



City of Nampa
Regular Council Meeting
Livestreaming at <https://livestream.com/cityofnampa>
July 6, 2020
Regular Council – 6:00 PM
Public Hearings – 7:00 PM*

Call to Order and Pledge to Flag

Invocation – Don Renschler - The Nazarene Church

Roll Call

Proposed Amendments to Agenda

(1) Consent Agenda (Action Items)

All matters listed within the Consent Agenda are considered to be routine by the Council and will be enacted by one motion. There will be no separate discussion on these items unless a Councilmember or citizen so requests in which case the item will be removed from the Consent Agenda and placed on the Regular Agenda.

- 1-1. Minutes
 - a. Regular City Council Meeting - June 15, 2020
 - b. Special City Council Meeting - June 25, 2020
 - c. Nampa Police Protective Agency - June 16, 2020
 - d. Nampa Police Protective Agency - June 22, 2020
 - e. Nampa Police Protective Agency - June 30, 2020
 - f. Venue Management Advisory Commission – February 20, 2020
 - g. Board of Appraisers – June 24, 2020
- 1-2. The City Council dispenses with the Three (3) Reading Rule of Idaho Code § 50-902 for all ordinances
- 1-3. Plat Approvals
 - a. Final
 - Subdivision Plat Final Approval for Red Hawk Ridge Subdivision No. 6 proposing (A 4.18 acre parcel of land being a portion of the S ½ of the SE ¼ of Section 31, T3N, R2W, BM, Canyon County, Nampa, also referred to as Parcel No. R3207200000 on the west side of Middleton Rd and north of Greenhurst Rd. - 15 single family detached lots and 4 common lots and 1 private road on 4.16 acres for 3.59 dwelling units per gross acre for JUB Engineers (SPF-00134-2020)
 - b. Preliminary
 - None
- 1-4. Authorize Public Hearings
 - a. Annexation and Zoning to BC (Community Business) for construction of a church and future commercial development at 0 and 0 Cherry Ln (County parcel #'s R3097300000 and



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R3097400000) a 26.21 acre portion of Lots 1 and 13 of Block 1, Midway Subdivision, located in the NW ¼ of Section 8, T3N, R2W, BM, Nampa, Canyon County, Idaho) for Rennison Design; Brian Liquin (ANN-00176-2020)

- b. Authorize Advertisement of Monday, August 3, 2020, Public Hearing to Present Recommended Fiscal Year 2021 Increases to Domestic Water Rates and Fees of 1.76%, effective October 1, 2020. (As Recommended by Board of Appraisers) (Approved by legal)
- c. Authorize Advertisement of Monday, August 3, 2020, Public Hearing to Present Recommended Fiscal Year 2021 Increases to Wastewater Rates and Fees of 16.75%, effective October 1, 2020. (As Recommended by Board of Appraisers) (Approved by legal)
- d. Authorize Advertisement of Monday, August 3, 2020, Public Hearing to Present Recommended Fiscal Year 2021 Increases to Domestic Water Hookup Fees of 4.35%, Effective October 1, 2020. (As Recommended by Board of Appraisers) (Approved by legal)
- e. Authorize Advertisement of Monday, August 3, 2020, Public Hearing to Present Recommended Fiscal Year 2021 Increases to Wastewater Hookup Fees as Identified and Calculated in FCS Group 2020 Wastewater Hookup Fee Update Memorandum dated June 16, 2020, effective October 1, 2020. (As Recommended by Board of Appraisers) (Approved by legal)

1-5. Authorize to Proceed with Bidding Process

- a. None

1-6. Authorization for Execution of Contracts and Agreements

- a. None

1-7. Monthly Cash Report

- a. None

1-8. Resolutions

- a. Disposal of surplus property - Wastewater

1-9. Planning & Zoning Formal Findings

- a. None

1-10. Licenses for 2020

- a. Alcohol Renewal
 - Fast Mart - 306 N Franklin Blvd - Off Premises Beer & Wine
- b. Alcohol New
 - 4T Sports Bar - 112 13th Avenue South - On Premises Beer, Wine & Liquor
- c. Pawnbroker/Precious Metals



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- Idaho Pawn & Gold - 615 Caldwell Blvd

- 1-11. Miscellaneous items
 - a. None
- 1-12. Approval of Agenda

(2) Proclamations

- 2-1. None

Nampa Residents Wishing to Speak on an Agenda (5 persons limit) or Non-Agenda Item (5 persons limit) (3 minute limit). Comments Related to Zoning and Land Use Matters May Only be Made During Properly Noticed Public Hearings

Mayor & Council Comments

- COVID Updates

(3) Agency & Commission Reports

- 3-1. None

(4) Staff Communications

- 4-1. None

(5) New Business

- 5-1. **Action Item:** Contingent upon the Department of Housing and Urban Development approval of the 2019 Annual Action Plan Substantial Amendment and final review by the City of Nampa legal representative, City Council authorize Mayor Kling to sign the CDBG agreements for the five sub-recipients of the CDBG CARES Act Funding identified in the Council packet (CDBG 2019 Program Year / 2020 Fiscal Year)
- 5-2. **Action Item:** Request Council award bid and authorize Mayor to sign contract for Stoddard Pathway Extension Phases 1 & 2 to Asphalt Driveways and Patching (Approved in FY20 budget)
- 5-3. **Action Item:** Request Council award quote and authorize Mayor to sign contract for the Orchard Avenue Pedestrian Improvements project with Hess Construction, Inc. (Approved in FY20 budget)
- 5-4. **Action Item:** Award bid and authorize Mayor to sign contract for the Orchard Avenue & Elijah Drain Culvert Replacement project to Granite Excavation in the amount of \$327,396.00 (Approved in FY20 budget)



- 5-5. **Action Item:** Nampa Parks and Recreation Requests City Council authorize and grant Bid Relief to CRC for the construction bid submitted for Brandt Park Phase 2 Project
- 5-6. **Action Item:** Nampa Parks and Recreation Department requests City Council Authorize the Mayor to award and sign a contract with Diamond Contractors for the amount of \$1,399,875 for the construction of Brandt Park Phase 2 (Approved in FY20 budget)

(6) Public Hearings

- 6-1. **Action Item:** Annexation and Zoning to RS4 (Single-Family Residential 4,000 sf lot) at 0 & 406 W. Dooley Lane – Parcels 29241 and 29241011, located on the north side of Dooley Lane approximately ¼ mile west of 12th Ave Rd (A 2.76-acre or 120,226 sq. ft. portion of the SW ¼ of the NE ¼ Section 4, T2N, R2W, BM – for a small single-family home development for Mason & Associates Inc. (ANN 173-20) **Staff recommends continuing the public hearing until a date certain of August 3, 2020.**
- 6-2. **Action Item:** Zoning Map Amendment from RSPUD (Single Family Residential Planned Unit Development) to RS6 (Single Family Residential 6,000 sq. ft.) at 1400 W Roosevelt Ave., northwest of the W Roosevelt Ave and S Boundary St intersection (Lots 1, 2 and 3 Block 1 and a portion of the vacated S. Boundary St. per the Plat of Town and Country Estates First Subdivision as filed in Book 8 of Plats at Page 24, records of Canyon County, Idaho located in the SW 1/4 of the NE 1/4 of Section 29, Township 3 North, Range 2 West, Boise Meridian, Nampa, Canyon County, Idaho) for Katie Deal (ZMA 121-20)
- 6-3. **Action Item:** Modification of Development Agreement - Ordinance No. 3884, from a 48-unit senior housing development to a 22-lot duplex Roosevelt Village Subdivision, at 1910 W Roosevelt, on the north side of Roosevelt Ave and approximately .4 miles east of Middleton Rd. (a 6.2 acre portion of the SE ¼ of the NW ¼ of Section 29, T3N, R2W, BM) for Blake Wolf, Wolf Building Co. (DAMO 036-20)
- 6-4. **Action Item:** Annexation and Zoning to RS7 for Herron Ridge Subdivision at 0 W Greenhurst Rd, located on the southeast corner of S Middleton Rd and W Greenhurst Rd (A part of Government Lot 3 and & 5 of the NW ¼ of Section 5, T2N, R2W, BM, Nampa, Canyon County, Idaho - 121 Single Family Residential Lots on 39.29 acres for average of 3.08 dwelling units/gross acre) for Schultz Development, Matt Schultz (ANN 172-20)
- 6-5. **Action Item:** Annexation and Zoning to RD for fourplex multi-family development at 2000 S. Midland Blvd, located on the southeast corner of S Midland Blvd and W Maryland Ave (lots 6 and 7 of Home Acres Subdivision #6, located in the SE ¼ of Section 33, T3N, R2W, BM, Nampa, Canyon County, Idaho) for Kurt Smith (ANN 174-20)

(7) Unfinished Business

- 7-1. **Action Item:** First Reading of Ordinance for Annexation and Zoning to RS6 (Single Family Residential – 6,000 sq. ft.) at 4100 E. Greenhurst Rd. (A .52-acre or 22,651 sq. ft. portion of the SE ¼, Section 36, T3N, R2W, BM, Canyon County, Idaho also being Tax 58) for David E. Hird for connection to city sewer. (ANN 140-19) **(PH was 03-02-2020)**



- 7-2. **Action Item:** Direction to Staff related to the Lake Lowell & Midland Blvd. Intersection
- Decision on whether or not to hold a public hearing for additional public comment and if so to Proceed with Advertisement of public hearing
 - If Council does not desire a public hearing, authorize staff to move forward with either a signal or roundabout design

(8) Pending Ordinances (Postponed Due to Lack of Supporting Documentation)

- 8-1. Annexation and Zoning to BC (Community Business) for .525 acres or 22,866 sq. ft. located in the SE ¼ Section 10, T3N, R2W, BM, Franklin Tracts Plot C at 0 N. Franklin Blvd.; Zoning Map Amendment from AG (Agricultural) to BC (Community Business) for 2.24 acres or 97,574 sq. ft. located in the SE ¼ Section 10, T3N, R2W, BM, Franklin Tracts Plot B at 1414 E. Karcher Rd. for Dean Anderson. (ANN 122-19, ZMA 107-19) (PH was 8-5-2019)
- 8-2. Annexation and Zoning to BC (Community Business) for the southerly 7.0 acres and to IL (Light Industrial) for the northerly 26.13 acres at 0 Midland Blvd. and 9778 E Cherry Lane (A 33.13 acre portion of the East ½ of the SW ¼ SW ¼ and a portion of the South ½ of the NW ¼ SW ¼, Section 4, T3N, R2W, BM) for Hatch Design Architecture representing Kiwi Enterprises, LLC (ANN-00 135-2019) (PH was 02-18-2020)
- 8-3. Annexation and Zoning to RS8.5 (Single Family Residential – 8,500 sq. ft.) at 2413 Sunnyridge Rd. for a new home (A 1.11 acre portion of the NE corner of the NW ¼, Section 3, T2N, R2W, BM, Canyon County, Idaho and Tax 8 in Lot 3 of Asselins Subdivision) for Travis Adams representing Ironwood Homes. The Planning and Zoning Commission recommends approval (ANN 138-19) (PH was 03-02-2020)
- 8-4. Annexation and Zoning to RS4 (Single Family Residential - 4,000 sq. ft.) at 922 and 946 W. Maryland Avenue (A 1.66 acre parcel of land being a portion of the SW ¼ of Section 33, T3N, R2W, BM) and Subdivision Plat Preliminary Approval for Anchor Point Subdivision – 9 Single Family Residential Lots on 1.66 acres or 5.42 dwelling units/gross acre) for Sawyer Eckhardt-Anchor Homes LLC. The Planning and Zoning Commission recommended approval (ANN 161-19 and SPP 052-19) (PH was 04-27-2020)
- 8-5. Annexation and Zoning to RS22 (Single Family Residential - 22,000 sq. ft.) on the west side of N. Kings Rd. adjacent and north of 39 N. Kings. Rd. at 0 N. Kings Rd. (A 2.43-acre parcel in Plat A Tax 04145 in Lot 37 in the SE ¼, SE ¼, Section 33, T3N, R2W, BM, Nampa, Canyon County, Idaho) for a parcel split for 2 new dwellings for Jay Walker representing Miguel Ballesteros. The Planning and Zoning Commission recommended approval (ANN 164-20) (PH was 04-27-2020)
- 8-6. Annexation and Zoning to IL (Light Industrial) at 16658 Northside Blvd. for future industrial use (A 1.52-acre parcel situated in the SW ¼ of the NW ¼ of Section 10 T3N, R2W, BM, Nampa, Canyon County, Idaho) for Kent Brown representing Adler Revocable Family Trust (ANN 166-20) (PH was 04-27-2020)



- 8-7. Annexation and Zoning to RMH (Multiple-Family Residential) at 1002 N. Happy Valley Rd. and 4719 Stamm Lane for multiple family residential use (A 3.53-acre portion of the SW ¼ of Section 18, T3N, R1W, BM, Nampa, Canyon County, Idaho also recognized as Tax 7 and Tax 16272 in Lots 1 and 2 of Orchalara Heights) for Blake Wolf – Wolf Building Co. (ANN 167-20) **(PH was 04-27-2020)**
- 8-8. Annexation and Zoning to RML (Limited Multiple-Family Residential) at 1165 S. Powerline Road (A 2.02-acre portion of Block 169, Kurtz Addition, also known as Tax 04696 in the NE ¼ of Section 34, T3N, R2W, BM, Nampa, Canyon County, ID) for multiple-family residential zero lot line buildings and multiple-family residential 4-plex buildings for Zenith Homes (ANN 169-20) **(PH was 04-27-2020)**
- 8-9. Development Agreement Zoning Map Amendment from RS6 (Single Family Residential – 6,000 sq. ft.) to RMH (Multiple-Family Residential) at 916 E. Colorado Ave., 915 E. Bird Ave. and 908 and 912 S. Elder St. (Parcels R11455011, R11455010, R11451012, R11451013 totally an approximate 2.53 acre portion of the NE ¼ of Section 34, T3N, R2W, BM, Nampa, Canyon County, Idaho) for Randy Haverfield, Architecture Northwest P.A. representing Ron Kennedy for Colorado Avenue Apartments. The Planning and Zoning Commission recommended approval with DA for 2 story only (ZMA 116-19) **(PH was 04-27-2020)**
- 8-10. Annexation and Zoning to RD (Two-Family Residential) at 44 S. Kings Rd. (A 4.1-acre or 178,596 sq. ft. portion of the NW ¼ Section 25, T3N, R2W, BM also identified as Tax 6 in Tracts 15 and 16 of Nampa Heights Addition – for Fourplex Apartments for Tim Kristovich, Whispering Pines LLC (ANN 170-20) **(PH was 05-04-2020)**
- 8-11. Zoning Map Amendment from IP/RS (Industrial Park/Single-Family Residential) to RMH (Multiple-Family Residential) at 335 N. Gateway St. (A 1.25-acre or 54,450 sq. ft. portion of the SW ¼ Section 15, T3N, R2W, BM also identified as Lots 23 and 24, Block 13, Nampa City Acres Addition No. 1 – for a 100 unit Multiple-Family Apartment Project for Tim Kristovich, Whispering Pines LLC (ZMA 117-20) **(PH was 05-04-2020)**
- 8-12. Zoning Map Amendment from IL (Light Industrial) to RML (Limited Multiple-Family Residential) at 23 22nd Ave S. (A .16-acre or 6,970 sq. ft. portion of the NW ¼ Section 26, T3N, R2W, BM also identified as Lot 11 Block 1 Park Addition for a lot split and additional single-family dwelling for Adam Fleck representing Casey Ames (Gem State Cash Offers LLC) (ZMA-118-20) **(PH was 05-04-2020)**
- 8-13. Annexation and Zoning at 30 N. Kings Rd and 3126 E Victory Rd (A 20.06 portion of the W ½ of the SW ¼ of the SW ¼ of Section 24, T3N, R2W, BM) to BC (Community Business) for 4 acres at the corner of Victory Rd and Kings Rd for potential retail, and RMH (High Density Multiple-Family Residential) for the remaining 16.06 acres for a multi-family residential development for Mason & Associates, Inc. (ANN 171-2020) **(PH was 05-18-2020)**
- 8-14. Zoning Map Amendment from RA (Suburban Residential) to RP (Residential Professional) for Construction Trade/Sales Office structure at 512 N 39th Street (A .48 acres portion of the NE ¼ of Section 24, T3N, R2W, BM) for Nick Barnes representing WFS LLC (ZMA 119-20) **(PH was 05-18-2020)**



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- 8-15. Annexation with Zoning to IL (Light Industrial) for fifteen parcels totaling 346.57 acres in the area located between Cherry Lane on the south, Ustick on the north, Midland Blvd. on the west and Northside Blvd. on the east within Section 4, T3N, R2W, BM, Nampa, Canyon County, Idaho for the City of Nampa on behalf of seven property owners (**PH was 05-18-2020**)

(9) Executive Sessions

- 9-1. None

Adjourn

Next Meeting

Regular Council at 6:00 PM – Monday, July 20, 2020 - City Council Chambers

- ◆ Individuals, who require language interpretation or special assistance to accommodate physical, vision, hearing impairments, please contact the City Clerk's Office at Nampa City Hall, (208) 468-5426. Requests should be made at least five (5) days prior to the meeting to allow time to arrange accommodations
- ◆ Any invocation that may be offered before the official start of the Council meeting shall be the voluntary offering of a private citizen, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Council and do not necessarily represent the religious beliefs or views of the Council in part or as a whole. No member of the community is required to attend or participate in the invocation and such decision will have no impact on their right to participate actively in the business of the Council. Copies of the policy governing invocations and setting forth the procedure to have a volunteer deliver an invocation are available upon written request submitted to the City Clerk