

City of Glenns Ferry City Council Meeting October 12, 2021

The regular City Council meeting of the City of Glenns Ferry was opened and called to order at 7:00 pm on Tuesday, October 12, 2021, by Councilwomen Susan Case.

Members Present: Susan Case, Billy Galloska, Johnny Hernandez, Kenny Thompson, Mayor Monty White

Staff Present: Christy Acord, Derik Janousek, Scott Nichols, Teresa Parsons, Jennifer Trail

Others: Donn Carnahan, Frank Ferry, Kristie Ferry, Margaret Stewart, Dan Upton

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Item 1. OPEN MEETING/ROLL CALL:

X Susan Case X Ken Thompson X Billy Galloska X Johnny Hernandez
A Mayor Monty White

****LET THE RECORD SHOW THAT MAYOR MONTY WHITE IS ABSENT****

Item 2. PLEDGE OF ALLEGIANCE:

Item 3. MOTION TO: [ACTION ITEM]: Any Changes to the Agenda:

Item 4. PUBLIC COMMENTS: Please Sign in to Speak: For information purposes only on items not placed on the agenda. No action or decision can be made on public comments. Comments are limited to 3 minutes.

Item 5. MOTION TO: [ACTION ITEM] Consent Agenda.

- A. City Council Meeting Minutes for Sept 28, 2021.
- B. City Council Special Meeting Minutes for Oct 7, 2021.
- C. Accounts Payables for Sept 2021.
- D. Payroll for Sept 2021.
- E. Library Board Meeting Minutes August 2021.

Galloska: I'll make a motion to accept the consent agenda.

Thompson: I'll second.

Case: All in favor, all-ayes.

Item 6. ITEMS MOVED FROM CONSENT AGENDA FOR FURTHER DISCUSSION:

Item 7. DISCUSSION/MOTION: [ACTION ITEM] Keller Associates: Glenns Ferry Biosolids Removal WWTP Lagoon: Project No. 216044-016, June 2021, Invoice No.0212023 for \$16,550.

Parsons: Donn Carnahan is online if we have any questions.

Thompson: I'll make the motion to pay this.

Galloska: I'll second.

Case: All in favor, all-ayes.

Item 8. DISCUSSION/MOTION: [ACTION ITEM] Keller Associates: Glenns Ferry Biosolids Removal WWTP Lagoon: Project No. 216044-016, August 2021 Invoice No. 0212617 for \$15,250.

Thompson: I'll make motion to pay this.

Galloska: I'll second.

Case: All in favor, all-ayes.

- Item 9. DISCUSSION/MOTION: [ACTION ITEM] Keller Associates: Glenns Ferry Owyhee St Sewer Improvement: Project No. 216044-015, June 2021 Invoice No. 0212022 for \$10,900.**
Thompson: I'll make motion to pay this.
Galloska: I'll second.
Case: All in favor, all-ayes.
- Item 10. DISCUSSION/MOTION: [ACTION ITEM] Keller Associates: Glenns Ferry Owyhee St Sewer Improvement: Project No. 216044-15, August 2021 Invoice No. 0212613 for \$1,210.**
Galloska: I'll make motion to pay this.
Hernandez: I'll second.
Case: All in favor, all-ayes.
- Item 11. DISCUSSION/MOTION: [ACTION ITEM] Keller Associates: Glenns Ferry Smart Water Grant: Project No. 216044-013, July 2021, Invoice No. 0212230 for \$5,505.**
Acord: This grant is for irrigation (inaudible)
Case: But we had the engineering done so.
Thompson: I'll make said motion.
Hernandez: I'll second.
Case: All in favor, all-ayes.
- Item 12. DISCUSSION/MOTION: [ACTION ITEM] Christy Acord: MOU/Lease Agreement Glenns Ferry Front Shooter Range. **TABLED.****
Acord: The lawyer and I have been back and forth to try to figure out an agreement for the section out by the dump. We came up with a lease agreement and we're supposed to forward it to you guys this weekend so we should table it so you guys can table it.
Thompson: I'll make a motion to table it until we see it.
Galloska: I'll second.
Case: All in favor, all-ayes.
- Item 13. DISCUSSION/MOTION: [ACTION ITEM] Impact Fees. **Roll Call Vote.****
Case: Billy, do you want to take the lead on that?
Galloska: I think Christy can go a little further, but we had this discussion on the impact fees a couple weeks ago. It's something we need, but we definitely need to get some information from Christy. What questions do you have about the impact fees, because I know last time there were a few council members that wondered how we are going to pay for this, where is it going to come from, where's the end result. Can you tell us more about the impact fees?
Acord: The developer (inaudible) and of course you know the building permit fee is considered an impact fee for the development. The example (inaudible) that are going to be built, that impact fee that's going against that permit and the developer will be recouped by the city Right now we have three lots that have already been sold and have residential, one commercial/residential and the city will recoup the fees that they are putting out for the county that is putting out the assessment. Now one of the things I was trying to discuss and talk about is that the county is actually putting together some groups. You have the group meeting about impact fees. The county is organizing the users and organizing it all. It's taking the burden off of the city. So, this that we were approached with or offered right now is a great benefit because if you wait until later, the brunt of organizing all the meetings, having all the public hearings, having all the things that Glenns Ferry would have to do....
Thompson: So, when are they going to start theirs?
Janousek: The county has already signed up. She should be starting it up.
Acord: And we have until, she said the latest is October fifteenth, but the sooner we get our started the better. Because the county is already working on theirs, the city of Mountain Home is already working on theirs. We've got other groups and organizations that are going to be able to put impact fees down. They already have their paperwork down.
Case: October fifteenth?
Acord: That's our very last deadline.
Case: That's three days away.

Galloska: After that happens, the offers gone for the decreased price, all the stuff that the county is doing, and so then the financial hit to Glenns Ferry if we were to go after impact fees later on, so much more that it would be unattainable.

Janousek: (Inaudible).

Case: I think that's where the chaos would ensue. They obviously have a plan, a format, where we'd be starting from scratch to try to figure out how we're going to organize

Janousek: You're going to have an advisement committee to take care of six, eight, ten different counties versus having ten different committees for each, it'd be one unit covering everything.

Case: How would we get the word to them in enough time (inaudible)?

Acord: Just call them and say this is Glenns Ferry City and it would go through the minutes (inaudible).

Janousek: She's got it broke into two sections so, first five thousand dollars gets you a figure. Now if you get that figure and it doesn't meet what you think it should you don't have to pay the other five, you can just stop right there. There is that option.

Galloska: Are you aware of that Christy?

Acord: Yeah, we were all in the same meeting.

Hernandez: I think it's a great idea.

Thompson: Do you think there's enough potential going on in the community? We don't want to goof around with this do we?

Galloska: *I think we ought to make a motion that we go ahead with this. I am making a motion that we join the county, join Mountain Home.*

Case: Ok, I have a motion that we do want to do the impact fees. Do I have a second?

Hernandez: *I'll second.*

ROLL CALL:

Galloska: *Aye.*

Hernandez: *Aye.*

Thompson: *Aye.*

Case: *Aye.*

Item 14. DISCUSSION/MOTION: [ACTION ITEM] DEPARTMENT/COMMITTEE MEMBER REPORT:

- A. **Sheriff Office** – Sheriff Hollinshead/Lieutenant Burnett: Absent.
- B. **Fire Chief** – Derik Janousek: N/A
- C. **City Engineer** – Keller Associates, Inc. – Donn Carnahan, PE: N/A
- D. **Public Works** – Scott Nichols:

Nichols: (Slideshow) We're in the process of building the awning for the beautification of the shop, we had an opportunity to borrow this nice lift from an individual from town. There's our subcontractor advising. This is the (inaudible) to keep out of direct sunlight so we can use it in the future. This is some of our infrastructure. We put in a water meter for a new house. This is a meter that is covered in the ground on East Garfield. Here's the white pipe and you see the valve there.

Thompson: When was the last time anything was done there?

Janousek: There's about three inches thick on top of that.

Nichols: It's really hard to say when the last time anything was done on that. I imagine that valve was put in on East Garfield when they put in that gas line. The white pipe in the ground and the main line that we hot tapped into which is basically drilling a hole in a pressurized pipe that has water running through it. We cannot turn the water off one hundred and twenty psi without shutting multiple homes down to ensure that no bacteria gets into the water. This is the new home that they built on Custer on East Garfield. This is more of what we have to do with the equipment we have now which is the backhoe and is why I am pushing the excavator. We have to have such a large footprint for digging because as you can see that layer of black sand just below the metal pipe. That's the layer of black sand that Glenns Ferry is basically sitting on top of, so you have to dig a big hole to stay safe. There's another view facing east, that's East Garfield now digging a big hole just to safely put two men down the hole to repair the line. Here's another view of that valve that we should have access to so we can exercise and isolate water flow throughout our system. We don't want any lines dead so we don't have stagnant water so we have to have our lines in a loop, but in that loop there's isolation valves that we can work on currently. The isolation valves like that we'd have to shut down multiple blocks. Here's more of the bird's eye view of the awning that we are putting in that should be done this week. The correct tin was picked up today to put on to match the current roof that's on the building now. This is just a tip of the iceberg of what that building is going to look

like for next year. It'll be painted come springtime, there'll be a sign that says City Shop, a fence will be coming in a chain link fence. The other stuff is our lift station over east of town, we'll start construction on that, the new lift stations will be put in, the pump are going to be replace, the control panels are going to be replaced. We will not be grabbing that and feeding it under the railroad tracks to the sewer. Union Pacific basically said, you're not going through our railroad. So, we have Sweets coming in to put in a brand-new lift station, get everything up to date, new fence around. We've had a couple of close calls with that area and now that I've been in that system long enough to know that wastewater makes contact with the surface of the ground and DEQ is all over us. If that lift station quits like it has in the early days that whole area west of town Parkside and Bradbury starts overflowing so we've got to install up to date and working correctly. There's areas of town that's pretty much started on winterization. The irrigation water, you'll see some guys driving around on the backhoe working on streetlights and putting them back into service.

E. **Clerk/Treasurer** – Teresa Parsons:

Parsons: N/A

F. **Economic Development** – Christy Acord:

Acord: I've been asking questions about AARP Park so they can get the concrete for the bench pads (inaudible). Mr. Hance had another musical instrument that I will be taking to powder coat and we're going to work on some other things.

G. **Librarian** – Jennifer Trail:

Trail: I'm still collecting artwork for the bus, I reached out to the school's art teacher to try to get some submissions from them. Working on a Harry Potter Camp the week of Halloween so every day after school we'll do Harry Potter. Things are going well.

H. **Animal Control** – N/A

I. **Airport Manager** – Monty R. White: Absent.

J. **Historical Museum** – Donna Carnahan: Absent.

K. **Planning & Zoning** – Kt Carpenter: Absent.

Item 15. MAYOR AND CITY COUNCIL COMMENTS:

Thompson: N/A

Hernandez: N/A

Galloska: N/A

Item 16. ADJOURN: [ACTION ITEM]

Parsons: 7:25pm

Approved by the City Council: 10/26/2021

Monty R. White - Mayor

Attest: _____
Teresa Parsons - Clerk/Treasurer