

**AGENDA OF THE
HAILEY CITY COUNCIL MEETING
Monday OCTOBER 17, 2016 * Hailey City Hall Meeting Room**

5:30 p.m. CALL TO ORDER - Open Session for Public Concerns

CONSENT AGENDA:

CA 368	Motion to accept the recommendation from Hailey Parks and Lands Board, and authorize the City of Hailey, owner of 3920 Woodside Boulevard, to initiate a zoning map amendment to consider a change in the zoning from RGB to GR, and to authorize the mayor to sign the application for zoning map amendment	1
CA 369	Motion to approve CNI’s pay request #15 for construction on the biosolids project in the amount of \$76,665.20	4
CA 370	Motion to approve the Special Event, Halloween Hoopla, to be held located on Main Street, from Myrtle Street to Pine Street, on Monday, October 31, 2016 from 3:30pm to 5:00pm	11
CA 371	Motion to approve minutes of October 3, 2016 and to suspend reading of them.....	18
CA 372	Motion to approve claims for expenses incurred during the month of September, 2016, and claims for expenses due by contract in October, 2016	28
CA 373	Motion to approve Treasurer’s reports for September 2016.....	55

MAYOR’S REMARKS:

MR 000

PROCLAMATIONS & PRESENTATIONS:

PP 374 Presentation by Street Division - 2016’s double chip seal project outcome (no documents)

APPOINTMENTS & AWARDS

AA 000

PUBLIC HEARING:

PH 375	Consideration of a City-initiated Text Amendment to Title 17, Section 17.05, District Use Matrix, to clarify: Restaurants, including Drive-through and Restaurants which may or may not include the sale of alcoholic beverages; Parcel Delivery and Shipping Services, and amendments to Title 17, Section 17.02, Definitions to add or modify definitions related to the above (<i>Continued from Sept. 19, 2016 meeting</i>). Staff recommends continuing to the November 7 meeting	70
PH 376	Motion to approve an application for Preliminary Plat approval for a seven-unit, cottage-style townhouse subdivision called Sonitalena Cottages, to be located on Lot 2, Block 4, Old Cutters (261-281 CD Olena). .	72
PH 377	Consideration of an application within the Hailey Area of City Impact for Planned Unit Development (PUD) and Subdivision Preliminary Plat, the Quigley Farm PUD. This is an application to Blaine County by Quigley Farm & Conservation Community, LLC, represented by Hennessy Company and SERA Architects for a 51-unit mixed use project. The City of Hailey is not the decision-maker, and will provide comments to the County on this application. The Planning and Zoning Commission made recommendations on the project concept on September 12, 2016.	82

NEW BUSINESS:

NB 378	Recommendation on engineering and design firm to work on Pathways for People (Levy) projects to be constructed in 2017 and 2018.....	118
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OLD BUSINESS:

OB 379	3 rd Reading of Ordinance No. 1198 amendment to Title 18, Mobility Design, Section 18.14.014; Exemptions, to clarify exemptions for construction and reconstruction projects, and Section 18.04.016.....	121
OB 380	2 nd Reading of Ordinance 1204, amending Chapter 15.16 of the Hailey Municipal Code (Development Impact Fees) to revise the schedule of fees, to amend exemptions and to add an exemption.....	125
OB 381	2 nd Reading of Ordinance 1205, amending Municipal Code Chapter 14.01 Annexations to modify annexation procedures	141

STAFF REPORTS: Staff Reports	Council Reports	Mayor's Reports	
SR 382 Letter of support for Mountain Rides Transportation Authority grant.....			148
SR 383 Draft agenda for next meeting			150

EXECUTIVE SESSION: Real Property Acquisition under IC 74-206 (1)(c)

Matters & Motions from Executive Session or Workshop

Next Ordinance Number - 1206 Next Resolution Number- 2016-132

AGENDA ITEM SUMMARY

DATE: 10/17/2016 **DEPARTMENT:** PW/Admin **DEPT. HEAD SIGNATURE:** MM/HD

SUBJECT:

Motion to accept the recommendation from Hailey Parks and Lands Board, and authorize the City of Hailey, owner of 3920 Woodside Boulevard, to initiate a zoning map amendment to consider a change in the zoning from RGB to GR, and to authorize the mayor to sign the application for zoning map amendment.

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code HMC 17.14.10.b
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

ARCH Community Housing Trust (ARCH) has requested City support for use of the City owned south Woodside lot, 3920 Woodside Boulevard. The requested use would be for community housing. The lot is currently deed restricted for use as a public benefit. Under the public benefit restriction, this lot could also be developed as a City park. As a result, the Council requested the Parks and Lands Board review the request by ARCH and give a recommendation that either supports ARCH's proposal or prefers that the lot be considered for development into a future park.

On September 14, 2016, the Hailey Parks and Lands Board made a recommendation that supports ARCH's proposal to develop community housing on the lot, with the following conditions:

- If ARCH does not utilize the lot for community housing, the lot returns to RGB zoning.
- Public access from the sidewalk to Toe of the Hill Trail needs to be provided according to City standards, including signage, verbiage, dog pot and garbage.
- Public trailhead access path includes fencing on both sides and path be made of compacted material.

The lot is currently zoned Recreational Green Belt (RGB). Under RGB zoning, no housing is allowed. The requested General Residential (GR) zoning allows 10 units per acre, with 40% lot coverage by all buildings. The property is just under .6 acres. Under GR zoning, up to 5 units could be developed on the property.

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

___ City Attorney	___ Clerk / Finance Director	___ Engineer	___ Building
___ Library	___ Planning	___ Fire Dept.	___
___ Safety Committee	___ P & Z Commission	___ Police	___
___ Streets	<u>X</u> Public Works, Parks	___ Mayor	___

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Make a motion to accept the Parks and Lands Board recommendation to pursue development of a City owned lot, 3920 Woodside Blvd, for community housing with the following conditions:

- If ARCH does not utilize the lot for community housing, the lot returns to RGB zoning.
- Public access from the sidewalk to Toe of the Hill Trail needs to be provided according to City standards, including signage, verbiage, dog pot and garbage.
- Public trailhead access path includes fencing on both sides and path be made of compacted material.

and authorize the City to initiate a zoning map amendment of the property from Recreational Green Belt (RGB) zoning to General Residential (GR) zoning, and to authorize the Mayor to sign a rezone application.

City of Hailey - Zone Change Application

Submittal Date: 10 / 17 / 2016

Name of Applicant: City of Hailey

Mailing Address: 115 S Main Street City: Hailey State: ID Zip: 83333

Phone: : 208 - 788 - 4221 Fax: : 208 - 788 - 2924 Cell: : - - -

Email Address: Fritz X. Haemmerle, Mayor

Signature: _____ Date: 10 / 17 / 2016

Name of individual to contact on behalf of Trust or LLC (if applicable): Heather Dawson

Mailing Address: 115 S Main Street City: Hailey State: ID Zip: 83333

Phone: : 208 - 788 - 4221 Fax: : 208 - 788 - 2924 Cell: : - - -

Email Address: heather.dawson@haileycityhall.org

Application Contact (if different than above): _____

**Application Contact will be the Planning Department's primary point of contact for questions related to the application.

Mailing Address: see above City: _____ State: _____ Zip: _____

Phone: : - - - Fax: : - - - Cell: : - - -

Email Address: _____

Signature: _____ Date: 10 / 17 / 2016

Address or Location of Subject Property: 3920 Woodside Boulevard

Legal Description of Subject Property: Lot 14, Block 46, Woodside Plat 11

Existing Zoning and Use: Recreational Green Belt (RGB)

Proposed Zoning and Use: General Residential (GR) to allow affordable housing units in conformance with existing neighborhood.

See attached checklist for items that must be submitted with this application in order for application to be considered complete. See the Hailey Zoning Ordinance for information on application process

FOR CITY USE ONLY

Fees: Cost of additional noticing, recording fees, and other direct costs will also be assessed.

Application (without Development Agreement).....	\$400.00
- OR - (circle one)	
Application (with Development Agreement)..... <small>Agreement to revert back to RGB Zoning if ARCH housing fails</small>	\$500.00
Additional fees for services rendered by City Attorney charged @ \$125.00/hour	
Publication cost (\$40.00 x 2).....	\$ 80.00
Laminations for Posting Property (\$4.50 ea x 4 x 2)	\$ 36.00
Mailing [(# of addresses _____) + (32 agencies)] x (_____ postage & .15 for paper, envelope & label) x 2	
DO NOT COUNT DUPLICATES OR CITY OF HAILEY	\$ _____
Total Due.....	\$ _____

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16

DEPARTMENT: PW

DEPT. HEAD SIGNATURE: MM

SUBJECT: Motion to approve Woodside WWTP Biosolids Project Contractor's Pay Request No. 15 in the amount of \$76,665.20 for work completed through September 2016.

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

Retainage of 5% is withheld from the total costs incurred by the contractor. The amount in the motion is the net pay amount.

September: Start up and commissioning occurred throughout September. Some punch list items were addressed during September.

October: Remaining punch list items and demolition of the dome will occur in October.

Construction Schedule Update: Substantial Completion is contemplated to occur sometime between September 30 and October 14, 2016, with final completion one month after.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

- | | | |
|---|--|---|
| <input type="checkbox"/> City Administrator | <input type="checkbox"/> Library | <input type="checkbox"/> Benefits Committee |
| <input type="checkbox"/> City Attorney | <input type="checkbox"/> Mayor | <input type="checkbox"/> Streets |
| <input type="checkbox"/> City Clerk | <input type="checkbox"/> Planning | <input type="checkbox"/> Treasurer |
| <input type="checkbox"/> Building | <input type="checkbox"/> Police | _____ |
| <input type="checkbox"/> Engineer | <input checked="" type="checkbox"/> Public Works | _____ |
| <input type="checkbox"/> Fire Dept. | <input type="checkbox"/> P & Z Commission | _____ |

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Motion to approve Woodside WWTP Biosolids Project Contractor's Pay Request No. 15 in the amount of \$76,665.20 for work completed through September 2016, authorizing the Mayor to sign and pay.

ACTION OF THE CITY COUNCIL:

Date: _____

City Clerk _____

FOLLOW-UP:

*Ord./Res./Agrmt./Order Originals: Record
Copies (all info.): _____
Instrument # _____

*Additional/Exceptional Originals to: _____
Copies (AIS only)

Progress Estimate - Lump Sum Work

Contractor's Application

Project:		City of Hayley Woodside Solids Handling Improvements		Application Number:	15				
Application Period:		September 1, 2016 thru September 30, 2016		Application Date:	9/29/2016				
Specification Section No.	Description	Scheduled Work			Work Completed			Remaining Work	
		A	B	C	D	E	F		G
			Scheduled Value (\$)	From Previous Application (C+D)	This Period	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
01370	Mobilization		53,640.00	53,640.00			53,640.00	100%	\$26,820.00
01370	Demobilization		26,820.00						
01370	Bond		32,645.00	32,645.00			32,645.00	100%	
01370	Liability Insurance		16,320.00	16,320.00			16,320.00	100%	
01370	Builders Risk Insurance		5,437.00	5,437.00			5,437.00	100%	
02200	Demo Existing Digester		159,960.00						\$159,960.00
02200	Mass Excavation - Digester		177,973.37	177,973.37			177,973.37	100%	
02200	Mass Excavation - Solids Handling		151,236.87	151,236.87			151,236.87	100%	
02200	Mass Excavation - Grit Blower		5,416.63	5,416.63			5,416.63	100%	
02200	Piling Excavation		38,403.93	38,403.93			38,403.93	100%	
02513	Asphalt Paving		12,999.92						
02515	Precast Manhole Structures		18,832.55	18,832.55			18,832.55	100%	
03108	Formwork - Digester		155,483.76	155,483.76			155,483.76	100%	
03108	Formwork - Solids Handling		61,980.12	61,980.12			61,980.12	100%	
03108	Formwork - Pads and Sidewalks		2,659.93	2,659.93			2,659.93	100%	
03208	Reinforcing - Digester Sump Slabs		301.33	301.33			301.33	100%	
03208	Reinforcing - Pipe Encasements		5,293.21	5,293.21			5,293.21	100%	
03208	Reinforcing - Digester Slab / Sump Walls		18,531.57	18,531.57			18,531.57	100%	
03208	Reinforcing - Digester Walls		108,477.47	108,477.47			108,477.47	100%	
03208	Reinforcing - Digester Beams		6,798.47	6,798.47			6,798.47	100%	
03208	Reinforcing - Solids Handling Slab Footings		3,616.92	3,616.92			3,616.92	100%	
03208	Reinforcing - Solids Handling Basement Walls		13,107.69	13,107.69			13,107.69	100%	
03208	Reinforcing - Solids Handling Spot Footings		2,711.94	2,711.94			2,711.94	100%	
03208	Reinforcing - Solids Handling Slab on Deck		6,411.56	6,411.56			6,411.56	100%	
03208	Reinforcing - Solids Handling Slab on Deck		1,975.37	1,975.37			1,975.37	100%	
03208	Reinforcing - Housekeeping Pads		1,680.33	1,680.33			1,680.33	100%	
03308	Concrete Placement - Digester Sump Pads		360.79	360.79			360.79	100%	
03308	Concrete Placement - Pipe Encasements		271.49	271.49			271.49	100%	
03308	Concrete Placement - Digester Slab / Sump Walls		21,573.75	21,573.75			21,573.75	100%	
03308	Concrete Placement - Digester Walls		126,285.35	126,285.35			126,285.35	100%	
03308	Concrete Placement - Digester Beams		10,172.99	10,172.99			10,172.99	100%	
03308	Concrete Placement - Solids Handling Slab Footings		4,200.52	4,200.52			4,200.52	100%	
03308	Concrete Placement - Solids Handling High Walls		15,259.48	15,259.48			15,259.48	100%	
03308	Concrete Placement - Solids Handling Spot Footings		3,157.14	3,157.14			3,157.14	100%	
03308	Concrete Placement - Solids Handling Slabs on Grade		7,484.09	7,484.09			7,484.09	100%	
03308	Concrete Placement - Solids Handling Slab on Deck		2,299.64	2,299.64			2,299.64	100%	
03308	Concrete Placement - Solids Handling Apron		9,218.05	9,218.05			9,218.05	100%	
03308	Concrete Placement - Housekeeping Pads		1,851.41	1,851.41			1,851.41	100%	
05120	Structural Steel, Miscellaneous Metals & Railing Supply		84,949.07	84,949.07			84,949.07	100%	

Progress Estimate - Lump Sum Work

Contractor's Application

Project:		City of Hailey Woodside Solids Handling Improvements						
Application Number:		15						
Application Period:		September 1, 2016 thru September 30, 2016						
Application Date:		9/29/2016						
A		Work Completed			Remaining Work			
Specification Section No.	Description	B	C	D	E	F	G	
		Scheduled Value (\$)	From Previous Application (C+D)	This Period	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
05120	Structural Steel - Install	3,037.65	\$3,037.65			\$3,037.65	100%	
05120	Metal Decking - Install	881.83	881.83			881.83	100%	
05505	Miscellaneous Metal Fabrications - Install	1,576.24	\$1,576.24			\$1,576.24	100%	
05525	Railing - Install	3,101.56	\$1,550.78	(50.00)		\$1,550.78	50%	\$1,550.78
07160	Concrete Water-tightness Test	1,327.08	\$1,327.08			\$1,327.08	100%	
07162	Damp-proofing	718.25	\$718.25			\$718.25	100%	
07190	Under Slab Vapor Retarder	1,549.16	\$1,549.16			\$1,549.16	100%	
07210	Building Insulation	4,652.89	\$4,652.89			\$4,652.89	100%	
07500	Joint Sealants	4,604.14	\$2,302.07	\$1,841.66		\$4,143.73	90%	\$460.41
08110	Metal Doors, Frames and Hardware	9,448.78	\$944.88	\$7,086.58		\$8,031.46	85%	\$1,417.32
08305	Access Doors	2,155.82	\$2,155.82			\$2,155.82	100%	
08322	Steel Rolling Overhead Doors	6,499.96	\$6,499.96			\$6,499.96	100%	
08110	Metal Framing & Gypsum Board	23,819.11	\$23,819.11			\$23,819.11	100%	
08905	Paint and Protective Coatings	140,526.15	\$126,476.23	\$0.01		\$126,476.24	90%	\$14,052.92
10400	Identification Devices	806.00						\$806.00
10444	Signage	1,093.33						\$1,093.33
10520	Fire Extinguishers	670.58						\$670.58
11061	Non-Clog Centrifugal Pumps	81,249.61	\$77,187.03	\$4,062.48		\$81,249.51	100%	
11065	Sump Pumps	16,248.90	\$15,437.40	\$812.50		\$16,249.90	100%	
11074	Positive Displacement (Lobe) Pumps	90,916.36	\$48,270.54	\$2,345.82		\$50,616.36	100%	
11075	NPW Booster Pumps	30,333.15	\$28,816.49	\$1,516.66		\$30,333.15	100%	
11076	Submersible Non-Clog Pumps	29,248.82	\$27,787.33	\$1,462.49		\$29,249.82	100%	
11082	Positive Displacement Blowers (Rollary)	12,164.83	\$11,547.18	\$607.75		\$12,154.93	100%	
11083	Aeration Equipment	47,996.38	\$47,926.38			\$47,926.38	100%	
11257	Positive Displacement Blowers	147,623.86	\$140,242.67	\$7,381.19		\$147,623.86	100%	
13121	Metal Building Systems	320,063.74	\$304,051.05	\$0.00		\$304,051.05	95%	\$16,002.69
13150	Polymer Feed Equipment	53,385.43	\$48,001.89	\$5,383.54		\$53,385.43	100%	
13221	Digester Tank Cover	106,166.03	\$95,549.43	\$10,616.60		\$106,166.03	100%	
14301	Hoists, Trolleys and Monorail	31,233.39	\$31,233.39			\$31,233.39	100%	
15062	Drain	13,011.96	\$13,011.96			\$13,011.96	100%	
15062	Pumped Drainage	8,905.76	\$8,905.76			\$8,905.76	100%	
15062	Scum	24,241.42	\$24,241.42			\$24,241.42	100%	
15064	Water	1,166.78	\$1,166.78			\$1,166.78	100%	
15064	Utility Water	6,495.82	\$6,495.82			\$6,495.82	100%	

Contractor's Application

Progress Estimate - Lump Sum Work

Project:		City of Hailey Woodside Solids Handling Improvements		Application Number:	15			
Application Period:		September 1, 2016 thru September 30, 2016		Application Date:	9/29/2016			
		Scheduled Work		Work Completed		Remaining Work		
Specification Section No.	Description	A	B	C	D	E	F	G
		Scheduled Value (\$)	From Previous Application (C+D)	This Period	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
15004	Natural Gas Process Plug	10,492.02	\$9,957.42	\$534.60		\$10,492.02	100%	
15002	Waste Activated Sludge	38,176.11	\$36,266.36	\$1,909.75		\$38,176.11	100%	
15002	Digested Sludge	19,393.39	\$19,423.72	\$969.67		\$19,393.39	100%	
15002	Circularizing Sludge	97,873.72	\$92,790.04	\$4,883.68		\$97,673.72	100%	
15002	Scum	60,182.52	\$57,173.39	\$3,009.13		\$60,182.52	100%	
15002	Thickened Sludge	6,674.23	\$6,340.52	\$333.71		\$6,674.23	100%	
15002	Pumped Drainage	9,254.58	\$8,791.85	\$462.73		\$9,254.58	100%	
15002	Overflow	1,751.69	\$1,751.69	(\$0.00)		\$1,751.69	100%	
15002	Drain	4,602.11	\$4,372.01	\$230.10		\$4,602.11	100%	
15003	Air Low Pressure	96,131.23	\$96,131.23	(\$0.00)		\$96,131.23	100%	
15440	Punching	97,418.61	\$92,547.68	\$2,972.56		\$95,470.24	98%	\$1,948.37
15605	HVAC	115,628.45	\$109,847.03	\$3,468.85		\$113,315.88	98%	\$2,312.57
16010	Electrical Equipment	201,104.64	\$201,104.64			\$201,104.64	100%	
16010	Lighting	24,412.81	\$24,412.81			\$24,412.81	100%	
16010	Solids Building Control	184,046.32	\$164,046.32			\$164,046.32	100%	
16010	Solids Building Conductors	109,337.56	\$108,337.56			\$108,337.56	100%	
16010	Site Electrical Control	13,537.21	\$13,537.21			\$13,537.21	100%	
16010	Site Electrical Conductor	\$1,506.54	\$51,506.54			\$51,506.54	100%	
16010	Instrumentation and Controls	243,831.94	\$231,640.34	\$7,314.96		\$238,955.30	98%	\$4,876.64
16010	Bid Item 1 - Alternate #1 - Digester Demo	9,851.75	\$3,862.99	\$4,965.88		\$4,965.88	50%	\$4,965.88
16010	Bid Item 2 - Alternate #2 - Add Blower and Sludge Pump	3,862.99	\$3,862.99			\$3,862.99	100%	
16010	Startup and Testing	12,876.63	\$6,438.32	\$6,438.32		\$6,438.32	50%	\$6,438.32
16010	Heat Tracing on Roof	7,082.15	\$7,082.15			\$7,082.15	100%	
16010	Solids Building Grounding	6,438.32	\$6,438.32			\$6,438.32	100%	
CO-1	Contingency	\$0,000.00						
CO-1	Change Order #1	8,065.15	\$8,065.15			\$8,065.15	100%	
CO-2	Change Order #2	4,907.76	\$4,907.76			\$4,907.76	100%	
CO-3	Change Order #3	43,119.80	\$38,807.82	\$0.00		\$38,807.82	90%	\$4,311.98
CO-4	Change Order #4	28,609.65	\$28,609.65			\$28,609.65	100%	
	Change Total Less Contingency	34,762.36						
	Totals	\$4,057,782.36	\$3,716,404.46	\$80,700.21		\$3,797,104.67	94%	\$260,677.69

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10-17-2016 **DEPARTMENT:** Com. Development **DEPT. HEAD SIGNATURE:** _____

SUBJECT:

Request for approval to hold a special event, the event being Halloween Hoopla, to be held on Main Street, from Myrtle Street to Pine Street (Monday, October 31, 2016, from 3:30 p.m. to 5:00 p.m.).

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS: Caselle # _____
Budget Line Item # _____ YTD Line Item Balance \$ _____
Estimated Hours Spent to Date: _____ Estimated Completion Date: _____
Staff Contact: _____ Phone # _____
Comments: _____

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

<input type="checkbox"/> City Administrator	<input type="checkbox"/> Library	<input type="checkbox"/> Benefits Committee
<input type="checkbox"/> City Attorney	<input type="checkbox"/> Mayor	<input checked="" type="checkbox"/> Streets
<input type="checkbox"/> City Clerk	<input checked="" type="checkbox"/> Planning	<input type="checkbox"/> Treasurer
<input type="checkbox"/> Building	<input checked="" type="checkbox"/> Police	_____
<input checked="" type="checkbox"/> Engineer	<input type="checkbox"/> Public Works, Parks	_____
<input checked="" type="checkbox"/> Fire Dept.	<input type="checkbox"/> P & Z Commission	_____

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Recommendation to approve a special event, the event being Halloween Hoopla, to be held on Main Street, from Myrtle Street to Pine Street (Monday, October 31, 2016, from 3:30 p.m. to 5:00 p.m., and authorization for the Mayor to sign the special event decision and special event agreement.

ADMINISTRATIVE COMMENTS/APPROVAL:

City Administrator _____ Dept. Head in Attendance at Meeting (circle one) Yes No

ACTION OF THE CITY COUNCIL:

Date _____

City Clerk _____

FOLLOW-UP:

*Ord./Res./Agrmt./Order Originals: Record
Copies (all info.): _____
Instrument # _____

*Additional/Exceptional Originals to: _____
Copies (AIS only)

DECISION

Based on the Application for a Special Event Permit for Halloween Hoopla, the City of Hailey, pursuant to Chapter 12.14 of the Hailey Municipal Code, approves the Application and grants the Special Event Permit, subject to the following conditions:

Standard Conditions

- a. The Applicant shall comply with the terms, plans, covenants and provisions of the Application, as approved or as modified by the City of Hailey.
- b. The Applicant shall comply with all applicable local, state and federal laws, regulations and ordinances before, during and after the Special Event(s).
- c. The Applicant shall execute an agreement, relating to the reimbursement of expenses, indemnification and other provisions immediately upon the approval of the application for the Special Events Permit.
- d. In the event the Applicant fails to comply with all the conditions set forth herein, the City may revoke the Special Events Permit, in whole or in part.
- e. A supporting application is on file and shall be complied with.

Additional Conditions

- a. Provide a certificate of liability for insurance coverage in the amount of \$1,000,000 naming the City of Hailey as additionally insured.

DATED this 8th day of September 2016.

CITY OF HAILEY

By: _____
Fritz Haemmerle, its Mayor

ATTEST:

Mary Cone, City Clerk

CITY OF HAILEY ■ 115 MAIN ST. S., SUITE H ■ HAILEY, IDAHO 83333 ■ 788-4221

SPECIAL EVENT AGREEMENT

In consideration of the granting of a special event permit by the City of Hailey ("the City") for Halloween Hoopla, to be held on Main Street, from Myrtle Street to Pine Street (Monday, October 31, 2016, from 3:30 p.m. to 5:00 p.m.), plus specified set up and teardown time, ("the Event"), and pursuant to Section 12.14 of the Hailey Municipal Code, the undersigned, as the applicant ("Applicant") of a Special Event Permit from the City for the Event, does hereby agree to reimburse the City for any costs incurred by the City in repairing damage or providing any services or materials resulting from the Event. The Applicant agrees that such costs may be deducted from a non-refundable security deposit or additional deposit as established by the City, and that if costs exceed any deposit made by the applicant, further reimbursement will be made to the City upon demand. The Applicant hereby agrees to indemnify, defend and hold harmless the City and its officers and employees, in their official and individual capacities, from any and all claims, demands, obligations, liabilities, lawsuits, judgments, attorneys' fees, costs, expenses and damages of any nature caused by or arising out of, or connected with the Event. In the event either party hereto is required to retain counsel to enforce a provision of this Agreement, or to recover damages resulting from a breach hereof, the prevailing party shall be entitled to recover from the other party all reasonable attorney's fees incurred herein or on appeal, or in bankruptcy proceedings. The Applicant agrees to comply with all the laws and ordinances of the City of Hailey, Idaho applicable to the subject matter thereof, and to conduct the Event in accordance with the terms and provisions of the application for a Special Event Permit, as approved or as modified by the City, and all conditions of the Special Event Permit. The Applicant agrees that the Special Event Permit is nontransferable and shall be conducted only for the dates and locations as approved by the City.

IN WITNESS WHEREOF, Applicant and the City have executed this Agreement on this 17th day of October 2016.

APPLICANT:

By: _____

(Please sign and print name and title, if applicable)

CITY OF HAILEY:

By: _____

Fritz Haemmerle, its Mayor

ATTEST:

Mary Cone, its City Clerk

CITY OF HAILEY ■ 115 MAIN ST. S., SUITE H ■ HAILEY, IDAHO 83333 ■ 788-4221



RECEIVED
SEP 29 2016
CITY OF HAILEY

SPECIAL EVENT PERMIT APPLICATION

EVENT NAME: HALLOWEEN HOOPLA

LOCATION FOR EVENT (Be specific i.e. Hop Porter Park, all of 1st Avenue between Walnut and Pine, 115 Main St. S.):

Public Property Private Property

MAIN ST., MYRTLE TO PINE

I. EVENT SCHEDULE

Special Events are limited to four days, including set-up and tear-down days. No more than eight events per calendar year can be conducted by a single party or organization, unless a modification is granted by the City Council.

Date(s) of Event	Hours		Estimated # of Attendees
<u>10/31/16</u>	Start Time: <u>3:30</u>	End Time: <u>5:00</u>	All Day: <u>2,000</u>
	Start Time:	End Time:	All Day:
Date(s) of Set-up/Tear-down	Hours		Estimated # Staff
	Start Time:	End Time:	
	Start Time:	End Time:	

II. FEES

Special Event Permit Application Fee \$125 125.00

Per Day Park Rental Fee \$300

Events that meet both of the following criteria may be exempted from Park Rental Fee by resolution of the City Council:

- Non-profit event that is held annually within the City of Hailey for at least ten consecutive years and consistently draw large numbers of participants and spectators. Tax Exempt #: _____
- Promoted locally and regionally within the state and the northwest.

Tax (on park rental fees only) 6%

TOTAL DUE 125.00

III. ORGANIZATION INFORMATION

Sponsoring Organization: The Chamber - Hailey, WOOD RIVER VALLEY

Applicant's Name: PAT BOWTON Title: OPERATIONS DIRECTOR

Address: PO BOX 100 City: HAILEY State: ID Zip: 83333

Telephone Home: 208-788-3484 Mobile: 407-496-7665 FAX: 208-578-1595

Applicant Driver's License #: FA135218E Email: pat@haileyidaho.com

IV. EVENT INFORMATION

New Event: Yes _____ No X Annual Event: Yes X No _____ Years Operating 11

Event Category: Commercial Noncommercial

Estimate of Gross Ticket Sales & Revenues (commercial event only): N/A

Description of Event: COSTUMED TRICK OR TREATERS WILL WALK MAIN STREET STOPPING AT BUSINESSES TO GET CANDY FOR HALLOWEEN.

V. INSURANCE REQUIREMENTS

A COMPREHENSIVE GENERAL LIABILITY insurance policy must be maintained with coverage of not less than \$1,000,000.00 combined single limit per occurrence. Each policy shall be written as a primary policy, not contributing with or in excess of any coverage which the City may carry. A certificate naming the City of Hailey, Blaine County, Idaho as additional insured shall be delivered to the City of Hailey with this application. The adequacy of all insurance required by these provisions shall be subject to approval by the City Clerk. Failure to maintain any insurance coverage required by this agreement shall be cause for immediate termination of the application.

Insurance Company: BIZNETT Agent Name: LINDY UBERLUGG Phone: 726-8866 x13
Updated: 6/9/2016 (Attach any additional pages as needed)

SPECIAL EVENT ACTIVITIES PLANNED

It is the sole responsibility of the applicant to coordinate activities planned. All event materials and related items are to be furnished by the applicant unless arrangements are made prior to the event. (*Additional fees may apply.)

Yes	No	Check all Planned Activities	Yes	No	Check all Planned Activities
	<input checked="" type="checkbox"/>	Street Closures & Access / Parade (if yes)		<input checked="" type="checkbox"/>	Alcohol Served: (Free of Charge) Provider -
	<input checked="" type="checkbox"/>	<ul style="list-style-type: none"> Street Closure for Special Event Application and detailed map listing areas of closure is required. <i>An ITD permit and separate City form is required for Main Street closures.</i> Your Event Coordinator is required to have the Notification Certification completed by all affected businesses, churches, schools and neighborhoods. 		<input checked="" type="checkbox"/>	Alcohol Sold: Requires Alcohol Beverage Catering Permit (Hailey Code 5.13) Provider -
	<input checked="" type="checkbox"/>	Barricades If yes, please include a logistics map and # of barricades applicant is providing.	<input checked="" type="checkbox"/>		Food/Beverages (Caterers) Please List:
	<input checked="" type="checkbox"/>	Police/Traffic Control Services (A security plan is necessary for Special Events anticipated to attract 250 or more participants while serving beer, wine or liquor or for street closures.) *Police Officers may be required for events serving alcohol. Applicant will be charged \$40/hr per officer.		<input checked="" type="checkbox"/>	Booths: Profit / Non-Profit <i>BCSD - 5th GRADE: HOT CHOC & WATER</i>
	<input checked="" type="checkbox"/>	Electricity / Generators: Size: _____		<input checked="" type="checkbox"/>	Vendors (Items sold/ Solicitation) Please list:
	<input checked="" type="checkbox"/>	Medical Services (Circle) EMT - Standby (or) Ambulance *Determination of EMS services is dependent on event size & type. Applicant will be charged \$35/hr for EMS Standby.	<u>ADA</u>	<u>Regular</u>	Canopies/Tents/Temporary Structures - City of Hailey Fire Department, Fire Code Enforcement may require a permit for tents, canopies, membrane, or temporary structures over 400 sq. ft. Sizes
	<input checked="" type="checkbox"/>	Amplified Sound - (90) dB maximum and sound may only be amplified between the hours of 10am and 10pm.	#	#	Signs or Banners *A separate application and fee are required for street banners.
	<input checked="" type="checkbox"/>	Overnight Camping Please see City for designated areas.		<input checked="" type="checkbox"/>	Portable Toilets / Wash Stations: (Please provide one (1) permanent or portable toilet per 100 people) *Contact Clear Creek Disposal for ordering: 208-726-9600
	<input checked="" type="checkbox"/>	Lighting: please attach plan if applicable.		<input checked="" type="checkbox"/>	Sanitation: Trash bins, Dumpsters, Recycle (Please provide one (1) six yard dumpster per 500 people) *Contact Clear Creek Disposal for ordering: 208-726-9600
	<input checked="" type="checkbox"/>	Gray Water Barrel / Grease Barrel		<input checked="" type="checkbox"/>	Water: Drinking / Washing
	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>	Open flame or flame producing devices
	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>	Stages: (Number and Size(s))

Your Event Organizer is responsible for providing a complete list of event activities including a list of suppliers providing services. An event logistics map is required, detailing the location for all road closures, event set up, canopies, stages, vendors, booths, and any other major services or activities planned. I hereby certify that I have read and will abide by the laws, rules and regulations set forth by the City of Hailey, Blaine County, and the State of Idaho, and in signing this application, I hereby agree that I and the organization I represent, shall hold the City of Hailey and all of its agents or employees free and blameless from any claim, liability or damage which may arise from use of City facilities or equipment, whether or not the City of Hailey, its agents or employees are jointly negligent. I further agree to promptly reimburse the City of Hailey and all of its agents for any clean up loss or damage to City property resulting from this use, as well as permitting, staffing, equipment use/rental, property use/rental, clean up, inspections involving the use of public property, public employees or public equipment for the Special Event.

Event Organizer's Signature: *John A. Baird* Date: 9/29/16



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
9/29/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Bisnett Insurance 631 2nd St E, STE C103 PO Box 5567 Ketchum ID 83340		CONTACT NAME: Betty Urbany PHONE (A/C, No, Ext): (208) 726-8866 E-MAIL ADDRESS: burb@bisnett.com FAX (A/C, No): (208) 726-8491	
INSURED Hailey Chamber of Commerce PO Box 100 Hailey ID 83333		INSURER(S) AFFORDING COVERAGE INSURER A: Philadelphia Insurance Comp INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	

COVERAGES CERTIFICATE NUMBER: CL169290227 REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	X		PHPK1477563	5/1/2016	5/1/2017	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/POP AGG \$ 1,000,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER City of Hailey Halloween Hoopla 10/31/2016 Blaine county ID 83333	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
---	--

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16 **DEPARTMENT:** Clerk's Office **DEPT. HEAD SIGNATURE** M. Cone

SUBJECT

Approval of Minutes from the meeting of the Hailey City Council on October 3, 2016 and to suspend reading of them.

AUTHORITY: ID Code 74-205 IAR _____ City Ordinance/Code _____

Idaho Code requires that a governing body shall provide for the taking of written minutes at all of its meetings, and that all minutes shall be available to the public within a reasonable period of time after the meeting. Minutes should be approved by the council at the next regular meeting and kept by the clerk in a book of minutes, signed by the clerk.

BACKGROUND:

Draft minutes prepared.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

Budget Line Item # _____ YTD Line Item Balance \$ _____

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS:

<input type="checkbox"/> City Attorney	<input checked="" type="checkbox"/> City Clerk	<input type="checkbox"/> Engineer	<input type="checkbox"/> Mayor
<input type="checkbox"/> P & Z Commission	<input type="checkbox"/> Parks & Lands Board	<input type="checkbox"/> Public Works	<input type="checkbox"/> Other

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Motion to approve the minutes as presented, and to suspend the reading of them, or remove from consent agenda to make changes and then approve as amended.

FOLLOW UP NOTES:

**MINUTES OF THE MEETING OF THE
HAILEY CITY COUNCIL
HELD OCTOBER 3, 2016
IN THE HAILEY TOWN CENTER MEETING ROOM**

The Meeting of the Hailey City Council was called to order at _____ P.M. by Mayor Fritz Haemmerle. Present were Council members Colleen Teevin, Don Keirn, Pat Cooley, and Martha Burke. Staff present included City Attorney Ned Williamson, City Administrator Heather Dawson, and City Clerk Mary Cone.

5:30:12 PM call to order by Mayor Haemmerle

5:30:37 PM **Motion to approve amended agenda adding items NB 368 and CA 369 made by Burke, seconded by Cooley. Motion passed unanimously.**

Open Session for Public Comments:

No public comments.

CONSENT AGENDA:

<u>*CA 369</u>	<i>Motion to approve Resolution 2016-131, authorizing city officials to sign an Idaho Department of Health and Welfare grant agreement for purchase of a fire service vehicle for \$38,581</i>	
<u>CA 343</u>	Motion to accept Quitclaim Deed from Sprenger Grubb for Woodside Parcel CC, an access lot to Hailey's Woodside Well.....	1
<u>CA 344</u>	Motion to approve Resolution 2016-124, authorizing declination of terrorism coverage under Hailey's ICRMP insurance policy for FY 2016/2017	4
<u>CA 345</u>	Motion to approve Resolution 2016-125, authorizing an agreement with Wood River Fire District for the fire services, in the annual amount of \$84,300 paid by WRFD to City of Hailey	10
<u>CA 346</u>	Motion to authorize the Mayor's signature on Report of Sale and Application for Certificate of Title for a flatbed trailer to carry the portable generator for the Water Division	18
<u>CA 347</u>	Motion to approve Resolution 2016-126 authorizing contracts with Sluder Construction for snow removal services and equipment.....	22
<u>CA 348</u>	Motion to approve Resolution 2016-127 authorizing contract with Valley Temp Services for temporary coverage for upcoming clerk's office employee leave.....	36
<u>CA 349</u>	Motion to approve Resolution 2016-128 authorizing a lease agreement with Campeau Enterprises, Inc., dba Advanced Towing and Recovery for storing towed vehicles at the wastewater treatment plant.....	41
<u>CA 350</u>	Motion to approve Resolution 2016-129, authorizing contract with Chase Paymentech to enable the Library to take credit card payment from patrons paying fines.....	48
<u>CA 351</u>	Motion to approve CrosstoberFest on October 14 th , 2016 from 4:00 p.m-10:00 p.m. and Saturday, October 15 th , 2016 from 10:00 a.m. to 10:00 p.m. at Old Cutters Park.....	73
<u>CA 352</u>	Motion to approve minutes of September 19, 2016 and to suspend reading of them.....	82
<u>CA 353</u>	Motion to ratify claims for expenses due in September	89
<u>CA 354</u>	Motion to approve claims for expenses incurred during the month of September, 2016, and claims for expenses due by contract in October 2016	92

HAILEY CITY COUNCIL MINUTES
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5:31:30 PM Burke moved to approve all consent agenda items, seconded by Cooley, motion passed unanimously.

PROCLAMATIONS AND PRESENTATIONS:

PP 355 Presentation of 15-year service awards to LeAnn Gelskey and Dave Shotswell (no documents)

5:32:12 PM Dave Shotswell not present but Mayor Haemmerle congratulates him for his service with the Wastewater department. LeAnn Gelskey Library Director is recognized for her 15 years of service, Mayor Haemmerle congratulates Gelskey with her certificate.

PP 356 Presentation by Street Division - 2016's double chip seal project outcome (no documents)

Miller asked to postpone the chip seal presentation until the next meeting. **5:34:19 PM** Roads in Woodside are being done, including Blue Lakes double chip seal and fog seal.

PP 357 Proclamation for Mental Health Awareness Week conducted by the local NAMI chapter..... 110

5:35:32 PM Mayor Haemmerle reads the Proclamation for Mental Health Awareness Week October 2-8, 2016.

5:38:42 PM Burke moves to support this proclamation, Keirn seconds, motion passed unanimously.

5:39:16 PM Tom Hansen current chair of NAMI speaks to council, this is mental awareness week. May is the mental awareness month. Hansen explains the training that is provided to our local emergency responders on how to handle mental illness situations.

Mayor Haemmerle thanked NAMI for what they do in our community.

PUBLIC HEARINGS:

PH 358 Consideration of Resolution 2016-130, authorizing an amendment to the Hailey Comprehensive Plan to update Part 5, Capital Improvement Plan, by replacing Appendix E, the 2012 Capital Development Impact Report with the 2016 TishlerBise report, "Development Impact Fees"

5:43:34 PM Dawson gives an overview of this item. We are required to update this every 5 years. Dawson explains the changes and that Dwayne Guthrie from TishlerBise is present tonight. Turns over the floor to Dwayne Guthrie of TischlerBise. Guthrie reviews the policy framework, including utility connection fees, annexation fees, impact fees and other mechanisms? Proposed methods and fees Guthrie reviews this and explains that we are using the plan-based method. Cost allocation is explained by Guthrie. Guthrie explains that the Police station was removed because we have collected \$60,000 since inception of collecting DIF fees, and we needed 1.8 million.

HAILEY CITY COUNCIL MINUTES
October 3, 2016

5:50:56 PM Keirn asked a question. Dawson answered, yes we are using this money to do work on the Armory facility.

5:51:37 PM Guthrie explained the current fees. And shows the new fee schedule. Explaining the changes, smaller units are seeing 39% decrease in fees, larger residential slight increases. Reduced the categories.

No Public comments.

5:54:39 PM Teevin asks a question about low income housing, how is this treated. Dawson answered, it is treated like other developments, tend to be smaller in size.

5:56:28 PM Cooley asks, is now the time to use the police funds. Dawson replies.

5:58:14 PM Motion to authorize Resolution 2016-130 by Keirn, seconded by Burke. Motion passed with roll call vote. Teevin, yes. Keirn, yes. Cooley, yes. Burke, yes.

PH 359 Consideration of Ordinance amending Chapter 15.16 of the Hailey Municipal Code (Development Impact Fees) to revise the schedule of fees, to amend exemptions and to add an exemption

5:58:55 PM Williamson explains the fees schedule on pg. 165 of packet. We are now going from service units to square footage, net floor area increase to assess impact fees. On page 161 of packet under exemptions, exemptions are tied to net service area instead of service units. Part I, replacement of a commercial structure. We had an exemption for residences but not commercial buildings until now. Net increase in size is what will be assessed. 6:02:29 PM Williamson has found a numbering problem with the sections, section 9 is a duplicate of section 8. Williamson will make the corrections in numbering.

No public comments.

6:02:59 PM Motion to approve Ordinance No. 1204 with numbering amendments mentioned by Williamson; made by Burke, seconded by Keirn, motion passed unanimously.

6:03:38 PM Mayor Haemmerle conducts the 1st Reading of Ordinance No. 1204, by title only.

PH 360 Consideration of Annexation Fee Report, with Resolution 2016-112 adopting the TischlerBise Annexation Report and setting annexation fees (Continued from 8/15/16 meeting)

6:05:08 PM Horowitz gave an overview of this update which has been in process for about 1 ½ years with TischlerBise.

6:06:44 PM Dwayne Guthrie with TischlerBise gives Mayor and Council a presentation overview, including the legislative intent tax supported and de supported municipal services, to

HAILEY CITY COUNCIL MINUTES
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equitably allocate all the costs of the services, also known as fiscal neutrality. Guthrie explained the rationale for deriving annexation fees, including practical needs to derive \$ per development unit for three cost components. Best practices – GASB, cost recovery fees 6:09:47 PM Williamson explains that Idaho statutes 50-222(1) has been recently updated and does not give guidance on this topic. Guthrie explains that residential development is done by type, single family or multi family, operating costs, water rights buy-in and fixed assets and land buy-in. Guthrie explains operating cost factors, focused not on capital costs like the Development Impact Fees are. Guthrie explains the water rights buy-in, converted in cost per gallon. Fixed assets buy-in for buildings fees are explained by Guthrie.

6:19:11 PM Haemmerle asks a question about land and water valuation. Guthrie responds.

Conversation continues around fixed assets valuation. The depreciated value does not mean it is the value for the asset. 6:24:39 PM Haemmerle asks if the fixed assets are treated differently by anyone else in Guthrie's field. Guthrie replied, no one does it differently.

6:24:55 PM Jim Phillips asked a question to Guthrie. Guthrie responds. Phillips asks another clarifying question. Guthrie, we extended the time to 2050 year.

Public comments:

6:27:24 PM Jim Phillips Hailey resident asks a question about capital buy-in. Phillips thinks we are dealing with a comparison between apples and oranges. This is not the fair market value of property. Phillips understands that the property 6:30:17 PM costs you more than the revenue that you received within the year between property being annexed and taxes begin to be collected. Phillips suggests that the council review the old annexation study and this one. You need to understand what the costs will be to provide services. Taxpayers will have to subsidize shortfalls in the annexation fee collection. 6:33:41 PM each annexation is different and has pros and cons. A one size fits all may need to be in the best interest of the city and its tax payers, understand what you are doing before you finalize and adopt this study.

6:34:41 PM Haemmerle comments regarding annexation fees. Ongoing costs that Phillips referred to are of interest to Haemmerle. Guthrie responds to Haemmerle's question. There is clearly a need to cover the lag time between annexation and collection of property taxes.

6:38:55 PM Keirn states that we have ability to charge above stated fee? Guthrie responds.

6:40:05 PM Cooley asked how the one year timeframe was determined. How do we cover costs for development in the period before property taxes are collected.

6:41:10 PM Jim Phillips states, no one has looked at the ongoing costs during an annexations. Tax revenue does not cover costs of services. Phillips wants the city to have adequate fees to cover costs for services.

Haemmerle comments about tax valuation and revenue. Phillips comments. 6:43:15 PM there is an issue here, if you have annexation fees set, then you need to know what your costs are,

HAILEY CITY COUNCIL MINUTES
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otherwise you are flying blind, states Phillips. Haemmerle comments again, how do you value the cost of residential construction.

6:45:36 PM Haemmerle asks Guthrie to explain the discussion. Guthrie explains that we selected this approach because the goal was to have a reasonable approach based on sound methodology, instead of a per item valuation.

6:48:17 PM Burke comments, we still have the power to negotiate.

6:49:18 PM Teevin wonders will the developer pay for the annexation study. Does it cost the city more money if the developer pays for a study. Horowitz responds, there could be considerable time spent by staff to review annexation studies.

6:53:29 PM Burke 5 points. We just accepted the study, this annex. Fee and DIF fees covers requirements that help us move forward with annexations. 2, best practices, accepts these. 3. Burke would like the buy-in numbers to be higher valuations. 4, fiscal neutrality, when we start this process we are playing fair across the board and will be able to mitigate impacts of future annexations.

6:57:13 PM Cooley feels that we want our Ordinance to be defensible. Cooley agrees with Burke.

6:58:51 PM Motion to approve annexation fee report with Resolution 2016-112, seconded by Keirn. Mayor Haemmerle comments that Bill Hughes submitted public comments which were handed out to council tonight at meeting, motion passed with roll call vote. Teevin, yes. Keirn, yes. Cooley, yes. Burke, yes.

Mayor moves the airport issues item to the next item for discussion.

PH 363 Airport Issues

7:01:06 PM Haemmerle asks Chris Pomeroy what are focus points in next FMAA meeting. Pomeroy responds. At end of this year, independent board member position will be open, Pomeroy asks for Hailey council's suggestions on filling this seat (currently filled by Ron Fairfax).

7:04:00 PM Williamson asks a question, noise abatement committee, runway use program, involuntary program.

7:05:13 PM Haemmerle reframes Williamson's question, are the noise abatement procedures voluntary or involuntary? Runway use program is also a goal of the committee.

7:07:51 PM Haemmerle brings up the independent board member. Is there anyone else that wants to run?

HAILEY CITY COUNCIL MINUTES
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PH 361 Consideration of Ordinance amendment to Municipal Code Chapter 14.01 Annexations to amend annexation procedures (Continued from 8/15/16 meeting)

7:14:20 PM Annexation procedures Williamson gave an overview of this item, this ordinance needs revising because of the studies adopted tonight. Changes include, administration in place of "city clerk." Page 193, council retains the right to ensure the proposed annexation will not have a negative fiscal impact on City of Hailey or its citizens. 7:16:09 PM Williamson suggests that we review this in 5 years.

Public Comments:

7:17:08 PM Jim Phillips comments, council "may" require the applicant to provide a fiscal study at their expense, suggests council include this language. Secondly, you should do an update on the 2002 study TischlerBise study before getting too far along.

7:19:44 PM Williamson responds

7:20:20 PM Burke makes a suggestion.

7:20:40 PM Haemmerle looks at 14.01.090 section b., being the devil's advocate. per Phillips suggestion, can we change the stricken language and change "shall" to "may?"

Discussion ensued about the proposed language around fiscal analysis.

7:28:12 PM Teevin wants to make sure the applicant is not the trigger for getting their own fiscal analysis.

7:30:30 PM Haemmerle summarizes what we could ask for, a supplemental study, not a redo of this study.

Further discussion around the meaning of the language as proposed.

7:32:49 PM **Burke moves to adopt Ordinance No. 1205 authorize Mayor to conduct 1st reading by title only, Keirn seconded, passed with roll call vote. Burke, yes. Cooley, yes. Keirn, yes. Teevin, yes.**

Haemmerle conducts the 1st Reading of Ordinance No. 1205, by title only.

PH 362 Prioritization of Pathways for People (levy) projects

7:34:43 PM Mariel Miller gave an overview of this item. There is a need to prioritize these projects to do these items over a couple of years. In September in the utility bills, we sent out a survey asking people to rank the various projects. Miller gives prioritization responses, of the survey, E. Bullion ranked 1st. Miller presented options for council to consider. Miller makes suggestions for next steps. Once engineer is selected, want to discuss projects and estimated costs. Possibly bid 2 projects at one time to see some cost savings.

HAILEY CITY COUNCIL MINUTES
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Miller asks for council's feedback.

7:44:38 PM Cooley asks a question. Miller responds.

7:45:52 PM Burke feels Bullion is higher need, money well spent, as she sees the traffic go by her house.

7:46:34 PM Public comments Bob Macleod voted for higher rank (not myrtle). Can you get a guarantee the quality of the concrete? Miller responded the Myrtle section plan material is asphalt not concrete.

7:51:02 PM Burke ranks in the following order, E. Bullion 1st, East Myrtle, 2nd ave, skate park, 5 Croy st.

7:51:31 PM Cooley ranks, 2nd ave 1st, 2 bike path connection to 1st Ave. Werthheimer Park, 3 Croy and Bullion a toss up.

Keirn ranks in the following order: 2nd Ave, East Croy, Werthheimer 7:53:17 PM, Bullion 4th and E. Myrtle 5th.

7:53:27 PM Teevin ranks the projects in the following order, East Croy, Werthheimer, 2nd Ave., and then Myrtle St.

7:54:35 PM Haemmerle ranks in the following order: Myrtle, Croy, Werthheimer, and then 2nd Ave.

Miller explains that we have a reserve grant match for the myrtle street project
Then after cost estimates do either bullion or croy
Then do Werthheimer connection in the next year

NEW BUSINESS:

NB 364 Snow storage lease in Airport West and discussion to apply for a Conditional Use Permit

7:57:24 PM We are looking for a permanent snow storage site, reported Miller. This is a temporary solution. Lions Park snow storage area was an issue this spring with the melt water, it did impact service to the park area for about 6 weeks. Want to find a temporary storage solution at wood river clinic to help alleviate snow melt issues while we find a more permanent snow storage area.

Miller gave the mayor and council a handout showing an Arial view of the property.

8:01:16 PM Burke makes motion to authorize CUP application for snow storage in Airport West, seconded by Keirn, motion passed unanimously.

HAILEY CITY COUNCIL MINUTES
October 3, 2016

NB 368 Motion to authorize Mayor to sign Conditional Use Permit Application for the Hailey Police Department use of the Idaho National Guard Armory

8:01:41 PM Burke moves to approve, seconded by Cooley, motion passed unanimously.

OLD BUSINESS:

OB 365 2nd Reading of Ordinance No. 1198 amendment to Title 18, Mobility Design, Section 18.14.014; Exemptions, to clarify exemptions for construction and reconstruction projects, and Section 18.04.016

8:02:03 PM Mayor Haemmerle conducts the 2nd reading of Ordinance No. 1198, by title only.

STAFF REPORTS:

8:02:54 PM Miller reports that when the hydro turbine was originally installed, the collection issues went away after 5 days and it is generating more energy than was anticipated.

No Executive Session is needed tonight.

8:03:53 PM Burke moves to adjourn meeting, Keirn seconds, motion passed unanimously.

Return to Agenda

AGENDA ITEM SUMMARY

DATE 10/17/2016 DEPARTMENT: Finance & Records **DEPT. HEAD SIGNATURE:** MHC

SUBJECT

Council Approval of Claims costs incurred during the month of September 2016 that are set to be paid by contract for October 2016.

AUTHORITY: ID Code 50-1017 IAR _____ City Ordinance/Code _____

BACKGROUND:

Claims are processed for approval three times per month under the following procedure:

1. Invoices received, approved and coded to budget by Department Head.
 2. Invoice entry into data base by finance department.
 3. Open invoice report and check register report printed for council review at city council meeting.
 4. Following council approval, mayor and clerk sign checks and check register report.
 5. Signed check register report is entered into Minutes book.
-

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

Budget Line Item # _____ YTD Line Item Balance \$ _____

Payments are for expenses incurred during the previous month, per an accrual accounting system.

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS:

___ City Attorney	___ Clerk / Finance Director	___ Engineer	___ Mayor
___ P & Z Commission	___ Parks & Lands Board	___ Public Works	___ Other

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Review report's, ask questions about expenses and procedures, approve claims for payment.

FOLLOW UP NOTES:

Report Criteria:

Computed checks included
 Manual checks included
 Supplemental checks included
 Termination checks included
 Transmittal checks included
 Void checks included

Pay Period Date	Journal Code	Check Issue Date	Check Number	Payee	Payee ID	Amount
09/29/2016	PC	10/06/2016	100682	AMBRIZ, JOSE L	7023	1,335.21-
09/29/2016	PC	10/06/2016	100685	PARKER, ROGER G	7041	1,628.41-
09/29/2016	PC	10/06/2016	100686	SHOTSWELL, DAVE O	7044	989.26-
09/29/2016	PC	10/06/2016	100659	GELSKEY, BRAD S	8002	1,413.97-
09/29/2016	PC	10/06/2016	100616	ARELLANO, NANCY	8005	998.06-
09/29/2016	PC	10/06/2016	100617	CONE, MARY M. HILL	8009	1,107.13-
09/29/2016	PC	10/06/2016	100662	LEOS, CHRISTINA M	8012	1,444.56-
09/29/2016	PC	10/06/2016	100620	STOKES, BECKY	8013	1,286.45-
09/29/2016	PC	10/06/2016	100618	DAWSON, HEATHER M	8014	2,296.59-
09/29/2016	PC	10/06/2016	100670	ANDERSON, TRACY	8021	969.77-
09/29/2016	PC	10/06/2016	39697	HJELM, CARL S	8022	46.17-
09/29/2016	PC	10/06/2016	100683	HOLYOAK, STEVEN R	8036	1,264.93-
09/29/2016	PC	10/06/2016	100672	MILLER, MARIEL P.R.	8042	1,959.35-
09/29/2016	PC	10/06/2016	100622	HOROWITZ, LISA	8049	1,688.29-
09/29/2016	PC	10/06/2016	100680	TURNER, TERRY	8050	1,140.00-
09/29/2016	PC	10/06/2016	100619	MATTESON, JONNA C	8057	952.82-
09/29/2016	PC	10/06/2016	100621	DAVIS, ROBYN K	8060	990.50-
09/29/2016	PC	10/06/2016	100649	MILLS, CAITLYN A	8061	739.74-
09/29/2016	PC	10/06/2016	100654	COOK, STEPHANIE N	8063	1,013.91-
09/29/2016	PC	10/06/2016	100646	HOFFERBER, SANDRA K	8064	594.66-
09/29/2016	PC	10/06/2016	100673	GILTNER, JOE R	8065	820.91-
09/29/2016	PC	10/06/2016	100679	SIMS, BRAD C	8066	1,353.44-
09/29/2016	PC	10/06/2016	100663	MUNOZ, ANTONIO	8068	1,448.47-
09/29/2016	PC	10/06/2016	100678	SELLERS, EDWARD MOE	8069	331.51-
09/29/2016	PC	10/06/2016	100650	MILLS, MORGAN H	8070	133.91-
09/29/2016	PC	10/06/2016	100691	VINCENT, BRIAN A	8071	916.52-
09/29/2016	PC	10/06/2016	100689	HOLTZEN, KURTIS L	8072	978.12-
09/29/2016	PC	10/06/2016	100675	PERRAPATO, JOSHUA K	8073	973.61-
09/29/2016	PC	10/06/2016	100637	BURKE, MARTHA	8074	718.27-
09/29/2016	PC	10/06/2016	100639	HAEMMERLE, FRITZ X.	8076	1,711.20-
09/29/2016	PC	10/06/2016	100651	SORENSEN, EVA K	8077	93.74-
09/29/2016	PC	10/06/2016	100643	DABNEY, LEE DONAHUE	8078	330.15-
09/29/2016	PC	10/06/2016	100638	COOLEY, PATRICK L	8079	227.25-
09/29/2016	PC	10/06/2016	100640	KEIRN, DONALD W	8080	784.97-
09/29/2016	PC	10/06/2016	100641	TEEVIN, COLLEEN E	8081	693.52-
09/29/2016	PC	10/06/2016	100653	VOLLMER, SHERRI L	8088	166.23-
09/29/2016	PC	10/06/2016	100669	STEWART, DEREK I	8139	1,687.46-
09/29/2016	PC	10/06/2016	100658	ENGLAND, STEVE J	8143	2,036.68-
09/29/2016	PC	10/06/2016	100665	ORNELAS, RAUL G	8145	1,448.06-
09/29/2016	PC	10/06/2016	100660	GUNTER, JEFF M	8148	1,862.50-
09/29/2016	PC	10/06/2016	100668	STELLERS, DAVID J	8160	2,023.75-
09/29/2016	PC	10/06/2016	100656	COX, CHARLES F.	8161	1,525.22-
09/29/2016	PC	10/06/2016	100667	SHELAMER, MICHAEL	8163	1,372.82-
09/29/2016	PC	10/06/2016	100661	JONES, JEREMIAH J	8165	1,506.95-
09/29/2016	PC	10/06/2016	100666	PECK, TODD DAVID	8167	1,450.10-
09/29/2016	PC	10/06/2016	100623	ABERBACH, CRAIG S.	8175	2,424.17-
09/29/2016	PC	10/06/2016	100664	ORNELAS, MANUEL G.	8180	1,661.27-
09/29/2016	PC	10/06/2016	100627	ERVIN, CHRISTIAN	8185	739.79-
09/29/2016	PC	10/06/2016	100657	DOUTHIT, NATHAN S.	8188	1,156.16-

Pay Period Date	Journal Code	Check Issue Date	Check Number	Payee	Payee ID	Amount
09/29/2016	PC	10/06/2016	100690	SAVAGE, JAMES L	8204	1,040.35-
09/29/2016	PC	10/06/2016	100674	GOMEZ CARRILLO, LUIS	8205	1,070.65-
09/29/2016	PC	10/06/2016	100687	BALIS, MARVIN C.	8225	1,264.69-
09/29/2016	PC	10/06/2016	100677	SCHWARZ, STEPHEN K	8226	1,669.07-
09/29/2016	PC	10/06/2016	100655	GREEN, TIMOTHY E	8231	1,114.38-
09/29/2016	PC	10/06/2016	100681	WEST III, KINGSTON R	8234	961.97-
09/29/2016	PC	10/06/2016	100676	REYES, ANTONIO	8238	912.32-
09/29/2016	PC	10/06/2016	100671	MARES, MARIA C	8251	816.81-
09/29/2016	PC	10/06/2016	100647	JOHNSTON, JEAN H	8259	981.98-
09/29/2016	PC	10/06/2016	100645	GELSKEY, LEANN R	8262	1,431.53-
09/29/2016	PC	10/06/2016	100648	LYON, MILA	8269	210.09-
09/29/2016	PC	10/06/2016	100644	DREWIEN, LYNETTE	8271	1,045.88-
09/29/2016	PC	10/06/2016	100652	St.JOHN, AMANDA JANE	8274	1,083.54-
09/29/2016	PC	10/06/2016	100642	CROTTY, JOSHUA	8283	755.31-
09/29/2016	PC	10/06/2016	100688	ELLSWORTH, BRYSON	8285	1,174.42-
09/29/2016	PC	10/06/2016	100684	PARKER, MICHAEL J	8506	1,018.48-
09/29/2016	PC	10/06/2016	100631	HOOVER, JAMES T	9002	51.27-
09/29/2016	PC	10/06/2016	100632	MCNEES, ELI	9003	87.71-
09/29/2016	PC	10/06/2016	39698	LOHRKE, CONNOR W	9008	35.68-
09/29/2016	PC	10/06/2016	39699	MURPHY, JOSHUA Z	9011	59.48-
09/29/2016	PC	10/06/2016	100633	MILEY, SCOTT	9034	42.81-
09/29/2016	PC	10/06/2016	100634	NALDER, CALVIN	9049	23.79-
09/29/2016	PC	10/06/2016	100624	BALEDGE, MICHAEL S	9054	1,646.85-
09/29/2016	PC	10/06/2016	100635	RAINEY, PHILLIP R.	9068	45.65-
09/29/2016	PC	10/06/2016	100626	EDELMAN, DANIELLE	9081	365.85-
09/29/2016	PC	10/06/2016	100628	FREER, WILLIAM	9086	158.85-
09/29/2016	PC	10/06/2016	100636	WARD, CASEY R.	9099	262.27-
09/29/2016	PC	10/06/2016	100625	BOYLE, MATT	9101	47.58-
09/29/2016	PC	10/06/2016	100630	HEITZMAN, KRISTY L	9103	643.74-
09/29/2016	PC	10/06/2016	100629	FULLERTON, BRIAN	9110	210.55-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	4,734.11-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	7,892.47-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	3,328.43-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	4,642.26-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	2,081.32-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	163.67-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	575.83-
09/29/2016	CDPT	10/11/2016	101118	PERSI	7	453.75-
09/29/2016	CDPT	10/11/2016	101117	MOUNTAIN WEST BANK	8	6,845.27-
09/29/2016	CDPT	10/11/2016	101117	MOUNTAIN WEST BANK	8	6,845.27-
09/29/2016	CDPT	10/11/2016	101117	MOUNTAIN WEST BANK	8	1,600.94-
09/29/2016	CDPT	10/11/2016	101117	MOUNTAIN WEST BANK	8	1,600.94-
09/29/2016	CDPT	10/11/2016	101117	MOUNTAIN WEST BANK	8	8,896.89-
09/29/2016	CDPT	10/06/2016	39700	CHILD SUPPORT RECEIP	18	82.60-
09/29/2016	CDPT	10/11/2016	101116	A.W. REHN & ASSOCIAT	21	1,256.66-
09/29/2016	CDPT	10/06/2016	39701	CHILD SUPPORT RECEIP	23	210.00-
09/29/2016	CDPT	10/06/2016	39702	CHILD SUPPORT RECEIP	35	133.38-
09/29/2016	CDPT	10/06/2016	39703	CHILD SUPPORT RECEIP	36	144.00-
09/29/2016	CDPT	10/06/2016	39704	CHILD SUPPORT RECEIP	37	78.70-
09/29/2016	CDPT	10/06/2016	39705	CHILD SUPPORT Receipti	24	253.84-
09/29/2016	CDPT		0	AFLAC	1	476.20-
09/29/2016	CDPT		0	AFLAC	1	176.03-
09/29/2016	CDPT		0	DELTA DENTAL PLAN OF	2	828.70-
09/29/2016	CDPT		0	DELTA DENTAL PLAN OF	2	45.29-
09/29/2016	CDPT		0	REGENCE BLUE SHIELD	3	2,133.04-
09/29/2016	CDPT		0	NCPERS GROUP LIFE IN	6	112.00-
09/29/2016	CDPT		0	IDAHO STATE TAX COM	9	4,005.00-

Pay Period Date	Journal Code	Check Issue Date	Check Number	Payee	Payee ID	Amount
09/29/2016	CDPT		0	VSP	26	110.85-
Grand Totals:			<u>99</u>			<u>136,377.52-</u>

Report Criteria:

- Computed checks included
 - Manual checks included
 - Supplemental checks included
 - Termination checks included
 - Transmittal checks included
 - Void checks included
-

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
1428 ACE PRINTING INC.										
76711	1	size 10 logo envelopes for city hall	Invoice	09/30/2016	10/17/2016	103.34	103.34	100-15-41323		1316
76711	2	size 10 logo envelopes for city hall	Invoice	09/30/2016	10/17/2016	103.33	103.33	200-15-41323		1316
76711	3	size 10 logo envelopes for city hall	Invoice	09/30/2016	10/17/2016	103.33	103.33	210-15-41323		1316
Total 1428 ACE PRINTING INC.:						310.00	310.00			
2918 AMERIPRIDE LINEN AND APPAREL S										
240054	1	UNIFORMS WW	Invoice	09/15/2016	10/17/2016	165.18	165.18	210-70-41703		1316
240054	1	UNIFORMS WW	Invoice	09/22/2016	10/17/2016	251.78	251.78	210-70-41703		1316
240054	1	UNIFORMS WW	Invoice	09/29/2016	10/17/2016	128.18	128.18	210-70-41703		1316
240055	1	UNIFORMS WW	Invoice	10/06/2016	10/17/2016	195.39	195.39	210-70-41703		1016
Total 2918 AMERIPRIDE LINEN AND APPAREL S:						740.53	740.53			
389 ASSOCIATION OF IDAHO CITIES										
613	1	2016 - 2017 membership dues	Invoice	10/05/2016	10/17/2016	1,084.54	1,084.54	100-15-41711		1016
613	2	2016 - 2017 membership dues	Invoice	10/05/2016	10/17/2016	1,084.53	1,084.53	100-15-41711		1016
613	3	2016 - 2017 membership dues	Invoice	10/05/2016	10/17/2016	1,084.53	1,084.53	210-15-41711		1016
Total 389 ASSOCIATION OF IDAHO CITIES:						3,253.60	3,253.60			
375 ATKINSON'S MARKET										
000207	1	9.20.16 WATER	Invoice	09/20/2016	10/17/2016	6.16	6.16	100-40-41403		1316
Total 375 ATKINSON'S MARKET :						6.16	6.16			
498 BARRY EQUIPMENT & RENTAL										
154725	1	154725-1 WINDOW, DOOR - CAB UPPER RH - 501	Invoice	09/30/2016	10/17/2016	752.62	752.62	100-40-41403		1316
Total 498 BARRY EQUIPMENT & RENTAL:						752.62	752.62			
5143 BLAINE COUNTY DISPATCH										
FY17 1	1	1st quarter payment FYE 2017	Invoice	10/11/2016	10/17/2016	31,049.61	31,049.61	100-25-41741		1016
Total 5143 BLAINE COUNTY DISPATCH:						31,049.61	31,049.61			
50380 BOULDER MOUNTAIN HEATING										
12101	1	12101 MAINTENANCE - REPLACE FILTERS	Invoice	09/22/2016	10/17/2016	55.00	55.00	100-42-41413		1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
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12101	2	12101 MAINTENANCE - REPLACE FILTERS	Invoice	09/22/2016	10/17/2016	55.00	55.00	200-42-41413		1316
12101	3	12101 MAINTENANCE - REPLACE FILTERS	Invoice	09/22/2016	10/17/2016	54.00	54.00	210-42-41413		1316

Total 50380 BOULDER MOUNTAIN HEATING:

164.00	164.00
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5221 BRENNAN'S CARPET

10309	1	50% DEPOSIT - CARPET PUBLIC SPACES CITY H	Invoice	10/07/2016	10/17/2016	2,015.52	2,015.52	100-42-41413		1016
10309	2	50% DEPOSIT - CARPET PUBLIC SPACES CITY H	Invoice	10/07/2016	10/17/2016	2,015.52	2,015.52	200-42-41413		1016
10309	3	50% DEPOSIT - CARPET PUBLIC SPACES CITY H	Invoice	10/07/2016	10/17/2016	2,015.53	2,015.53	210-42-41413		1016

Total 5221 BRENNAN'S CARPET:

6,046.57	6,046.57
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1751 CARPET DIRECT & FLOORING

1486	1	library carpet for staff offices and work space	Invoice	09/20/2016	10/17/2016	4,459.00	4,459.00	100-45-41413		1316
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Total 1751 CARPET DIRECT & FLOORING:

4,459.00	4,459.00
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6056 CENTURY LINK

9/22/16	1	9814 260B	Invoice	09/22/2016	10/17/2016	115.64	115.64	100-15-41713		1316
9/22/16	2	9814 260B	Invoice	09/22/2016	10/17/2016	115.64	115.64	200-15-41713		1316
9/22/16	3	9814 260B	Invoice	09/22/2016	10/17/2016	115.64	115.64	210-15-41713		1316
9/22/16	4	9814 260B	Invoice	09/22/2016	10/17/2016	115.64	115.64	100-25-41713		1316
9/22/16	5	9814 260B	Invoice	09/22/2016	10/17/2016	115.64	115.64	100-20-41713		1316
9/22/16	6	9814 260B- 33.33%	Invoice	09/22/2016	10/17/2016	53.32	53.32	100-42-41713		1316
9/22/16	7	9814 260B- 33.33%	Invoice	09/22/2016	10/17/2016	53.31	53.31	200-42-41713		1316
9/22/16	8	9814 260B- 33.33%	Invoice	09/22/2016	10/17/2016	53.00	53.00	210-42-41713		1316
9/22/16	9	2211-125b treatment plant	Invoice	09/22/2016	10/17/2016	48.54	48.54	210-70-41713		1316
9/22/16	10	2211-125B Water Dept	Invoice	09/22/2016	10/17/2016	48.54	48.54	200-60-41713		1316
9/22/16	11	3147 220B HFD	Invoice	09/22/2016	10/17/2016	60.39	60.39	100-55-41713		1316
9/22/16	12	5965-737B STREET SHOP	Invoice	09/22/2016	10/17/2016	108.41	108.41	100-40-41713		1316

Total 6056 CENTURY LINK:

1,003.71	1,003.71
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974 CITY OF HAILEY GENERAL FUND

10/7/16	1	CONDITIONAL USE PERMIT APP - TEMP SNOW S	Invoice	10/07/2016	10/17/2016	449.84	449.84	100-40-41771		1016
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Total 974 CITY OF HAILEY GENERAL FUND :

449.84	449.84
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670 CITY OF HAILEY W&S DEPT

SEPT16	1	CITY OF HAILEY STREET SHOP	Invoice	10/03/2016	10/17/2016	2,447.90	2,447.90	100-40-41717		1316
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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
SEPT	2	CITY OF HAILEY INTER CENTER	Invoice	10/03/2016	10/17/2016	37.79	37.79	100-10-41717		1316
SEPT	3	CITY OF HAILEY RODEO PARK	Invoice	10/03/2016	10/17/2016	236.22	236.22	100-50-41617		1316
SEPT	4	CITY OF HAILEY CITY HALL	Invoice	10/03/2016	10/17/2016	53.48	53.48	100-42-41717		1316
SEPT	5	CITY OF HAILEY CITY HALL	Invoice	10/03/2016	10/17/2016	53.48	53.48	200-42-41717		1316
SEPT	6	CITY OF HAILEY CITY HALL	Invoice	10/03/2016	10/17/2016	53.48	53.48	210-42-41717		1316
SEPT	7	CITY OF HAILEY FIRE DEPARTMENT	Invoice	10/03/2016	10/17/2016	48.98	48.98	100-55-41717		1316
SEPT	8	CITY OF HAILEY TREATMENT PL	Invoice	10/03/2016	10/17/2016	72.51	72.51	200-60-41717		1316
SEPT	9	CITY OF HAILEY TREATMENT PL	Invoice	10/03/2016	10/17/2016	72.50	72.50	210-70-41717		1316
SEPT	10	CITY PARKING LOT- IRRIGATION	Invoice	10/03/2016	10/17/2016	20,511.18	20,511.18	100-50-41717		1316
Total 670 CITY OF HAILEY W&S DEPT :						23,587.52	23,587.52			
2954 CLEAR CREEK DISPOSAL -PARKS										
000100	1	0001000312 PORTABLE RESTROOM JIMMYS	Invoice	09/27/2016	10/17/2016	15.80	15.80	100-50-41717		1316
Total 2954 CLEAR CREEK DISPOSAL -PARKS:						15.80	15.80			
22457 CLEAR CREEK DISPOSAL, INC.										
SEPT 2	1	FRANCHISE FEE SEPT 2016	Invoice	10/04/2016	10/17/2016	106,399.59	106,399.59	100-00-20515		1316
Total 22457 CLEAR CREEK DISPOSAL, INC.:						106,399.59	106,399.59			
7000 CLEARWATER LANDSCAPING										
16-094	1	16-09404 KEEFER PARK IRRIGATION REPAIRS A	Invoice	09/15/2016	10/17/2016	1,804.94	1,804.94	100-50-41403		1316
Total 7000 CLEARWATER LANDSCAPING:						1,804.94	1,804.94			
893 CONCRETE CONSTRUCTION SUPPLY										
S26213	1	CONCRETE/ASPHALT CUTTING BLADE	Invoice	09/06/2016	10/17/2016	265.00	265.00	210-70-41423		1316
S26273	1	S26273 MATERIALS - SIDEWALK WORK	Invoice	09/13/2016	10/17/2016	292.10	292.10	100-40-41401	15.40.0001.1	1316
S26278	1	S26278 MATERIALS - SIDEWALK WORK	Invoice	09/13/2016	10/17/2016	144.00	144.00	100-40-41401	15.40.0001.1	1316
S26281	1	S26281 MATERIALS - SIDEWALK WORK	Invoice	09/13/2016	10/17/2016	59.00	59.00	100-40-41401	15.40.0001.1	1316
S26291	1	S26291 MATERIALS - SIDEWALK WORK	Invoice	09/15/2016	10/17/2016	125.50	125.50	100-40-41401	15.40.0001.1	1316
S26299	1	S26299 MATERIALS - SIDEWALK WORK	Invoice	09/15/2016	10/17/2016	199.00	199.00	100-40-41401	15.40.0001.1	1316
S26349	1	S26349 MATERIALS - SIDEWALK WORK	Invoice	09/21/2016	10/17/2016	75.00	75.00	100-40-41401	15.40.0001.1	1316
Total 893 CONCRETE CONSTRUCTION SUPPLY:						1,159.60	1,159.60			
50375 CONTRACTORS NORTHWEST INC										
15	1	BIO SOLIDS HANDLING IMPROVEMENTS - PAY ES	Invoice	09/29/2016	10/17/2016	76,665.20	76,665.20	235-78-41549	13.42.0009.1	1316

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 50375 CONTRACTORS NORTHWEST INC:										
337 COPY & PRINT LLC										
74602	1	74602 PADDED MAILER - COBBLESTONE CLOSE	Invoice	10/03/2016	10/17/2016	2.59	2.59	100-40-41215	13.42.0010.1	1016
Total 337 COPY & PRINT LLC:										
972 COX COMMUNICATIONS										
10/1/16	1	001 2401 200477401 MAIN 33%	Invoice	10/01/2016	10/17/2016	25.20	25.20	100-42-41713		1316
10/1/16	2	001 2401 200477401 MAIN 33%	Invoice	10/01/2016	10/17/2016	25.20	25.20	200-42-41713		1316
10/1/16	3	001 2401 200477401 MAIN 33%	Invoice	10/01/2016	10/17/2016	25.20	25.20	210-42-41713		1316
10/1/16	4	001 2401 200477401 Library	Invoice	10/01/2016	10/17/2016	113.40	113.40	100-45-41713		1316
10/1/16	5	001 2401 200477401 Street	Invoice	10/01/2016	10/17/2016	109.25	109.25	100-40-41713		1316
10/1/16	6	0012401035971201 Welcome Center	Invoice	10/01/2016	10/17/2016	79.00	79.00	100-10-41717		1316
10/1/16	7	001 2401 205095301 HFD	Invoice	10/01/2016	10/17/2016	69.00	69.00	100-55-41717		1316
9/27/16	1	INTERNET LIBRARY PATRONS	Invoice	09/27/2016	10/17/2016	138.60	138.60	100-45-41713		1316
Total 972 COX COMMUNICATIONS:										
						584.85	584.85			
663 D&B SUPPLY										
9/10/16	1	WORK BOOTS - PERRAPATO	Invoice	09/10/2016	10/17/2016	189.99	189.99	100-40-41703		1316
9387	1	WORK BOOTS - GILTNER	Invoice	09/10/2016	10/17/2016	169.99	169.99	100-40-41703		1316
Total 663 D&B SUPPLY :										
						359.98	359.98			
8190 DILWORTH, ZACKERY										
9/1/16	1	TRANSITION TRAINING FOR NEW CITY MECHANI	Invoice	09/01/2016	10/17/2016	600.00	600.00	100-40-41313		1316
Total 8190 DILWORTH, ZACKERY:										
						600.00	600.00			
304 DIVISION OF BUILDING SAFETY										
SEPT 2	1	PERMIT & FEES Sept. 2016	Invoice	10/04/2016	10/17/2016	13,253.43	13,253.43	100-00-20325		1316
Total 304 DIVISION OF BUILDING SAFETY :										
						13,253.43	13,253.43			
1748 DRAKE, BRANDON & COURTNEY										
9/30/16	1	Refund Credit bal. 947 Countryside Blvd.	Invoice	09/30/2016	10/17/2016	102.52	102.52	100-00-15110		1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 1748 DRAKE, BRANDON & COURTNEY:										
						102.52	102.52			
5021 E.C. ELECTRIC										
2111	1	2111 MAIN ST PAVERS	Invoice	09/06/2016	10/17/2016	5,000.00	5,000.00	100-40-41402	14.50.0005.1	1316
Total 5021 E.C. ELECTRIC:										
						5,000.00	5,000.00			
6117 EAGLE GATE SYSTEMS INC										
4414	1	HPD LIFT GATE	Invoice	09/30/2016	10/17/2016	24,384.38	24,384.38	120-25-41549	16.25.0001.1	1316
Total 6117 EAGLE GATE SYSTEMS INC:										
						24,384.38	24,384.38			
3094 ENERGY LABORATORIES, INC.										
33236	1	LAB TESTING WW	Invoice	10/07/2016	10/17/2016	157.00	157.00	210-70-41795		1016
Total 3094 ENERGY LABORATORIES, INC.:										
						157.00	157.00			
8607 ENGELHARDT, JEFFREY L										
10/11/1	1	PZ Attendance	Invoice	10/11/2016	10/17/2016	56.25	56.25	100-10-41313		1016
10/11/1	2	PZ Attendance	Invoice	10/11/2016	10/17/2016	28.12	28.12	200-10-41313		1016
10/11/1	3	PZ Attendance	Invoice	10/11/2016	10/17/2016	28.13	28.13	210-10-41313		1016
Total 8607 ENGELHARDT, JEFFREY L:										
						112.50	112.50			
2628 FASTENAL COMPANY										
IDJER6	1	HARD HAT	Invoice	09/30/2016	10/17/2016	29.19	29.19	200-60-41703		1316
IDJER6	2	SAFETY GLASSES	Invoice	09/30/2016	10/17/2016	36.40	36.40	200-60-41703		1316
IDJER6	3	MARKING PAINT	Invoice	09/30/2016	10/17/2016	60.02	60.02	200-60-41403		1316
Total 2628 FASTENAL COMPANY:										
						125.61	125.61			
50376 FERGUSON ENTERPRISES #3003										
461010	1	PIPE PARTS WW	Invoice	09/16/2016	10/17/2016	203.48	203.48	210-70-41401		1316
462379	1	PIPE PARTS WW	Invoice	09/27/2016	10/17/2016	382.21	382.21	210-70-41401	13.42.0009.1	1316
Total 50376 FERGUSON ENTERPRISES #3003:										
						585.69	585.69			
171 FERGUSON WATERWORKS #1701										
386134	1	MISC PLUMBING PARTS WW	Invoice	11/24/2015	10/17/2016	6.92	6.92	210-70-41405	13.42.0009.1	1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
CM390	1	MISC PLUMBING PARTS WW	Invoice	11/30/2015	10/17/2016	6.92	6.92	210-70-41405		1316
Total 171 FERGUSON WATERWORKS #1701:										
						.00				
5007 FIRST ALARM LLC										
3472	1	MONTHLY ALARM MONITORING WW	Invoice	09/15/2016	10/17/2016	75.00	75.00	210-70-41325		1316
Total 5007 FIRST ALARM LLC:										
						75.00	75.00			
50282 FIRST BANKCARD - ABERBACH										
9/2/16	1	Amazon - Standing Desk	Invoice	09/02/2016	10/17/2016	249.99	249.99	100-55-41211		1316
9/2/16	2	Costco - office chair-mike's	Invoice	09/02/2016	10/17/2016	116.58	116.58	100-55-41215		1316
9/2/16	3	Amazon - Weather meter/heat stress	Invoice	09/02/2016	10/17/2016	149.00	149.00	100-55-41215		1316
9/2/16	4	Amazon- post it flags	Invoice	09/02/2016	10/17/2016	3.71	3.71	100-55-41211		1316
9/2/16	5	Amazon - Office supplies, pens, packing tape, label,	Invoice	09/02/2016	10/17/2016	219.79	219.79	100-55-41211		1316
9/2/16	6	Amazon - Office supplies, tape, paper, binder clips, di	Invoice	09/02/2016	10/17/2016	64.14	64.14	100-55-41211		1316
9/2/16	7	Amazon - Aluminum stands for prevention program	Invoice	09/02/2016	10/17/2016	69.95	69.95	100-55-41747		1316
9/2/16	8	Amazon - Computer inspection prevention-computer	Invoice	09/02/2016	10/17/2016	52.95	52.95	100-55-41747		1316
9/2/16	9	Amazon - Computer -computer protector	Invoice	09/02/2016	10/17/2016	977.94	977.94	100-55-41533		1316
9/2/16	10	Amazon - Replace Vehicle plug -2	Invoice	09/02/2016	10/17/2016	139.84	139.84	100-55-41403		1316
9/2/16	11	Amazon - Connector ground - replace vehicle plug	Invoice	09/02/2016	10/17/2016	23.32	23.32	100-55-41403		1316
9/2/16	12	Over rate fee	Invoice	09/02/2016	10/17/2016	39.00	39.00	100-55-41325		1316
Total 50282 FIRST BANKCARD - ABERBACH:										
						2,106.21	2,106.21			
1584 FIRST BANKCARD - BALEDGE										
00002	1	UPS Shipping	Invoice	09/28/2016	10/17/2016	40.04	40.04	100-55-41213		1316
100343	1	2015 International Fire Code	Invoice	09/14/2016	10/17/2016	314.68	314.68	100-55-41747		1316
Total 1584 FIRST BANKCARD - BALEDGE:										
						354.72	354.72			
5379 FIRST BANKCARD - GELSKEY										
8/29/16	1	programming supplies Summer reading finale	Invoice	08/29/2016	10/17/2016	16.37	16.37	100-45-41326		1016
8/29/16	2	materials for collection	Invoice	08/29/2016	10/17/2016	4.00	4.00	100-45-41535		1016
8/29/16	3	monthly newspaper subscription	Invoice	08/29/2016	10/17/2016	34.38	34.38	100-45-41735		1016
8/29/16	4	materials for collection	Invoice	08/29/2016	10/17/2016	7.45	7.45	100-45-41535		1016
8/29/16	5	supplies	Invoice	08/29/2016	10/17/2016	69.95	69.95	100-45-41539		1016
8/29/16	6	supplies	Invoice	08/29/2016	10/17/2016	58.79	58.79	100-45-41539		1016
8/29/16	7	program supplies	Invoice	08/29/2016	10/17/2016	25.90	25.90	100-45-41326		1016
8/29/16	8	program supplies	Invoice	08/29/2016	10/17/2016	23.47	23.47	100-45-41326		1016

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
8/29/16	9	travel expenses	Invoice	08/29/2016	10/17/2016	30.02	30.02	100-45-41724		1016
Total 5379 FIRST BANKCARD - GELSKEY:										
5368 FIRST BANKCARD - GUNTER										
115-33	1	furniture of new HPD building	Invoice	09/22/2016	10/17/2016	395.00	395.00	120-25-41549	16.25.0001.1	1016
515205	1	Signs for HPD building. Compliance signs	Invoice	09/20/2016	10/17/2016	672.00	672.00	120-25-41549	16.25.0001.1	1016
9/1/16	1	Check #165 paid by Jeff Gunter-Meal	Invoice	09/01/2016	10/17/2016	18.96	18.96	100-25-41724		1016
9/22/16	1	furniture of new HPD building	Invoice	09/22/2016	10/17/2016	774.90	774.90	120-25-41549	16.25.0001.1	1016
Total 5368 FIRST BANKCARD - GUNTER: 1,860.86										
1588 FIRST BANKCARD - HOROWITZ										
103024	1	APA: Bridging Tradition & Innovation	Invoice	09/19/2016	10/17/2016	20.00	20.00	100-20-41313		1016
106-94	1	CDD Sign 09/19/16	Invoice	09/19/2016	10/17/2016	34.09	34.09	100-20-41313		1016
9/14/16	1	The Attic - Barstools 09/14/16	Invoice	09/14/2016	10/17/2016	45.00	45.00	100-20-41211		1016
Total 1588 FIRST BANKCARD - HOROWITZ: 99.09										
50339 FIRST BANKCARD - MILLER										
102309	1	APA TUITION - MILLER	Invoice	09/12/2016	10/17/2016	195.00	195.00	100-42-41723		1016
8/30/16	1	ALBERTSONS - REFRESHMENTS FOR COBBLES	Invoice	08/30/2016	10/17/2016	16.91	16.91	100-40-41215	13.42.0010.1	1016
9/23/16	1	COMFORT SUITES - TRAVEL EXPENSE - MILLER	Invoice	09/23/2016	10/17/2016	562.95	562.95	100-42-41724		1016
9/9/16	1	VARIDESK - COOK	Invoice	09/09/2016	10/17/2016	125.00	125.00	100-42-41215		1016
9/9/16	2	VARIDESK - COOK	Invoice	09/09/2016	10/17/2016	125.00	125.00	200-42-41215		1016
9/9/16	3	VARIDESK - COOK	Invoice	09/09/2016	10/17/2016	125.00	125.00	210-42-41215		1016
987404	1	RICH BROADCASTING - BALMORAL PARK OUTR	Invoice	08/31/2016	10/17/2016	210.00	210.00	100-50-41313		1016
Total 50339 FIRST BANKCARD - MILLER: 1,359.86										
5376 FIRST BANKCARD - PARKER										
102-69	1	WINDOWS OFFICE HOME & STUDENT 2016	Invoice	09/08/2016	10/17/2016	149.00	149.00	210-70-41424	13.42.0009.1	1016
271281	1	SIP.US FIRE	Invoice	09/14/2016	10/17/2016	32.34	32.34	100-55-41713		1016
271281	2	SIP.US LIBRARY	Invoice	09/14/2016	10/17/2016	32.34	32.34	100-45-41713		1016
271281	3	SIP.US POLICE	Invoice	09/14/2016	10/17/2016	32.34	32.34	100-25-41713		1016
271281	4	SIP.US WATER	Invoice	09/14/2016	10/17/2016	32.34	32.34	200-60-41713		1016
271281	5	SIP.US WW	Invoice	09/14/2016	10/17/2016	32.34	32.34	210-70-41713		1016
353503	1	GOOGLE SPAM FILTERING	Invoice	08/31/2016	10/17/2016	23.89	23.89	100-15-41533		1016
353503	2	GOOGLE SPAM FILTERING	Invoice	08/31/2016	10/17/2016	23.89	23.89	200-15-41533		1016
353503	3	GOOGLE SPAM FILTERING	Invoice	08/31/2016	10/17/2016	23.88	23.88	210-15-41533		1016

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
9/6/16	1	GODADDY HAILEYPUBLICLIBRARY DNS RENEW	Invoice	09/06/2016	10/17/2016	35.88	35.88	100-45-41533		1016
Total 5376 FIRST BANKCARD - PARKER:										
						418.24	418.24			
5375		FIRST BANKCARD - SCHWARZ								
9/22/16	1	BSU - TUITION PM TOOLS - SCHWARZ	Invoice	09/22/2016	10/17/2016	575.00	575.00	100-40-41723		1016
Total 5375 FIRST BANKCARD - SCHWARZ:										
						575.00	575.00			
5377		FIRST BANKCARD - STELLERS								
115-54	1	NEW FURNITURE FOR HPD BUILDING	Invoice	09/22/2016	10/17/2016	141.45	141.45	120-25-41549	16.25.0001.1	1016
Total 5377 FIRST BANKCARD - STELLERS:										
						141.45	141.45			
1464		FISHER'S TECHNOLOGY								
194213	1	Library copier contract	Invoice	09/21/2016	10/17/2016	348.45	348.45	100-45-41325		1316
Total 1464 FISHER'S TECHNOLOGY:										
						348.45	348.45			
5630		FOX, MOLLY								
8/28/16	1	WATER SMARTY REBATE - 1441 WOODSIDE BLV	Invoice	08/28/2016	10/17/2016	2,000.00	2,000.00	200-60-41324	16.60.0002.1	1316
Total 5630 FOX, MOLLY:										
						2,000.00	2,000.00			
996		FREEDOM MAILING SERVICES								
29851	1	BILL PROCESSING	Invoice	10/07/2016	10/17/2016	512.58	512.58	100-15-41323		1316
29851	2	BILL PROCESSING	Invoice	10/07/2016	10/17/2016	512.57	512.57	200-15-41323		1316
29851	3	BILL PROCESSING	Invoice	10/07/2016	10/17/2016	512.57	512.57	210-15-41323		1316
Total 996 FREEDOM MAILING SERVICES:										
						1,537.72	1,537.72			
5909		FUGATE, JANET								
10/11/1	1	P&Z Stipend	Invoice	10/11/2016	10/17/2016	56.25	56.25	100-10-41313		1016
10/11/1	1	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.12	28.12	200-10-41313		1016
10/11/1	2	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.13	28.13	210-10-41313		1016
Total 5909 FUGATE, JANET:										
						112.50	112.50			
101		GALENA ENGINEERING, INC.								
3830.2	1	MISC SMALL PROJECTS - STREET AND BRIDGE	Invoice	10/01/2016	10/17/2016	2,127.50	2,127.50	100-40-41313		1316

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
3830.2	2	MISC SMALL PROJECTS - WASTEWATER - QUIGL	Invoice	10/01/2016	10/17/2016	2,520.00	2,520.00	210-70-41313		1316
3830.2	3	MISC SMALL PROJECTS - WATER - QUIGLEY	Invoice	10/01/2016	10/17/2016	1,350.00	1,350.00	200-60-41313		1316
6906/J	1	COBBLESTONE LANE CONSTRUCTION PHASE	Invoice	10/01/2016	10/17/2016	315.78	315.78	120-40-41547	13.42.0010.1	1316
9/22/16	1	DR of Sonitlana Cottages - Utilities, etc.	Invoice	09/22/2016	10/17/2016	240.00	240.00	100-20-41313		1316
Total 101 GALENA ENGINEERING, INC. :						6,553.28	6,553.28			
369 GEM STATE WELDERS SUPPLY INC.										
167682	1	BOTTLE GAS WW	Invoice	09/30/2016	10/17/2016	46.80	46.80	210-70-41775		1316
E24841	1	E248418 CYLINDER FUEL	Invoice	09/01/2016	10/17/2016	52.64	52.64	100-40-41719		1316
E24863	1	WELDING SUPPLIES WW	Invoice	09/08/2016	10/17/2016	27.46	27.46	210-70-41421		1316
E24881	1	BOTTLE GAS WW	Invoice	09/22/2016	10/17/2016	63.13	63.13	210-70-41421		1316
Total 369 GEM STATE WELDERS SUPPLY INC. :						190.03	190.03			
5964 GEORGIADES, JASON										
1000	1	1000 HEAGLE PARK PLAQUE	Invoice	09/28/2016	10/17/2016	875.00	875.00	100-50-41403		1316
Total 5964 GEORGIADES, JASON:						875.00	875.00			
336 GO FER IT EXPRESS										
61667	1	LOCAL SHIPPING W	Invoice	09/30/2016	10/17/2016	94.00	94.00	200-60-41213		1316
61667	2	LOCAL SHIPPING WW	Invoice	09/30/2016	10/17/2016	50.00	50.00	210-70-41213		1316
Total 336 GO FER IT EXPRESS:						144.00	144.00			
365 GRANITE SEED										
1-4142	1	1-41420 TALL FESCUE AND HARD FESCUE SEED	Invoice	09/28/2016	10/17/2016	123.97	123.97	100-40-41403	10.42.0005.1	1316
Total 365 GRANITE SEED:						123.97	123.97			
1750 HAAVIK, RUNE										
10/4/16	1	Refund Credit Bal. 216 4th Ave S	Invoice	10/04/2016	10/17/2016	89.17	89.17	200-00-20314		1316
Total 1750 HAAVIK, RUNE:						89.17	89.17			
217 HACH COMPANY										
101062	1	LAB SUPPLIES WW	Invoice	09/13/2016	10/17/2016	1,138.95	1,138.95	210-70-41795		1316
101108	1	LAB SUPPLIES WW	Invoice	09/16/2016	10/17/2016	111.00	111.00	210-70-41795		1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 217 HACH COMPANY :						1,249.95	1,249.95			
658 HAILEY CHAMBER OF COMMERCE										
SEPT.	1	CONTRACT FOR SERVICES	Invoice	09/30/2016	10/17/2016	5,168.84	5,168.84	100-10-41707		1316
Total 658 HAILEY CHAMBER OF COMMERCE :						5,168.84	5,168.84			
2808 HD SUPPLY WATERWORKS LTD										
GI2887	1	10" PIPING AND PARTS	Invoice	09/14/2016	10/17/2016	1,273.09	1,273.09	200-60-41401		1316
GI2887	2	10" MAG METER	Invoice	09/14/2016	10/17/2016	3,441.83	3,441.83	200-60-41401		1316
Total 2808 HD SUPPLY WATERWORKS LTD:						4,714.92	4,714.92			
447 ICRMP										
9/1/16	1	1/2 annual contribution for 10/01/16 to 9/30/17	Invoice	09/01/2016	10/17/2016	21,982.84	21,982.84	100-15-41709		1016
9/1/16	2	1/2 annual contribution for 10/01/16 to 9/30/17	Invoice	09/01/2016	10/17/2016	21,982.83	21,982.83	200-15-41709		1016
9/1/16	3	1/2 annual contribution for 10/01/16 to 9/30/17	Invoice	09/01/2016	10/17/2016	21,982.83	21,982.83	210-15-41709		1016
Total 447 ICRMP :						65,948.50	65,948.50			
671 IDAHO LUMBER & HARDWARE										
657353	1	657353 LANDSCAPE RAKE AND SCREWS	Invoice	09/21/2016	10/17/2016	58.53	58.53	100-40-41403		1316
657442	1	657442 MISC HARDWARE - SHOP SUPPLY	Invoice	09/22/2016	10/17/2016	71.86	71.86	100-40-41403		1316
657486	1	657486 DRILL BITS - SHOP	Invoice	09/22/2016	10/17/2016	18.98	18.98	100-40-41403		1316
657534	1	657534 GOLDEN FLOW KIT AND PAINT	Invoice	09/22/2016	10/17/2016	41.68	41.68	100-40-41403		1316
657924	1	657924 RAKES AND SPREADERS	Invoice	09/27/2016	10/17/2016	193.94	193.94	100-50-41403		1316
657931	1	657931 CAUTION TAPE - SIDEWALK WORK	Invoice	09/27/2016	10/17/2016	11.99	11.99	100-40-41401	15.40.0001.1	1316
657951	1	657951 CONCRETE - 5TH AND MYRTLE SIGN REP	Invoice	09/27/2016	10/17/2016	11.87	11.87	100-40-41403		1316
658129	1	658129 GLOVES, OIL, GAS CAN	Invoice	09/29/2016	10/17/2016	46.95	46.95	100-40-41403		1316
658133	1	658133 ROPE - SHOP	Invoice	09/29/2016	10/17/2016	17.99	17.99	100-40-41403		1316
Total 671 IDAHO LUMBER & HARDWARE:						473.79	473.79			
5631 IDAHO MATERIALS AND CONSTRUCTION										
416428	1	4164289 READY MIX AND FIBER - SIDEWALK WO	Invoice	09/15/2016	10/17/2016	1,082.73	1,082.73	100-40-41401	15.40.0001.1	1316
Total 5631 IDAHO MATERIALS AND CONSTRUCTION:						1,082.73	1,082.73			

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
400 IDAHO MOUNTAIN EXPRESS										
125489	1	library classified ads	Invoice	09/07/2016	10/17/2016	173.00	173.00	100-45-41319		1316
125491	1	9/26 P&Z meeting	Invoice	09/09/2016	10/17/2016	288.00	288.00	100-20-41319		1316
125496	1	snow removal bid advertisement	Invoice	09/14/2016	10/17/2016	105.23	105.23	100-40-41319		1316
125496	1	herbicide application in parks ad	Invoice	09/14/2016	10/17/2016	15.64	15.64	100-50-41319		1316
125496	1	herbicide application in parks ad	Invoice	09/14/2016	10/17/2016	98.44	98.44	100-25-41319		1316
125496	1	DIF ordinance update	Invoice	09/14/2016	10/17/2016	22.08	22.08	100-20-41319		1316
125496	1	Comp plan amendment	Invoice	09/14/2016	10/17/2016	25.76	25.76	100-20-41319		1316
125500	1	P&Z meeting 10/11	Invoice	09/21/2016	10/17/2016	48.76	48.76	100-20-41319		1316
125504	1	Old cutters zoning change	Invoice	09/28/2016	10/17/2016	34.04	34.04	100-20-41319		1316
125504	1	ord 1202 appropriation ord amend fy16	Invoice	09/28/2016	10/17/2016	37.61	37.61	100-15-41319		1316
125504	2	ord 1202 appropriation ord amend fy16	Invoice	09/28/2016	10/17/2016	37.61	37.61	200-15-41319		1316
125504	3	ord 1202 appropriation ord amend fy16	Invoice	09/28/2016	10/17/2016	37.60	37.60	210-15-41319		1316
125504	1	ord 1203 appropriation ord fy17	Invoice	09/28/2016	10/17/2016	39.33	39.33	100-15-41319		1316
125504	2	ord 1203 appropriation ord fy17	Invoice	09/28/2016	10/17/2016	39.33	39.33	200-15-41319		1316
125504	3	ord 1203 appropriation ord fy17	Invoice	09/28/2016	10/17/2016	39.33	39.33	210-15-41319		1316
Total 400 IDAHO MOUNTAIN EXPRESS :						1,041.76	1,041.76			

22433 IDAHO POWER										
9/28/16	1	IP Acct#2204837906 STREET	Invoice	09/28/2016	10/17/2016	1,649.45	1,649.45	100-40-41715		1316
9/28/16	2	IP Acct#2205094259 PARK	Invoice	09/28/2016	10/17/2016	366.20	366.20	100-50-41717		1316
9/28/16	3	IP Acct#2205094259 Rodeo	Invoice	09/28/2016	10/17/2016	379.70	379.70	100-50-41617		1316
9/28/16	4	IP Acct#2205094259 ICE RINK/SKATE	Invoice	09/28/2016	10/17/2016	22.40	22.40	100-50-41617		1316
9/28/16	5	IP Acct#2205094259 INTERP	Invoice	09/28/2016	10/17/2016	136.78	136.78	100-10-41717		1316
9/28/16	6	IP Acct#22062003362 WATER	Invoice	09/28/2016	10/17/2016	12,184.95	12,184.95	200-60-41717		1316
9/28/16	7	IP Acct#2206105138 STREET	Invoice	09/28/2016	10/17/2016	26.67	26.67	100-40-41715		1316
9/28/16	8	IP Acct#2203575119 Irr Cntrl bx	Invoice	09/28/2016	10/17/2016	7.32	7.32	100-40-41715		1316
9/28/16	9	IP Acct#2200663470 Elm Alley	Invoice	09/28/2016	10/17/2016	5.37	5.37	100-40-41717		1316
9/28/16	10	IP Acct#2204305425 Traffic Lights	Invoice	09/28/2016	10/17/2016	111.98	111.98	100-40-41717		1316
9/28/16	11	IP Acct#2220558932 LIONS/11 CROY CREEK	Invoice	09/28/2016	10/17/2016	190.67	190.67	100-40-41717		1316
9/28/16	12	IP Acct#2221408442 BALMORAL RR	Invoice	09/28/2016	10/17/2016	9.74	9.74	100-50-41717		1316
Total 22433 IDAHO POWER:						15,091.23	15,091.23			

849 IDAHO STATE TAX COMMISSION										
7/1/16 -	1	Q3 2016 Sales Tax	Invoice	10/06/2016	10/17/2016	189.63	189.63	100-00-20317		1316

Total 849 IDAHO STATE TAX COMMISSION : 189.63

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
5635	INLA									
10/11/1	1	TUITION - ARBORIST/APPLICATOR TRAINING - C	Invoice	10/11/2016	10/17/2016	40.00	40.00	100-50-41723		1016
Total 5635 INLA:						40.00	40.00			
5013	INSITE TOWERS LLC									
367756	1	Della Mtn. Tower Rental INV 367756	Invoice	10/01/2016	10/17/2016	479.00	479.00	200-60-41713		1016
367756	2	1/3 Share of Della Mtn. Tower Rental 367756	Invoice	10/01/2016	10/17/2016	63.27	63.27	100-42-41713		1016
367756	3	1/3 Share of Della Mtn. Tower Rental 367756	Invoice	10/01/2016	10/17/2016	63.27	63.27	200-42-41713		1016
367756	4	1/3 Share of Della Mtn. Tower Rental 367756	Invoice	10/01/2016	10/17/2016	63.26	63.26	210-42-41713		1016
Total 5013 INSITE TOWERS LLC:						668.80	668.80			
229	INTEGRATED TECHNOLOGIES									
58666	1	#58666 charges for toner (Cyan, Magenta and Yellow	Invoice	10/06/2016	10/17/2016	391.50	391.50	100-20-41411		1016
Total 229 INTEGRATED TECHNOLOGIES:						391.50	391.50			
384	INTERMOUNTAIN GAS COMPANY									
9/16/16	1	meter 536199 P/W 33.3%	Invoice	09/16/2016	10/17/2016	2.09	2.09	100-42-41717		1316
9/16/16	2	meter 536199 P/W 33.3%	Invoice	09/16/2016	10/17/2016	2.10	2.10	200-42-41717		1316
9/16/16	3	meter 536199 P/W 33.3%	Invoice	09/16/2016	10/17/2016	2.10	2.10	210-42-41717		1316
9/16/16	4	536199 P/W LIBRARY	Invoice	09/16/2016	10/17/2016	6.29	6.29	100-45-41717		1316
9/16/16	5	meter 180993 WASTEWATER	Invoice	09/16/2016	10/17/2016	4.03	4.03	210-70-41717		1316
9/16/16	6	meter 180993 WASTEWATER	Invoice	09/16/2016	10/17/2016	4.03	4.03	200-60-41717		1316
9/16/16	7	meter 520352 PW 1241 WAR EAGLE	Invoice	09/16/2016	10/17/2016	2.06	2.06	100-50-41717		1316
9/16/16	8	meter 517964 Woodside Treatment Plant	Invoice	09/16/2016	10/17/2016	2.06	2.06	210-70-41717		1316
9/16/16	9	meter 426719 Woodside Treatment Plant	Invoice	09/16/2016	10/17/2016	2.06	2.06	210-70-41717		1316
9/16/16	10	meter 529797 STREET 1811 Merlin LP	Invoice	09/16/2016	10/17/2016	115.46	115.46	100-40-41717		1316
9/16/16	11	meter 223166 4297 Glenbrook Shop	Invoice	09/16/2016	10/17/2016	25.07	25.07	210-70-41717		1316
9/16/16	12	meter 481812 HFD 617 S 3rd Ave	Invoice	09/16/2016	10/17/2016	17.08	17.08	100-55-41717		1316
9/16/16	13	meter 634547 4297 Glenbrook	Invoice	09/16/2016	10/17/2016	16.06	16.06	210-70-41717		1316
Total 384 INTERMOUNTAIN GAS COMPANY:						200.49	200.49			
50395	JACKSON GROUP PETERBILT									
160842	1	160842 BRAKE CHAMBER	Invoice	09/26/2016	10/17/2016	21.75	21.75	100-40-41403		1316
Total 50395 JACKSON GROUP PETERBILT:						21.75	21.75			

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
7327 JML PUBLISHING										
7583	1	maintenance on website for xpress bill pay	Invoice	10/03/2016	10/17/2016	25.00	25.00	100-15-41313		1316
7583	2	maintenance on website for xpress bill pay	Invoice	10/03/2016	10/17/2016	25.00	25.00	200-15-41313		1316
7583	3	maintenance on website for xpress bill pay	Invoice	10/03/2016	10/17/2016	25.00	25.00	210-15-41313		1316
Total 7327 JML PUBLISHING:						75.00	75.00			
1065 JOE'S BACKHOE SERVICES INC										
21858	1	21858 TOPSOIL AND CONCRETE DUMP FEE	Invoice	09/22/2016	10/17/2016	315.00	315.00	100-40-41403		1316
Total 1065 JOE'S BACKHOE SERVICES INC:						315.00	315.00			
1728 KUBWATER RESOURCES										
06054	1	ZETAG 7878 FS40 POLYMER	Invoice	09/19/2016	10/17/2016	2,134.08	2,134.08	210-70-41791		1316
Total 1728 KUBWATER RESOURCES:						2,134.08	2,134.08			
386 L.L. GREENS										
A43391	1	GARBAGE BAGS	Invoice	07/07/2016	10/17/2016	21.49	21.49	100-25-41215		1316
A43877	1	BRASS FITTINGS	Invoice	08/11/2016	10/17/2016	15.07	15.07	200-60-41401		1316
A44129	1	A441295 FASTENERS AND 6-IN-1 TOOL	Invoice	08/31/2016	10/17/2016	10.19	10.19	100-40-41403		1316
B24308	1	BATTERY	Invoice	07/28/2016	10/17/2016	31.96	31.96	100-25-41215		1316
B24658	1	B246589 SYNTHETIC PUSH BROOM	Invoice	09/15/2016	10/17/2016	19.49	19.49	100-50-41403		1316
Total 386 L.L. GREENS :						98.20	98.20			
241 LAW ENFORCEMENT SYSTEMS, INC.										
195552	1	VEHICLE IMPOUNDMENT FORMS	Invoice	09/30/2016	10/17/2016	56.37	56.37	100-25-41215		1316
Total 241 LAW ENFORCEMENT SYSTEMS, INC. :						56.37	56.37			
366 LES SCHWAB TIRE CENTER										
117003	1	TANKER 7002 RECAP TIRE REPLACEMENT	Invoice	09/06/2016	10/17/2016	723.76	723.76	210-70-41415		1316
117003	1	4 WHEELS & SPIN BALANCE HPD 6	Invoice	09/30/2016	10/17/2016	893.52	893.52	100-25-41415		1316
Total 366 LES SCHWAB TIRE CENTER:						1,617.28	1,617.28			
2264 LEXIS NEXIS MATTHEW BENDER										
854376	1	2016 CRIMINAL CODE BOOK	Invoice	08/12/2016	10/17/2016	78.80	78.80	100-25-41215		1316

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 2264 LEXIS NEXIS MATTHEW BENDER :										
						78.80	78.80			
928 MAGIC VALLEY LABS, INC.										
1684	1	INDAIN CREEK SPRING COLIFORM	Invoice	09/29/2016	10/17/2016	176.00	176.00	200-60-41795		1316
1684	2	DRINKING WATER BACTERIA SAMPLES	Invoice	09/29/2016	10/17/2016	144.00	144.00	200-60-41795		1316
1684	3	TTHM	Invoice	09/29/2016	10/17/2016	175.00	175.00	200-60-41795		1316
1684	4	HAA5	Invoice	09/29/2016	10/17/2016	185.00	185.00	200-60-41795		1316
1684	5	GROSS ALPHA RADS	Invoice	09/29/2016	10/17/2016	690.00	690.00	200-60-41795		1316
1684	6	VOC	Invoice	09/29/2016	10/17/2016	378.00	378.00	200-60-41795		1316
1684	7	SOC	Invoice	09/29/2016	10/17/2016	2,200.00	2,200.00	200-60-41795		1316
1684	8	SODIUM	Invoice	09/29/2016	10/17/2016	34.00	34.00	200-60-41795		1316
1684	9	NITRATE	Invoice	09/29/2016	10/17/2016	36.00	36.00	200-60-41795		1316
1684	10	COOLER RETURN	Invoice	09/29/2016	10/17/2016	32.00	32.00	200-60-41213		1316
1684	11	EFFLUENT E-COLI	Invoice	09/29/2016	10/17/2016	22.00	22.00	210-70-41795		1316
1685	1	VV LABS	Invoice	09/29/2016	10/17/2016	224.00	224.00	210-70-41795		1316
						4,296.00	4,296.00			
Total 928 MAGIC VALLEY LABS, INC. :										
						181.31	181.31	100-00-15110		1016
1753 MALEY, JENNIFER										
10/6/16	1	Refund Credit Bal. 224 Carbonate Dr. HPTHE7	Invoice	10/06/2016	10/17/2016	181.31	181.31			1016
						181.31	181.31			
Total 1753 MALEY, JENNIFER:										
						16.24	16.24	100-45-41535		1016
4495 MIDWEST TAPE										
943855	1	library materials/ dvd & music	Invoice	10/05/2016	10/17/2016	16.24	16.24			1016
						16.24	16.24			
Total 4495 MIDWEST TAPE:										
						32.09	32.09	100-42-41724		1016
50402 MILLER, MARIEL										
9/12/16	1	PER DIEM - APA IDAHO CONFERENCE OCT 2016	Invoice	09/12/2016	10/17/2016	32.08	32.08	200-42-41724		1016
9/12/16	2	PER DIEM - APA IDAHO CONFERENCE OCT 2016	Invoice	09/12/2016	10/17/2016	32.08	32.08	210-42-41724		1016
9/12/16	3	PER DIEM - APA IDAHO CONFERENCE OCT 2016	Invoice	09/12/2016	10/17/2016	32.08	32.08			1016
						96.25	96.25			
Total 50402 MILLER, MARIEL:										
						20.70	20.70	100-00-15110		1316
1749 MILLER, RANDY										
9/30/16	1	Refund Credit Bal. 315 Bullion St. E	Invoice	09/30/2016	10/17/2016	20.70	20.70			1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 1749 MILLER, RANDY:										
						20.70	20.70			
1654 MK SOLUTIONS INC.										
201600	1	RFID #20160066	Invoice	05/31/2016	10/17/2016	2,900.00	2,900.00	120-45-41549		1316
Total 1654 MK SOLUTIONS INC.:										
						2,900.00	2,900.00			
5587 MUNICIPAL EMERGENCY SERVICES										
IN1064	1	IN1064827 Monitor Rapid Attack-Eik o Lite Package	Invoice	09/19/2016	10/17/2016	2,363.80	2,363.80	120-55-41549	16.55.0001.1	1316
Total 5587 MUNICIPAL EMERGENCY SERVICES:										
						2,363.80	2,363.80			
251 NAPA AUTO PARTS										
864940	1	864940 FUELS AND TORCH	Invoice	08/24/2016	10/17/2016	118.99	118.99	100-40-41403		1316
865053	1	865053 OIL, FUEL AND HYD FILTERS	Invoice	08/25/2016	10/17/2016	39.35	39.35	100-40-41403		1316
865560	1	865560 ALTERNATOR AND CORE DEPOSIT	Invoice	08/30/2016	10/17/2016	144.78	144.78	100-40-41403		1316
865564	1	865564 SHADE TO WELD HELMET	Invoice	08/30/2016	10/17/2016	124.00	124.00	100-40-41403		1316
867772	1	867772 6V HD BATTERY	Invoice	09/19/2016	10/17/2016	14.07	14.07	100-40-41403		1316
867782	1	867782 6V HD BATTERY	Invoice	09/20/2016	10/17/2016	9.38	9.38	100-40-41403		1316
868015	1	868015 OIL AND AIR FILTERS	Invoice	09/21/2016	10/17/2016	10.98	10.98	100-40-41403		1316
869237	1	869237 Transfer Case Motor and 4 wheel dr switch -	Invoice	10/03/2016	10/17/2016	364.91	364.91	100-55-41415		1016
869262	1	869262 U9 - Transfer case control module	Invoice	10/03/2016	10/17/2016	409.81	409.81	100-55-41415		1016
914289	1	914289 BATTERY AND CORE DEPOSIT	Invoice	08/11/2016	10/17/2016	104.00	104.00	100-40-41403		1316
Total 251 NAPA AUTO PARTS:										
						1,340.27	1,340.27			
918 NELSON'S AUTO SERVICE & QUICK										
000395	1	HPD 3 TIRES LOF/HPD 6 LOF/	Invoice	09/30/2016	10/17/2016	551.00	551.00	100-25-41415		1316
Total 918 NELSON'S AUTO SERVICE & QUICK:										
						551.00	551.00			
50239 NET PROPHET LLC										
101616	1	REFUND Credit Bal. 1584 Baldy View Dr.	Invoice	10/06/2016	10/17/2016	70.19	70.19	100-00-15110		1016
Total 50239 NET PROPHET LLC:										
						70.19	70.19			
307 NORTH CENTRAL LABORATORIES										
378657	1	LAB SUPPLIES WW	Invoice	09/14/2016	10/17/2016	671.76	671.76	210-70-41795		1316
379346	1	LAB QA/QC STANDARDS	Invoice	09/27/2016	10/17/2016	57.38	57.38	210-70-41795		1316

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Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 307 NORTH CENTRAL LABORATORIES :										
4099 OFFICE DEPOT										
868884	1	LAMINATOR WITH POUCH PACKS	Invoice	09/30/2016	10/17/2016	475.28	475.28	100-25-41215		1316
Total 4099 OFFICE DEPOT:						475.28	475.28			
401 OHIO GULCH TRANSFER STATION										
036718	1	036718 ASPHALT DIRT LUMBER DUMP FEE	Invoice	09/20/2016	10/17/2016	159.40	159.40	100-40-41403		1316
037387	1	DUMP FEE WW	Invoice	09/28/2016	10/17/2016	74.40	74.40	210-70-41747		1316
037491	1	DUMP FEE WW	Invoice	09/30/2016	10/17/2016	239.85	239.85	210-70-41747		1316
Total 401 OHIO GULCH TRANSFER STATION:						473.65	473.65			
50298 O'REILLY AUTO PARTS										
4635-2	1	4635-249317 REPAIR KIT	Invoice	08/24/2016	10/17/2016	27.98	27.98	100-40-41403		1316
4635-2	1	4635-249356 FUSE ASSORTMENT	Invoice	08/24/2016	10/17/2016	16.99	16.99	100-40-41403		1316
OCBO5	1	OCBO523924 CHARGEBACK	Invoice	05/25/2016	10/17/2016	15.99	15.99	100-40-41403		1316
SC026	1	SC02604087 FC	Invoice	06/28/2016	10/17/2016	1.96	1.96	100-40-41403		1316
SC026	1	SC02621594 FC	Invoice	07/28/2016	10/17/2016	2.59	2.59	100-40-41403		1316
SC026	1	SC02658995 FC	Invoice	09/28/2016	10/17/2016	2.10	2.10	100-40-41403		1316
Total 50298 O'REILLY AUTO PARTS:						67.61	67.61			
4427 PARTSMASER										
230665	1	23066531 WHEEL BATTERY CHARGER	Invoice	09/21/2016	10/17/2016	384.71	384.71	100-40-41403		1316
Total 4427 PARTSMASER:						384.71	384.71			
8586 POGUE, RICHARD										
10/11/1	1	P&Z Stipend	Invoice	10/11/2016	10/17/2016	56.25	56.25	100-10-41313		1016
10/11/1	2	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.12	28.12	200-10-41313		1016
10/11/1	3	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.13	28.13	210-10-41313		1016
Total 8586 POGUE, RICHARD:						112.50	112.50			
436 POWER ENGINEERS, INC.										
204245	1	204245 INDIAN CREEK HYDRO ENGINEERING	Invoice	09/30/2016	10/17/2016	1,295.83	1,295.83	220-65-41547	16.60.0003.1	1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 436 POWER ENGINEERS, INC. :										
						1,295.83	1,295.83			
3181 QUALITY TOOL CONNECTION										
38888	1	38888 MISC SHOP TOOLS	Invoice	09/13/2016	10/17/2016	1,987.64	1,987.64	100-40-41403		1316
Total 3181 QUALITY TOOL CONNECTION:										
						1,987.64	1,987.64			
338 RANCHER'S SUPPLY										
026368	1	RUBBER BOOTS	Invoice	09/28/2016	10/17/2016	199.98	199.98	200-60-41703		1316
Total 338 RANCHER'S SUPPLY :										
						199.98	199.98			
2849 ROAD WORK AHEAD CONSTRUCTION SUPPLY										
33720	1	33720 DISABLED PARKING SIGN, VAN ACCESSIB	Invoice	09/27/2016	10/17/2016	48.00	48.00	100-40-41403		1316
Total 2849 ROAD WORK AHEAD CONSTRUCTION SUPPLY:										
						48.00	48.00			
1554 SAN LUIS AVIATION, INC. DBA SLA										
092220	1	ESCHAT Annual Subscription service 9/22/2016 - 9/2	Invoice	09/22/2016	10/17/2016	345.73	345.73	100-55-41717		1316
Total 1554 SAN LUIS AVIATION, INC. DBA SLA:										
						345.73	345.73			
2124 SAWTOOTH PAINT & AIRLESS, INC.										
111493	1	111493 BRUSH AND NEUTRAL BASE - PARKS TR	Invoice	09/13/2016	10/17/2016	49.85	49.85	100-50-41403		1316
Total 2124 SAWTOOTH PAINT & AIRLESS, INC.:										
						49.85	49.85			
214 SAWTOOTH WOOD PRODUCTS										
000009	1	OIL	Invoice	10/04/2016	10/17/2016	2.39	2.39	200-60-41405		1016
000009	2	WEED EATER BLADES	Invoice	10/04/2016	10/17/2016	19.90	19.90	200-60-41405		1016
Total 214 SAWTOOTH WOOD PRODUCTS :										
						22.29	22.29			
4330 SCANLON, OWEN										
10/11/1	1	P&Z Stipend	Invoice	10/11/2016	10/17/2016	56.25	56.25	100-10-41313		1016
10/11/1	2	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.12	28.12	200-10-41313		1016
10/11/1	3	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.13	28.13	210-10-41313		1016

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 4330 SCANLON, OWEN:										
1098 SENTINEL FIRE & SECURITY										
14186	1	14186 QTR MONITORING CITY HALL 10/16 - 12/16	Invoice	10/01/2016	10/17/2016	29.00	29.00	100-42-41325		1016
14186	2	14186 QTR MONITORING CITY HALL 10/16 - 12/16	Invoice	10/01/2016	10/17/2016	29.00	29.00	200-42-41325		1016
14186	3	14186 QTR MONITORING CITY HALL 10/16 - 12/16	Invoice	10/01/2016	10/17/2016	29.00	29.00	210-42-41325		1016
14186	4	14186 QTR MONITORING FIRE STATION 10/16 - 1	Invoice	10/01/2016	10/17/2016	87.00	87.00	100-55-41325		1016
Total 1098 SENTINEL FIRE & SECURITY :						174.00	174.00			
4910 SHRED-IT USA										
812088	1	document shredding contract inv. 8120884844	Invoice	09/22/2016	10/17/2016	30.93	30.93	100-15-41325		1316
812088	2	document shredding contract inv. 8120884844	Invoice	09/22/2016	10/17/2016	30.92	30.92	200-15-41325		1316
812088	3	document shredding contract inv. 8120884844	Invoice	09/22/2016	10/17/2016	30.92	30.92	210-15-41325		1316
Total 4910 SHRED-IT USA:						92.77	92.77			
5494 SILVER CREEK										
S16266	1	S1626642.001 GOULDS PUMP AND SANDFIGHTE	Invoice	08/24/2016	10/17/2016	3,557.86	3,557.86	100-50-41403		1316
S16293	1	S1629398.002 WOODSIDE IRRIGATION	Invoice	09/01/2016	10/03/2016	13.65	13.65	100-40-41403	10.42.0005.1	916
S16300	1	S1630087.001 ROTATORS - FOXMOOR	Invoice	08/26/2016	10/17/2016	68.25	68.25	100-50-41403		1316
S16308	1	S1630841.001 ROTORS - CURTIS	Invoice	08/30/2016	10/17/2016	60.00	60.00	100-50-41403		1316
S16315	1	S1631519.001 IRRIGATION PARTS - DEERFIELD/C	Invoice	09/15/2016	10/17/2016	271.99	271.99	100-50-41403		1316
S16329	1	S1632928.001 MAIN ST IRRIGATION	Invoice	09/02/2016	10/03/2016	35.27	35.27	100-40-41402	14.50.0005.1	916
S16342	1	S1634282.001 CREDIT - MUNRO PUMP - CUTTER	Invoice	09/08/2016	10/03/2016	2,154.67	2,154.67	100-50-41403		916
S16356	1	S1635611.001 CPLG, PIPE, CLAMP - SIDEWALKS	Invoice	09/12/2016	10/03/2016	12.49	12.49	100-40-41401	15.40.0001.1	916
S16364	1	S1636407.001 ROTORS - MCKERCHER	Invoice	09/14/2016	10/03/2016	133.60	133.60	100-50-41403		916
S16365	1	S1636520.001 PVC CAPS - DEERFIELD	Invoice	09/14/2016	10/03/2016	.79	.79	100-50-41403		916
S16366	1	S1636616.001 VLV ANGLE/GLOBE - MAIN ST	Invoice	09/14/2016	10/17/2016	15.75	15.75	100-40-41402	14.50.0005.1	1316
S16366	1	S1636619.001 GREENLEE TESTER - PARKS SUPP	Invoice	09/15/2016	10/03/2016	149.83	149.83	100-50-41403		916
S16368	1	S1636847.001 IRRIGATION PARTS - CURTIS	Invoice	09/15/2016	10/17/2016	67.53	67.53	100-50-41403		1316
S16368	1	S1636853.001 IRRIGATION PARTS - CURTIS	Invoice	09/15/2016	10/17/2016	9.59	9.59	100-50-41403		1316
S16371	1	S1637143.001 CREDIT - RETURN GALV STR 90 IR	Invoice	09/16/2016	10/17/2016	34.18	34.18	100-50-41403		1316
S16371	1	S1637143.001 CREDIT - RETURN GALV NIPPLE -	Invoice	09/16/2016	10/17/2016	5.05	5.05	100-50-41403		1316
S16371	1	S1637143.001 CREDIT - RETURN GALV NIPPLE -	Invoice	09/16/2016	10/17/2016	6.57	6.57	100-50-41403		1316
S16379	1	PLUMBING PARTS	Invoice	09/19/2016	10/03/2016	62.00	62.00	200-60-41403	16.60.0004.1	916
S16379	2	WRENCH	Invoice	09/19/2016	10/03/2016	11.69	11.69	200-60-41405		916
S16379	3	THREAD TAPE	Invoice	09/19/2016	10/03/2016	6.00	6.00	200-60-41405		916
S16384	1	PERF PIPE	Invoice	09/20/2016	10/17/2016	193.80	193.80	200-60-41403		1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
S16442	1	PLUMBING PARTS WW	Invoice	10/06/2016	10/17/2016	22.31	22.31	210-70-41401		1016
Total 5494 SILVER CREEK:						2,491.93	2,491.93			
9560 SILVER CREEK FORD										
18636	1	AMBER BULB HPD VEHICLE	Invoice	09/01/2016	10/17/2016	1.88	1.88	100-25-41415		1316
Total 9560 SILVER CREEK FORD:						1.88	1.88			
7002 SMITH, DAN										
10/11/1	1	P&Z Stipend	Invoice	10/11/2016	10/17/2016	56.25	56.25	100-10-41313		1016
10/11/1	2	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.12	28.12	200-10-41313		1016
10/11/1	3	P&Z Stipend	Invoice	10/11/2016	10/17/2016	28.13	28.13	210-10-41313		1016
Total 7002 SMITH, DAN:						112.50	112.50			
2202 STATE OF ID BUREAU OF OCCUP LI										
9/30/16	1	LATE FEE	Invoice	09/30/2016	10/17/2016	35.00	35.00	200-60-41723		1316
9/30/16	1	LATE FEE	Invoice	09/30/2016	10/17/2016	35.00	35.00	200-60-41723		1316
Total 2202 STATE OF ID BUREAU OF OCCUP LI:						70.00	70.00			
1752 STEWART, JAMES & CAROL										
10/7/16	1	Refund Credit Bal. 899 Heartland WY	Invoice	10/07/2016	10/17/2016	45.08	45.08	100-00-15110		1016
Total 1752 STEWART, JAMES & CAROL:						45.08	45.08			
8559 SUN VALLEY AIR SERVICES BOARD										
JULY 2	1	LOT FOR AIR JULY 2016	Invoice	10/04/2016	10/17/2016	14,931.97	14,931.97	100-10-41707		1316
Total 8559 SUN VALLEY AIR SERVICES BOARD:						14,931.97	14,931.97			
1681 SYNCHRONY BANK / AMAZON										
110-68	1	OFFICE DIVIDERS/POLICE OFFICE	Invoice	09/27/2016	10/17/2016	2,500.59	2,500.59	120-25-41549	16.25.00001.1	1316
Total 1681 SYNCHRONY BANK / AMAZON:						2,500.59	2,500.59			
2223 THORNTON HEATING & SHEETMETAL INC										
29728	1	SHOP HEATER WW	Invoice	09/26/2016	10/17/2016	1,012.74	1,012.74	210-70-41413		1316

Posting period: 10/16

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 2223 THORNTON HEATING & SHEETMETAL INC:										
						1,012.74	1,012.74			
5188 UNIQUE MANAGEMENT SERVICES										
433709	1	Library Debt Collections	Invoice	10/01/2016	10/17/2016	259.55	259.55	100-45-41325		1016
Total 5188 UNIQUE MANAGEMENT SERVICES:										
						259.55	259.55			
2817 UNITED OIL										
389283	1	DYED LS DIESEL EX WW	Invoice	09/02/2016	10/17/2016	592.69	592.69	210-70-41719		1316
389324	1	DYED LS DIESEL EX WW	Invoice	09/14/2016	10/17/2016	307.24	307.24	210-70-41719		1316
836117	1	PUMPED FUEL WW	Invoice	09/15/2016	10/17/2016	125.80	125.80	210-70-41719		1316
837293	1	837293 Fuel Charges for 9/15/2016-9/30/2016	Invoice	09/30/2016	10/17/2016	151.60	151.60	100-55-41719		1316
837294	1	HPD GAS	Invoice	09/30/2016	10/17/2016	440.79	440.79	100-25-41719		1316
837297	1	PUMPED FUEL WW	Invoice	09/30/2016	10/17/2016	114.16	114.16	210-70-41719		1316
Total 2817 UNITED OIL:										
						1,732.28	1,732.28			
1216 UPPER CASE PRINTING, INK										
11159	1	11X17 NEWSLETTER	Invoice	10/05/2016	10/17/2016	83.97	83.97	100-15-41323		1316
11159	2	11X17 NEWSLETTER	Invoice	10/05/2016	10/17/2016	83.97	83.97	200-15-41323		1316
11159	3	11X17 NEWSLETTER	Invoice	10/05/2016	10/17/2016	83.97	83.97	210-15-41323		1316
Total 1216 UPPER CASE PRINTING, INK:										
						251.91	251.91			
645 VALLEY CAR WASH										
10/3/16	1	ICE WW	Invoice	10/03/2016	10/17/2016	11.41	11.41	210-70-41795		1016
8/18/16	1	HPD PATROL CAR WASH	Invoice	08/18/2016	10/17/2016	3.00	3.00	100-25-41415		1316
9/20/16	1	9.20.16 PROPANE	Invoice	09/20/2016	10/17/2016	26.18	26.18	100-40-41719		1316
Total 645 VALLEY CAR WASH:										
						40.59	40.59			
5621 VALLEY TEMP SERVICES INC										
000009	1	9548 PARKS TEMP HELP - ANDREW REED	Invoice	09/21/2016	10/17/2016	680.00	680.00	100-50-41325		1316
000009	1	9555 PARKS TEMP HELP - ANDREW REED	Invoice	09/29/2016	10/17/2016	686.38	686.38	100-50-41325		1316
Total 5621 VALLEY TEMP SERVICES INC:										
						1,366.38	1,366.38			
6032 VALLEY WINDOW CLEAN										
519160	1	519160 WELCOME CENTER - CLEAN WINDOWS A	Invoice	09/26/2016	10/17/2016	1,025.00	1,025.00	100-50-41603	11.42.0010.1	1316

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
Total 6032 VALLEY WINDOW CLEAN:										
						1,025.00	1,025.00			
762 VERIZON WIRELESS										
977296	1	CELL PHONE BILL PARKS	Invoice	10/01/2016	10/17/2016	108.18	108.18	100-50-41713		1316
Total 762 VERIZON WIRELESS :										
						108.18	108.18			
367 WALKER SAND AND GRAVEL										
004393	1	00439317 ROAD MIX 3/4" ALLEYS	Invoice	09/14/2016	10/17/2016	138.11	138.11	100-40-41403		1316
004393	1	00439238 ROAD MIX 3/4" ALLEYS	Invoice	09/14/2016	10/17/2016	155.89	155.89	100-40-41403		1316
004393	1	00439841 ROAD MIX 3/4" ALLEYS	Invoice	09/14/2016	10/17/2016	138.67	138.67	100-40-41403		1316
004396	1	ROAD MIX 3/4" WW	Invoice	09/19/2016	10/17/2016	33.41	33.41	210-70-41419	13.42.0009.1	1316
Total 367 WALKER SAND AND GRAVEL :										
						466.08	466.08			
4376 WATTS HYDRAULIC & REPAIR LLC										
171357	1	171357 HOSE, WAND, COUPLER SOCKETS AND	Invoice	07/26/2016	10/17/2016	179.82	179.82	100-40-41403		1316
Total 4376 WATTS HYDRAULIC & REPAIR LLC:										
						179.82	179.82			
4004 WAXIE SANITARY SUPPLY										
762292	1	76229293 SHOP SUPPLIES	Invoice	09/19/2016	10/17/2016	221.03	221.03	100-40-41403		1316
762292	1	76229295 CLEANING SUPPLIES LIBRARY	Invoice	09/19/2016	10/17/2016	323.78	323.78	100-45-41215		1316
Total 4004 WAXIE SANITARY SUPPLY:										
						544.81	544.81			
209 WEBB LANDSCAPING										
H-IN-10	1	H-IN-106306 PLANTS FOR CITY HALL POTS	Invoice	09/30/2016	10/17/2016	26.62	26.62	100-42-41413		1316
H-IN-10	2	H-IN-106306 PLANTS FOR CITY HALL POTS	Invoice	09/30/2016	10/17/2016	26.61	26.61	200-42-41413		1316
H-IN-10	3	H-IN-106306 PLANTS FOR CITY HALL POTS	Invoice	09/30/2016	10/17/2016	26.61	26.61	210-42-41413		1316
Total 209 WEBB LANDSCAPING :										
						79.84	79.84			
368 WESTERN STATES CAT										
IN0000	1	IN000016009 TROUBLESHOOT ENGINE	Invoice	04/26/2016	05/16/2016	331.00	331.00	100-40-41403		516
PR040	1	PR040028554 CR - BRACKET AND FENDER PD C	Invoice	01/05/2016	03/31/2016	468.34-	468.34-	100-40-41405		316
Total 368 WESTERN STATES CAT :										
						137.34-	137.34-			

Invoice Number	Sequence Number	Description	Type	Invoice Date	Due Date	Invoice Amount	Net Invoice Check Amount	GL Account Number	Job Number	GL Period
2455	WOOD RIVER LAND TRUST									
APRIL-	1	WATER SMARTY - REIMBURSE ADVERTISING AN	Invoice	09/28/2016	10/17/2016	1,272.31	1,272.31	200-60-41324	16.60.0002.1	1316
Total 2455 WOOD RIVER LAND TRUST :						1,272.31	1,272.31			
Total :						469,760.94	469,760.94			
Grand Totals:						469,760.94	469,760.94			

Summary by General Ledger Account Number

GL Account Number	Debit	Credit	Net
100-00-15110	419.80	.00	419.80
100-00-20317	189.63	.00	189.63
100-00-20325	13,253.43	.00	13,253.43
100-00-20615	106,399.59	.00	106,399.59
100-10-41313	281.25	.00	281.25
100-10-41707	20,100.81	.00	20,100.81
100-10-41717	253.57	.00	253.57
100-15-41313	25.00	.00	25.00
100-15-41319	76.94	.00	76.94
100-15-41323	699.89	.00	699.89
100-15-41325	30.93	.00	30.93
100-15-41533	23.89	.00	23.89
100-15-41709	21,982.84	.00	21,982.84
100-15-41711	2,169.07	.00	2,169.07
100-15-41713	115.64	.00	115.64
100-20-41211	45.00	.00	45.00
100-20-41313	294.09	.00	294.09
100-20-41319	418.64	.00	418.64
100-20-41411	391.50	.00	391.50
100-20-41713	115.64	.00	115.64
100-25-41215	663.90	.00	663.90
100-25-41319	98.44	.00	98.44
100-25-41415	1,449.40	.00	1,449.40
100-25-41713	147.98	.00	147.98

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16 DEPARTMENT: Treasurer *B. [Signature]* DEPT. HEAD SIGNATURE: BS

SUBJECT:

Treasurer's Reports – Unaudited Treasurer's Reports for the month of September 2016, preliminary.

AUTHORITY: ID Code 50-1003 IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

Financial Statements for the month of September 2016 in "Snapshot" format follow. At this point the entire year has transpired. These are not complete as there are costs we will accrue from September and pay in October.

Cash Flow Analysis for the past four years for the month of September.

Year to Date LOT receipts for the month of September (September-August 2016 activity) were 12.42% greater than last year, 23.0% stronger than FYE 14, up 29.26% from FYE 13, 35.28% better than FYE 12 and 38.97% better than FYE 11. Receipts in September are up 12.0% when compared with the month of September, 2015. The report submitted to Sun Valley Air Services is included as is the category report and the Chamber report from August. *and September.*

Development Impact Fees Cash Flow report is attached.

Investment Report is included.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

Budget Line Item # _____ YTD Line Item Balance \$ _____
Estimated Hours Spent to Date: _____ Estimated Completion Date: _____
Staff Contact: _____ Phone # _____
Comments: _____

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

___ City Attorney ___ Clerk / Finance Director ___ Engineer ___ Building
___ Library ___ Planning ___ Fire Dept. ___
___ Safety Committee ___ P & Z Commission ___ Police ___
___ Streets ___ Public Works, Parks ___ Mayor ___

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Feel free to contact me if you have any questions; please approve as consent agenda item.

FOLLOW-UP REMARKS:*

CITY OF HAILEY SNAPSHOT OF REVENUE, EXPENSES, FUND BALANCE AND LIQUID ASSETS

as of 9/30/16

	General Fund		Water Fund		Waste Water		Water Replacement		Waste Water Repl	
	YTD	Amd Budget	YTD	Budget	YTD	Budget	YTD	Budget	YTD	Budget
Revenue*	4,808,468	4,762,898	1,806,898	1,707,573	1,676,343	1,957,361	133,396	46,080	79,697	76,000
Legislative	245,021	260,520								
Finance	251,818	314,470								
Comm Dev	258,657	282,880								
Police	1,408,838	1,422,154								
Streets	1,038,961	1,039,381								
Public Works	120,565	125,372								
Library	505,124	518,123								
Parks	310,807	362,173								
Fire	543,068	532,824								
Departmental Expenses	4,682,858	4,857,898	116,104	1,669,289	1,540,454	2,214,161	132,728	88,000	-	122,966
Net Revenue over Expenses	125,610	(95,000)	1,690,794	38,284	135,889	(256,800)	668	(41,920)	79,697	(46,966)
Fund Balance** at 9/30/2015	1,028,187	1,028,187	1,047,535	1,047,535	1,826,822	1,826,822	2,238,908	2,238,908	1,164,376	1,164,376
Change in Fund Balance	125,610	(95,000)	1,690,794	38,284	135,889	(256,800)	668	(41,920)	79,697	(46,966)
Fund Balance at 8/31/16	1,153,797	933,187	2,738,329	1,085,819	1,962,711	1,570,022	2,239,576	2,196,988	1,244,073	1,117,410
CASH IN BANKS										
Cash in Combined Checking	18,074		(6,597)		185,718		100,579		22,894	
LGIP	1,047,667		1,491,183		634,321		2,035,451		1,236,619	
LGIP	14,630				572,744					
LGIP	37,853				2,005,034	Biosolids				
Piper Jaffrey Investment										
CDs ***					177,790					

* For Revenue detail, please see *General Fund Cash Flow Comparison*.

** Cash Fund Balance, does not include depreciable assets in proprietary funds. Unaudited.

CASH FLOW ANALYSIS FOR FISCAL YEAR

PRELIMINARY - DOES NOT INCLUDE FINAL ADJUSTMENTS

GENERAL FUND REVENUE

Acct No	Account Description	FYE 16		FYE 15		FYE 14		2012-2013	
		CURRENT YEAR at 9/30/2016	Budget (Amd)	CURRENT YEAR at 9/30/2015	Amd Budget	CURRENT YEAR at 9/30/2014	Amd Budget	Current Year at 9/30/13	Current Year Budget
100-00-31001	Property Taxes from County	2,280,833	2,288,530	2,181,983	2,202,627	2,148,710	2,127,777	2,065,476	2,055,736
100-00-31009	Sales Tax Revenue through County	132,614	125,338	118,617	95,000	106,309	85,000	97,518	75,000
100-00-31910	Penalties & Interest On Taxes	12,651	10,000	10,045	11,284	31,523	11,284	22,315	12,000
100-00-31911	Motor Vehicle Fines through Co	45,105	35,000	41,866	98,000	44,752	58,000	53,125	58,000
100-00-32205	Alcohol Catering Licenses	2,400	1,600	2,260	1,500	1,640	1,500	1,020	1,500
100-00-32208	Auto Transportation Drivers License								
100-00-32209	Police Security	960	10,000	7,476	10,000	8,518	10,000	7,556	10,000
100-00-32210	Building Permits	190,401	123,600	215,367	198,000	122,287	100,000	127,625	40,000
100-00-32211	Business Licenses	43,766	40,000	37,625	40,000	39,383	40,000	41,455	40,000
100-00-32212	Muni Code Viol (105)	1,180		80		7,112	45,000	25,752	55,000
100-00-32213	Business Licenses - LOT (1/14 add LOT for Air)	536,386	430,000	478,781	405,750	423,970	390,000	349,585	325,000
100-00-32215	Donations-Fireworks	3,538	15,000	10,674	15,000	5,752	20,000	6,249	15,000
100-00-32216	Donations- HPD, HPL, Misc	25,986	26,770	25,805	10,000	28,720	10,000	14,584	10,000
100-00-32220	Encroachment Permits	8,725	5,000	6,050	4,000	5,725	4,000	2,950	4,000
100-00-32230	Franchises-Cable T.V.	75,794	74,351	72,726	74,000	71,837	74,000	73,064	70,000
100-00-32234	Banner Fees	4,600	6,000	5,100	6,000	5,000	6,000	5,800	7,000
100-00-32235	Franchise Fees-Idaho Power	58,151	58,000	56,752	50,000	58,887	50,000	51,654	48,000
100-00-32236	Franchises-Intermountain Gas	67,295	69,064	63,845	70,000	66,729	76,000	62,112	80,000
100-00-32237	Rubbish Company Franchise Fees	70,644	70,718	70,225	70,000	68,327	66,000	66,136	62,000
100-00-32257	Library Fines & Memberships	16,616	18,000	17,083	21,000	18,237	20,000	17,606	20,000
100-00-32265	Park Rental Fees	10,700	20,000	14,013	11,395	19,560	10,000	11,259	10,000
100-00-32266	Hailey Rodeo Park Rental Fees	19,988	17,000	12,745	20,000	13,796	15,000	11,409	20,000
100-00-32269	Hailey Rodeo Park Security	(205)	-	-	-	1,480	5,000	625	-
100-00-32273	Property Sales	392	-	-	-	2,690	-	3	-
100-00-32280	R. V. Dump Fees	761	600	1,018	500	540	500	794	500
100-00-32286	Sign and Fence Permits	1,820	2,000	3,200	1,500	2,160	2,000	620	2,000
100-00-32290	Fire Dept Permits	13,738	7,210	24,586	7,000	5,469	7,000	9,821	7,000
100-00-32294	Subdivision Inspection Permits	400	500	1,698	500	500	500	-	500
100-00-32296	Zoning Applications	13,628	14,000	12,010	12,500	13,668	12,000	12,989	7,500
100-00-32298	Maps, Copies & Postage	1,890	2,600	1,552	2,500	684	2,500	2,089	2,000
100-00-32413	Interest Earned	9,684	2,000	2,244	3,000	1,257	5,000	1,689	8,000
100-00-32415	Refunds	17,021	12,000	67,744	12,000	17,036	10,000	18,647	10,000
100-00-32417	Mutual Aid Reimbursements	47,858	25,933	28,729	25,000	36,763	21,848	18,651	21,849
100-00-33510	State Shared Liquor Apport.	136,419	151,916	157,912	152,000	148,937	150,000	151,329	132,000
100-00-33550	State Shared Sales Tax	321,720	428,582	420,081	415,000	400,463	430,000	411,101	435,000
100-00-33560	State Shared Highway Users Fund	280,968	339,902	280,766	265,000	262,232	266,256	257,595	266,256
100-00-33570	State Shared Grant	20,569	3,395	5,092	13,250	11,744	28,000	1,900	60,552
100-00-34000	CCD Public Outreach for recycling	11,774	11,786	11,704	11,000	11,388	10,600	11,023	10,600
100-00-34003	Rubbish Bookkeeping Contract	70,644	70,728	70,225	70,000	68,336	66,000	66,169	62,000
100-00-34004	Police Security Contracts	3,264	3,135	2,992	3,135	2,692	3,135	3,444	-
100-00-34006	Police Security Contracts-School	165,150	160,000	74,080	75,169	72,756	74,016	70,270	69,600
100-00-34007	Bellevue Marshall's Office	-	-	322,227	326,875	316,620	320,466	316,620	316,620
100-00-34008	JOA WR Assistant Chief	82,640	82,640	34,433	34,433	-	-	-	-
	GENERAL FUND REVENUE	4,808,468	4,762,898	4,971,411	4,843,918	4,673,690	4,634,382	4,469,829	4,430,213

Rev. Dif from previous year

(162,943)	297,721	203,862	(67,120)
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GENERAL FUND EXPENSES

LEGISLATIVE	245,021	260,520	269,281	261,257	244,122	258,687	278,926	282,553
FINANCE	251,818	314,470	377,898	397,045	265,621	284,796	316,225	291,386
COMMUNITY DEVELOPMENT (prev PLANNING)	258,657	282,880	292,909	352,582	239,854	269,935	240,807	235,529
POLICE	1,408,838	1,422,155	1,627,886	1,689,588	1,608,493	1,651,586	1,550,026	1,626,082
STREET	1,038,961	1,039,381	906,094	948,753	689,905	934,694	832,172	991,325
ENGINEER/PUBLIC WORKS	120,565	125,372	87,988	81,974	83,019	106,402	87,389	65,546
LIBRARY	505,124	518,123	508,903	507,559	488,941	492,591	451,382	458,273
PARKS	310,807	362,173	383,959	281,026	347,688	234,731	296,591	221,571
FIRE	543,068	532,824	487,814	505,519	452,348	440,960	400,092	427,949
TOTAL EXPENSES	4,682,859	4,857,898	4,942,732	5,025,303	4,419,991	4,674,382	4,453,618	4,600,214
General Fund Balance	125,609	(95,000)	28,679	(181,385)	253,699	(40,000)	15,211	
	96.4%							

PROPRIETARY FUNDS

WATER FUND REVENUE	1,806,898	1,707,573	1,372,622	1,311,711	1,377,534	1,275,000	1,222,447	1,127,307
WATER FUND EXPENSES	1,160,104	1,669,289	1,196,409	1,311,711	1,487,492	1,554,803	1,440,358	1,639,356
WATER FUND BALANCE	646,794	38,284	176,213	-	(109,958)	(279,803)	(217,911)	(512,049)
WASTE WATER FUND REVENUE	1,676,343	1,957,361	1,999,509	2,170,501	1,779,054	1,810,600	1,830,385	1,665,293
WASTE WATER FUND EXPENSES	1,540,454	2,214,161	1,599,530	2,170,501	1,480,446	1,965,802	1,346,124	1,729,439
WASTE WATER FUND BALANCE	135,889	(256,800)	399,979	-	298,608	(155,202)	484,261	(64,146)
WATER replacement FUND REVENUE	133,396	88,000	126,445	46,080	121,444	90,000	100,904	35,000
WATER replacement FUND EXPENSES	132,728	88,000	29,414	485,000	78,145	485,000	-	40,000
WATER replacement FUND BALANCE	668	-	97,031	(438,920)	43,299	(395,000)	100,904	(5,000)
WASTE WATER replacement FUND REVENUE	79,697	76,000	103,630	38,660	100,779	77,000	92,818	30,000
WASTE WATER replacement FUND EXPENSES	-	122,966	-	475,900	-	175,000	-	118,178
WASTE WATER replacement FUND BALANCE	79,697	(46,966)	103,630	(436,340)	100,779	(98,000)	92,818	(88,178)

CITY OF HAILEY LOCAL OPTION TAX RECEIPT AND EXPENDITURE ANALYSIS AND CASH FLOW

EXPENDITURE DESCRIPTION	MONTH	PAYMENTS	Air Services	CHAMBER	MT RIDES	EMERGENCY SERVICES	TOTAL EXPENSES	1% Air	RECEIPTS	Chg	LOT BALANCE
ACCUMULATIVE TOTALS THROUGH 9/30/06		\$0.00	Board	\$0.00		\$0.00			\$92,718.67		
FISCAL YEAR ENDING 9/30/07	FYE 06	\$234,196.00		\$10,000.00	\$38,000.00	\$100,000.00	\$382,196.00		\$368,300.45		
ACCUMULATIVE TOTALS THROUGH 9/30/07	FYE 07	\$234,196.00		\$10,000.00	\$38,000.00	\$100,000.00	\$382,196.00		\$461,019.12		
FISCAL YEAR ENDING 9/30/08		\$294,289.32		\$49,343.95	\$0.00	\$120,000.00	\$463,633.27		\$376,920.49	2%	
ACCUMULATIVE TOTALS THROUGH 9/30/08		\$528,485.32		\$59,343.95	\$38,000.00	\$220,000.00	\$845,829.27		\$837,939.61		
FISCAL YEAR ENDING 9/30/09		\$146,490.24		\$74,138.00	\$70,000.00	\$13,900.00	\$304,528.24		\$311,640.20	-17%	
ACCUMULATIVE TOTALS THROUGH 9/30/09		\$674,975.56		\$133,481.95	\$108,000.00	\$233,900.00	\$1,150,357.51		\$1,149,579.81		
FISCAL YEAR ENDING 9/30/10		\$167,474.64		\$69,000.00	\$75,000.00	\$0.00	\$311,474.64		\$312,734.63	0.35%	\$482.29
ACCUMULATIVE TOTALS THROUGH 9/30/10		\$842,450.20		\$202,481.95	\$183,000.00	\$233,900.00	\$1,461,832.15		\$1,452,314.44		
FISCAL YEAR ENDING 9/30/11		\$99,700.00		\$68,000.00	\$75,000.00	\$97,300.00	\$300,000.00		\$324,478.37	3.76%	
ACCUMULATIVE TOTALS THROUGH 9/30/11		\$992,150.20		\$270,481.95	\$258,000.00	\$331,200.00	\$1,761,832.15		\$1,786,792.81		
FISCAL YEAR ENDING 9/30/12		\$153,130.03		\$61,000.00	\$65,000.00	\$82,200.00	\$361,330.03		\$333,327.35	2.73%	
ACCUMULATIVE TOTALS THROUGH 9/30/12		\$1,055,280.23		\$331,481.95	\$323,000.00	\$413,400.00	\$2,123,162.18		\$2,120,120.16		
FISCAL YEAR ENDING 9/30/13		\$151,890.15		\$61,000.00	\$65,000.00	\$68,000.00	\$345,890.15		\$348,890.15	4.07%	
ACCUMULATIVE TOTALS THROUGH 9/30/13		\$1,207,170.38		\$332,481.95	\$388,000.00	\$481,400.00	\$2,469,052.33		\$2,469,010.31		
FISCAL YEAR ENDING 9/30/14		\$1,224,009.66	\$47,409.27	\$61,000.00	\$68,000.00	\$100,000.00	\$400,418.93	\$48,774.97	\$366,634.59	5.00%	\$14,948.61
ACCUMULATIVE TOTALS THROUGH 9/30/14		\$1,331,180.04	\$47,409.27	\$453,481.95	\$456,000.00	\$581,400.00	\$2,869,471.26	\$48,774.97	\$2,835,644.90		
Sidewalk/Street Maint., Mt Rides, HPD officer	Oct-14	\$5,866.36		\$0.00		\$5,666.67	\$11,533.03	\$6,035.35	\$31,886.05	3.9%	\$41,336.98
Chamber, HPD officer, police car lease (3)	Nov-14	\$4,111.93		\$2,992.38	\$17,000.00	\$28,503.91	\$35,608.22	\$4,230.38	\$27,248.62	6.1%	\$37,207.76
Chamber, HPD officer, Holiday Square supplies	Dec-14	\$1,615.57		\$3,618.51	\$17,000.00	\$11,616.67	\$36,151.62	\$2,367.15	\$19,432.36	-1.5%	\$22,855.65
Mt Rides, Chamber, HPD Officer, Holiday Square	Jan-15	\$3,856.08		\$6,892.76	\$17,000.00	\$5,666.67	\$20,783.46	\$4,493.78	\$20,103.75	11.1%	\$36,669.72
Chamber, HPD officer	Feb-15	\$9,298.32		\$3,908.48	\$17,000.00	\$5,666.67	\$34,873.47	\$8,537.37	\$40,264.74	32.5%	\$50,598.35
Chamber, HPD officer/Mt Rides	Mar-15	\$5,528.56		\$2,772.29		\$5,666.67	\$13,967.52	\$5,687.82	\$30,334.71	38.2%	\$72,653.36
Chamber, HPD Officer, GDD-interm, parks	Apr-15	\$5,591.65		\$6,505.37		\$5,666.67	\$30,263.69	\$5,752.73	\$30,499.62	3.6%	\$78,642.02
Parks Main/Equip, Chamber, HPD officer	May-15	\$2,477.26		\$2,744.62	\$17,000.00	\$5,666.67	\$24,388.55	\$2,548.62	\$19,893.47	5.2%	\$76,695.56
Chamber, HPD officer, Mt Rides	Jun-15	\$13,500.00		\$8,246.76		\$5,666.67	\$99,129.12	\$3,109.76	\$25,497.58	19.2%	\$6,173.78
Sidewalk/Street Maint., HPD officer	Jul-15	\$5,157.56		\$9,986.75		\$5,666.67	\$50,810.98	\$5,306.13	\$32,801.80	4.9%	(\$6,529.27)
Street Maint, Chamber, HPD officer	Aug-15	\$30,000.00		\$7,870.29	\$17,000.00	\$5,666.67	\$72,144.04	\$11,941.44	\$59,763.41	6.3%	(\$6,968.46)
Sidewalk/Street Maint., Mt Rides, HPD officer	Sep-15	\$30,000.00		\$5,461.79		\$5,666.63	\$2,885.98	\$12,096.25	\$3,400.05	-0.2%	\$5,641.87
FISCAL YEAR ENDING 9/30/15		\$186,664.65	\$70,087.79	\$61,000.00	\$68,000.00	\$96,787.24	\$482,539.68	\$72,106.78	\$401,126.16	9.41%	
ACCUMULATIVE TOTALS THROUGH 9/30/15		\$1,517,844.69	\$117,497.06	\$514,481.95	\$524,000.00	\$678,187.24	\$3,352,010.94	\$120,881.75	\$3,236,771.06		\$5,641.87
Sidewalk/Street Maint., Mt Rides, HPD officer	Oct-15	\$6,370.72		\$0.00		\$6,250.00	\$12,620.72	\$6,554.24	\$36,915.06	15.8%	\$36,490.45
Chamber, HPD officer, police car lease (3)	Nov-15	\$8,816.96	\$3,855.54	\$0.00		\$29,087.24	\$41,759.74	\$3,966.60	\$23,358.06	-14.3%	\$22,055.37
Chamber, HPD officer, Holiday Square and Lights	Dec-15	\$9,183.04	\$2,698.11	\$0.00	\$17,000.00	\$6,250.00	\$35,131.15	\$2,775.83	\$22,635.23	16.3%	\$12,335.28
Mt Rides, Chamber, HPD Officer, Holiday Square	Jan-16	\$12,174.96	\$5,624.82	\$12,930.72		\$6,250.00	\$36,980.50	\$5,786.85	\$36,222.94	20.3%	\$17,364.58
Chamber, HPD officer, decorations, snow removal	Feb-16	\$31,753.76	\$10,090.52	\$3,233.70	\$17,000.00	\$6,250.00	\$68,327.98	\$10,381.19	\$43,912.91	9.1%	\$3,330.70
Chamber, HPD officer/Mt Rides	Mar-16	\$14,934.00	\$6,805.02	\$2,615.64		\$6,250.00	\$30,604.66	\$7,001.05	\$40,134.21	32.3%	\$19,861.30
Chamber, HPD Officer, GDD-interm, parks	Apr-16	\$21,000.00	\$6,642.29	\$2,531.27		\$6,250.00	\$36,423.56	\$6,833.63	\$34,474.76	13.0%	\$24,746.13
Parks Main/Equip, Chamber, HPD officer	May-16	\$3,012.02	\$3,012.02	\$2,516.03		\$6,250.00	\$11,778.05	\$3,098.79	\$22,794.35	14.6%	\$38,861.22
Chamber, HPD officer, Mt Rides	Jun-16	\$3,150.26	\$3,150.26	\$0.00	\$17,000.00	\$6,250.00	\$26,400.26	\$3,241.01	\$24,765.40	-2.9%	\$40,487.36
Sidewalk/Street Maint., HPD officer	Jul-16	\$67,462.26	\$6,746.26	\$18,110.99		\$6,250.00	\$75,413.50	\$6,940.60	\$36,499.58	11.3%	\$8,494.04
Street Maint, Chamber, HPD officer	Aug-16	\$30,000.00	\$14,931.97	\$10,275.13	\$17,000.00	\$15,412.76	\$87,619.86	\$15,362.11	\$69,407.81	16.1%	\$5,644.10
Sidewalk/Street Maint., Mt Rides, HPD officer	Sep-16	\$30,000.00	\$13,201.82	\$8,786.52	\$68,000.00	\$6,250.00	\$58,238.34	\$13,582.12	\$59,791.94	12.0%	\$20,779.82
FISCAL YEAR ENDING 9/30/16		\$202,168.97	\$83,129.35	\$61,000.00	\$68,000.00	\$107,000.00	\$521,298.32	\$85,524.02	\$450,912.25	12.41%	
ACCUMULATIVE TOTALS THROUGH 9/30/16		\$1,720,013.66	\$200,626.41	\$575,481.95	\$592,000.00	\$785,187.24	\$3,873,309.26	\$206,405.77	\$3,687,683.31		

Year-to-date change +12.42% v FY15, +23.0% compared with FY 14, +29.26% compared with FY 13, +35.28% compared with FY 12, +38.97% when compared with FY 11, +44.18% compared with FY 10

Month of L.O.T. Payment to Retail Establishment (City receives in month following payment to business) (at 6/29/12)		Lodging & Rental Cars 3% Tax (10 Businesses)	Short Term Rentals 3% (14 ShortTerm sites) 8/31/2016	1% Air	Alcohol Beverages 2% Tax (24 Businesses)	Restaurant Food 1% Tax (32 Businesses)	Monthly Total	Penalty	
FYE 9/30/2006 (3 months collected in fi		\$79,998.51			\$11,959.47	\$31,274.14	\$123,232.12	\$ -	
FYE 9/30/2007		\$219,816.63			\$47,957.72	\$105,888.56	\$373,662.91	\$346.34	
FYE 9/30/2008		\$215,375.75			\$45,661.79	\$110,790.35	\$371,827.89	\$1,235.36	
FYE 9/30/2009		\$163,489.38			\$40,465.86	\$102,727.58	\$306,682.82	\$1,093.57	
FYE 9/30/2010		\$163,137.76	\$216.00		\$43,749.89	\$104,365.59	\$311,253.24	\$587.02	
2011	October	\$9,220.13			\$3,085.85	\$8,484.50	\$20,790.48	\$0.00	
	November	\$5,361.23			\$2,453.85	\$6,764.40	\$14,579.48	\$11.54	
	December	\$10,501.26			\$4,645.37	\$9,480.35	\$24,626.98	\$57.72	
	January	\$16,137.14			\$3,284.03	\$7,773.19	\$27,194.36	\$265.82	
	February	\$9,945.66			\$3,156.11	\$7,386.36	\$20,488.13	\$39.29	
	March	\$9,257.25			\$3,919.42	\$8,119.90	\$21,296.57	\$2.64	
	April	\$6,144.22			\$3,121.52	\$7,459.97	\$16,725.71	\$41.91	
	May	\$5,740.96			\$4,309.34	\$8,669.81	\$18,720.11	\$3.14	
	June	\$10,739.24			\$3,844.73	\$10,574.55	\$25,158.52	\$83.60	
	July	\$31,571.06			\$5,256.84	\$13,992.59	\$50,820.49	\$90.24	
August	\$28,867.69			\$5,123.68	\$12,525.09	\$46,516.46	\$64.55		
September	\$14,524.70			\$3,644.74	\$10,517.25	\$28,686.69	\$90.31		
FYE 9/30/2011		\$158,010.54	\$94.84		\$45,845.48	\$111,747.96	\$315,603.98	\$750.76	
2012	October	\$9,694.12			\$3,845.83	\$9,236.53	\$22,776.48	\$1.29	
	November	\$5,568.65			\$3,396.33	\$7,385.93	\$16,350.91	\$48.53	
	December	\$11,245.81			\$4,490.20	\$9,371.48	\$25,107.49	\$45.35	
	January	\$15,351.36			\$3,528.35	\$8,823.85	\$27,703.56	\$113.20	
	February	\$13,310.72			\$3,624.63	\$8,416.28	\$25,351.63	\$39.24	
	March	\$14,311.00			\$3,919.14	\$8,496.46	\$26,726.60	\$0.00	
	April	\$5,817.62			\$3,133.54	\$8,481.84	\$17,433.00	\$27.08	
	May	\$6,717.64			\$3,492.28	\$8,534.38	\$18,744.30	\$88.93	
	June	\$10,299.91			\$4,283.99	\$10,712.06	\$25,295.96	\$9.15	
	July	\$32,678.51			\$5,004.68	\$13,153.55	\$50,836.74	\$61.33	
August	\$31,315.90			\$5,609.00	\$12,656.50	\$49,581.40	\$24.03		
September	\$14,659.04			\$3,816.42	\$10,630.63	\$29,106.09	\$121.07		
FYE 9/30/2012		\$170,970.28	\$258.21		\$48,144.39	\$115,899.49	\$335,014.16	\$579.20	
2013	October	\$10,989.18			\$3,906.61	\$9,831.86	\$24,727.65		
	November	\$5,680.11			\$3,516.90	\$8,161.64	\$17,358.65	\$23.71	
	December	\$9,849.62			\$4,487.07	\$9,860.14	\$24,196.83	\$160.94	
	January	\$19,615.93			\$3,759.53	\$8,931.63	\$32,307.09	\$116.39	
	February	\$13,268.78			\$3,410.28	\$7,913.45	\$24,592.51	\$65.04	
	March	\$14,751.56			\$3,876.48	\$9,023.87	\$27,651.91	\$30.62	
	April	\$7,451.49			\$3,578.40	\$8,670.55	\$19,700.44	\$40.98	
	May	\$6,783.24			\$3,632.67	\$9,618.13	\$20,034.04	\$10.47	
	June	\$12,494.74			\$4,354.93	\$11,213.33	\$28,063.00	\$3.27	
	July	\$32,995.15			\$5,792.47	\$14,218.80	\$53,006.42	\$131.88	
August	\$29,520.10			\$4,464.79	\$12,325.52	\$46,310.41	\$4.21		
September	\$17,141.91			\$3,745.95	\$10,013.45	\$30,901.31	\$68.30		
FYE 9/30/2013		\$180,541.81	\$316.92		\$48,526.08	\$119,782.37	\$348,850.26	\$655.81	
2014	October	\$12,964.45	Short Term Lodging	1% Air	\$4,105.86	\$10,401.01	\$27,471.32	\$36.19	
	November	\$6,237.77			\$3,430.24	\$8,430.01	\$18,098.02	\$20.42	
	December	\$10,933.32			\$4,388.46	\$10,262.27	\$25,584.05	\$92.66	
	January	\$18,567.51			\$3,910.17	\$9,398.65	\$38,065.50	\$23.37	
	February	\$11,064.50			\$3,688.17	\$8,660.50	\$27,152.63	\$137.66	
	March	\$15,172.04			\$5,057.35	\$3,925.28	\$33,450.02	\$63.01	
	April	\$6,850.05			\$2,283.35	\$3,457.39	\$8,730.85	\$21,321.64	\$102.95
	May	\$6,877.71			\$2,292.57	\$3,968.88	\$10,375.11	\$23,514.27	\$21.36
	June	\$14,531.22			\$4,843.74	\$4,277.78	\$10,208.54	\$33,861.28	\$90.77
	July	\$38,172.29			\$12,724.10	\$5,060.02	\$13,959.52	\$69,915.93	\$35.52
August	\$35,089.57			\$11,696.52	\$4,868.72	\$13,360.96	\$65,015.77	\$217.67	
September	\$18,106.04			\$6,035.35	\$4,097.50	\$10,877.31	\$39,116.19		
FYE 9/30/2014		\$194,566.46	\$468.95	\$54,810.31	\$49,229.77	\$123,960.08	\$422,566.62	\$841.58	
2015	October	\$12,691.14		\$4,230.38	\$3,742.71	\$10,462.09	\$31,126.32		
	November	\$7,101.44		\$2,367.15	\$3,284.25	\$8,615.01	\$21,367.85	\$8.25	
	December	\$13,481.33		\$4,493.78	\$4,732.64	\$10,604.34	\$33,312.09	\$6.24	
	January	\$25,612.11		\$8,537.37	\$4,056.87	\$10,211.62	\$48,417.97	\$416.85	
	February	\$17,063.45		\$5,687.82	\$3,908.54	\$8,999.06	\$35,658.86	\$18.54	
	March	\$17,258.20		\$5,752.73	\$3,841.35	\$10,146.58	\$36,998.86		
	April	\$7,645.85		\$2,548.62	\$4,570.96	\$9,591.02	\$24,356.45	\$7.19	
	May	\$9,329.27		\$3,109.76	\$4,314.35	\$11,239.82	\$27,993.19	\$31.04	
	June	\$15,918.40		\$5,306.13	\$4,227.42	\$12,415.50	\$37,867.45	\$40.39	
	July	\$35,824.33		\$11,941.44	\$5,590.29	\$15,277.28	\$68,633.34	\$431.82	
August	\$36,288.75		\$12,096.25	\$5,133.03	\$14,215.68	\$67,733.71	\$291.78		
September	\$19,662.73		\$6,554.24	\$4,242.39	\$11,874.48	\$42,333.84	\$78.45		
FYE 9/30/2015		\$217,876.99	\$797.14	\$72,625.66	\$51,644.80	\$133,652.48	\$475,799.93	\$1,330.55	
2016	October	\$11,899.81		\$3,966.60	\$5,292.77	\$13,947.77	\$35,106.95	\$105.80	
	November	\$8,327.49		\$2,775.83	\$3,565.44	\$9,064.42	\$23,733.18	\$28.26	
	December	\$17,360.55		\$5,786.85	\$4,930.31	\$12,058.01	\$40,135.72	\$319.07	
	January	\$31,143.56		\$10,381.19	\$4,206.79	\$9,221.14	\$54,952.68	\$278.27	
	February	\$21,003.14		\$7,001.05	\$4,084.37	\$10,233.65	\$42,322.20	\$562.37	
	March	\$20,500.88		\$6,833.63	\$4,065.98	\$10,031.10	\$41,431.58	\$29.24	
	April	\$9,296.36		\$3,098.79	\$3,590.29	\$9,990.32	\$25,975.76	\$43.99	
	May	\$9,723.02		\$3,241.01	\$3,889.80	\$10,735.06	\$27,588.88	\$21.16	
	June	\$20,961.08	\$790.97	\$6,987.03	\$3,596.02	\$12,376.06	\$44,711.16	\$431.63	
	July	\$44,455.31	\$1,631.03	\$15,362.11	\$5,955.89	\$14,733.04	\$82,137.38	\$258.70	
August	\$40,581.52	\$164.84	\$13,582.12	\$5,177.03	\$13,091.42	\$72,599.92			
FYE 9/30/2016		\$235,252.70	\$2,586.84	\$79,016.19	\$48,354.69	\$125,481.99	\$490,692.41	\$2,078.49	
GRAND TOTAL SINCE INCEPTION		\$1,999,036.81	\$4,738.90	\$127,435.97	\$433,185.25	\$1,060,088.60	\$3,384,493.93	\$7,420.19	

Hailey Chamber of Commerce
LOT Transaction Detail
September 2016

Type	Date	Num	Source Name	Memo	Amount
50050 · Payroll & Benefit Expenses					
50057 · Salary Expense					
Paycheck	09/01/2016	10871	Bowton, Patricia A.		1,297.04
Paycheck	09/15/2016	10875	Bowton, Patricia A.		1,297.04
Total 50057 · Salary Expense					2,594.08
50060 · Payroll Taxes					
Paycheck	09/01/2016	10871	Bowton, Patricia A.		0.00
Paycheck	09/01/2016	10871	Bowton, Patricia A.		80.41
Paycheck	09/01/2016	10871	Bowton, Patricia A.		18.81
Paycheck	09/01/2016	10871	Bowton, Patricia A.		0.00
Paycheck	09/01/2016	10871	Bowton, Patricia A.		17.83
Paycheck	09/15/2016	10875	Bowton, Patricia A.		0.00
Paycheck	09/15/2016	10875	Bowton, Patricia A.		80.42
Paycheck	09/15/2016	10875	Bowton, Patricia A.		18.81
Paycheck	09/15/2016	10875	Bowton, Patricia A.		0.00
Paycheck	09/15/2016	10875	Bowton, Patricia A.		17.83
Total 50060 · Payroll Taxes					234.11
Total 50050 · Payroll & Benefit Expenses					2,828.19
50130 · Bank Service Fee Exp					
Check	09/30/2016			Service Charge	2.00
Check	09/30/2016			Service Charge	18.79
Total 50130 · Bank Service Fee Exp					20.79
50203 · Event Supplies					
Bill	09/12/2016	74352	Copy and Print, LLC	WRVHF Name Tags	11.19
Bill	09/13/2016	30588	Jane's Artifacts, Inc.	WRVHF: Ticket Envelopes	31.79
Bill	09/14/2016	201609...	Delbert McMurdo	WRVHF: Time & Materials: 8...	832.00
Bill	09/27/2016	1000388	Clear Creek Disposal Ser...	WRVHF:Special Event Box	58.00
Total 50203 · Event Supplies					932.98
50220 · Telephone & Communications Exp.					
Bill	09/27/2016	201609...	Cox Internet, Inc	Telephone July	87.58
Total 50220 · Telephone & Communications Exp.					87.58
50230 · Computer & Internet Exp.					
Credit Card C...	09/01/2016	201609...	DropBox	Dropbox	9.99
Total 50230 · Computer & Internet Exp.					9.99
60010 · Design & Production Exp.					
Bill	09/08/2016	74445	Copy and Print, LLC	WRVHF Posters/Tickets	236.34
Bill	09/25/2016	1046	Judy's Design House, LLC	WRVHF: Update Facebook Ad	27.50
Bill	09/25/2016	1046	Judy's Design House, LLC	TOTS: Update Facebook Ad	27.50
Bill	09/25/2016	1046	Judy's Design House, LLC	TOTS: Boise Weekly Ad	55.00
Total 60010 · Design & Production Exp.					346.34
60020 · Advertising Exp.					
Bill	09/07/2016	3347	The Weekly Sun.	Chamber Corner: WRVHF	15.00
Bill	09/14/2016	3381	The Weekly Sun.	Chamber Corner: TOTS	15.00
Bill	09/21/2016	3415	The Weekly Sun.	Chamber Corner: Syringa Sc...	15.00
Bill	09/25/2016	MC-11...	Locally Owned Radio LLC	Radio Ads: WRVHF	261.00
Bill	09/30/2016	IN-116...	KECH -KSKI-KYZK, LLC/...	Radio Ad: WRVHF	300.00
Total 60020 · Advertising Exp.					606.00
60035 · Printing & Reproduction					
Bill	09/15/2016	74646	Copy and Print, LLC	WRVHF Color Maps/Letters	170.64
Bill	09/27/2016	493395	Fisher's Technology.	Copies: September	120.30
Total 60035 · Printing & Reproduction					290.94
60300 · License & Permit Exp.					

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10/07/16

Accrual Basis

Hailey Chamber of Commerce
LOT Transaction Detail
September 2016

Type	Date	Num	Source Name	Memo	Amount
Bill	09/29/2016	201609...	City of Hailey Services	Halloween Hoopla Event Per...	125.00
Total 60300 · License & Permit Exp.					125.00
TOTAL					5,247.81

HAILEY CHAMBER LOT EXPENSE REPORT FOR 2015-2016

	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEP	TOTAL
Visitor Inquiries:													
Total Number of Members								293	297	303	307	302	302
E-mails answered	762	737	412	576	468	737	647	769	639	752	1026	1070	8595
Visitor Count	131	30	48	52	54	74	73	88	210	198	198	116	1272
Phone Inquiries	77	50	50	58	91	44	52	89	177	76	113	79	956
Relocation Packets/Information	8	6	3	7	3	4	6	625	513	956	1705	847	4683
Referrals to Local Businesses	64	10	10	9	26	35	14	17	7	13	20	32	257
Press Releases/Articles	4	4	2	2	2	4	4	6	6	3	4	3	44
Website Unique Visitors	11469	8900	9102	10873	12889	21940	29440	31116	26812	25787	21545	21383	231256
Website Total Visits	13035	11736	12024	11983	11237	30843	46392	32152	28445	29301	20673	17631	265452
Website Pages	36078	43117	38429	33912	33973	63248	95965	89442	64983	78180	57112	63456	697895
Facebook Posts	267	222	176	201	91	163	151	187	202	201	200	143	2204
Facebook Fans	3307	3312	3331	3346	3349	3369	3439	3454	3477	3506	3726	4135	3,726
Facebook Videos (unique Views)			1100	476	470	181	994	42	77	1056	432	293	5121
Facebook Total Reach (unique users)	98212	36533	35251	46159	27289	29868	41201	99192	35456	58,085	51,073	256,976	815295
Special Events/ Business Promotion													
Arborfest (May)								411.00	1,394.43				1,805.43
Crossoberfest (October)													
Fiddler's State Championship													
Hailey Family Carnival (June)									907.00	1,728.60			2,635.60
Halloween Hoopla (October)	761.28											125.00	886.28
Holiday Square (December)		129.06	2,830.00	759.00									3,718.06
July 4th Days of the Old West (July)				100.00				67.50	3,501.54	3,884.86	86.51		7,640.41
Memorial Day (May)					100.00			257.40					357.40
Sheep Town Drags (June)									518.40	401.20			919.60
Skateboard Competition (June)									1,551.08	653.88			2,204.96
Trailing of the Sheep (October)			91.85								500.00	97.50	689.35
Wood River Valley Harvestfest (September)										64.35	36.85	1,943.46	2,044.66
Promote Hailey/business	265.00	750.00		34.86				1,297.50	815.50	30.00	376.95	15.00	3,584.81
Event Insurance								2,323.00					2,323.00
Copies	19.00				99.15		60.34	83.70		132.21	171.43	120.30	686.13
Website Updates													
Misc./Event supplies	18.02				63.78	50.88	7.35	18.51					158.54
Event Administration	830.04	808.83	1,129.33	905.04	906.54	931.30	931.30	931.30	931.31	1,878.29	931.30	931.30	12,045.88
Total Special Events	1,893.34	1,687.89	4,051.18	1,798.90	1,169.47	982.18	998.99	5,389.91	9,619.26	8,773.39	2,103.04	3,232.56	41,700.11
Visitor Services													
Visitor Center Staffing	1,541.55	1,502.10	1,725.90	1,357.56	1,359.81	1,396.95	1,395.11	1,395.10	1,395.10	1,395.10	1,395.10	1,896.89	17,756.27
Merchant Account Fees	107.25				17.01		24.36	25.27	27.72	22.79	21.97	20.79	267.16
Telephone	106.38	99.57	67.68	67.25	69.35	68.75	87.58		174.78	73.86	87.58	87.58	990.36
Computer Exp/Dropbox	19.98	9.99		9.99		9.99	9.99			9.99	9.99	9.99	89.91
Brochures and Mailhouse		100.62	17.29			73.40			83.85				275.16
Total Visitor Services	1,775.16	1,712.28	1,810.87	1,434.80	1,446.17	1,549.09	1,517.04	1,420.37	1,681.45	1,501.74	1,514.64	2,015.25	19,378.86
TOTAL	3,668.50	3,400.17	5,862.05	3,233.70	2,615.64	2,531.27	2,516.03	6,810.28	11,300.71	10,275.13	3,617.68	5,247.81	61,078.97

CASH FLOW of 1% LOT for FYE 16 (October - September revenues and receipt of funds)

HAILEY	BED/CAR3%	BED/CAR1%	TOTAL	TOTAL 1% MINUS COST NET	
OCT	11,899.80	3,966.60	3,966.60	(111.06)	3,855.54
NOV	8,327.49	2,775.83	2,775.83	(77.72)	2,698.11
DEC	17,360.55	5,786.85	5,786.85	(162.03)	5,624.82
JAN	31,143.56	10,381.19	10,381.19	(290.67)	10,090.52
FEB	21,003.14	7,001.05	7,001.05	(196.03)	6,805.02
MAR	20,500.88	6,833.63	6,833.63	(191.34)	6,642.29
APR	9,296.37	3,098.79	3,098.79	(86.77)	3,012.02
MAY	9,723.02	3,241.01	3,241.01	(90.75)	3,150.26
JUNE	20,821.80	6,940.60	6,940.60	(194.34)	6,746.26
JULY	46,086.33	15,362.11	15,362.11	(430.14)	14,931.97
AUG	40,746.36	13,582.12	13,582.12	(380.30)	13,201.82
SEPT	18,600.00	6,200.00	6,200.00	(173.60)	6,026.40
			0	0	0
			0	0	0
SEPT			0	0	0
Total	255,509.30	85,169.77	85,169.78	(2,384.75)	82,785.03
			TOTAL FY	85,169.78	

PAYABLE: SUN VALLEY AIR SERVICES BOARD

ACCOUNT CODE: 100-10-41707

email Kathleen kschantzenberger@ketchumidahoe.gov

HAILEY CHAMBER LOT EXPENSE REPORT FOR 2015-2016

	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEP	TOTAL
Visitor Inquiries:													
Total Number of Members	762	737	412	576	468	737	647	769	297	303	307		307
E-mails answered	131	30	48	52	54	74	73	88	210	198	198		7525
Visitor Count	77	50	50	58	91	44	52	89	177	76	113		1156
Phone Inquiries	8	6	3	7	3	4	4	6	513	956	1705		877
Relocation Packets/Information	64	10	10	9	26	35	14	17	7	13	20		3836
Referrals to Local Businesses	4	4	2	2	2	4	4	6	6	3	4		225
Press Releases/Articles	11469	8900	9102	10873	12889	21940	29440	31116	26812	25787	21545		209873
Website Unique Visitors	13035	11736	12024	11983	11237	30843	46392	32152	28445	29301	20673		247821
Website Total Visits	36078	43117	38429	33912	33973	63248	95965	89442	64983	78180	57112		634439
Website Pages	267	222	176	201	91	163	151	187	202	201	200		2061
Facebook Posts	3307	3312	3331	3346	3349	3369	3439	3454	3477	3506	3726		3,726
Facebook Fans			1100	476	470	181	994	42	77	1056	432		4928
Facebook Videos (unique Views)	98212	36533	35251	46159	27289	29868	41201	99192	35456	58,085	51,073		558319
Facebook Total Reach (unique users)													
Special Events/ Business Promotion								411.00	1,394.43				1,805.43
Arborfest (May)													
Crossoberfest (October)													
Fiddler's State Championship									907.00	1,728.60			2,635.60
Hailey Family Carnival (June)	761.28												761.28
Halloween Hoopla (October)													3,718.06
Holiday Square (December)		129.06	2,830.00	759.00					67.50	3,884.86	86.51		7,640.41
July 4th Days of the Old West (July)				100.00	100.00				257.40				357.40
Memorial Day (May)									518.40	401.20			919.60
Sheep Town Drags (June)									1,551.08	653.88			2,204.96
Skateboard Competition (June)											500.00		591.85
Trailing of the Sheep (October)			91.85							64.35	36.85		101.20
Wood River Valley Harvestfest (September)	265.00	750.00		34.86				1,297.50	815.50	30.00	376.95		3,569.81
Promote Hailey								2,323.00					2,323.00
Event Insurance	19.00				99.15		60.34	83.70		132.21	171.43		565.83
Copies													
Website Updates													
Misc./Event supplies	18.02				63.78	50.88	7.35	18.51					158.54
Event Administration	830.04	808.83	1,129.33	905.04	906.54	931.30	931.30	931.30	931.31	1,878.29	931.30		11,114.58
Total Special Events	1,893.34	1,687.89	4,051.18	1,798.90	1,169.47	982.18	998.99	5,389.91	9,619.26	8,773.39	2,103.04		38,467.55
Visitor Services													
Visitor Center Staffing	1,541.55	1,502.10	1,725.90	1,357.56	1,359.81	1,396.95	1,395.11	1,395.10	1,395.10	1,395.10	1,395.10		15,859.38
Merchant Account Fees	107.25				17.01		24.36	25.27	27.72	22.79	21.97		246.37
Telephone	106.38	99.57	67.68	67.25	69.35	68.75	87.58		174.78	73.86	87.58		902.78
Computer Exp/Dropbox	19.98	9.99		9.99		9.99	9.99			9.99	9.99		79.92
Brochures and Mailhouse		100.62	17.29			73.40			83.85				275.16
Total Visitor Services	1,775.16	1,712.28	1,810.87	1,434.80	1,446.17	1,549.09	1,517.04	1,420.37	1,681.45	1,501.74	1,514.64		17,363.61
TOTAL	3,668.50	3,400.17	5,862.05	3,233.70	2,615.64	2,531.27	2,516.03	6,810.28	11,300.71	10,275.13	3,617.68		55,831.16

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09/19/16

Accrual Basis

Hailey Chamber of Commerce LOT Transaction Detail August 2016

Type	Date	Num	Source Name	Memo	Amount
50050 · Payroll & Benefit Expenses					
50057 · Salary Expense					
Paycheck	08/01/2016	10811	Bowton, Patricia A.		1,066.92
Paycheck	08/15/2016	10835	Bowton, Patricia A.		1,066.92
Total 50057 · Salary Expense					2,133.84
50060 · Payroll Taxes					
Paycheck	08/01/2016	10811	Bowton, Patricia A.		0.00
Paycheck	08/01/2016	10811	Bowton, Patricia A.		66.15
Paycheck	08/01/2016	10811	Bowton, Patricia A.		15.47
Paycheck	08/01/2016	10811	Bowton, Patricia A.		0.00
Paycheck	08/01/2016	10811	Bowton, Patricia A.		14.66
Paycheck	08/15/2016	10835	Bowton, Patricia A.		0.00
Paycheck	08/15/2016	10835	Bowton, Patricia A.		66.15
Paycheck	08/15/2016	10835	Bowton, Patricia A.		15.47
Paycheck	08/15/2016	10835	Bowton, Patricia A.		0.00
Paycheck	08/15/2016	10835	Bowton, Patricia A.		14.66
Total 50060 · Payroll Taxes					192.56
Total 50050 · Payroll & Benefit Expenses					2,326.40
50130 · Bank Service Fee Exp					
Check	08/31/2016			Service Charge	2.00
Check	08/31/2016			Service Charge	19.97
Total 50130 · Bank Service Fee Exp					21.97
50200 · Office Supply Exp.					
Bill	08/31/2016	30429	Jane's Artifacts, Inc.	Clasp Envelopes: Information...	30.73
Total 50200 · Office Supply Exp.					30.73
50203 · Event Supplies					
Bill	08/02/2016	080220...	Cash	July 4th: Ice	4.01
Bill	08/09/2016	30109	Jane's Artifacts, Inc.	Balloons: WUH	8.14
Bill	08/18/2016	30247	Jane's Artifacts, Inc.	Balloons: BAH Hyperberics	19.38
Total 50203 · Event Supplies					31.53
50210 · Postage & Delivery Exp.					
Bill	08/02/2016	080220...	Cash	Information/Relocation Packets	114.70
Total 50210 · Postage & Delivery Exp.					114.70
50220 · Telephone & Communications Exp.					
Bill	08/25/2016	201608...	Cox Internet, Inc	Telephone July	87.58
Total 50220 · Telephone & Communications Exp.					87.58
50230 · Computer & Internet Exp.					
Credit Card C...	08/01/2016	NJRM5...	DropBox	Dropbox	9.99
Total 50230 · Computer & Internet Exp.					9.99
60010 · Design & Production Exp.					
Bill	08/25/2016	1044	Judy's Design House, LLC	WRVHF: Changes to logo	36.85
Bill	08/25/2016	1044	Judy's Design House, LLC	4th of July Thank You Ad	82.50
Total 60010 · Design & Production Exp.					119.35
60020 · Advertising Exp.					
Bill	08/03/2016	3134	The Weekly Sun.	Chamber Corner: Sage Book...	15.00
Bill	08/17/2016	3229	The Weekly Sun.	Chamber Corner: Hyperberics	15.00
Bill	08/31/2016	3324	The Weekly Sun.	Chamber Corner: Hailey Fire ...	15.00
Total 60020 · Advertising Exp.					45.00
60035 · Printing & Reproduction					
Bill	08/01/2016	483274	Fisher's Technology.	Copies July	75.00
Bill	08/25/2016	231546	Express Printing	Print Chamberbucks \$25 Ver...	159.00

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09/19/16

Accrual Basis

Hailey Chamber of Commerce

LOT Transaction Detail

August 2016

Type	Date	Num	Source Name	Memo	Amount
Bill	08/29/2016	488420	Fisher's Technology.	Copies August	96.43
Total 60035 · Printing & Reproduction					330.43
60200 · Sponsor & Partnership Exp.					
Bill	08/04/2016	201503...	Trailing of the Sheep	TOTS Support	500.00
Total 60200 · Sponsor & Partnership Exp.					500.00
TOTAL					3,617.68



9/30/2016

CITY OF HAILEY INVESTMENT REPORT

FUND	<i>August interest</i>	STATE INV POOL	LOCAL CDs	CD PIPER JAFF	TOTAL
		0.553%	with interest	Maturity	
GENERAL (includes Fireworks and PARK)		1,100,149.95			1,100,149.95
CAPITAL PROJECTS		682,782.49			682,782.49
CAPITAL PROJECTS	DIF Reserve	199,924.13			199,924.13
CAPITAL PROJECTS	Public Art	31,360.06			31,360.06
RODEO PARK PROPETY TAX RCPTS		51,256.76			51,256.76
WATER REVENUE		1,491,183.17			1,491,183.17
WASTE WATER REV		634,321.34	177,790.48	M 5/09/17	812,111.82
WASTE WATER BOND RESERVE		572,744.78			572,744.78
WATER REPLACEMENT		2,035,451.35		-	2,035,451.35
WASTE WATER REPLACEMENT		1,236,619.19			1,236,619.19
WASTE WATER BIOSOLIDS BOND		2,005,034.00			2,005,034.00
TOTAL		10,040,827.22	177,790.48	-	10,218,617.70

DEVELOPMENT IMPACT FEE CASH FLOW

9/30/2016

REVENUE	Prev rate		New rate		FYE 14	FYE 15	FYE 16	TOTALS
	FY8-12	FYE 13	FYE 13	FYE 13				
			9/30/2013	9/30/2014	9/30/2015	9/30/2016		
DIF - PARKS	69,608	1,686	2,600	2,640	2,058	2,760	81,352	
DIF - POLICE	36,550	730	1,977	6,478	5,885	9,824	61,444	
DIF - TRANSP	199,374	2,709	28,093	44,189	25,943	91,812	392,120	
DIF - FIRE	161,941	700	10,477	14,148	16,864	39,290	243,421	
DIF - CIP	10,681	154	2,556	2,965	1,938	4,313	22,607	
		HPD payback 5/13 \$3457.61						
		Urbany payback 6/13/13						
	478,155		45,704	70,420	52,688	147,998	800,944	

Int FYE 09	690.37	
Int FYE 10	572.52	
Int FYE 11	766.40	
Int FYE 12	588.57	
Int FYE 13	231.40	
Int FYE 14	186.99	
Int FYE 15	166.25	
Int FYE 16	716.45	3,918.95
Expenses, actual and proposed thru FY17	(699,907.04)	
DIF bal	104,956.10	Incl interest
Cash in SIP	199,830.31	31-Aug
Difference	(94,874.21)	

RECAP BY CATEGORY, not including interest						
	PARKS	POLICE	TRANSP	FIRE	CIP	TOTAL
FEES	81,352	61,444	392,120	243,421	22,607	800,944
EXPENSES FYE 08			30,000			30,000
EXPENSES FYE 09,10				18,567		18,567
EXPENSES FYE 11	63,070					63,070
EXPENSES FYE 12			135,686	75,563	7,500	218,749
EXPENSES FYE 13	8,224					8,224
EXPENSES FYE 15			45,195		9,500	54,695
EXPENSES FYE 16		8,000	13,750			21,750
BALANCE to EXPEND	10,058	53,444	167,489	149,291	5,607	385,889
FY 16 Budgeted Expenses	12,300	-	-	97,552		109,852
Anticipated Bal 9/30/16	(2,242)	53,444	167,489	51,739	5,607	276,037
FY 17 Budgeted Expenses		50,000	75,000	50,000		175,000
Anticipated Bal 9/30/17	(2,242)	3,444	92,489	1,739	5,607	101,037

97,552 FY16 Unspen
 175,000 FY17 Unspent tc
 272,552 Budgeted, ur

estimate Armory move/preparation

RECAP, WITH PROJECTED SPENDING OF DIF FOR CAPITAL PROJECTS FYE11-17						
	PARKS	POLICE	TRANSP	FIRE	CIP	TOTAL
Truck/Street Dept			(30,000)			
Skatepark Expansion	(22,070)					
Skatepark Irr. Syst	(21,000)					
RV Dump Station	(20,000)					
Fire Station Design				(18,567)		
Woodside Roundabout			(180,881)			
Firetruck - used				(75,563)		
R Caplan CIP update					(7,500)	
TischlerBise					(9,500)	
Skatepark	(8,224)					
FY16 Proposed and Spent:						
Snow Plow Wing			(13,750)			
Cobblestone/Fuel-Strg?						
HPD Station		(8,000)				
Park Projects	(12,300)					
Fire Truck				(97,552)		
Street Projects FY17			(75,000)			
Public Safety Bldg FY17		(50,000)		(50,000)		
Total FYE 11-17 (budgeted)	83,594	58,000	299,631	241,682	17,000	699,907

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16 **DEPARTMENT:** Community Development **DEPT. HEAD SIGNATURE:** LH

SUBJECT: Continuation of a public hearing on recommendations from the Planning and Zoning Commission regarding text changes to Title 17, Chapter 17.05, District Use Matrix and Chapter 17.02, Definitions

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code 5.20
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

The Council conducted a public hearing on text changes to the District Use Matrix at their September 19, 2016 meeting. The Council directed staff to conduct some background research as to various code provisions related to "Parcel Delivery and Shipping Services". This research is not yet complete. Staff requests that the Council continue this item to the November 7, 2016 meeting.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS: Caselle # _____
Budget Line Item # _____ YTD Line Item Balance \$ _____
Estimated Hours Spent to Date: _____ Estimated Completion Date: _____
Staff Contact: Lisa Horowitz Phone # 788-9815 #13

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

___ City Attorney ___ City Administrator ___ Engineer ___ Building
___ Library x Planning ___ Fire Dept. ___
___ Safety Committee ___ P & Z Commission ___ Police ___
 X Streets X Public Works, Parks ___ Mayor ___

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Move to continue the public hearing on "City-initiated Text Amendments to Title 17, Section 17.05, District Use Matrix, to clarify: Restaurants, including Drive-through and Restaurants which may or may not include the sale of alcoholic beverages; Parcel Delivery and Shipping Services, and amendments to Title 17, Section 17.02, Definitions to add or modify definitions related to the above" to the November 7, 2016 Council meeting.

ADMINISTRATIVE COMMENTS/APPROVAL:

City Administrator _____ Dept. Head Attend Meeting (circle one) Yes No

ACTION OF THE CITY COUNCIL:

Date _____
City Clerk _____

FOLLOW-UP:

*Ord./Res./Agmt./Order Originals: _____ *Additional/Exceptional Originals to: _____
Copies (all info.): _____ Copies
Instrument # _____

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16 **DEPARTMENT:** Community Development **DEPT. HEAD SIGNATURE:** LH

SUBJECT: Public Hearing on an application by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision called Sonitalena Cottages located at 621-681 CD Olena, (Lot 2, Block 4, Old Cutters) in the General Residential (GR) Zoning District

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code 5.20
(IFAPPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

The Planning and Zoning Commission has recommended approval of the requested preliminary plat. Analysis is found in the attached staff report.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

Caselle # _____
Budget Line Item # _____ YTD Line Item Balance \$ _____
Estimated Hours Spent to Date: _____ Estimated Completion Date: _____
Staff Contact: Lisa Horowitz Phone # 788-9815 #13

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IFAPPLICABLE)

___ City Attorney ___ City Administrator ___ Engineer ___ Building
___ Library x Planning ___ Fire Dept. ___
___ Safety Committee ___ P & Z Commission ___ Police
X Streets X Public Works, Parks ___ Mayor ___

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Motion to approve the Preliminary Plat for Sonitalena Cottages by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision, finding that the application meets City Standards, subject to conditions a-g outlined in the staff report.

ADMINISTRATIVE COMMENTS/APPROVAL:

City Administrator _____ Dept. Head Attend Meeting (circle one) Yes No

ACTION OF THE CITY COUNCIL:

Date _____
City Clerk _____

FOLLOW-UP:

*Ord./Res./Agmt./Order Originals: *Additional/Exceptional Originals to: _____
Copies (all info.): Copies
Instrument # _____

STAFF REPORT

TO: Hailey City Council
FROM: Lisa Horowitz, Community Development Director
RE: Preliminary Plat – Sonitalena Cottages
HEARING: October 17, 2016

Applicant: Old Cutters, Inc.
Project: 521 River Street Condominiums
Request: Preliminary Plat approval for an application by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision called Sonitalena Cottages
Location: 621-681 CD Olena, (Lot 2, Block 4, Old Cutters)
Zoning: General Residential (GR) Zoning District

Notice

Notice for the public hearing was published in the Idaho Mountain Express on September 28, 2016; the notice was mailed to public agencies and to property owners within 300 feet on September 23, 2016.

Application

Old Cutters, Inc. has submitted an application for Preliminary Plat approval for a seven lot townhouse subdivision. The design review for the 7 units was approved by the Commission in July. The units are under construction. Lot sizes range from 1,652 to 2,852 square feet, as shown on the preliminary plat. Each unit has a small amount of yard area, and a garage. All of the garages are located off of the alley. Common area of 7,899 is proposed for walkways and landscaping.

This preliminary plat was approved by the Hailey Planning and Zoning Commission on September 12, 2016.

Department Comments

Life/safety issues: No Comments

Water and Sewer issues: A sewer main extends under the garage building. This extension is not needed, and can be capped off under the common area. A 10-foot easement is needed for the

remainder of the sewer main where it traverses through the site. This easement is permitted to be narrower in places where buildings impede the easement width. A plat note shall be added noting that any landscape or paved area repairs necessary as a result of sewer main maintenance shall be the responsibility of Sonitalena Cottages HOA or Old Cutters, Inc.

An easement shall be added to over the water meter on Lot 4, Block 4 if that meter is to be used for the Sonitalena Cottages.

Engineering issues: No Comments

Standards of Evaluation:

CHAPTER 16.04 DEVELOPMENT STANDARDS

16.04.010: GENERAL STANDARDS:

Applicability: The configuration and development of proposed subdivisions shall be subject to and meet the provisions and standards found in this Ordinance, the Zoning Ordinance and any other applicable Ordinance or policy of the City of Hailey, and shall be in accordance with general provisions of the Comprehensive Plan.

16.04.020: STREETS:

Streets shall be provided in all subdivisions where necessary to provide access and shall meet all standards below.

- *Streets are existing and are provided.*

L. Private Streets:

5. Private streets shall have adequate and unencumbered 10-foot wide snow storage easements on both sides of the street, or an accessible dedicated snow storage easement representing not less than twenty-five (25%) of the improved area of the private street. Private street snow storage easements shall not be combined with, or encumber, required on-site snow storage areas.

- *1,300 square feet of Snow storage was required as part of the design review approval, and is shown on the preliminary plat, but in a modified location. Staff has requested that the two plans be reconciled.*

M. Driveways

- *Not applicable as streets and alley are existing and comply with City standards.*

N. A parking access lane shall not be considered a street, but shall comply with all regulations set forth in the IFC and other applicable codes and ordinances. Development of lots will be in compliance.

- *Not applicable. No new parking access lanes are proposed*

O. Required fire lanes, whether in private streets, driveways or parking access lanes, shall comply with all regulations set forth in the IFC and other applicable codes and ordinances.

- *Existing.*

16.04.030: SIDEWALKS AND DRAINAGE IMPROVEMENTS:

A. Sidewalks and drainage improvements are required in all zoning districts, except as otherwise provided herein.

- *Existing sidewalks, curb, and gutter are provided within the street right of way. Drainage was addressed and approved as part of the design review.*

B. The length of sidewalks and drainage improvements constructed shall be equal to the length of the subject property line(s) adjacent to any Public Street or Private Street.

- *Existing sidewalks, curb, and gutter are provided within the street right of way.*

C. New Sidewalks shall be planned to provide pedestrian connections to any existing and future sidewalks adjacent to the site.

N/A

D. Sites located adjacent to a Public Street or Private Street that are not currently thru-streets, regardless whether the street may provide a connection to future streets shall provide sidewalks to facilitate future pedestrian connections.

N/A

E. The requirement for sidewalk and drainage improvements are not required for any lot line adjustment. (Ord. 1191, 2015).

N/A

16.04.040: ALLEYS AND EASEMENTS:

A. Alleys:

1. Alleys shall be provided in all Business District and Limited Business District developments where feasible.

- *This standard is not applicable because the property is within the GR Zoning District.*

2. The minimum width of an alley shall be twenty six feet (26').

Minimum alley widths have been met

3. All alleys shall be dedicated to the public or provide for public access.

Alleys in Old Cutters are private alleys and are maintained by the HOA.

4. All infrastructures to be installed underground shall, where possible, be installed in the alleys platted.

Infrastructure is underground in the alley.

5. Alleys in commercial areas shall be improved with drainage as appropriate and which the design meets the approval of the city engineer. The developer shall provide storm sewers and/or drainage areas of adequate size and number to contain any runoff within the streets in the subdivision upon the property in conformance with the latest applicable federal, state and local regulations. The developer shall provide copies of state permits for shallow injections wells (dry wells). Drainage plans shall be reviewed by city staff and shall meet the approval of the city engineer.

N/A

6. Dead end alleys shall not be included.

N/A

7. Where alleys are not provided, easements of not less than ten feet (10') in width may be required on each side of all rear and/or side lot lines (total width – 20 feet) where necessary for wires, conduits, storm or sanitary sewers, gas and water lines. Easements of greater width may be required along lines, across lots, or along boundaries, where necessary for surface drainage or for the extension of utilities.

N/A

B. Easements:

Easements, defined as the use of land not having all the rights of ownership and limited to the purposes designated on the plat, shall be placed on the plat as appropriate. Plats shall show the entity to which the easement has been granted. Easements shall be provided for the following purposes:

- *Some easements are shown on the plat. Two additional easements are needed for the sewer main, and for the water meter. Staff has recommended these as conditions of approval, and they have been added to the plat.*

1. To provide access through or to any property for the purpose of providing utilities, emergency services, public access, private access, recreation,

deliveries or such other purpose. Any subdivision that borders on the Big Wood River shall dedicate a 20-foot wide fisherman's access easement, measured from the Mean High Water Mark, which shall provide for non-motorized public access. Additionally, in appropriate areas, an easement providing non-motorized public access through the subdivision to the river shall be required as a sportsman's access.

- *Not applicable.*

2. To provide protection from or buffering for any natural resource, riparian area, hazardous area, or other limitation or amenity on, under, or over the land. Any subdivision that borders on the Big Wood River shall dedicate a one hundred (100) foot wide riparian setback easement, measured from the Mean High Water Mark, upon which no permanent structure shall be built, in order to protect the natural vegetation and wildlife along the river bank and to protect structures from damage or loss due to river bank erosion. A twenty-five (25) foot wide riparian setback easement shall be dedicated adjacent to tributaries of the Big Wood River. Removal and maintenance of live or dead vegetation within the riparian setback easement is controlled by the applicable bulk requirement of the Flood Hazard Overlay District. The riparian setback easement shall be fenced off during any construction on the property.

- *Not applicable.*

3. To provide for the storage of snow, drainage areas or the conduct of irrigation waters. Snow storage areas shall be not less than twenty-five percent (25%) of parking, sidewalk and other circulation areas. No dimension of any snow storage area may be less than 10 feet. All snow storage areas shall be accessible and shall not be located over any above ground utilities, such as transformers.

- *Snow storage was required of the design review approval to meet the 25% requirement, and will be added to the plat. Note that the snow storage shown on the design review is allowed to be modified to match the preliminary plat, so long as the minimum areas are retained.*

16.04.050: **BLOCKS:** The length, width and shape of blocks shall be determined with due regard to adequate building sites suitable to the special needs of the type of use contemplated, the zoning requirements as to lot size and dimensions, the need for convenient access and safe circulations and the limitations and opportunities of topography. (Ord. 1191, 2015).

- *All above requirements have been met in previous construction of existing facilities.*

16.04.060: **LOTS:** All lots shown on the subdivision plat must conform to the minimum standards for lots in the district in which the subdivision is planned. The city will generally not approve single-family residential lots larger than one-half (1/2) acre (21,780 square feet). In the event a single-family residential lot

greater than one-half (1/2) acre is platted, irrigation shall be restricted to not more than one-half (1/2) acre, pursuant to Idaho Code section 42-111, and such restriction shall be included as a plat note. District regulations are found in the zoning ordinance.

- *The existing seven-unit project meets current standards, and was recently approved through design review.*

16.04.070: ORDERLY DEVELOPMENT:

- *All above requirements have been met in previous construction of existing facilities.*

16.04.080: PERIMETER WALLS, GATES AND BERMS: The city of Hailey shall not approve any residential subdivision application that includes any type of perimeter wall or gate that restricts access to the subdivision. This regulation does not prohibit fences on or around individual lots. The city shall also not allow any perimeter landscape berm more than three feet (3') higher than the previously existing (original) grade. (Ord. 1191, 2015).

- *All above requirements have been met in previous construction of existing facilities.*

16.04.090: CUTS, FILLS, GRADING AND DRAINAGE:

- *All above requirements have been met in previous construction of existing facilities.*

16.04.100: OVERLAY DISTRICTS:

- *All above requirements have been met in previous construction of existing facilities.*

16.04.110: PARKS, PATHWAYS AND OTHER GREEN SPACES:

- *Not applicable. No new pathways or alternatives are proposed at this time.*

Summary and Suggested Conditions

The Commission shall review the proposed plat and continue the public hearing, approve, conditionally approve, or deny the preliminary plat. If approved, the plat application will be forwarded to the Council. If the Short Plat process is used, only the Final Plat is required for Council review.

The following conditions are suggested to be placed on any approval of this application:

- a) All Fire Department and Building Department requirements shall be met. Items to be completed at the applicant's sole expense include, but will not be limited to, the following requirements and improvements:

- b) All City infrastructure requirements shall be met as outlined in Section 5 of the Hailey Subdivision Ordinance. Detailed plans for all infrastructure to be installed or improved at or adjacent to the site shall be submitted for Department approval and shall meet City Standards where required. Infrastructure to be completed at the applicant's sole expense include, but will not be limited to, the following requirements and improvements:
- c) The final plat shall include plat notes #1 through #10 as stated on the approved preliminary plat.
- d) Issuance of permits for the construction of buildings within the proposed subdivision shall be subject to Section 2.02.080 of the Subdivision Ordinance.
- e) All improvements and other requirements shall be completed and accepted, or surety provided pursuant to Sections 16.04 and 16.05 of the Subdivision Ordinance, prior to recordation of the final plat.
- f) The final plat must be submitted within one (1) calendar year from the date of approval of the preliminary plat, unless otherwise allowed for within a phasing agreement.
- g) Any subdivision inspection fees due shall be paid prior to recording the final plat.

Motion Language:

Approval:

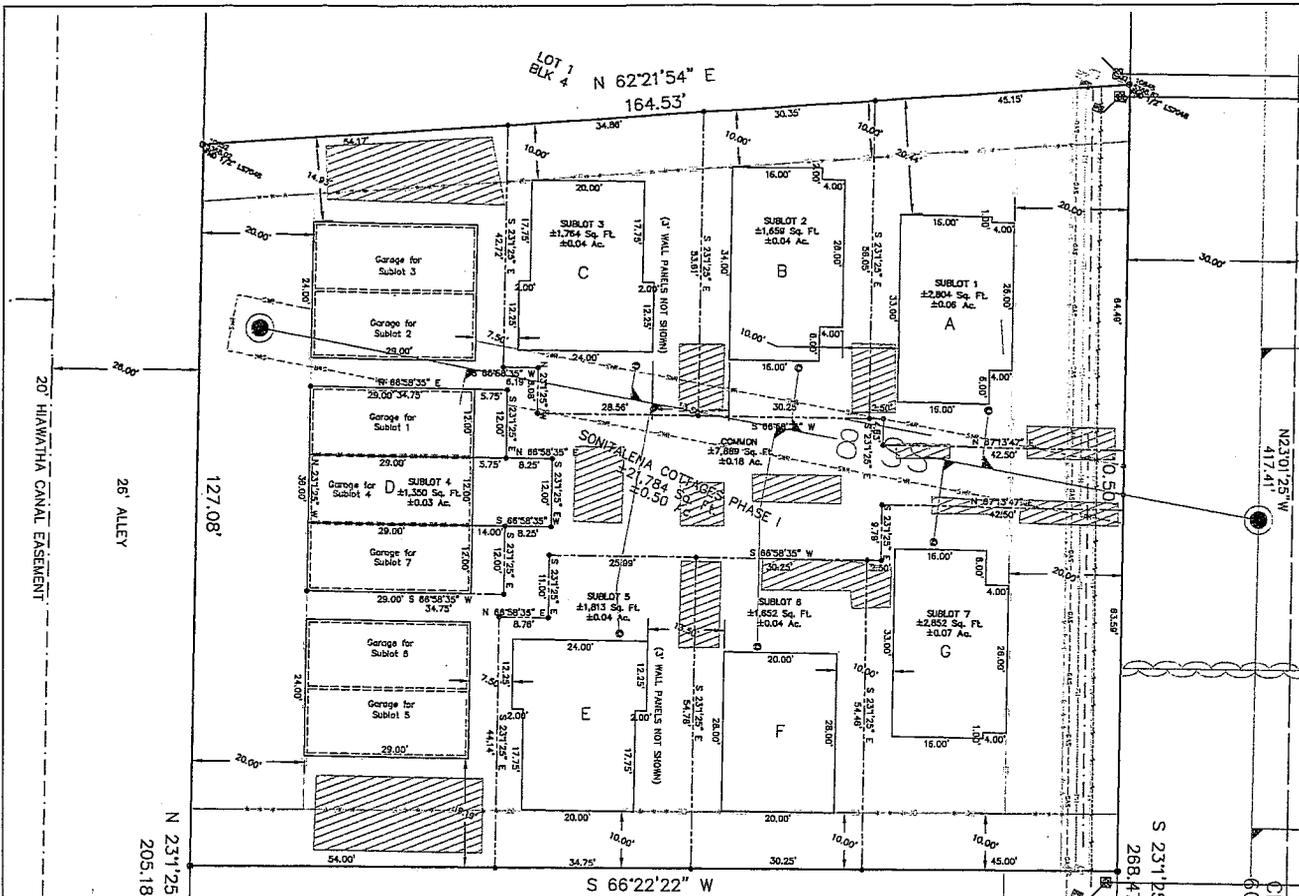
Motion to approve the Preliminary Plat for Sonitalena Cottages by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision, finding that the application meets City Standards.

Denial:

Motion to deny Preliminary Plat for Sonitalena Cottages by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision, finding that _____ [the Commission should cite which standards are not met and provided the reason why each identified standard is not met].

Continuation:

Motion to continue the public hearing upon the Preliminary Plat for Sonitalena Cottages by Old Cutters, Inc. for a seven-unit cottage-style residential subdivision to _____ [the Commission should specify a date].



LOT 1
BLK 4 N 62°21'54" E
164.53'

20' HAWAIIA CANAL EASEMENT
26' ALLEY

N 23°1'25" W
205.18'

N 23°1'25" W
78.10'

N 83°56'56" E
171.47'

PREVIOUS LOT 2
BLOCK 4
38,839 Sq. Ft.
0.89 Ac.
(COTTAGE)

FUTURE DUPLEX SUBLOTS
±17,055 Sq. Ft.
±0.39 Ac.

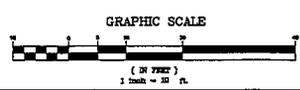
60' PUBLIC ROW
S 23°1'25" E
268.47'

NOTES

1. Basis of Bearings is Idaho State Plane Coordinate System, NAD83, Central Zone, at Grid in US Survey Feet. Vertical Datum is NAVD1988.
2. Boundary information is from the Plat of Old Cutlers Subdivision filed as Instrument Number 553834, Blaine County Records.
3. The current Zoning is General Residential (GR). Please refer to the City of Hailey Zoning Ordinance for specific information about this zone.
4. The Owner/Subdivider is Old Cutlers, Inc., an Idaho Corporation, PO Box 958, Hailey, ID 83333. The Surveyor/Representative is Bruce Smith, Alpine Enterprises Inc., PO Box 2037, Ketchum, ID 83340.
5. Please refer to the Landscape plan, sheet L2.0, for Proposed Grading.
6. Utility locations shown are based on Design drawings and details. Digline Underground Locating should mark actual locations prior to any excavation.
7. Please refer to Architectural Site Plan, sheet A1.1, for Proposed Utilities.
8. Snow Storage Areas shown may be moved to other areas for convenience as long as the same minimum square footage is maintained.
9. All Owners shall have mutual reciprocal easements for existing water, cable TV, sewage, telephone, and electrical lines over, under, and across their Sublots for repair, maintenance, and replacement thereof subject to any restoration of the easement premises for any damage resulting from such repair or replacement.
10. Recorded Documents that may apply also include:
317984 - Notes, Easements and Restrictions on Plat of Dredler Ranch Subdivision
423561 - Notes, Easements and Restrictions on Plat of A Replat of Dredler Ranch Subdivision
534732 - Hailey Ordinance No. 839, Amending
534733 - Amusement, Services, and Development Agreement
557818, 557328, 522285, & 623363 - Amended Annexation, Services, and Development Agreement
548801 - Easement Agreement
548802 - Phasing Agreement
548858, 548870 - Howatha Canal/Old Cutlers Subdivision Maintenance Agreement
545337 - Old Cutlers North Entrance Agreement
553833 - Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments & liens
807832, 608314, 623217, 628902
553834 - Notes, Easements, Restrictions on Plat of Old Cutlers Subdivision
623363 - Release of Plat note No. 22
556870 - Water Delivery System Maintenance
830142 - Water Delivery System Maintenance and Cost Sharing Agreement

LEGEND

- Boundary Line
- Adjacent's Property Line
- Centerline Drive
- Proposed Sublot Line
- Building Envelope Line
- Proposed Building
- Proposed Garage
- 20' Howatha Canal Easement
- 10' Public Utility Easement per Plat
- 20'x10' Water Easement
- 10' Sewer Easement Centered on Line
- Proposed Snow Storage Easement Area
- Sewermain/Service Line
- Watermain/Service Line
- Approximate Underground Power Line
- Approximate Buried Telephone Line
- Approximate Gas Line
- Approximate Fiber Optic Line
- Found 1/2" Rebar
- Found 5/8" Rebar
- Found Survey Marker
- Set 1/2" Rebar, PLS 7048
- Set 5/8" Rebar, PLS 7048
- Sewer Cleanout
- Water Meter
- Telephone Rise
- Cable Television Rise
- Power Box



PROJECT PATH AND PRINT DATE U:\LandProjects2004\446_CUTLERS_SONITALENA_COTTAGES.dwg\446_SONITALENA_COTTAGES.dwg 10/3/2015 2:29:48 PM MDT

REVISIONS	NO	DATE	BY
AS-BUILT FOUNDATIONS, SHOTS AND FOOTPRINTS SHOWN IN BLUE	1	12SEP16	MEP



Alpine Enterprises Inc.
Surveying, Mapping, and Natural Hazards Consulting
221 Northwood Way, Unit A-100
P.O. Box 2037, Ketchum, ID 83340 USA
(208) 727-1988 727-1987 fax
email: bsmith@alpineenterprisesinc.com

A PRELIMINARY PLAT SHOWING
SONITALENA COTTAGES
A PORTION OF LOT 2, BLOCK 4, OLD CUTLERS SUBDIVISION
WITHIN S4, T.2N., R.18E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO
PREPARED FOR JOHN CAMPBELL

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AGENDA ITEM SUMMARY

DATE: October 11, 2016 **DEPARTMENT:** CDD **DEPT. HEAD SIGNATURE:** LH

SUBJECT: pursuant to Area of City Impact Agreement for Quigley Farm PUD

AUTHORITY: IAR _____ City Ordinance/Code Zoning Ordinance No. 532
(IFAPPLICABLE)

ATTACHMENTS

- 1) Hailey Comprehensive Plan Land Use Map
- 2) Site Plan, Quigley Farms Subdivision and PUD (current proposal is shown with a dashed black line)
- 3) Hailey City Council Findings of Fact denial of a 444-lot subdivision in Quigley Canyon dated June 28, 2012.
- 4) Letter from the Planning and Zoning Commission to Hailey City Council dated September 23, 2016.
- 5) Minutes from the August 1 and September 12, 2016 Hailey City Council meetings

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

In November, 2007, the City of Hailey received an application to annex this property, as well as adjacent property to the east (total application area 1,109 acres). In its initial review, the Commission evaluated a proposed 379 lot development with an 18-hole golf course and in September, 2008 recommended approval of the application subject to 54 conditions. Following the Commission's recommendation, the Council evaluated the application. During the Council's review, the Applicant agreed to eliminate any development above the Quigley pond and seek only one home site in Deadman's Gulch under the jurisdiction of Blaine County. The property proposed to be annexed was reduced to 912 acres ("Quigley Property"). The Council eventually evaluated the application and generally found the application conformed to the Hailey Comprehensive Plan. The Council instructed staff to negotiate with the Applicant and to forward a proposed annexation agreement to the Council so the Council could better evaluate the fiscal impacts of the application. During this time, the Applicant elected to revise the application by deleting the 18-hole golf course and by increasing the property density to 444 lots. In addition, the Applicant eliminated a separate pressurized irrigation system. The Council conducted several more hearings and remanded the application to the Commission to review the changes to the application and to make a recommendation to the Council regarding land use issues and compliance with the Hailey Comprehensive Plan. Consistent with Council's instructions, the Commission evaluated the revised application and in November, 2011, the Commission submitted a recommendation to the Council. Following receipt of the Commission's recommendation of the 444 lot application, the Council considered testimony of the Blaine County Planning Director, Tom Bergin, who evaluated the potential development density if the Applicant's land was developed in Blaine County. Mr. Bergin explained that the property has a maximum density of 105 lots as a straight lot subdivision and 129¹ lots as a PUD subdivision. The annexation application was denied on June 28, 2012. The Findings of Fact for that denial are attached to this report.

A significantly modified Preliminary Plat and PUD were filed with Blaine County in April/May of 2016. On May 26, the County determined that the application materials were sufficient to proceed with the agency comment period.

This property is within Hailey Area of City Impact (ACI). The City and County have an adopted Area of City Impact Agreement, adopted by the City on November 14, 1994 as Ordinance 649. The ACI

¹ Blaine County staff has indicated that further analysis of the property could potentially yield a density of 166 units

” ensure that development of land surrounding Hailey does not directly or indirectly negatively impact Hailey City services, infrastructure or quality of life; all in accordance with the Hailey Comprehensive Plan for the desirable future development of the City of Hailey.”

The Area of City Impact Agreement provides “[t]he City of Hailey’s Subdivision rules and regulations shall prevail with the exceptions that the Blaine County Environmental regulations, Flood Plain and Hillside, contained in Blaine County Development Ordinances, shall prevail.” Some of the provisions of this Ordinance have been rendered no longer valid by Idaho court decisions. Staffs, the Hailey City Attorney and the County Attorney have met, and determined that 1) Blaine County is the decision-maker for the current application, which was filed with Blaine County but 2) the Hailey Subdivision regulations (except for environmental, floodplain and hillside regulations) apply. Therefore, Hailey is a commenting agency to Blaine County, and the standards of review are, for the most part, the Hailey Subdivision standards.

The Owner/Applicant is requesting a Planned Unit Development (PUD) and Preliminary Plat approval from Blaine County for the Quigley Farm PUD project. The proposed project will be located on a single tax lot which is referenced as T2N R18E Sections 3 & 10 Tax Lot 8368.

Based on the proposed plan, the maximum density calculations are identified below:

Use Type	Area Summ (Acres)	Total		
		Base Dens (Dwelling U	Bonus Der (Dwelling U	Total Dwelling
Mid-Density (R-.40)	4.7	11.75	2.35	14.10
Residential/Agriculture (R-5)	105.7	21.16	5.29	27.51
Residential 10 (UIB)	19.4	1.94		1.94
Rural Density (R-40)	75.4	1.89		1.89
<i>Subtotal</i>	<i>205.3</i>	<i>36.74</i>		<i>45.44</i>
Community Housing Bonus @		7.35		7.35
Total	205.3	44.09		51

Based on the number of allowable dwelling units (rounded up to 51 units in total), the Owner/Applicant is proposing the following breakdown of unit types:

- 7 Large Lot Dwellings
- 9 Medium Lot Dwellings
- 10 Cottage Unit Dwellings *(4 of which are identified for community housing)*
- 6 Town House Sublot Dwellings *(2 of which are identified for community housing)*
- 9 Live/Work Mixed Use Dwellings
- 10 Multi-Family Dwellings *(2 of which are identified for community housing)*
- Mixed Live/work uses
- School Use
- Hospitality/Inn Site

In addition to the various land uses, the project will include network of roads, open space, paved and non-paved trails, an area for an active sports complex, winter and summer trailhead parking area, area for kids sledding and an area for winter Nordic. The project incorporates agriculture as a key project

concept.

Notice and P & Z Recommendation

Notice for the public hearing was published in the Idaho Mountain Express on July 13, 2016; the notice was mailed to property owners within 300 feet on July 13, 2016, for the August 1 P & Z meeting. The item was continued on the record to the September 12, 2016 Commission meeting, at which time the "concept" review was completed. The Planning and Zoning Commission recommendations are attached (letter to Hailey City Council dated September 23, 2016).

Notice for the October 17, 2016 City Council public hearing was published in the Idaho Mountain Express September 21, 2016.

Tonight's Meeting

Tonight's meeting will consist of:

- 1) A brief overview from staff as to the application process
- 2) A presentation from the applicant team on the project concept and layout
- 3) Questions by the City Council
- 4) Public Hearing
- 5) Continuation to a subsequent meeting for review of All Subdivision Standards

No decision is expected of the Council tonight.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

None

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

<input checked="" type="checkbox"/>	City Administrator	<input type="checkbox"/>	Library	<input type="checkbox"/>	Benefits Committee
<input checked="" type="checkbox"/>	City Attorney	<input type="checkbox"/>	Mayor	<input type="checkbox"/>	Streets
<input type="checkbox"/>	City Clerk	<input checked="" type="checkbox"/>	Planning	<input type="checkbox"/>	Treasurer
<input checked="" type="checkbox"/>	Building	<input type="checkbox"/>	Police	<input checked="" type="checkbox"/>	Sustainability
<input type="checkbox"/>	Engineer	<input type="checkbox"/>	Public Works, Parks	<input type="checkbox"/>	_____
<input type="checkbox"/>	Fire Dept.	<input checked="" type="checkbox"/>	P & Z Commission	<input type="checkbox"/>	_____

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

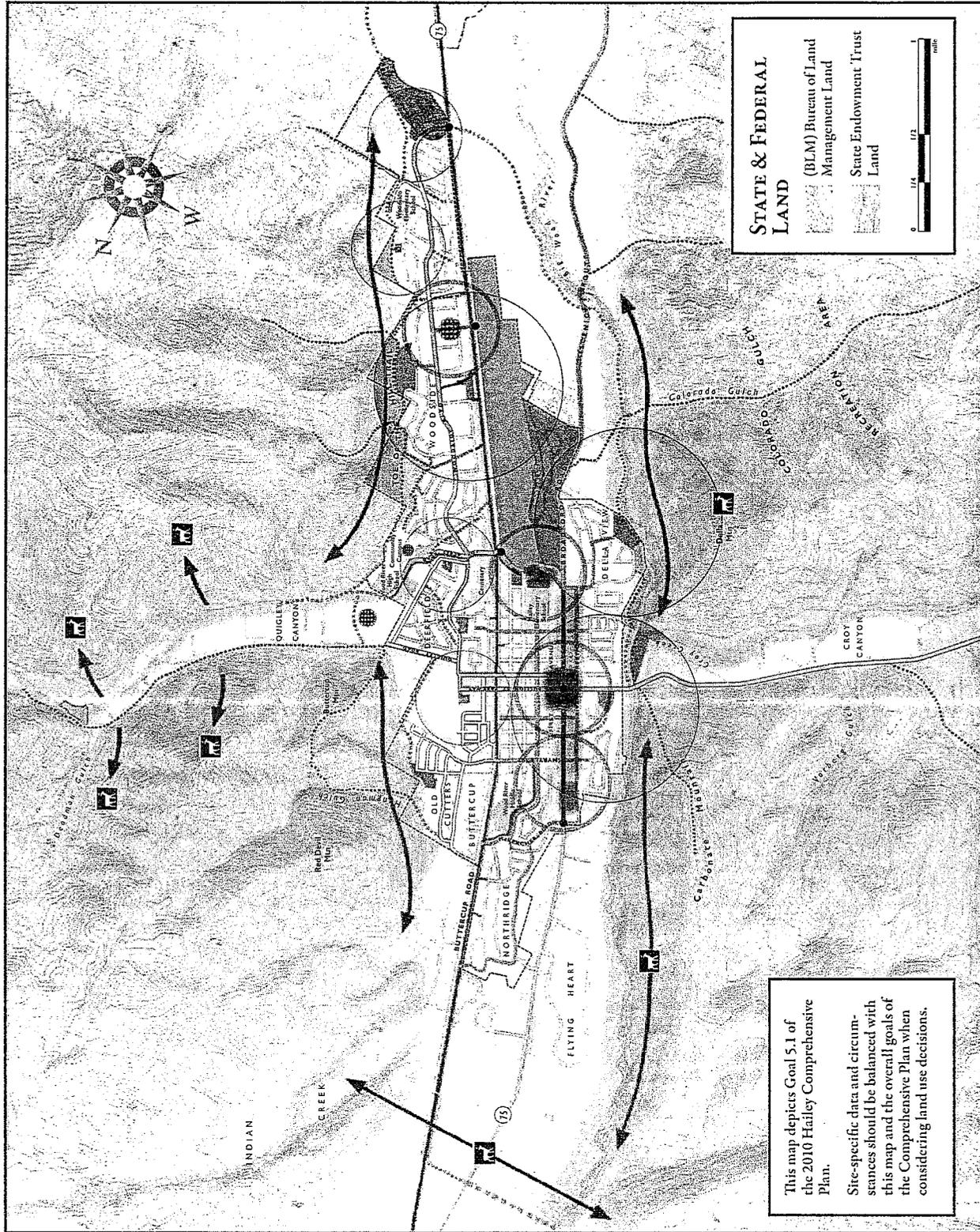
Determine a date certain for the continuation of the Public Hearing on Quigley Farms Subdivision and PUD within the Hailey Area of City Impact.

ACTION OF THE CITY COUNCIL:

Date : _____
City Clerk _____

FOLLOW-UP:

*Ord./Res./Agrmt./Order Originals: Record *Additional/Exceptional Originals to: _____
Copies (all info.): _____ Copies (AIS only)
Instrument # _____



STATE & FEDERAL LAND

- (BLM) Bureau of Land Management Land
- State Endowment Trust Land

0 1/4 1/2 mile

This map depicts Goal 5.1 of the 2010 Hailey Comprehensive Plan.

Site-specific data and circumstances should be balanced with this map and the overall goals of the Comprehensive Plan when considering land use decisions.

CITY OF HAILEY
HAILEY
COMPREHENSIVE PLAN
LAND USE MAP
RESOLUTION 2010-18

- LAND USE**
- Hailey City Limits
 - 1/2 Mile Service Area
 - 1/4 Mile Service Area
 - Parks Activity
 - Community Gateways
 - Main Street Corridor
 - Downtown
 - Community Activity Areas
 - High Density Residential
 - Residential Buffer
 - Traditional Residential
 - Light Industrial/Business Park
 - Airport Site Redevelopment
 - Neighborhood Service Centers
- PARKS & GREEN SPACE**
- Existing Parks
 - Hillside Green Space
 - School Playing Fields
 - Other Public Green Space
- HAILEY TRAILS**
- Paved Separated Pathways
 - Pedestrian & Bicycle Routes
 - Trails
 - Potential or Proposed Trails
- NATURAL RESOURCES**
- Floodplains, Floodways, Waterways and Wetlands
 - Open Space, Green Space, Greenways and Scenic Corridors
 - Wildlife Corridors/Winter Range Areas

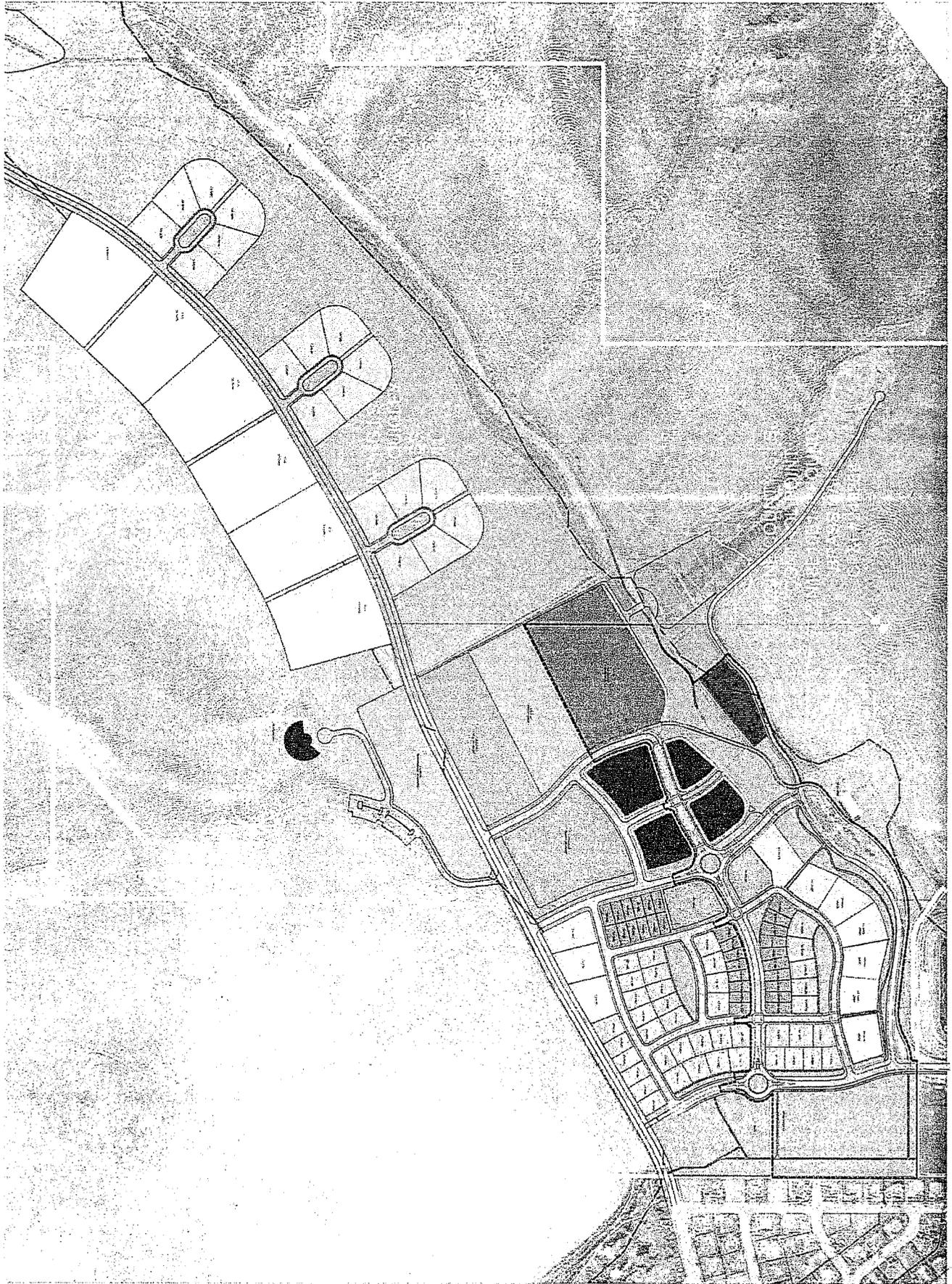
QUIGLEY

MASTERPLAN

OVERALL
RESIDENTIAL
PROGRAM

RESIDENTIAL TYPE	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	

25 MAY 2016



BEFORE THE HAILEY CITY COUNCIL

In the Matter of the Application by
Quigley Green Owners, LLC, for
Annexation and Zoning

**FINDINGS OF FACT, CONCLUSIONS
OF LAW AND DECISION**

I. PROCEDURAL HISTORY AND PERTINENT FACTS

In November, 2007, Hailey received an application by Quigley Green Owners, LLC ("Applicant") for annexation of approximately 1,109 acres into Hailey and for zoning of the parcel. Hailey has held numerous public hearings before the Hailey Planning and Zoning Commission ("Commission") and the Hailey City Council ("Council").

In its initial review, the Commission evaluated a proposed 379 lot development with an 18 hole golf course and recommended approval of the application subject to 54 conditions. *See Findings of Fact and Recommendation to City Council dated September 17, 2008.* Following the Commission's recommendation, the Council evaluated the application. During the Council's review, the Applicant agreed to eliminate any development above the pond and seek only one home site in Deadman's Gulch under the jurisdiction of Blaine County. The property proposed to be annexed was reduced to 912 acres ("Quigley Property"). The Council eventually evaluated the application and generally found the application conformed with the Hailey Comprehensive Plan. The Council instructed staff to negotiate with the Applicant and to forward a proposed annexation agreement to the Council so the Council could better evaluate the fiscal impacts of the application. During this time, the Applicant elected to revise the application by deleting the 18 hole golf course and by increasing the property density to 444 lots. In addition, the Applicant eliminated a separate pressurized irrigation system. At this time, the Applicant submitted a draft Annexation and Development Agreement. The Council conducted several more hearings and remanded the application to the Commission to review the changes to the application and to make a recommendation to the Council regarding land use issues and compliance with the Hailey Comprehensive Plan. Consistent with Council's instructions, the Commission evaluated the revised application and submitted a recommendation to the Council. *See Findings of Fact and Recommendation to City Council dated November 21, 2011.* At no time did the Applicant express a willingness to reduce the density proposed in the application.

Following receipt of the Commission's recommendation of the 444 lot application, the Council considered testimony of the Blaine County Planning Director, Tom Bergin, who evaluated the potential development density if the Applicant's land was developed in Blaine County. Mr. Bergin explained that the property has a maximum density of 105 lots as a straight lot subdivision and 129 lots as a PUD subdivision.

Following receipt of the Commission's recommendation, the Council also received a fiscal analysis and a water appraisal. *See Quigley Canyon Ranch Cost/Benefit Study (April 26, 2012) ("Fiscal Study") and Quigley Canyon Ranch Water Rights Valuation (February 10, 2012) ("Water Appraisal").* The Fiscal Study recommended an annexation fee of \$2,548.560, a water

annexation fee of \$898,190 and a waste water annexation fee of \$3,084,150. The water and wastewater annexation fees were derived from the estimated costs of on-site and off-site water and wastewater capital projects. See *Fiscal Study*, pp. 27-28, Tables T and U.

The Water Appraisal evaluated all of the Applicant's surface and ground water rights. The evaluation of the water rights by an independent engineering firm, SPF Engineering, was used in the appraisal of the water rights. The Water Appraisal concluded that the highest and best use of the water rights was for mitigation, not necessarily irrigation. As explained by the Director of IDWR, Hailey would have to obtain a permit to use the Quigley water for mitigation. Hailey was advised by SPF that a permit for mitigation is feasible, but it was unclear how much of the 1880 water could be used for mitigation and how much it will cost to obtain such a permit. Water Right No. 37-19736 was recommended to be used as the mitigation water right. This water right has a very early and valuable priority date of 1880, has a diversion rate of 2.28 cfs and is appurtenant to 276 .5 acres. The flow data between 2007 and 2011 demonstrated that the flow in the Quigley stream was less than the 2.28 cfs flow rate during some of the summer months. See *SFP Memo (December 31, 2008)*, p. 11 and *Water Appraisal*, p. 16, Figure 2. Ultimately, the Water Appraisal valued the 1880 surface water right between \$2,212,000 and \$3,318,000.

The Applicant was asked to explain what it felt were the appropriate annexation fees and how the Applicant proposed to fund the annexation fees. Immediately before the scheduled conclusion of the hearings, the Applicant provided the following list of contributions if the property was annexed into the City of Hailey.

Monetary

<u>Description</u>	<u>Amount</u>
Annexation Fee	\$ 2,548,560
Water annexation Fee	\$ 898,190
Wastewater Annexation Fee	\$ 3,084,150
Building Permit and DIF	\$ 2,421,180
Water Connection Fee	\$ 1,694,748
Wastewater Connection Fee	\$ 1,455,876
Meter and Inspection Fees	\$ 222,000
Net Revenue to General Fund	\$ 1,711,528
School Site	\$ 2,083,692
Public Transit Contribution	\$ 94,057
Library Contribution	\$ 47,068
Well – City Portion	\$ 61,000
Offsite Street Improvement – City Portion	\$ 247,500
	\$ 16,569,549

Non-Monetary

- Water Rights
- Open Space/Parks (470.75 acres)
- Bike Paths and Trails

During the May 12, 2012 hearing, the Applicant stated it felt the annexation fee of \$2,548,560 should be approximately \$2,000,000 but did not address the water annexation fee and wastewater annexation fee. At the May 12, 2012, hearing, the Applicant also stated that the City would be provided with assurances to pay all the fees but did not specify how the assurances would be made (*e.g.*, cash payment, letter of credit, payment bond or performance bond).

On May 23, 2012, the Council made oral findings of fact and conclusions of law. This Decision sets for the Council's formal findings of fact and conclusions of law.

II. FINDINGS OF FACT

A. Relevant Standards. Under §14.01.090(C) of the Hailey Municipal Code, the Council shall make findings of fact and conclusions of law to determine:

- 1) whether the proposed application will be harmonious and in accordance with the goals and policies of applicable components of the Hailey Comprehensive Plan,
- 2) whether the proposed annexation would be in the best interests of the citizens of Hailey, and
- 3) to the extent possible, whether the proposed annexation will have a negative fiscal impact upon the existing citizens of Hailey at the time of an annexation and in the future.

B. Comprehensive Plan Standard. A majority of the Council and Mayor finds that the proposed application will not be harmonious and not in accordance with the goals and policies of applicable components of the Hailey Comprehensive Plan. Council Members Brown and Burke find that the application general complies with the Hailey Comprehensive Plan which calls for compact and diverse neighborhoods and phased development. *See e.g., Hailey Comprehensive Plan, §§5.4, 5.4.7, 10.1.5, and 12.1.2.* Council Members Keirn and Cooley and Mayor Haemmerle find the density of the proposed development is too great, which in turn creates undue demand on city streets. *See e.g., Hailey Comprehensive Plan §§10.3, 12.1 and 12.1.1.*

C. Best Interests Standard. All of the Council Members and the Mayor find that the proposed annexation will not be in the best interests of the citizens of Hailey. Even though all of the Council and the Mayor believe it is appropriate that the Quigley Property be annexed into the City of Hailey, the Council as a whole does not believe it is in the best interest to annex the Quigley Property now and at the proposed density. Each council member's findings on the best interest standard are set forth in the following separate paragraphs.

Council Member Brown finds that the timing of this application is not right. Even though there has been some evidence of increased home sales over the last few months, there is not enough data to show a sustainable trend. The timing is also flawed in light of the uncertainty of the Cutters lawsuit. Moreover, the uncertain fiscal impact of the proposed annexation weighs against a finding that the application is in the best interests of the citizens of Hailey.

Council Member Keirn finds that the proposed density has significant impact on the city streets, especially when there is still considerable available infill development (e.g., Dumke property). The timing of this application is also a problem because Hailey is having a difficult time funding needed capital projects. The uncertain fiscal impact of the proposed development weighs against a finding that the application is in the best interests of the citizens of Hailey.

Council Member Cooley finds that the proposed density is the primary reason he cannot find compliance with the best interest standard. In particular, the traffic study demonstrates that there would be an unacceptable level of service even with the projected 15% decrease in traffic from the earliest plan which included a golf course. Annexation is not appropriate at this time with the proposed density even though recreation benefits are significant and even though a county development may be approved with individual wells and septic systems adjacent to the city boundaries.

Council Member Burke finds that many components of the proposed annexation are in the best interests of the city, such the recreational benefits and the associated economic benefits, but the present fiscal condition of the city weighs against a finding of compliance with the best interest standard.

For several reasons, Mayor Haemmerle finds the application as proposed is not in the best interests of the citizens of Hailey. The density of 444 lots is too dense. The city streets, especially Quigley Street, are not adequate for the density. The timing of the annexation is problematic because of the overall fiscal health of the City, because there is significant infill which can occur in the City and because present residential development is stagnant.

D. Fiscal Impact Standard. A majority of the Council and Mayor find that the proposed annexation will have a negative fiscal impact upon the existing citizens of Hailey at the time of an annexation and in the future. Council Member Burke finds the application will not have a negative fiscal impact upon the citizens of Hailey, while the remaining members of the Council and the Mayor find that the application will have a negative fiscal impact upon the citizens of Hailey.

The Quigley Canyon Ranch Cost/Benefit Study estimates the annexation fee to be \$2,548,560. The Applicant has suggested that it receive a credit against the annexation fee equivalent to the value of the water rights to be conveyed to the City. The water rights have been valued between \$2,212,000 and \$3,318,000. *See Water Appraisal.* The Council Members and the Mayor found that the Quigley Canyon Ranch Cost/Benefit Study was problematic based on the values used by the consultant and incomplete data. Given the complexity of the water law and the range of values by the appraisal, Council Members and the Mayor also found that the valuation of the water rights was difficult to ascertain.

In addition to any annexation fee, water and wastewater improvements and other off-site street improvements will need to be paid. The improvements include water improvements estimated to be \$898,190, wastewater improvements estimated to be \$3,084,150, and street improvements to Quigley Road, Deerfield and Fox Acres estimated to be \$1,050,000. *See Fiscal Study, Tables T & U, pp. 27-28; see also Draft Annexation and Development Agreement, pp.3-5.*

The Applicant has proposed to fund any monies to be paid in the future with a Community Infrastructure District formed under Idaho Code §§50-3101 *et seq.* After being asked how the Applicant intended to pay any fees on May 7, 2012, the Applicant generally stated in the May 21, 2012, hearing that the City would be provided with assurances to pay the monies in the future. Hailey is currently involved in adversary proceedings in the federal bankruptcy court in which the developer of Cutters Subdivision and a lender are asserting that the annexation fees are illegal. The Cutters annexation fees are secured and are to be paid in installments over time. In light of the Cutters lawsuits, Hailey wishes to be paid on or before any annexation and does not wish to become a creditor, secured or unsecured. A general assurance that monies will be paid in the future is insufficient to establish compliance with the fiscal impact standard.

§14.01.090 of the Hailey Municipal Code provides that a study, such as the Fiscal Study, recommends a base amount of annexation fees and that the Council retains the right to require further monetary or non-monetary contributions. Based on the reasons set forth herein, the Council did not address the need for further monetary or non-monetary contributions under §14.01.090 of the Hailey Municipal Code.

The Applicant has provided a list of contributions which total \$16,569,549. Many of the items on the list are not properly classified as contributions to Hailey. For example, the school site estimated at \$2,083,692, is a benefit to the Blaine County School District, not the City of Hailey. In addition, some of the items are characterized as fees but are really estimates of costs of certain water and wastewater projects which the applicant proposes to be constructed by the City of Hailey. *Fiscal Study, Table U, p. 28.* Some of the improvements are required for the development (*e.g.* Woodside trunk line and much of the city well). Other sources of revenue are designed to be regulatory fees which are designed to cover the later costs of inspections and enforcement. (*e.g.* building and inspection fees). The water and wastewater connection fees are designed to cover the cost of water and wastewater improvements. *Hailey Municipal Code, §13.04.140.*

Council Member Brown noted that the value of the water rights proposed to be conveyed to Hailey is uncertain because a permit must be issued for any mitigation right and it is unknown whether there will be a one for one transfer of the surface irrigation right to the mitigation right. Council Member Keirn noted that Hailey will incur actual costs to provide municipal services and the conveyance of water rights as a credit to any annexation fee will not pay for the municipal costs to be incurred upon annexation. Council Member Burke noted that the Quigley Canyon Ranch Cost/Benefit Study found that this proposed development would generate a positive cash flow for the first twenty-five years. *See Fiscal Study, p. 29, Table V.* Mayor Haemmerle noted that the uncertain assurance to pay for costs almost makes it impossible to approve this application.

E. Concurrent Zoning Application. In light of the decision not to annex the Quigley Property, it is not necessary to adopt zoning districts for the property.

III. CONCLUSIONS OF LAW AND DECISION

Based on the findings of fact stated on the record and in these Findings of Fact, Conclusions of Law and Decision, the Council makes the following conclusions of law:

- 1) the proposed application is not harmonious and not in accordance with the goals and policies of applicable components of the Hailey Comprehensive Plan,
- 2) the proposed annexation is not in the best interests of the citizens of Hailey,
and
- 3) the proposed annexation will have a negative fiscal impact upon the existing citizens of Hailey at the time of an annexation and in the future.

Accordingly, the Council and the Mayor unanimously deny the application by Quigley Green Owners, LLC, to annex the Quigley Property.

Dated this 28th day of June, 2012.


Fritz X. Haemmerle, Mayor

ATTEST:


Mary Cone, Clerk



CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 21st day of June, 2012, I caused to be served a true copy of the foregoing document by the method indicated below, and addressed to each of the following:

<input checked="" type="checkbox"/> U.S. Mail	J. Evan Robertson, Esq.
<input type="checkbox"/> Facsimile	Robertson & Slette, PLLC
<input type="checkbox"/> Hand Delivered	P.O. Box 1906
<input type="checkbox"/> E-Mail	Twin Falls, ID 83303-1906
<input checked="" type="checkbox"/> U.S. Mail	Dave Hennessy
<input type="checkbox"/> Facsimile	Hennessy Property Management
<input type="checkbox"/> Hand Delivered	PO Box 2720
<input type="checkbox"/> E-Mail	Ketchum, ID 83340-2720



Mary Cone, Clerk



City of Hailey

COMMUNITY DEVELOPMENT DEPARTMENT
115 MAIN STREET SOUTH
HAILEY, IDAHO 83333

Zoning, Subdivision, Building and Business Permitting and Community Planning Services
(208) 788-9815
Fax: (208) 788-2924

September 23, 2016

TO: Mayor Fritz Haemmerle and Council

FM: Hailey Planning and Zoning Commission

RE: Planning and Zoning Commission recommendation on Quigley Farms

Dear Mayor and Council:

This letter outlines our recommendations regarding the Quigley Farms development proposal, located in the City's Area of City Impact ("ACI"). We believe ACI's are incredibly important planning areas for our City. We embrace the concept that, over the long term, our planning should be geared towards these areas becoming part of the City of Hailey. We approached our review of Quigley Farms with this concept in mind. As required by the ACI agreement with Blaine County, we evaluated the applicable standards of evaluation found in Hailey's subdivision ordinance.

We find this project to be notably different than the 444-unit project considered by the City in 2012. We have spent two meetings discussing this project, and countless hours reading the background material in preparation for our hearings. We believe this project contains many excellent components which would add to the quality neighborhoods of Hailey. These include:

Significantly less density. The first phase of this project is proposed at 51 units, with buildout estimated in 2012 at 129 units. This is a much smaller project than what was proposed in 2012.

Incorporation of Urban Agriculture. Agriculture is an integral part of the project design. We were pleased with many of these agricultural components, including water re-use, local food production, education and other agricultural elements.

Recreational Amenities. The active sports fields, Nordic trails, bike/pedestrian trails and new trailhead to be managed by Blaine County Recreation District are excellent project attributes.

Sustainability. Many aspects of the design incorporate the sustainable ethic of Hailey.

We consider our review at this time to be a “concept” review, appropriate for our current role as a commenting agency. We believe this proposed project is a significant development and will require more comprehensive review by the City Council, the Blaine County Planning and Zoning Commission and the Blaine County Board of County Commissioners. The Planning and Zoning Commission suggests that a positive dialogue be undertaken, with the hope that this project will ultimately become a City project.

The Commission voted 4 to 1 to recommend a conditional approval of the application. The following is a list of project components that we would like the Mayor and Council to consider as they prepare comments to Blaine County on this project:

Planning and Zoning Commission Specific Recommendations to the City Council on Quigley Farms

1. Area of City Impact/Annexation.

While this project is not currently proposed for annexation, we believe the City should not close the door to this opportunity, and should work to accomplish this goal. The Commission recognizes that all municipal services will be impacted if this project remains in the County. City Police and Fire will likely be first responders to incidents due to the proximity of the property. All City streets and neighborhoods will be impacted by vehicular travel, as the only routes in and out of the project are from City streets. If the project remains in the County, the City will not have the benefit of any financial resources typically associated with building permit fees, development impact fees and property tax values to offset impacts to public services.

2. Wastewater.

The Commission spent considerable time evaluating the wastewater design proposed by the applicant. Hailey’s Subdivision Ordinance requires connection to the municipal wastewater system. *Hailey Municipal Code § 16.05.030.* An alternative to a mandatory municipal wastewater connection may be approved if recommended by the City Engineer and approved by the City Council only upon a showing that the alternative is clearly superior in design and effectiveness and will promote the public health, safety and welfare. *Hailey Municipal Code § 16.05.010.* In addition to the “clearly superior” standard, subdivision standards may be modified if strict application of the subdivision standards would result in “real difficulties and substantial hardships or injustices.” *Hailey Municipal Code § 16.11.010.*

The applicant is proposing a three part wastewater system consisting of collection, treatment and disposal. The Commission finds that the design as proposed is not "clearly superior" to the City municipal system as required by the City Subdivision Code. The Commission feels that aspects of the proposed wastewater disposal plan could meet this standard, and suggests that the City further explore concepts that allow for the treated wetlands component of the design. One Commission member does not support the alternative wastewater design because a homeowner's association would eventually be responsible for maintenance of the system and the Commission member does not believe a homeowner's association is able to properly maintain the system on a long term basis.

3. Water.

Hailey's Subdivision Ordinance requires connection to the municipal water system. *Hailey Municipal Code § 16.05.040.* As with the wastewater system, an alternative to a mandatory municipal water connection may be approved if the clearly superior and real difficulties and substantial hardships standards are met.

The applicant is proposing two water lines independent of the municipal water system. One line would serve the potable needs of the development, while the second line would serve the irrigation and fire flow needs of the development.

The Commission recommends:

- a. If acceptable flows can be provided, the project shall construct and dedicate wells to the City and connect to municipal water for potable in house use. Fire hydrants shall be connected to potable water main only, with fire flows to be provided by the City system.
- b. All irrigation should be provided as proposed by the applicant via infrastructure that is not connected to the City potable water system. Irrigation lines should meet City separation requirements.
- c. Irrigation on residential lots over ½ acre shall be limited to an area of ½ acre maximum.
- d. All construction and operations shall have DEQ and City approval.
- e. The development should install City compliant water vaults at time of development, but meters are not necessary until connected to the City system.
- f. An inspector shall be selected by the City and paid for by the applicant for City inspection of all water, sewer, and roadway infrastructure during construction.
- g. Quigley Tank

- a. Quigley Canyon will be open to public access as a result of this project. A fence and other security measures around the tank will be needed.
 - b. The drain and over flow for the tank will flow down the canyon and under the existing dirt road into the canal. A modified easement for water drainage may be needed.
 - c. The City will require access to the tank throughout the construction of the development.
- h. Distribution system
- a. Plans should show main line valves and sizes of mains (most likely 8")
 - b. The developer will need to install individual service lines for each lot for potable water.
 - c. The water services should not go through parcels J and K.
- i. There should not be a dead end main line to feed one service.

4. Land Use.

The current application encompasses approximately 205 acres, and consists of 51 single family residential lots (of which 7 are community housing units), commercial development of approximately 2.2 acres, and an Inn/Hospitality site of approximately 1.3 acres a school site of acres, 6.2 acres, dedicated open space and agricultural uses.

The Commission recommends:

- a. The Neighborhood Business Zone will likely be the most applicable zoning district for the parcels identified as mixed-use commercial. The Neighborhood District contemplates a maximum size of three (3) acres and uses that are subordinate to and support the residential nature of the area. The mixed-use commercial parcels should comply with this maximum, including subsequent project phases.
- b. Post-construction re-vegetation is recommended.

5. Roads.

The applicant is proposing a single access (non-emergency and emergency) from Fox Acres Road into the development and interior roads serving the development.

The Commission recommends:

- a. The second emergency access connecting Fox Acres Road to Quigley Road shall be completed with an all-weather/all-season surface for emergency access and maintained year round. This secondary access shall be shown on the Phase 1 plans.
- b. An additional (third) emergency access in the vicinity of the proposed school site/commercial use/Inn site(s) must be shown on the site plan as part of this phase, and constructed prior to construction of any school, commercial or Inn uses. Alternately, these uses could be shown in a future phase, planned to be concurrent with the completion of this emergency access.
- c. A separated bike path connecting Fox Acres through to the paved portion of Quigley Road should be included in Phase 1 to provide an alternate bike/pedestrian route to the High School and Community Campus.
- d. A striped bike lane is needed on Quigley Road to connect from the Quigley Farm project to the west to the Wood River Trail.
- e. As set forth below, the project should be brought into compliance with City standards:
 - i) No on street parking is allowed during snow removal periods.
 - ii) Maintenance of any landscaping within the right of way shall be the responsibility of the development.
 - iii) Typical Sections should be modified as follows:
 - 70' ROW with CURB & GUTTER: the drainage swale shall be re-designed to meet City standards.
 - 60' ROW with ON STREET PARKING: Sidewalks in these areas will be covered with snow during snow removal activities, unless sidewalks are maintained by the HOA.
 - 50' ROW with CURB & GUTTER: Trees along the curb line may impede snow removal and restrict snow storage; additional snow storage as shown on the 8-25-16 submittal shall be required.
 - 40' ROW: The City does not have a 40' ROW street cross section. These roads should be modified to meet City standards, or a waiver to standards requested.
 - 20' ROW for "Private Drive/Public Alley": While these 20' ROW's are called out as Alleys, they do not meet the City's definition of alley, and are functioning as Private Roads. These roadways should be redesigned to meet either the Alley standards or the Private Road Standards outlined in Title 18. Inverted crowns should be redesigned.
 - Snow storage easements, no less than 10 feet wide, shall be established adjacent to all right of ways and private alleys, on future plats.
- f. Redesign vehicular circulation system in Blocks 3 and 4 so all lots front on a street and are served by either a public or private street.

- g. Huckleberry Trail (road) serves the "potential trail head parking area", but is shown as a private road. This area should be privately maintained with a public access easement.
- h. Roadway cross sections on sheet C-6 shows a "geothermal line" but no geothermal sources are identified.
- i. Sidewalk widths should meet the standards of Title 18 Mobility Code.
- j. Sidewalks north of Fox Acres Roundabout should be extended to the edge of the asphalt.
- k. A pedestrian/nonmotorized connection from Antler Drive into the open space/sports complex should be added to the Phase 1 site plan.
- l. Details for catch basins and drywells do not adhere to the City Standards and should be modified to conform. Drainage structures need to be re-located so they collect runoff from the curb and gutter directly and so they are accessible during winter months.
- m. Street signage shall be added at final design.
- n. Roundabout design should be modified to accommodate loaders and other vehicles with a wider turning radius.

6. Fire protection.

As noted above, the applicant is proposing fire hydrants on the separate irrigation line. The Commission recommends that fire protection should be provided from potable water to ensure consistent year round fire flows, adequate backup storage and pressure.

7. Parks and Open Space.

The applicant is proposing a dedicated open space adjacent to Deerfield Subdivision which would be deeded to the Blaine County School District and would be used for active recreational use/sports complex. The applicant wishes to use this park as the site for the disposal of treated effluent from the proposed wastewater system. In addition, the applicant is proposing a variety of open space parcels, Nordic and summer bike path trails, completion of the Toe-of-the Hill trail, and connections to existing neighborhoods.

The Commission recommends:

- a. Parking and restrooms for the BCSD sports complex needs to be incorporated into the Phase 1 site plan, and the berm separating the existing soccer fields from the proposed sports fields should be removed.
- b. Dedications of public open space should be free of major encumbrances or easements.

- c. The Toe of the Hill Trail should be extended from the BCRD Campus into the project as part of Phase 1.

8. Future Phases.

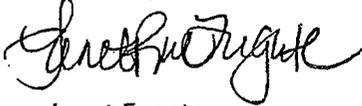
The applicant is only proposing development on one phase of Quigley Canyon. The applicant may wish to develop future phases at a later date.

The Commission recommends:

- a. Buildout of future phases should be established as a project maximum, including a maximum number of residential units, commercial/nonresidential square footage and other project maximums
- b. Tax Lot 8370: clarify that this will not be a developable parcel.

In addition to this letter, we have attached the minutes from our two public hearings, and the staff report we used to prepare our comments. We are available to meet if that would further inform your deliberations.

Sincerely,



Janet Fugate

Chair, Hailey Planning and Zoning Commission

**MINUTES OF THE MEETING OF THE
HAILEY PLANNING AND ZONING
Monday, August 1, 2016
5:30pm**

Present: Richard Pogue, Janet Fugate, Dan Smith, Jeff Engelhardt

Absent: Owen Scanlon

Staff: Brian Yeager, Lisa Horowitz, Robyn Davis, Ned Williamson, Heather Dawson

Call to Order

5:30:57 PM Chair Fugate called meeting to order

Public Comment

No public comments

Consent Agenda

CA 1 Motion to approve minutes of July 11, 2016

5:31:55 PM Chair Fugate noted a few typos in the July 11, 2016 Meeting Minutes. Jeff Engelhardt requested that the Meeting Minutes reflect the outcome of each vote.

5:32:23 PM Dan Smith motioned to approved the Consent Agenda items, incorporating any corrections. Richard Pogue seconded and the motion passed unanimously.

New Business and Public Hearings

NB 1 *Consideration of a Planned Unit Development (PUD) and Subdivision Preliminary Plat, the Quigley Farm PUD. This is an application to Blaine County by Quigley Farm & Conservation Community, LLC, represented by Hennessy Company and SERA Architects. The proposed project would consist of 51 units (rounded up to):*

- *7 Large Lot Dwellings*
- *9 Medium Lot Dwellings*
- *10 Cottage Unit Dwellings (4 of which are identified for community housing)*
- *6 Town House Sublot Dwellings (2 of which are identified for community housing)*
- *9 Live/Work Mixed Use Dwellings*
- *10 Multi-Family Dwellings (2 of which are identified for community housing)*
- *Future hospitality site of 1.38 acres*
- *Future Sage School site of 6.17 acres*
- *Open Space and common area*
- *Bike/pedestrian pathways and trails*
- *Working Agriculture*

The proposed project will be located on a single 205.3-acre tax lot, which is referenced as T2N R18E Sections 3 & 10 Tax Lot 8368. The City of Hailey is not a decision-making body and shall only make recommendations to Blaine County. The Hailey Planning and Zoning Commission will review the project, and make recommendations to the Hailey City Council.

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5:34:27 PM Lisa Horowitz presented the City of Hailey Review of the Quigley Farms Planned Unit Development (PUD). Horowitz noted that the City of Hailey first reviewed the Quigley Farms Development in 2007. The proposal was for an 1109 acre project and was first proposed as a 379 lot, 18 home golf course that moved from the Planning and Zoning Commission to the City Council. Modifications were made and the project returned to City Council in 2012. Quigley Farms Development was denied in June 2012. Horowitz noted that the current Applicant Team (has changed since 2012) submitted an application to Blaine County in April and May of 2016. Horowitz also noted that the City of Hailey was advised that under the County Zoning Rules, 129 lots could be developed if the project were a Planned Unit Development (PUD).

5:36:37 PM Horowitz went on to explain the 1994 jointly signed agreement made between the City of Hailey and Blaine County, stating that the Hailey Subdivision Rules and Regulations shall prevail with the exception that the Blaine County Regulations apply and furthermore, that Blaine County is the decision maker. Horowitz informed the Commissioners that they would make a recommendation to the Hailey City Council, who would make that recommendation to Blaine County. Horowitz reiterated that Blaine County is the ultimate decision maker and would be utilizing the City's Subdivision Rules and Regulations to make a decision.

5:37:30 PM David Hennessy, representing the Quigley Farm Conservation Community, discussed the denial of the previous proposed annexation was in 2012, noting that a new entity was formed to come up with new approach for the project. The new plan incorporates agriculture and food and blends for-profit and non-profit models in a sustainable community.

5:38:10 PM Hennessy noted that the overall ranch is approximately 1500 acres; 1110 acres that are continuous to City of Hailey.

5:39:30 PM Jeff Roberts, with SERA Architects, noted his specialty in community based design processes and engaging community in a uniform design that is logic and sustainable. Roberts presented the proposal: using the first piece of land (gateway to Fox Acres, abutting Wood River High School) to develop a plan that utilizes a combination of Keystone and Incubator plans.

5:44:46 PM Roberts noted that the Incubator Concept was popular among residents. Per Roberts, residents noted that they really liked the higher education component, the neighborhood park and the extension of trails to Beaver Pond. Residents also noted some cons to the concept: traffic mitigation and parking issues.

5:45:14 PM Roberts noted that the Keystone Concept was the most popular among residents. Per Roberts, residents noted that they really liked the location of The Sage School, ideas of stream restoration, and how compact the concept was compared to the others. Residents also noted it was the best concept due to its compactness. Residents also noted some cons: impacts on wildlife, as well as habitat and migration issues.

5:47:47 PM Roberts presented the incorporation of the residents' concerns in the Quigley Farms PUD Master Plan.

5:51:15 PM Lisa Horowitz continued with the summary of the Staff Report and presented how the project compiles with the City of Hailey's current Comprehensive Plan. Horowitz noted that more detail would be needed regarding unit counts and square footage, to fully determine if it met what the City believes to be a Neighborhood Service Center. Horowitz presented the next component, Streets, which stated that the road during the first stage should connect with an all-season road to Quigley Road; that it may be valuable to move traffic from Buckhorn to

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Quigley Road and relieve traffic from existing neighborhoods. Bike lanes were also recommended.

5:53:20 PM Horowitz discussed Sidewalks and Drainages, noting that the Blaine County Recreation District would like to manage the trails, similar to that of the other trails in the City. Horowitz also presented on Orderly Development, noting that the project is being proposed in phases. Horowitz noted that the City would need the full commercial, non-residential square footage to complete the analysis. Horowitz also noted that the City Engineer suggested the parking and drive-lanes be organized to accommodate sporting events.

5:56:19 PM Horowitz also noted that part of Orderly Development is to look at the Other Municipal Services the City provides: all traffic from project will come through City of Hailey and if project remains as a Blaine County project, the City of Hailey will have many of the impacts without the financial benefits that a one would normally see with a project under City Regulations for Building Permit Fees, Property Taxes and Development Impact Fees.

5:59:03 PM Horowitz presented the minimum improvements required for sewer and water connections. These state that projects must connect to municipal sewer and water. Horowitz highlighted in the Standard Review whereby the City can look at alternatives – "...if the City Engineer finds and the Council finds that the sole discretion is that the showing of the alternative is clearly superior in design and effectiveness, and will promote the public health, safety and welfare..."

6:01:13 PM Brian Yeager, City Engineer, noted that the sewer is the most concerning, as property is located within the City of Hailey Wellhead Protection Area. Yeager also noted that the sewer is proposed to be infiltrated into ground. Yeager believes the biggest issue is to create a large or several small drain field infiltration areas within protection area, and is a concern. Yeager stated that if the drain fields were to fail or if the sewer treatment system were to fail, it would be damaging to the City. Funding would be difficult to generate to repair and/or maintain the system. Yeager also noted that if the systems were to come into the City at some point, the system is inconsistent and incompatible with current technology. All components currently used for treatment system, City of Hailey employees are not trained on. Yeager noted that the effluent that would be going in to the ground from the drain fields and would be disposed of adjacent to the City boundary, which could create subsurface nitrate plumes, which could also negatively impact the City.

6:05:07 PM Yeager noted that water is more straightforward and there are adequate water rights in proposed area. Lisa Horowitz showed the Commissioners where well sites and drain fields are proposed on the map.

6:06:45 PM Brian Yeager noted that future phases are anticipated to have their own decentralized sewer and septic systems, so that there would be more than just one in case of failure. Location is not determined at this time.

6:08:05 PM Chair Fugate found the proposed Sewer Treatment Center to be interesting and inquired about the advantages of it.

6:09:13 PM Jeff Roberts discussed other areas where this particular Sewer Treatment Center is excelling. Roberts noted that the system utilizes native plant materials, is approximately five (5) feet deep, including seven (7) layers of gravel. Roberts noted that a year after development, treatment center becomes a wetlands area and can be used as a public botanical garden.

6:13:27 PM David Hennessy explained that the system is required to have triple redundancy. This system has to meet DEQ approval for it to be a safe and effective system, which involves the management and operation of the system. Chair Fugate inquired about snow load and the effect it has on the system. Jeff Roberts explained that a previous project was completed at 8,000 feet and continues to work the bacteria effectively; no problems have been seen.

6:15:32 PM Richard Pogue inquired about the scope of development and what the system would effectively service. Jeff Roberts noted that the system can effectively handle 14,000 to 18,000 gallons per day; the treatment center sits on 180 acres. Dan Smith inquired about length of time Jeff Roberts has been working with these systems. Roberts noted since 2007; nine years in total. Dan Smith also inquired about the proximity to domestic wells, if any. Roberts noted that there are seven recharge wells on the site. System is using natural aquifer under Las Vegas and sprinkling over top of center to serve botanical gardens that cover system. Smith inquired about depth of aquifer. Roberts reported that the aquifer is 25 feet.

6:17:27 PM Jeff Engelhardt inquired about the system and why the Applicant Team chose to utilize a Sewer Treatment Center instead of attaching to City sewer. Hennessy reiterated that the project is a county project and the Applicant Team is not looking for annexation to the City. Roberts noted that the operating costs are cheaper than other sewage treatment facilities. Engelhardt questioned the life expectancy of system. Roberts responded with least 100 years.

6:18:34 PM Richard Pogue inquired about whether or not the system would be placed under a recreation field. Roberts noted that the drainage fields would be going under the recreation fields. Roberts reiterated that the remaining system would be disguised as a botanical garden. Engelhardt questioned if buildings would be built to contain the UV equipment. Roberts noted that three building would be built to house UV equipment. Each building would be roughly 12x14 feet and would be monitored by an HOA. Roberts also noted that the facility would need to be pumped every 8 to 10 years.

6:21:04 PM Chair Fugate inquired about an amphitheatre. Hennessy noted that an amphitheatre in the overall Master Plan; however, is currently not proposed at this time.

6:21:39 PM Jeff Roberts included square footage of The Sage School, which is 23,100 square feet. Hennessy noted that total square footages are for the overall project and not for the PUD that was submitted.

6:22:21 PM Chair Fugate inquired about the street width and turnaround for emergency access. Samantha Stahlnecker, from Benchmark Associates, noted that contact has been made with Hailey Fire Department regarding matter and informed the Commission that the proposed alley width is 20 feet, which is the minimum width for Fire Code.

6:23:18 PM Jeff Engelhardt returned to the concept of the sewer and inquired about what would happen if system failed. Roberts noted that yearly reporting is required and would be monitored by an HOA. Roberts noted that per the State of Nevada, a license has to be renewed every year to run this type of sewer system.

6:26:46 PM Engelhardt also inquired about what would happen if water tests positive. Roberts noted that we hope to have redundancies in the system to mitigate any issues or can quickly identify them and be able to fix them prior to anything major happening. Richard Pogue noted the expense of the system for 51 units. Roberts agreed and believes it is more expensive because it is progressive; cutting edge and leading the way in sustainability.

6:28:02 PM Dan Smith inquired about street deficiencies as far as widths required by the City for alley ways. Samantha Stahlnecker noted that they are proposing narrower right of ways than what the City of Hailey suggests. Roberts noted that this is to promote a walkable community; hoping to maximize bike lanes and minimize use of the car. The goal is to get people walking and moving onsite. Samantha Stahlnecker noted that curbs and gutters are proposed for the entire development with the exception of alleyways; hoping to defer traffic to streets.

6:30:16 PM Richard Pogue inquired about the total development size or long term development. Hennessy noted that the long term vision is to develop the first 205 acres and once successful, the next section would be bought and developed. Hennessy would like to see about 125 units onsite, plus community housing.

6:31:06 PM Chair Fugate inquired about block regulations. Lisa Horowitz explained that City Regulations require that lots front on to a street and/or touch a street. Roberts noted that the goal was to serve the car in the alley and create a park-like feature at the front door, encourage community to walk. Jeff Engelhardt inquired about how a fire apparatus would get to and from the property. Roberts noted that the alleyway would serve as primary access.

6:33:54 PM Chair Fugate opened the item for public hearing. Rachel Omsted would like the Applicant Team to elaborate on purpose of park and whether or not the burm would remain between the residential neighborhood and the field near Buckhorn Drive. Omsted also inquired about the overall width of park and if lights would be illuminated at night?

6:35:37 PM David Groberman inquired about whether or not the County will host a similar public hearing.

6:36:10 PM Penny Fayer inquired about the proposed playing fields that run along backside of Buckhorn and what will happen to that space during Phase II of the project. Fayer also inquired about whether or not the playing field area would be given to the Blaine County School District and who would pay for the maintenance of that space. Fayer asked about what the ball fields would be intended for, as well where the parking for the fields would be located. Lastly, Fayer inquired about the location of the three 12x14 buildings for the Sewer Treatment Center.

6:37:47 PM Peter Lobb inquired about whether or not Blaine County would have to follow any of the recommendations made by the Hailey Planning and Zoning.

6:38:18 PM Rachel Omsted inquired about traffic mitigation and whether or not speed bumps have been given any thought.

6:39:01 PM Dave Bingham inquired about the Nordic Trails and where they would be located as well as where they would cross the roads.

6:39:22 PM Penny Fayer inquired about the wildlife impact and is curious to know, with the increase in elk and deer in the area, where their passage would be

6:40:34 PM Tony Evans inquired about the elk feeding and whether or not it will change and/or if it continues, if it would have an impact on the neighborhood. Evans also inquired about the greenhouses that are proposed and what the zoning rules for greenhouses are. Evans questioned whether or not there is a guarantee under zoning that the greenhouses wouldn't be transferred or rezoned for residential use.

6:43:36 PM Troy Thayer has concerns about lighting of the fields, as well as parking and restroom location of the playing fields. Thayer inquired about details and more information on subject matter.

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6:44:33 PM Tony Evans commented on the ecological benefits of the alternative septic system: conserving water and cutting down on greenhouse gases; environmental benefit to project.

6:45:25 PM Chair Fugate closed the item for public comment. Hennessy discussed the parks and and/or recreation fields and noted that that they have proposed to donate the land to Blaine County School District to develop; however, parameters have been set by PUD: no lighting allowed. Hennessy noted that the location of restrooms and parking will be outlined and developed by BCSD. The burm located between the existing fields may be removed; however, the burm adjacent to residential neighborhood would remain.

6:46:37 PM Chair Fugate inquired about an agreement made between Applicant Team and BCSD that the area will be utilized for fields and not future development (i.e., future school, etc.). Hennessy confirmed that an agreement would be established.

6:47:35 PM Hennessy also commented on the Nordic Trails. Hennessy stated that the concept would be to connect through the Wood River Trail System and would also be donated to the Blaine County Recreation District. A bridge and/or underpass would be constructed to eliminate pedestrians crossing the street.

6:48:20 PM Hennessy commented on the elk feeding and noted that there are plans to build a hay storage area to mitigate elk feeding and migration in neighborhood.

6:50:10 PM Jeff Roberts noted that the location of the 12x14 buildings has not yet been determined; however, Roberts noted that one will likely be integrated with restrooms near playing fields.

6:50:55 PM Chair Fugate commented on the process of Blaine County and noted that public hearings would be held throughout the process. Ned Williamson noted that the County has the jurisdiction to make a decision on the PUD Application and the stronger our recommendation the better.

6:52:28 PM Jeff Engelhardt commented on the Quigley connectivity and believes it would be advantageous to have a loop that would mitigate and/or decrease traffic near high school.

6:54:46 PM Chair Fugate inquired about the roads and drainage. Samantha Stahlnecker, from Benchmark Associates, noted that the alleyways are currently proposed to drain in the center. Stahlnecker also noted the concerns on function in the winter. Stahlnecker stated that the slopes meet the standards and areas will be plowed and maintained.

6:56:22 PM Richard Pogue inquired about the development of the homes and whether or not the Applicant Team has plans to develop the lot or sell the lot for others to develop. Hennessy noted that only the lots would be sold and design guidelines that follow something similar to that of the City of Hailey's guidelines would be put in place.

6:57:01 PM Dan Smith inquired about the commercial zones and whether or not other organizations or business are allowed to utilize the space. Hennessy noted that they foresee more than just non-profit organizations utilize area Richard Pogue applauds interaction between farming concept and housing.

7:00:11 PM Chair Fugate noted her excitement on project and believes the project to be sustainable. Chair Fugate also noted her concerns and would like to explore the concept in further detail.

7:02:02 PM Chair Fugate questioned other systems and what has previously gone wrong. Jeff Roberts noted that a previous system had issues with water flowing too close to the surface, which formed algae and odor. Tuning was needed and the issue was eventually fixed.

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7:04:30 PM Chair Fugate asked Brian Yeager to elaborate on the Wellhead Protection Zone. Brian Yeager noted that there are no true regulations or rules around Wellhead Protection Zones, only guidelines and suggestions - more of a planning boundary for the recommended uses. Samantha Stahlnecker noted there are varying levels of treatment with these systems. Stahlnecker also noted that system will be treated at a high level and effluent will not be directed to drain fields, only clean, treated water.

7:07:51 PM Ned Williamson questioned the budget/operating costs of treatment system and noted that he would like to see a breakdown of these costs: operating and maintenance costs. Dan Smith inquired about a second system and whether or not one would be needed for Phase II. Hennessy noted that the proposed system is capable of handling Phase I and II. Phase III may include three more systems to meet residential needs. Richard Pogue confirmed that a total of 125 units would be built, including community housing. Hennessy noted that with the addition of community housing, units would total 150.

7:10:42 PM Chair Fugate inquired about the connections to Toe of the Hill Trail. Hennessy noted that a connection will be developed as well as summer trail systems that BLM is proposing. Jeff Engelhardt inquired about possibility of building a cluster of tiny homes and renting them out. Hennessy noted that the proposal includes smaller, stacked homes, but not tiny homes.

7:13:20 PM Chair Fugate noted her excitement; however, still has a few concerns that will impact Hailey in more ways than one. Richard Pogue questioned whether or not the Applicant Team would- consider coming through City of Hailey, like an annexation. Hennessy reiterated that that was previously proposed and currently, they have plans to move forward with Blaine County. Dan Smith noted that the concept is very different than what was presented before. Smith also noted that the project will impact the City, both negatively and positively, which will benefit residents, and reiterated that the Commission needs to look at it in a way that will be best for the City. Hennessy noted that there are added costs with an annexation that would impact the current design of the project.

7:17:59 PM Chair Fugate revisited the cost of the sewer treatment and maintenance, and reiterated that she would like to see a budget or plan. Dan Smith would also like to see a report and budget plan from a system at a similar elevation, with similar snowfall.

7:19:20 PM Steve Butler noted that the drain fields are sized and have been designed to handle the peak daily flows for entire community; conservative design to ensure accuracy.

7:20:43 PM Chair Fugate noted her concerns with high volume traffic near high school. Jeff Engelhardt noted the difficulty in traveling during that time of day in certain areas. Dan Smith informed the Commission that he would like to see this continued, which would allow more time to process the details and digest the concept. Chair Fugate agreed. Chair Fugate also inquired about funneling other questions to Lisa Horowitz prior to next meeting.

7:24:28 PM Richard Pogue noted that the development will impact the City of Hailey and his responsibility is to the City of Hailey. Pogue noted that development will impact future generations for years to come and believes he needs more assurance on feasibility of project.

7:25:59 PM Chair Fugate reiterated that she would like to funnel any questions or information to Lisa Horowitz to move the project along for the next meeting on September 12, 2016. Commissioners agreed.

7:26:40 PM Dan Smith moved to continue the proposed Planned Unit Development (PUD) shown on the proposed Quigley Farms Preliminary Plat located at SESE Section 3 & NE & N1/2SE Section 10, Map 2N R18E Section 3 & 10, Tax Lot 8368, to the regular Planning and Zoning Commission meeting of September 12, 2016. Richard Pogue seconded and the motion carried.

Old Business

Commission Reports and Discussion

Staff Reports and Discussion

SR1 Discussion of current building activity, upcoming projects, and zoning code changes.
(No documents)

SR2 Discussion of the next Planning and Zoning Meeting: Monday, August 22, 2016.
(No documents)

Adjourn

Jeff Engelhardt motioned to adjourn. Dan Smith seconded and all were in favor.

**MINUTES OF THE MEETING OF THE
HAILEY PLANNING AND ZONING
Monday, September 12, 2016
5:30pm**

Present: Richard Pogue, Janet Fugate, Dan Smith, Jeff Engelhardt, Owen Scanlon
Staff: Lisa Horowitz, Robyn Davis, Brian Yeager

Call to Order

5:28:04 PM Chair Fugate called meeting to order.

Public Comment

No public comments

Consent Agenda

CA 1 Motion to approve minutes of August 22, 2016

CA 2 Motion to approve FF for D.L. Evans Bank

CA 3 Motion to approve FF for UPS.

5:28:49 PM Horowitz informed the Commissioners that the Conditional Use Permit for UPS regarding its temporary structure must have a time limit and therefore, cannot be 'in perpetuity'. Horowitz noted that the language was removed from the Findings of Fact and will be presented again to the Commissioners in 12 months, assuming UPS wishes to reapply.

5:30:40 PM Dan Smith noted a few changes from the August 22, 2016 meeting. Smith informed the Commission that the current trees on the D.L. Evans lot are *not compliant* with the *new* topography of the lot, as elevations will rise.

5:31:51 PM Smith also clarified that Jessica Aguilar, from D.L. Evans Bank, was *not aware* that the banner pole and street light were *not city expenses* and that the Applicant would be responsible for purchasing the new pole.

5:32:28 PM Jeff Engelhardt motioned to approve the August 22, 2016 Meeting Minutes as amended. Dan Smith seconded and all were in favor.

New Business and Public Hearings

NB 1 *Consideration of a Request for Reconsideration pursuant to Hailey Municipal Code 17.03.050(D) by Wise Guy Pizza, located at 411 Main Street (S. ½ of Lot 3, Lots, 4, 5, Block 56 Hailey Townsite). The applicant is requesting reconsideration of a condition imposed by the Commission. That condition states that a City street tree located in the City right-of-way should remain.*

5:33:05 PM Horowitz explained that the City of Hailey hasn't had an appeal since 2009 and informed the Commissioners that when an appeal is filed, a Request for Reconsideration is discussed first. Horowitz informed the Commissioners that when an appeal is filed, only the information on the record is considered. However, Horowitz also explained that if the Commissioners choose to review the new information, then no information shall be discussed during this meeting and the appeal would be noticed as a public hearing for the September 26, 2016 meeting.

5:35:09 PM Owen Scanlon believed the information to be relevant and would like to consider the appeal by Wise Guy regarding the removal of one City street tree. Richard Pogue agreed.

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5:36:15 PM Richard Pogue moved to consider a Request for Reconsideration pursuant to Hailey Municipal Code 17.03.050(D) by Wise Guy Pizza, located at 411 Main Street (S. ½ of Lot 3, Lots 4, 5, Block 56 Hailey Townsite) to the September 26, 2016 Planning and Zoning meeting to consider the new information prepared by the applicant. Owen Scanlon seconded and all were in favor.

NB 2 *Consideration of the Design Review Application submitted by Benny Rod Shop, represented by Susan Scovell, for a new 3,685 square foot addition to an existing 4,352 square foot building located at 1131 Airport Way (Lot 2A, Block 1, Friedman Park Subdivision) in the Light Industrial (LI) Zoning District.*

5:37:39 PM Rebecca Bundy, representing Susan Scovell, introduced the project, informing the Commissioners that the proposed addition to Benny Rod Shop is approximately 3,700 square feet and would wrap around the existing building on the north and the west sides. Bundy noted that all required setbacks would be met as well as lighting standards, per City Ordinance. Bundy explained that details will be added to the addition to create warmth to the building. These included: a gabled roof, horizontal wood siding and hanging baskets. Hanging baskets will be the only addition to the landscape plan and all existing trees will remain. Bundy also noted that the applicant is proposing to pay a fee in lieu of installing sidewalks.

5:43:25 PM Dan Smith inquired about the space and the areas that would be heated. Bundy noted that only the restroom and office would be heated, as the rest of the space would be utilized for storing vehicles not actively being worked on.

5:44:24 PM Chair Fugate opened the item for public hearing.

5:44:40 PM Chair Fugate closed the item for public hearing. Owen Scanlon believes proposed addition is a continuation of what is already there. Pogue agreed.

5:45:28 PM Dan Smith motioned to approve Design Review Application submitted by Benny Rod Shop, represented by Susan Scovell, for a new 3,685 square foot addition to an existing 4,352 square foot building located at 1131 Airport Way (Lot 2A, Block 1, Friedman Park Subdivision) in the Light Industrial (LI) Zoning District, finding that the project does not jeopardize the health, safety and welfare of the public, and the project conforms to the applicable specifications outlined in the Design Review Guidelines, applicable requirements of the Zoning Ordinance, Title 18, and City Standards, provided conditions (a) through (g) are met. Richard Pogue seconded and all were in favor.

NB 3 *Consideration of an application for a Subdivision of Lot 2, Block 4, Old Cutters, by creating seven (7) sublots, to be known as Sonitalena Cottages. Sublot 1 consists of 0.06 acre, Sublot 2 consists of 0.04 acre, Sublot 3 consists of 0.04 acre, Sublot 4 consists of 0.03 acre, Sublot 5 consists of 0.04 acre, Sublot 6 consists of 0.04 acre and Sublot 7 consists of 0.07 acre. The total development comprises of 0.89 acre. Current zoning is General Residential (GR). Design review was approved for this project on July 11, 2016.*

5:47:51 PM Horowitz presented the proposed subdivision and informed the Commissioners that a few issues were noted in the Staff Report: 1) snow storage locations are different than what was presented in Design Review. Horowitz has asked the applicant to modify the plat to match the Design Review, and 2) there is a ¾" water main on adjacent lot that will service property (three units) and a second ¾" main that will service the rest of the property (four units). The applicant is requesting that an easement be placed over one lot for the benefit of Sonitalena Cottages.

5:49:39 PM Horowitz also informed the Commissioners that a sewer main was put in place years ago and as part of the Sonitalena Cottages, a garage will be built over it. The options at this time are to cap the sewer main off in the common area and have a man hole elsewhere, or to have an agreement between the City of Hailey and the applicant about said line and that the applicant

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would be responsible for its repair if anything were to happen.

5:50:55 PM Dan Smith questioned whether or not sewer line would service all buildings in subdivision. Horowitz confirmed that the sewer line would service all buildings in subdivision and have already been tapped off farther back.

5:54:59 PM Bruce Smith, from Alpine Enterprises, questioned whether or not it is necessary to complete another easement on top of an existing one. Horowitz confirmed the necessity and explained that this particular water meter was developed to serve adjacent lot.

5:57:58 PM Chair Fugate opened the item for public hearing.

5:58:15 PM Chair Fugate closed the item for public hearing. Chair Fugate inquired about the modified condition and how it should read. Horowitz read the revised condition: An easement, of a minimum of ten feet (10') in width, shall be placed over the water meter and line, located on the duplex sublots to the south.

6:02:19 PM Owen Scanlon believes the sewer line is fine where it is and agreed that the applicant will maintain it.

6:02:49 PM Owen motioned to approve application for a Subdivision of Lot 2, Block 4, Old Cutters, by creating seven (7) sublots, to be known as Sonitalena Cottages, finding that the project does not jeopardize the health, safety and welfare of the public, and the project conforms to the applicable specifications outlined in the Design Review Guidelines, applicable requirements of the Zoning Ordinance, Title 18, and City Standards, provided conditions (a) through (h) are met. Dan Smith seconded and all were in favor.

NB 4 *Continuation of a Planned Unit Development (PUD) and Subdivision Preliminary Plat, the Quigley Farm PUD. This is an application to Blaine County by Quigley Farm & Conservation Community, LLC, represented by Hennessy Company and SERA Architects for a 51-unit mixed use project consisting of:*

- *7 Large Lot Dwellings*
- *9 Medium Lot Dwellings*
- *10 Cottage Unit Dwellings (4 of which are identified for community housing)*
- *6 Town House Sublot Dwellings (2 of which are identified for community housing)*
- *9 Live/Work Mixed Use Dwellings*
- *10 Multi-Family Dwellings (2 of which are identified for community housing)*
- *Future hospitality site of 1.38 acres*
- *Future Sage School site of 6.17 acres*
- *Open Space and common area*
- *Bike/pedestrian pathways and trails*
- *Working Agriculture*

6:04:40 PM Horowitz summarized the background information on the project and noted the project as being located within the Area of City Impact. Horowitz also summarized the joint agreement the City of Hailey and Blaine County have in that the City of Hailey's Rules and Regulations regarding Subdivisions will be applied to the project, with the exception of Floodplain and Hillside, in which Blaine County Rules and Regulations will apply. Horowitz also noted that though this project has no intentions of annexing, the purpose of Area of City Impact is to anticipate that lands will annex and integrate in to the City. Horowitz reminded the Commissioners that Blaine County is the decision maker on this project and the City of Hailey is the recommending agency.

6:07:42 PM Lisa Horowitz and Brian Yeager reviewed the most salient points of the Staff Report. First, because Quigley Canyon is a neighborhood service center, any commercial uses shall be subordinate to residential uses, as well as to the downtown or larger activity areas of Hailey.

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6:08:15 PM Brian Yeager presented the primary concerns regarding sewer and water. Yeager noted that projects located within the Area of City Impact are required to connect to municipal water and sewer. Yeager also noted the exception to the ordinance: the alternative method must be clearly superior in design and effectiveness.

6:09:07 PM Yeager presented three components to sewer systems: 1) the collection system, 2) the treatment system, and 3) the disposal system, and explained how each fit under the City Development or Subdivision Ordinance Standards.

6:09:40 PM Yeager explained the proposed Collection System and noted its viability; however, informed the Commissioners that it does not meet City Standard. Yeager also noted that the proposed system may require increased operating resources, effort and costs over a conventional gravity system.

6:12:36 PM Yeager went on to explain the proposed Treatment System and noted that the Subdivision Ordinance Standards do not address treatment; therefore, by default, the City would be required to provide treatment. Yeager summarized staff comments and noted that staff does not believe the system to be superior to what is currently in place.

6:15:42 PM Yeager explained the final component to the sewer system: the Disposal System. Yeager compared proposed project to City Subdivision Ordinance and noted that there is still much to be explored in this area utilizing the proposed system. Yeager suggested that all three components of the sewer system would need to be considered to best determine whether or not the proposed system is a superior system.

6:18:31 PM Yeager went on to explain the water system. The Applicant has proposed on site potable wells and irrigation system, and fire system (which would be coming off of irrigation system). Yeager noted that there is no objection from Staff regarding water system; however, Staff would like to see fire hydrants operate from potable water. More information can be found in the attached PowerPoint.

6:22:28 PM Lisa Horowitz went on to review the summary of the Staff Report:

Orderly Development: Horowitz noted that project would impact City services, as City streets would be utilized. Future phases would also be anticipated and square footages have been provided by Applicant. In terms of off-site improvements, Staff has suggested bike lanes connecting to Wood River Trail (striped lanes on asphalt), as well as organization of the parking and drive lanes on Fox Acres Road, and completing the Toe-of-the-Hill Trail.

Streets, Sidewalks, Drainage, Alleys: Horowitz noted that Staff suggested connecting to Quigley Road, an all-season, all-weather road, as well as connecting further down near Sage School (when school has been built). Staff also agreed that they would like the Applicant to either a) meet the alley standards or b) meet the private street standards. Currently, roads are functioning as private streets; however, are not currently meeting private street standards.

Blocks, Lots, Perimeter Walls, Berms, Cuts and Fills: Staff suggested that the berm between sports fields should be removed when sports fields are developed. Berm behind Buckhorn properties would remain. Staff also believes the cut along Huckleberry Road is unnecessary and suggested relocating the road and reconfiguring the parcel to avoid cut.

Parks, Pathways and other Green Spaces: Staff suggested full development of open spaces, which include: landscaping, irrigation, restrooms, additional parking, and non-motorized connection through Antler.

6:28:07 PM Owen Scanlon inquired about dedicating one of the potable wells for the fire system and whether or not it would connect to the City system or if it would complement pressure of City system.. Yeager noted that it would complement the supply of the City system. Dan Smith questioned whether or not it would be preferable to have the Applicant provide wells, specifically dedicated to the City to augment City water supply. Yeager agreed and noted that it would be ideal to have fire hydrants connect to potable water supply.

6:30:47 PM Dan Smith also commented on the existing treatment system and its capability of handling additional loads without modifications or updating. Brian Yeager agreed and noted that further exploration would be needed with the collection system. More information can be found in the attached PowerPoint.

6:34:00 PM Jeff Engelhardt questioned how the wastewater treatment system would be managed. David Hennessy informed the Commission that the system would be managed by an HOA. Engelhardt disagreed with concept. Engelhardt also questioned whether or not overhead lines would be removed or buried. Hennessy noted that all power in that area is underground (to the barn; well will be serviced from the same side). Engelhardt also inquired about the Quigley Road and controlling public use. Hennessy noted that siren-operated gates or alarms would be put in place to keep vehicular traffic from utilizing it.

6:38:42 PM Jeff Roberts spoke to the treatment system and believes a gravity system is not necessarily superior, but equivalent. Roberts noted his objective: getting communities in greater touch with whole living systems, in food and in waste. Roberts believes system to be cheaper and simpler. Roberts also noted that treatment system is at a superior level, as it keeps it on site, and utilizes native plant material from ecosystem – connecting people back to place. Finally, Roberts noted that the disposal system is running back in to the building and would be utilized to flush toilets, etc.

6:41:54 PM Chair Fugate opened the item for public hearing. Frank Andrews noted his concerns and worries that having a sewer disposal system located in his backyard will be a detriment to his family when, and if, they try to sell their home. Andrews was also concerned with current wildlife patterns and lights on the playing fields.

6:44:07 PM John Wiese doesn't believe proposed project will affect the wildlife. Wiese doesn't completely agree with wastewater treatment system, as he believes some infiltration will occur. Wiese also believes safety should outrank educational benefits of project.

6:49:04 PM Peter Lobb believes that the odds of the City annexing project are slim. Lobb noted that expanding sewer plants is expensive and believes the proposed system is the future, and would like to see the City of Hailey embrace proposal. Lobb reminded the Commission that current sewer system is not a perfectly clean system and supports the proposed sewer system.

6:51:41 PM Chair Fugate closed item for public hearing. David Hennessy clarified that the systems proposed are infiltration fields for treated wastewater, which will be used for irrigation. Hennessy noted that solids would be treated in a septic tank. Jeff Roberts also noted that no lights will be placed on ball field.

6:56:16 PM Owen Scanlon inquired about the pressurized collection system and noted his concerns with regard to putting a disposal system right next to a neighborhood. Scanlon questioned whether or not it could be moved somewhere else that would be more compatible. Jeff Roberts noted that gravity is used as much as possible with proposed system, as they would prefer not to use more energy than what is needed.

6:57:32 PM Chair Fugate inquired about the exact distance from drain fields to neighborhood. Roberts noted that it would approximately be 60 to 80 feet.

7:09:17 PM Chair Fugate called the meeting back to order. Chair Fugate questioned whether or not a recommendation could be made that the Applicant annex and as a result, have financial advantages for doing so. Chair Fugate also inquired about formulating a process that would ensure the City would be protected if issues were to arise. Richard Pogue noted that the ordinance doesn't agree with project proposal and as a PZ Commissioner, is responsible for upholding standards. Scanlon agreed.

7:15:46 PM Chair Fugate questioned whether or not there is a way to make this work. Dan Smith noted that he would like to see a win-win for the developer and the City. Chair Fugate agreed. Scanlon inquired about annexation and the main issue when converting treatment center over to the City. Yeager noted that the City is not configured to maintain pressurized lines, pumps or septic tanks. Yeager noted the

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system is an alternative system, which may or may not be clearly superior to what's currently in place. Yeager reiterated that City Staff has no interest in maintaining or operating system.

7:19:47 PM Yeager explained why he separated the treatment system into three components. Chair Fugate inquired about the ideal separation distance be. Yeager believes something greater than zero and currently, it's immediately adjacent.

7:23:54 PM David Hennessy noted that the LSAS System is a system that has a similar concept of irrigation water. Engelhardt expressed his uncomfotability with having an HOA oversee and operate the system. Sam Stahlnecker, from Benchmark Associates, noted that DEQ will conduct site visits and evaluate the success of the system. Stahlnecker believes this to be twice annually and a yearly permit would be issued. Chair Fugate inquired about how issues would be addressed. Stahlnecker noted that the operator would work with DEQ to ensure accuracy and correct any issues. Chair Fugate inquired about whether or not a dedicated person would be assigned to manage and maintain system.

7:28:07 PM Yeager noted that there will be a person that will specifically maintain system; however, there will be periods of time where system will not be monitored by a person; remotely at all times. Owen Scanlon would like to see the developer responsible for the sewer system until an agreed upon occupancy of the subdivision. Scanlon would like to have some assurance that money is available if something were to go wrong with the proposed system. Hennessy believes this can be accomplished; however, tying it to a certain level of occupancy would be difficult.

7:30:02 PM Yeager noted that, in his discussion with City staff, this type of system would become an obstacle for future city annexation, if ever a consideration. Scanlon agreed and noted that all applicants may propose varying systems and it would be difficult to integrate within the City. Pogue questioned whether or not all three portions of development would be tied to the same system. Jeff Roberts confirmed this and clarified that there will be additional constructed wetlands for the remaining phases.

7:33:18 PM Dan Smith believes system is constrained by the ordinance. Smith noted that system is equivalent; however, doesn't feel it meets the standard of being superior. Chair Fugate believes current treatment plant is sufficient. Yeager agreed and questioned the capacity and efficiency of the collection system.

7:35:05 PM In terms of water, Brian Yeager noted that there is value to connecting to City supply (certain and adequate) for fire protection and would meet the fire department criteria. Yeager believes the issue is whether or not the infrastructure is compatible with future growth to the City, should annexation ever happen. Yeager doesn't believe City would want to take over or maintain system.

7:38:18 PM Brian Yeager presented staff concerns regarding the Quigley tank. Staff is concerned with having several people near and around tank and would like to see some security measures put in place. Staff would also like to have access to maintain tank during any time of day. Staff is also concerned with drain from overflow. If tank ever needs to be drained, it currently overflows into ravine and gradually infiltrates in to ground. Staff would like to see a modified easement for infiltration area. More information can be found in the attached PowerPoint.

7:43:55 PM Yeager presented information on re-vegetation and roads. Yeager noted that any and all construction would disturb current vegetation and staff recommended that there be some type of post construction re-vegetation and establishment plan in place.

7:44:54 PM Yeager went on to explain the secondary emergency access. Staff suggested that the road from the roundabout be connected back to Quigley Road, to provide an all-season, all-weather travel surface for emergency services to circulate to site in an emergency. More information can be found in the attached PowerPoint.

7:48:49 PM Horowitz noted that along with an all-season, all-weather road, staff would like to see a bike path connect back through existing neighborhoods, down Quigley Road to the Wood River Trail.

7:50:35 PM Yeager commented on the private alley and noted that per the City Subdivision Ordinance, all lots shall front on a city public street. In the proposed project, lots open toward an alley, rather than

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a street. This private alley does not meet the city private or city public street criteria. Lisa Horowitz and Brian Yeager included all information in the attached PowerPoint. Please reference for more information.

8:00:30 PM David Hennessy noted that the emergency access connection and other conditions from the Staff Report would be completed by Applicant.

8:01:07 PM Owen Scanlon questioned the state of the wildlife corridors. David Hennessy reminded the Commission that a Wildlife Report and a letter from Fish and Game was submitted for the first meeting. Horowitz noted that because county regulations apply to this particular matter, the County staff will analyze matter. Scanlon also believes the sewer system proposed by the Applicant is superior, in that it returns gray water; however, doesn't like where the drain field is nor that an HOA will manage and be responsible for system.

8:03:46 PM David Hennessy offered a possible modification in that it would be a hybrid system where it's a constructed wetland system – the water is reused on site for irrigation, and instead of drain fields, it would be tied in to the City system when not being reused on site; a secondary system. The drain field would be removed.

8:07:35 PM Jeff Engelhardt noted his uncertainty with the system and would prefer to not have project located right next to the City.

8:09:02 PM Richard Pogue noted that the roads, and sewer and water area all major issues and that he would like to see them addressed prior to project approval. Pogue also noted that fire and police would likely provide services without being paid for their time. Pogue would also like to see this addressed.

8:10:06 PM Dan Smith noted that the City Subdivision Ordinance Standards brought up pertinent issues and believes that, even if the capability is equivalent or potentially superior, the operational issues need to be hooked up to the City to provide the confidence and robustness that a system, like the proposed, should have.

8:11:12 PM Chair Fugate believes the proposed project is superior and would like to see a duplication system put in place. Chair Fugate would also like to see that fire and police be compensated for their time, as well as the City Subdivision Standards upheld.

8:14:48 PM Dan Smith noted that a recommendation could be made to the City Council with a request to specifically address larger issues discussed by Planning and Zoning.

8:17:08 PM Chair Fugate suggested that the financial burden on the Applicant be reduced by waiving or reducing annexation fees, especially if project were to be annexed and/or become part of the City. Chair Fugate believes that if project becomes part of the City, the fees generated from lots will benefit City and reducing the financial burden on Applicant could be advantageous.

8:18:08 PM Dan Smith noted that if the development is profitable at this density, a negotiated understanding could be developed to provide benefit to the developer and the City long term.

8:18:32 PM Owen Scanlon believes he doesn't have enough information to make an approval and noted that loose ends need to be tied up before making a recommendation to City Council. Pogue agreed.

8:23:10 PM David Hennessy noted that this is a recommendation for a recommendation, not an approval. Hennessy would like to see a recommendation to City Council to continue to keep the process moving forward. Lisa Horowitz suggested that a recommendation be made unless the Commissioners believe it would be advantageous to continue this project in another meeting. Yeager agreed noted the motion language could be altered to better reflect what the Commissioners like and don't like. Scanlon would like the language to be changed and read: the motion to approve the concept... Pogue agreed and would like to see a list concerns written in letter to the City Council. Jeff Roberts added that he would also like the Commissioners to note the positive elements of project in letter to City Council. Chair Fugate agreed.

8:28:38 PM John Wieze inquired about the setback from the athletic fields to the drainage site. Chair Fugate reiterated that project will no longer utilize drainage site

Hailey Planning and Zoning

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8:30:15 PM Horowitz and Brian Yeager read the additions to the conditions and noted that consideration of an alternative disposal area and wetlands would remain intact. Dan Smith understood that rather than utilizing a drain field, a tank system would be used, which would then feed through the City. Yeager's understanding was that the wetlands would remain intact, as well as the reuse and environmental component of the project.

8:32:06 PM Horowitz inquired about a consensus regarding annexation fees. Richard Pogue doesn't believe we can force the developer to annex in to the City; however believes the applicant should consider doing so. Dan Smith would like to see a win-win for Applicant and City, and would like to recommend that City Council look for one. Pogue noted that if the Applicant expends the money to annex and attach to City water and sewer, credit should be given. Chair Fugate agreed.

8:37:00 PM Owen Scanlon motioned to approve a concept of a Planned Unit Development (PUD) and Subdivision Preliminary Plat, the Quigley Farm PUD. This is an application to Blaine County by Quigley Farm & Conservation Community, LLC, represented by Hennessy Company and SERA Architects for a 51-unit, mixed use project, because it works in many ways, but we have a list of concerns that accompany this motion, finding that the project does not jeopardize the health, safety and welfare of the public, and the project conforms to the applicable specifications outlined in the Design Review Guidelines, applicable requirements of the Zoning Ordinance, Title 18, and City Standards, provided that the concerns of the Planning and Zoning Commission are addressed. Richard Pogue seconded and Chair Fugate, Dan Smith, Owen Scanlon and Richard Pogue were in favor. Jeff Engelhardt opposed.

Old Business

Commission Reports and Discussion

Staff Reports and Discussion

SR1 Discussion of current building activity, upcoming projects, and zoning code changes.

(No documents)

- **Design Review Exemption:** On August 18, 2016, a Design Review Exemption Application was submitted by Thomas and Ann Helms, represented by Errin Bliss of Bliss Architecture, for a 96 square foot addition, to be located at 213 North 4th Avenue (Hailey Townsite, Lots 6, 7, 8, Block 48), within the Limited Residential 1 (LR-1) and Townsite Overlay (TO) Zoning Districts. The Chair and Administrator, having been presented with all information and testimony in favor and in opposition to the proposal, hereby determine that the project is minor, will not conflict with the design review standards, will not adversely impact adjacent properties, will not alter any structural or architectural elements of the building, and is not an addition of floor area equal to or greater than 50% of the original structure.

SR2 Discussion of the next Planning and Zoning Meeting: Monday, September 26, 2016.

(No documents)

Adjourn

8:40:41 PM Jeff Engelhardt motioned to adjourn. Owen Scanlon seconded and all were in favor.

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/17/16

DEPARTMENT: Public Works

DEPT. HEAD SIGNATURE: MM

SUBJECT: Pathways for People – Design Firm Recommendation

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

In August 2016, the City solicited qualifications of professional engineering firms to provide design services for three Pathways for People projects – Croy St. (or Bullion St.) bike lanes, 2nd Ave. bike lanes and the Werthheimer Park connector. The following four firms responded to the request for qualifications;

1. Alta Planning and Design and Precision Engineering
2. Civil Science
3. Keller Associates
4. Harmony Design and Engineering

A team of City staff and Mountain Rides' Bike/Ped Coordinator reviewed all of the responses and narrowed the field to two firms. Those two firms were interviewed, and the selection team recommends Alta Planning & Design and Precision Engineering for contract award. Alta specializes in bike and pedestrian system planning and design, and has recently opened an office in Boise. The cover letter from Alta's statement of qualifications is attached as an introduction to this innovative firm.

At this time, City staff seeks approval to begin contract negotiations with Alta Planning & Design and Precision Engineering.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

<input checked="" type="checkbox"/> City Administrator	<input type="checkbox"/> Library	<input type="checkbox"/> Benefits Committee
<input checked="" type="checkbox"/> City Attorney	<input type="checkbox"/> Mayor	<input type="checkbox"/> Streets
<input type="checkbox"/> City Clerk	<input type="checkbox"/> Planning	<input type="checkbox"/> Treasurer
<input type="checkbox"/> Building	<input type="checkbox"/> Police	<input checked="" type="checkbox"/> Wastewater
<input type="checkbox"/> Engineer	<input checked="" type="checkbox"/> Public Works	<input type="checkbox"/> _____
<input type="checkbox"/> Fire Dept.	<input type="checkbox"/> P & Z Commission	<input type="checkbox"/> _____

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Motion to authorize negotiations with the recommended firm for design services for three Pathways for People projects.

ACTION OF THE CITY COUNCIL:

Date : _____

City Clerk _____

FOLLOW-UP:

*Ord./Res./Agrmt./Order Originals: Record
Copies (all info.):
Instrument # _____

*Additional/Exceptional Originals to: _____
Copies (AIS only)



September 14, 2016

Hailey City Hall
Attn: Mariel Miller
Public Works Department
115 Main Street S, Suite H
Hailey, ID 83333

Re: Design Professional Services for Pathways for People Bicycle and Pedestrian Projects

Dear Ms. Miller and Members of the Selection Committee:

Alta Planning + Design (Alta) and Precision Engineering (Precision) are pleased to submit this Statement of Qualifications to provide design professional services for the City of Hailey to implement projects through its Pathways for People fund. The bikeways and pathways identified in the RFQ are important linkages between schools and other vital community destinations, as well as the Wood River Valley Trail. These projects provide a great opportunity to develop an all-ages-and-abilities network to continue to improve connectivity and community health in Hailey while building upon the area's already-stellar Bicycle Friendly Community endeavors.

Alta has recently established our presence full-time in Idaho with our Boise office, led by Don Kostelec. Don will serve as the Project Manager for this effort and brings with him experience leading bicycle and pedestrian design efforts from his time at Ada County Highway District. Prior to joining Alta, Don also worked on the Health Impact Assessment for the Blaine County Community Bicycle and Pedestrian Master Plan.

The Alta team is excited to offer you our unique qualifications, including:

- **Engineering experience:** Alta and Precision's combined transportation and civil design engineering skills offer a perspective that goes beyond the standards to add value and comfort for bicyclists and pathway users of all ages and abilities. Our experience is fully rooted in sound engineering principles and established standards, and our team will provide the City with designs that seamlessly translate from concept development to construction. Alta staff have designed innovative bicycle facilities, including bicycle boulevards, cycle tracks, road diets, and buffered bicycle lanes, across North America and in many small towns and resort communities.
- **Innovation leaders:** Alta leads the field in planning, engineering, and training for innovative bikeway design. Alta's Principal-in-Charge, Joe Gilpin, managed the creation of NACTO's *Urban Bikeway Design Guide* and continues to influence bikeway design in cities throughout the country. He is also leading the FHWA-sponsored *Guide to Small Towns and Rural Streets*, currently in development. Project Manager Don Kostelec, AICP, has led design projects and evaluated Ada County Highway District's bike network in Boise for application of green bicycle lanes and other innovative treatments. Joel Grounds, PE, PTOE, a lead Design Engineer with Precision, has been working with communities throughout Idaho to plan, design, and implement a variety of transportation projects.
- **Implementation focus:** Our team knows how to get facilities built. We understand how to navigate various permitting, design, and community challenges that naturally occur during projects. Our team members offer deep experience evaluating project details for compliancy with design standards and ADA guidelines. We pride ourselves on the number and quality of similar built projects that we have successfully implemented in a financially-feasible and constructible manner. Our team of engineers, planners, and designers are known for turning challenges into opportunities, so visions can become a reality.
- **Community engagement:** To achieve the project goals, our community engagement efforts will focus on supporting City staff by providing high quality graphics and engagement materials that clearly translate the benefits of the specific recommended design concepts. We will work with the City to broaden awareness of the need and value of the recommended improved connections.

We are excited to work with the City of Hailey on this important project and look forward to hearing from you. Please contact me at (406) 624-6117 or joegilpin@altaplanning.com or Project Manager and main point-of-contact Don Kostelec in Boise at (828) 989-5811 or donkostelec@altaplanning.com to further discuss our qualifications.

Sincerely,

A handwritten signature in black ink, appearing to read "Joe Gilpin".

Joe Gilpin, Vice President and Principal-in-Charge

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AGENDA ITEM SUMMARY

DATE: 9/19/16

DEPARTMENT: PW

DEPT. HEAD SIGNATURE: MM

SUBJECT: Ordinance # 1198, amending Title 18, Mobility Design, specifying when exemptions to this title are granted.

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code

(IFAPPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

The Planning and Zoning Commission recommended approval of a text amendment to Title 18, Mobility Design, at their meeting on July 11, 2016. The amendment would change Section 18.14.014; Exemptions, to clarify exemptions for certain maintenance projects.

This change allows certain sidewalk sections that need to be repaired by replacing entire sections of sidewalk, to do so without noticing and meetings with the Planning and Zoning Commission and Council. If sidewalks were to be widened, narrowed or replaced in a different location or configuration, we would notice if it was greater than 30 linear feet. This allows us to replace sidewalks that are damaged due to tree roots and re-route the replaced sidewalk around trees. This exemption would not apply to any new sidewalks or situations that do not include replacing existing infrastructure, except for drywells or another drainage infrastructure.

This would also apply to unimproved infrastructure – dirt and gravel – which is limited in Hailey, but staff feels should not adhere to the Title 18 standards when the surface is unimproved (i.e. sidewalks should not be required if you are redoing a dirt street for the purpose of significant maintenance). This exemption would apply to 5th Ave. and most of Hailey alleys. The amendment would also exempt drainage improvements and other repairs from Title 18's requirements, excluding Section 18.14, Standard Drawing, when applicable.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS:

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IFAPPLICABLE)

- | | | |
|---|--|---|
| <input type="checkbox"/> City Administrator | <input type="checkbox"/> Library | <input type="checkbox"/> Benefits Committee |
| <input checked="" type="checkbox"/> City Attorney | <input type="checkbox"/> Mayor | |
| <input type="checkbox"/> City Clerk | <input type="checkbox"/> Planning | <input type="checkbox"/> Streets |
| <input type="checkbox"/> Building | <input type="checkbox"/> Police | <input type="checkbox"/> Treasurer |
| <input type="checkbox"/> Engineer | <input checked="" type="checkbox"/> Public Works | <input type="checkbox"/> _____ |
| <input type="checkbox"/> Fire Dept. | <input type="checkbox"/> P & Z Commission | <input type="checkbox"/> _____ |
| | | <input type="checkbox"/> _____ |

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Motion to approve Ordinance # 1198 and conduct the 1st reading.

ACTION OF THE CITY COUNCIL:

Date : 9/19/16 - 1st Reading of Ord. No. 1198
10/3/16 - 2nd Reading
City Clerk 10/17/16 - 3rd Reading

FOLLOW-UP:

HAILEY ORDINANCE NO. 1198

AN ORDINANCE OF THE CITY OF HAILEY, BLAINE COUNTY, IDAHO, AMENDING TITLE 18 OF THE HAILEY MUNICIPAL CODE BY AMENDING CHAPTER 18.04.014, TO CLARIFY WHAT TYPES OF ACTIVITIES ARE EXEMPT FROM THE NOTICING PROCEDURES OF TITLE 18; BY PROVIDING FOR A SEVERABILITY CLAUSE; BY PROVIDING FOR A REPEALER CLAUSE; AND BY PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE UPON PASSAGE, APPROVAL AND PUBLICATION ACCORDING TO LAW.

WHEREAS, the Hailey City Council wishes to repair and replace infrastructure as part of maintenance activities; and

WHEREAS, the Hailey City Council finds notices and public hearings of such maintenance activities should not be required.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HAILEY, AS FOLLOWS:

Section 1. Title 18 of the Hailey Municipal Code is amended by the addition of the underlined language and deletion of the stricken language:

18.04.014: EXEMPTIONS:

A. Design: Ordinary maintenance activities designed to keep assets in serviceable condition, including, but not limited to the following are exempt from the provisions of this title, excluding Section 18.14, Standard Drawings:

1. Asphalt and sidewalk replacement of any size and length that does not present a design change.
2. Asphalt and sidewalk replacement, up to 30 linear feet, that does present design changes
3. Landscaping maintenance, mowing and replacement.
4. Maintenance of dirt or gravel streets, alleyways or pathways that does not present a design change.
5. Drainage enhancement and repairs.
6. Mmowing, cleaning, sweeping, chip sealing, fog coating or spot repair. and
7. ~~Emergency infrastructure projects necessary to guard against imminent peril, are exempt from the provisions of this title.~~

B. Construction And Reconstruction: For any city initiated infrastructure project funded with federal or state monies, if the construction standards set forth in this title conflict with the construction standards established by federal or state authorities, the council may apply the standards established by federal or state authorities if the council finds that:

1. It is in the best interest of the city and its residents to apply the standards established by the federal or state authorities;

2. Application of the standards established by the federal or state authorities will not have a material negative fiscal impact on the residents of the city; and
3. Application of the standards established by the federal or state authorities will promote the safety of users of the infrastructure project. (Ord. 1116, 2012)

Section 2. Severability Clause. If any section, paragraph, sentence or provision hereof or the application thereof to any particular circumstances shall ever be held invalid or unenforceable, such holding shall not affect the remainder hereof, which shall continue in full force and effect and applicable to all circumstances to which it may validly apply.

Section 3. Repealer Clause. All Ordinances or parts thereof in conflict herewith are hereby repealed and rescinded.

Section 4. Effective Date. This Ordinance shall be in full force and effect after its passage, approval and publication according to law

PASSED AND ADOPTED BY THE HAILEY CITY COUNCIL and approved by the Mayor this 19th day of September, 2016.

Fritz X. Haemmerle, Mayor

ATTEST:

Mary Cone, City Clerk

Return to Agenda

AGENDA ITEM SUMMARY

DATE: 10/03/2016 **DEPARTMENT:** Comm. Dev. **DEPT. HEAD SIGNATURE:** LH

SUBJECT: First reading of an Ordinance adopted Amended Development Impact Fees

AUTHORITY: ID Code 67-8210 IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

The City of Hailey is required to update its Development Impact Fee Analyses every five years. Our last update was in 2012. The current update was begun over a year ago; the City Council reviewed the first draft of the report in August 2015. The council's comments were incorporated into the report directly after that meeting.

Concurrently, we have been working on an Annexation Study. Our goal has been to make sure annexation fees and development impact fees are different, without overlap of the fee structure, so we have used the same financial information and different methodologies. The attached May 27, 2016 Development Impact Fee Report utilizes updated financial information consistent with the annexation study, and methodologies recommended by TischlerBise for development impact fees under Idaho law.

Dwayne Guthrie of TischlerBise will be present to discuss both studies with the council. The goal of the Development Impact Fee Study is to set an updated fee for the next five years. Changes recommended in the report include:

- 1) A modified fee schedule for residential development based on unit size, and deleting references to "service units".
 - 2) Deletion of impact fees related to Police services.
 - 3) Simplification of the categories for nonresidential development impact fees to four (4) categories.
 - 4) Creating an exemption for replacement of nonresidential square footage (similar to the residential exemption).
-

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

City Attorney _____ Treasurer _____ Clerk
 Administrator Community Development _____ Mayor

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Conduct a public hearing, and if satisfactory, make a motion to approve Ordinance __, to conduct a first reading and read by title only.

ACTION OF THE CITY COUNCIL:

Date 10/3 - adopted Ord. No. 1204 - 1st reading
10/17 - 2nd reading

HAILEY ORDINANCE NO. 1204

AN ORDINANCE OF THE CITY OF HAILEY, IDAHO, AMENDING CHAPTER 15.16 OF THE HAILEY MUNICIPAL CODE, AMENDING SECTION 15.16.010 TO REVISE FINDINGS; AMENDING SECTION 15.16.020 TO AMEND THE DEFINITION OF DEVELOPMENT IMPACT FEE STUDY AND TO ADD THE DEFINITION OF NET FLOOR AREA; AMENDING SECTION 15.16.030.03 TO ESTABLISH EXEMPTIONS ARE BASED ON NET FLOOR AREA AND TO CREATE AN EXEMPTION FOR THE REPLACEMENT OF NONRESIDENTIAL UNITS; AMENDING SECTION 15.16.040.02 TO CALCULATE DEVELOPMENT IMPACT FEES FOR MIXED USES BASED ON NET FLOOR AREA; AMENDING SECTION 15.16.060.03 TO DISALLOW A REFUND OF DEVELOPMENT IMPACT FEES AFTER THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY BASED ON A REDUCTION IN SIZE OF A DEVELOPMENT; REPEALING SECTION 15.16.130 AND ADDING A NEW SECTION 15.16.130, DEVELOPMENT IMPACT FEE SCHEDULE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; AND PROVIDING FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

WHEREAS, Idaho Code § 67-8201 *et seq.* allows Idaho municipal corporations to enact ordinances allowing cities to collect development impact fees;

WHEREAS, in 2007, Hailey adopted a development impact fee ordinance which is codified as Chapter 15.16 of the Hailey Municipal Code;

WHEREAS, as a basis for Hailey's development impact fee ordinance, the City engaged a consultant to develop a Development Impact Fee Study;

WHEREAS, Hailey retained TischlerBise to update Hailey's development impact fees;

WHEREAS, TischlerBise submitted a report for Development Impact Fees dated May 27, 2016 ("Updated Study");

WHEREAS, the Hailey Advisory Impact Fee Advisory Committee has reviewed the Updated Study and submitted written comments to the Hailey City Council;

WHEREAS, Hailey now desires to amend the Hailey development impact fee ordinance to update the development impact fee schedule;

WHEREAS, Hailey wishes to amend the development impact fee ordinance to show that fees are calculated based on square footage, instead of service units, to allow an exemption for the replacement of nonresidential units and not to assess a police impact fee; and

WHEREAS, Hailey has adopted this amendment to the development impact fee ordinance in accordance with the procedural requirements of Idaho Code § 67-8206.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF HAILEY, IDAHO, AS FOLLOWS:

Section 1. Section 15.16.010.01(J) of the Hailey Municipal Code is amended by the addition of the underlined language, as follows:

J. In order to implement an equitable Development Impact Fee system for the City Capital Facilities, the City retained TischlerBise to prepare an impact fee study for these types of facilities. The resulting document is titled “City of Hailey, Idaho, Capital Improvements Plan and Development Impact Fees, dated March 23, 2007 (the “Development Impact Fee Study”). The Development Impact Fee Study was prepared by qualified professionals in the fields relating to finance, engineering, planning and transportation. TischlerBise has consulted with the Hailey City Council and the Development Impact Fee Advisory Committee. The Development Impact Fee Study has been updated in accordance with studies dated April 13, 2012 and May 27, 2016.

Section 2. Section 15.16.010.01(Q) of the Hailey Municipal Code is amended by the deletion of the stricken language, as follows:

Q. The facilities for parks and recreation, transportation, police, and fire/emergency medical services (EMS) included in the calculation of fees in the Development Impact Fee Study will benefit all new residential and non-residential development throughout the City, and it is therefore appropriate to treat all areas of the City as a single service area for purposes of calculating, collecting, and spending the Development Impact Fees collected from residential and non-residential development.

Section 3. The definition of “Development Impact Fee Study” set forth in Section 15.16.020. of the Hailey Municipal Code is amended by the addition of the underlined language, as follows:

“Development Impact Fee Study” shall mean the document entitled Hailey Growth Related Capital Improvements Plan & Development Impact Fees,” dated March 23, 2007 prepared by TischlerBise for the City, that sets forth reasonable methodologies and analyses for determining the impacts of various types of development on the City Capital Facilities and determines the cost of expansions to those facilities necessary to meet the demands created by new development. The Development Impact Fee Study has been updated in accordance with studies dated April 13, 2012 and May 27, 2016.

Section 4. Section 15.16.020. of the Hailey Municipal Code is amended by the addition of the definition of Net Floor Area, as follows:

NET FLOOR AREA: The sum of the horizontal areas of all floors in a building including basements but not including open unenclosed decks, exterior

circulation, common hallways, mechanical equipment rooms, parking areas, common areas, public bathrooms or storage areas in basements.

Section 5. Section 15.16.030.03 of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

15.16.030.03 Exemptions. The provisions of this Chapter 15.12 shall not apply to the following:

A. Rebuilding the same amount of net floor area ~~floor space~~ of a structure which is destroyed by fire or other catastrophe, provided the structure is rebuilt and ready for occupancy within two (2) years of its destruction.;

B. Remodeling or repairing a structure which does not increase the number of service units.;

In the event one or more service units are added in a remodel, a development impact fee shall be calculated based on the net floor area attributable to the additional service unit(s).

C. Replacing a residential unit, including a manufactured/mobile home, with another residential unit on the same lot.;

provided that, the net floor area number of Service Units does not increase.;

In the event the net floor area increases, a development impact fee shall be calculated based on the additional net floor area.

D. Placing a temporary construction trailer or office on a lot.;

E. Constructing an addition on a residential structure which does not increase the number of service units.;

F. Adding uses that are typically accessory to residential uses, such as tennis court or a clubhouse, unless it can be clearly demonstrated that the use creates a significant impact on the capacity of System Improvements.;

~~or~~

G. The installation of a modular building, manufactured/mobile home or recreational vehicle if the fee payer can demonstrate by documentation such as utility bills and tax records that either (a) a modular building, manufactured/mobile home or recreational vehicle was legally in place on the lot or space prior to the effective date hereof; or (b) a development impact fee has been paid previously for the modular building, manufactured/mobile home or recreational vehicle on that same lot or space.

H. Childcare facility.

I. Replacing a nonresidential unit with another nonresidential unit on the same lot, provided the net floor area does not increase. In the event the net floor area increases, a development impact fee shall be calculated based on the additional net floor area.

Section 6. Section 15.16.040.02(D) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

D. Mixed Uses. If the development for which a Building Permit is sought contains a mix of uses, the development impact fee will be calculated for each type of development based on net floor area ~~the required Service Units.~~

Section 7. Section 15.16.040.04(C) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

C. Using an Individual Assessment.

1. In lieu of calculating the amount of development impact fees by reference to section 15.16.130, exhibit A of this chapter, a fee payer may request that the amount of the required development impact fee be determined through an individual assessment for the proposed development. The individual assessment process shall permit consideration of studies, data, and any other relevant information submitted by the fee payer to adjust the amount of the fee. If a fee payer requests the use of an individual assessment, the fee payer shall be responsible for retaining a qualified professional to prepare the individual assessment that complies with the requirements of this chapter, at the fee payer's expense. The fee payer shall, at the fee payer's expense, bear the burden of proving by clear and convincing evidence that the resulting individual assessment complies with the requirements of this chapter. The fee payer shall bear the burden of proving by clear and convincing evidence that the resulting individual assessment is a more accurate measure of its proportionate share of the cost of city capital improvements, based on the city's adopted levels of service, ~~that~~ than the development impact fees that would otherwise be due pursuant to the schedule set forth in section 15.16.130, exhibit A of this chapter.

2. Each individual assessment shall be based on the same level of service standards and unit costs for system improvements used in the development impact fee study, shall use an average cost (not a marginal cost) methodology, and shall document the relevant methodologies and assumptions used.

3. An application for an individual assessment may be submitted at any time that ~~the number of dwelling units in the proposed development and~~ the types and amounts of development in each ~~non-residential~~ category identified in section 15.16.130, exhibit A of this chapter are known. The city shall issue a decision within thirty (30) days following receipt of a completed application for individual assessment and supporting information from the applicant, so as not to unreasonably delay subsequent applications for or issuance of building permits.

4. Each individual assessment shall be submitted to the development impact fee administrator, and may be accepted, rejected, or accepted with modifications by the development impact fee administrator as the basis for calculating development impact fees. The criteria for acceptance, rejection or acceptance with

modifications shall be whether the individual assessment is more accurate measure of demand for the city capital improvements element(s) created by the proposed development, or the costs of those facilities, than the applicable fee shown in section 15.16.130, exhibit A of this chapter.

5. The decision by the development impact fee administrator on an application for an individual assessment shall include an explanation of the calculation of the development impact fee, shall specify the system improvement(s) for which the development impact fee is intended to be used, and shall include an explanation of those factors identified in Idaho Code section 67-8207.

6. If an individual assessment is accepted or accepted with modifications by the development impact fee administrator then the development impact fees due under this chapter for such development shall be calculated according to such individual assessment.

Section 8. Section 15.16.040.04(D) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

D. Extraordinary Impacts.

1. If the city determines that a proposed development generates extraordinary impacts that will result in extraordinary costs, the city will notify the fee payer of such determination within thirty (30) days after receipt for a certification pursuant to subsection E of this section, or a request for a building permit of development approval, whichever occurs first. Such notice shall include a statement that the potential impacts of such development on system improvements are not adequately addressed by development impact fee study, and that a supplemental study at the fee payer's expense will be required.

2. Circumstances that may lead to a determination of extraordinary impacts include, but are not limited to: (a) an indication that traffic generation from the proposed development or activity will exceed those typical for a facility or activity of its type, (b) an indication that employment generated by the development or activity will exceed those typical for a facility or activity of its type, (c) an indication the assumptions used in the development impact fee study underestimate the level of activity or impact on city capital facilities from the proposed development or activity, or (d) an indication that levels of calls for ~~law enforcement~~, fire or emergency services from developments or activities owned or operated by the fee payer or its agents will exceed assumptions used in the development impact fee study.

3. Within thirty (30) days following the designation of a development with extraordinary impacts, the city shall meet with the fee payer to discuss whether the fee payer wants to (a) pay for the supplemental study necessary to determine the system improvement costs related to the proposed development, or (b) modify the

proposal to avoid generating extraordinary impacts, or (c) withdraw the application for certification, building permit or development approval.

4. If the fee payer agrees to pay for the supplemental study required to document the proposed development's proportionate share of system improvement costs, then the city and the fee payer shall jointly select an individual or organization acceptable to both to perform such study. The fee payer shall enter into a written agreement with such individual or organization to pay the costs of such study. Such agreement shall require the supplemental study to be completed within thirty (30) days of such written agreement, unless the fee payer agrees to a longer time.

5. Once the study has been completed, the fee payer may choose to (a) pay the proportionate share of system improvement costs documented by the supplemental study, or (b) modify the proposed development to reduce such costs, or (c) withdraw the application. If the fee payer agrees to pay the system improvement costs documented in the supplemental study, that agreement shall be reduced to writing between the city and the fee payer prior to review and consideration of any application for any development approval or building permit related to the proposed development.

6. Notwithstanding any agreement by the fee payer to pay the proportionate share of system improvement costs documented by the supplemental study, nothing in this chapter shall obligate the city to approve development that results in an extraordinary impact.

Section 9. Section 15.16.060.03 of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

15.16.060.03 No Refund Due for Subsequent Reduction in Size of Development or Service Units. After a Development Impact Fee has been paid pursuant to this Ordinance and after a certificate of occupancy has been issued, no refund of any part of such fee shall be made if the project for which the fee was paid is later demolished, destroyed, or is altered, reconstructed, or reconfigured so as to reduce the size of the project ~~or the number of units in the project.~~

Section 10. Section 15.16.130 of the Hailey Municipal Code is repealed and replaced with a new Section 15.16.130 to add a revised Exhibit "A", as follows:

15.16.130: DEVELOPMENT IMPACT FEE SCHEDULE

Exhibit A

Development Impact Fee Schedule

Citywide Service Area	Parks and Path	Fire	Streets	CIP	Total
Residential (per dwelling unit) by Square Feet of Net Floor Area					
1000 or Less	\$92	\$120	\$638	\$31	\$881
1001 to 1600	\$171	\$224	\$1,033	\$58	\$1,486
1601 to 2200	\$225	\$294	\$1,298	\$76	\$1,893
2201 to 2800	\$265	\$347	\$1,500	\$90	\$2,202
2801 or More	\$288	\$377	\$1,612	\$98	\$2,375
Non-Residential (per 1,000 Square Feet of Net Floor Area)					
Industrial	\$0	\$297	\$543	\$78	\$918
Commercial	\$0	\$258	\$1,987	\$68	\$2,313
Institutional	\$0	\$126	\$794	\$33	\$953
Office & Other Services	\$0	\$428	\$860	\$112	\$1,400

Section 11. SEVERABILITY CLAUSE. If any section, paragraph, sentence or provision hereof or the application thereof to any particular circumstances shall ever be held invalid or unenforceable, such holding shall not affect the remainder hereof, which shall continue in full force and effect and applicable to all circumstances to which it may validly apply.

Section 12. REPEALER CLAUSE. All Ordinances or parts thereof in conflict herewith are hereby repealed and rescinded.

Section 13. EFFECTIVE DATE. This Ordinance shall be in full force and effect after its passage, approval and publication according to law.

PASSED AND ADOPTED BY THE HAILEY CITY COUNCIL and approved by the Mayor this ____ day of _____, 2016.

Fritz X. Haemmerle, Mayor

ATTEST:

Mary Cone, City Clerk

Publish: Idaho Mountain Express _____, 2016

HAILEY ORDINANCE NO. 1204

AN ORDINANCE OF THE CITY OF HAILEY, IDAHO, AMENDING CHAPTER 15.16 OF THE HAILEY MUNICIPAL CODE, AMENDING SECTION 15.16.010 TO REVISE FINDINGS; AMENDING SECTION 15.16.020 TO AMEND THE DEFINITION OF DEVELOPMENT IMPACT FEE STUDY AND TO ADD THE DEFINITION OF NET FLOOR AREA; AMENDING SECTION 15.16.030.03 TO ESTABLISH EXEMPTIONS ARE BASED ON NET FLOOR AREA AND TO CREATE AN EXEMPTION FOR THE REPLACEMENT OF NONRESIDENTIAL UNITS; AMENDING SECTION 15.16.040.02 TO CALCULATE DEVELOPMENT IMPACT FEES FOR MIXED USES BASED ON NET FLOOR AREA; AMENDING SECTION 15.16.060.03 TO DISALLOW A REFUND OF DEVELOPMENT IMPACT FEES AFTER THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY BASED ON A REDUCTION IN SIZE OF A DEVELOPMENT; REPEALING SECTION 15.16.130 AND ADDING A NEW SECTION 15.16.130, DEVELOPMENT IMPACT FEE SCHEDULE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; AND PROVIDING FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

WHEREAS, Idaho Code § 67-8201 *et seq.* allows Idaho municipal corporations to enact ordinances allowing cities to collect development impact fees;

WHEREAS, in 2007, Hailey adopted a development impact fee ordinance which is codified as Chapter 15.16 of the Hailey Municipal Code;

WHEREAS, as a basis for Hailey's development impact fee ordinance, the City engaged a consultant to develop a Development Impact Fee Study;

WHEREAS, Hailey retained TischlerBise to update Hailey's development impact fees;

WHEREAS, TischlerBise submitted a report for Development Impact Fees dated May 27, 2016 ("Updated Study");

WHEREAS, the Hailey Advisory Impact Fee Advisory Committee has reviewed the Updated Study and submitted written comments to the Hailey City Council;

WHEREAS, Hailey now desires to amend the Hailey development impact fee ordinance to update the development impact fee schedule;

WHEREAS, Hailey wishes to amend the development impact fee ordinance to show that fees are calculated based on square footage, instead of service units, to allow an exemption for the replacement of nonresidential units and not to assess a police impact fee; and

WHEREAS, Hailey has adopted this amendment to the development impact fee ordinance in accordance with the procedural requirements of Idaho Code § 67-8206.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF HAILEY, IDAHO, AS FOLLOWS:

Section 1. Section 15.16.010.01(J) of the Hailey Municipal Code is amended by the addition of the underlined language, as follows:

J. In order to implement an equitable Development Impact Fee system for the City Capital Facilities, the City retained TischlerBise to prepare an impact fee study for these types of facilities. The resulting document is titled “City of Hailey, Idaho, Capital Improvements Plan and Development Impact Fees, dated March 23, 2007 (the “Development Impact Fee Study”). The Development Impact Fee Study was prepared by qualified professionals in the fields relating to finance, engineering, planning and transportation. TischlerBise has consulted with the Hailey City Council and the Development Impact Fee Advisory Committee. The Development Impact Fee Study has been updated in accordance with studies dated April 13, 2012 and May 27, 2016.

Section 2. Section 15.16.010.01(Q) of the Hailey Municipal Code is amended by the deletion of the stricken language, as follows:

Q. The facilities for parks and recreation, transportation, police, and fire/emergency medical services (EMS) included in the calculation of fees in the Development Impact Fee Study will benefit all new residential and non-residential development throughout the City, and it is therefore appropriate to treat all areas of the City as a single service area for purposes of calculating, collecting, and spending the Development Impact Fees collected from residential and non-residential development.

Section 3. The definition of “Development Impact Fee Study” set forth in Section 15.16.020. of the Hailey Municipal Code is amended by the addition of the underlined language, as follows:

“Development Impact Fee Study” shall mean the document entitled Hailey Growth Related Capital Improvements Plan & Development Impact Fees,” dated March 23, 2007 prepared by TischlerBise for the City, that sets forth reasonable methodologies and analyses for determining the impacts of various types of development on the City Capital Facilities and determines the cost of expansions to those facilities necessary to meet the demands created by new development. The Development Impact Fee Study has been updated in accordance with studies dated April 13, 2012 and May 27, 2016.

Section 4. Section 15.16.020. of the Hailey Municipal Code is amended by the addition of the definition of Net Floor Area, as follows:

NET FLOOR AREA: The sum of the horizontal areas of all floors in a building including basements but not including open unenclosed decks, exterior

circulation, common hallways, mechanical equipment rooms, parking areas, common areas, public bathrooms or storage areas in basements.

Section 5. Section 15.16.030.03 of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

15.16.030.03 Exemptions. The provisions of this Chapter 15.12 shall not apply to the following:

A. Rebuilding the same amount of net floor area ~~floor space~~ of a structure which is destroyed by fire or other catastrophe, provided the structure is rebuilt and ready for occupancy within two (2) years of its destruction.;

B. Remodeling or repairing a structure which does not increase the number of service units.;

In the event one or more service units are added in a remodel, a development impact fee shall be calculated based on the net floor area attributable to the additional service unit(s).

C. Replacing a residential unit, including a manufactured/mobile home, with another residential unit on the same lot.;

provided that, the net floor area number of Service Units does not increase.;

In the event the net floor area increases, a development impact fee shall be calculated based on the additional net floor area.

D. Placing a temporary construction trailer or office on a lot.;

E. Constructing an addition on a residential structure which does not increase the number of service units.;

F. Adding uses that are typically accessory to residential uses, such as tennis court or a clubhouse, unless it can be clearly demonstrated that the use creates a significant impact on the capacity of System Improvements.;

~~or~~

G. The installation of a modular building, manufactured/mobile home or recreational vehicle if the fee payer can demonstrate by documentation such as utility bills and tax records that either (a) a modular building, manufactured/mobile home or recreational vehicle was legally in place on the lot or space prior to the effective date hereof; or (b) a development impact fee has been paid previously for the modular building, manufactured/mobile home or recreational vehicle on that same lot or space.

H. Childcare facility.

I. Replacing a nonresidential unit with another nonresidential unit on the same lot, provided the net floor area does not increase. In the event the net floor area increases, a development impact fee shall be calculated based on the additional net floor area.

Section 6. Section 15.16.040.02(D) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

D. Mixed Uses. If the development for which a Building Permit is sought contains a mix of uses, the development impact fee will be calculated for each type of development based on net floor area ~~the required Service Units.~~

Section 7. Section 15.16.040.04(C) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

C. Using an Individual Assessment.

1. In lieu of calculating the amount of development impact fees by reference to section 15.16.130, exhibit A of this chapter, a fee payer may request that the amount of the required development impact fee be determined through an individual assessment for the proposed development. The individual assessment process shall permit consideration of studies, data, and any other relevant information submitted by the fee payer to adjust the amount of the fee. If a fee payer requests the use of an individual assessment, the fee payer shall be responsible for retaining a qualified professional to prepare the individual assessment that complies with the requirements of this chapter, at the fee payer's expense. The fee payer shall, at the fee payer's expense, bear the burden of proving by clear and convincing evidence that the resulting individual assessment complies with the requirements of this chapter. The fee payer shall bear the burden of proving by clear and convincing evidence that the resulting individual assessment is a more accurate measure of its proportionate share of the cost of city capital improvements, based on the city's adopted levels of service, ~~that~~ than the development impact fees that would otherwise be due pursuant to the schedule set forth in section 15.16.130, exhibit A of this chapter.

2. Each individual assessment shall be based on the same level of service standards and unit costs for system improvements used in the development impact fee study, shall use an average cost (not a marginal cost) methodology, and shall document the relevant methodologies and assumptions used.

3. An application for an individual assessment may be submitted at any time that ~~the number of dwelling units in the proposed development and~~ the types and amounts of development in each ~~non-residential~~ category identified in section 15.16.130, exhibit A of this chapter are known. The city shall issue a decision within thirty (30) days following receipt of a completed application for individual assessment and supporting information from the applicant, so as not to unreasonably delay subsequent applications for or issuance of building permits.

4. Each individual assessment shall be submitted to the development impact fee administrator, and may be accepted, rejected, or accepted with modifications by the development impact fee administrator as the basis for calculating development impact fees. The criteria for acceptance, rejection or acceptance with

modifications shall be whether the individual assessment is more accurate measure of demand for the city capital improvements element(s) created by the proposed development, or the costs of those facilities, than the applicable fee shown in section 15.16.130, exhibit A of this chapter.

5. The decision by the development impact fee administrator on an application for an individual assessment shall include an explanation of the calculation of the development impact fee, shall specify the system improvement(s) for which the development impact fee is intended to be used, and shall include an explanation of those factors identified in Idaho Code section 67-8207.

6. If an individual assessment is accepted or accepted with modifications by the development impact fee administrator then the development impact fees due under this chapter for such development shall be calculated according to such individual assessment.

Section 8. Section 15.16.040.04(D) of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

D. Extraordinary Impacts.

1. If the city determines that a proposed development generates extraordinary impacts that will result in extraordinary costs, the city will notify the fee payer of such determination within thirty (30) days after receipt for a certification pursuant to subsection E of this section, or a request for a building permit of development approval, whichever occurs first. Such notice shall include a statement that the potential impacts of such development on system improvements are not adequately addressed by development impact fee study, and that a supplemental study at the fee payer's expense will be required.

2. Circumstances that may lead to a determination of extraordinary impacts include, but are not limited to: (a) an indication that traffic generation from the proposed development or activity will exceed those typical for a facility or activity of its type, (b) an indication that employment generated by the development or activity will exceed those typical for a facility or activity of its type, (c) an indication the assumptions used in the development impact fee study underestimate the level of activity or impact on city capital facilities from the proposed development or activity, or (d) an indication that levels of calls for ~~law enforcement~~, fire or emergency services from developments or activities owned or operated by the fee payer or its agents will exceed assumptions used in the development impact fee study.

3. Within thirty (30) days following the designation of a development with extraordinary impacts, the city shall meet with the fee payer to discuss whether the fee payer wants to (a) pay for the supplemental study necessary to determine the system improvement costs related to the proposed development, or (b) modify the

proposal to avoid generating extraordinary impacts, or (c) withdraw the application for certification, building permit or development approval.

4. If the fee payer agrees to pay for the supplemental study required to document the proposed development's proportionate share of system improvement costs, then the city and the fee payer shall jointly select an individual or organization acceptable to both to perform such study. The fee payer shall enter into a written agreement with such individual or organization to pay the costs of such study. Such agreement shall require the supplemental study to be completed within thirty (30) days of such written agreement, unless the fee payer agrees to a longer time.

5. Once the study has been completed, the fee payer may choose to (a) pay the proportionate share of system improvement costs documented by the supplemental study, or (b) modify the proposed development to reduce such costs, or (c) withdraw the application. If the fee payer agrees to pay the system improvement costs documented in the supplemental study, that agreement shall be reduced to writing between the city and the fee payer prior to review and consideration of any application for any development approval or building permit related to the proposed development.

6. Notwithstanding any agreement by the fee payer to pay the proportionate share of system improvement costs documented by the supplemental study, nothing in this chapter shall obligate the city to approve development that results in an extraordinary impact.

Section 9. Section 15.16.060.03 of the Hailey Municipal Code is amended by the deletion of the stricken language and the addition of the underlined language, as follows:

15.16.060.03 No Refund Due for Subsequent Reduction in Size of Development ~~or Service Units~~. After a Development Impact Fee has been paid pursuant to this Ordinance and after a certificate of occupancy has been issued, no refund of any part of such fee shall be made if the project for which the fee was paid is later demolished, destroyed, or is altered, reconstructed, or reconfigured so as to reduce the size of the project ~~or the number of units in the project~~.

Section 10. Section 15.16.130 of the Hailey Municipal Code is repealed and replaced with a new Section 15.16.130 to add a revised Exhibit "A", as follows:

15.16.130: DEVELOPMENT IMPACT FEE SCHEDULE

Exhibit A

Development Impact Fee Schedule

Citywide Service Area	Parks and Path	Fire	Streets	CIP	Total
Residential (per dwelling unit) by Square Feet of Net Floor Area					
1000 or Less	\$92	\$120	\$638	\$31	\$881
1001 to 1600	\$171	\$224	\$1,033	\$58	\$1,486
1601 to 2200	\$225	\$294	\$1,298	\$76	\$1,893
2201 to 2800	\$265	\$347	\$1,500	\$90	\$2,202
2801 or More	\$288	\$377	\$1,612	\$98	\$2,375
Non-Residential (per 1,000 Square Feet of Net Floor Area)					
Industrial	\$0	\$297	\$543	\$78	\$918
Commercial	\$0	\$258	\$1,987	\$68	\$2,313
Institutional	\$0	\$126	\$794	\$33	\$953
Office & Other Services	\$0	\$428	\$860	\$112	\$1,400

Section 11. SEVERABILITY CLAUSE. If any section, paragraph, sentence or provision hereof or the application thereof to any particular circumstances shall ever be held invalid or unenforceable, such holding shall not affect the remainder hereof, which shall continue in full force and effect and applicable to all circumstances to which it may validly apply.

Section 12. REPEALER CLAUSE. All Ordinances or parts thereof in conflict herewith are hereby repealed and rescinded.

Section 13. EFFECTIVE DATE. This Ordinance shall be in full force and effect after its passage, approval and publication according to law.

PASSED AND ADOPTED BY THE HAILEY CITY COUNCIL and approved by the Mayor this ____ day of _____, 2016.

Fritz X. Haemmerle, Mayor

ATTEST:

Mary Cone, City Clerk

Publish: Idaho Mountain Express _____, 2016

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AGENDA ITEM SUMMARY

10/3/16

DATE: ~~8-15-16~~ DEPARTMENT: Legal DEPT. HEAD SIGNATURE: _____

SUBJECT:

Annexation Procedures Ordinance Amendment

AUTHORITY: ID Code _____ IAR _____ City Ordinance/Code _____
(IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

At the last council meeting, there was discussion about possible amendments to Hailey's Annexation Procedures Ordinance, set forth in Chapter 14.01 of the Hailey Municipal Code. The attached ordinance amends Chapter 14.01 to recognize the TischlerBise annexation fee study, but allows the city to impose additional on-site or off-site mitigation if an annexation will have a negative fiscal impact on existing or future residents of Hailey. This amendment also puts the burden of providing notice to the public on the Community Development Director, not the City Clerk.

Ned

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS: Caselle # _____
Budget Line Item # _____ YTD Line Item Balance \$ _____
Estimated Hours Spent to Date: _____ Estimated Completion Date: _____
Staff Contact: _____ Phone # _____
Comments: _____

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)
____ City Attorney ____ Clerk / Finance Director ____ Engineer ____ Building
____ Library ____ Planning ____ Fire Dept. ____
____ Safety Committee ____ P & Z Commission ____ Police ____
____ Streets ____ Public Works, Parks ____ Mayor ____

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD

Conduct a public hearing on the attached ordinance. If acceptable, make a motion to approve the ordinance and conduct the first reading of the ordinance.

FOLLOW-UP REMARKS:

10/3/16 - Approved Ord. No. 1205 - 1st Reading
10/17 - 2nd Reading Ord. No. 1205

Hailey Ordinance No. 1205

AN ORDINANCE OF THE CITY OF HAILEY, IDAHO, AMENDING CHAPTER 14.01 OF THE HAILEY MUNICIPAL CODE, BY AMENDING SECTION 14.01.050 TO DELETE THE REQUIREMENT OF A FISCAL IMPACT STATEMENT DURING AN ANNEXATION APPLICATION; AMENDING SECTION 14.01.070 TO REQUIRE THE ADMINISTRATOR TO PROVIDE NOTICE OF AN ANNEXATION APPLICATION; AMENDING SECTION 14.01.090 TO IMPOSE FEES FOR AN ANNEXATION AS DETERMINED BY FISCAL IMPACT STUDY; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Hailey has adopted procedures for annexation applications as set forth in Chapter 14.01 of the Hailey Municipal Code; and

WHEREAS, the Mayor and the City Council of the City of Hailey believe it is appropriate to amend Chapter 14.01 of the Hailey Municipal Code to impose annexation fees for an annexation as previously determined in a fiscal impact study approved by the City of Hailey.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF HAILEY, IDAHO, AS FOLLOWS:

Section 1. Section 14.01.050 of the Hailey Municipal Code is hereby amended by the deletion of the stricken language, as follows:

14.01.050 SUBMITTAL REQUIREMENTS. Except as otherwise provided, the application shall include or attach at least the following:

- A. Application fees established by ordinance.
- B. A statement of the size of the property in square footage and acres.
- C. A description of the proposed project, including the approximate a) number and size of proposed lots, b) length and location of the proposed water and sewer mains, c) length and location of proposed streets and alleys, and d) length and location of the proposed sidewalks.
- D. A schematic design of the entire project showing the proposed uses, density, streets, alleys, easements, and proposed size and location of open spaces and parks.
- E. A statement describing how the proposed project complies with specific goals and policies of the Hailey Comprehensive Plan.
- F. A statement describing how the proposed project is compatible with adjacent neighborhood(s).
- G. A statement describing how the applicable natural resources (e.g., water courses, springs, streams, wildlife and access to public lands) and natural hazards (e.g., avalanche, floodplains and floodways) are incorporated into proposed project and/or mitigated.

H. A statement describing what contributions and/or dedications the applicant is willing to make as part of the proposed annexation.

I. A description of how the proposed annexation will protect Hailey's established or proposed wellhead protection zones.

J. A detailed description of how the annexation will impact the existing municipal infrastructure and services (e.g., water, sewer, streets, library, police, fire and parks).

K. A statement of who will maintain the streets, alleys, parks and utilities (privately and publicly owned utilities) and how the maintenance of the streets, alleys, parks and utilities (privately and publicly owned utilities) will be funded.

L. A phasing plan showing the proposed dates of construction and completion of phased construction for infrastructure, streets, alleys, utilities and all other development. In the case of a phased project, items C and D above may be omitted for future phases; however provisions shall be made within an annexation agreement for submittal of plans and payment of fees for future phases.

M. Unless the Administrator determines, in the Administrator's sole and absolute discretion, one or more of the following studies are not warranted based on the size, scope and impact of a proposed annexation, the following studies shall be submitted:

- a) Traffic study showing impact on adjacent streets and streets that would serve the proposed project.
- b) Floodplain study (if applicable).
- c) Avalanche study (if applicable).
- d) Wetland study (if applicable).
- e) Wildlife study.
- f) A Level I environmental study showing the presence of any hazardous waste.
- g) Contour map depicting 15% and 25% slope lines measured at two foot (2') intervals.

N. A list of names and mailing addresses of all property owners within 300' of the external boundaries of the proposed annexation and the names and mailing addresses of all easement holders within the proposed annexation.

O. ~~A fiscal impact analysis or an updated fiscal impact analysis in accordance with Section 14.01.090(B). The analysis may be submitted at the time of the application for annexation, or when the application is reviewed by the Hailey City Council ("Council") as set forth in Section 14.01.090.~~

————— P. A description of all water rights, including all surface and ground water rights, appurtenant to the real property subject of the annexation. The description of all water rights shall include a description of all the elements of the water rights, including but not limited to the source, quantity, priority date, point of diversion, purpose and period of use, place of use,

and any provisions or conditions attached to the water right. The applicant shall attach all decrees, licenses and permits describing the water rights to the application for annexation.

Section 2. Section 14.01.070 of the Hailey Municipal Code is hereby amended by the addition of the underlined language and by the deletion of the stricken language, as follows:

14.01.070 NOTICE. The Administrator ~~City Clerk~~ shall mail to each addressee in the list furnished by the applicant a copy of the notice of the time and place of the hearing at least fifteen (15) days before the date set for a hearing. The applicant has the burden of providing to the City an updated and correct list of property owners during the public hearing process. When notice is required to two hundred (200) or more property owners or purchasers of record, alternate forms of notice may be provided in lieu of mailed notice. Sufficient notice shall be deemed to have been provided if the City provides, at the applicant's expense, notice through a display advertisement at least four inch (4") by two inch (2") column in size in the official newspaper of the City at least fifteen (15) days prior to the hearing, in addition to site posting on all external boundaries of the site. The applicant shall reimburse the City for all mailing costs and publication costs associated with providing notice hereunder. Any notice for annexation which is mailed and published shall contain:

- A. The time and place of the hearing.
- B. A brief description of the land which is the subject of the matter to be heard.
- C. The purpose of the hearing and the proposed uses for the land.
- D. Any other information, required by the Administrator, which is necessary or desirable in the public interest.

Section 3. Section 14.01.090 of the Hailey Municipal Code is hereby amended by the addition of the underlined language and by the deletion of the stricken language, as follows:

14.01.090 COUNCIL REVIEW.

A. Conduct and Notice of Council Hearing. Upon receipt of the Commission's findings of fact and conclusions of law, the Council shall schedule a public hearing to review the application for annexation. Notice of the public hearing shall be conducted in the same manner as the notice for a Commission hearing pursuant to Section 14.01.070 of this Chapter. The Council shall have the right to request further information deemed necessary by the Council at any time during the proceedings.

B. Fiscal Impact. ~~The Council shall require the applicant to pay, as consideration for annexation and any annexation agreement, the fees established by resolution, as amended, for annexation of property into the City. To assist the Council in the determination whether an annexation will have any negative fiscal impact, the Council shall, except as otherwise provided herein, require the applicant for annexation, at the applicant's sole expense, to submit a fiscal analysis or an updated fiscal analysis by a qualified and independent person or firm acceptable by the Council and in a format acceptable by the Council, to determine the proposed annexation's impact and to recommend the base amount of annexation fees. The Council may, in its sole and absolute discretion, require the applicant for annexation of real property of ten (10) or fewer lots based on the base density of the zoning district(s) adopted for the annexed property, at the applicant's sole expense, to submit a fiscal analysis or an updated fiscal analysis by a qualified and independent person or firm acceptable by the Council and in a format accepta-~~

~~ble by the Council, to determine the proposed annexation's impact and to recommend the base amount of annexation fees. The Council retains the right to require further monetary or non-monetary contributions for any annexation to ensure the proposed annexation will not have a negative fiscal impact upon the existing citizens of Hailey at the time of annexation and in the future. The applicant has the right to seek the City's approval of such a fiscal impact study at any point in the annexation process.~~

C. Findings. During the public hearing process of the application for annexation, the Council shall make its own findings of fact and conclusions of law to determine:

1) whether the proposed application will be harmonious and in accordance with the goals and policies of applicable components of the Hailey Comprehensive Plan,

2) whether the proposed annexation would be in the best interests of the citizens of Hailey, and

3) to the extent possible, whether the proposed annexation will have a negative fiscal impact upon the existing citizens of Hailey at the time of an annexation and in the future.

If the Council finds general compliance with the Hailey Comprehensive Plan, the Council shall then consider the application for a zoning classification and consider any and all factors it deems, in its sole and absolute discretion, important to determine whether an application for annexation shall be granted or denied. If the Commission made negative findings related to the Comprehensive Plan under Section 14.01.080 and therefore did not make a recommendation on zoning classification for the property sought to be annexed, but the Council subsequently made favorable findings related to the Comprehensive Plan and wishes to proceed with the annexation, the Council shall remand the proceedings to the Commission for its recommendation on zoning classification.

D. Decision. The Council has the sole and absolute discretionary right to approve, approve with conditions or deny an application for annexation. In addition, the Council is authorized to require, as a condition of approval, that the applicant and the City enter into an annexation agreement providing for the terms and conditions of an approved annexation. The Council may also require the applicant, as a condition of approval, to construct certain improvements, including but not limited to private and/or public utilities, facilities, recreational or other amenities and landscaping, and to pay such annexation fees or other monetary or non-monetary contributions as the Council deems necessary to protect the health, safety and general welfare of the citizens of Hailey. In the event the fees and/or contributions are not paid at the time of annexation approval, the Council shall require the applicant to provide security in the form of a performance bond, irrevocable letter of credit or cash equivalent acceptable to Hailey for one-hundred and fifty percent (150%) of the bona fide estimate of the cost of the improvements and one-hundred percent (100%) of the fees and/or contributions within thirty (30) days of the date when the Council approves the application but before the effective date of any annexation ordinance. Furthermore, the Council may, consistent with Idaho Code § 67-6537, require the applicant, as a condition to approval, to use all surface water appurtenant to the real property to be annexed as the primary water source for irrigation of the real property to be annexed.

In the event a subsequent development proposal materially differs from the development shown in approved annexation, the annexation agreement shall provide that the proposed development may be denied, that the applicant shall be responsible for any increased annexation fees and/or that the property may be deannexed. There shall be no right of an appeal by an applicant or by an affected party from an adverse recommendation by the Commission or from an adverse decision of the Council on an annexation application. If the Council elects to approve the application for annexation with or without conditions, the Council shall also establish the appropriate zoning district(s) for the annexed property in accordance with the procedures set forth in Article XIV of the Hailey Zoning Ordinance.

Section 4. Should any section or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinance as a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

Section 5. All ordinances and parts of ordinances in conflict herewith are hereby repealed.

Section 6. This Ordinance shall be in full force and effect from and after its passage, approval, and publication according to law.

**PASSED AND ADOPTED BY THE HAILEY CITY COUNCIL AND APPROVED
BY THE MAYOR THIS ___ DAY OF _____, 2016.**

Fritz X. Haemmerle, Mayor

Attest:

Mary Cone, City Clerk

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October 6, 2016

ITD Division of Transportation
Public Transportation Division
P.O. Box 7129
Boise, Idaho 83707

RE: 5339 One-time funding – October 2016

Dear Grant Evaluation Team:

I am writing in support of Mountain Rides' applications seeking funding for buses and vans under the 5339 program available through a one-time grant application process. The City of Hailey supports Mountain Rides' application for funding from the 2016 One-time Capital funding for FY18-19 that would support 2 new vans, 1 medium duty bus, and 1 heavy duty bus.

In order to continue to operate a transit system that is healthy, safe, efficient and cost effective, there must be capital investments made to keep vehicle assets in a good state of repair. The City of Hailey makes significant investments in public transportation as a key strategy to improving the local economy and quality of life – Mountain Rides benefits residents, commuters, and visitors. Being able to maintain a health system through a funding opportunity such as this is critical to the success of Mountain Rides.

Thank you for consideration of supporting Mountain Rides' application and public transportation in Hailey.

Respectfully,



Mayor Fritz Haemmerle
The City of Hailey

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**AGENDA OF THE
HAILEY CITY COUNCIL MEETING
Monday NOVEMBER 7, 2016 * Hailey City Hall Meeting Room**

5:30 p.m. CALL TO ORDER - Open Session for Public Concerns

CONSENT AGENDA:

- CA 000 Grant Applications
- CA 000 Grant Agreements
- CA 000 Motion to approve Resolution 2016-____, authorizing an amendment to Hailey Personnel Handbook regarding travel policies
- CA 000 Motion to approve Resolution 2016-____, authorizing Hailey's Treasurer to write off uncollectible Accounts Receivables in the amount of \$ _____
- CA 000 Motion to approve Resolution 2016-____ authorizing a contract for services agreement with Hailey Chamber of Commerce for professional services to provide visitor information and the promotion and marketing of the City, all its businesses and its general business climate, and its special events for an annual amount of \$ _____ from October 1, 2016 through September 30, 2017
- CA 000 Motion to approve Resolution 2016-____, authorizing an agreement with Wood River Land Trust for an amendment to an existing agreement for operations and maintenance at Lions Park
- CA 000 Motion to approve Resolution 2016-____, authorizing Change Order #5 with CNI for construction on the biosolids project in the amount of \$ _____
- CA 000 Motion to approve Resolution 2016-____, authorizing renewal of the annual Lease Agreement which allows the Hailey Chamber of Commerce to occupy the City of Hailey's Welcome Center at Werthheimer Park
- CA 000 Special Events
- CA 000 Findings of Fact and Ordinance Summaries
- CA 000 Motion to approve minutes of December 19, 2012 and to suspend reading of them
- CA 000 Motion to approve claims for expenses incurred during the month of December, 2011, and claims for expenses due by contract in January, 2012

MAYOR'S REMARKS:

MR 000

PROCLAMATIONS & PRESENTATIONS:

PP 000 Hailey Chamber of Commerce Semi-Annual Report and Presentation of 2016/2017 Budget

APPOINTMENTS & AWARDS

AA 000 Library Board Appointment

PUBLIC HEARING:

- PH 000 Airport Issues
- PH 000
- PH 000
- PH 000

NEW BUSINESS:

NB 000 Consideration of Blaine County Recreation District's request to exchange land on and within Parcel BB on Fox Acres Rd.

- NB 000
- NB 000
- NB 000
- NB 000

OLD BUSINESS:

OB 000
OB 000
OB 000

STAFF REPORTS: Staff Reports
SR 000

Council Reports

Mayor's Reports

EXECUTIVE SESSION: Real Property Acquisition under IC 74-206 (1)(c)

Matters & Motions from Executive Session or Workshop

Next Ordinance Number - _____ Next Resolution Number- 2016-01

DRAFT

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