

Valley County Board of Commissioners

P.O. Box 1350 • 219 N. Main Street
Cascade, Idaho 83611-1350

Phone (208) 382-7100
Fax (208) 382-7107



ELTING G. HASBROUCK
Chairman of the Board
ehasbrouck@co.valley.id.us

SHERRY MAUPIN
Commissioner
smaupin@co.valley.id.us

EDGAR ALLEN
Commissioner
eallen@co.valley.id.us

DOUGLAS A. MILLER
Clerk
dmiller@co.valley.id.us

**IN THE OFFICE OF THE VALLEY COUNTY BOARD OF COMMISSIONERS
CASCADE, IDAHO
October 4, 2022**

PRESENT: **ELTING HASBROUCK (CHAIRMAN)**
 SHERRY MAUPIN (COMMISSIONER)
 EDGAR ALLEN (COMMISSIONER)
 DOUGLAS MILLER (CLERK)

Chairman, Elting Hasbrouck led the Pledge of Allegiance.

Chairman Hasbrouck presented the commissioners' agenda for October 4, 2022. Commissioner Allen made a motion to approve the commissioners' agenda for October 4, 2022. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to approve the commissioners' agenda for October 4, 2022.

Senior Deputy Auditor, Rheta Clingan presented the commissioners with Fiscal Year 2022 & Fiscal Year 2023 claims and board order claims.

Fiscal Year 2022 Claims

General Fund	\$195,346.08
Road & Bridge	\$632,335.64
District Court	\$1,394.02
Revaluation	\$2,570.06
Solid Waste	\$1,719.06
Weeds	\$11,376.75
Pest Control	\$595.39
Waterways	\$12,212.18

McCall-Donnelly Snowmobile	\$689.16
Title III Funds	\$29,592.00
Extension Agent Fund	\$5,864.51
OHV	\$18.43
PILT Fund	\$39,679.71

Total: **\$933,401.99**

Fiscal Year 2023 Claims

General Fund	\$27,056.97
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Total: **\$27,056.97**

Commissioner Maupin made a motion to approve the claims as presented for Fiscal Year 2022. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve the claims as presented for Fiscal Year 2022.

Commissioner Maupin made a motion to approve the claims as presented for Fiscal Year 2023. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve the claims as presented for Fiscal Year 2023.

Clerk, Douglas Miller presented on mileage reimbursement rate that the IRS had increased mid-year and typically Valley County adopts the mileage reimbursement rate determined by the IRS. Chairman Hasbrouck made a motion to adopt the current IRS mileage reimbursement rate of 62.5 cents per mile. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to adopt the current IRS mileage reimbursement rate of 62.5 cents per mile.

Clerk, Douglas Miller presented on designation of polling locations and advised that the Clerk's Office handles the confirmation of the locations, but the commissioners ultimately approve. He advised that the proposal would be for the policing location to be at the American Legion in Cascade, Idaho, Donnelly Bible Church in Donnelly, Idaho and Idaho First bank in McCall, Idaho. Commissioner Maupin made a motion to approve the polling locations as recommended by Valley County Clerk, Douglas Miller. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve the polling locations as recommended by Valley County Clerk, Douglas Miller.

Road Director, Jeff McFadden presented on the Credit Application for Decked and explained the equipment that would be purchased through Decked. Commissioner Maupin made a motion to approve the credit application for Decked. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve the credit application for Decked.

Assessor, June Fullmer presented on value cancellation for value cancellation #8 and explained the reason for the requested value cancellation. Commissioner Maupin made a motion to approve value cancellation #8. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve value cancellation #8 as presented.

Assessor Fullmer presented on value cancellation for value cancellation #9 and explained the reason for the requested value cancellation. Chairman Hasbrouck made a motion to approve cancellation #9. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve value cancellation #9 as presented.

Assessor Fullmer presented on value cancellation for value cancellation #10 and explained the reason for the requested value cancellation. Commissioner Maupin made a motion to approve value cancellation #10 as presented. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve value cancellation #10 as presented.

Assessor Fullmer presented on value cancellation for value cancellation #11 and explained the reason for the requested value cancellation. Commissioner Maupin made a motion to approve value cancellation #11 as presented. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve value cancellation #11.

Assessor Fullmer presented on value cancellation for value cancellation #12 and explained the reason for the requested value cancellation. Commissioner Maupin made a motion to approve the value cancellation for value cancellation #12. Commissioner Allen had questioned regarding the parcel being discussed. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed to approve value cancellation #12 as presented.

Stephanie Nelson with Wild Land Fire Prevention & Associates presented an amendment to Jug Hazardous Fuel Treatment Unit #3 she described the additional 4.3 acres and advised that the work would be at the last bid price. She advised that Baron Loper with Custom Land Works would be conducting the work. Commissioner Allen made a motion to approve the Jug Hazardous Fuel Treatment Unit #3. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to approve the amendment to Jug Hazardous Fuel Treatment Unit #3 for an additional 4.2 acres with the work being completed by Baron Loper with Custom Land Works.

Chairman Hasbrouck advised that the opening for the fuel bid had been postponed until October 24, 2022.

Chairman Hasbrouck opened the Public Hearing at 9:30 a.m. for PUD 22-02 Valley Meadows. He described the process to those in attendance on how the Public Hearing would operate. Chairman Hasbrouck asked if the commissioners had any ex-parte or conflict of interest. Commissioner Allen advised that he did not have any ex-parte communication or conflict of interest. Commissioner Maupin advised that she had been approached by members of the public, but she informed them she was unable to discuss until the matter was before her as the commissioner and did not have any ex-parte communication or conflict of interest. Chairman Hasbrouck advised that he did not have any ex-parte communication or conflict of interest. Chairman Hasbrouck asked for a staff report to be presented by Planning & Zoning Director, Cynda Herrick.

Planning & Zoning Director, Cynda Herrick provided a staff report for the commissioners to consider regarding PUD 22-02 Valley Meadows. The commissioners had the opportunity to ask questions after Cynda completed her staff report and she responded accordingly to the questions that were asked.

Chairman Hasbrouck requested that the applicant present to the commissioners. Tanner Layton with Triple Dot Development presented on the application for PUD 22-02 Valley Meadows. Ms. Stephanie Hawkins with the engineering firm provided additional testimony to the commissioners on behalf of the application for PUD 22-02 Valley Meadows. She provided a PowerPoint presentation which would be available upon request through the Planning & Zoning Department. The commissioners had the opportunity to ask questions to Ms. Stephanie Hawkins and she provided a response to the questions that were asked by the commissioners. Tanner Layton returned to the podium to provide additional information to the commissioners regarding the proposed development. The commissioners had another opportunity to ask additional questions to Mr. Tanner Layton and he responded accordingly. The commissioners had several questions regarding existing development agreements and the connectivity to the North Lake Sewer and Water District. Mr. Joe Potner who was the prior civil engineering on the development provided testimony to the commissioners and presented on the conversations that he has had with North Lake Sewer and Water District regarding potential upgrades to a pump station. He also discussed the development of the existing community water system and the request to allow storage units within the development. The commissioners had concerns that the developer does not currently have any type of agreement with North Lake Sewer and Water District and recommended improvements have not been made. Mr. Potner explained the process to the commissioners regarding reviewing necessary upgrades. The commissioners also asked about the water wells within the development and if the existing wells would be sufficient for the development. Mr. Potner provided a response to the commissioners. Mr. Tanner Layton returned to the podium and was asked additional questions by the commissioners. Planning & Zoning Director, Cynda Herrick provided information to commissioners regarding rental garages space that have been established at other locations.

Chairman Hasbrouck opened the public hearing to allow testimony from proponents. The record will reflect that no one presented.

Chairman Hasbrouck opened the public hearing to allow testimony from uncommitted. The record will reflect that no one presented.

Chairman Hasbrouck opened the public hearing to allow testimony from opponent.

Ms. Patricia Scroggins who resides in Donnelly, Idaho, presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Dennis Scroggins who resides in Donnelly, Idaho, presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Ms. Susan Dorris who resides in Donnelly, Idaho, and is the Mayor of the City of Donnelly presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Kurt Holtan who resides in Donnelly, Idaho, and as a board member of the North Lake Sewer & Water District presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Ms. Alison Hatzenbuler who resides in Donnelly, Idaho, presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. David Galipoli who resides in McCall, Idaho, presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Jerry Kelly who resides in Donnelly, Idaho, presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Ms. Heather Clinker who resides in Valley County presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Leonard Long who resides in Valley County presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Greg Gibbenny who resides in Valley County presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Ms. Teresa Gibbenny who resides in Valley County presented to the commissioners as an opponent to PUD 22-02 Valley Meadows.

Mr. Tanner Layton as the applicant provided rebuttal testimony to the commissioners. The commissioners had the opportunity to ask additional questions to the applicant and provided concerns regarding the application for PUD 22-02 Valley Meadows. The commissioners had additional recommendations regarding the application and concerns that were mentioned during the testimony from the public.

Planning & Zoning Director, Cynda Herrick provided additional information to the commissioners for consideration.

Chairman Hasbrouck closed the Public Hearing at 12:24 p.m. and brought the matter back to the commissioners for deliberation. Commissioner Allen provided his concerns regarding the application PUD 22-02 and believed that there were matters regarding the development that needed to be addressed. Commissioner Allen made a motion to table the matter PUD 22-02 for a later date until additional matters were addressed that had been identified. Before Commissioner Maupin was willing to second the motion, she requested that additional matters needed to be addressed and mitigated to include existing road infrastructure. Planning & Zoning Director, Cynda Herrick made additional recommendations and proposed that the Planning & Zoning Department work with the developer on a possible development agreement. Chairman Hasbrouck presented his opinion and would also agree that additional time would be needed. Commissioner Maupin seconded the motion. Commissioner Allen made additional comments during the time for further discussions. Motion passed to table the matter PUD 22-02 for a later date until additional matters were addressed that had been identified during the public hearing.

Planning & Zoning Director, Cynda Herrick presented on Tamarack Resort PUD 3.2 Ponderosa Ridge Final Plat. Commissioner Maupin made a motion to approve the final plat for Tamarack Resort Planned Unit Development Phase 3.2 "Ponderosa Ridge", a replat of a portion of Tamarack Resort Planned Unit Development Phase 1 & 2 Village; approve the Owner's Declaration of Private Roads and prepayment to Granite as adequate surety for completion of through pavement for the interior roads; accept the Declaration of Utilities and prepayment to Granite as adequate surety for completion; accept the Supplemental Declaration for Tamarack Resort Ponderosa Ridge Phase 3.2; accept the Notice with Regard to Mandatory Club Membership for Owners of Property within Tamarack Resort Ponderosa Ridge Phase 3.2; and, authorize the Chairman to sign the plat upon the following conditions of approval:

1. Prior to building permits being issued, compaction test must be submitted for roads that were constructed according to the approved plans.
2. Prior to building permits being issued, a letter must be received from Donnelly Rural Fire stating they have tested and approved the fire hydrants

This motion is made with the understanding that sanitary restrictions are in place; that Rock Pine CT is invalidated and will be removed from the Official Road Name List and Ponderosa Ridge CT is validated and will be added to the Official Road Name List; and, all interior roads are private roads; and Valley County has no responsibility thereto. Commissioner Allen seconded the motion. No further discussion, all in favor. Motion passed

Planning & Zoning Director, Cynda Herrick presented on a request to waive fee for CUP 22-40 Stonebreaker Parking Lot as the application is from Recreation Director, Larry Laxon. Commissioner Allen made a motion to approve. Commissioner Maupin seconded the motion. No further discussion, motion passed to waive the fee for CUP 22-040 Stonebreaker Parking Lot.

Chairman Hasbrouck opened the Public Hearing for Resolution 22-19 at 12:44 p.m. Clerk, Douglas Miller provided a staff report to the commissioners for consideration.

Chairman Hasbrouck asked to hear from those who are proponents to the proposed Resolution 22-19. The record would reflect that there was no one who wanted to present to the commissioners as a proponent.

Chairman Hasbrouck asked to hear testimony from those individuals that are undecided. Ms. Sharon Bixler who works at Warm Lake Lodge presented to the commissioners.

Lake Shore Disposal Manager, Scott Carnes provided testimony to the commissioners and provided further clarification to the commissioners.

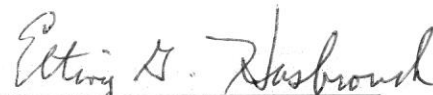
Ms. Callie Smith who resides in Donnelly, Idaho, presented to the commissioners as an individual who was undecided about the proposed Resolution 22-19.

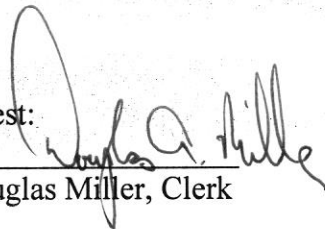
Ms. Susan Dorris who resides in Donnelly, Idaho, presented to the commissioners as an individual who was undecided.

Mr. Johnnie Whisenhunt who resides in Lake Fork, Idaho, presented to the commissioners as an individual who does not have a commercial business but received a letter from the county. The commissioners advised that they would like to.

Chairman Hasbrouck closed the Public Hearing at 1:42 p.m. and brought the matter back to the commissioners for deliberation. Chairman Hasbrouck provided his opinion to the commissioners. Commissioner Maupin also provided her opinion to the commissioners. Commissioner Allen made a motion to adopt Resolution 22-19. Commissioner Maupin seconded the motion. No further discussion, all in favor. Motion passed to adopt Resolution 22-19.

The commissioners adjourned the meeting at 1:54 p.m.


Chairman, Elting Hasbrouck

Attest: 
Douglas Miller, Clerk

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VALLEY COUNTY COMMISSIONERS MEETING AGENDA Tuesday October 4, 2022

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 – **Action Item:** Approve Agenda
- 9:00 **Action Item:** Claims, Board Order Claims & Junior College Tuition- Senior Deputy Auditor, Rheta Clingan
- 9:00 **Action Item:** Executive Session per Idaho Code 74-206 1(d)-“To consider records that are exempt from disclosure as provided in Chapter 1, Title 74, Idaho Code”-Indigent & Charity
- 9:05 **Action Item:** Approval of Increasing Milage Reimbursement Rate to Match IRS Rate
Designation of Polling Locations – Clerk, Douglas Miller
Sign Zwuygart & Associates CPA Contract
Sign Credit Application for Decked
- 9:10 **Action Item:** Value Cancellations #8, 9, 10, 11 & 12 -Assessor, June Fullmer
- 9:15 **Action Item:** Jug HFT Unit 3 Amendment – Stephanie Nelson
- 9:20 **Action Item:** Open Fuel Bid Contract for Valley County Road Department
- 9:30 **Public Hearing/Action Item:** PUD 22-02 Valley Meadows
- 11:50 **Action Item:** Tamarack Resort PUD 3.2 - Ponderosa Ridge Final Plat
Waive Fee for CUP 22-40 Stonebreaker Parking Lot – Planning and Zoning Director, Cynda Herrick
- 12:00 **Public Hearing/Action Item:** Resolution 22-19 Adopt Tiered System for Commercial Solid Waste Fee

Opportunity for General Public to Present to Commissioners

Adjourn

COMMISSIONERS FUTURE MEETING DATE
Monday October 17, 2022