in the Comprehensive Plan. She advised that staff recommends approval with a Development Agreement to allow 2 parcels in total.

Applicant Cody Thornock advised that lot 1 would be about 1.3-acres and the rest would be approximately 3.9-acres. He talked about current set-up of the property and an irrigation ditch that runs through it. Commissioner Butticci would like to have lot 1 be 1.5-acres. Cody advised that he doesn't think it would not be possible with the irrigation ditch and with a driveway being added. Jennifer advised that they won't know the exact size of lot 1 until it is surveyed. She also talked about the driveway requirements. There were not others wishing to speak in favor, neutral or opposed.

Commissioner Butticci would like to see lot 1 be as large as possible. Cody advised that the irrigation ditch is the dividing line of the properties. Jennifer talked about the property line and easement for access. Cody advised that they are trying to avoid having to move their irrigation. Jennifer also spoke of a right-of-way dedication.

A motion was made by Commissioner Butticci to close the public hearing. It was seconded by Commissioner Elliott and carried unanimously.

Jennifer advised that on item 5 in the Findings, it was a mistake which reads a 2-acre parcel. It should have said 1-acre parcel.

A motion was made by Commissioner Butticci to approve the rezone requested by Cody Thornock and Jennifer Ketcham on rezone application RZ-22-001 with Exhibit 2, the Development Agreement, as presented. It was seconded by Commissioner Elliott and carried unanimously.

JAIL CONTROL PANEL UPGRADE: While being recorded Commander Katie Rolland spoke on the delivery and installation time frames for

both Willo and Sydaptic. She recommends going with Sydaptic due to newer technology and automatic date/time stamping capability for incidents. She advised that Willo does not offer an intercom component. There was discussion on the Sydaptic intercom component and the current system in the jail. Commission Elliott would like more information on the Sydaptic intercom system. This will be added to the agenda for next week for ARPA funding approval and award.

The Board recessed at 5:00 p.m. to 9:00 a.m. on May 3, 2022.

May 3, 2022

The Commissioners attended the Idaho Association of Counties County Officials Institute in Boise.

The Board recessed at 3:00 p.m. to 8:30 a.m. on May 9, 2022.

Approved: _____
Chairman

Attest: _____
Clerk