

# Valley County Board of Commissioners

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## IN THE OFFICE OF THE VALLEY COUNTY BOARD OF COMMISSIONERS CASCADE, IDAHO November 1, 2023

**PRESENT:**                    **ELTING HASBROUCK (CHAIRMAN)**  
                                  **NEAL THOMPSON (COMMISSIONER)**  
                                  **SHERRY MAUPIN (COMMISSIONER)**  
                                  **DOUGLAS MILLER (CLERK)**

Chairman, Elting Hasbrouck led the pledge of allegiance.

**Action Item:** Chairman Hasbrouck presented the commissioners' agenda for November 1, 2023. Commissioner Maupin made a motion to approve the commissioners' agenda for November 1, 2023. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to approve the commissioners' agenda for November 1, 2023.

**Action Item:** Clerk, Douglas Miller presented the claims and board order claims for November 1, 2023. Commissioner Maupin made a motion to approve claims and board order claims. Commissioner Thompson seconded the motion. Chairman Hasbrouck had questions regarding the final payments for No Business Road and the Dalrymple Construction. Clerk Miller responded accordingly. No further discussion, all in favor. Motion passed to approve the claims and board order claims for November 1, 2023.

**Action Item:** Chairman Hasbrouck presented the commissioner meeting minutes from October 23, 2023. Commissioner Thompson made a motion to approve. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to approve the commissioner meeting minutes from October 23, 2023.

**Action Item:** Chairman Hasbrouck presented the letter of support for Donnelly Rural Fire Protection District's grant application for funding of ambulance. Commissioner Maupin made a motion to approve the letter of support for Donnelly Rural Fire Protect District. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to approve the letter of support for Donnelly Rural Fire Protection District.

**Action Item:** Grant Writer, Kenzie Castor presented the Southwest RAC Grant Project Proposal and Recreation Director, Larry Laxson explained what the grant would be utilized for a snow groomer. Chairman Hasbrouck made a motion to approve the Southwest RAC Grant Project Proposal. Commissioner Maupin seconded. No further discussion, all in favor. Motion passed to approve the Southwest RAC Grant Project Proposal.

**Action Item:** Grant Writer, Kenzie Castor presented the outdoor recreation fund proposal for Boulder Road Recreation Area. She explained the grant application and Recreation Coordinator, Dave Bingaman provided further explanation about the grant application and the proposed project. Valley County has committed to \$65,000 of ARPA funds for a match and a C.U.P. would be completed. There was continued discussion regarding obtaining public comment. Commissioner Maupin made a motion to approve the outdoor recreation fund proposal. Commissioner Thompson seconded the motion. Chairman Hasbrouck had questions regarding the requirements for public comment and the process. Chief Deputy Prosecuting Attorney, Brian Oakey provided recommendations to the commissioners required the process that should be followed which included obtaining comments from the public. He provided further guidance to the commissioners regarding the possibility of conditional approval of the grant application. Commissioner Maupin amended her motion for conditional approval to allow for public comments to be presented at a future commissioner meeting. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to amend the original motion to allow for public comments to be presented at a future commissioner meeting.

**Action Item:** Planning & Zoning Director, Cynda Herrick, presented the Shaw Family Ranch Final Plat and the development agreement. The commissioners had questions related to the surveys that were conducted. Planning & Zoning Director, Cynda Herrick provided a response. Mr. James Fronk also provided information to the commissioners. Commissioner Maupin made a motion to approve the final plat for Shaw Family Ranch, acknowledge the Declaration of Installation of Utilities, accept the dedicated public right-of-way for Boulder Lake Road as shown on the plat totaling 6.23 acres, approve the development agreement, authorize the chairman to sign the development agreement and plat. The motion is made with the understanding that building permits will not be issued on any parcel until sanitary restrictions have been released to Central District Health, that a deed for 6.23 acres of dedicated public road is received and recorded with the final plat and the Valley County Board of County Commissioners have the right to set the level of service on the public road. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed.

**Action Item:** Chairman Hasbrouck called the next matter on the agenda which was the interviewing of Dr. Gregory Ferch for the Central District Health Board position. The commissioners conducted an interview with Dr. Gregory Ferch virtually and he responded to the questions that were asked. Commissioner Maupin made a motion to move forward with completing the ballot for the Central District Health Board position for Dr. Gregory Ferch.

Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to move forward with completing the ballot for the Central District Health Board position for Dr. Gregory Ferch.

**Action Item:** Mrs. Traci Jamison with Ignite Idaho provided a presentation to the commissioners regarding the services that are offered and requested opioid funds to support the wrap around services that are offered. The commissioners had the opportunity to ask questions to Mrs. Jamison and she responded accordingly. Commission Maupin made a motion to approve an opioid contribution of \$10,000 with a commitment of another \$5,000 if additional opioid settlement funds are received. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to approve an opioid settlement contribution to Ignite Idaho in the amount of \$10,000.00 with a commitment of another \$5,000 if additional opioid settlement funds are received.

**Action Item:** Commissioner Thompson made a motion to approve the letter and agreement with the Upper Payette Water Association. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to approve the letter and agreement with the Upper Payette Water Association.

**Action Item:** Commissioner Maupin made a motion to go into Executive Session per Idaho Code 74-206 1(c)-“To acquire an interest in real property not owned by a public agency.”- Acquisition Commissioner Thompson seconded the motion. No further discussion, by roll call vote all commissioners voted “aye”. The commissioners went into Executive Session per Idaho Code 74-206 1(c)-Acquisition at 10:25 a.m.

Chairman Hasbrouck brought the commissioners out of Executive Session per Idaho Code 74-206 1(c)-Acquisition at 11:16 a.m. Chairman Hasbrouck made a motion to proceed with acquisition of real property. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to proceed with acquisition of real property.

Public Defender, Scott Erekson provided a presentation to the commissioners regarding the reporting requirements for the Public Defense Commission and he advised that he would be seeking out an expert for a criminal case that he was informing the commissioners that would cost around \$5,000.

Chairman Hasbrouck began the workshop to discuss the formal process for impact fees. Those in attendance were Building Director, Annette Derrick, Clerk, Douglas Miller and Planning & Zoning Director, Cynda Herrick.

The commissioners recessed for lunch at 11:50 a.m.

The commissioners returned from lunch at 1:00 p.m.

**Action Item:** Chairman Hasbrouck advised that the next matter the commissioners would be addressing would be for Garnet Valley, PUD 23-01, and CUP 23-10: Findings of Fact, Conclusions of Law, and Decision; and Development Agreement. Chief Deputy Prosecuting Attorney, Brian Oakey provided an overview of how the findings of facts were prepared based on the hearings that were conducted and explained the preparation of the development

agreement. Mr. Hethe Clark who was representing the developer was asked questions related to recycling services that were discussed in the findings of facts and development agreement in which he responded. The commissioners also had questions regarding the road access and the potential litigation that was occurring. Mr. Clark responded and Planning & Zoning Director, Cynda Herrick also responded related to the question. Commissioner Maupin voiced concern regarding the lease agreements that would be required and the monitoring of the requirement. Planning & Zoning Director, Cynda Herrick advised that the manager would need to report lease agreements to the Planning and Zoning Department. The commissioners discussed a roadway mitigation agreement and a separate agreement with Idaho Transportation Department. Commissioner Maupin made a motion to approve the findings of fact for Garnett Valley PUD 23-01 and CUP 23-10. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed.

Commissioner Maupin made a motion to approve the development agreements with the amendments that were made during the discussion. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed.

Commissioner Maupin also made a motion to approve the amendments that were discussed in PUD 23-01 and CUP 23-10. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed.

Chairman Hasbrouck began the discussion related to the Road Department Building at Gold Dust. Dana Kaufman with Insight Architecture provided an overview of the proposed design, and the commissioners had the opportunity to ask questions to Mr. Kaufman and discuss the design. The commissioners proposed several changes to the actual design and Mr. Kaufman indicated that they would like Jeff to continue to work with Insight Architecture and bring a final draft back to the commissioners.

**Action Item:** Road Director, Jeff McFadden introduced homeowner Patricia Dobson who is adding another resident on Fleming Lane. He advised the discussion regarding a development agreement and expressed that there was a cost for a development agreement of \$8,600.00 because of the CIP Area. Planning & Zoning Director, Cynda Herrick weighed the conditional use permit that was approved for Patricia Dobson. Ms. Dobson asked what the funds would be used for and Road Director, Jeff McFadden advised that the funds would be used to improve Norwood. Chairman Hasbrouck asked Ms. Dobson if should be willing to do \$4,300. Commissioner Maupin made a motion to approve Fleming Lane development agreement with Patricia Dobson and allow 50% reduction for the development agreement to \$4,300 to be paid before occupancy permit was issued. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to approve the Fleming Lane development agreement with Patricia Dobson and allow 50% reduction for the development agreement to \$4,300 to be paid before occupancy permit was issued.

The commissioners began the discussion related to the Verizon Fleet Management System. Road Director, Jeff McFadden alleged that the system was not working correctly. IT Director, Jeremy Wilcox provided a presentation to the commissioners regarding the coverage. The commissioners requested that IT Director, Jeremy Wilcox and Road Director, Jeff McFadden continue to work on improving the Fleet Management System.

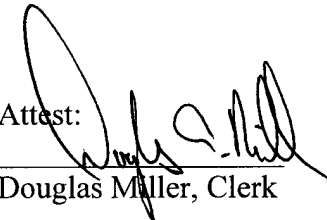
Treasurer, Johanna Defoort presented on the ARPA Investment Interest Discussion and proposal for payment to employees. The commissioners discussed the proposal that was submitted by Treasurer Defoort and provided opinions to the proposal that was submitted. The commissioners acknowledged that the proposal would be one time expenditure to show appreciation to the employees. Commissioner Maupin made a motion to approve the ARPA Investment Interest Proposal. Commissioner Thompson seconded the motion. No further discussion, all in favor. Motion passed to approve the ARPA Investment Interest Proposal.

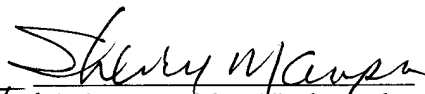
Mr. Jeff Gordon, who resides in Cascade, Idaho, presented to the commissioners during the opportunity for the public to present to the commissioners. He had concerns regarding the inability to reside in an Old Hickory Shed. The commissioners provided a response and explained that Valley County cannot permit individuals to reside in Old Hickory Sheds.

Chairman Hasbrouck made a motion to go into Executive Session per Idaho Code 74-206 1(b)-"To consider the evaluation, dismissal or disciplining of, or to hear complaints or charges brought against, a public officer, employee, staff member or individual agent, or public school student."-Personnel/Evaluation Commissioner Thompson seconded the motion. No further discussion, by roll call vote all commissioners voted "aye". The commissioners went into Executive Session per Idaho Code 74-206 1(b)-Personnel/Evaluation at 3:45 p.m.

Chairman Hasbrouck brought the commissioners out of Executive Session per Idaho Code 74-206 1(b)-Personnel/Evaluation at 5:00 p.m. No decision was made after the executive session.

The commissioners adjourned at 5:00 p.m.

Attest:  
  
Douglas Miller, Clerk

  
acting Chairman, Elting Hasbrouck  
SHERRY MAUPIN

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## VALLEY COUNTY COMMISSIONERS MEETING AGENDA Wednesday November 1, 2023

**Valley County adheres to ADA requirements. If anyone requires an accommodation, please contact the County Clerk, Douglas Miller prior to the meeting.**

**PROPOSED AGENDA** Note: Any item(s) in need of a motion will be described in the agenda under the appropriate section.

- 9:00 Call to Order – Pledge of Allegiance – Approve Agenda
- 9:00 **Action Item:** Claims, Board Order Claims & Junior College Tuition- Senior Deputy Auditor, Rheta Clingan
- 9:05 Commissioner Discussion
  - Action Items:** Meeting Minutes of October 23, 2023
  - Sign Letter of Support for Donnelly Rural Fire Protection District’s Grant Application for Funding of an Ambulance
  - Approve Submittal of Southwest Idaho RAC Project Proposal
  - Approve the Outdoor Recreation Fund Proposal for Boulder Road Recreation Area
- 9:10 **Action Item:** Shaw Family Ranch Final Plat – Planning and Zoning Director, Cynda Herrick
- 9:15 **Action Item:** Interview Greg Ferch for Central District Health Board Position  
Vote and Sign Central District Health Ballot to Appoint Dr. Gregory Ferch
- 9:30 **Action Item:** Executive Session per Idaho Code 74-206 1(c) “To acquire an interest in real property not owned by a public agency.”-Acquisition
- 10:00 **Action Item:** Request from Ignite Idaho for Opioid Funds
- 10:15 **Action Item:** Approve Letter and Agreement with Upper Payette Water Association- Phil Davis
- 10:30 **Action Item:** Presentation from Public Defender Scott Erekson

11:00 Impact Fees Workshop to Discuss Formal Process

12:00 Recess for Lunch

1:00 **Action Item:** Garnet Valley, PUD 23-01, and CUP 23-10: Findings of Fact, Conclusions of Law, and Decision; and, Development Agreement

2:00 **Action Items:** Discussion About Road Department Building at Gold Dust  
Fleming Lane Development Agreement Discussion/Decision  
Discussion/Decision Verizon Fleet Management

3:00 **Action Item:** ARPA Investment Interest Discussion – Treasurer, Johanna Defoort

3:30 **Action Item:** Executive Session per Idaho Code 74-206 1(b) “To consider the evaluation, dismissal or disciplining of, or to hear complaints or charges brought against, a public officer, employee, staff member or individual agent, or public-school student”- Evaluation

Opportunity for General Public to Present to Commissioners

Adjourn

COMMISSIONER’S FUTURE MEETING DATE

Monday November 13, 2023