

**MINUTES OF THE MEETING OF THE  
HAILEY CITY COUNCIL  
HELD MARCH 28, 2022  
IN THE HAILEY TOWN CENTER MEETING ROOM**

The Meeting of the Hailey City Council was called to order at 5:30 P.M. by Mayor Martha Burke. Present were Council members Heidi Husbands, Kaz Thea, Sam Linnet, and Juan Martinez. Staff present included City Attorney Christopher P. Simms, City Administrator Heather Dawson, and City Clerk Mary Cone.

[5:30:06 PM](#) Call to order by Mayor Burke.

[5:30:14 PM](#) **Thea moves to amend agenda adding NB 104, Linnet seconds. Motion passed with roll call vote; Husbands, yes. Linnet, yes. Thea, yes. Martinez, yes.** Horowitz added reason for adding late.

**Open session for public comments:**

[5:31:14 PM](#) There are none.

**CONSENT AGENDA:**

<a href="#">CA 089</a>	<del>Motion to ratify match commitment letter for the Chamber’s annual Idaho Travel Council Grant</del> <b>ACTION ITEM</b>	
	+	
<a href="#">CA 090</a>	<del>Motion to approve Fair Housing Resolution 2022-021 and Proclamation</del> <b>ACTION ITEM</b>	4
<a href="#">CA 091</a>	<del>Motion to approve Resolution 2022-022, authorizing the mayor to sign pyrotechnics contract with Lantis Productions for \$18,000 purchase and display of fireworks on July 4, 2022.</del> <b>ACTION ITEM</b>	8
<a href="#">CA 092</a>	Motion to adopt Resolution 2022-023, authorizing the Mayor to sign a Rate Increase Addendum with Digline. <b>ACTION ITEM</b>	17
<a href="#">CA 093</a>	Motion to adopt Resolution 2022-024, authorizing the Mayor’s signature on Change Order No. 1 with Electric 1 West, which modifies the contract time and project completion date for the WWTP PLC upgrades project. <b>ACTION ITEM</b>	23
<a href="#">CA 094</a>	Motion to adopt Resolution 2022-025, authorizing the Mayor’s signature on the revised contract Agreement with Xylem Water Solutions USA and authorizing the Mayor’s signature on pending Change Order #1 which refines the material procurement. <b>ACTION ITEM</b>	28
<a href="#">CA 095</a>	Motion to authorize the Mayor to sign a letter in support of Blaine County’s Bureau of Reclamation Cooperative Watershed Management Program Phase I Grant Application. <b>ACTION ITEM</b>	42
<a href="#">CA 096</a>	Motion to approve Resolution 2022-026 authorizing the mayor’s signature on the Public Right-of-Way Maintenance Agreement related to the development of River Street Townhomes (CK Property Group, LLC) located at 410 North River Street (Lots 14-17, Block 56, Hailey Townsite). <b>ACTION ITEM</b>	45
<a href="#">CA 097</a>	<del>Motion to approve the special event, Earth Day 5K, with start/finish to be held on Carbonate Street, and running route to commence through Draper Preserve and Della View Subdivision (Saturday, April 23, 2022, from 10:00am to 2:00pm).</del> <b>ACTION ITEM</b>	56
<a href="#">CA 098</a>	Motion to approve minutes of March 14, 2022 and to suspend reading of them <b>ACTION ITEM</b>	64
<a href="#">CA 099</a>	<del>Motion to approve claims for expenses incurred during the month of February 2022, and claims for expenses due by contract in March, 2022</del> <b>ACTION ITEM</b>	73

[5:31:40 PM](#) Martinez, CA 097 and CA 099 by Dawson, Thea pulls CA 089 and CA 090 CA 091

**[5:32:43 PM](#) Martinez moves to approve Consent Agenda items minus CA 097, CA 099, CA 089, and CA 091, Linnet seconds. Motion passed with roll call vote; Husbands, yes. Linnet, yes. Thea, yes. Martinez, yes.**

CA 097 [5:33:39 PM](#) Mike McKenna talks on the Earth Day 5 k event, explains how this came about, just like turkey trot event route. Elizabeth Jeffrey looking forward to the event. Jeffrey will have 20 or more events going on throughout the city during the run.

**[5:35:36 PM](#) Martinez moves to approve CA 097, Thea seconds. Motion passed with roll call vote; Husbands, yes. Linnet, yes. Thea, yes. Martinez, yes.**

CA 099 [5:35:57 PM](#) Dawson we added one more payment today to Wendy Jaquet \$500 a trip to McCall Idaho \$125 each, needed to add this before event.

CA 089 [5:36:34 PM](#) Thea thinks this should be discussed not under consent agenda. housing \$4,000 to give to help with evictions. Burke clarifies, McKenna comments, explains what the letter is for, won't get funds if don't have this match, only used for marketing. A larger percentage goes towards this grant. Dawson, adds decisions about funding have already been made.

**[5:40:28 PM](#) Martinez moves to approve CA 089, Thea seconds. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

CA 090 and CA 091

**[5:41:17 PM](#) Martinez moves to approve CA 090 and CA 091, Thea seconds. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

### **PROCLAMATIONS & PRESENTATIONS:**

*PP 100 Certificate presentations to Hailey Police Department staff, Basic Certificate to Officers Cervantes and Linderman, and Advanced Certificate to Assistant Chief Peck*

[5:43:46 PM](#) Chief England presents certs to 2 officers and also to Todd Peck, advanced cert, college credits and service, applause by room. Pictures of officers, more applause. England furthers explains.

*PP 101 Fair Housing Proclamation ACTION ITEM*

**[5:46:36 PM](#) Mayor Burke and Council take turns in reading the proclamation.**

*PP 102 National Library Week Proclamation in April 2022 ACTION ITEM*

National library week proclamation.

**[5:50:39 PM](#) Mayor Burke and Council take turns in reading the proclamation.**

## **Mayor Remarks:**

[5:53:21 PM](#) Mayor Burke announced that Robyn Davis is the new Community Development Director, Horowitz will continue to mentor Robyn. Davis and Horowitz switch staff seats.

## **PUBLIC HEARINGS:**

*PH 103 Consideration of a Final Plat Application by CK Property Group, LLC represented by Galena Engineering, wherein Lots 14-17, Block 56, Hailey Townsite (410 North River Street) is subdivided into twelve (12) sublots and motion to approve the Resolution 2022-027, authorizing the mayor's signature on the Security Agreement related to Final Plat of Lots 14-17, Block 56, Hailey Townsite (410 North River Street). This project is located within the Business (B), Downtown Residential Overlay (DRO), Small Residential Overlay (SRO) and Townsite Overlay (TO) Zoning Districts **ACTION ITEM***

[5:54:29 PM](#) Davis opens this item and states that Sean Flynn is present to represent the applicant.

[5:55:12 PM](#) Sean Flynn with Galena Engineering speaks to council. City staff has done nice job working with applicant on items that have come up, looking to break ground April 1<sup>st</sup>, want final plat finalized to enable this.

No questions from council.

Public comments:

[5:56:12 PM](#) no comments

[5:56:36 PM](#) Thea excited about this project. Horowitz stated that 2 units are available to city employees, very excited about this.

[5:57:17 PM](#) **Thea moves to approve final plat application lots 14 – 17, that conditions A-G will be met subject to a security agreement for conditions to be completed. Martinez seconds. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

[5:58:12 PM](#) **Thea moves to approve Resolution 2022-027, authorizing security agreement for final plat River Street Townhomes. Martinez seconds. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

## **NEW BUSINESS:**

*NB 104 Discussion of issues to be included in an upcoming comment letter to Blaine County pursuant to the Area of City Impact Agreement regarding a new 25-lot subdivision in Blaine County in Quigley Canyon **ACTION ITEM** (no documents)*

[5:59:29 PM](#) Horowitz gave a history of this item. When Quigley Farms annexed in 2017, clause that city acknowledges that there will be a 24-lot subdivision in county, shows spot on map, extends ½ way to Quigley Pond. Hennessey will proceed at this time for this subdivision. City does not have to comment, but can. Staff thought a comment letter would be appropriate. Horowitz discusses in detail, Sage School, from end of access to the cul de sac. And it is about 4,000 feet adds Yeager. Road would be improved, road dips down. One of biggest changes to public, road will shift to south and will be houses on each side of the road, right below the newer path that BCRD has built. One of the comments staff has been discussing, city does not want to maintain this road. Yeager adds, [6:03:25 PM](#) share maintenance of certain streets in winter with Blaine County. Under this concept for Quigley Ranch, past Quigley Farms, it is likely that the County would ask city to plow this road. We are not particularly eager to maintain this section of the road. Once Quigley Farms is built out, they will be responsible for maintaining Quigley Road. Once city starts clearing snow in Quigley Farms, we are looking for loops for plowing for circulation. [6:06:37 PM](#) Yeager continues explaining, preference, primary beneficiaries are residents in Quigley Ranch, maybe an HOA would plow this section. The road you see today will be abandoned and a new road will be constructed. [6:07:52 PM](#) Horowitz, this is one of the items that would be addressed in the comment letter to the county. We believe there needs to be 25 parking spaces at the end of the paved road, based on conversations we've had. [6:10:09 PM](#) Feels it would be smart to allow parking on one side of the street, Horowitz added. Allow parking for snow mobiles? [6:10:43 PM](#) Preliminary letter from Fish and Game, any of these 26 homes, would not be able to keep dog in their fenced yard, further discussion needed on this topic. [6:11:58 PM](#) last point. [6:12:19 PM](#) Yeager if city ended up plowing this road, it would need to be asphalt, if not, we would be silent on the material. [6:12:50 PM](#) Horowitz, could be practical, so that recreationists, connectivity once lots added, last one by sage school, Quigley Farm Road. [6:13:46 PM](#) Burke lets treat this as a workshop. This will be on our next council agenda. [6:14:30 PM](#) Simms, we've agreed not to contend the number of lots.

[6:14:43 PM](#) Linnet, primary concern is access, and the public's right to get to public land. Like Greenhorn Gulch, restrictions on development on parking spaces. Having infrastructure in place for HOA, will help guide in future and be direct about what public access means. Linnet would like to see privately maintained and public access and use, parking bike or car. Burke agrees, if not clear will be push back.

[6:16:59 PM](#) Thea, it is critically important that we not restrict public use of this property. These homes are in an important recreational area and important to residents of Hailey. Is this private rd or county rd? [6:18:13 PM](#) Hennessey, county road. Have never wanted to restrict access to public. In original annexation, discussed snow mobile parking. Hennessey, want county to maintain road. Linnet, make sure county understands our requests and no questions in the future. [6:20:21 PM](#) Horowitz, and if road is paved would like to have a sharrow, for bicycles. Thea, comments about Fish and Game, will be change in configuration, have some concerns about wildlife. Dogs have chased wildlife in Old Cutters, hope this does not happen out Quigley. [6:22:21 PM](#) Hennessey adds, has discussed wildlife friendly fence, closer to house, have a higher fence to keep dog in. Thea, if have parking, how far out? Hennessey, about 1 mile further. Simms asks Hennessey to talk about plans. [6:24:33 PM](#) Hennessey, provide head in stalls, parking is needed, agreed, but how much, and is it winter only or winter and summer? [6:26:10 PM](#) Yeager talks about needs.

[6:26:59 PM](#) Thea, if straight shot through housing development, how would it change Nordic? Hennessy, met with BCRD, they could work either way, can work through sections or down by road. Keeping dogs closer to city would be better.

[6:28:23 PM](#) Linnet makes suggestion. And has there been any discussions about fire protection, Linnet asks. Hennessy comments, will install cisterns to fight fires, providing a defensible space.

[6:29:48 PM](#) Thea, where is dog trail today? Linnet dog trails extend past this area. Horowitz, Rector, may lose a little length but can regain in other areas.

Further discussion about maintenance of road and school district busses. Linnet asks if BLM is in this conversation. Some parking spaces are called out at the pond, Horowitz added. Linnet comments on travel management plan. Hennessy ¼ mile gap is the BLM land. maybe an opportunity to have BLM add a parking section here, Linnet comments, Horowitz makes a note. Linnet maybe we need to put more infrastructure at this point.

[6:35:34 PM](#) Chief England addresses Linnet's concern about shooting/hunting out Croy Canyon? England responds, with more development, increases traffic violations and hunting issues.

[6:37:09 PM](#) Husbands nothing further to add, will go with what staff suggests.

### **OLD BUSINESS:**

*OB 102 3rd Reading of Ordinance No. 1298, amending the Hailey Municipal Code, Title 17: Zoning Regulations, Chapter 17.04: Establishment, Purposes and Uses within Zoning Districts, Section 17.04M.060: Townsite Overlay Bulk Requirements ACTION ITEM*

[6:37:39 PM](#) Burke combined readings for ord. no. 1298 & 1299, asks for motion.

[6:38:22 PM](#) **Thea makes motion to approve 3<sup>rd</sup> Reading Ordinance No. 1298, by title only and authorize the Mayor to sign, seconded Martinez. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

[6:39:10 PM](#) **Mayor Burke conducts 3<sup>rd</sup> Reading of Ordinance No. 1298, by title only.**

*OB 103 3rd Reading of Ordinance No. 1299, Amendment to the Hailey Municipal Code, Title 16: Subdivision Regulations, Chapter 16.05: Improvements Required, Section 16.05.060: Utilities, to amend this standard to encourage electric utilities and make natural gas optional ACTION ITEM*

[6:40:15 PM](#) **Linnet moves to approve, 3<sup>rd</sup> Reading Ordinance No. 1299, by title only and authorize the Mayor to sign, seconded Martinez. Motion passed with roll call vote; Martinez, yes. Thea, yes. Linnet, yes. Husbands, yes.**

[6:40:52 PM](#) **Mayor Burke conducts 3<sup>rd</sup> Reading of Ordinance No. 1299, by title only.**

**Staff reports:**

[6:41:38 PM](#) England, have a law enforcement conference, Idaho Commission on Hispanic Affairs, on Friday April 8<sup>th</sup>.

[6:42:17 PM](#) Yeager, getting parks up to speed now that snow has melted. Will attend Bellevue City meeting after ours, regarding returning hook-up fees that were duplicated, they are returning funds, due to this mischarged connection fees.

[6:43:34 PM](#) Thea, asks what do we do with funding requests, like one that Mary Fauth sent? Simms, asks council to agenda this item for discussion.

[6:44:34 PM](#) **Martinez makes motion to adjourn. Thea seconds, motion passed unanimously.**