



City of Nampa
Regular Council Meeting
Livestreaming at <https://livestream.com/cityofnampa>
June 1, 2020
Regular Council – 6:00 PM
Public Hearings – 7:00 PM*

Call to Order and Pledge to Flag

Invocation – Nampa City Council Member

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 – May 18, 2020
 - b. Special City Council – May 18, 2020
 - c. Planning & Zoning – May 12, 2020
 - d. Nampa Police Protective Agency – May 12, 2020
 - e. Nampa Bike and Pedestrian Advisory Committee – January 9, 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
 - Final Plat Approval for Spring Shores No. 1 at 0 and 0 11th Ave N (county parcel R30779011 & a portion of R20927000) east of Meriwether subdivision between Cherry Lane and Ustick Road for 93 buildable single-family lots on 30.17 acres for 3.08 average dwelling units per gross acre – A portion of the SE ¼ of Section 2, T3N, R2W, BM a portion of the Cortland Place Subdivision) for Heartland Townhomes Property Management. (SPF-133-20)
 - b. Short
 - None
 - c. Preliminary
 - None
- 1-4. Authorize Public Hearings
 - a. Zoning Map Amendment from RS-PUD (Single Family Residential Planned Unit Development) to RS-6 (Single Family Residential 6,000 sq. ft.) at 1400 W Roosevelt Ave. (Lots 1, 2 and 3 Block 1 and a portion of the vacated S. Boundary St. per the Plat of Town



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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)

- b. 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 (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)
 - c. Annexation and Zoning to RS-4 (Single-Family Residential 4,000 sf lot) at 0 & 406 W. Dooley Lane – Parcels 29241 and 29241011 (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) The Planning Commission recommended RS-6 (Single Family Residential 6,000 sq ft lot)
- 1-5. Authorize to Proceed with Bidding Process
 - a. Requests for Qualifications from design firms for Dog Park to be constructed in Nampa using Park Impact Fees
 - 1-6. Authorization for Execution of Contracts and Agreements
 - a. Renewal for Idaho Vehicle Inspection Program Station Agreement with Applus Technologies, Inc., to Supply Automotive Emissions Testing Equipment for the Fleet Services Division (Approved in FY20 budget)
 - 1-7. Monthly Cash Report
 - a. None
 - 1-8. Resolutions
 - a. Disposal of Surplus Engineering Property
 - b. Disposal of Surplus Fleet Property
 - 1-9. Licenses for 2020
 - a. Alcohol Renewal
 - See attached list
 - b. Alcohol New
 - Grocery Outlet of Nampa – 1215 12th Ave South – Off Premise Beer and Wine
 - 1-10. Miscellaneous items
 - a. None
 - 1-11. 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-19 Procedures Update

(3) Agency & Commission Reports

- 3-1. None

(4) Staff Communications

- 4-1. Darrin Johnson - Outdoor Swimming Pools
4-2. Clair Connley – Library Update

(5) New Business

- 5-1. **Action Item:** Approve wavier to allow on premise Liquor sales within 300 feet of church or school for Jak*s Place INC DBA. JaK*s Place located at 6111 Birch Lane
- 5-2. **Action Item:** Request approval from Council for Mayor to sign MOU for Hartland & Kinghorn Estates Regional Pressure Irrigation Pump Station (approved by legal)
- 5-3. **Action Item:** Council award bid and authorize Mayor to sign contract for Zone F Sewer Rehab FY20 project with Planned & Engineered Construction (Approved in FY20 budget)
- 5-4. **Action Item:** Authorize Mayor and Public Works Director to Sign Task Order with DKS Associates for Garrity Boulevard and Idaho Center Boulevard Signal Timing Project (Approved in FY20 budget)
- 5-5. **Action Item:** Authorize Mayor and Public Works Director to Sign Task Order for Consultant Services with Stantec Consulting Services Inc., for Nampa Asset Management Evaluation (Approved in FY20 budget)
- 5-6. **Action Item:** Approval of the CDBG Guidelines and Contract for the Microenterprise Loan Fund
- 5-7. **Action Item:** Approve the allocation of \$50,000.00 to the Housing Affordability project for the 2019 program year as recommended and authorize CDBG staff to open a 30-day public comment period on the proposed allocation



(6) Public Hearings

- 6-1. **Action Item:** Conditional Use Permit for Public Self-Storage in a BC (Community Business) zoning district at 980 S Rising Sun Dr. (A 4.64-acre parcel of land situated in the NW ¼ of the NW ¼ of Section 32, T3N, R2W, BM Nampa City, Canyon County) for AriaH Orr (CUP-00176-20)
- 6-2. **Action Item:** Approve the 2017-2020 5-Year Consolidated Plan and 2019 Annual Action plan amendments as presented and allow CDBG staff to send to the Department of Housing and Urban Development for final approval

(7) Unfinished Business

- 7-1. **Action Item:** Authorize Mayor and Public Works Director to Sign Task Order with CTA Architects Engineers dba Cushing Terrell for Nampa Wastewater Treatment Plant Phase II Upgrades Project Group E - Administration and Laboratory Building Renovation Services During Construction (approved in FY20 budget) (with remaining budget request in FY2021)
- 7-2. **Action Item:** 1st Reading of Ordinance for Annexation and Zoning to RS18 (Single Family Residential - 18,000 sq. ft.) at the southwest corner of the intersection of W. Dooley Lane and S. Stanford St., adjacent and north of 3125 S. Stanford St. (A 1.08-acre portion of the E ¼ of the SW ¼ of Section 4, T2N, R2W, BM, Canyon County, ID) for single-family residential lots for Blake Wolf, Wolf Building Co. (ANN 168-20) (PH was 04-27-2020)
- 7-3. **Action Item:** 1st Reading of Ordinance for Modification of Annexation and Zoning Development Agreement between Hunter's Point Golf Community LLC and the City of Nampa recorded 5/19/2006 as Inst. No. 200638438 amending Exhibit "B" Conceptual Plan changing the use of a previously designated Apartment area to Single Family Residential use; Zoning Map Amendment from RMH (Multiple-Family Residential) and RP (Residential Professional) to RS6 (Single Family Residential – 6,000 sq. ft.) for Red Hawk Ridge Subdivision No. 6 for Parcel R 3207200000 on the west side of S. Middleton Rd. north of W. Greenhurst Rd. (15 single family detached lots on 4.18 acres for 3.59 dwelling units per gross acre – A portion of the south half of the southeast quarter of Section 31, T3N, R2W, BM) for JUB Engineers representing MD ID RHR Middleton LLC. The Planning and Zoning Commission recommended approval (DAMO 034-19, ZMA 114-19) (PH was 03-16-2020)
- 7-4. **Action Items:** 1st Reading of Ordinance Correcting Ordinance 4349

(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 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. The Planning and Zoning Commission recommends approval (ANN 140-19) (PH was 03-02-2020)
- 8-5. 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)
- 8-6. 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)
- 8-7. Annexation and Zoning to IL (Light Industrial) adjacent and east of 3502 E. Victory Rd. on the north side of E. Victory Rd. at 0 N Picard Lane for split for future light industrial use (A 10.17-acre parcel situated as Tax 19043 in the SW ½ SE ¼, Section 24, T3N, R2W, BM, Nampa, Canyon County, Idaho) for William Bauscher. The Planning and Zoning Commission recommended approval (ANN 165-20) (PH was 04-27-2020)
- 8-8. 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)
- 8-9. 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)



- 8-10. 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)**
- 8-11. 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)**
- 8-12. 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)**
- 8-13. 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)**
- 8-14. 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)**
- 8-15. 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)**
- 8-16. 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)**
- 8-17. 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. **Action Item:** Motion to Adjourn into Executive Session Pursuant to Idaho Code 74-206 (1)
(a) To consider hiring a public officer, employee, staff member or individual agent, wherein the respective qualities of individuals are to be evaluated in order to fill a particular vacancy or need. This paragraph does not apply to filling a vacancy in an elective office or deliberations about staffing needs in general;

Adjourn

Next Meeting

Regular Council at 6:00 PM – Monday, June 15, 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