

**CITY OF GARDEN CITY  
CITY COUNCIL MEETING MINUTES  
February 25, 2019  
5:15 P.M.**

**WORK SESSION CALL TO ORDER**

1. Mayor Evans called the work session to order at 5:15 p.m.

2. **ROLL CALL**

Council members Beaumont, Higgins and Souza were present. Councilmember Mitchell was absent.

Staff Present: Rick Allen, Lisa Leiby, Charles Wadams, Jenah Thornborrow and Colin Schmidt.

3. **MAYOR/COUNCIL REPORTS**

4. **OTHER**

- a. Maureen Brewer and Ann Farris presented a proposal for Garden City to participate in the Boise Schools Homeless Prevention Program.
- b. The council reviewed the proposed changes to the Garden City Employee Handbook.
- c. Jenah Thornborrow, Development Services Director, presented the proposed Resolution for ACHD's transportation needs list.
- d. Mayor Evans updated the council on the FEMA 205 flood program.
- e. Monthly staff reports were submitted in writing.

The meeting adjourned at 5:50 p.m.

**REGULAR COUNCIL MEETING CALL TO ORDER**

A. Mayor Evans called the meeting to order at 6:02 p.m.

**CLERK CERTIFIED MEETING NOTICE**

The meeting was noticed in accordance with Idaho Code 74-204.

**B. ROLL CALL**

Council members Beaumont, Higgins and Souza were present. Councilmember Mitchell was absent.

**C. PLEDGE OF ALLEGIANCE**

Mayor Evans led the Pledge of Allegiance.

**D. CHANGES TO AGENDA**

None

**E. CONSENT AGENDA**

1. Approval of Minutes February 11, 2019
2. Ratification of Accounts Payable Claims
3. EASFY2019-3; Sanitary Sewer Easement 106 W. 53<sup>rd</sup> St.
4. CUPFY2019-1; Lisa Cahill with The Arc Inc is requesting Conditional Use Permit approval of a Warehouse; Storage and Wholesale Use at 206 W. 38th Street Units E & F. The 0.689 acre site is located at 206 W. 38th St. Units E and F, Garden City, 83714; Ada County parcel Lot 8 Block H, Fairview Acres Sub No. 2. The property is within the General Commercial (C-2) zoning district and the Mixed Use Commercial Comprehensive Plan Land Use Designation.

**Action:** Councilmember Higgins moved to approve the consent agenda and Councilmember Beaumont seconded.

ROLL CALL VOTE:

Councilmember Beaumont	YES
Councilmember Higgins	YES
Councilmember Mitchell	Absent
Councilmember Souza	YES

The motion passed.

**F. SPECIAL BUSINESS**

1. The December 2019 financial statements were presented for review.

**G. ORDINANCES, RESOLUTIONS, CONTRACTS**

1. **PUBLIC HEARING - DSRFY2019-1; (Rescheduled from the 02/11/2018 City Council meeting)** David Ruby with The Architects Office, PLLC is requesting a approval of Single and Multi-Family new construction at 6265 N. Strawberry Glenn Rd., Garden City, 83714; Ada County parcel. The 5.00 acre property is within R-3 zoning district and the Medium Density Comprehensive Plan Land Use Designation.

Mayor Evans asked each council member if they had any conflicts to disclose regarding the action on DSRFY2019-1. There were none.

Sean O'Brien and Keith Wilson, Kennedy Wilson Group, presented the project on behalf of the applicant.

Jenah Thornborrow, Development Services Director, presented the staff report.

Mayor Evans opened the public hearing at 6:48 p.m.

The following individuals spoke:

Neutral:

Mike Dimmick, Flood Control 10 representative.

Opposed:

- 1 – Wendy Carver – Herbert, 8515 Atwater, Garden City
- 2 – Don Smith – 8714 Ringbill, Garden City
- 3 – Sarah Cox – 8291 Clubhouse, Garden City
- 4 – Minister Clark – 8990 Duck Lake, Garden City
- 5 – Justin Hagen – 8535 Atwater, Garden City
- 6 – Carrie Witt – 8525 Atwater, Garden City
- 7 – Marji Bass – 8271 Echo Falls, Garden City
- 8 – Charles Leffler – 8501 Clubhouse, Garden City
- 9 - Charles Kolin – 6044 Waterside, Garden City
- 10 – Larry Harrison – 8649 Atwater, Garden City
- 11 – Maudeane McKee – 8921 Duck Lake, Garden City
- 12 – Susan Mahoney – 8530 Atwater, Garden City
- 13 – Cindy Wyatt – 8286 Willowdale, Garden City
- 14 – Jeanne Jackson-Heim – 8550 Atwater, Garden City
- 15 – Greta Stunz – 5630 Willowlawn, Garden City
- 16 – Kathy Ellis – 8851 Duck Lake, Garden City, representing River Woods HOA 1&2.

Additional written documents were submitted into record opposing the project.

Rebuttal was provided by applicant representatives, Deborah Nelson and Keith Wilson.

Mayor Evans closed the public hearing at 8:27 p.m.

Mayor Evans review with the council with areas of City Code used for the basis of denial by the Design Review Committee:

The council came to the following conclusions for each section:

Section 8-3E-4B-4(a): not compliant

Section 8-3E-4B-4(b): compliant, issues has been resolved

Section 8-3E-4B-4(c): not compliant

There was not discussion on Section 8-3E-4A related to the 50' wetlands/critical habitat area setback.

City council had no disagreement with the State Code allowing the project to tile the ditch.

**Action:** Councilmember Higgins moved to sustain the decision of the Design Review Committee to deny the project and Councilmember Beaumont seconded.

The motion passed with a 3-0 audible vote.

**2. BLDFY2018-0137 Building Permit Extension Request at 3933 W. Chinden Blvd.**

**Action:** Councilmember Beaumont moved to deny the request for an extension of BLDFY2018-0137 and Councilmember Higgins seconded.

The motion passed with a 3-0 audible vote.

**3. Authorize Mayor Evans to enter into an agreement with Layne of Idaho for repairs to Well 13 for an amount not to exceed \$57,285.**

**Action:** Councilmember Higgins moved to authorize Mayor Evans to enter into an agreement with Layne of Idaho for repairs to well 13 for an amount not to exceed \$57,285 and Councilmember Beaumont seconded.

**ROLL CALL VOTE:**

Councilmember Higgins	YES
Councilmember Mitchell	Absent
Councilmember Souza	YES
Councilmember Beaumont	YES

The motion passed.

**4. RESOLUTION 1059-19; A RESOLUTION OF THE GARDEN CITY COUNCIL ADOPTING THE 2019 CITY OF GARDEN CITY TRANSPORTATION NEEDS LIST.**

**Action:** Councilmember Higgins moved to table Resolution 1059-19 to a date certain of 03/11/2019 and Councilmember Souza seconded.

The motion passed with a 3-0 audible vote.

**H. UNFINISHED BUSINESS**

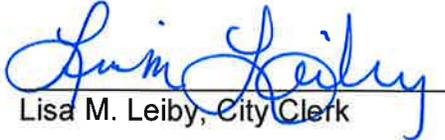
**I. NEW BUSINESS.**

**J. EXECUTIVE SESSION for the following purposes:**

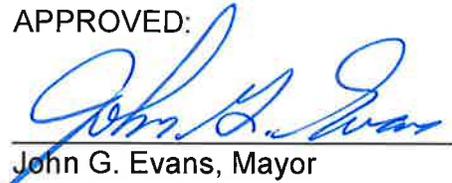
**K. ADJOURNMENT**

Councilmember Souza moved to adjourn and Councilmember Beaumont seconded. The motion passed with a 3-0 audible vote. The meeting adjourned at 9:08 p.m.

ATTEST:

  
Lisa M. Leiby, City Clerk

APPROVED:

  
John G. Evans, Mayor

