

## CITY OF HAUSER, IDAHO

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### CITY COUNCIL REGULAR MEETING

#### MINUTES

May 27 2009

6:30 p.m.

The pledge of allegiance was begun by Council President Miller.

Mayor Olita Johnston called the meeting to order at 6:30 p.m. There was a roll call of City Council Members – Council President Carmen Miller, Councilmember Claire Hatfield, Councilmember Lacey Hynes and Councilmember Ed Peone. Staff Present: Cheri Howell, and Art Macomber

The review of the May 13 was discussed by Council. There was a motion made by Councilmember Peone seconded by Councilmember Hynes to approve the May 13<sup>th</sup> regular council meeting minutes. Motion called by voice vote.

The Clerk in her report discussed the ability to purchase file cabinets for storing files. She believed that it would be more cost effective to purchase file cabinets than to build a storage room at an estimated cost of \$2500.00. The Council requested that she put that on the next agenda.

During council reports, Council President Miller updated the Council on the new microphone and the new auto-reverse tape deck. She discussed the ant problem that was surrounding City Hall. She stated that she had received a price quote with a pest control company. Councilmember Peone suggested that the City purchase ant killer from a home supply business. Councilmember Peone volunteered to address the problem by purchasing ant killer. Cheri Howell volunteered to go purchase the ant killer.

Council President Miller introduced the Class I permit for the City of Hauser from Lloyd Clapper, who wished to remove 12 trees from City property. The permit was approved by the Code Administrator. There was a discussion between Council President Miller and Councilmember Hynes about the Hauser property (22 acres) and how to access the property. They mentioned that they would take a field trip to examine the property.

There were no other council reports.

Under old business, there was the continuation of Public Hearing for amendments to Title 8. The Council continued the public hearing from April 22, 2009 and May 13 2009 on the Planning Commission recommendation for amending the Hauser Development Code, which stated “An ordinance of Hauser, Idaho, a political subdivision of the state of Idaho, amending Title 8: Chapter 1 section 3 to add definitions, Chapter 9 to add section 4 for standards and procedures for plat amendments, amending Chapter 10 section 1 to amend and clarify the makeup of the City and Joint planning commission, amending Chapter 10 section 2 C to clarify lot and boundary line adjustments, and amending Chapter 10 section 3 E to amend the procedures for extensions of class II permits and plats to provide for severability and an effective date.” The Mayor opened up the public hearing. There was no public testimony. Councilmember Peone made a motion, seconded by Council President Miller to suspend the rules and have the title read once. The Clerk read the title. Councilmember Peone made the

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motion, seconded by Councilmember Hynes to adopt Ordinance Number 153 to amend Title 8 of the Hauser Municipal Code. Roll call vote of Hatfield, Hynes, Peone, and Miller in favor.

The Mayor introduced the review and decision on the Development Agreement for Emerald Hill Estates (Bill and Suzanne Madigan), which was an agreement between the City and the Applicant on who would complete the improvements associated with the preliminary subdivision approval that was approved by the Hauser Planning Commission in November 2008. The Administrator gave a brief report and stated that the development agreement was essentially an agreement to determine what would trigger the improvements. The improvements of the planning, engineering, inspections and construction of the private road of less than 1000 feet will be triggered by the first building permit issued after final plat recordation. The Mayor asked if the Applicant had any questions. The Applicant and the Applicant's representative spoke and asked the City attorney for clarification on several items within the agreement associated with the timing and responsibility of the road improvements. The attorney responded to clarify the items in question. After the end of questions from the Applicant and the Applicant's representative, the Administrator asked the City attorney if any of the changes that were suggested by the Applicant were substantial. The City attorney stated that the changes were not substantial and that he would make the minor changes to the agreement and would have it ready for signature in the next few days. There was no discussion from the Council. A motion was made by Councilmember Peone, seconded by Councilmember Hatfield to approve the development agreement on improvements for Emerald Estates and direct the Mayor to sign the agreement after the City attorney presented the modified copy. Roll call vote of Hatfield, Hynes, Peone and Miller approved the motion.

Under the Discussion of Fees and Draft Fee Resolution, the Administrator stated that she would provide a draft of the proposed fee resolution for review by the Council.

Under new business the Council reviewed the payables. There was a motion made by Councilmember Peone, seconded by Councilmember Hatfield to approve the payables. Motion carried with Hatfield, Hynes, Peone and Miller.

The Mayor mentioned to the Council that Tina McCoy will only provide a Treasurer report once a month, however the payables will be twice a month.

The Mayor introduced the Reed Annexation request. The application request was presented by Cindy Espe representing John Reed for annexation of a five acre parcel into the City of Hauser and have the property rezoned to Highway Corridor. The property is described as Lot 1 Block 2 Creekside Estates in the Northeast Quarter of Section 19, Township 51N, Range 5 West, Kootenai County, Idaho. The current zoning of the property is Hauser Hills. The Planning Commission recommended approval of the annexation. The Mayor opened up the public hearing and the Applicant's representative asked if the Council had any questions. Council President Miller asked

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for clarification of the location of the property. There was no public testimony. There was a motion by Councilmember Peone, seconded by Councilmember Hynes to accept the annexation request and the Planning Commissioners recommendation to annex and to rezone the property to Highway Corridor. There was a motion to accept the annexation agreement by Councilmember Hynes, seconded by Council President Miller. Motion carried. There was a motion by Councilmember Peone, seconded by Councilmember Hatfield to suspend the rules and have the title of Ordinance 152 read once. Motion carried by roll call vote. There was a motion made to adopt Ordinance Number 152 and rezone the property to Highway Corridor by Councilmember Hatfield, seconded by Councilmember Miller. Motion carried with roll call vote.

Public Comments by D.J. Nall requesting clarification of location of new annexation. Barbara Rostad requested clarification of City limits. The Code Administrator provided the clarification of properties and city limits.

Adjournment – Councilmember Peone, seconded by Council President Miller to adjourn. The meeting adjourned at 7:46 p.m.

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Olita Johnston, Mayor

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Date

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Cheri Howell, Clerk

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Date